

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 3434 COLWELL AVENUE · SUITE 200 · TAMPA, FLORIDA 33614

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

**BOARD OF SUPERVISORS
MEETING
JULY 28, 2015**

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT AGENDA JULY 28, 2015 9:30 a.m.

Cordoba Ranch Model Center located at
2516 Cordoba Ranch Blvd. Lutz, FL 33559

District Board of Supervisors	Barry Karpay Garth Noble Heather Jaxheimer-Mills Matt Lovo Rick Woodley	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Joseph Roethke	Rizzetta & Company, Inc.
District Counsel	Vivek Babbar or Tracy Robin	Straley & Robin
District Engineer	Todd Amaden	Landmark Engineering, LLC

All Cellular phones and pagers must be turned off while in the meeting room.

The District Agenda is comprised of five different sections:

The meeting will begin promptly at **9:30 a.m.** with the first section which is called **Audience Comments**. The Audience Comment portion of the agenda is where individuals may comment on matters that concern the District. Each individual is limited to three (3) minutes for such comment. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted. IF THE COMMENT CONCERNS A MAINTENANCE RELATED ITEM, THE ITEM WILL NEED TO BE ADDRESSED BY THE DISTRICT MANAGER OUTSIDE THE CONTEXT OF THIS MEETING. The second section is called **Business Administration**. The Business Administration section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The third section is called **Business Items**. The business items section contains items for approval by the District Board of Supervisors that may require discussion, motion and votes on an item-by-item basis. The fourth section is called **Staff Reports**. This section allows the District Manager, Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action. Occasionally, certain items for decision within this section are required by Florida Statute to be held as a Public Hearing. During the Public Hearing portion of the agenda item, each member of the public will be permitted to provide one comment on the issue, prior to the Board of Supervisors' discussion, motion and vote. Agendas can be reviewed by contacting the Manager's office at (813) 933-5571 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The final section is called **Supervisor Requests**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet residential needs.

Public workshops sessions may be advertised and held in an effort to provide informational services. These sessions allow staff or consultants to discuss a policy or business matter in a more informal manner and allow for lengthy presentations prior to scheduling the item for approval. Typically no motions or votes are made during these sessions.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 933-5571, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

Any person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same 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 the appeal is to be based.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT
DISTRICT OFFICE • 3434 COLWELL AVENUE • SUITE 200 • TAMPA, FL 33614

Board of Supervisors
Cordoba Ranch Community
Development District

July 20, 2015

AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Cordoba Ranch Community Development District will be held on **Tuesday, July 28, 2015 at 9:30 a.m.** at the Cordoba Ranch Model Center located at 2516 Cordoba Ranch Blvd, Lutz, FL 33559. The following is the agenda for the meeting.

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS**
- 3. BUSINESS ADMINISTRATION**
 - A. Consideration of the Minutes of the Board of Supervisors' Regular Meeting held on June 23, 2015Tab 1
 - B. Consideration of Operation and Maintenance Expenditures for June 2015Tab 2
- 4. BUSINESS ITEMS**
 - A. Pond Update.....Tab 3
 - B. Landscaping Update
 - C. Public Hearing of Fiscal Year 2015-2016 BudgetTab 4
 - i. Consideration of Resolution 2015-04, Adopting Final BudgetTab 5
 - ii. Consideration of Resolution 2015-05, Imposing Special AssessmentsTab 6
 - D. Consideration of Tree Care Proposal from ValleyCrestTab 7
 - E. Discussion Regarding the Usage of Golf Carts within the Community
 - F. Presentation of Audit for FY Ending 2014Tab 8
 - G. Consideration of Recommendation of Audit Review Committee
- 5. STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - C. District Manager
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 933-5571.

Sincerely,

Joseph Roethke

Joseph Roethke
District Manager

Tab 1

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that 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.

**CORDOBA RANCH
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Cordoba Ranch Community Development District was held on **Tuesday, June 23, 2015 at 9:32 a.m.** at the Cordoba Ranch Model Center located at 2516 Cordoba Ranch Blvd, Lutz, FL 33559.

Present and constituting a quorum:

Barry Karpay	Board Supervisor, Chairman
Garth Noble	Board Supervisor, Vice Chairman
Rick Woodley	Board Supervisor, Assistant Secretary
Heather Jaxheimer-Mills	Board Supervisor, Assistant Secretary

Also present was:

Joseph Roethke	District Manager, Rizzetta & Company, Inc.
Tracy Robin	District Counsel, Straley & Robin <i>(via phone)</i>
Debi Hudrlik	Standard Pacific Homes <i>(via phone)</i>
Todd Amaden	Landmark Engineering <i>(via phone)</i>

FIRST ORDER OF BUSINESS

Call to Order

Mr. Roethke called the meeting to order and read roll call.

SECOND ORDER OF BUSINESS

Audience Comments

There were no Audience members present.

THIRD ORDER OF BUSINESS

**Consideration of the Minutes of the Board
of Supervisors' Regular Meeting held on
May 26, 2015**

On a Motion by Mr. Noble, seconded by Mr. Karpay, with all in favor, the Board approved the Minutes from the Board of Supervisors' Regular Meeting held on May 26, 2015 for Cordoba Ranch Community Development District.

FOURTH ORDER OF BUSINESS

**Consideration of the Operation and
Maintenance Expenditures for May 2015**

On a Motion by Mr. Karpay, seconded by Mr. Noble, with all in favor, the Board ratified the Operation and Maintenance Expenditures for May 2015 (\$26,917.14) for Cordoba Ranch Community Development District.

(Ms. Jaxheimer-Mills arrived while meeting in progress at 9:34 a.m.)

FIFTH ORDER OF BUSINESS

Pond Update

Mr. Roethke reviewed the pond maintenance report with the Board. Included with the report is a proposal for aquatic plantings, which Mr. Roethke presented for the Board's review.

A discussion ensued regarding the details of this proposal. No Board action was taken at this time, but Standard Pacific may be willing to provide a contribution toward this plant installation. This proposal will be revisited at a future meeting.

SIXTH ORDER OF BUSINESS

Review of Pond Easements

Mr. Roethke reviewed a list of pond easements provided by the District Engineer with the Board. Ms. Hudrlik confirmed with the Board that there are currently no approved homeowner fences in these easements, and she will update the board if any requests are submitted in the future.

SEVENTH ORDER OF BUSINESS

Landscaping Update

Mr. Roethke updated the Board on the current status of any landscaping issues. Ms. Hudrlik mentioned that there is a section of common area behind 17920 Howsmoor Place that is in need of bahia sod. Mr. Roethke will get a proposal from Valley Crest.

EIGHTH ORDER OF BUSINESS

**Consideration of Proposal for Landscaping
Maintenance Specification Development**

Mr. Roethke presented a proposal for Landscape Maintenance Specification Development, which would be an operations service for running an informal Invitation-to-Quote for landscape & irrigation maintenance. The Board took no action on this proposal at this time and it will be revisited after new landscaping installations are ready to take place by Standard Pacific.

NINTH ORDER OF BUSINESS

Consideration of Amended Entrance Gate Policies

Mr. Roethke provided amended entrance gate policies to the Board for their review. Mr. Robin added comments regarding the details of this policy document and entertained various questions from the Board. Mr. Karpay would like to include the hours that the gates will be open for construction and sales purposes. Mr. Robin will have this change made.

On a Motion by Ms. Jaxheimer-Mills, seconded by Mr. Woodley, with all in favor, the Board approved amended entrance gate policies in substantial form, with final review by the Board Chair.

TENTH ORDER OF BUSINESS

Consideration of Proposed Entrance Gate Access Sticker Policy

Mr. Roethke provided a proposed entrance gate access sticker policy to the Board for their review. Mr. Robin added comments regarding the details of this policy document.

On a Motion by Mr. Karpay, seconded by Mr. Woodley, with all in favor, the Board approved the gate access sticker policy.

ELEVENTH ORDER OF BUSINESS

Presentation of Registered Voter Count

Mr. Roethke provided the registered voter count to the Board, which is 51 as of April 15, 2015.

TWELFTH ORDER OF BUSINESS

Discussion Regarding the Usage of Golf Carts within the Community

A discussion ensued regarding the usage of the golf carts within Cordoba Ranch CDD. Ms. Hudrlik discussed potential issues with enforcement of such a policy. Mr. Robin and Ms. Hudrlik suggested incorporating this rule into the CCR's of the HOA.

A discussion ensued regarding how to handle this type of restriction. Mr. Karpay asked Mr. Roethke to research this type of policy and report to the Board if there are any other communities that have a golf cart policy. The Board agreed that the CDD should comply with all state and local laws regarding golf cart usage on county roads.

THIRTEENTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel**
No report.

B. District Engineer

No report.

C. District Manager

Mr. Roethke noted that the next regular scheduled meeting (Final Budget) will be held on Tuesday, July 28, 2015 at 9:30 a.m. at the Cordoba Ranch Model Center, located at 2516 Cordoba Ranch Boulevard, Lutz, Florida 33559.

Mr. Roethke presented proposals from Site Masters and T&R painting for roundabout repair of damaged planter wall. A discussion ensued regarding the details of each proposal.

On a Motion by Mr. Woodley, seconded by Mr. Karpay, with all in favor, the Board approved the proposal from Site Masters for roundabout wall repairs at a cost of \$1,200.00.

FOURTEENTH ORDER OF BUSINESS

Supervisor Requests

Ms. Hudrlik asked about the status of the EPC report for wetland mitigation.

Ms. Hudrlik asked about street light outages. This is being taken care of monthly.

Ms. Hudrlik asked about additional street lighting at entrance. Mr. Noble will research.

Ms. Hudrlik asked about fence around ponds. CDD Board does not want to add a fence around any ponds.

FIFTEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Noble, seconded by Ms. Jaxheimer-Mills, with all in favor, the Board adjourned the meeting at 10:44 a.m. for Cordoba Ranch Community Development District.

Secretary/Assistant Secretary

Chairman/Vice Chairman

Tab 2

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 3434 COLWELL AVENUE · SUITE 200 · TAMPA, FL 33614

Operation and Maintenance Expenditures June 2015 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from June 1, 2015 through June 30, 2015. This does not include expenditures previously approved by the Board.

The total items being presented: **\$26,067.65**

Approval of Expenditures:

_____ Chairman

_____ Vice Chairman

_____ Assistant Secretary

Cordoba Ranch Community Development District
Paid Operation & Maintenance Expenditures
June 1, 2015 Through June 30, 2015

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Envera Systems	001448	640184	Gate Access Monitoring 07/15	\$ 975.00
Jerry Richardson	001442	51515	Monthly Hog Removal Services 05/15	\$ 1,200.00
Mandy Electric, Inc.	001449	11898	Electric Services	\$ 575.00
McDirmit, Davis & Company, LLC	001450	29716	Audit Services FYE 09/30/14	\$ 4,500.00
Rizzetta & Company, Inc.	001443	1630	District Management Fees 06/15	\$ 3,776.75
Straley & Robin	001444	12179	General/Monthly Legal Services 05/15	\$ 1,567.42
Tampa Electric Company	001445	Summary 05/15	Electric Summary 05/15	\$ 5,348.74
The Mailbox Medic, LLC	001446	053115 The Mailbox Medic	Street Light Check	\$ 37.50
ValleyCrest Landscape Maintenance	001451	4769283	Grounds Maintenance 05/15	\$ 7,962.25
Verizon	001447	0671704134 06/15	Acct# 0671704134 06/15	<u>\$ 124.99</u>
Report Total				<u>\$ 26,067.65</u>

Envera
 8132 Blaikie Court
 Sarasota, FL 34240
 (941) 556-0743

Invoice / Statement	
Invoice Number 640184	Date 06/01/2015
Customer Number 300068	Due Date 07/01/2015

Page 1

Customer Name	Customer Number	P.O. Number	Invoice Number	Due Date
Cordoba Ranch CDD	300068		640184	07/01/2015

Quantity	Description	Rate	Amount
	<i>Cordoba Ranch CDD, 2502 Cordoba Ranch Blvd, Lutz, FL</i>		
1.00	Gate Access Monitoring 736, 07/01/2015 - 07/31/2015	775.00	775.00
1.00	Additional Residents 736, 07/01/2015 - 07/31/2015	200.00	200.00
	Sales Tax		0.00
	Payments/Credits Applied		0.00
Invoice Balance Due:			\$975.00

Other Open Invoices

Date	Invoice	Description	Amount	Balance Due
		<i>Cordoba Ranch CDD, 2502 Cordoba Ranch Blvd, Lutz, FL</i>		
05/01/2015	639350	Alarm Monitoring Services	975.00	975.00
Other Open Invoices Balance Due:				\$975.00

IMPORTANT MESSAGES

Important Numbers to Know:

Billing Questions: (941) 556-0743

Date	Invoice #	Description	Current Invoice	Balance Due
06/01/2015	640184	Alarm Monitoring Services	\$975.00	\$1,950.00

Envera
 8132 Blaikie Court
 Sarasota, FL 34240
 (941) 556-0743

Return Service Requested

Invoice / Statement	
Invoice Number 640184	Date 06/01/2015
Customer Number 300068	Due Date 07/01/2015

Net Due: \$1,950.00

Amount Enclosed: _____



*****MIXED AADC 440
 013565
 CORDOBA RANCH CDD
 C/O RIZZETTA & CO
 ATTN: MATTHEW HUBER
 3434 COLWELL AVE STE 200
 TAMPA FL 33614-8390

REMIT TO:



ENVERA
 PO BOX 2086
 HICKSVILLE NY 11802-2086

Envera
8132 Blaikie Court
Sarasota, FL 34240

Invoice / Statement

Invoice Number
640184

Date
06/01/2015

Customer Number
300068

Due Date
07/01/2015

Page 2

Customer Name	Customer Number	P.O. Number	Invoice Number	Due Date
Cordoba Ranch CDD	300068		640184	07/01/2015

Service: (941) 556-0734

RECEIVED
JUN 08 2015

Jate Rec'd Rizzetta & Co., Inc.
J/M approval gr Date 6/15
Date entered JUN 12 2015
Fund 001 GL 52900 OC 4904
Check # 4712

15688
1
640184 001
20

Jerry's Nuisance Animal Trapper

INVOICE

Jerry Richardson
2103 West Rio Vista
Tampa, FL 33603
Phone 813-390-9578

DATE: 5/15/15
INVOICE # 51515
FOR: Cordoba Ranch CDD

Hog Removal

Bill To:

Cordoba Ranch
CDD

DESCRIPTION	AMOUNT
Monthly hog removal service -@ \$1,200 / month 3 traps are in use Total hogs removed 3 hogs All messure are being taken to control this problem. Please note Hogs are being spotted THROUGHT AREA. Lots of Poaching an unauthorized People on proprity after hours. Caught Hogs will be updated on next invoice Trapping from 5-1-15 To 5-31-15 3 TRAPS are in use ..6 cameras PAYMENTS ARE DUE THE FIRST OF EACH MONTH Please make check payable to Jerry Richardson mail to 2103 W Rio Vista Ave Tampa, FI 33603	\$1,200.00
TOTAL	\$1,200.00

Make all checks payable to: **Jerry Richardson**

A late fee of 15% late fee will be applied if not paid within 10 days from date .If you have any questions concerning this invoice, contact: Jerry Richardson, Phone 813-390-9578; email - trapperjerry@gmail.com
30 day notice to termanite trapping service in writing Setup an removal fees apply \$575.00.

RECEIVED

Date Hec'd Rizzella & Co., inc. MAY 19 2015

D/M approval GR Date 6/3

Date entered JUN 03 2015

Fund 001 GL 572000C 4708

Check # _____

THANK YOU FOR YOUR BUSINESS!



P.O. Box 152114
Tampa, Fl. 33684-2114
(813) 264-9234
(813) 333-9701 (fax)

Invoice

DATE	INVOICE #
6/8/2015	11898

BILL TO
Cordoba Ranch CDD JRoethke@rizzetta.com

Jobsite
Cordoba Ranch - Main Entrance

TERMS
On completion

QUANTITY	DESCRIPTION	AMOUNT
	Provided and replaced damaged LED light bulbs	575.00
<div>RECEIVED JUN 09 2015 Date Rec'd Rizzetta & Co., Inc. _____ D/M approval <u>GR</u> Date <u>6/15</u> Date entered <u>JUN 12 2015</u> Fund <u>001 GL579000C4299</u> Check # _____</div>		
Thank you for your business.		Total \$575.00

MCDIRMIT DAVIS

CERTIFIED PUBLIC ACCOUNTANTS AND ADVISORS

934 North Magnolia Avenue, Suite 100

Orlando, FL 32803

407-843-5406

CORDOBA RANCH CDD
C/O RIZZETTA & COMPANY CDD
3434 COLWELL AVENUE, SUITE 200
TAMPA, FL 33614

Invoice No. 29716
Date 05/13/2015
Client No. 03951

Accounting services rendered in connection with
the audit of financial statements for the year
ended 9/30/2014.

Total Due This Invoice \$ 4,500.00

RECEIVED
MAY 18 2015

Date Rec'd Rizzetta & Co., Inc. _____
D/M approval JR Date 5/26
Date entered MAY 22 2015
Fund 001 GL 51300 OC 3202
Check # _____

RIZZETTA & COMPANY, INC.
 5020 W Linebaugh Avenue
 Suite 200
 Tampa, FL 33624

DATE	INVOICE NO.
6/1/2015	1630

BILL TO
CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT 3434 Colwell Avenue, Suite 200 Tampa, Florida 33614

ITEM	DESCRIPTION	QTY	TERMS	PROJECT
			Due Upon Rec't	325 - CDD
			RATE	AMOUNT
DM ADMIN ACTG FC	PROFESSIONAL FEES:			
	District Management Services		1,737.25	1,737.25
	Administrative Services		491.00	491.00
	Accounting Services		1,057.50	1,057.50
	Financial Consulting Services		491.00	491.00
	<p>Services for the period June 1, 2015 through June 30, 2015</p> <p>RECEIVED MAY 19 2015</p> <p>Date Rec'd Rizzetta & Co., Inc. _____</p> <p>D/M approval <u>GR</u> Date <u>5/26</u></p> <p>Date entered _____</p> <p>Fund <u>001</u> <u>GE300</u> <u>00VARIOUS</u></p> <p>Check # _____</p>			

3105
3101
3201
3111

Total	\$3,776.75
--------------	------------

Straley & Robin
1510 W. Cleveland Street
Tampa, FL 33606
Telephone (813) 223-9400 * Facsimile (813) 223-5043
Federal Tax Id. - 20-1778458

CORDOBA RANCH CDD
C/O RIZZETTA & COMPANY
3434 COLWELL AVENUE
SUITE 200
TAMPA, FLORIDA 33614

May 27, 2015
Client: 001286
Matter: 000001
Invoice #: 12179

Page: 1

RE: GENERAL

For Professional Services Rendered Through May 15, 2015

SERVICES

Date	Person	Description of Services	Hours	
4/21/2015	VKB	REVIEW AND REPLY TO NUMEROUS EMAILS RE: CYPRESS CREEK NATURE PRESERVE; RESEARCH PUBLIC RECORDS AND STATE WEBSITE RE: SAME.	0.4	
4/27/2015	TJR	REVIEW COMMUNICATION FROM J. KENNEDY RE AUDIT LETTER UPDATE; CONTACT M. WACKER RE UPDATE.	0.2	
4/27/2015	TJR	REVIEW AND FINALIZE PUBLIC NOTICE FOR CYPRESS CREEK PRESERVE; REVIEW AGENDA AND MEETING PACKET.	0.4	
4/28/2015	TJR	REVIEW ENGINEERING PROPOSALS; PREPARE FOR AND ATTEND BOS MEETING.	2.3	
5/1/2015	VKB	DRAFT HOG TRAPPING AND REMOVAL AGREEMENT.	0.8	
5/6/2015	LH	REVIEW EMAIL FROM J. ROETHKE AND T. AMADEN RE CONTACT AT HILLSBOROUGH COUNTY FOR NOTICE TO PROXIMITY; TELEPHONE CONFERENCE WITH S. BOWMAN OF HILLSBOROUGH COUNTY RE SAME; PREPARE TRANSMITTAL LETTER TO S. BOWMAN.	0.4	
5/13/2015	TJR	REVIEW COMMUNICATION FROM N. PALADINO; REVIEW DRAFT AUDIT REPORT; CONTACT N. PALADINO RE AUDIT COMMENT AND RECOMMENDATION.	0.6	
Total Professional Services			5.1	\$1,515.00

May 27, 2015

Client: 001286

Matter: 000001

Invoice #: 12179

Page: 2

PERSON RECAP

Person	Hours	Amount
TJR Tracy J. Robin	3.5	\$1,155.00
VKB Vivek K. Babbar	1.2	\$300.00
LH Lynn Hoodless	0.4	\$60.00

DISBURSEMENTS

Date	Description of Disbursements	Amount
5/6/2015	FEDEX- Federal Express-	\$14.62
5/15/2015	Photocopies (252 @ \$0.15)	\$37.80
Total Disbursements		\$52.42

Total Services	\$1,515.00
Total Disbursements	\$52.42
Total Current Charges	\$1,567.42

PAY THIS AMOUNT

\$1,567.42

Please Include Invoice Number on all Correspondence

RECEIVED

Date Rec'd Hizzetta & Co., inc.

