

# Blackburn Creek Community Development District

3501 Quadrangle Boulevard, Suite 270, Orlando, FL 32817

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[www.blackburncreekcdd.com](http://www.blackburncreekcdd.com)

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The meeting of the Board of Supervisors for the **Blackburn Creek Community Development District** will be held **Wednesday, June 8, 2022, at 11:30 a.m.** located at **5800 Lakewood Ranch Blvd, Sarasota, FL 34240**. The following is the proposed agenda for this meeting.

**Call in number: 1-844-621-3956**

**Passcode: 790 562 990 #**

## **BOARD OF SUPERVISORS' MEETING AGENDA**

### **Organizational Matters**

- Call to Order
- Roll Call
- Public Comment Period *[for any members of the public desiring to speak on any proposition before the Board]*

### **General Business Matters**

1. Consideration of the Minutes of the May 11, 2022, Board of Supervisors' Meeting
2. Consideration of the Minutes of the May 11, 2022 Auditor Selection Committee Meeting
3. District Engineer Presentation of Capital Projects Turnover and Completion Status
4. Ratification of Payment Authorization 177
5. Review of District Financial Statements

### **Other Business**

- Staff Reports
  - District Counsel
  - District Engineer
  - District Manager
- Audience Comments
- Supervisors Requests

### **Adjournment**



**BLACKBURN CREEK COMMUNITY  
DEVELOPMENT DISTRICT**

Consideration of the Minutes of the May 11,  
2022, Board of Supervisors' Meeting

**MINUTES OF MEETING**

**BLACKBURN CREEK COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS MEETING MINUTES  
Wednesday, May 11, 2022, at 12:00 p.m.  
5800 Lakewood Ranch Blvd., Sarasota, FL 34240**

Board Members Present via Speaker or in Person:

Kevin Johnson	Chairperson	
Jerald Dell	Vice Chairperson	
David Trast	Assistant Secretary	
Kirk Fegley	Assistant Secretary	(via phone)
Pete Williams	Assistant Secretary	

Also Present via Speaker or in Person:

Vivian Carvalho	District Manager- PFM Group Consulting LLC	
Venessa Ripoll	District Manager- PFM Group Consulting LLC	(via phone)
Rick Montejano	Accountant – PFM Group Consulting LLC	
Ed Vogler	District Counsel – Vogler Ashton	(via phone)
Bill Conerly	District Engineer – Kimley-Horn	
John Leinaweaver	Audience Member	
Dale Weidemiller	Audience Member	
John McKay	J.H. McKay, LLC	

**FIRST ORDER OF BUSINESS**

**Organizational Matters**

**Call to Order and Roll Call**

The Board of Supervisors' Meeting for Blackburn Creek CDD was called to order at 12:05 p.m. Ms. Carvalho proceeded with roll call and confirmed quorum to proceed with the meeting. Those in attendance are outlined above either in person or via speaker phone.

**Public Comment Period**

There were no public comments at this time.

**SECOND ORDER OF BUSINESS**

**General Business Matters**

**Review of Auditor Selection  
Committee Rankings & Selection  
of Auditor**

Ms. Carvalho explained the Auditor Selection Committee chose to rank Berger & Toombs as No. 1 and recommended to proceed with an engagement letter.

ON MOTION by Mr. Williams seconded by Mr. Johnson, with all in favor, the Board approved the Auditor Selection Committee Rankings & Selection of the Auditor of Berger & Toombs and proceed with an engagement letter.

**Consideration of the Minutes of  
the April 13, 2022, Board of  
Supervisors' Meeting**

The Board reviewed the Minutes of the April 13, 2022, Board of Supervisors' Meeting.

ON MOTION by Mr. Williams seconded by Mr. Trast, with all in favor, the Board approved the Minutes of the April 13, 2022, Board of Supervisors' Meeting.

