

*Storey Creek Community
Development District*

Agenda

October 3, 2022

AGENDA

Storey Creek

Community Development District

219 E. Livingston Street, Orlando, Florida 32801

Phone: 407-841-5524 – Fax: 407-839-1526

September 26, 2022

Board of Supervisors
Storey Creek
Community Development District

Dear Board Members:

The meeting of the Board of Supervisors of the Storey Creek Community Development District will be held **Monday, October 3, 2022 at 12:30 p.m. at the Oasis Club at ChampionsGate, 1520 Oasis Club Blvd., ChampionsGate, FL 33896.** Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period
3. Approval of Minutes of the September 12, 2022 Meeting
4. Ratification of Series 2022 Requisitions #3 - #4
5. Consideration of Resolution 2023-01 Approving the Conveyance of Real Property And Improvements (Tracts 741 & 747 of Phase 2B)
6. Discussion of Pending Plat Conveyances
7. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. District Manager's Report
 - i. Approval of Check Register
 - ii. Balance Sheet and Income Statement
8. Other Business
9. Supervisor's Requests
10. Adjournment

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

Sincerely,

George S. Flint

George S. Flint
District Manager

Cc: Jan Carpenter, District Counsel
Steve Boyd, District Engineer

Enclosures

MINUTES

MINUTES OF MEETING
STOREY CREEK
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Storey Creek Community Development District was held Monday, September 12, 2022 at 12:30 p.m. at the Oasis Club at ChampionsGate, 1520 Oasis Club Blvd. ChampionsGate, FL.

Present and constituting a quorum were:

Adam Morgan	Chairman
Lane Register	Vice Chairman
Ashley Baksh	Assistant Secretary (Resigned during meeting)
Rob Bonin	Assistant Secretary
Seth Yawn	Assistant Secretary (Appointed)
Logan Lantrip	Assistant Secretary (Appointed)

Also present were:

George Flint	District Manager
Kristen Trucco	District Counsel
Alan Scheerer	Field Manager

FIRST ORDER OF BUSINESS

Roll Call

Mr. Flint called the meeting to order, called the roll, and four Supervisors were present constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment Period

There being none, the next item followed.

THIRD ORDER OF BUSINESS

Organizational Matters

A. Acceptance of Resignation(s) and Appointment of Individual(s) to Fulfill the Board Vacancy(ies)

Mr. Flint noted that Joe Catanzariti, Jr. submitted his resignation and asked for a motion to accept.

On MOTION by Mr. Morgan, seconded by Mr. Bonin, with all in favor, Accepting the Resignation of Joe Catanzariti, Jr., was approved.

Mr. Morgan nominated Mr. Logan Lantrip. Mr. Flint asked for a motion to approve.

On MOTION by Mr. Morgan, seconded by Ms. Baksh, with all in favor, Appointing Logan Lantrip to Fulfill the Board Vacancy, was approved.

B. Administration of Oath of Office to Newly Appointed Board Member(s)

Mr. Flint administered the Oath of Office to Mr. Lantrip, and the required documents were signed. Mr. Flint noted that Ashley Baksh put in her resignation as well and asked for a motion to accept.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, the Resignation of Ashley Baksh, was accepted.

Mr. Morgan nominated Mr. Seth Yawn, and Mr. Flint asked for a motion to approve.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, Appointing Seth Yawn to Fulfill the Board Vacancy, was approved.

Mr. Flint administered the Oath of Office to Mr. Yawn, and the required documents were signed.

C. Consideration of Resolution 2022-15 Electing Officers

Mr. Flint noted that the previous Board Members were both Assistant Secretaries, and Mr. Morgan voted to leave the Board as it stood with officers and appoint the two new Board Members as Assistant Secretaries.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, Resolution 2022-15 Electing Officers as slated above, was approved.

FOURTH ORDER OF BUSINESS

Approval of Minutes of the August 1, 2022 Meeting

Mr. Flint presented the minutes of the August 1, 2022 meeting. He asked for any comments, corrections, or changes. The Board had no changes.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, the Minutes of the August 1, 2022 Meeting, were approved as presented.

FIFTH ORDER OF BUSINESS

Consideration of Aquatic Plant Management Agreement with Applied Aquatic, Inc.

Mr. Scheerer presented the Aquatic Plant Management Agreement, noting that Pond #1 was being maintained, but that they were adding Ponds 2, 4a, 4b, and 5 to the agreement. He added the agreement would begin October 1st and that the service dollar amount was within budget.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, the Aquatic Plant Management Agreement with Applied Aquatic, Inc., was approved.

SIXTH ORDER OF BUSINESS

Consideration of Proposal from Amtec to Provide Arbitrage Rebate Calculation Services for the Series 2022 Bonds

Mr. Flint presented the proposal from AMTEC to provide Arbitrage Rebate Calculation for the Series 2022 Bonds, adding that the total annual fee was \$450 for a 5-year agreement. Mr. Flint asked for a motion to approve.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, the Proposal from AMTEC to Provide Arbitrage Rebate Calculation Services for the Series 2022 Bonds, was approved.

SEVENTH ORDER OF BUSINESS

Ratification of Series 2022 Requisition #2

Mr. Flint presented the requisition, noting that the total amount was \$3,626.02 to pay Boyd Civil Engineering for services related to construction.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, the Series 2022 Requisition #2, was ratified.

EIGHTH ORDER OF BUSINESS

Discussion of Pending Plat Conveyances

Mr. Flint asked the Board if there were any pending plats or conveyances that they needed to discuss. A Board member noted that they had completed the transfer of two plats in Phase 5, and Ms. Trucco asked that they get clarification on that.

NINTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Ms. Trucco reported that they would be working on the conveyances. The conveyance requirements from the County’s development requirement had been completed.

B. Engineer

There being none, the next item was followed.

C. District Manager’s Report

i. Approval of Check Register

Mr. Flint presented the check register through August 31, 2022 and the total was \$28,631.84. He noted the detailed register is behind the summary. The Board had no further questions.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, the Check Register totaling \$28,631.84, was approved.

ii. Balance Sheet and Income Statement

Mr. Flint presented the unaudited financials through the end of August. There was no action required by the Board and Mr. Flint offered to answer any questions.

TENTH ORDER OF BUSINESS

Other Business

There being none, next item followed.

ELEVENTH ORDER OF BUSINESS

Supervisor’s Requests

There being none, next item followed.

TWELFTH ORDER OF BUSINESS

Adjournment

Mr. Flint adjourned the meeting.

On MOTION by Mr. Morgan, seconded by Mr. Register, with all in favor, the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION IV

**STOREY CREEK COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2022
(ASSESSMENT AREA TWO PROJECT)**

(Acquisition and Construction)

The undersigned, a Responsible Officer of the Storey Creek Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and U.S. Bank National Association, as trustee (the "Trustee"), dated as of November 1, 2019, as supplemented by that certain Second Supplemental Trust Indenture dated as of June 1, 2022 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: **3**
- (B) Identify Acquisition Agreement, if applicable;
- (C) Name of Payee: **Governmental Management Services-CF, LLC**
- (D) Amount Payable: **\$1721.73**
- (E) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments):

Invoice #71 – Reimbursement for payment to Osceola County Tax Collector for conveyance of property.

- (F) Fund or Account and subaccount, if any, from which disbursement to be made:

Series 2022 Acquisition and Construction Account of the Acquisition and Construction Fund.

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the District,
2. each disbursement set forth above is a proper charge against the Series 2022 Acquisition and Construction Account;
3. each disbursement set forth above was incurred in connection with the Cost of the Assessment Area Two Project; and
4. each disbursement represents a Cost of Assessment Area Two Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested are on file with the District.

STOREY CREEK COMMUNITY
DEVELOPMENT DISTRICT

By: _____
Responsible Officer

Date: _____

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE OR NON-OPERATING COSTS REQUESTS ONLY**

The undersigned Consulting Engineer hereby certifies that this disbursement is for the Cost of the Assessment Area Two Project and is consistent with: (i) the Acquisition Agreement; and (ii) the report of the Consulting Engineer, as such report shall have been amended or modified.

Consulting Engineer

GMS-Central Florida, LLC
1001 Bradford Way
Kingston, TN 37763

Invoice

Invoice #: 71
Invoice Date: 9/14/22
Due Date: 9/14/22
Case:
P.O. Number:

Bill To:
Storey Creek CDD
219 E. Livingston St.
Orlando, FL 32801

Description	Hours/Qty	Rate	Amount
American Express - Osceola County Tax Collector		1,956.60	1,956.60
Total			\$1,956.60
Payments/Credits			\$0.00
Balance Due			\$1,956.60

Bruce Vickers
Osceola County Tax Collector
2501 E. Irlo Bronson Memorial Highway, Kissimmee, FL 34744

Transaction # 7851356	
Cashier:	CG

Paid By:	TERESA VISCARRA/GMS CF LLC
	219 E LIVINGSTON ST
	ORLANDO, FL 32801

Posted Date:	08/09/2022 04:39PM
Received Via:	Phone
Num. Items:	5
Total Tendered:	\$1,908.88
Receipt #:	121600537
Batch:	850429
Drawer:	1216
Status:	Complete

Receipt				
Item	Details	Effective Date	Due	Paid
Real Estate	Acc# R062629-452600010150 Bill Yr: 2019 Regular Due: 03/31/2020	08/09/2022	\$344.58	\$344.58
Real Estate	Acc# R062629-452600010150 Bill Yr: 2019 Tda Fees Due: 03/31/2020	08/09/2022	\$306.38	\$306.38
Real Estate	Acc# R062629-452600010150 Bill Yr: 2019 Tda Fees Due: 03/31/2020	08/09/2022	\$636.00	\$636.00
Real Estate	Acc# R062629-452600010150 Bill Yr: 2020 Regular Due: 03/31/2021	08/09/2022	\$340.14	\$340.14
Real Estate	Acc# R062629-452600010150 Bill Yr: 2021 Regular Due: 03/31/2022	08/09/2022	\$281.78	\$281.78
	Total:		\$1,908.88	\$1,908.88

Payment	Details	Paid		
Credit or Debit Card	American Express CC#XXXX-1140 Confirmation number: B0700685511 TDS: manual_entry Auth Code: 123768	\$1,908.88		
	Balance:	\$0.00		
Convenience Fee:		\$47.72		
Total Charged:		\$1,956.60		

CERTIFICATE OF DISTRICT ENGINEER
Storey Creek Community Development District

I, **Steven Boyd, P.E.**, of **Boyd Civil Engineering, Inc.**, a Florida corporation, and licensed to provide professional engineering services to the public in the State of Florida under Florida Certificate of Authorization No. 43225, with offices located at 6816 Hanging Moss Road, Orlando, Florida 32807 ("Boyd"), hereby acknowledge and certify the following, to the best of my knowledge, information and belief, to be true and correct in all respects:

1. That I, through Boyd, currently serve as District Engineer to the Storey Creek Community Development District (the "District").