JUN 01 2015

O/M approval SR Date 6/8

Date entered JUN 03 2015

Fund 001 GL 5400 OC 3107

Check # _____

Cordoba Ranch CDD		TECO				MAY 15
Account Number	Invoice Date	Due Date	Amount	Period Covered	Location	GL Account
1661 0623270	05/26/15	06/16/15	\$ 560.46	04/22/15-05/21/15	2502 Cordoba Ranch BL	4301
1661 0631100	05/26/15	06/16/15	\$ 25.02	04/22/15-05/21/15	3045 Cordoba Ranch BL PMP	4301
1661 0598302	05/26/15	06/16/15	\$ 39.10	04/22/15-05/21/15	2802 Cordoba Ranch BL	4301
1661 0625050	05/26/15	06/16/15	\$ 4,724.16	04/22/15-05/21/15	Street Lights PH1 & 1A	4307
TOTAL						
53100	4301	\$624.58	GL	Utility		
53100	4307	\$4,724.16	GL	Street Lights		
		\$5,348.74				

RECEIVED

MAY 29 2015

Date Rec'd Hizzetta & Co., Inc. _____

D/M approval gr Date 6/8

Date entered JUN 03 2015

Fund 001 GL 5310000 4301

Check # 4307

Your Electric Bill

We appreciate the opportunity to serve you.

LIFE RUNS ON ENERGY®

TECO
TAMPA ELECTRIC

Visit our
Web site at
tampaelectric.com
2571-14110

Average kWh per day

May 2015	178
Apr	162
Mar	163
Feb	39
Jan	31
Dec	25
Nov	43
Oct	58
Sep	59
Aug	61
Jul	61
Jun	59
May 2014	44

Fuel sources we use to serve you

For the 12-month period
ending March 2015, the
percentage of fuel type used
by Tampa Electric to provide
electricity to its customers was:

Natural gas & oil*.....39%
Coal.....56%
Purchased Power.....5%

*Oil makes up less than 1%
Tampa Electric provides this
information to our customers
on a quarterly basis.

May Billing Information:

720171

CORDOBA RANCH COMMUNITY
2502 CORDOBA RANCH BL
LUTZ FL 33559-0000

Account Number
1661 0623270

Statement Date
May 26, 2015

Meter Number	Current Reading	Previous Reading	Diff.	Multi.	29 day period
H83726	44624	39460	5164	1	

Next Read Date On Or About Jun 22, 2015 Total kWh Purchased 5,164

Account Activity	Explanation	Charge	Total
Previous Balance		548.11	
Payments Received - Thank You	As of May 26, 2015	-548.11	
			\$0.00

New Charges Due by Jun 16, 2015 Service from Apr 22 to May 21

Basic Service Charge	General Service 200 Rate	18.00
Energy Charge	5,164 kWh @ \$.05793/kWh	299.15
Fuel Charge	5,164 kWh @ \$.03874/kWh	200.05
Electric Service Cost		\$517.20
Florida Gross Receipts Tax	Based on \$517.20	13.26
This Month's Charges		\$530.46

Amount not paid by due date may be assessed a late payment charge.

Non-Energy Charges	Zap Cap ID: 000296804	
Non-Energy Previous Balance		30.00
Non-Energy Payments	As of May 26, 2015	-30.00
Zapcap 120/208 1ph-m	1 @ \$30.00	30.00
Non-Energy Sales Tax	(Based On \$.00)	0.00
This Months Non-Energy Balance		\$30.00
Total Due		\$560.46

Customer Service - Business Hillsborough Co: 813.228.1010. All Other: 1.866.TECO.BIZ (866.832.6249)

Delivering reliability one mile at a time

You want reliable service and we deliver it 99.9% of the time. This is due in part to our investment of \$10 million every year to trim trees along 7,600 miles of electrical lines. Learn more at tampaelectric.com/value.

Date Rec'd Rizzetta & Co., Inc. _____
M approval _____ Date _____
Date entered _____
Fund _____ GL _____ OC _____
Check # _____

RECEIVED

MAY 29 2015

To ensure prompt credit, please return stub portion of this bill with your payment. Make check payable to Tampa Electric.

720171



Account No.
1661 0623270

New Charges
\$560.46
Payable by Jun 16

Total Bill Amount
\$560.46

Mail Payment To:
P.O. Box 31318
Tampa, FL 33631-3318

2571-14110 14110-1G40



CORDOBA RANCH COMMUNITY
c/o PETER WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



1 1100 03 1661 0623270 0000560.46

Your Electric Bill

We appreciate the opportunity to serve you.

LIFE RUNS ON ENERGY®

TECO
TAMPA ELECTRIC

Visit our
Web site at
tampaelectric.com
2571-14112

Average kWh per day

May 2015	2
Apr	2
Mar	2
Feb	1
Jan	2
Dec	2
Nov	3
Oct	1
Sep	1
Aug	2
Jul	1
Jun	8
May 2014	9

Fuel sources we use to serve you

For the 12-month period
ending March 2015, the
percentage of fuel type used
by Tampa Electric to provide
electricity to its customers was:

Natural gas & oil*.....39%
Coal.....56%
Purchased Power.....5%

*Oil makes up less than 1%
Tampa Electric provides this
information to our customers
on a quarterly basis.

May Billing Information:

720173

CORDOBA RANCH COMMUNITY
3045 CORDOBA RANCH BL PMP
LUTZ FL 33559-0000

Account Number
1661 0631100

Statement Date
May 26, 2015

Meter Number	Current Reading	Previous Reading	Diff.	Multi.	29 day period
K34725	01581	01515	66	1	

Next Read Date On Or About **Jun 22, 2015** Total kWh Purchased **66**

Account Activity	Explanation	Charge	Total
Previous Balance		24.01	
Payments Received - Thank You	As of May 26, 2015	-24.01	
			\$0.00

New Charges Due by Jun 16, 2015 Service from Apr 22 to May 21

Basic Service Charge	General Service 200 Rate	18.00
Energy Charge	66 kWh @ \$.05793/kWh	3.83
Fuel Charge	66 kWh @ \$.03874/kWh	2.56
Electric Service Cost		\$24.39
Florida Gross Receipts Tax	Based on \$24.39	0.63
This Month's Charges		\$25.02

Amount not paid by due date may be assessed a late payment charge.

Total Due \$25.02

Customer Service - Business Hillsborough Co: 813.228.1010. All Other: 1.866.TECO.BIZ (866.832.6249)

Delivering reliability one mile at a time

You want reliable service and we deliver it 99.9% of the time. This is due in part to our
investment of \$10 million every year to trim trees along 7,600 miles of electrical lines.

Learn more at tampaelectric.com/value.

RECEIVED

MAY 29 2015

Date Rec'd Rizzetta & Co., Inc. _____

Y/M approval _____ Date _____

Date entered _____

Fund _____ GL _____ OC _____

Check # _____

To ensure prompt credit, please return stub portion of this bill with your payment. Make check payable to Tampa Electric.

720173



Account No.
1661 0631100

New Charges
\$25.02
Payable by Jun 16

Total Bill Amount
\$25.02

Mail Payment To:
P.O. Box 31318
Tampa, FL 33631-3318

2571-14112 14112-1G42



CORDOBA RANCH COMMUNITY
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



1 1800 04 1661 0631100 0000025.02

Your Electric Bill

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TAMPA ELECTRIC

Visit our
Web site at
tampaelectric.com
2571-14109

Average kWh per day

May 2015	7
Apr	7
Mar	6
Feb	6
Jan	6
Dec	9
Nov	9
Oct	8
Sep	7
Aug	8
Jul	7
Jun	20
May 2014	6

Fuel sources we use to serve you

For the 12-month period
ending March 2015, the
percentage of fuel type used
by Tampa Electric to provide
electricity to its customers was:

Natural gas & oil*.....39%
Coal.....56%
Purchased Power.....5%

*Oil makes up less than 1%

Tampa Electric provides this
information to our customers
on a quarterly basis.

May Billing Information:

720170

CORDOBA RANCH COMMUNITY
2802 CORDOBA RANCH BL
LUTZ FL 33559-0000

Account Number
1661 0598302

Statement Date
May 26, 2015

Meter Number	Current Reading	Previous Reading	Diff.	Multi.	29 day period
B67927	22678	22470	208	1	

Next Read Date On Or About Jun 22, 2015		Total kWh Purchased	208
Account Activity	Explanation	Charge	Total
Previous Balance		39.98	
Payments Received - Thank You	As of May 26, 2015	-39.98	
			\$0.00

New Charges Due by Jun 16, 2015		Service from Apr 22 to May 21	
Basic Service Charge	General Service 200 Rate	18.00	
Energy Charge	208 kWh @ \$.05793/kWh	12.06	
Fuel Charge	208 kWh @ \$.03874/kWh	8.06	
Electric Service Cost		\$38.12	
Florida Gross Receipts Tax	Based on \$38.12	0.98	
This Month's Charges			\$39.10

Amount not paid by due date may be assessed a late payment charge.

Total Due	\$39.10
------------------	----------------

Customer Service - Business Hillsborough Co: 813.228.1010. All Other: 1.866.TECO.BIZ (866.832.6249)

Delivering reliability one mile at a time

You want reliable service and we deliver it 99.9% of the time. This is due in part to our investment of \$10 million every year to trim trees along 7,600 miles of electrical lines.

Learn more at tampaelectric.com/value.

RECEIVED

Date Rec'd Rizzetta & Co., Inc. _____

MAY 29 2015

By/M approval _____ Date _____

Date entered _____

Fund _____ GL _____ OC _____

Check # _____

To ensure prompt credit, please return stub portion of this bill with your payment. Make check payable to Tampa Electric.

720170



Account No.
1661 0598302

New Charges
\$39.10
Payable by Jun 16

Total Bill Amount
\$39.10

Mail Payment To:
P.O. Box 31318
Tampa, FL 33631-3318

2571-14109 14109-1G49

CORDOBA RANCH COMMUNITY
c/o PETER WILLIAMS
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



1 1100 09 1661 0598302 0000039.10

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Web site at
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2571-14111

May Billing Information:

720172

CORDOBA RANCH CDD
CORDOBA RANCH PH 1 & 1A
LUTZ FL 33559-0000

Account Number
1661 0625050

Statement Date
May 26, 2015

Account Activity	Explanation	Charge	Total
Previous Balance		4,724.16	
Payments Received - Thank You	As of May 26, 2015	-4,724.16	
			\$0.00
New Charges Due by Jun 16, 2015		Service for 29 days from Apr 22 to May 21	
Lighting Service Items LS-1	133 Lights, 133 Poles	4,313.19	
Energy Flat Charge		175.56	
Fuel Charge	5,852 kWh @ \$.03830/kWh	224.77	
Florida Gross Receipts Tax	Based on \$400.33	10.64	
This Month's Charges			\$4,724.16
<i>Amount not paid by due date may be assessed a late payment charge.</i>			
Total Due			\$4,724.16

RECEIVED

Date Rec'd Rizzetta & Co., Inc. MAY 29 2015
D/M approval Date
Date entered
Fund GL OC
Check #

To ensure prompt credit, please return stub portion of this bill with your payment. Make check payable to Tampa Electric.

720172



Account No.
1661 0625050

New Charges
\$4,724.16
Payable by Jun 16

Total Bill Amount
\$4,724.16

Mail Payment To:
P.O. Box 31318
Tampa, FL 33631-3318

2571-14111 14111-1041



CORDOBA RANCH CDD
c/o C/O RIZZETTA & CO PETE W
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390




2 1100 09 1661 0625050 0004724.16

Job Invoice

SOLD TO Cordoba Ranch CDD 3434 Colwell Ave, suite 200 Tampa, FL 33614	5/31/2015	DATE ORDERED	ORDER TAKEN BY
		PHONE NO	CUSTOMER ORDER #
		JOB LOCATION	
		JOB PHONE	STARTING DATE
		TERMS	

[illegible]

WORK ORDERED	TOTAL LABOR	37	50
DATE ORDERED	TOTAL MATERIALS		
DATE COMPLETED	TOTAL MISCELLANEOUS		
CUSTOMER APPROVAL SIGNATURE  AUTHORIZED SIGNATURE	SUBTOTAL		
	TAX		
	GRAND TOTAL	37	50

ValleyCrest

Landscape Maintenance

INVOICE

Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

Customer #: 14197254
Invoice #: 4769283
Invoice Date: 5/10/2015
Cust PO #:

Job Number	Description	Amount
342200056	<p>Cordoba Ranch CDD Landscape Maintenance For May</p> <p style="text-align: right;"> Total invoice amount Tax amount Balance due </p>	<p>7,962.25</p> <p>7,962.25</p>

Terms: Net 15 Days

If you have any questions regarding this invoice, please call 813-994-2309

Please detach stub and remit with your payment

Payment Stub

Customer Account#: 14197254
Invoice #: 4769283
Invoice Date: 5/10/2015

Amount Due:	\$7,962.25
-------------	------------

Thank you for allowing us to serve you

Please reference the invoice # on your check
and make payable to:

ValleyCrest Landscape Maintenance

Cordoba Ranch CDD
c/o Rizetta & Company
3434 Colwell Ave Ste 200
Tampa FL 33614

P.O. Box 404083
Atlanta, GA 30384-4083



Account Number
15 9000 0671704134 01

Amount Due
\$124.99

06/15

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Check Verizon Email
Get Rewards & Discounts
Use Online Support
And More

Account Information

Statement Date: 5/22/15
CORDOBA RANCH CDD
Customer Account: 0671704134

Questions About Your Bill?

For the help & support you need, contact us at 1-800-VERIZON.

Verizon News

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Stay connected to customers & vendors with a dependable, clear connection and advanced calling features for your business. Call 1-888-645-4370 to learn how to bundle your services and save. We will also give you a written Firm Price Quote of your monthly charges. Terms apply.

Get A Verizon TV Deal!

Add a Local FIOS® TV plan for as little as \$14.99 more a month with a 2-year agreement, that's \$240 in savings! Call 1-888-808-0160 for details & to order today. Terms apply.

Enhance Customer Experience

Be Small Business Ready! Add another crystal clear voice phone line today so your customer calls get through. Stay connected, Verizon's Voice service offers exceptional reliability. Call 1-888-803-0875 to add a line today and get a Firm Price Quote in writing.

Account Summary

Previous Balance	\$124.99
Payment Received May 13	-\$124.99
Balance Forward	\$0.00

New Charges

Current Activity	\$124.99
Total New Charges Due by June 15, 2015	\$124.99

Total Amount Due \$124.99

RECEIVED

Date Rec'd Rizzetta & Co., Inc. JUN 01 2015

J/M approval 98 Date 6/8

Date entered JUN 03 2015

Fund 001 GL 54100 OC 4102

Check #

Want Automatic Payment?

Enroll below or at Verizon.com to authorize your financial institution to deduct the amount of your monthly bill from the account associated with your enclosed check and send payment directly to Verizon. To discontinue Automatic Payment, call Verizon. Please keep a copy of this authorization.

Please return remit slip with payment.

To enroll in Automatic Payment (Sign and date below)

Account Number: 15 9000 0671704134 01

Amount Due: \$124.99

052215

Make check payable to Verizon

\$

By signing above I verify that I have reviewed and accepted the terms and conditions at verizon.com/autopayterms for automatic bill payment

00001750 01 AV 0.378 VF052211 0010 XX
CORDOBA RANCH CDD
STE 200
3434 COLWELL AVE
TAMPA FL 33614-8390



VERIZON
PO BOX 920041
DALLAS TX 75392-0041

15 9000 0671704134 01N00000000000 00000012499 04



Account Number
15 9000 0671704134 01

Page
2 of 3

Current Activity

Monthly Charges

5/22 6/21 FiOS Internet 75M/75M – 2YR	124.99
Monthly Charges Subtotal	\$124.99

Current Activity Total	\$124.99
-------------------------------	-----------------

Total New Charges	\$124.99
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Legal Notices

Electronic Fund Transfer (EFT)

Paying by check authorizes us to process your check or use the check information for a one-time EFT from your bank account. Verizon may retain this information to send you electronic refunds or enable your future electronic payments to us. If you do not want Verizon to retain your bank information, call 1-888-500-5358.

Late Payment Charges

To avoid a late payment charge of \$7 or 1.5% of your total due, whichever is greater, full payment must be received before Jun 22, 2015.

Correspondence

Go to verizon.com/bizcontact or mail to PO Box 33078, St. Petersburg, FL 33733

Service Providers

Verizon FL provides regional, local calling and related features, other voice services, and FiOS TV service, unless otherwise indicated. Verizon Long Distance provides long distance calling and other services identified by "VLD" in the applicable billed line item. Verizon Online provides Internet service and FiOS TV equipment. FiOS is a registered mark of Verizon Trademark Services LLC.

Disconnection of Basic Local Service

You must pay \$124.99 to avoid disconnection of your basic local service.

Bankruptcy Information

If you are or were in bankruptcy, this statement may include amounts for pre-bankruptcy service. You should not pay pre-bankruptcy amounts; they are for your information only. Mail bankruptcy-related correspondence to 500 Technology Drive, Suite 550, Weldon Spring, MO 63304.



Need-to-Know Information

Customer Proprietary Network Information (CPNI) Notice for Residential, Small and Medium Business Customers

CPNI is information that relates to the type, quantity, destination, technical configuration, location, amount of use, and billing information of your telecommunications or interconnected VoIP services. This information is made available to us solely by virtue of our relationship with you. The protection of your information is important to us. Under federal law, you have a right, and we have a duty, to protect the confidentiality of your CPNI.

We may use and share your CPNI among our affiliates and agents to offer you services that are different from the services you currently purchase from us. Verizon offers a full range of services such as video, wireless, Internet, and long distance. Visit verizon.com for a complete listing of our services and companies.

For residential, small and medium business customers, you may choose not to have your CPNI used for marketing purposes described above by calling us anytime at 1-866-483-9700. When you call, please have your bill and account number available. Your decision about use of your CPNI doesn't affect our provision of services to you nor eliminate all Verizon marketing contacts.

Unless you call us at the number above, Verizon may use your CPNI to market different types of services beginning 30 days after the first time we notify you of the CPNI policy described above. You may elect at any time to add or remove a restriction on the use of your CPNI. Your choice remains valid until you change your election by calling the number above.

Federal Subscriber Line and Access Recovery Charges

Effective on or about July 1, 2015, the Federal Subscriber Line Charge (SLC) and Access Recovery Charge (ARC) will be changed on primary and additional phone lines. The ARC is included in the SLC or may appear as a separate line item on the bill. The SLC helps pay for the costs of providing and maintaining the local phone network. The ARC is a charge that carriers are permitted to assess related to changes to the federal rules for the rates charged between carriers to carry telecommunications traffic.

Easy Account Management Available Online

We offer online account management at verizon.com/mybizlearn for our small business customers. Register or sign in today. With one user ID and password, you can:

- Access your Verizon phone, Internet, online applications, TV and Small Biz Rewards accounts and services
- View, print and pay bills
- Get technical support
- Sign-up for special discounts, and much more

And to our medium business customers:

Explore the tools that cater to your business needs, allowing you to get an order status around the clock, receive an email notification when your invoice is ready – (so you can download or print it), select paperless billing and pay online. You can also create, view and review the status of a repair ticket without making a phone call, as well as gain access from a mobile device or tablet, which means you are connected to your business at all times.

Register today in the Business Sign-In area at verizonenterprise.com and keep your business running smoothly.

Tab 3



07/17/2015

The following report is for July to illustrate what has changed from June and what to expect through August and the coming months.

The photos this month were taken on Wednesday 07/10/2015.

The ponds were treated on 07/06 this month. In the photo's you will see some results of the application. Algae continues to be the biggest challenge and will be for the summer months due mainly to the warm temperatures and shallow water. The ponds this month are still low, littoral zones are slightly covered with water. Algae that was present in the ponds is showing good efficacy from the treatment and was in decline.

I noted the south fountain didn't appear to be spraying up to its full height. I included a proposal this month for a quarterly fountain cleaning service. This helps keep the intake screen, fountain body, nozzle & lights clean and operating their best.

Thank you for your business!

Thank you.

Sincerely,

Jamos Beierle

Aquagenix



Aquagenix

Managing Your Liquid Assets



Date: 07/10/15

Pond #100


What we found: Algae & torpedo grass declining from treatment.

What we did: Algae was treated on 07/06 and has turned brown, same thing for the torpedo grass near the planted littoral zone.


What to expect: Only a couple more months of algae pressure.



Recommendations & Notes: The fountain appeared to not be reaching its full height. Included this month is a proposal for cleaning the intake screens, nozzles & lights. This maintenance is recommended quarterly to help keep things running smoothly.