**Consideration of the Minutes of  
the April 13, 2022, Auditor  
Selection Committee Meeting**

ON MOTION by Mr. Williams seconded by Mr. Dell, with all in favor, the Board approved the Minutes of the April 13, 2022, Auditor Selection Committee Meeting.

**Consideration of Resolution 2022-  
04, Approving a Preliminary  
Budget for Fiscal Year 2023 and  
Setting a Public Hearing Date  
[Suggested Hearing Date of  
August 10, 2022]**

Ms. Carvalho explained that the draft budget is assessing the same as last year, but the carried forward revenue was a decision based on a decision that the Board made concerning the percentage of the Stormwater as well as the hardscape section line item of the budget. The carried forward revenue might go up or down depending on how much the expenses are throughout the year.

Mr. Montejano explained that the previous carried forward was put in action. There was a money market that started May 2, 2022 along with the 3-month CDD. No big changes were made to current draft budget.

Ms. Carvalho clarified that if the Board proceed with the budget as is, the public hearing will be held where it will be adopted and finalized for the tax collector to assess. It was stated that the total net revenue is \$144,755.00 and is utilizing the carried forward revenue of \$98,246.94.

ON MOTION by Mr. Williams seconded by Mr. Johnson, with all in favor, the Board approved the Preliminary Budget as presented for Fiscal Year 2023 and Setting a Public Hearing Date for August 10, 2022 at this location at 11:30AM.

#### **District Engineer Presentation of Capital Projects Turnover and Completion Status**

Mr. Conerly stated that there are 3 outstanding environmental resource permits that are still being certified. The deficiency in certification are the record drawings for the projects. The phases of the projects have been submitted and they are coordinating with water management district, the contractor, and the surveyor to get the issue resolved. Over the past month, 3 out of 4 of the phases have been cleared. Mr. Conerly will be able to certify the fourth bond issuance and will be able to close that account. The second and third bond issuance will still have to be maintained and left open until the last 3 permits are certified. If the information is received this month by the contractor and surveyor, they should be able to close those accounts.

#### **Consideration of Resolution 2022- 05, Designating Board Member Seats for the Upcoming General Election**

Ms. Carvalho stated that the Seat 3 will be instated into the general election. During the general election in November, Seat 2, 3, and 4 will be up for residents to run. It was suggested that a specific Seat should be stated when running. The ad to run will be the first week of June to the second week of June. Mr. Williams recommended circulating an email to residents as well as the website to the Supervisor of Elections of Sarasota County by the end of May which has been done in the past.

Ms. Carvalho suggested a motion to approve the Resolution.

ON MOTION by Mr. Johnson, seconded by Mr. Williams, with all in favor, the Board approved the Resolution 2022-05, Designating Board Member Seats for the Upcoming General Election.

**Consideration of Resolution 2022-06, Revised Annual Meeting Schedule**

Ms. Carvalho explained the Board meeting times going forward would be changed to 11:30 a.m. if approved due to conflict with the meeting space and availability.

ON MOTION by Mr. Johnson, seconded by Mr. Trast, with all in favor, the Board approved the Resolution 2022-06, Revised Annual Meeting Schedule for the remainder of FY 2023 for 11:30AM on the 2<sup>nd</sup> Wednesday of the month.

**Consideration of the Stormwater Needs Analysis Report [under separate cover]**

Ms. Carvalho explained that the first report is due on June 30, 2022, and then subsequently every 5 years, the report must be completed per recent State Statutes.

Mr. Johnson inquired if the process would be impacted if a portion of the Stormwater Management System has not been certified. Mr. Vogler stated that the conditions at the time will need to be disclosed and a statement of what actions are being taken to close out the transfer.

ON MOTION by Mr. Williams, seconded by Mr. Johnson, with all in favor, the Board approved to proceed with the Stormwater Needs Analysis Report proposal and will accept it once completed.