2. That the District proposes to accept from **TRAMELL WEBB PARTNERS, INC.**, a Florida corporation ("Developer"), for ownership, operation and maintenance, certain real property described in Exhibit "A" attached hereto and incorporated herein (the "Property"). Any real property being conveyed to the District is being transferred at only nominal cost to the District, so no review of an appraisal or similar documentation to reasonableness of purchase price or other valuation is required or being rendered.

3. That this certification (the "Certification") is provided in conjunction with, and in support of, the District's approval of the conveyance of the Property from the Developer to the District and the District's acceptance of such Property. The District will rely on this Certification for such purposes.

4. That any improvements on the Property were constructed, installed, and/or completed, as appropriate, in accordance with known plans, specifications, contracts and permits required and/or approved by any known governmental authorities, as applicable. The Property is in a condition acceptable for acceptance by the District.

5. That the Property is properly permitted by the appropriate governmental entities, as applicable, and that copies of the applicable plans, specifications and permits relating to the Property, if any, that have actually been provided to Boyd are being held by Boyd as records of the District on its behalf.

[Signature page to follow.]

SIGNATURE PAGE TO CERTIFICATE OF DISTRICT ENGINEER
Storey Creek Community Development District

DATED: 7/21, 2022

Witness: Adam Carling
Print: Adam Carling


Steven Boyd
Steven Boyd, P.E.
State of Florida License No.: 43225
on behalf of the company,
Boyd Civil Engineering, Inc.

Witness: William E. Wilson
Print: William E. Wilson

**STATE OF FLORIDA
COUNTY OF OSCEOLA**

The foregoing instrument was acknowledged before me by means of [] physical presence or [] online notarization, this 21 day of JULY, 2022 by Steven Boyd of Boyd Civil Engineering, Inc., a Florida corporation, on behalf of said corporation. Said person is [] personally known to me or [] has produced a valid driver's license as identification.

Addison Elisabeth Engeman
Notary Public; State of Florida

(SEAL)  Addison Elisabeth Engeman
Notary Public
State of Florida
Comm# HH087775
Expires 2/1/2025

Print Name: ADDISON ELISABETH ENGEMAN
Comm. Exp.: 2/1/2025
Comm. No.: HH087775

EXHIBIT "A"

DESCRIPTION OF THE PROPERTY

Parcel No. 06-26-29-4526-0001-0150, also described as follows:

Lots 15 through 20, inclusive, ORANGE BLOSSOM ACRES UNIT I, according to the plat thereof, as recorded in Plat Book 2, Pages 136 and 137, Public Records of Osceola County, Florida.

Certificate #2043-2020

Warning!
Re: FS 197.522(1)

There are unpaid taxes on property which you own or in which you have a legal interest. The property will be sold on line at www.osceola.realtaxdeed.com on the 13th day of September, 2022, at 11:00 am, unless the back taxes are paid. For further information, contact the Clerk of Courts immediately at: 2 Courthouse Square, attention: Tax Deed Department, Kissimmee, FL 34741. Telephone: (407)742-3527, (407) 742-3526, (407) 742-3559, or (407) 742-3587.

Warning Notice of Application for a Tax Deed

Notice is hereby given that, BLACK CUB LLC, the holder of the following tax certificate, has filed said certificate in this office and has made application for a tax deed to be issued thereon. The certificate number and year of issuance, the legal description of the property and the name in which the land is assessed are as follows:

Certificate Number: 2043-2020 Issued on: June-01-2020
Apparent Titleholder(s): TRAMELL WEBB PARTNERS INC Assessed to:

Legal Description: ORANGE BLOSSOM ACRES UNIT 1 PB 2 PG 137 LOTS 15-20 , Parcel Number: 06 26 29 4526 0001 0150

All of said property being in the County of Osceola, State of Florida.

Unless said certificate be redeemed according to law, the property described therein will be sold to the highest bidder on line at www.osceola.realtaxdeed.com on the 13th day of September, 2022 at 11:00 am.



**DEPARTMENT OF
COMMUNITY
DEVELOPMENT**

Dave Tomek
Administrator

Brian K. Brown
Deputy Administrator

Susan E. Caswell, AICP
Assistant Administrator

Steve W. Whitmore
Building Director

Kelly Haddock
Current Planning Director

Jose A. Gomez, P.E.
Development Review
Director

Joseph S. Strickland
Extension Services
Director

Robert Mindick
Parks and Public Lands
Director

Kerry Godwin
Planning & Design
Director

Kevin Ostrowski
Sports & Event Facilities
Manager

**Osceola
County**

1 Courthouse Square
Suite 1100
Kissimmee, FL 34741
PH: (407) 742-0200
Fax: (407) 742-0206
www.osceola.org

August 11, 2021

Adam Morgan, Chairman
Storey Creek CDD
219 E Livingston Street
Orlando, FL 32801

Subject: SDP21-0029 Storey Creek Phase 5 Emergency Access

Dear Mr. Morgan,

The plans for Storey Creek Phase 5 under SDP21-0029 require an emergency access point to the development within a 50 foot right-of-way tract. Acquisition of this 50-foot-wide right-of-way tract by the Storey Creek Community Development District (CDD) to provide perpetual ownership and maintenance of this tract would satisfy the requirements of the County.

If you have any questions, you may contact me at 407-742-0231, jose.gomez@osceola.org.