Date: 07/10/15	Pond #110	
<p>What we found: Minor grasses algae.</p> <p>What we did: Algae was treated and grass treatment along boarder.</p> <p>What to expect:</p>		
<p>Notes: This pond has remained in pretty good shape two months in a row. We will keep working hard to keep it that way.</p>		

Page 1

Date: 07/10/15	Pond #120	
<p>What we found: Minimal algae and vegetation, over all good condition.</p> <p>What we did: treated for algae and perimeter grasses.</p> <p>What to expect:</p>		
<p>Recommendations & Notes: We are working on the quote to remove the dead, woody vegetation left in some ponds not included in last year's removal. I missed the deadline for the agenda but will have it complete and sent to management by the end of the week, Friday 07/24.</p>		

Date: 07/10/15	Pond #125
----------------	-----------

What we found: Over all looking very good again this month. Minimal algae.

What we did: treated minor algae and perimeter grasses.

What to expect: Like pond 110, the algae level has remained low. We are pleased but still expect another bloom before summer is over.



Recommendations & Notes:

Page 2

Date: 07/10/15

Pond #126

What we found: Algae 5-10%

What we did: Treated algae, the light brown/tan color is evidence that it is declining from the treatment on 07/06.

What to expect: Submersed weeds are minimal in this pond and will be addressed as needed. Algae will be the biggest challenge for now.



Recommendations & Notes:

Date: 07/10/15

Pond #130

What we found: there is some submersed spike rush and vegetation in this pond.

What we will do: We try to selectively control the submersed weeds without harming the lilies whenever possible.

What to expect:



Recommendations & Notes:

Page 3

Date: 07/10/15

Pond #140

What we found: Algae & slender spike rush around the perimeter.

What we will do: continue to focus on algae & treat spike rush when it is exposed like it is now.

What to expect: low water levels and warm temperatures are a recipe for algae growth.



Recommendations & Notes:

Date: 07/10/15

Pond #143A

What we found: Low water levels this month. Algae 5-10%

What we did: treated algae and any other weeds.

What to expect: consistent algae growth & treatment during summer months.



Recommendations & Notes:

Page 4

Date: 07/10/15

Pond #143B

What we found: Low water level. Minimal algae.

What we will do: continue to focus on algae flare-ups.

What to expect:



Recommendations & Notes:

Date: 07/10/15

Pond #146

What we found: A little bit of watermeal was noted.

What we will do: Watermeal can grow rapidly, but is fairly easy to treat and control.

What to expect: Surface may appear bright green as watermeal multiplies before it is treated.



Recommendations & Notes:

Page 5

Date: 07/10/15

Pond #150


What we found: Trash was cleaned up last month, but unfortunately, quickly built up again. Filamentous algae 50-60%


What we did: algae was treated 07/06


What to expect: should decline in 7-10 days.




Recommendations & Notes:


Date: 07/10/15	Pond #170	
<p>What we found: Some minor algae, over all looking good.</p> <p>What we did: Treated algae and boarder grasses.</p> <p>What to expect:</p>		
Recommendations & Notes:		


Date: 07/10/15	Pond #180	
<p>What we found: Algae still heavy on north side in the littoral zone. The algae is dead but hasn't sunk to the bottom yet.</p> <p>What we did: Algae was treated again and is declining.</p> <p>What to expect: Heavy rains can help knock the algae down.</p>		
Recommendations & Notes:		

Date: 07/10/15	Pond #185	
<p>What we found: Algae 20-25%. Whiting out from treatment earlier in the week.</p> <p>What we will did: treated algae and perimeter grasses & weeds.</p> <p>What to expect: Will continue to focus on the algae.</p>		
Recommendations & Notes:		

Page 7

Date: 07/10/15	Pond #190A	
<p>What we found: water level is down again, the shallow area on the left was almost dry. You can see wading birds standing there. Turbid from recent rain.</p> <p>What we did: treated algae & perimeter grasses.</p> <p>What to expect:</p>		
Recommendations & Notes:		

Date: 07/10/15	Pond # 190B
<p>What we found: looks good. Minimal algae, the other end of this pond to the south is nearly dry.</p> <p>What we will do:</p> <p>What to expect: continued algae growth and treatment.</p>	
<p>Recommendations & Notes: This pond will be included in the manual removal quote for dead woody vegetation.</p>	

Date: 07/10/15	Pond #200
<p>What we found: this pond is about 12"-18" deep making the algae very difficult to control.</p> <p>What we did: Algae was treated.</p> <p>What to expect: continued improvement with occasional algae blooms.</p>	

Recommendations & Notes: Also, the drain pipe inlet in this pond is more than 50% full of sediment & needs maintenance. The dead vegetation is part of our removal quote. When these areas are developed and homes go in, we expect some higher water levels from increased run off, that will help.

Date: 07/10/15

Pond #210

What we found: North end littoral zone has some watermeal and is almost exposed.

What we did: treated algae and watermeal, as well as boarder grasses.

What to expect:



Recommendations & Notes:

Page 9

Date: 07/10/15

Pond #220

What we found: water is low, but still looking good.

What we will do: continue to battle algae as it occurs.

What to expect:



Recommendations & Notes:

Date: 07/10/15

Pond #230


What we found: minimal algae, good shape overall.


What we will do: Continue to focus on algae and submersed weeds.


What to expect:





Recommendations & Notes: The east side not shown in this photo is very narrow and dry right now. Sticks in this pond will part of our quote.


Date: 07/10/15	Pond #240A
<p>What we found: Over all pretty good. Some minimal algae present.</p> <p>What we will do: treat any algae that may pop up.</p> <p>What to expect:</p>	
Recommendations & Notes:	

Date: 07/10/15	Pond #240 B
<p>What we found: lower water levels, minor algae & slender spike rush.</p> <p>What we did: treated grasses, weeds & algae.</p> <p>What to expect:</p>	
Recommendations & Note:	

Date: 07/10/15	Pond #260
<p>What we found: Filamentous algae bloom.</p> <p>What we did: treated algae & boarder grasses.</p> <p>What to expect: this pond has been one of the least problematic, hopefully the it will be back to that once the algae is addressed.</p>	
Recommendations & Notes:	

Date: 07/10/15	Pond #270
<p>What we found: significant improvement from last month. Algae 5-10%. Much of what is seen in the middle are lilies.</p> <p>What we did: treated algae, spike rush and boarder grasses.</p> <p>What to expect: The aglae should decline in 7-10 days.</p>	
Recommendations & Notes:	

Date: 07/10/15	Pond #270B
<p>What we found: algae present but declining from treatment.</p> <p>What we will do: treat algae and border grasses.</p> <p>What to expect:</p>	
<p>Recommendations & Notes: I recommend aquatic plantings in the entire pond (more of a retention ditch than pond). It is really too shallow to be maintained as an open water pond and may be more attractive as a planted area.</p>	

Date: 07/10/15	Pond #280
<p>What we found: low water level, some algae present.</p> <p>What we did: treated the algae</p> <p>What to expect:</p>	
<p>Recommendations & Notes: Aquascaping will help reduce the algae pressures around Cordoba Ranch. Aerobic Bacteria is another alternative treatment method, however it can be costly to keep that up consistently.</p>	

Date: 07/10/15

Pond #290

What we found: Algae is brown/white and dying from treatment.

What we did: treated algae again on 07/06

What to expect: though the algae responded quickly to treatment, it has taken a longer time than expected to clear up or sink.



Recommendations & Notes: With new homes going in here and the fences that other residents have installed...We are concerned about losing access with a boat or other spray vehicle. Please keep in mind when approving fences around ponds that there should always be an area for reasonable boat access if possible. Remind residents to use best management practices for fertilizer use in their back yards here. Frequent algae issues are a sign of nutrient loading.

Date: 07/10/15

Pond #300


What we found: Water is up some, turbidity is a little better this month.


What we will do: treat algae & broadleaf weeds as needed.

What to expect: Turbidity will likely last until construction is complete and all areas are stabilized with sod.



Recommendations & Notes:

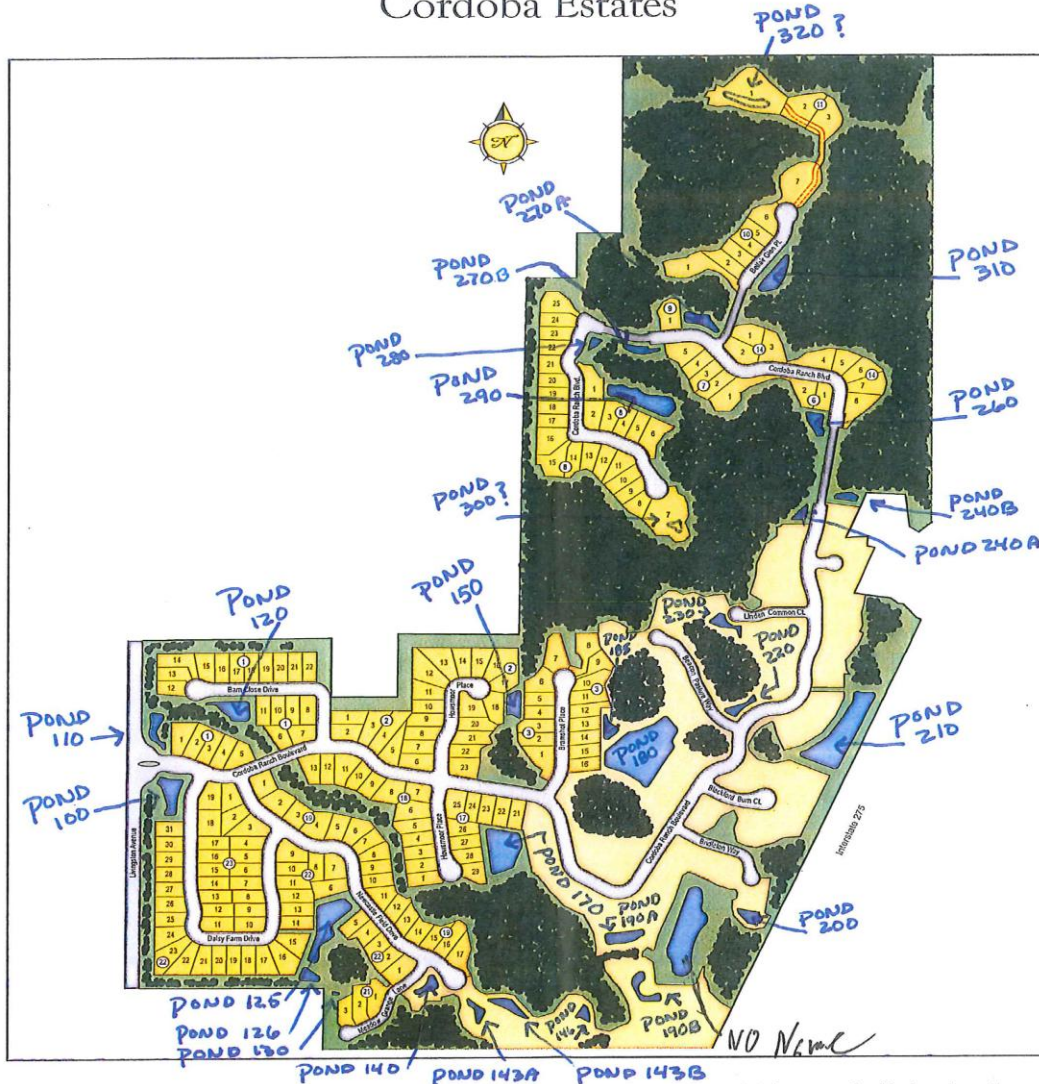
Date: 07/10/15	Pond #310	
<p>What we found: Algae 35%-40%</p> <p>What we did: treated algae & perimeter grasses.</p> <p>What to expect: We will continue to focus on controlling algae.</p>		
Recommendations & Notes:		

Date: 07/10/15	Pond #320	
<p>What we found: water level is low again, water lilies have naturally recruited. Slender spike rush growing on exposed pond bottom.</p> <p>What we did: Treated for algae and spike rush.</p> <p>What to expect:</p>		
Recommendations & Notes:		



STANDARD PACIFIC HOMES

Cordoba Estates



Map is not to scale. Square footage/acreage shown is only an estimate and actual square footage/acreage will differ. Buyer should rely on his or her own evaluation of useable area. Depictions of homes or other features are artist conceptions.

BLANK



Aquagenix

A DBI SERVICES COMPANY

MANAGING YOUR ENVIRONMENTAL NEEDS

AQUATIC MANAGEMENT AGREEMENT

This agreement, proposal #83061 dated 7/20/2015, is made between AQUAGENIX and CUSTOMER:

Cordoba Ranch CDD
c/o Rizetta & Company Inc.
3434 Colwell Avenue, suite 200
Tampa, FL 33614 (813) 933-5571

Both CUSTOMER and AQUAGENIX agree to the following terms and conditions:

1. General Conditions:

AQUAGENIX will provide aquatic management services on behalf of the CUSTOMER in accordance with the terms and conditions of this Agreement at the following aquatic site(s):

2 Fountains located in Cordoba Estates, FL.

2. Contract Term:

The term of this Agreement shall be 12 Month(s) or as otherwise provided by Contract Addendum.

3. Contract Services:

CUSTOMER agrees to pay Aquagenix the following amounts during the term of this Agreement for these specific water management services.

Fountain Cleaning - Quarterly cleaning of the two (2) onsite fountains float, nozzles & intake screens. Check and adjust timers. Service calls between regularly scheduled visits may incur an additional charge. Included

Total Annual Program Investment	Annual: \$960.00	Quarterly: \$240.00
---------------------------------	------------------	---------------------

4 inspections per Year with treatment as necessary

**Triploid Grass Carp stocking subject to required approval of Fish Wildlife Conservation Commission

Scheduled Visits

January	February 1	March	April	May 1	June
July	August 1	September	October	November 1	December

4. Starting Date:

The starting day of this Agreement is the first day of the month in which services are first provided without regard to the actual days unless otherwise agreed to in writing, by both parties. Services shall be continuous without interruption.

5. Schedule of Payment:

\$240.00 shall be due and payable upon execution of this Agreement; the balance shall be payable in advance as outlined in Paragraph 3 above. CUSTOMER agrees to pay Aquagenix within thirty (30) days after date of invoice at Aquagenix's home office in Hazleton, PA. Failure to pay any amount when due shall constitute a default under this Agreement.

6. Limited Offer:

The offer contained in this Agreement is valid for thirty (30) days only and must be returned to our office for acceptance within that period. If not accepted within that time, the offer shall be void.

7. Safety:

Aquagenix agrees to use specialized equipment and products, which in its sole discretion, will provide safe and effective results for the specific site(s).

8. Address Change:

In the event that AQUAGENIX or CUSTOMER undergoes a change in address, notification to the other party shall be made by first class mail. Written instructions including the new address and telephone number will be enclosed in the notification.

9. Termination Procedure:

This Agreement may be terminated by either party with sixty (60) days written notice. Notification must be sent by certified mail, return receipt requested, to Aquagenix, 100 N Conahan Dr, Hazleton, PA 18201. Aquagenix reserves the right, under special circumstances, to initiate surcharges relating to extraordinary price increases of water treatment products.

- a. "Date of Termination" will be defined as: two (2) months after the last day of the month in which "Notice of Cancellation" was received by Aquagenix in accordance with Paragraphs 9b and 9c.
- b. In the event that your account is not settled in full at the same time as your cancellation letter is received, Aquagenix will continue to bill you until the contract expires. Settlement in full includes payment for one months service after the end of the month in which the cancellation letter is received by Aquagenix.
- c. Payment in full shall be defined as payment to Aquagenix through the effective "Date of Termination" as determined by the procedure outlined above in Paragraphs 9a and 9b.

10. Insurance:

Aquagenix agrees to maintain, at its sole expense, the following insurance coverage: Worker's Compensation, General Liability, Automobile Liability, Property and Casualty, Excess Liability and Business Interruption Coverage. Upon written request, CUSTOMER may be listed as an "Additional Insured" at no extra charge. A Certificate of Insurance will be provided at the CUSTOMER's request.

11. Automatic Renewal:

Unless other-wise agreed upon by both parties, this Agreement shall automatically renew for a term equal to its original term, unless a "Notice of Cancellation" has been received as outlined in Paragraph 9. The contract amount may be adjusted at a rate of 4% increase per year on the anniversary date of this Agreement. Unless otherwise agreed to in writing, by both parties, services shall be continuous without interruption.

12. Default:

If CUSTOMER defaults on any provision of this Agreement, CUSTOMER hereby agrees that Aquagenix may at its sole discretion seek any or all of the following remedies:

- a. Termination of this Agreement. In this event, CUSTOMER agrees to make immediate payment of the total contract amount through the end of its term (less previously paid payments) as liquidated and agreed upon damage.
- b. Imposition of "Collections Charge" for monies due. If this action is deemed necessary, in the sole judgement of Aquagenix, CUSTOMER agrees to pay Aquagenix's reasonable attorney fees (including those on appeal), court costs, collection costs and all other expenses incurred by Aquagenix resulting from this collection activity.
- c. Filing of a mechanics lien on property for all monies due plus interest, costs and attorneys fees.

13. Addenda:

- a. Water testing and bacteria monitoring shall be conducted at the sole discretion of Aquagenix for the specific purpose of improving the Aquatic Weed Control Program results.
- b. Work as requested by CUSTOMER such as trash clean-up, physical cutting and/or plant removal and other manual maintenance may be performed by our staff. Extra work will be invoiced separately at our current hourly equipment and labor rates.

14. Contract Documents:

This Agreement constitutes the entire Agreement of Aquagenix and the CUSTOMER. In the event that any portion of this Agreement shall be held invalid or unenforceable, the remaining portions of this Agreement shall be binding upon both parties. No oral or written modification of the terms contained herein shall be valid unless made in writing and accepted by an authorized agent of both Aquagenix and CUSTOMER.



AQUAGENIX

James Beierle

PRINT NAME

07-20-2015

DATE

CUSTOMER

PRINT NAME

DATE

Tab 4

**CORDOBA RANCH
COMMUNITY DEVELOPMENT DISTRICT
Approved Budget Proposal Packet for
Fiscal Year 2015/2016**

The following are enclosed in this Budget Proposal Packet:

- Proposed General Fund Budget & Debt Service Fund Budget worksheets for Fiscal Year 2015/2016.
- Assessment Charts from current Fiscal Year and Assessment Charts for Fiscal Year 2015/2016 if budgeted were to be adopted as proposed.
- General Fund Budget & Debt Service Fund Budget Account Category Description for Fiscal Year 2015/2016.

THE BUDGET PROPOSAL PACKET FOR FISCAL YEAR 2015/2016 IS SIMPLY A PROPOSED BUDGET AND PROPOSED LEVEL OF ASSESSMENTS WHICH ARE DONE AS PART OF THE BUDGET PROCESS. THESE ARE NOT FINAL AND SHOULD NOT BE CONSTRUED AS FINAL, UNTIL AFTER THE BOARD OF SUPERVISORS HAS HELD A PUBLIC HEARING ON THE BUDGET AND ADOPTED THE FINAL BUDGET AND LEVIED ASSESSMENTS.