**Discussion of the Bond Number(s), Initial Amount, Bond Rate, Issuance Date, Term Date, and Principal Balance for FY 2022 [under separate cover]**

It was suggested that this document be brought during the month of May of every year. A digital copy will be circulated to the Board.

**Letter from Supervisor of Elections- Sarasota County**

Ms. Carvalho stated that as of April 20, 2022, the total number of qualified electors is 2,194.

ON MOTION by Mr. Johnson, seconded by Mr. Williams, with all in favor, the Board approved the Letter from Supervisor of Elections- Sarasota County.

**Ratification of Payment Authorizations 175-176**

ON MOTION by Mr. Williams, seconded by Mr. Dell, with all in favor, the Board ratified the Payment Authorizations 175-176.

**Review of District Financial Statements**

The Board reviewed the District Financial Statements through April 30, 2022.

ON MOTION by Mr. Johnson, seconded by Mr. Williams, with all in favor, the Board accepted the District Financial Statements.

**Staff Reports**

**District Counsel** – No report

**District Engineer** – No report

**District Manager** – Ms. Carvalho noted the next meeting is scheduled for June 8, 2022, at the new time of 11:30 a.m.

**FOURTH ORDER OF BUSINESS**

**Audience Comments and Supervisors Requests**

There were no further audience comments or supervisor requests.

**FIFTH ORDER OF BUSINESS**

**Adjournment**

There was no additional business to discuss. Ms. Carvalho requested a motion to adjourn.

ON MOTION by Mr. Trast, seconded by Mr. Dell, with all in favor, the May 11, 2022, Meeting of the Board of Supervisors of the Blackburn Creek Community Development District was adjourned at 12:29 p.m.

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

\_\_\_\_\_  
Chairperson/Vice Chairperson



**BLACKBURN CREEK COMMUNITY  
DEVELOPMENT DISTRICT**

Consideration of the Minutes of the May 11,  
2022 Auditor Selection Committee Meeting

**MINUTES OF MEETING**

**BLACKBURN CREEK COMMUNITY DEVELOPMENT DISTRICT  
AUDITOR SELECTION COMMITTEE MEETING  
Wednesday, May 11, 2022, at 12:00 PM  
5800 Lakewood Ranch Blvd., Sarasota, FL 34240**

Committee Members Present via Speaker or in Person:

David Trast	Committee Member	
Jerald Dell	Committee Member	
Pete Williams	Committee Member	
Kevin Johnson	Committee Member	
Kirk Fengley	Committee Member	(via phone)

Also Present via Speaker or in Person:

Vivian Carvalho	District Manager-PFM Group Consulting LLC	
Venessa Ripoll	District Manager- PFM Group Consulting LLC	(via phone)
Rick Montejano	Accountant- PFM Group Consulting LLC	
Ed Vogler	District Counsel- Vogler Ashton	(via phone)
John Leinaweaver	Audience Member	
Dale Weidemiller	Audience Member	

**FIRST ORDER OF BUSINESS**

**Call to Order and Roll Call**

Ms. Carvalho called to order the meeting of the Auditor Selection Committee of the Blackburn Creek Community Development District at 12:01 p.m. and proceeded with roll call. The Committee Members and Staff in attendance are outlined above.

**Public Comment Period**

There were comments from the public.

**SECOND ORDER OF BUSINESS**

**Business Matters**

**Review of Auditing Services  
Proposals  
a) Grau & Associates**

**b) Berger, Toombs, Elam, Gaines & Frank**

Ms. Carvalho stated that there was a total of 2 (two) companies that submitted a proposal for consideration starting for the FY 2022 with the option of 2 (two) years renewal. Grau & Associates came in at \$18,600.00 and Berger & Toombs came in at \$12,255.00. For a result as follows:

Grau & Associates 89.6 points ranking them #2  
Berger, Toombs 100 points ranking them # 1

**Ranking of Auditing Services Proposals**

Ms. Carvalho suggested a motion to approve Berger & Toombs as ranking #1 for the Auditing Services.