Sincerely,

Jose A. Gomez, P.E.
Development Review Director



KELVIN SOTO, ESQ.
CLERK OF THE CIRCUIT COURT
AND COUNTY COMPTROLLER
 2 Courthouse Square, Suite 2000
 Kissimmee, FL 34741-5487



BANK OF AMERICA
 KISSIMMEE, FLORIDA
 6847830

003372

CHECK DATE
 09/22/22

CHECK NO.
 3372

AMOUNT \$*****234.87*

PAY THE SUM OF *****234* DOLLARS AND *87* CENTS

TO THE ORDER OF
 TERESA VISCARRA/GMS CF LLC
 219 E LIVINGSTON ST
 ORLANDO, FL 32801

Kelvin Soto

OTHER REVENUES
 VOID After 90 Days

⑈003372⑈ ⑆063000047⑆

Security Features Included. Details on back.

VENDOR NO. TX11633

CHECK NO. 3372

ACCOUNT	PURCH. ORDER	INVOICE NUMBER	AMOUNT	DESCRIPTION
603	2291008	CTF#2043-20	234.87	REFUND REDEEMER



Kelvin Soto, Esq.
Clerk of the Circuit Court & County Comptroller
Osceola County, Florida

August 10, 2022

TERESA VISCARRA/GMS CF LLC
219 E LIVINGSTON ST
ORLANDO, FL 32801

Re: Refund of unused application fees to process sale.

Certificate # 2043-2020
Parcel # 06 26 29 4526 0001 0150

Thank you for your redemption.

The enclosed check is a refund of an overage in application fees that was not necessary to process the tax deed sale.

If you have any questions regarding this certificate, please don't hesitate to call us at (407) 742-3526. Our office is open Monday through Friday from 8:00 a.m. until 5:00 p.m.

Sincerely,

KELVIN SOTO, ESQ.
CLERK OF THE CIRCUIT COURT & COUNTY COMPTROLLER
OSCEOLA COUNTY, FLORIDA

BY: _____

Deputy Clerk



**STOREY CREEK COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2022
(ASSESSMENT AREA TWO PROJECT)**

(Acquisition and Construction)

The undersigned, a Responsible Officer of the Storey Creek Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and U.S. Bank National Association, as trustee (the "Trustee"), dated as of November 1, 2019, as supplemented by that certain Second Supplemental Trust Indenture dated as of June 1, 2022 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) Requisition Number: 4
- (B) Identify Acquisition Agreement, if applicable;
- (C) Name of Payee: **Greenberg Traurig**
- (D) Amount Payable: **\$203.30**
- (E) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments):

Invoice #1000067898 – Post-Closing costs associated with duplication and distribution of transcripts.

- (F) Fund or Account and subaccount, if any, from which disbursement to be made:

Series 2022 Acquisition and Construction Account of the Acquisition and Construction Fund.

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the District,
2. each disbursement set forth above is a proper charge against the Series 2022 Acquisition and Construction Account;
3. each disbursement set forth above was incurred in connection with the Cost of the Assessment Area Two Project; and
4. each disbursement represents a Cost of Assessment Area Two Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested are on file with the District.

STOREY CREEK COMMUNITY
DEVELOPMENT DISTRICT

By: _____
Responsible Officer

Date: _____

**CONSULTING ENGINEER'S APPROVAL FOR
NON-COST OF ISSUANCE OR NON-OPERATING COSTS REQUESTS ONLY**

The undersigned Consulting Engineer hereby certifies that this disbursement is for the Cost of the Assessment Area Two Project and is consistent with: (i) the Acquisition Agreement; and (ii) the report of the Consulting Engineer, as such report shall have been amended or modified.

Consulting Engineer



STEPHEN D. SANFORD, ESQ.
WEST PALM BEACH OFFICE
DIRECT DIAL: 561-248-5303
E-MAIL: sanfords@gtlaw.com

September 1, 2022

Storey Creek Community Development District
c/o Governmental Management Services - Central Florida, LLC
135 W. Central Blvd., Suite 320
Orlando, Florida 32801
Attn: George Flint

Re:

\$6,170,000

**STOREY CREEK COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2022
(ASSESSMENT AREA TWO PROJECT)**

FOR POST-CLOSING COSTS, including the duplication and distribution of the transcript of closing documents, incurred by Greenberg Traurig, P.A., as Bond Counsel to Storey Creek Community Development District, in connection with the issuance of the above-referenced Bonds.

TOTAL POST-CLOSING COSTS

\$203.30

Wire Instructions

Operating Account (For Payment of Legal Fees and Costs)
Wells Fargo Bank, N.A.

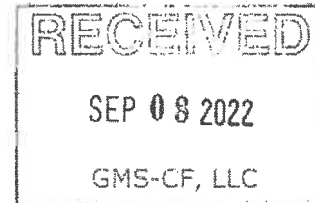
**Domestic
Bank Name:**

Wells Fargo Bank, N.A.
200 S. Biscayne Blvd., 15th Floor
Miami, Florida USA 33131
Ph: (305) 789-4984
Fax: (305) 789-4944

**ABA Number:
Account Name:
Account Number:**

121000248
Greenberg Traurig Depository Account
2000014648663
Reference: Storey Creek Community Development District
Client Matter #: 187269.010200 (SDS)
Invoice #: 1000067898

681790228v1/187269.010200



SECTION V

RESOLUTION 2023-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE STOREY CREEK COMMUNITY DEVELOPMENT DISTRICT APPROVING THE CONVEYANCE OF REAL PROPERTY IN PHASE 2B TO HFB STOREY CREEK, LLC; AUTHORIZING DISTRICT STAFF AND THE CHAIRMAN TO REVIEW, EXECUTE AND ACCEPT ALL DOCUMENTS TO EFFECTUATE SUCH CONVEYANCE; PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the Storey Creek Community Development District (the “District”) is a local unit of special purpose government duly organized and existing under the provisions of the Uniform Community Development District Act of 1980, Chapter 190, *Florida Statutes*, as amended (the “Act”), for the purpose of, among other things, financing and managing the acquisition, construction, maintenance and operation of certain infrastructure within and without the boundaries of the premises to be governed by the District; and