Cordoba Ranch Community Development District
Final Budget
General Fund
Fiscal Year 2015/2016

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12	Interest Earnings							
13	Interest Earnings	\$ 141	\$ 188	\$ -	\$ 188	\$ -	\$ -	
14	Special Assessments							
15	Tax Roll*	\$ 294,993	\$ 294,993	\$ 388,600	\$ (93,607)	\$ 404,689	\$ 16,089	\$112K moved to reserve fund budget
17	Off Roll*	\$ 111,417	\$ 111,417	\$ -	\$ 111,417	\$ -	\$ -	
18	Contributions & Donations from Private Sources							
19	Developer Contributions	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
21	Other Miscellaneous Revenues				\$ -			
24	Miscellaneous Revenues	\$ 280	\$ 373	\$ -	\$ (373)	\$ -	\$ -	
31					\$ -			
32	TOTAL REVENUES	\$ 406,831	\$ 406,971	\$ 388,600	\$ (18,371)	\$ 404,689	\$ 16,089	
33								
34	Balance Forward from Prior Year	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
35								
36	TOTAL REVENUES AND BALANCE FORWARD	\$ 406,831	\$ 406,971	\$ 388,600	\$ (18,371)	\$ 404,689	\$ 16,089	
	<i>*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.</i>							
38	EXPENDITURES - ADMINISTRATIVE							
39								
42	Financial & Administrative							
43	Administrative Services	\$ 4,419	\$ 5,892	\$ 5,892	\$ -	\$ 4,500	\$ (1,392)	
44	District Management	\$ 15,635	\$ 20,847	\$ 20,847	\$ 0	\$ 20,721	\$ (126)	
45	District Engineer	\$ 3,663	\$ 4,884	\$ 7,500	\$ 2,616	\$ 7,500	\$ -	
46	Disclosure Report	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	\$ 5,000	\$ -	
47	Trustees Fees	\$ 2,513	\$ 3,233	\$ 3,500	\$ 267	\$ 3,500	\$ -	
49	Financial Consulting Services	\$ 4,419	\$ 5,892	\$ 5,892	\$ -	\$ 8,600	\$ 2,708	
50	Accounting Services	\$ 9,518	\$ 12,691	\$ 12,690	\$ (1)	\$ 11,500	\$ (1,190)	
51	Auditing Services	\$ 4,500	\$ 4,500	\$ 4,500	\$ -	\$ 4,500	\$ -	need new contract for FY 15
52	Arbitrage Rebate Calculation	\$ -	\$ 650	\$ 650	\$ -	\$ 650	\$ -	
57	Public Officials Liability Insurance	\$ 1,850	\$ 2,836	\$ 3,300	\$ 464	\$ 2,200	\$ (1,100)	actual + 15%
58	Legal Advertising	\$ 860	\$ 1,147	\$ 750	\$ (397)	\$ 750	\$ -	
60	Dues, Licenses & Fees	\$ 175	\$ 175	\$ 175	\$ -	\$ 175	\$ -	
64	Website Fees & Maintenance	\$ -	\$ -	\$ 3,500	\$ 3,500	\$ 720	\$ (2,780)	CDD website
65	Legal Counsel							
66	District Counsel	\$ 11,721	\$ 15,628	\$ 15,000	\$ (628)	\$ 15,000	\$ -	
67	Trustee Counsel	\$ 740	\$ 740	\$ -	\$ (740)	\$ -	\$ -	
71					\$ -			
72	Administrative Subtotal	\$ 65,013	\$ 84,114	\$ 89,196	\$ 5,082	\$ 85,316	\$ (3,880)	
73								
74	EXPENDITURES - FIELD OPERATIONS							
79	Security Operations							
81	Guard & Gate Facility Maintenance	\$ 1,352	\$ 1,803	\$ 4,800	\$ 2,997	\$ 4,800	\$ -	Damages, vandalism etc..
86	Security Camera Maintenance	\$ 1,575	\$ 2,100	\$ 2,500	\$ 400	\$ 2,500	\$ -	Envera Service Plan \$175/month
87	Security Monitoring Services	\$ 7,100	\$ 9,467	\$ 8,800	\$ (667)	\$ 10,000	\$ 1,200	Envera Monitoring \$600/month + additional residents
88	Electric Utility Services							
89	Utility Services	\$ 3,501	\$ 4,668	\$ 7,500	\$ 2,832	\$ 8,500	\$ 1,000	slight increase for new fountain installation
90	Street Lights	\$ 42,256	\$ 56,341	\$ 61,200	\$ 4,859	\$ 61,200	\$ -	Phase 1 & 1A
111	Aquatic Maintenance	\$ 8,775	\$ 11,700	\$ 11,700	\$ -	\$ 12,408	\$ 708	contract \$1,034/mo
112	Fountain Service Repairs & Maintenance	\$ -	\$ -	\$ 2,500	\$ 2,500	\$ 2,500	\$ -	
113	Lake/Pond Bank Maintenance	\$ 8,842	\$ 11,789	\$ 15,000	\$ 3,211	\$ 15,000	\$ -	erosion repairs
115	Mitigation Area Monitoring & Maintenance	\$ 8,525	\$ 11,367	\$ 14,800	\$ 3,433	\$ 14,800	\$ -	\$850/month + \$1450 & \$850 semi-annual events
116	Aquatic Plant Replacement	\$ -	\$ -	\$ -	\$ -	\$ 5,000	\$ 5,000	
128	General Liability Insurance	\$ 2,250	\$ 2,250	\$ 3,500	\$ 1,250	\$ 2,600	\$ (900)	current + 15%
129	Property Insurance	\$ 1,335	\$ 1,335	\$ 4,800	\$ 3,465	\$ 2,000	\$ (2,800)	current + 15%
133	Landscape Maintenance	\$ 76,975	\$ 102,633	\$ 100,000	\$ (2,633)	\$ 132,015	\$ 32,015	includes maintenance, fert, pest control, annuals, and mulch
142	Irrigation Repairs	\$ 3,367	\$ 4,489	\$ 5,000	\$ 511	\$ 5,000	\$ -	
145	Landscape Replacement Plants, Shrubs, Trees	\$ 12,100	\$ 16,133	\$ 20,520	\$ 4,387	\$ 15,000	\$ (5,520)	
150	Road & Street Facilities							
151	Gate Phone	\$ 1,125	\$ 1,500	\$ 1,650	\$ 150	\$ 1,650	\$ -	Verizon
159	Parks & Recreation							
204	Wildlife Management Services	\$ 2,400	\$ 3,200	\$ -	\$ (3,200)	\$ 14,400	\$ 14,400	hog trapping
215	Contingency							
217	Miscellaneous Contingency	\$ 29,481	\$ 39,308	\$ 15,134	\$ (24,174)	\$ 10,000	\$ (5,134)	
218	Capital Reserves	\$ -	\$ 20,000	\$ 20,000	\$ -	\$ -	\$ (20,000)	increase for future road repairs - moved to reserve fund budget
221	Field Operations Subtotal	\$ 210,959	\$ 300,084	\$ 299,404	\$ (680)	\$ 319,373	\$ 19,969	
222								
223	Contingency for County TRIM Notice							
224								
225	TOTAL EXPENDITURES	\$ 275,972	\$ 384,198	\$ 388,600	\$ 4,402	\$ 404,689	\$ 16,089	
226								
227	EXCESS OF REVENUES OVER EXPENDITURES	\$ 130,859	\$ 22,774	\$ -	\$ (22,774)	\$ -	\$ -	
228								

Final Budget
Cordoba Ranch Community Development District
Reserve Fund
Fiscal Year 2015/2016

	Chart of Accounts Classification	Actual YTD through 06/30/15	Projected Annual Totals 2014/2015	Annual Budget for 2014/2015	Projected Budget variance for 2014/2015	Budget for 2015/2016	Budget Increase (Decrease) vs 2014/2015	Comments
1								
2	REVENUES							
3								
4	Special Assessments							
5	Tax Roll*	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
7	Contributions & Donations from Private Sources							
8	Developer Contributions	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
12								
13	TOTAL REVENUES	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
14								
15	Balance Forward from Prior Year	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
16								
17	TOTAL REVENUES AND BALANCE FORWARD	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
18								
19	<i>*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.</i>							
20								
21	EXPENDITURES							
22								
23	Contingency							
24	Capital Reserves	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
26								
27	TOTAL EXPENDITURES	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
28								
29	EXCESS OF REVENUES OVER EXPENDITURES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
30								

Budget Template
Cordoba Ranch Community Development District
Debt Service
Fiscal Year 2015/2016

Chart of Accounts Classification	Series 2006	Budget for 2015/2016
REVENUES		
Special Assessments		
Net Special Assessments	\$600,537.19	\$600,537.19
TOTAL REVENUES	\$600,537.19	\$600,537.19
EXPENDITURES		
Administrative		
Financial & Administrative		
Bank Fees		\$0.00
Debt Service Obligation	\$600,537.19	\$600,537.19
Administrative Subtotal	\$600,537.19	\$600,537.19
TOTAL EXPENDITURES	\$600,537.19	\$600,537.19
EXCESS OF REVENUES OVER EXPENDITURES	\$0.00	\$0.00

Collection and Discount % applicable to the county: 8.0%

Gross assessments \$652,757.82

Notes:

Tax Roll Collection Costs for Hillsborough County is 8.0% of Tax Roll. Budgeted net of tax roll assessments.
See Assessment Table.

Cordoba Ranch Community Development District

FISCAL YEAR 2015/2016 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

2015/2016 O&M Budget	\$516,689.00
Hillsborough County 8% Collection Cost:	\$44,929.48
2015/2016 Total:	<u>\$561,618.48</u>

2014/2015 O&M Budget	\$388,600.00
2015/2016 O&M Budget	\$516,689.00
Total Difference:	<u><u>\$128,089.00</u></u>

	<u>PER UNIT ANNUAL ASSESSMENT</u>		<u>Proposed Increase / Decrease</u>	
	<u>2014/2015</u>	<u>2015/2016</u>	<u>\$</u>	<u>%</u>
Debt Service - Single Family	\$2,282.37	\$2,282.37	\$0.00	0.00%
Operations/Maintenance - Single Family	\$1,476.89	\$1,963.70	\$486.81	32.96%
Total	<u>\$3,759.26</u>	<u>\$4,246.07</u>	<u>\$486.81</u>	<u>12.95%</u>

CORDOBA RANCH

FISCAL YEAR 2015/2016 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		\$516,689.00
COLLECTION COSTS @	8.0%	\$44,929.48
TOTAL O&M ASSESSMENT		<u>\$561,618.48</u>

LOT SIZE	UNITS ASSESSED		ALLOCATION OF O&M ASSESSMENT				PER LOT ANNUAL ASSESSMENT		
	SERIES 2006		EAU FACTOR	TOTAL	% TOTAL	TOTAL	O&M	DEBT	TOTAL ⁽³⁾
	O&M	DEBT SERVICE ⁽¹⁾		EAU's	EAU's	O&M BUDGET		SERVICE ⁽²⁾	
Single Family	286	286	1.00	286.00	100.00%	\$561,618.48	\$1,963.70	\$2,282.37	\$4,246.07
	<u>286</u>	<u>286</u>		<u>286.00</u>	<u>100.00%</u>	<u>\$561,618.48</u>			
LESS: Hillsborough County Collection Costs and Early Payment Discount Costs						(\$44,929.48)			
Net Revenue to be Collected						<u>\$516,689.00</u>			

⁽¹⁾ Reflects the number of total lots with Series 2006 debt outstanding.

⁽²⁾ Annual debt service assessment per lot adopted in connection with the Series 2006 bond issue. Annual assessment includes principal, interest, Hillsborough County collection costs and early payment discount costs.

⁽³⁾ Annual assessment that will appear on November 2015 Hillsborough County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.

Tab 5

RESOLUTION 2015-04

THE ANNUAL APPROPRIATION RESOLUTION OF THE CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT (THE “DISTRICT”) RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2015, AND ENDING SEPTEMBER 30, 2016.

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June, 2015, 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 Cordoba Ranch 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 July 28, 2015, at 9:30 a.m., 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, the District Manager posted the Proposed Budget on the District’s website at least two days before the public hearing or transmitted the Proposed Budget to the manager or administrator of Hillsborough County for posting on its website; 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 THE CORDOBA RANCH 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 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 2014/2015 and/or revised projections for fiscal year 2015/2016.
- 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 the Cordoba Ranch Community Development District for the Fiscal Year Beginning October 1, 2015, and Ending September 30, 2016, as adopted by the Board of Supervisors on July 28, 2015.
- d. The final adopted budget shall be posted by the District Manager on the District’s official website within thirty (30) days after adoption or shall be transmitted to the manager or administrator of Hillsborough County for posting on its website.

Section 2. Appropriations

There is hereby appropriated out of the revenues of the Cordoba Ranch Community Development District, for the fiscal year beginning October 1, 2015, and ending September 30, 2016, the sum of \$1,117,226.19 to be raised by the levy of assessments and 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>\$516,689.00</u>
TOTAL DEBT SERVICE FUNDS	<u>\$600,537.19</u>
TOTAL ALL FUNDS	<u>\$1,117,226.19*</u>

*Not inclusive of any collection costs.

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. The Board may authorize a transfer of the unexpended balance or portion thereof of any appropriation item.

- b. The Board may authorize an appropriation from the unappropriated balance of any fund.
- c. The 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. Other transfers 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 28th day of July, 2015.

ATTEST:

**CORDOBA RANCH COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Name: _____
Assistant Secretary

By: _____
Barry Karpay
Chair of the Board of Supervisors

Exhibit A: 2015/2016 Budget

Exhibit A: 2015/2016 Budget

**CORDOBA RANCH
COMMUNITY DEVELOPMENT DISTRICT
Approved Budget Proposal Packet for
Fiscal Year 2015/2016**

The following are enclosed in this Budget Proposal Packet:

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Cordoba Ranch Community Development District
Final Budget
General Fund
Fiscal Year 2015/2016

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89	Utility Services	\$ 3,501	\$ 4,668	\$ 7,500	\$ 2,832	\$ 8,500	\$ 1,000	slight increase for new fountain installation
90	Street Lights	\$ 42,256	\$ 56,341	\$ 61,200	\$ 4,859	\$ 61,200	\$ -	Phase 1 & 1A
111	Aquatic Maintenance	\$ 8,775	\$ 11,700	\$ 11,700	\$ -	\$ 12,408	\$ 708	contract \$1,034/mo
112	Fountain Service Repairs & Maintenance	\$ -	\$ -	\$ 2,500	\$ 2,500	\$ 2,500	\$ -	
113	Lake/Pond Bank Maintenance	\$ 8,842	\$ 11,789	\$ 15,000	\$ 3,211	\$ 15,000	\$ -	erosion repairs
115	Mitigation Area Monitoring & Maintenance	\$ 8,525	\$ 11,367	\$ 14,800	\$ 3,433	\$ 14,800	\$ -	\$850/month + \$1450 & \$850 semi-annual events
116	Aquatic Plant Replacement	\$ -	\$ -	\$ -	\$ -	\$ 5,000	\$ 5,000	
128	General Liability Insurance	\$ 2,250	\$ 2,250	\$ 3,500	\$ 1,250	\$ 2,600	\$ (900)	current + 15%
129	Property Insurance	\$ 1,335	\$ 1,335	\$ 4,800	\$ 3,465	\$ 2,000	\$ (2,800)	current + 15%
133	Landscape Maintenance	\$ 76,975	\$ 102,633	\$ 100,000	\$ (2,633)	\$ 132,015	\$ 32,015	includes maintenance, fert, pest control, annuals, and mulch
142	Irrigation Repairs	\$ 3,367	\$ 4,489	\$ 5,000	\$ 511	\$ 5,000	\$ -	
145	Landscape Replacement Plants, Shrubs, Trees	\$ 12,100	\$ 16,133	\$ 20,520	\$ 4,387	\$ 15,000	\$ (5,520)	
150	Road & Street Facilities							
151	Gate Phone	\$ 1,125	\$ 1,500	\$ 1,650	\$ 150	\$ 1,650	\$ -	Verizon
159	Parks & Recreation							
204	Wildlife Management Services	\$ 2,400	\$ 3,200	\$ -	\$ (3,200)	\$ 14,400	\$ 14,400	hog trapping
215	Contingency							
217	Miscellaneous Contingency	\$ 29,481	\$ 39,308	\$ 15,134	\$ (24,174)	\$ 10,000	\$ (5,134)	
218	Capital Reserves	\$ -	\$ 20,000	\$ 20,000	\$ -	\$ -	\$ (20,000)	increase for future road repairs - moved to reserve fund budget
221	Field Operations Subtotal	\$ 210,959	\$ 300,084	\$ 299,404	\$ (680)	\$ 319,373	\$ 19,969	
222								
223	Contingency for County TRIM Notice							
224								
225	TOTAL EXPENDITURES	\$ 275,972	\$ 384,198	\$ 388,600	\$ 4,402	\$ 404,689	\$ 16,089	
226								
227	EXCESS OF REVENUES OVER EXPENDITURES	\$ 130,859	\$ 22,774	\$ -	\$ (22,774)	\$ -	\$ -	
228								

Final Budget
Cordoba Ranch Community Development District
Reserve Fund
Fiscal Year 2015/2016

	Chart of Accounts Classification	Actual YTD through 06/30/15	Projected Annual Totals 2014/2015	Annual Budget for 2014/2015	Projected Budget variance for 2014/2015	Budget for 2015/2016	Budget Increase (Decrease) vs 2014/2015	Comments
1								
2	REVENUES							
3								
4	Special Assessments							
5	Tax Roll*	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
7	Contributions & Donations from Private Sources							
8	Developer Contributions	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
12								
13	TOTAL REVENUES	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
14								
15	Balance Forward from Prior Year	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
16								
17	TOTAL REVENUES AND BALANCE FORWARD	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
18								
19	<i>*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.</i>							
20								
21	EXPENDITURES							
22								
23	Contingency							
24	Capital Reserves	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
26								
27	TOTAL EXPENDITURES	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
28								
29	EXCESS OF REVENUES OVER EXPENDITURES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
30								

Budget Template
Cordoba Ranch Community Development District
Debt Service
Fiscal Year 2015/2016

Chart of Accounts Classification	Series 2006	Budget for 2015/2016
REVENUES		
Special Assessments		
Net Special Assessments	\$600,537.19	\$600,537.19
TOTAL REVENUES	\$600,537.19	\$600,537.19
EXPENDITURES		
Administrative		
Financial & Administrative		
Bank Fees		\$0.00
Debt Service Obligation	\$600,537.19	\$600,537.19
Administrative Subtotal	\$600,537.19	\$600,537.19
TOTAL EXPENDITURES	\$600,537.19	\$600,537.19
EXCESS OF REVENUES OVER EXPENDITURES	\$0.00	\$0.00

Collection and Discount % applicable to the county: 8.0%

Gross assessments \$652,757.82

Notes:

Tax Roll Collection Costs for Hillsborough County is 8.0% of Tax Roll. Budgeted net of tax roll assessments.
See Assessment Table.

Cordoba Ranch Community Development District

FISCAL YEAR 2015/2016 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

2015/2016 O&M Budget	\$516,689.00
Hillsborough County 8% Collection Cost:	\$44,929.48
2015/2016 Total:	<u>\$561,618.48</u>

2014/2015 O&M Budget	\$388,600.00
2015/2016 O&M Budget	\$516,689.00
Total Difference:	<u><u>\$128,089.00</u></u>

	<u>PER UNIT ANNUAL ASSESSMENT</u>		<u>Proposed Increase / Decrease</u>	
	<u>2014/2015</u>	<u>2015/2016</u>	<u>\$</u>	<u>%</u>
Debt Service - Single Family	\$2,282.37	\$2,282.37	\$0.00	0.00%
Operations/Maintenance - Single Family	\$1,476.89	\$1,963.70	\$486.81	32.96%
Total	<u>\$3,759.26</u>	<u>\$4,246.07</u>	<u>\$486.81</u>	<u>12.95%</u>

CORDOBA RANCH

FISCAL YEAR 2015/2016 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		\$516,689.00
COLLECTION COSTS @	8.0%	\$44,929.48
TOTAL O&M ASSESSMENT		<u>\$561,618.48</u>

LOT SIZE	UNITS ASSESSED		ALLOCATION OF O&M ASSESSMENT				PER LOT ANNUAL ASSESSMENT		
	SERIES 2006		EAU FACTOR	TOTAL	% TOTAL	TOTAL	O&M	DEBT	TOTAL ⁽³⁾
	O&M	DEBT SERVICE ⁽¹⁾		EAU's	EAU's	O&M BUDGET		SERVICE ⁽²⁾	
Single Family	286	286	1.00	286.00	100.00%	\$561,618.48	\$1,963.70	\$2,282.37	\$4,246.07
	<u>286</u>	<u>286</u>		<u>286.00</u>	<u>100.00%</u>	<u>\$561,618.48</u>			
LESS: Hillsborough County Collection Costs and Early Payment Discount Costs						(\$44,929.48)			
Net Revenue to be Collected						<u>\$516,689.00</u>			

⁽¹⁾ Reflects the number of total lots with Series 2006 debt outstanding.

⁽²⁾ Annual debt service assessment per lot adopted in connection with the Series 2006 bond issue. Annual assessment includes principal, interest, Hillsborough County collection costs and early payment discount costs.

⁽³⁾ Annual assessment that will appear on November 2015 Hillsborough County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.

Tab 6

RESOLUTION 2015-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT IMPOSING SPECIAL ASSESSMENTS; PROVIDING FOR COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS; ADOPTING AND CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENT OF THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Cordoba Ranch 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 Hillsborough County, Florida (the “County”); and

WHEREAS, the District owns and operates various infrastructure improvements and provides certain services in accordance with Chapter 190, Florida Statutes; and

WHEREAS, the Board of Supervisors (the “Board”) of the District hereby determines to undertake various operations and maintenance activities described in the District’s budget for fiscal year 2015/2016 (“Operations and Maintenance Budget”), attached hereto as **Exhibit “A”** and incorporated as a material part of this Resolution by this reference; and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance services and facilities provided by the District as described in the District’s Operation and Maintenance Budget; 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, Chapter 197, Florida Statutes, provides a mechanism pursuant to which such special assessments may be placed on the County Tax Roll and collected by the County Tax Collector (“Uniform Method”); and

WHEREAS, the District has, by resolution and public notice, previously evidenced its intention to utilize the Uniform Method; and

WHEREAS, the District has approved an agreement with the Hillsborough County Property Appraiser (the “Property Appraiser”) and Hillsborough County Tax Collector (the “Tax Collector”) to provide for the collection of 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 on all assessable lands for operations and maintenance in the amount contained in the Operation and Maintenance Budget; and

WHEREAS, the District desires to levy and collect special assessments reflecting each parcel’s portion of the District’s Operations and Maintenance Budget; and

WHEREAS, it is in the best interests of the District to adopt the Assessment Roll of the Cordoba Ranch 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 portion of the Assessment Roll on the parcels designated in **Exhibit “B”** to the 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 adopted herein, including that portion certified to the 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 CORDOBA RANCH 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 benefited lands is shown in **Exhibits “A”** and **“B”**.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapter 190 of the Florida Statutes, and using procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefited 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 AND DUE DATE. The District certifies all assessments for debt service and operations and maintenance for collection pursuant to Chapters 190 and 197, Florida Statutes. All assessments collected by the Tax Collector shall be due and payable as provided in Chapter 197, Florida Statutes.