On MOTION by Mr. Williams, seconded by Mr. Johnson, with all in favor, the Auditor Selection Committee approved the ranking #1 Auditing Services Proposal from Berger, Toombs, Elam, Gaines, and Frank.

**THRID ORDER OF BUSINESS**

**Adjournment**

There were no other questions or comments. Ms. Carvalho requested a motion to adjourn.

On MOTION by Mr. Williams, seconded by Mr. Johnson, with all in favor, the May 11, 2022, Auditor Selection Committee Meeting for the Blackburn Creek Community Development District was adjourned at 12:04 p.m.

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

\_\_\_\_\_  
Chairperson / Vice Chairperson

# **BLACKBURN CREEK COMMUNITY DEVELOPMENT DISTRICT**

District Engineer Presentation of Capital  
Projects Turnover and Completion Status

**BLACKBURN CREEK COMMUNITY  
DEVELOPMENT DISTRICT**

Ratification of Payment Authorization 177

**BLACKBURN CREEK COMMUNITY DEVELOPMENT DISTRICT**

**Payment Authorization 177**

<b>PA #</b>	<b>Description</b>	<b>Amount</b>	<b>Total</b>
<b>177</b>	<b>CA Florida Holdings</b>	\$ 1,179.75	
	<b>Carr, Riggs &amp; Ingram</b>	\$ 1,000.00	
	<b>Supervisor Fees - Meeting</b>	\$ 200.00	
		\$ 200.00	
		\$ 200.00	
		\$ 200.00	
		\$ 200.00	
	<b>VGlobalTech</b>	\$ 300.00	
		\$ 135.00	
	<b>Vogler Ashton</b>	\$ 135.00	
			<b>\$3,749.75</b>
		<b>Total</b>	<b>\$3,749.75</b>

## Rick Montejano

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**From:** Kevin Johnson <johnsonkmrj@gmail.com>  
**Sent:** Tuesday, May 17, 2022 6:14 AM  
**To:** Rick Montejano  
**Subject:** Re: PA 177 - Blackburn Creek

**ALERT:** This message is from an external source. **BE CAUTIOUS** before clicking any link or attachment

Rick,  
Approved for payment for attached Payment Authorization #177.  
regards  
Kevin

On Tue, May 17, 2022 at 12:52 AM Rick Montejano <[montejanor@pfm.com](mailto:montejanor@pfm.com)> wrote:

Kevin –

Please look over the latest invoices attached and let me know if you have any questions prior to approval.

Thanks,

Rick Montejano

District Accountant

PFM Group Consulting LLC

407.723.5900 ext. 5951

[3501 Quadrangle Blvd., Suite 270 | Orlando, FL 32817](#)

[MontejanoR@pfm.com](mailto:MontejanoR@pfm.com)

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Kevin Johnson

**BLACKBURN CREEK  
COMMUNITY DEVELOPMENT DISTRICT**

**Payment Authorization No. 177**

5/16/2022

Item No.	Payee	Invoice No.	General Fund
<b>1</b>	<b>CA Florida Holdings</b> Legal Ads on 4/6, 4/25/22 (Ad: 7047964/7198013)	4549479	\$ 1,179.75
<b>2</b>	<b>Carr, Riggs &amp; Ingram</b> FY2021 Audit (second billing)	17359990	\$ 1,000.00
<b>3</b>	<b>Supervisor Fees - 4/13/2022 Meeting</b>		
	David Trast	2022.05.11	\$ 200.00
	Pete Williams	2022.05.11	\$ 200.00
	Kirk Fegley	2022.05.11	\$ 200.00
	Kevin Johnson	2022.05.11	\$ 200.00
	Jerald Dell	2022.05.11	\$ 200.00
<b>4</b>	<b>VGlobalTech</b>		
	ADA Quarterly Audit (Jan-Mar)	3725	\$ 300.00
	Website Maintenance - April 2022	3804	\$ 135.00
	Website Maintenance - May 2022	3884	\$ 135.00
<b>TOTAL</b>			<b>\$ 3,749.75</b>