WHEREAS, the District has the authority, generally under the Act, and specifically under Section 190.012, *Florida Statutes*, to acquire real property and improvements for, among other things, the purposes of operating and maintaining systems, facilities, and basic infrastructure within the District; and

WHEREAS, the District has the authority, generally under Florida Law and the Act, and specifically under Section 190.011(7)(a), *Florida Statutes*, to acquire, dispose of any real property, dedications or platted reservations in any manner so long as it is in the best interest of the District; and

WHEREAS, HFB Storey Creek, LLC, a Florida limited liability company (hereinafter “HFB”), has requested the transfer of real property located in Phase 2B, as more particularly described in the Quit Claim Deed and Certificate of District Engineer, attached hereto as Exhibit “A” (collectively, the “Conveyance Documents”), from the District to HFB in order to resolve a title issue caused by the platting of Phase 5; and

WHEREAS, the District Counsel and the District Manager have reviewed the conveyance from the District, and the District Engineer has also reviewed the conveyance and has provided a Certificate of District Engineer for the conveyance, attached hereto as part of Exhibit “A,” to evidence compliance with the requirements of the District.

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors of the District (the “Board”), as follows:

1. Incorporation of Recitals. The above recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Resolution.

2. Approval of the Transfer of the Real Property. The Board hereby approves the transfer of the real property described in Exhibit "A" to HFB, and approves and accepts the documents evidencing such conveyances in Exhibit "A."

3. Authorization of District Staff. The Chairman, the Vice Chairman, the Secretary, any Assistant Secretary and the District Manager of the District, and any authorized designee thereof (collectively, the "District Officers"), District Counsel, and the District Engineer are hereby authorized and directed to take all actions necessary or desirable in connection with the conveyance of the real property and improvements described in Exhibit "A," and all transactions in connection therewith. The District Officers are hereby authorized and directed to execute all necessary or desirable certificates, documents, papers, and agreements necessary to the undertaking and fulfillment of all transactions contemplated by this Resolution.

4. Ratification of Prior Actions. All actions taken to date by the District Officers, District Manager, District Counsel, District Engineer, are hereby ratified and authorized on behalf of the District.

5. Severability. If any section, paragraph, clause or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause or provision.

6. Effective Date. This Resolution shall take effect immediately upon its adoption.

[Continues on the Following Pages]

PASSED in public meeting of the Board of Supervisors of the Storey Creek Community Development District, this 3rd day of October, 2022.

**STOREY CREEK COMMUNITY
DEVELOPMENT DISTRICT**

Attest:

Print: _____
Secretary/Asst. Secretary

By: _____
Name: _____
Title: _____

EXHIBIT "A"

CONVEYANCE DOCUMENTS

1. Quit Claim Deed
2. Certificate of District Engineer

**THIS INSTRUMENT PREPARED BY
AND TO BE RETURNED TO:**
Jan Albanese Carpenter, Esq.
Latham, Luna, Eden & Beaudine, LLP
P.O. Box 3353
Orlando, Florida 32802

QUIT CLAIM DEED

THIS QUIT CLAIM DEED made as of this ____ day of _____, 2022 by **STOREY CREEK COMMUNITY DEVELOPMENT DISTRICT**, Florida community development district (the “Grantor”), whose address is c/o Governmental Management Services – Central Florida, LLC, 219 E. Livingston Street, Orlando, Florida 32801, to **HFB STOREY CREEK, LLC**, a Florida limited liability company (the “Grantee”), whose address is c/o Hanover Family Builders, LLC, 605 Commonwealth Avenue, Orlando, Florida 32803.

(Whenever used herein the terms “Grantor” and “Grantee” include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations).

That the Grantor, for and in consideration of the sum of **TEN AND NO/100 DOLLARS (\$10.00)** and other valuable considerations, receipt whereof is hereby acknowledged, hereby grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, all that certain land situate in Osceola County, Florida, more particularly described as follows (the “Property”).

**SEE EXHIBIT “A” ATTACHED HERETO AND INCORPORATED HEREIN
BY REFERENCE.**

TOGETHER WITH all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of the Grantor, either in law or equity, to the only proper use, benefit and behoof of the Grantee, its successors and assigns forever.

This Quit Claim Deed has been prepared without reference to any title work such as a title insurance commitment, title insurance policy or survey.

[SIGNATURES ON FOLLOWING PAGE]

IN WITNESS WHEREOF, the said Grantor has caused these presents to be executed in its name, the day and year first above written.

Signed, sealed and delivered in our presence:

“GRANTOR”

STOREY CREEK COMMUNITY
DEVELOPMENT DISTRICT, a Florida
community development district

(Signature)

(Print Name)

(Signature)

(Print Name)

By: _____

Print: _____

Title: _____

**STATE OF FLORIDA
COUNTY OF ORANGE**

The foregoing instrument was acknowledged before me by means of [] physical presence or [] online notarization, this ____ day of September, 2022, by _____, as _____ of **STOREY CREEK COMMUNITY DEVELOPMENT DISTRICT**, a Florida community development district, on behalf of the Storey Creek Community Development District. Said person is [] personally known to me or [] has produced _____ as identification.

(SEAL)

Notary Public; State of Florida
Print Name: _____
Comm. Exp.: _____; Comm. No.: _____

EXHIBIT "A"

Description of the Property

Tract 741, according to the STOREY CREEK PHASE 2B plat, as recorded in Plat Book 29, Page 136, Public Records of Osceola County, Florida.