SECTION 4. ASSESSMENT ROLL. The District's Assessment Roll, attached to this Resolution as **Exhibit “B”**, is hereby certified and adopted.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the Hillsborough County property roll by the Property Appraiser after the date of this Resolution, and shall amend the Districts Assessment Roll in accordance with any such updates, for such time as authorized by Florida law. 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 Cordoba Ranch Community Development District.

PASSED AND ADOPTED this 28th day of July, 2015.

ATTEST:

**CORDOBA RANCH COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Name: _____
Assistant Secretary

By: _____
Barry Karpay
Chair of the Board of Supervisors

**Exhibit “A” – Fiscal Year 2015/2016 Budget
Exhibit “B” – Assessment Roll**

Exhibit “A” – Fiscal Year 2015/2016 Budget

**CORDOBA RANCH
COMMUNITY DEVELOPMENT DISTRICT
Approved Budget Proposal Packet for
Fiscal Year 2015/2016**

The following are enclosed in this Budget Proposal Packet:

- Proposed General Fund Budget & Debt Service Fund Budget worksheets for Fiscal Year 2015/2016.
- Assessment Charts from current Fiscal Year and Assessment Charts for Fiscal Year 2015/2016 if budgeted were to be adopted as proposed.
- General Fund Budget & Debt Service Fund Budget Account Category Description for Fiscal Year 2015/2016.

THE BUDGET PROPOSAL PACKET FOR FISCAL YEAR 2015/2016 IS SIMPLY A PROPOSED BUDGET AND PROPOSED LEVEL OF ASSESSMENTS WHICH ARE DONE AS PART OF THE BUDGET PROCESS. THESE ARE NOT FINAL AND SHOULD NOT BE CONSTRUED AS FINAL, UNTIL AFTER THE BOARD OF SUPERVISORS HAS HELD A PUBLIC HEARING ON THE BUDGET AND ADOPTED THE FINAL BUDGET AND LEVIED ASSESSMENTS.

Cordoba Ranch Community Development District
Final Budget
General Fund
Fiscal Year 2015/2016

	Chart of Accounts Classification	Actual YTD through 06/30/15	Projected Annual Totals 2014/2015	Annual Budget for 2014/2015	Projected Budget variance for 2014/2015	Budget for 2015/2016	Budget Increase (Decrease) vs 2014/2015	Comments
1								
2	REVENUES							
12	Interest Earnings							
13	Interest Earnings	\$ 141	\$ 188	\$ -	\$ 188	\$ -	\$ -	
14	Special Assessments							
15	Tax Roll*	\$ 294,993	\$ 294,993	\$ 388,600	\$ (93,607)	\$ 404,689	\$ 16,089	\$112K moved to reserve fund budget
17	Off Roll*	\$ 111,417	\$ 111,417	\$ -	\$ 111,417	\$ -	\$ -	
18	Contributions & Donations from Private Sources							
19	Developer Contributions	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
21	Other Miscellaneous Revenues				\$ -			
24	Miscellaneous Revenues	\$ 280	\$ 373	\$ -	\$ (373)	\$ -	\$ -	
31					\$ -			
32	TOTAL REVENUES	\$ 406,831	\$ 406,971	\$ 388,600	\$ (18,371)	\$ 404,689	\$ 16,089	
33								
34	Balance Forward from Prior Year	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
35								
36	TOTAL REVENUES AND BALANCE FORWARD	\$ 406,831	\$ 406,971	\$ 388,600	\$ (18,371)	\$ 404,689	\$ 16,089	
	<i>*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.</i>							
38	EXPENDITURES - ADMINISTRATIVE							
39								
42	Financial & Administrative							
43	Administrative Services	\$ 4,419	\$ 5,892	\$ 5,892	\$ -	\$ 4,500	\$ (1,392)	
44	District Management	\$ 15,635	\$ 20,847	\$ 20,847	\$ 0	\$ 20,721	\$ (126)	
45	District Engineer	\$ 3,663	\$ 4,884	\$ 7,500	\$ 2,616	\$ 7,500	\$ -	
46	Disclosure Report	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	\$ 5,000	\$ -	
47	Trustees Fees	\$ 2,513	\$ 3,233	\$ 3,500	\$ 267	\$ 3,500	\$ -	
49	Financial Consulting Services	\$ 4,419	\$ 5,892	\$ 5,892	\$ -	\$ 8,600	\$ 2,708	
50	Accounting Services	\$ 9,518	\$ 12,691	\$ 12,690	\$ (1)	\$ 11,500	\$ (1,190)	
51	Auditing Services	\$ 4,500	\$ 4,500	\$ 4,500	\$ -	\$ 4,500	\$ -	need new contract for FY 15
52	Arbitrage Rebate Calculation	\$ -	\$ 650	\$ 650	\$ -	\$ 650	\$ -	
57	Public Officials Liability Insurance	\$ 1,850	\$ 2,836	\$ 3,300	\$ 464	\$ 2,200	\$ (1,100)	actual + 15%
58	Legal Advertising	\$ 860	\$ 1,147	\$ 750	\$ (397)	\$ 750	\$ -	
60	Dues, Licenses & Fees	\$ 175	\$ 175	\$ 175	\$ -	\$ 175	\$ -	
64	Website Fees & Maintenance	\$ -	\$ -	\$ 3,500	\$ 3,500	\$ 720	\$ (2,780)	CDD website
65	Legal Counsel							
66	District Counsel	\$ 11,721	\$ 15,628	\$ 15,000	\$ (628)	\$ 15,000	\$ -	
67	Trustee Counsel	\$ 740	\$ 740	\$ -	\$ (740)	\$ -	\$ -	
71					\$ -			
72	Administrative Subtotal	\$ 65,013	\$ 84,114	\$ 89,196	\$ 5,082	\$ 85,316	\$ (3,880)	
73								
74	EXPENDITURES - FIELD OPERATIONS							
79	Security Operations							
81	Guard & Gate Facility Maintenance	\$ 1,352	\$ 1,803	\$ 4,800	\$ 2,997	\$ 4,800	\$ -	Damages, vandalism etc..
86	Security Camera Maintenance	\$ 1,575	\$ 2,100	\$ 2,500	\$ 400	\$ 2,500	\$ -	Envera Service Plan \$175/month
87	Security Monitoring Services	\$ 7,100	\$ 9,467	\$ 8,800	\$ (667)	\$ 10,000	\$ 1,200	Envera Monitoring \$600/month + additional residents
88	Electric Utility Services							
89	Utility Services	\$ 3,501	\$ 4,668	\$ 7,500	\$ 2,832	\$ 8,500	\$ 1,000	slight increase for new fountain installation
90	Street Lights	\$ 42,256	\$ 56,341	\$ 61,200	\$ 4,859	\$ 61,200	\$ -	Phase 1 & 1A
111	Aquatic Maintenance	\$ 8,775	\$ 11,700	\$ 11,700	\$ -	\$ 12,408	\$ 708	contract \$1,034/mo
112	Fountain Service Repairs & Maintenance	\$ -	\$ -	\$ 2,500	\$ 2,500	\$ 2,500	\$ -	
113	Lake/Pond Bank Maintenance	\$ 8,842	\$ 11,789	\$ 15,000	\$ 3,211	\$ 15,000	\$ -	erosion repairs
115	Mitigation Area Monitoring & Maintenance	\$ 8,525	\$ 11,367	\$ 14,800	\$ 3,433	\$ 14,800	\$ -	\$850/month + \$1450 & \$850 semi-annual events
116	Aquatic Plant Replacement	\$ -	\$ -	\$ -	\$ -	\$ 5,000	\$ 5,000	
128	General Liability Insurance	\$ 2,250	\$ 2,250	\$ 3,500	\$ 1,250	\$ 2,600	\$ (900)	current + 15%
129	Property Insurance	\$ 1,335	\$ 1,335	\$ 4,800	\$ 3,465	\$ 2,000	\$ (2,800)	current + 15%
133	Landscape Maintenance	\$ 76,975	\$ 102,633	\$ 100,000	\$ (2,633)	\$ 132,015	\$ 32,015	includes maintenance, fert, pest control, annuals, and mulch
142	Irrigation Repairs	\$ 3,367	\$ 4,489	\$ 5,000	\$ 511	\$ 5,000	\$ -	
145	Landscape Replacement Plants, Shrubs, Trees	\$ 12,100	\$ 16,133	\$ 20,520	\$ 4,387	\$ 15,000	\$ (5,520)	
150	Road & Street Facilities							
151	Gate Phone	\$ 1,125	\$ 1,500	\$ 1,650	\$ 150	\$ 1,650	\$ -	Verizon
159	Parks & Recreation							
204	Wildlife Management Services	\$ 2,400	\$ 3,200	\$ -	\$ (3,200)	\$ 14,400	\$ 14,400	hog trapping
215	Contingency							
217	Miscellaneous Contingency	\$ 29,481	\$ 39,308	\$ 15,134	\$ (24,174)	\$ 10,000	\$ (5,134)	
218	Capital Reserves	\$ -	\$ 20,000	\$ 20,000	\$ -	\$ -	\$ (20,000)	increase for future road repairs - moved to reserve fund budget
221	Field Operations Subtotal	\$ 210,959	\$ 300,084	\$ 299,404	\$ (680)	\$ 319,373	\$ 19,969	
222								
223	Contingency for County TRIM Notice							
224								
225	TOTAL EXPENDITURES	\$ 275,972	\$ 384,198	\$ 388,600	\$ 4,402	\$ 404,689	\$ 16,089	
226								
227	EXCESS OF REVENUES OVER EXPENDITURES	\$ 130,859	\$ 22,774	\$ -	\$ (22,774)	\$ -	\$ -	
228								

Final Budget
Cordoba Ranch Community Development District
Reserve Fund
Fiscal Year 2015/2016

	Chart of Accounts Classification	Actual YTD through 06/30/15	Projected Annual Totals 2014/2015	Annual Budget for 2014/2015	Projected Budget variance for 2014/2015	Budget for 2015/2016	Budget Increase (Decrease) vs 2014/2015	Comments
1								
2	REVENUES							
3								
4	Special Assessments							
5	Tax Roll*	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
7	Contributions & Donations from Private Sources							
8	Developer Contributions	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
12								
13	TOTAL REVENUES	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
14								
15	Balance Forward from Prior Year	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
16								
17	TOTAL REVENUES AND BALANCE FORWARD	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
18								
19	<i>*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.</i>							
20								
21	EXPENDITURES							
22								
23	Contingency							
24	Capital Reserves	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
26								
27	TOTAL EXPENDITURES	\$ 20,000	\$ 20,000	\$ 20,000	\$ -	\$ 112,000	\$ 92,000	
28								
29	EXCESS OF REVENUES OVER EXPENDITURES	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
30								

Budget Template
Cordoba Ranch Community Development District
Debt Service
Fiscal Year 2015/2016

Chart of Accounts Classification	Series 2006	Budget for 2015/2016
REVENUES		
Special Assessments		
Net Special Assessments	\$600,537.19	\$600,537.19
TOTAL REVENUES	\$600,537.19	\$600,537.19
EXPENDITURES		
Administrative		
Financial & Administrative		
Bank Fees		\$0.00
Debt Service Obligation	\$600,537.19	\$600,537.19
Administrative Subtotal	\$600,537.19	\$600,537.19
TOTAL EXPENDITURES	\$600,537.19	\$600,537.19
EXCESS OF REVENUES OVER EXPENDITURES	\$0.00	\$0.00

Collection and Discount % applicable to the county: 8.0%

Gross assessments \$652,757.82

Notes:

Tax Roll Collection Costs for Hillsborough County is 8.0% of Tax Roll. Budgeted net of tax roll assessments.
See Assessment Table.

Cordoba Ranch Community Development District

FISCAL YEAR 2015/2016 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

2015/2016 O&M Budget	\$516,689.00
Hillsborough County 8% Collection Cost:	\$44,929.48
2015/2016 Total:	<u>\$561,618.48</u>

2014/2015 O&M Budget	\$388,600.00
2015/2016 O&M Budget	\$516,689.00
Total Difference:	<u><u>\$128,089.00</u></u>

	<u>PER UNIT ANNUAL ASSESSMENT</u>		<u>Proposed Increase / Decrease</u>	
	<u>2014/2015</u>	<u>2015/2016</u>	<u>\$</u>	<u>%</u>
Debt Service - Single Family	\$2,282.37	\$2,282.37	\$0.00	0.00%
Operations/Maintenance - Single Family	\$1,476.89	\$1,963.70	\$486.81	32.96%
Total	<u>\$3,759.26</u>	<u>\$4,246.07</u>	<u>\$486.81</u>	<u>12.95%</u>

CORDOBA RANCH

FISCAL YEAR 2015/2016 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		\$516,689.00
COLLECTION COSTS @	8.0%	\$44,929.48
TOTAL O&M ASSESSMENT		<u>\$561,618.48</u>

LOT SIZE	UNITS ASSESSED		ALLOCATION OF O&M ASSESSMENT				PER LOT ANNUAL ASSESSMENT		
	SERIES 2006		EAU FACTOR	TOTAL	% TOTAL	TOTAL	O&M	DEBT	TOTAL ⁽³⁾
	O&M	DEBT SERVICE ⁽¹⁾		EAU's	EAU's	O&M BUDGET		SERVICE ⁽²⁾	
Single Family	286	286	1.00	286.00	100.00%	\$561,618.48	\$1,963.70	\$2,282.37	\$4,246.07
	<u>286</u>	<u>286</u>		<u>286.00</u>	<u>100.00%</u>	<u>\$561,618.48</u>			
LESS: Hillsborough County Collection Costs and Early Payment Discount Costs						(\$44,929.48)			
Net Revenue to be Collected						<u>\$516,689.00</u>			

⁽¹⁾ Reflects the number of total lots with Series 2006 debt outstanding.

⁽²⁾ Annual debt service assessment per lot adopted in connection with the Series 2006 bond issue. Annual assessment includes principal, interest, Hillsborough County collection costs and early payment discount costs.

⁽³⁾ Annual assessment that will appear on November 2015 Hillsborough County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.

Exhibit “B” – Assessment Roll

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT 2015 ASSESSMENT LIEN ROLL									
Folio	Mail Name	Mail Address 1	Legal 2	LU	SERIES 2006 REMAINING PRINCIPAL ⁽¹⁾	SERIES 2006 DEBT SERVICE	O&M	TOTAL	
0337325558	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 10	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325560	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 10	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325562	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 10	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325564	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 10	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325566	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 10	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325568	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 10	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325570	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 10	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325572	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 11	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325574	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 11	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325576	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 11	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325496	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 7	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325498	MATTHEW AND ZHANG FUREY	3126 CORDOBA RANCH BLVD	LOT 2 BLOCK 7	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325578	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 14	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325580	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 14	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325582	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 14	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325584	JOEL AND MONIKA MARRERO	3113 CORDOBA RANCH BLVD	LOT 4 BLOCK 14	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325586	MICHAEL C AND JENNIFER E MCCORD	3111 CORDOBA RANCH BLVD	LOT 5 BLOCK 14	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325588	VANDALIVIA FARIAS	3109 CORDOBA RANCH BLVD	LOT 6 BLOCK 14	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325590	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 14	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325592	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 14 LESS FOLLOWING PROPERTY:	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325593	CORDOBA RANCH CDD	3434 COLWELL AVE STE 200	PART OF LOT 8 BLK 14 DESC AS FOLLOWS:BEG AT	0	\$0.00	\$0.00	\$0.00	\$0.00	
0337325779	CORDOBA PROPERTY OWNERS ASSOC INC	3434 COLWELL AVE STE 200	TRACT E	0	\$0.00	\$0.00	\$0.00	\$0.00	
0337325778	CORDOBA RANCH CDD	3434 COLWELL AVE STE 200	TRACTS A THR D...TRACTS F THRU H...J THRU Z.	0	\$0.00	\$0.00	\$0.00	\$0.00	
0337325780	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	TRACT FD-1 THRU FD-11 LESS FOLLOWING TRACT:	UNPLATTED	\$2,177,587.08	\$172,181.96	\$148,141.20	\$320,323.16	
0337325781	CORDOBA RANCH CDD	3434 COLWELL AVE STE 200	PART OF TRACT FD-1 DESCRIBED ASFOLLOWS: COM AT	0	\$0.00	\$0.00	\$0.00	\$0.00	
0337325402	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325404	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325406	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325408	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325410	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325412	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325414	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325416	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325418	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325420	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325422	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 11 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325424	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 12 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325426	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 13 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325428	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 14 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325430	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 15 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325432	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 16 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325434	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 17 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325436	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 18 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325438	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 19 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325440	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 20 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325442	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 21 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325444	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 22 BLOCK 1	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325446	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325448	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325450	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325452	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325454	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325456	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325458	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325460	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325462	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325464	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325466	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 11 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325468	WILLIAM T RENK JR AND CELESTE A BUSH	17914 HOWSMOOR PL	LOT 12 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325470	JAMES THERRIEN AND KIMBERLY WAGENHOFER	17916 HOWSMOOR PL	LOT 13 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325472	FRANK T SMITH	17918 HOWSMOOR PL	LOT 14 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325474	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 15 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325476	KALPESH S AND DIPTIBEN H PATEL	17922 HOWSMOOR PL	LOT 16 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325478	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 17 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325480	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 18 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325482	CHARLES J AND ERICA L CONLEY	17909 HOWSMOOR PL	LOT 19 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325484	MATTHEW J ATTARDO	17907 HOWSMOOR PL	LOT 20 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	
0337325486	JACOB E SCHMIDT	17905 HOWSMOOR PL	LOT 21 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38	

**CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT
2015 ASSESSMENT LIEN ROLL**

Folio	Mail Name	Mail Address 1	Legal 2	LU	SERIES 2006 REMAINING PRINCIPAL ⁽¹⁾	SERIES 2006 DEBT SERVICE	O&M	TOTAL
0337325488	EUGENE AND LAURA CHANDLER	17903 HOWSMOOR PL	LOT 22 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325490	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 23 BLOCK 2	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325492	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 6	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325494	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 6	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325500	CRAIG AND JENNIFER TRAUTMAN	3128 CORDOBA RANCH BLVD	LOT 3 BLOCK 7	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325502	DONALD L AND DAWN HOFFMAN	3130 CORDOBA RANCH BLVD	LOT 4 BLOCK 7	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325504	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 7	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325506	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325508	ANA LUISA REYES AVILA	3226 CORDOBA RANCH BLVD	LOT 2 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325510	BRUCE H AND MARIA J MARKS	3228 CORDOBA RANCH BLVD	LOT 3 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325512	ROBERTO AND KATIE L DIAZ	3230 CORDOBA RANCH BLVD	LOT 4 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325514	MARY ANN GARDNER	3232 CORDOBA RANCH BLVD	LOT 5 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325516	MANISH R SHARMA AND NICOLE L MYERS	3234 CORDOBA RANCH BLVD	LOT 6 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325518	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325520	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325522	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325524	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325526	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 11 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325528	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 12 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325530	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 13 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325532	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 14 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325534	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 15 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325536	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 16 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325538	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 17 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325540	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 18 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325542	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 19 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325544	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 20 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325546	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 21 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325548	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 22 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325550	KEITH L AND NANCY J V DOWNEY / TRUSTEES	3205 CORDOBA RANCH BLVD	LOT 23 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325552	JUSTIN L AND CARISSA A PARKER	3203 CORDOBA RANCH BLVD	LOT 24 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325554	ALEKSANDAR AND MARIJA SEOVIC	3201 CORDOBA RANCH BLVD	LOT 25 BLOCK 8	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325556	RYAN E AND MICHELLE GACIO HARROLLE	3137 CORDOBA RANCH BLVD	LOT 1 BLOCK 9	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325594	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 21 BLOCK 17	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325596	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 22 BLOCK 17	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325598	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 23 BLOCK 17	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325600	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 24 BLOCK 17	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325602	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 25 BLOCK 17	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325604	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 26 BLOCK 17	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325606	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 27 BLOCK 17	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325608	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 28 BLOCK 17	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325610	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 29 BLOCK 17	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325612	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325614	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325616	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325618	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325620	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325622	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325624	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325626	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325628	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325630	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325632	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 11 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325634	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 12 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325636	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 13 BLOCK 18	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325638	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325640	WALTER A IV AND KELLEY E G FORDYCE	17841 NEWCASTLE FIELD DR	LOT 2 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325642	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325644	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325646	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325648	ANTHONY R AND TRICIA B SOUSAN	17833 NEWCASTLE FIELD DR	LOT 6 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325650	EDWARD E MADEO	17831 NEWCASTLE FIELD DR	LOT 7 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325652	GARRY L AND DEBRA A THASHO	17829 NEWCASTLE FIELD DR	LOT 8 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325654	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325656	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325658	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 11 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325660	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 12 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325662	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 13 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38

**CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT
2015 ASSESSMENT LIEN ROLL**

Folio	Mail Name	Mail Address 1	Legal 2	LU	SERIES 2006 REMAINING PRINCIPAL ⁽¹⁾	SERIES 2006 DEBT SERVICE	O&M	TOTAL
0337325664	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 14 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325666	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 15 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325668	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 16 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325670	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 17 BLOCK 19	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325678	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325680	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325682	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325684	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325686	ANDREW J AND KATTY WOZNIAK	17818 NEWCASTLE FIELD DR	LOT 5 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325688	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325690	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325692	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325694	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325696	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325698	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 11 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325700	THOMAS J AND DAWN E DOLAN ETAL	17710 DAISY FARM DR	LOT 12 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325702	VINCENT AND HEIDI BEKIEMPI	17712 DAISY FARM DR	LOT 13 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325704	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 14 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325706	IHTASHAM HABIB AND SOBIA ALI	17720 DAISY FARM DR	LOT 15 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325708	ROBERT AND RHONDA KONKEL	17722 DAISY FARM DR	LOT 16 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325710	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 17 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325712	GERARD HASSELBACH ET AL	17726 DAISY FARM DR	LOT 18 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325714	VINAYAK AND NIRMALA BHALANI	27 CHELSEA DR	LOT 19 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325716	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 20 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325718	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 21 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325720	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 22 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325722	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 23 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325724	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 24 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325726	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 25 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325728	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 26 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325730	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 27 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325732	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 28 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325734	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 29 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325736	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 30 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325738	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 31 BLOCK 22	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325740	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325742	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325744	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325746	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325748	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325750	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325752	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325754	SIMMON AND BETTY VEINGER	17709 DAISY FARM DR	LOT 8 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325756	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325758	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325760	JONAE C PECK-SIMPSON AND WILLIAM C SIMPSON JR	17811 DAISY FARM DR	LOT 11 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325762	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 12 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325764	WINTER AND DUNG NG	17815 DAISY FARM DR	LOT 13 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325766	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 14 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325768	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 15 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325770	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 16 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325772	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 17 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325774	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 18 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325776	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 19 BLOCK 23	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325792	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 3 LESS THE FOLLOWING DESC AS	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325794	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325796	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325798	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325800	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325802	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325804	CONSTANCE H WEAVER	17926 BRAMSHOT PL	LOT 7 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325806	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325808	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325810	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325812	RAFAEL AND WENDY CARRION	17921 BRAMSHOT PL	LOT 11 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325814	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 12 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325816	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 13 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325818	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 14 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT 2015 ASSESSMENT LIEN ROLL								
Folio	Mail Name	Mail Address 1	Legal 2	LU	SERIES 2006 REMAINING PRINCIPAL ⁽¹⁾	SERIES 2006 DEBT SERVICE	O&M	TOTAL
0337325820	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 15 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325822	ANIL CHOPRA AND PARUL ANEJA	17911 BRAMSHOT PL	LOT 16 BLOCK 3	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0336190000	DIANA G TRIPOLINO / ET AL	4186 NORTHMEADOW CIR	138.32 FT N 89 DEG 58 MIN 20 SEC W 534.71 FT FOR	0	\$0.00	\$0.00	\$0.00	\$0.00
0337325672	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 21	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325674	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 21	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0337325676	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 21	SF	\$26,555.94	\$2,099.78	\$1,806.60	\$3,906.38
0339400000	DIANA G TRIPOLINO / ET AL	C/O SBA TAX DEPT	55 FT S 00 DEG 02 MIN 56 SEC E 142 FT FOR POB S 00	0	\$0.00	\$0.00	\$0.00	\$0.00
					NET COLLECTIONS	\$7,594,998.84	\$600,537.08	\$516,687.60
								\$1,117,224.68

⁽¹⁾ For informational purposes only. Please contact the District Manager for a formal payoff.

TOTAL RECORDS	211
RECORDS ASSESSED	205
RECORDS NOT ASSESSED	6
 TOTAL ASSESSMENT	 \$1,117,224.68

**CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT
2015 ASSESSMENT ROLL (UNIFORM METHOD)**

Folio	Mail Name	Mail Address 1	Legal 2	LU	SERIES 2006 DEBT SERVICE	O&M	TOTAL
0337325558	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 10	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325560	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 10	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325562	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 10	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325564	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 10	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325566	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 10	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325568	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 10	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325570	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 10	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325572	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 11	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325574	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 11	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325576	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 11	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325496	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 7	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325498	MATTHEW AND ZHANG FUREY	3126 CORDOBA RANCH BLVD	LOT 2 BLOCK 7	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325578	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 14	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325580	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 14	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325582	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 14	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325584	JOEL AND MONIKA MARRERO	3113 CORDOBA RANCH BLVD	LOT 4 BLOCK 14	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325586	MICHAEL C AND JENNIFER E MCCORD	3111 CORDOBA RANCH BLVD	LOT 5 BLOCK 14	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325588	VANDALIVIA FARIAS	3109 CORDOBA RANCH BLVD	LOT 6 BLOCK 14	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325590	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 14	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325592	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 14 LESS FOLLOWING PROPERTY:	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325593	CORDOBA RANCH CDD	3434 COLWELL AVE STE 200	PART OF LOT 8 BLK 14 DESC AS FOLLOWS:BEG AT	0	\$0.00	\$0.00	\$0.00
0337325779	CORDOBA PROPERTY OWNERS ASSOC INC	3434 COLWELL AVE STE 200	TRACT E	0	\$0.00	\$0.00	\$0.00
0337325778	CORDOBA RANCH CDD	3434 COLWELL AVE STE 200	TRACTS A THR D...TRACTS F THRU H...J THRU Z.	0	\$0.00	\$0.00	\$0.00
0337325780	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	TRACT FD-1 THRU FD-11 LESS FOLLOWING TRACT:	UNPLATTED	\$0.00	\$0.00	\$0.00
0337325781	CORDOBA RANCH CDD	3434 COLWELL AVE STE 200	PART OF TRACT FD-1 DESCRIBED ASFOLLOWS: COM AT	0	\$0.00	\$0.00	\$0.00
0337325402	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325404	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325406	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325408	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325410	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325412	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325414	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325416	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325418	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325420	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325422	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 11 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325424	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 12 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325426	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 13 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325428	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 14 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325430	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 15 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325432	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 16 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325434	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 17 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325436	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 18 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325438	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 19 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325440	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 20 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325442	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 21 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325444	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 22 BLOCK 1	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325446	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325448	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325450	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325452	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325454	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325456	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325458	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325460	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325462	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325464	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325466	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 11 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325468	WILLIAM T RENK JR AND CELESTE A BUSH	17914 HOWSMOOR PL	LOT 12 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07

**CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT
2015 ASSESSMENT ROLL (UNIFORM METHOD)**

Folio	Mail Name	Mail Address 1	Legal 2	LU	SERIES 2006 DEBT SERVICE	O&M	TOTAL
0337325470	JAMES THERRIEN AND KIMBERLY WAGENHOFER	17916 HOWSMOOR PL	LOT 13 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325472	FRANK T SMITH	17918 HOWSMOOR PL	LOT 14 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325474	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 15 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325476	KALPESH S AND DIPTIBEN H PATEL	17922 HOWSMOOR PL	LOT 16 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325478	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 17 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325480	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 18 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325482	CHARLES J AND ERICA L CONLEY	17909 HOWSMOOR PL	LOT 19 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325484	MATTHEW J ATTARDO	17907 HOWSMOOR PL	LOT 20 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325486	JACOB E SCHMIDT	17905 HOWSMOOR PL	LOT 21 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325488	EUGENE AND LAURA CHANDLER	17903 HOWSMOOR PL	LOT 22 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325490	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 23 BLOCK 2	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325492	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 6	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325494	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 6	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325500	CRAIG AND JENNIFER TRAUTMAN	3128 CORDOBA RANCH BLVD	LOT 3 BLOCK 7	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325502	DONALD L AND DAWN HOFFMAN	3130 CORDOBA RANCH BLVD	LOT 4 BLOCK 7	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325504	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 7	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325506	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325508	ANA LUISA REYES AVILA	3226 CORDOBA RANCH BLVD	LOT 2 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325510	BRUCE H AND MARIA J MARKS	3228 CORDOBA RANCH BLVD	LOT 3 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325512	ROBERTO AND KATIE L DIAZ	3230 CORDOBA RANCH BLVD	LOT 4 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325514	MARY ANN GARDNER	3232 CORDOBA RANCH BLVD	LOT 5 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325516	MANISH R SHARMA AND NICOLE L MYERS	3234 CORDOBA RANCH BLVD	LOT 6 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325518	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325520	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325522	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325524	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325526	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 11 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325528	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 12 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325530	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 13 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325532	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 14 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325534	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 15 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325536	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 16 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325538	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 17 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325540	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 18 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325542	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 19 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325544	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 20 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325546	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 21 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325548	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 22 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325550	KEITH L AND NANCY J V DOWNEY / TRUSTEES	3205 CORDOBA RANCH BLVD	LOT 23 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325552	JUSTIN L AND CARISSA A PARKER	3203 CORDOBA RANCH BLVD	LOT 24 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325554	ALEKSANDAR AND MARIA SEOVIC	3201 CORDOBA RANCH BLVD	LOT 25 BLOCK 8	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325556	RYAN E AND MICHELLE GACIO HARROLLE	3137 CORDOBA RANCH BLVD	LOT 1 BLOCK 9	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325594	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 21 BLOCK 17	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325596	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 22 BLOCK 17	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325598	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 23 BLOCK 17	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325600	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 24 BLOCK 17	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325602	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 25 BLOCK 17	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325604	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 26 BLOCK 17	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325606	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 27 BLOCK 17	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325608	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 28 BLOCK 17	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325610	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 29 BLOCK 17	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325612	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325614	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325616	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325618	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325620	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325622	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325624	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325626	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07

**CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT
2015 ASSESSMENT ROLL (UNIFORM METHOD)**

Folio	Mail Name	Mail Address 1	Legal 2	LU	SERIES 2006 DEBT SERVICE	O&M	TOTAL
0337325628	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325630	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325632	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 11 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325634	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 12 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325636	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 13 BLOCK 18	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325638	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325640	WALTER A IV AND KELLEY E G FORDYCE	17841 NEWCASTLE FIELD DR	LOT 2 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325642	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325644	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325646	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325648	ANTHONY R AND TRICIA B SOUSAN	17833 NEWCASTLE FIELD DR	LOT 6 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325650	EDWARD E MADEO	17831 NEWCASTLE FIELD DR	LOT 7 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325652	GARRY L AND DEBRA A THASHO	17829 NEWCASTLE FIELD DR	LOT 8 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325654	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325656	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325658	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 11 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325660	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 12 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325662	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 13 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325664	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 14 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325666	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 15 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325668	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 16 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325670	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 17 BLOCK 19	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325678	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325680	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325682	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325684	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325686	ANDREW J AND KATTY WOZNAK	17818 NEWCASTLE FIELD DR	LOT 5 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325688	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325690	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325692	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325694	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325696	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325698	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 11 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325700	THOMAS J AND DAWN E DOLAN ETAL	17710 DAISY FARM DR	LOT 12 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325702	VINCENT AND HEIDI BEKIEMPI	17712 DAISY FARM DR	LOT 13 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325704	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 14 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325706	IHTASHAM HABIB AND SOBIA ALI	17720 DAISY FARM DR	LOT 15 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325708	ROBERT AND RHONDA KONKEL	17722 DAISY FARM DR	LOT 16 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325710	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 17 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325712	GERARD HASSELBACH ET AL	17726 DAISY FARM DR	LOT 18 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325714	VINAYAK AND NIRMALA BHALANI	27 CHELSEA DR	LOT 19 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325716	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 20 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325718	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 21 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325720	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 22 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325722	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 23 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325724	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 24 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325726	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 25 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325728	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 26 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325730	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 27 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325732	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 28 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325734	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 29 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325736	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 30 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325738	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 31 BLOCK 22	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325740	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325742	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325744	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325746	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325748	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325750	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07

**CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT
2015 ASSESSMENT ROLL (UNIFORM METHOD)**

Folio	Mail Name	Mail Address 1	Legal 2	LU	SERIES 2006 DEBT SERVICE	O&M	TOTAL
0337325752	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 7 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325754	SIMMON AND BETTY VEINGER	17709 DAISY FARM DR	LOT 8 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325756	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325758	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325760	JONAE C PECK-SIMPSON AND WILLIAM C SIMPSON JR	17811 DAISY FARM DR	LOT 11 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325762	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 12 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325764	WINTER AND DUNG NG	17815 DAISY FARM DR	LOT 13 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325766	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 14 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325768	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 15 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325770	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 16 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325772	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 17 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325774	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 18 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325776	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 19 BLOCK 23	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325792	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 3 LESS THE FOLLOWING DESC AS	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325794	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325796	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325798	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 4 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325800	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 5 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325802	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 6 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325804	CONSTANCE H WEAVER	17926 BRAMSHOT PL	LOT 7 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325806	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 8 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325808	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 9 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325810	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 10 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325812	RAFAEL AND WENDY CARRION	17921 BRAMSHOT PL	LOT 11 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325814	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 12 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325816	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 13 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325818	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 14 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325820	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 15 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325822	ANIL CHOPRA AND PARUL ANEJA	17911 BRAMSHOT PL	LOT 16 BLOCK 3	SF	\$2,282.37	\$1,963.70	\$4,246.07
0336190000	DIANA G TRIPOLINO / ET AL	4186 NORTHMEADOW CIR	138.32 FT N 89 DEG 58 MIN 20 SEC W 534.71 FT FOR	0	\$0.00	\$0.00	\$0.00
0337325672	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 1 BLOCK 21	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325674	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 2 BLOCK 21	SF	\$2,282.37	\$1,963.70	\$4,246.07
0337325676	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	LOT 3 BLOCK 21	SF	\$2,282.37	\$1,963.70	\$4,246.07
0339400000	DIANA G TRIPOLINO / ET AL	C/O SBA TAX DEPT	55 FT S 00 DEG 02 MIN 56 SEC E 142 FT FOR POB S 00	0	\$0.00	\$0.00	\$0.00
					\$465,603.48	\$400,594.80	\$866,198.28

		Less Collection Costs and Discounts @	8.0%	(\$37,248.28)	(\$32,047.58)	(\$69,295.86)
		Net Expected Assessment Revenue		\$428,355.20	\$368,547.22	\$796,902.42
				53.75%	46.25%	100.00%
TOTAL RECORDS	211					
RECORDS ASSESSED	204					
RECORDS NOT ASSESSED	7					
TOTAL ASSESSMENT	\$866,198.28					

**CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT
2015 ASSESSMENT ROLL (DIRECT COLLECT)**

Folio	Mail Name	Mail Address 1	LU	SERIES 2006 DEBT SERVICE	O&M	TOTAL
0337325780	STANDARD PACIFIC OF FLORIDA	405 N REO ST STE 330	UNPLATTED	\$172,181.96	\$148,141.20	\$320,323.16
				NET COLLECTIONS	\$172,181.96	\$148,141.20
						\$320,323.16

TOTAL RECORDS	211
RECORDS ASSESSED	1
RECORDS NOT ASSESSED	210
TOTAL ASSESSMENT	\$320,323.16

Tab 7



AEW NO.: _____

26642 Wild Fern Circle, Lutz FL 33559
 Phone: #(813)994-2309
 Fax: # 813-973-3293

ValleyCrest Tree Care Services Proposal, Contract & Authorization

Date:	June 10, 2015	Client No: 0056 Branch /Job No: <input type="text" value="34220"/> P.O. No.: _____ Tax Code: _____ Account Mgr: Mike E. 300 General Tree Care Law Latimer 330 Plant Health Care
Client Name:	Rizzetta & Company	
Client/Jobsite Phone No:	813-994-1001	
Billing Address:	8544 Old Pasco Road #100	
Billing City, State, Zip:	Wesley Chapel, F 33543	
Job Name:	Cordoba Ranch CDD	
Job Site Address:	Cordoba Ranch Blvd	
Job Site City, State, Zip:	Lutz Fl.	
Job Site Contact:		

Tree Species	Qty	Service to be Performed	MAP Color Code	Cost
Pine	90	Elevate canopies to consistant height of 10'/remove deadwood	RED ZONE	\$1,200.00
Pine	4	Remove dead pines (flush cut)	RED ZONE	\$300.00
Oak	46	Maintenance Prune	RED ZONE	\$2,990.00



All work includes clean-up and debris disposal. All tree work performed by ValleyCrest Tree Care Services is executed in accordance with the "Practical Specifications for Contract Tree Management", which encompasses the American National Standards of pruning. ValleyCrest Tree Care Services conducts all work in a safe and orderly manner as established by OSHA and ANSI Z133.	Subtotal	Green Waste
	Total Proposed Work	\$4,490.00

This bid is valid for 60 calendar days and may be changed if not approved within that period.

Terms and Conditions

Total: \$ 4,490.00

1. The Contractor shall recognize and perform in accordance with only written terms, specifications, and drawings contained or referred to herein. All materials shall conform to bid specifications.
2. Work Force: Contractor shall designate a qualified representative with experience in tree management. The work force shall be presentable at all times. All employees shall be competent and qualified and shall be legally authorized to work in the U.S.
3. Tree & Stump Removal: Trees removed will be cut as close to the ground as possible based on conditions near to or next to the bottom of the tree trunk. Additional charges will be levied for unseen hazards such as, but not limited to concrete or brick filled trunks, metal rods, etc. If requested, mechanical grinding of visible tree stump will be done to a defined width and depth below ground level at an additional charge to the Client/Owner. Defined backfill and landscape material may be specified. Client/Owner shall be responsible for contacting Underground Service Alert to locate underground utility lines prior to start of work. ValleyCrest Tree Care Services is not responsible for damage done to underground utilities such as, but not limited to, cables, wires, pipes, and irrigation parts. ValleyCrest Tree Care Services will repair damaged irrigation lines at the Client/Owner's expense.
4. Scheduling of Work: If the jobsite conditions materially change from the time of approval of this proposal to the time the work starts, such that the job costs are adversely changed, this proposal is null and void. Scheduling of work is dependent on weather conditions and workloads. Our office will call the day prior to the work being done, unless other arrangements are made.
5. Work Hours: Any work, including emergency work, overtime and weekend work performed outside of the normal working hours (Monday-Friday between 6:30 a.m. and 2:30 p.m.) shall be billed at overtime rates. Use of power equipment will commence at 7:00 a.m., unless otherwise specified in the scope of work. Additional charges will be applied if crews cannot use power equipment by 9:00 a.m..
6. License and Permits: Contractor shall maintain a Landscape Contractor's license if required by State or local law and will comply with all other license and permit requirements of relevant city, state and federal governments, as well as all other requirements of law.
7. Taxes: Contractor agrees to pay all applicable taxes, including sales taxes on material supplied, where applicable.
8. Insurance: Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Client/Owner, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with a \$1,000,000 limit of liability.
9. Liability: Contractor shall indemnify the Client/Owner and its agents and employees from liabilities which arise out of the Contractor's work. It is understood and agreed that the Contractor is not liable whatsoever for any damages that are caused by the sole negligence or willful misconduct of the Client/Owner or an indemnified party. Contractor shall not be liable for any damage that occurs from acts of God. Acts of God are defined as those caused by windstorm, hail, fire, flood, earthquake, hurricane and freezing, etc. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this agreement within sixty (60) days. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Client/Owner or not under Client/Owner management and control shall be the sole responsibility of Client/Owner.
10. Waiver of Liability: Requests for crown thinning in excess of twenty-five percent (25%) , or work not in accordance with ISA (International Society of Arboricultural) standards will require a signed waiver of liability.
11. Subcontractors: Contractor reserves the right to hire qualified subcontractors to perform specialized functions or work requiring specialized equipment.
12. Additional Services: Any additional work not specified in the signed written proposal that involves additional costs will be executed only upon signed written order and will become an extra charge over and above the estimate.
13. Access to Job Site: Client/Owner shall provide all utilities to perform the work. Client/Owner shall furnish access to all parts of the job site where Contractor is to perform work as required by the Contract or other functions related thereto, during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the owner makes the site available for performance of the work.
14. Invoicing: Client/Owner shall make payment to Contractor within fifteen (15) days of receipt of invoice.
15. Cancellation: Notice of cancellation of work must be received in writing before the crew is dispatched to their location or Client/Owner will be liable for a minimum travel charge of \$150.00 and billed to Client/Owner.
16. Assignment: The Client/Owner and the Contractor, respectively, bind themselves, their partners, successors, assignees and legal representatives to the other party with respect to all covenants of this Contract. In the event of sale or transfer of Client/Owner's interest in its business and/or the property which is the subject of this agreement, Client/Owner must first obtain the written consent of Contractor for the assignment of any interest in this agreement to be effective.
17. Disclaimer: This proposal for tree care services was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. The work performed by ValleyCrest Tree Care Services is intended to reduce the chances of tree failure and any corresponding property liabilities, in addition to enhancing aesthetic value but is not a guarantee. We cannot be held responsible for unknown or otherwise hidden defects of your trees, which may fail in the future. The corrective work proposed herein cannot guarantee exact results.