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

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



**BLACKBURN CREEK COMMUNITY  
DEVELOPMENT DISTRICT**

Review of District Financial Statements

**Blackburn Creek CDD**  
**Statement of Financial Position**  
As of 4/30/2022

	General Fund	Debt Service Fund 2013 & 2019*	Debt Service Fund - 2015A1&A2	Debt Service Fund - 2018	Capital Projects Fund 2013 & 2019*	Capital Projects Fund - 2015A	Capital Projects Fund - 2018A	Long Term Debt Group	Total
<u>Assets</u>									
<u>Current Assets</u>									
General Checking Account	\$198,780.09								\$198,780.09
Assessments Receivable	454.31								454.31
Prepaid Expenses	3,447.05								3,447.05
Assessments Receivable		\$1,802.43							1,802.43
Debt Service Reserve 2013A Bond		171,575.00							171,575.00
Debt Service Reserve 2019A Bond		91,809.05							91,809.05
Revenue 2013A Bond		239,486.33							239,486.33
Revenue 2019A Bond		85,833.01							85,833.01
Interest A1 Bond		124,800.06							124,800.06
Interest 2019A1 Bond		86,617.50							86,617.50
Interest 2019A2 Bond		39,340.00							39,340.00
Prepayment 2013A Bond		3,303.06							3,303.06
Sinking Fund 2013A Bond		95,000.04							95,000.04
Sinking Fund 2019A1 Bond		50,000.00							50,000.00
Sinking Fund 2019A2 Bond		20,000.00							20,000.00
Assessments Receivable			\$1,240.08						1,240.08
Debt Service Reserve 2015A1 Bond			228,000.00						228,000.00
Debt Service Reserve 2015A2 Bond			82,343.75						82,343.75
Revenue 2015A Bond			226,705.22						226,705.22
Interest 2015A1 Bond			88,487.50						88,487.50
Interest 2015A2 Bond			31,093.75						31,093.75
Prepayment 2015A1 Bond			2,031.72						2,031.72
Prepayment 2015A2 Bond			3,650.59						3,650.59
Sinking Fund 2015A1 Bond			50,000.00						50,000.00
Sinking Fund 2015A2 Bond			20,000.00						20,000.00
Revenue 2018A Bond				\$375,616.35					375,616.35
Interest 2018A1 Bond				263,107.50					263,107.50
Sinking Fund 2018A1 Fund				149,000.00					149,000.00
Prepayment 2018A1 Bond				72,410.65					72,410.65
Debt Service Reserve 2018A1 Bond				242,724.63					242,724.63
Interest 2018A2 Bond				49,206.00					49,206.00
Sinking Fund 2018A2 Bond				26,000.00					26,000.00
Prepayment 2018A2 Bond				16,882.11					16,882.11
Assessments Receivable				1,893.74					1,893.74
Acquisition/Construction 2019A Bond					\$386,280.64				386,280.64
Acquisition/Construction 2015A Bond						\$138,533.24			138,533.24
Acquisition/Construction 2018A Bond							\$143,299.97		143,299.97
Total Current Assets	<u>\$202,681.45</u>	<u>\$1,009,566.48</u>	<u>\$733,552.61</u>	<u>\$1,196,840.98</u>	<u>\$386,280.64</u>	<u>\$138,533.24</u>	<u>\$143,299.97</u>	<u>\$ -</u>	<u>\$3,810,755.37</u>