Tract 747, according to the STOREY CREEK PHASE 2B plat, as recorded in Plat Book 29, Page 136, Public Records of Osceola County, Florida.

CERTIFICATE OF DISTRICT ENGINEER
Storey Creek Community Development District

I, **Steven N. Boyd, P.E.**, of **Boyd Civil Engineering, Inc.**, a Florida corporation, and licensed to provide professional engineering services to the public in the State of Florida under Florida Certificate of Authorization No. 29791, with offices located at 6816 Hanging Moss Road, Orlando, Florida 32807 (“BCE”), hereby acknowledge and certify the following, to the best of my knowledge, information and belief, to be true and correct in all respects:

1. That I, through BCE, currently serve as District Engineer to the Storey Creek Community Development District (the “District”).

2. That the District proposes to transfer, for ownership, operation and maintenance, certain real property described in Exhibit “A” attached hereto and incorporated herein (collectively, the “Property”), to HFB Storey Creek, LLC, a Florida limited liability company.

3. That this certification (the “Certification”) is provided in conjunction with, and in support of, the District’s approval of the conveyance of the Property. The District will rely on this Certification for such purposes.

4. That the conveyance of the Property resolves a title issue caused by re-platting and subsequent encroachment onto property intended to be owned by HFB Storey Creek, LLC.

[Signature provided on following page.]

SIGNATURE PAGE TO CERTIFICATE OF DISTRICT ENGINEER

Storey Creek Community Development District

DATED: September _____, 2022

Witness: _____
Print: _____

Steven N. Boyd, P.E.
State of Florida License No.: 43225
on behalf of the company,
Boyd Civil Engineering, Inc.

Witness: _____
Print: _____

**STATE OF FLORIDA
COUNTY OF ORANGE**

The foregoing instrument was acknowledged before me by means of [] physical presence or [] online notarization, this ____ day of September, 2022 by **STEVEN N. BOYD, P.E.**, of Boyd Civil Engineering, Inc., a Florida corporation, on behalf of said corporation. Said person is [] personally known to me or [] has produced a valid driver's license as identification.

Notary Public; State of Florida

(SEAL)

Print Name: _____
Comm. Exp.: _____
Comm. No.: _____

EXHIBIT "A"

DESCRIPTION OF THE PROPERTY

PROPERTY

Tract 741, according to the STOREY CREEK PHASE 2B plat, as recorded in Plat Book 29, Page 136, Public Records of Osceola County, Florida.

Tract 747, according to the STOREY CREEK PHASE 2B plat, as recorded in Plat Book 29, Page 136, Public Records of Osceola County, Florida.

SECTION VII

SECTION C

SECTION 1

Storey Creek Community Development District

Summary of Check Register

September 1, 2022 to September 26, 2022

Fund	Date	Check No.'s	Amount
General Fund	9/1/22	231	\$ 8,473.00
	9/2/22	232	\$ 545.05
	9/8/22	233-235	\$ 18,250.44
	9/14/22	236	\$ 6,880.40
	9/15/22	237-238	\$ 7,800.32
			\$ 41,949.21
Payroll	<u>September 2022</u>		
	Adam Morgan	50025	\$ 184.70
	Ashley Baksh	50026	\$ 184.70
	D. Lane Register	50027	\$ 184.70
	James Yawn	50028	\$ 184.70
	Logan Lantrip	50029	\$ 184.70
Patrick Bonin Jr.	50030	\$ 184.70	
			\$ 1,108.20
			\$ 43,057.41

*** CHECK DATES 09/01/2022 - 09/26/2022 *** STOREY CREEK - GENERAL FUND
 BANK A GENERAL FUND

CHECK DATE	VEND#	INVOICE DATE	EXPENSED TO...	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK#	
9/01/22	00005	8/31/22	16504	202209	300	15500	10000			*	5,842.00		
			FY23 GEN.LIAB/PUBLIC.OFFC										
9/01/22	00005	8/31/22	16504	202209	300	15500	10000			*	2,631.00		
			FY23 PROPERTY INSURANCE										
								EGIS INSURANCE ADVISORS, LLC.			8,473.00	000231	
9/02/22	00002	9/02/22	RES2021-CONVEYANCE-TRAMELL WEBB	202209	300	13100	10300			*	545.05		
9/08/22	00012	8/31/22	205418	202208	320	53800	47000		LATHAM, LUNA, EDEN & BEAUDINE, LLP	*	595.00		
			AQUATIC PLANT MGMT AUG22									545.05	000232
9/08/22	00003	9/02/22	3442	202208	310	51300	31100		APPLIED AQUATIC MANAGEMENT INC	*	600.94		
			ATTEND CDD MTG/MILE REIMB									595.00	000233
9/08/22	00013	9/01/22	17514	202209	320	53800	46200		BOYD CIVIL ENGINEERING	*	4,343.50		
			MTHLY MOW SRVC PH I SEP22									600.94	000234
			MTHLY MOW SRVC PH2A SEP22								1,610.00		
			MTHLY MOW SRVC PH2B SEP22								10,226.00		
			STOREY CREEK PH 2B SEP22								625.00		
			PARK/DOG/PARK/ENT.SEP22								250.00		
			DOG STN/TRASH MAINT SEP22									17,054.50	000235
9/14/22	00001	9/01/22	68	202209	310	51300	34000		FRANK POLLY SOD, INC	*	2,916.67		
			MANAGEMENT FEES SEP22									50.00	
			WEBSITE ADMIN SEP22								87.50		
			INFORMATION TECH SEP22								583.33		
			DISSEMINATION FEE SEP22								.21		
			OFFICE SUPPLIES								3.99		
			POSTAGE								32.10		
			COPIES								1,250.00		
			FIELD MANAGEMENT SEP22										