Acceptance of this Contract

Contractor is authorized to perform the work stated on the face of this Contract. Payment will be 100% due at time of billing. If payment has not been received by ValleyCrest Tree Care Services within fifteen (15) days after billing, ValleyCrest Tree Care Services shall be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Client/Owner. Interest at a per annum rate of 1% per month, or the highest rate permitted by law, will be charged on unpaid balance 45 days after billing.

NOTICE: FAILURE TO MAKE PAYMENT WHEN DUE FOR COMPLETED WORK ON CONSTRUCTION JOBS, MAY RESULT IN A MECHANIC'S LIEN ON THE TITLE TO YOUR PROPERTY.

Client / Owner

ValleyCrest Tree Care Services

Fax number

(813)855-0485

Fax number

Signature

Title

Signature

Title

Printed Name

Date

Law Latimer

Printed Name

Date

Tab 8

MCDIRMIT DAVIS

CERTIFIED PUBLIC ACCOUNTANTS AND ADVISORS

To the Board of Supervisors
Cordoba Ranch Community Development District

We have audited the financial statements of Cordoba Ranch Community Development District as of and for the year ended September 30, 2014, and have issued our report thereon dated May 7, 2015. Professional standards require that we advise you of the following matters relating to our audit.

Our Responsibility in Relation to the Financial Statement Audit

As communicated in our engagement letter dated October 9, 2012, our responsibility, as described by professional standards, is to form and express an opinion(s) about whether the financial statements that have been prepared by management with your oversight are presented fairly, in all material respects, in conformity with accounting principles generally accepted in the United States of America. Our audit of the financial statements does not relieve you or management of your respective responsibilities.

Our responsibility, as prescribed by professional standards, is to plan and perform our audit to obtain reasonable, rather than absolute, assurance about whether the financial statements are free of material misstatement. An audit of financial statements includes consideration of internal control over financial reporting as a basis for designing audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control over financial reporting. Accordingly, as part of our audit, we considered the internal control of Cordoba Ranch Community Development District solely for the purpose of determining our audit procedures and not to provide any assurance concerning such internal control.

We are also responsible for communicating significant matters related to the audit that are, in our professional judgment, relevant to your responsibilities in overseeing the financial reporting process. However, we are not required to design procedures for the purpose of identifying other matters to communicate to you.

Planned Scope and Timing of the Audit

We conducted our audit consistent with the planned scope and timing we previously communicated to you.

Compliance with All Ethics Requirements Regarding Independence

The engagement team, others in our firm, as appropriate, our firm has complied with all relevant ethical requirements regarding independence.

MCDIRMIT DAVIS & COMPANY, LLC

934 NORTH MAGNOLIA AVENUE, SUITE 100 ORLANDO, FLORIDA 32803
TELEPHONE: 407-843-5406 FAX: 407-649-9339 EMAIL: INFO@MCDIRMITDAVIS.COM

Qualitative Aspects of the Entity's Significant Accounting Practices

Significant Accounting Policies

Management has the responsibility to select and use appropriate accounting policies. A summary of the significant accounting policies adopted by Cordoba Ranch Community Development District is included in Note 1 to the financial statements. In the current year, there have been no initial selections of accounting policies nor any changes in the application of significant accounting policies. No matters have come to our attention that would require us, under professional standards, to inform you about (1) the methods used to account for significant unusual transactions and (2) the effect of significant accounting policies in controversial or emerging areas for which there is a lack of authoritative guidance or consensus.

Significant Accounting Estimates

Accounting estimates are an integral part of the financial statements prepared by management and are based on management's current judgments. Those judgments are normally based on knowledge and experience about past and current events and assumptions about future events. Certain accounting estimates are particularly sensitive because of their significance to the financial statements and because of the possibility that future events affecting them may differ markedly from management's current judgments. There were no significant estimates in the current year.

Identified or Suspected Fraud

We have neither identified nor have we obtained information that indicates that fraud may have occurred.

Significant Difficulties Encountered During the Audit

We encountered no significant difficulties in dealing with management relating to the performance of the audit.

Uncorrected and Corrected Misstatements

For purposes of this communication, professional standards require us to accumulate all known and likely misstatements identified during the audit, other than those that we believe are trivial, and communicate them to the appropriate level of management. Further, professional standards require us to also communicate the effect of uncorrected misstatements related to prior periods on the relevant classes of transactions, account balances or disclosures, and the financial statements as a whole and each applicable opinion unit. There were no identified misstatements.

Disagreements with Management

For purposes of this letter, professional standards define a disagreement with management as a matter, whether or not resolved to our satisfaction, concerning a financial accounting, reporting, or auditing matter, which could be significant to Cordoba Ranch Community Development District's financial statements or the auditor's report. No such disagreements arose during the course of the audit.

Representations Requested from Management

We have requested certain written representations from management, which are included in the attached letter dated May 7, 2015.

Management's Consultations with Other Accountants

In some cases, management may decide to consult with other accountants about auditing and accounting matters. Management informed us that, and to our knowledge, there were no consultations with other accountants regarding auditing and accounting matters.

Other Significant Matters, Findings, or Issues

In the normal course of our professional association with Cordoba Ranch Community Development District, we generally discuss a variety of matters, including the application of accounting principles and auditing standards, operating and regulatory conditions affecting the entity, and operational plans and strategies that may affect the risks of material misstatement. None of the matters discussed resulted in a condition to our retention as Cordoba Ranch Community Development District's auditors.

McDiarmid Davis & Company, LLC

Orlando, Florida
May 7, 2015



CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

FINANCIAL REPORT

Year Ended September 30, 2014

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

TABLE OF CONTENTS

Year Ended September 30, 2014

	<u>Page</u>
I. Financial Section:	
Independent Auditor's Report	1
Management's Discussion and Analysis	3
Financial Statements:	
Government-Wide Financial Statements:	
Statement of Net Position	7
Statement of Activities	8
Fund Financial Statements:	
Balance Sheet - Governmental Funds	9
Statement of Revenues, Expenditures and Changes in Fund Balances - Governmental Funds	10
Reconciliation of the Statement of Revenues, Expenditures and Changes in Fund Balances of Governmental Funds to the Statement of Activities	11
Statement of Revenues, Expenditures and Changes in Fund Balances - Budget and Actual - General Fund	12
Notes to Financial Statements	13
II. Compliance Section:	
Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with <i>Government Auditing Standards</i>	22
Management Comments	24
Independent Auditor's Report on Compliance with the Requirements of Section 218.451, Florida Statutes	26

INDEPENDENT AUDITOR'S REPORT

To the Board of Supervisors
Cordoba Ranch Community Development District

Report on the Financial Statements

We have audited the accompanying financial statements of the governmental activities, and each major fund of the *Cordoba Ranch Community Development District* (the "District"), as of and for the year ended September 30, 2014, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

Management's Responsibility for the Financial Statements

The District's management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting principles used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

MCDIRMIT DAVIS & COMPANY, LLC

934 NORTH MAGNOLIA AVENUE, SUITE 100 ORLANDO, FLORIDA 32803
TELEPHONE: 407-843-5406 FAX: 407-649-9339 EMAIL: INFO@MCDIRMITDAVIS.COM

Opinions

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, and each major fund of the District as of September 30, 2014, and the respective changes in financial position thereof and the respective budgetary comparison for the General Fund for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Other Matters

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis starting on page 3, be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued a report dated May 7, 2015, on our consideration of the District's internal control over financial reporting and our tests of its compliance with certain provisions of laws, regulations, contracts, grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control over financial reporting and compliance.

McDiarmid Davis & Company, LLC

Orlando, Florida
May 7, 2015

MANAGEMENT'S DISCUSSION AND ANALYSIS

Our discussion and analysis of the *Cordoba Ranch Community Development District's*, (the "District") financial accomplishments provide an overview of the District's financial activities for the year ended September 30, 2014. Please read it in conjunction with the District's Independent Auditor's Report, financial statements and accompanying notes.

This information is being presented to provide additional information regarding the activities of the District and to meet the disclosure requirements of Government Accounting Standards Board Statement (GASB) No. 34, *Basic Financial Statements - and Management's Discussion and Analysis - for State and Local Governments* issued June 1999.

Financial Highlights

- The assets of the District exceeded its liabilities at September 30, 2014 by \$6,626,122, an increase of \$230,683 in comparison with the prior year.
- At September 30, 2014, the District's governmental funds reported a combined fund balance of \$693,743, an increase in the fund balance of \$65,830 in comparison with the prior year.

Overview of the Financial Statements

This discussion and analysis is intended to serve as an introduction to the *Cordoba Ranch Community Development District's* financial statements. The District's financial statements are comprised of three components: 1) government-wide financial statements, 2) fund financial statements and 3) notes to financial statements.

Government-Wide Financial Statements

The government-wide financial statements are designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business.

The statement of net position presents information on all of the District's assets, liabilities, and deferred inflows/outflows of resources, with the difference between the two reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the District is improving or deteriorating.

The statement of activities presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods.

The government-wide financial statements include all governmental activities that are principally supported by special assessment revenues. The District does not have any business-type activities. The governmental activities of the District include general government, physical environment, culture and recreation, and public safety related functions.

MANAGEMENT'S DISCUSSION AND ANALYSIS (CONTINUED)

Fund Financial Statements

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The District, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The District has one fund category: Governmental Funds.

Governmental Funds - Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a District's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the government's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The District maintains three individual governmental funds. Information is presented separately in the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances for the general fund, debt service fund and capital projects fund. The general fund and debt service fund are considered to be major funds.

The District adopts an annual appropriated budget for its general fund. A budgetary comparison schedule has been provided for the general fund to demonstrate compliance with the budget.

Notes to Financial Statements

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements.

Government-Wide Financial Analysis

Statement of Net Position - The District's net position was \$6,626,122 at September 30, 2014. The following analysis focuses on the net position of the District's governmental activities.

MANAGEMENT'S DISCUSSION AND ANALYSIS (CONTINUED)

Government-Wide Financial Analysis (Continued):

Cordoba Ranch Community Development District Statement of Net Position

	September 30, 2014	September 30, 2013
Assets, excluding capital assets	\$ 714,526	\$ 674,825
Capital assets net of depreciation	13,876,945	13,880,907
Total assets	14,591,471	14,555,732
Liabilities, excluding long-term liabilities	200,349	230,293
Long-term liabilities	7,765,000	7,930,000
Total liabilities	7,965,349	8,160,293
Net Position:		
Net investment in capital assets	6,496,988	6,335,881
Restricted for debt service	56,638	57,339
Restricted for capital projects	2,220	2,219
Unrestricted	70,276	-
Total net position	\$ 6,626,122	\$ 6,395,439

The following is a summary of the District's governmental activities for the fiscal years ended September 30, 2014 and 2013.

Changes in Net Position Year Ended September 30,

	2014	2013
Revenues:		
Program revenues	\$ 990,454	\$ 1,024,405
General revenues	280	425
Total revenues	990,734	1,024,830
Expenses:		
General government	74,661	78,802
Physical environment	220,375	104,873
Culture and recreation	17,193	624,228
Public safety	11,522	3,263
Interest on long-term debt	436,300	445,133
Total expenses	760,051	1,256,299
Change in net position	230,683	(231,469)
Net Position - beginning, previously stated	6,395,439	6,890,687
Effect of Implementation of GASB No. 65	-	(263,779)
Net Position - beginning as restated	6,395,439	6,626,908
Net Position - ending	\$ 6,626,122	\$ 6,395,439

MANAGEMENT'S DISCUSSION AND ANALYSIS (CONTINUED)

Government-Wide Financial Analysis (Continued):

The decrease in current year expenses from the prior year is because in fiscal year 2013, the District expensed refurbishing costs due to the extended period of time the construction of the District sat idle. These costs did not recur in fiscal year 2014.

Financial Analysis of the Government's Funds

The District uses fund accounting to ensure and demonstrate compliance with finance related legal requirements. The focus of the District's governmental funds is to provide information on near-term inflows, outflows and balances of spendable resources. Such information is useful in assessing the District's financing requirements. In particular, unassigned fund balance may serve as a useful measure of a government's net resources available for spending at the end of the fiscal year. At September 30, 2014, the District's governmental funds reported a combined ending fund balance of \$693,743. Of this total, \$19,279 is nonspendable, \$623,467 is restricted and the remainder is an unassigned fund balance of \$50,997.

The fund balance of the general fund increased by \$70,276 due to assessments exceeding expenditures. There was no significant change to the debt service fund or the capital projects fund balances.

General Fund Budgetary Highlights

An operating budget was adopted and maintained by the governing board for the District pursuant to the requirements of Florida Statutes. The budget is adopted using the same basis of accounting that is used in preparation of the fund financial statements. There were no amendments to the September 30, 2014 general fund budget.

Capital Asset and Debt Administration

Capital Assets - At September 30, 2014, the District had \$13,876,945 invested in capital assets, net of depreciation. More detailed information about the District's capital assets is presented in the notes to the financial statements.

Capital Debt - At September 30, 2014, the District had \$7,765,000 in bonds outstanding. More detailed information about the District's capital debt is presented in the notes to the financial statements.

Requests for Information

If you have questions about this report or need additional financial information, contact the District's Finance Department at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614.

FINANCIAL STATEMENTS

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

STATEMENT OF NET POSITION

September 30, 2014

	<u>Governmental Activities</u>
Assets:	
Cash	\$ 71,780
Prepaid costs	7,949
Deposits	11,330
Restricted assets:	
Temporarily restricted investments	623,467
Capital assets not being depreciated	13,862,420
Capital assets being depreciated, net	<u>14,525</u>
Total assets	<u>14,591,471</u>
Liabilities:	
Accounts payable and accrued expenses	20,783
Accrued interest payable	179,566
Noncurrent liabilities:	
Due within one year	170,000
Due in more than one year	<u>7,595,000</u>
Total liabilities	<u>7,965,349</u>
Net Position:	
Net investment in capital assets	6,496,988
Restricted for debt service	56,638
Restricted for capital projects	2,220
Unrestricted	<u>70,276</u>
Total net position	<u><u>\$ 6,626,122</u></u>

The accompanying Notes to Financial Statements are an integral part of this statement.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

STATEMENT OF ACTIVITIES

Year Ended September 30, 2014

<u>Functions/Programs</u>	<u>Expenses</u>	<u>Program Revenue</u>		<u>Net (Expense) Revenue and Changes in Net Assets</u>
		<u>Charges for Services</u>	<u>Operating Grants and Contributions</u>	
Governmental activities:				
General government	\$ 74,661	\$ 89,889	\$ -	\$ 15,228
Physical environment	220,375	265,324	-	44,949
Culture and recreation	17,193	20,700	-	3,507
Public safety	11,522	13,872	-	2,350
Interest on long-term debt	436,300	600,537	132	164,369
Total governmental activities	<u>\$ 760,051</u>	<u>\$ 990,322</u>	<u>\$ 132</u>	<u>230,403</u>
General Revenues:				
		Investment income		280
		Change in net position		<u>230,683</u>
		Net Position - beginning		<u>6,395,439</u>
		Net Position - ending		<u>\$ 6,626,122</u>

The accompanying Notes to Financial Statements are an integral part of this statement.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

BALANCE SHEET
GOVERNMENTAL FUNDS

September 30, 2014

	<u>General</u>	<u>Debt Service</u>	<u>Capital Projects</u>	<u>Total Governmental Funds</u>
Assets:				
Cash	\$ 71,780	\$ -	\$ -	\$ 71,780
Investments	-	621,247	2,220	623,467
Deposits	11,330	-	-	11,330
Prepaid costs	7,949	-	-	7,949
Total assets	<u>\$ 91,059</u>	<u>\$ 621,247</u>	<u>\$ 2,220</u>	<u>\$ 714,526</u>
Liabilities and Fund Balances:				
Liabilities:				
Accounts payable and accrued expenses	<u>\$ 20,783</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 20,783</u>
Fund Balances:				
Nonspendable	19,279	-	-	19,279
Restricted for:				
Debt service	-	621,247	-	621,247
Capital projects	-	-	2,220	2,220
Unassigned	<u>50,997</u>	<u>-</u>	<u>-</u>	<u>50,997</u>
Total fund balances	<u>70,276</u>	<u>621,247</u>	<u>2,220</u>	<u>693,743</u>
Total liabilities and fund balances	<u>\$ 91,059</u>	<u>\$ 621,247</u>	<u>\$ 2,220</u>	

Amounts reported for governmental activities in the statement of net position are different because:

Capital assets used in governmental activities are not financial resources and therefore are not reported in the funds.

13,876,945

Liabilities not due and payable from current available resources are not reported in governmental fund statements. All liabilities, both current and long-term, are reported in the government-wide statements.

Accrued interest payable	(179,566)	
Bonds payable	<u>(7,765,000)</u>	<u>(7,944,566)</u>

Net Position of Governmental Activities (page 7)	<u>\$ 6,626,122</u>
--	---------------------

The accompanying Notes to Financial Statements are an integral part of this statement.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
GOVERNMENTAL FUNDS

Year Ended September 30, 2014

	<u>General</u>	<u>Debt Service</u>	<u>Capital Projects</u>	<u>Total Governmental Funds</u>
Revenues:				
Special assessments	\$ 389,785	\$ 600,537	\$ -	\$ 990,322
Investment income	280	132	-	412
Total revenues	<u>390,065</u>	<u>600,669</u>	<u>-</u>	<u>990,734</u>
Expenditures:				
Current:				
General government	74,661	-	-	74,661
Physical environment	216,413	-	-	216,413
Culture and recreation	17,193	-	-	17,193
Public safety	11,522	-	-	11,522
Debt Service:				
Interest	-	440,115	-	440,115
Principal	-	165,000	-	165,000
Total expenditures	<u>319,789</u>	<u>605,115</u>	<u>-</u>	<u>924,904</u>
Net change in fund balances	70,276	(4,446)	-	65,830
Fund Balances - beginning of year	<u>-</u>	<u>625,693</u>	<u>2,220</u>	<u>627,913</u>
Fund Balances - end of year	<u><u>\$ 70,276</u></u>	<u><u>\$ 621,247</u></u>	<u><u>\$ 2,220</u></u>	<u><u>\$ 693,743</u></u>

The accompanying Notes to Financial Statements are an integral part of this statement.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

**RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES
AND CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS
TO THE STATEMENT OF ACTIVITIES**

Year Ended September 30, 2014

Amounts reported for Governmental Activities in the Statement of Activities are different because:

Net Change in Fund Balances - total governmental funds (page 10)	\$	65,830
Depreciation on capital assets is not recognized in the governmental fund statement, however it is reported as an expense in the statement of activities.		(3,962)
Repayments of long-term liabilities are reported as expenditures in governmental funds, while repayments reduce long-term liabilities in the statement of net position.		165,000
Some expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds.		
Change in accrued interest		<u>3,815</u>
Change in Net Position of Governmental Activities (page 8)	\$	<u><u>230,683</u></u>

The accompanying Notes to Financial Statements are an integral part of this statement.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES
BUDGET AND ACTUAL - GENERAL FUND

Year Ended September 30, 2014

	Budgeted Amounts		Actual Amounts	Variance with Final Budget Positive (Negative)
	Original	Final		
Revenues:				
Special assessments	\$ 388,600	\$ 388,600	\$ 389,785	\$ 1,185
Investment income and other	-	-	280	280
Total revenues	388,600	388,600	390,065	1,465
Expenditures:				
Current:				
General government	90,750	90,750	74,661	16,089
Culture and recreation	25,000	25,000	17,193	7,807
Physical environment	256,750	256,750	216,413	40,337
Public safety	16,100	16,100	11,522	4,578
Total expenditures	388,600	388,600	319,789	68,811
Net change in fund balance	-	-	70,276	70,276
Fund Balance - beginning	-	-	-	-
Fund Balance - ending	\$ -	\$ -	\$ 70,276	\$ 70,276

The accompanying Notes to Financial Statements are an integral part of this statement.

1. GENERAL INFORMATION

The Company is a corporation organized under the laws of the State of New York.

The accompanying financial statements were prepared on a basis consistent with the accounting principles generally accepted in the United States of America.

The following information is presented for the period ended December 31, 1999.

The Company is a corporation organized under the laws of the State of New York. The Company is a subsidiary of the parent company, which is a corporation organized under the laws of the State of New York. The Company is engaged in the business of providing services to its customers. The Company's principal office is located at 1234 Main Street, New York, New York 10001. The Company's telephone number is (212) 123-4567. The Company's website is located at www.example.com.

The Company's financial statements are prepared in accordance with the accounting principles generally accepted in the United States of America. The Company's financial statements are audited by an independent accounting firm.

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NOTES TO FINANCIAL STATEMENTS

The following information is presented for the period ended December 31, 1999.

The Company is a corporation organized under the laws of the State of New York.

The Company is a subsidiary of the parent company, which is a corporation organized under the laws of the State of New York.