**Blackburn Creek CDD**  
Statement of Financial Position  
As of 4/30/2022

	General Fund	Debt Service Fund 2013 & 2019*	Debt Service Fund - 2015A1&A2	Debt Service Fund - 2018	Capital Projects Fund 2013 & 2019*	Capital Projects Fund - 2015A	Capital Projects Fund - 2018A	Long Term Debt Group	Total
<b>Investments</b>									
Amount Available in Debt Service Funds								\$2,935,023.82	\$2,935,023.82
Amount To Be Provided								20,378,976.18	20,378,976.18
Total Investments	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$23,314,000.00	\$23,314,000.00
<b>Total Assets</b>	<b>\$202,681.45</b>	<b>\$1,009,566.48</b>	<b>\$733,552.61</b>	<b>\$1,196,840.98</b>	<b>\$386,280.64</b>	<b>\$138,533.24</b>	<b>\$143,299.97</b>	<b>\$23,314,000.00</b>	<b>\$27,124,755.37</b>
<b>Liabilities and Net Assets</b>									
<b>Current Liabilities</b>									
Deferred Revenue	\$454.31								\$454.31
Deferred Revenue		\$1,802.43							1,802.43
Deferred Revenue			\$1,240.08						1,240.08
Deferred Revenue				\$1,893.74					1,893.74
Total Current Liabilities	\$454.31	\$1,802.43	\$1,240.08	\$1,893.74	\$ -	\$ -	\$ -	\$ -	\$5,390.56
<b>Long Term Liabilities</b>									
Revenue Bonds Payable - Long-Term								\$23,314,000.00	\$23,314,000.00
Total Long Term Liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$23,314,000.00	\$23,314,000.00
<b>Total Liabilities</b>	<b>\$454.31</b>	<b>\$1,802.43</b>	<b>\$1,240.08</b>	<b>\$1,893.74</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$23,314,000.00</b>	<b>\$23,319,390.56</b>
<b>Net Assets</b>									
Net Assets, Unrestricted	(\$3,421.82)								(\$3,421.82)
Net Assets - General Government	147,400.25								147,400.25
Current Year Net Assets - General Government	58,248.71								58,248.71
Net Assets, Unrestricted		\$717,632.75							717,632.75
Current Year Net Assets, Unrestricted		290,131.30							290,131.30
Net Assets, Unrestricted			\$549,004.07						549,004.07
Current Year Net Assets, Unrestricted			183,308.46						183,308.46
Net Assets, Unrestricted				\$860,738.07					860,738.07
Current Year Net Assets, Unrestricted				334,209.17					334,209.17
Net Assets, Unrestricted					\$397,423.54				397,423.54
Current Year Net Assets, Unrestricted					(11,142.90)				(11,142.90)
Net Assets, Unrestricted						\$140,748.33			140,748.33
Current Year Net Assets, Unrestricted						(2,215.09)			(2,215.09)
Net Assets, Unrestricted							\$149,356.37		149,356.37
Current Year Net Assets, Unrestricted							(6,056.40)		(6,056.40)
<b>Total Net Assets</b>	<b>\$202,227.14</b>	<b>\$1,007,764.05</b>	<b>\$732,312.53</b>	<b>\$1,194,947.24</b>	<b>\$386,280.64</b>	<b>\$138,533.24</b>	<b>\$143,299.97</b>	<b>\$ -</b>	<b>\$3,805,364.81</b>
<b>Total Liabilities and Net Assets</b>	<b>\$202,681.45</b>	<b>\$1,009,566.48</b>	<b>\$733,552.61</b>	<b>\$1,196,840.98</b>	<b>\$386,280.64</b>	<b>\$138,533.24</b>	<b>\$143,299.97</b>	<b>\$23,314,000.00</b>	<b>\$27,124,755.37</b>

\*For the purpose of fitting the financials onto one sheet across, Series 2013 & 2019 have been combined into one column.