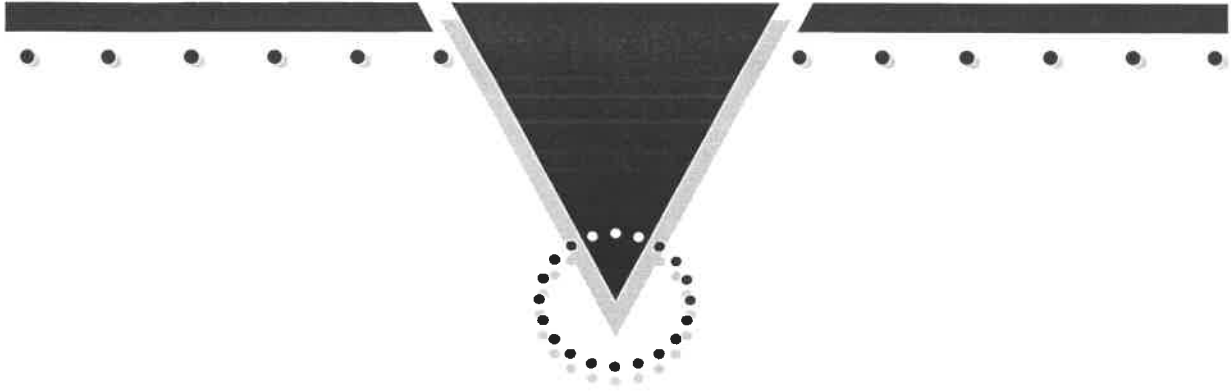
SCCD STOREY CREEK TVISCARRA

CHECK DATE	VEND#	INVOICE DATE	YRMO	DPT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT
9/14/22	00001	71	202209	300-13100	10300	OSCEOLA CTY TAX COLLECTOR	GOVERNMENTAL MANAGEMENT SERVICES	*	1,956.60	6,880.40
9/15/22	00001	70	202209	300-15500	10000	FY23 ASSESSMENT ROLL CERT	GOVERNMENTAL MANAGEMENT SERVICES	*	5,000.00	000236
9/15/22	00002	105765	202208	310-51300	31500	TRACT741R PH5 CONVEY/TOHO	GOVERNMENTAL MANAGEMENT SERVICES	*	2,800.32	5,000.00
						LATHAM,LUNA,EDEN & BEAUDINE,LLP				000237
										2,800.32

TOTAL FOR BANK A 41,949.21
 TOTAL FOR REGISTER 41,949.21

SCCD STOREY CREEK TWISCARRA

SECTION 2



**Storey Creek
Community Development District**

**Unaudited Financial Reporting
August 31, 2022**



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8	<u>DEVELOPER CONTRIBUTION SCHEDULE</u>
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10	<u>FY22 ASSESSMENT RECEIPT SCHEDULE</u>
11	<u>CONSTRUCTION SCHEDULE SERIES 2022</u>

STOREY CREEK
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
August 31, 2022

	General Fund	Debt Service Fund	Capital Projects Fund	Totals 2022
ASSETS:				
CASH	\$127,566	---	---	\$127,566
DEPOSITS	\$5,015	---	---	\$5,015
SERIES 2019				
RESERVE	---	\$245,666	---	\$245,666
REVENUE	---	\$345,974	---	\$345,974
PREPAYMENT	---	\$30	---	\$30
SERIES 2022				
RESERVE	---	\$205,883	---	\$205,883
REVENUE	---	\$0	---	\$0
INTEREST	---	\$134,489	---	\$134,489
CONSTRUCTION	---	---	\$5,487,338	\$5,487,338
COST OF ISSUANCE	---	---	\$34	\$34
TOTAL ASSETS	<u>\$132,581</u>	<u>\$932,043</u>	<u>\$5,487,371</u>	<u>\$6,551,996</u>
LIABILITIES:				
ACCOUNTS PAYABLE	\$3,996	---	---	\$3,996
DUE TO OTHER	\$740	---	---	\$740
FUND EQUITY:				
FUND BALANCES:				
UNASSIGNED	\$127,845	---	---	\$127,845
RESTRICTED FOR DEBT SERVICE 2019	---	\$591,671	---	\$591,671
RESTRICTED FOR DEBT SERVICE 2022	---	\$340,373	---	\$340,373
RESTRICTED FOR CAPITAL PROJECTS 2019	---	---	\$0	\$0
RESTRICTED FOR CAPITAL PROJECTS 2022	---	---	\$5,487,371	\$5,487,371
TOTAL LIABILITIES & FUND EQUITY	<u>\$132,581</u>	<u>\$932,043</u>	<u>\$5,487,371</u>	<u>\$6,551,996</u>