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CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

NOTES TO FINANCIAL STATEMENTS

Year Ended September 30, 2014

Note 1 - Summary of Significant Accounting Policies:

Reporting Entity

The *Cordoba Ranch Community Development District*, (the "District") was established on April 19, 2006 by Hillsborough County Ordinance 05-23 pursuant to the Uniform Community Development District Act of 1980, otherwise known as Chapter 190, Florida Statutes. The Act provides among other things, the power to manage basic services for community development, the power to borrow money and issue bonds, and the power to levy and assess non-ad valorem assessments for the financing and delivery of capital infrastructure. The District was established for the purpose of financing and managing the acquisition, construction, maintenance and operation of a portion of the infrastructure necessary for community development within the District.

In the prior fiscal year, Standard Pacific of Florida (the "Developer") purchased the previous developer's land within the District and took over development of the District. The District is economically dependent on Standard Pacific of Florida.

The District is governed by the Board of Supervisors (the "Board"), which is composed of five members elected on an at large basis by landowners of the District. The Board of Supervisors of the District exercises all powers granted to the District pursuant to Chapter 190, Florida Statutes. All 5 Board members are associated with the Developer.

The Board has the final responsibility for:

1. Allocating and levying assessments.
2. Approving budgets.
3. Exercising control over facilities and properties.
4. Controlling the use of funds generated by the District.
5. Approving the hiring and firing of key personnel.
6. Financing improvements.

The financial statements were prepared in accordance with Governmental Accounting Standards Board ("GASB") Statement 14, and Statement 61, an amendment of GASB Statement 14. Under the provisions of those standards, the financial reporting entity consists of the primary government, organizations for which the District Board of Supervisors is considered to be financially accountable, and other organizations for which the nature and significance of their relationship with the District are such that, if excluded, the financial statements of the District would be considered incomplete or misleading. There are no entities considered to be component units of the District; therefore, the financial statements include only the operations of the District.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

NOTES TO FINANCIAL STATEMENTS (CONTINUED)

Year Ended September 30, 2014

Note 1 - Summary of Significant Accounting Policies (Continued):

Government-Wide and Fund Financial Statements

The financial statements include both government-wide and fund financial statements.

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the primary government. For the most part, the effect of interfund activity has been removed from these statements.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. *Direct expenses* are those that are clearly identifiable with a specific function or segment. *Program revenues* include 1) charges to customers who purchase, use, or directly benefit from goods, services or privileges provided by a given function or segment and 2) grants, contributions and investment income that are restricted to meeting the operational or capital requirements of a particular function or segment and 3) operating-type special assessments that are treated as charges for services (including assessments for maintenance and debt service). Other items not included among program revenues are reported instead as *general revenues*.

Measurement Focus, Basis of Accounting and Financial Statement Presentation

The government-wide financial statements are reported using the *economic resources measurement focus* and the *accrual basis of accounting*. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Assessments are recognized as revenues in the year for which they are levied. Grants and similar items are recognized as revenues as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund financial statements are reported using the *current financial resources measurement focus* and the modified *accrual basis of accounting*. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be *available* when they are collected within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the District considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures are recorded only when payment is due.

Assessments, including debt service assessments and operation and maintenance assessments, are non-ad valorem assessments imposed on assessable lands located within the District benefited by the District's activities. Debt service assessments were imposed pursuant to the District's assessment resolution at the time of issuance of the Bonds. Operations and maintenance assessments are levied by the District annually prior to the start of the fiscal year which begins October 1st and ends on September 30th. Operation and maintenance special assessments are imposed upon all benefited lands located in the District. Debt service special assessments were imposed upon certain lots and lands as described in each resolution imposing the special assessment for each series of bonds issued by the District and are collected in accordance with the District's annual assessment resolution.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

NOTES TO FINANCIAL STATEMENTS (CONTINUED)

Year Ended September 30, 2014

Note 1 - Summary of Significant Accounting Policies (Continued):

Measurement Focus, Basis of Accounting and Financial Statement Presentation (Continued):

Assessments and interest associated with the current fiscal period are all considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. Only the portion of assessments receivable due within the current fiscal period is considered to be susceptible to accrual as revenue of the current period. All other revenue items are considered to be measurable and available only when cash is received by the District.

The District reports the following governmental funds. The general fund and debt service fund are considered to be major funds.

General Fund - is the District's primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund.

Debt Service Fund - accounts for the accumulation of resources for the annual payment of principal and interest on long-term general obligation debt.

Capital Projects Fund - accounts for the financial resources to be used for the acquisition or construction of major infrastructure within the District.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements. When both restricted and unrestricted resources are available for use, it is the District's policy to use restricted resources first, then unrestricted resources as they are needed.

Assets, Liabilities, Deferred Outflows/Inflows of Resources, and Net Position/Fund Balance

Restricted Assets - These assets represent cash and investments set aside pursuant to bond covenants.

Deposits and Investments - The District's cash and cash equivalents are considered to be cash on hand and demand deposits.

Investments of the District are reported at fair value. The District's investments consist of investments authorized per their investment policy adopted in accordance with Section 218.415, Florida Statutes.

Prepaid Items - Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

NOTES TO FINANCIAL STATEMENTS (CONTINUED)

Year Ended September 30, 2014

Note 1 - Summary of Significant Accounting Policies (Continued):

Assets, Liabilities, Deferred Outflows/Inflows of Resources, and Net Position/Fund Balance (Continued):

Capital Assets - Capital assets, which include property, plant, equipment and infrastructure assets (e.g., roads, sidewalks and similar items), are reported in the applicable governmental activities column in the government-wide financial statements. Capital assets are defined by the government as assets with an initial, individual cost of more than \$5,000 and an estimated useful life in excess of two years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at estimated fair market value at the date of donation.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend assets lives are not capitalized. Major outlays for capital assets and improvements are capitalized as projects are constructed. Property, plant and equipment of the District are depreciated using the straight-line method over the following estimated useful lives:

<u>Assets</u>	<u>Years</u>
Equipment	5

Long Term Obligations - In the government-wide financial statements, long-term debt and other long-term obligations are reported as liabilities in the statement of net position. Bond premiums and discounts, as well as issuance costs, are deferred and amortized over the life of the bonds using the straight-line method. Bonds payable are reported net of premiums or discounts.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as expenditures.

Deferred Outflows/Inflows of Resources- In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, *deferred outflows of resources*, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then. The District does not have any item that qualifies for reporting in this category for the year ended September 30, 2014

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, *deferred inflows of resources*, represents an acquisition of net position that applies to a future period(s) and so will *not* be recognized as an inflow of resources (revenue) until that time. The District does not have any item that qualifies for reporting in this category for the year ended September 30, 2014.

NOTES TO FINANCIAL STATEMENTS (CONTINUED)

Year Ended September 30, 2014

Note 1 - Summary of Significant Accounting Policies (Continued):

Assets, Liabilities, Deferred Outflows/Inflows of Resources, and Net Position/Fund Balance (Continued):

Net Position Flow Assumption - Sometimes the District will fund outlays for a particular purpose from both restricted and unrestricted resources. In order to calculate the amounts to report as restricted-net position and unrestricted-net position in the government-wide financial statements, a flow assumption must be made about the order in which the resources are considered to be applied. It is the District's policy to consider restricted-net position to have been depleted before unrestricted-net position is applied.

Fund Balance Flow Assumptions - Sometime the District will fund outlays for a particular purpose from both restricted and unrestricted resources (total of committed, assigned, and unassigned fund balance). In order to calculate the amounts to report as restricted, committed, assigned, and unassigned fund balance in the governmental fund financial statements a flow assumption must be made about the order in which the resources are considered to be applied. It is the District's policy to consider restricted fund balance to have been depleted before using any of the components of unrestricted fund balance. Further, when the components of unrestricted fund balance can be used for the same purpose, committed fund balance is depleted first, followed by assigned fund balance. Unassigned fund balance is applied last.

Fund Balance Policies - Fund balance of governmental funds is reported in various categories based on the nature of any limitations requiring the use of resources for specific purposes. The District itself can establish limitations on the use of resources through either commitment (committed fund balance) or an assignment (assigned fund balance).

The committed fund balance classification includes fund balance amounts that can be used only for the specific purposes determined by a formal action of the government's highest level of decision-making authority. The Board of Supervisors is the highest level of decision-making authority for the government that can, by adoption of an ordinance or resolution prior to the end of the fiscal year, commit fund balance. Once adopted, the limitation imposed by the ordinance or resolution remains in place until a similar action is taken to remove or revise the limitation.

Amounts in the assigned fund balance classification are intended to be used by the government for specific purposes but do not meet the criteria to be classified as committed. The Board of Supervisors has authorized the District Manager to assign amounts for specific purposes. The Board of Supervisors may also assign fund balance as it does when appropriating fund balance to cover a gap between estimated revenue and appropriations in the subsequent year's appropriated budget. Unlike commitments, assignments generally only exist temporarily. In other words, an additional action does not normally have to be taken for the removal of an assignment. Conversely, as discussed above an additional action is essential to either remove or revise a commitment.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

NOTES TO FINANCIAL STATEMENTS (CONTINUED)

Year Ended September 30, 2014

Note 1 - Summary of Significant Accounting Policies (Continued):

Other Disclosures

Use of Estimates - The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, and disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenues and expenditures during the reporting period. Actual results could differ from those estimates.

Note 2 - Stewardship, Compliance and Accountability:

Budgetary Information

The District is required to establish a budgetary system and an approved annual budget for the General Fund. Annual budgets are adopted on a basis consistent with accounting principles generally accepted in the United States of America. All annual appropriations lapse at the fiscal year end. The legal level of budgetary control is at the fund level. Any budget amendments that increase the aggregate budgeted appropriations, at the fund level, must be approved by the Board of Supervisors.

Note 3 - Investments:

Investments are stated at fair value, which is the amount for which an investment could be exchanged in a current transaction between willing parties, other than in a forced liquidation sale. Fair value is based on quoted market prices. Changes in the fair value of investments are recognized as revenue and included in investment revenue. Investment revenue is recognized as earned and is recorded in the respective fund related to the investment activity.

The District's investment policy is governed by State Statutes and the District Trust Indenture. This policy allows investments in any financial institution that is a qualified public depository of the State of Florida as identified by the State Treasurer, in accordance with Chapter 280 of the Florida Statutes. Authorized investments are:

1. The State Board of Administration Local Government Investment Pool (SBA);
2. Securities and Exchange Commission Registered Money Market Funds with the highest credit quality rating from a nationally recognized rating agency;
3. Interest-bearing savings accounts and certificates of deposit in state-certified qualified public depositories;
4. Direct obligations of the U.S. Treasury.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

NOTES TO FINANCIAL STATEMENTS (CONTINUED)

Year Ended September 30, 2014

Note 3 - Investments (Continued):

Investments made by the District at September 30, 2014 are summarized below. In accordance with GASB 31, investments are reported at fair value.

<u>Investment Type</u>	<u>Fair Value</u>	<u>Credit Rating</u>	<u>Weighted Average Maturity</u>
US Bank Managed Money Market	\$ 623,467	NA	NA

Credit Risk:

The District's investment policy limits credit risk by restricting authorized investments to those described. Investments in U.S. Government securities and agencies must be backed by the full faith and credit of the United States Government. Short term bond funds shall be rated by nationally recognized ratings agency and maintain the highest credit quality rating.

Custodial Credit Risk:

In the case of deposits, this is the risk that, in the event of a bank failure, the District's deposits may not be returned to it. The District's investment policy requires that bank deposits be secured as provided by Chapter 280, Florida Statutes. This law requires local governments to deposit funds only in financial institutions designated as qualified public depositories by the Chief Financial Officer of the State of Florida, and creates the Public Deposits Trust Fund, a multiple financial institution pool with the ability to assess its member financial institutions for collateral shortfalls if a default or insolvency has occurred. At September 30, 2014, all of the District's bank deposits were in qualified public depositories.

For an investment, this is the risk that, in the event of the failure of the counterparty, the government will not be able to recover the value of its investments or collateral securities that are in the possession of an outside party. At September 30, 2014, none of the investments listed are exposed to custodial credit risk because their existence is not evidenced by securities that exist in physical or book entry form.

Concentration of Credit Risk:

The District's investment policy does not specify limits on the amount the District may invest in any one issuer.

Interest Rate Risk:

The District's investment policy does not specifically address interest rate risk; however, the general investment policy is to apply the prudent-person rule: Investments are made as a prudent person would be expected to act, with discretion and intelligence, to seek reasonable income, preserve capital, and in general, avoid speculative investments. The District manages its exposure to declines in fair values by investing primarily in pooled investments that have a weighted average maturity of less than three months.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

NOTES TO FINANCIAL STATEMENTS (CONTINUED)

Year Ended September 30, 2014

Note 5 - Capital Assets:

Capital asset activity for the year ended September 30, 2014 was as follows:

	Beginning Balance	Additions	Disposals	Ending Balance
Governmental Activities:				
Capital assets not being depreciated:				
Infrastructure under construction	\$ 13,862,420	\$ -	\$ -	\$ 13,862,420
Total capital assets, not being depreciated	13,862,420	-	-	13,862,420
Capital assets, being depreciated:				
Security equipment	19,808	-	-	19,808
Less accumulated depreciation for:				
Security equipment	(1,321)	(3,962)	-	(5,283)
Total capital assets, being depreciated, net	18,487	(3,962)	-	14,525
Governmental activities capital assets, net	<u>\$ 13,880,907</u>	<u>\$ (3,962)</u>	<u>\$ -</u>	<u>\$ 13,876,945</u>

District construction is complete.

Note 6 - Long-Term Liabilities:

On July 13, 2006, the District issued \$10,220,000 of Capital Improvement Revenue Bonds, Series 2006 due on May 1, 2037 with a fixed interest rate of 5.55%. The Bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the property within the District. Interest is payable semiannually on each May 1 and November 1, commencing November 1, 2006. Principal is payable annually commencing May 1, 2008 through May 1, 2037.

The Series 2006 Bonds are subject to redemption at the option of the District, in whole or in part at anytime on or after May 1, 2016 at a redemption price set forth in the Bond Indenture. The Series 2006 Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Indenture.

The Bond Indenture requires that the District maintain adequate funds in a reserve account to meet the debt service reserve requirement as defined in the Indenture. The requirement was not met at September 30, 2014 as the reserve was underfunded. Pursuant to a January 7, 2015 Notice to Bondholders, the Trustee states that it does not plan to take any action relative to the deficiency of the amounts on deposit in the 2006 Reserve Account.

The Bond Indenture has certain restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agreed to collect special assessments in annual installments adequate to provide payment of debt service. Payment of principal and interest on the Series 2006 Bonds is secured by a pledge of and first lien upon the pledged special assessment revenue. The District is in compliance with the Bond Indenture.

CORDOBA RANCH COMMUNITY DEVELOPMENT DISTRICT

NOTES TO FINANCIAL STATEMENTS (CONTINUED)

Year Ended September 30, 2014

Note 6 - Long-Term Liabilities (Continued):

Total principal and interest remaining on the Series 2006 Bonds as of September 30, 2014 is \$13,959,913. In the current year, the District paid \$165,000 of principal and \$440,115 of interest. In the current year, the Developer paid \$600,537 of debt service special assessments.

Long-term debt activity for the year ended September 30, 2014 was as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
Governmental Activities:					
Bonds Payable:					
Series 2006	\$ 7,930,000	\$ -	\$ (165,000)	\$ 7,765,000	\$ 170,000
Governmental activity long-term liabilities	\$ 7,930,000	\$ -	\$ (165,000)	\$ 7,765,000	\$ 170,000

At September 30, 2014, the scheduled debt service requirements on the bonds payable were as follows.

Year Ending September 30,	Governmental Activities	
	Principal	Interest
2015	\$ 170,000	\$ 430,958
2016	180,000	421,523
2017	190,000	411,533
2018	205,000	400,988
2019	215,000	389,610
2020 - 2024	1,270,000	1,755,465
2025 - 2029	1,680,000	1,360,028
2030 - 2034	2,205,000	838,328
2035 - 2037	1,650,000	186,480
	<u>\$ 7,765,000</u>	<u>\$ 6,194,913</u>

Note 7 - Developer Transactions:

In the current year, the Developer, Standard Pacific of Florida paid 100% of the District's special assessment revenue.

Note 8 - Risk Management:

The District is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. These risks are covered by commercial insurance from independent third parties. The District has filed one claim of approximately \$5,000, which does not exceed coverage during the last three years.

**INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL
REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN
AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE
WITH GOVERNMENT AUDITING STANDARDS**

To the Board of Supervisors
Cordoba Ranch Community Development District

We have audited, in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, and each major fund of the *Cordoba Ranch Community Development District* (the "District") as of and for the year ended September 30, 2014, and the related notes to the financial statements, which collectively comprise the District's basic financial statements, and have issued our report thereon dated May 7, 2015.

Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the District's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, we do not express an opinion on the effectiveness of the District's internal control.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. *A material weakness* is a deficiency, or a combination of deficiencies, in internal control such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. *A significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over financial reporting was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control over financial reporting that might be material weaknesses or significant deficiencies. Given these limitations, during our audit, we did not identify any deficiencies in internal control over financial reporting that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

Compliance and Other Matters

As part of obtaining reasonable assurance about whether the District's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations and contracts, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit and, accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

McDiernit Davis & Company, LLC

Orlando, FL
May 7, 2015

MANAGEMENT COMMENTS

Board of Supervisors
Cordoba Ranch Community Development District

Report on the Financial Statements

We have audited the financial statements of the *Cordoba Ranch Community Development District*, (the "District") as of and for the fiscal year ended September 30, 2014, and have issued our report thereon dated May 7, 2015.

Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States.

Other Reports

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and Compliance and Other Matters Based on an Audit of Financial Statements Performed in Accordance with *Government Auditing Standards* and Independent Auditor's Report on an examination conducted in accordance with *AICPA Professional Standards*, Section 601, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports, which are dated May 7, 2015 should be considered in conjunction with this management letter.

Prior Audit Findings

Section 10.554(1)(i)1., Rules of the Auditor General, require that we determine whether or not corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report. Corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report.

Official Title and Legal Authority

Section 10.554(1)(i)4., Rules of the Auditor General, requires that the name or official title and legal authority for the primary government and each component unit of the reporting entity be disclosed in this management letter, unless disclosed in the notes to the financial statements. This information has been disclosed in the noted to the financial statements.

MCDIRMIT DAVIS & COMPANY, LLC

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Financial Condition

Section 10.554(1)(i)5.a., Rules of the Auditor General, requires that we report the results of our determination as to whether or not the *Cordoba Ranch Community Development District* has met one or more of the conditions described in Section 218.503(1), Florida Statutes, and identification of the specific condition(s) met. In connection with our audit, we determined that the *Cordoba Ranch Community Development District* did not meet any of the conditions described in Section 218.503(1), Florida Statutes.

Pursuant to Sections 10.554(1)(i)5.c. and 10.556(8), Rules of the Auditor General, we applied financial condition assessment procedures. It is management's responsibility to monitor the *Cordoba Ranch Community Development District* financial condition, and our financial condition assessment was based in part on representations made by management and the review of financial information provided by same.

Annual Financial Report

Section 10.554(1)(i)5.b., Rules of the Auditor General, requires that we report the results of our determination as to whether the annual financial report for the *Cordoba Ranch Community Development District* for the fiscal year ended September 30, 2014, filed with the Florida Department of Financial Services pursuant to Section 218.32(1)(a), Florida Statutes, is in agreement with the annual financial audit report for the fiscal year ended September 30, 2014. In connection with our audit, we determined that these two reports were in agreement.

Other Matters

Section 10.554(1)(i)2., Rules of the Auditor General, requires that we address in the management letter any recommendations to improve financial management. In connection with our audit, we did not have any such recommendations.

Section 10.554(1)(i)3., Rules of the Auditor General, requires that we address noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but which warrants the attention of those charged with governance. In connection with our audit, we did not have any such findings.

Purpose of this Letter

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, and applicable management, and is not intended to be and should not be used by anyone other than these specified parties.

McDiarmid Davis & Company, LLC

Orlando, Florida
May 7, 2015

**INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH
THE REQUIREMENTS OF SECTION 218.415, FLORIDA STATUTES**

Board of Supervisors
Cordoba Ranch Community Development District

We have examined Cordoba Ranch Community Development District's (the District) compliance with the requirements of Section 218.415, Florida Statutes, during the year ended September 30, 2014. Management is responsible for the District's compliance with those requirements. Our responsibility is to express an opinion on the District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and the standards applicable to attestation engagements contained in *Government Auditing Standards* issued by the Comptroller General of the United States and, accordingly, included examining, on a test basis, evidence about the District's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances. We believe that our examination provides a reasonable basis for our opinion. Our examination does not provide a legal determination on the District's compliance with specified requirements.

In our opinion, Cordoba Ranch Community Development District complied, in all material respects, with the aforementioned requirements for the year ended September 30, 2014.

McDirmit Davis & Company, LLC

Orlando, Florida
May 7, 2015

MCDIRMIT DAVIS & COMPANY, LLC

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