**Blackburn Creek CDD**  
**Statement of Activities**  
As of 4/30/2022

	General Fund	Debt Service Fund 2013 & 2019*	Debt Service Fund - 2015A1&A2	Debt Service Fund - 2018	Capital Projects Fund 2013 & 2019*	Capital Projects Fund - 2015A	Capital Projects Fund - 2018	Long Term Debt Group	Total
<b>Revenues</b>									
On-Roll Assessments	\$112,285.45								\$112,285.45
Off-Roll Assessments	24,141.39								24,141.39
On-Roll Assessments		\$445,483.42							445,483.42
Off-Roll Assessments		160,621.65							160,621.65
Inter-Fund Group Transfers In		1,710.66							1,710.66
On-Roll Assessments			\$306,493.28						306,493.28
Off-Roll Assessments			18,729.63						18,729.63
Inter-Fund Group Transfers In			(1,710.66)						(1,710.66)
On-Roll Assessments				\$468,047.90					468,047.90
Off-Roll Assessments				220,728.90					220,728.90
Other Assessments				107,227.62					107,227.62
<b>Total Revenues</b>	<b>\$136,426.84</b>	<b>\$607,815.73</b>	<b>\$323,512.25</b>	<b>\$796,004.42</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$1,863,759.24</b>
<b>Expenses</b>									
Supervisor Fees	\$7,000.00							-	\$7,000.00
Public Officials' Insurance	2,633.00								2,633.00
Trustee Services	13,958.13								13,958.13
Management	19,250.00								19,250.00
Dissemination Agent	7,500.00								7,500.00
District Counsel	3,446.00								3,446.00
Assessment Administration	15,000.00								15,000.00
Reamortization Schedules	500.00								500.00
Audit	2,000.00								2,000.00
Postage & Shipping	65.92								65.92
Legal Advertising	1,641.75								1,641.75
Miscellaneous	125.00								125.00
Office Supplies	20.33								20.33
Web Site Maintenance	1,060.00								1,060.00
Dues, Licenses, and Fees	175.00								175.00
General Insurance	3,803.00								3,803.00
Principal Payment - 2013A1, 2019A1		\$65,000.00							65,000.00
Interest Payments - 2013A1, 2019A1		213,367.50							213,367.50
Interest Payments - 2019A2		39,340.00							39,340.00
Principal Payments - 2015A1 bond			\$20,000.00						20,000.00
Interest Payments - 2015A1 bond			89,125.00						89,125.00
Interest Payments - 2015A2 bond			31,093.75						31,093.75
Principal Payment - 2018A1 Bond				\$105,000.00					105,000.00
Principal Payment - 2018A2 Bond				40,000.00					40,000.00
Interest Payment - 2018A1 Bond				266,135.50					266,135.50
Interest Payment - 2018A2 Bond				50,681.00					50,681.00

**Blackburn Creek CDD**  
**Statement of Activities**  
As of 4/30/2022

	General Fund	Debt Service Fund 2013 & 2019*	Debt Service Fund - 2015A1&A2	Debt Service Fund - 2018	Capital Projects Fund 2013 & 2019*	Capital Projects Fund - 2015A	Capital Projects Fund - 2018	Long Term Debt Group	Total
Engineering					\$11,152.74				11,152.74
Engineering						\$2,218.60			2,218.60
Engineering							\$6,060.07		6,060.07
Total Expenses	\$78,178.13	\$317,707.50	\$140,218.75	\$461,816.50	\$11,152.74	\$2,218.60	\$6,060.07	\$ -	\$1,017,352.29
<b><u>Other Revenues (Expenses) &amp; Gains (Losses)</u></b>									
Interest Income		\$20.95							\$20.95
Dividend Income		2.12							2.12
Interest Income			\$14.96						14.96
Interest Income				\$21.25					21.25
Interest Income					\$9.84				9.84
Interest Income						\$3.51			3.51
Interest Income							\$3.67		3.67
Total Other Revenues (Expenses) & Gains (Losses)	\$ -	\$23.07	\$14.96	\$21.25	\$9.84	\$3.51	\$3.67	\$ -	\$76.30
<b>Change In Net Assets</b>	\$58,248.71	\$290,131.30	\$183,308.46	\$334,209.17	(\$11,142.90)	(\$2,215.09)	(\$6,056.40)	\$ -	\$846,483.25
<b>Net Assets At Beginning Of Year</b>	\$143,978.43	\$717,632.75	\$549,004.07	\$860,738.07	\$397,423.54	\$140,748.33	\$149,356.37	\$ -	\$2,958,881.56
<b>Net Assets At End Of Year</b>	\$202,227.14	\$1,007,764.05	\$732,312.53	\$1,194,947.24	\$386,280.64	\$138,533.24	\$143,299.97	\$ -	\$3,805,364.81

\*For the purpose of fitting the financials onto one sheet across, Series 2013 & 2019 have been combined into one column.

**Blackburn Creek CDD**  
 Budget to Actual  
 For the Month Ending 4/30/2022

	Year To Date			FY 2022 Adopted Budget
	Actual	Budget	Variance	
<b><u>Revenues</u></b>				
On-Roll Assessments	\$ 112,285.45	\$ 84,440.44	\$ 27,845.01	\$ 144,755.00
Off-Roll Assessments	24,141.39	-	24,141.39	-
Carry Forward Revenue	143,658.17	64,788.50	78,869.67	111,065.97
<b>Net Revenues</b>	<b><u>\$280,085.01</u></b>	<b><u>\$149,228.94</u></b>	<b><u>\$130,856.07</u></b>	<b><u>\$255,820.97</u></b>
<b><u>General &amp; Administrative Expenses</u></b>				
Supervisor Fees	\$ 7,000.00	\$ 7,000.00	\$ -	\$ 12,000.00
Public Officials' Insurance	2,633.00	1,516.69	(1,116.31)	2,600.00
Trustee Services	13,958.13	9,333.31	(4,624.82)	16,000.00
Management	19,250.00	19,250.00	-	33,000.00
Engineering	-	5,833.31	5,833.31	10,000.00
Dissemination Agent	7,500.00	8,750.00	1,250.00	15,000.00
District Counsel	3,446.00	11,666.69	8,220.69	20,000.00
Assessment Administration	15,000.00	8,750.00	(6,250.00)	15,000.00
Reamortization Schedules	500.00	583.31	83.31	1,000.00
Audit	2,000.00	2,625.00	625.00	4,500.00
Arbitrage Calculation	-	583.31	583.31	1,000.00
Postage & Shipping	65.92	262.50	196.58	450.00
Legal Advertising	1,641.75	2,041.69	399.94	3,500.00
Bank Fees	-	145.88	145.81	250.00
Miscellaneous	125.00	116.69	(8.31)	200.00
Office Supplies	20.33	145.81	125.48	250.00
Web Site Maintenance	1,060.00	1,575.00	515.00	2,700.00
Dues, Licenses, and Fees	175.00	102.06	(72.94)	175.00
Stormwater Management	-	46,839.45	46,839.45	80,296.18
General Insurance	3,803.00	2,190.44	(1,612.56)	3,755.00
General Repair & Maintenance	-	1,093.75	1,093.75	1,875.00
Hardscape Maintenance	-	18,824.05	18,824.05	32,269.79
<b>Total General &amp; Administrative Expenses</b>	<b><u>\$ 78,178.13</u></b>	<b><u>\$ 149,228.94</u></b>	<b><u>\$ 71,050.74</u></b>	<b><u>\$ 255,820.97</u></b>
<b>Total Expenses</b>	<b><u>\$ 78,178.13</u></b>	<b><u>\$ 149,228.94</u></b>	<b><u>\$ 71,050.74</u></b>	<b><u>\$ 255,820.97</u></b>
<b>Net Income (Loss)</b>	<b><u>\$ 201,906.88</u></b>	<b><u>\$ -</u></b>	<b><u>\$ 59,805.33</u></b>	<b><u>\$ -</u></b>