STOREY CREEK

COMMUNITY DEVELOPMENT DISTRICT

GENERAL FUND

Statement of Revenues & Expenditures For The Period Ending August 31, 2022

	ADOPTED BUDGET	PRORATED BUDGET THRU 8/31/22	ACTUAL THRU 8/31/22	VARIANCE
REVENUES:				
ASSESSMENTS - TAX ROLL	\$317,697	\$317,697	\$319,839	\$2,142
DEVELOPER CONTRIBUTIONS	\$452,722	\$414,995	\$0	(\$414,995)
TOTAL REVENUES	\$770,418	\$732,691	\$319,839	(\$412,852)
EXPENDITURES:				
ADMINISTRATIVE:				
SUPERVISORS FEES	\$7,200	\$6,600	\$3,000	\$3,600
FICA EXPENSE	\$551	\$505	\$230	\$276
ENGINEERING	\$12,000	\$11,000	\$13,828	(\$2,828)
ATTORNEY	\$25,000	\$22,917	\$16,647	\$6,270
DISSEMINATION	\$3,500	\$3,208	\$3,500	(\$292)
ARBITRAGE	\$450	\$450	\$450	\$0
ANNUAL AUDIT	\$3,500	\$3,500	\$3,500	\$0
TRUSTEE FEES	\$5,000	\$4,041	\$4,041	\$0
ASSESSMENT ADMINISTRATION	\$5,000	\$5,000	\$5,000	\$0
MANAGEMENT FEES	\$35,000	\$32,083	\$32,083	(\$0)
INFORMATION TECHNOLOGY	\$1,050	\$963	\$963	\$0
WEBSITE MAINTENANCE	\$600	\$550	\$550	\$0
TELEPHONE	\$150	\$138	\$0	\$138
POSTAGE	\$750	\$688	\$125	\$563
INSURANCE	\$5,800	\$5,800	\$5,435	\$365
PRINTING & BINDING	\$750	\$688	\$263	\$424
LEGAL ADVERTISING	\$2,500	\$2,292	\$1,318	\$974
OTHER CURRENT CHARGES	\$250	\$229	\$434	(\$205)
OFFICE SUPPLIES	\$250	\$229	\$2	\$227
PROPERTY APPRAISER FEE	\$350	\$350	\$416	(\$66)
DUES, LICENSE & SUBSCRIPTIONS	\$175	\$175	\$175	\$0
FIELD:				
FIELD SERVICES	\$15,000	\$13,750	\$13,750	\$0
PROPERTY INSURANCE	\$2,500	\$2,292	\$2,392	(\$100)
ELECTRIC	\$4,000	\$3,667	\$393	\$3,273
STREETLIGHTS	\$194,000	\$177,833	\$48,478	\$129,355
WATER & SEWER	\$9,600	\$8,800	\$3,463	\$5,337
LANDSCAPE MAINTENANCE	\$386,646	\$354,426	\$146,267	\$208,159
LANDSCAPE CONTINGENCY	\$7,500	\$6,875	\$0	\$6,875
LAKE MAINTENANCE	\$25,030	\$22,944	\$6,545	\$16,399
LAKE CONTINGENCY	\$1,500	\$1,375	\$0	\$1,375
DOGGIE STATION MAINTENANCE	\$0	\$0	\$2,750	(\$2,750)
IRRIGATION REPAIRS	\$5,000	\$4,583	\$0	\$4,583
REPAIRS & MAINTENANCE	\$5,000	\$4,583	\$385	\$4,198
WALLS, ENTRY & MONUMENTS	\$2,500	\$2,292	\$0	\$2,292
CONTINGENCY	\$2,316	\$2,123	\$0	\$2,123
TOTAL EXPENDITURES	\$770,418	\$706,947	\$316,382	\$390,564
EXCESS REVENUES (EXPENDITURES)	\$0		\$3,456	
FUND BALANCE - Beginning	\$0		\$124,389	
FUND BALANCE - Ending	\$0		\$127,845	

STOREY CREEK

COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE

Series 2019

Statement of Revenues & Expenditures

For The Period Ending August 31, 2022

	ADOPTED BUDGET	PRORATED BUDGET THRU 8/31/22	ACTUAL THRU 8/31/22	VARIANCE
REVENUES:				
ASSESSMENTS - TAX ROLL	\$491,331	\$491,331	\$494,557	\$3,226
INTEREST	\$0	\$0	\$30	\$30
TRANSFER IN	\$0	\$0	\$30	(\$30)
TOTAL REVENUES	\$491,331	\$491,331	\$494,617	\$3,225
EXPENDITURES:				
INTEREST - 12/15	\$162,406	\$162,406	\$162,406	\$0
PRINCIPAL - 12/15	\$165,000	\$165,000	\$165,000	\$0
INTEREST - 6/15	\$159,828	\$159,828	\$159,828	\$0
TRANSFER OUT	\$0	\$0	\$9	(\$9)
TOTAL EXPENDITURES	\$487,234	\$487,234	\$487,244	(\$9)
EXCESS REVENUES (EXPENDITURES)	\$4,097		\$7,373	
FUND BALANCE - Beginning	\$336,397		\$584,297	
FUND BALANCE - Ending	\$340,494		\$591,671	

STOREY CREEK

COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE

Series 2022

Statement of Revenues & Expenditures

For The Period Ending August 31, 2022

	ADOPTED BUDGET	PRORATED BUDGET THRU 8/31/22	ACTUAL THRU 8/31/22	VARIANCE
<u>REVENUES:</u>				
BOND PROCEEDS	\$340,372	\$340,372	\$340,372	\$0
INTEREST	\$0	\$0	\$1	\$1
TOTAL REVENUES	\$340,372	\$340,372	\$340,373	\$1
<u>EXPENDITURES:</u>				
INTEREST - 12/15	\$0	\$0	\$0	\$0
PRINCIPAL - 12/15	\$0	\$0	\$0	\$0
INTEREST - 6/15	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0
<u>OTHER SOURCES/(USES):</u>				
TRANSFER IN/OUT	\$0	\$0	(\$1)	\$1
TOTAL OTHER SOURCES/(USES)	\$0	\$0	(\$1)	\$1
EXCESS REVENUES (EXPENDITURES)	\$340,372		\$340,373	
FUND BALANCE - Beginning	\$0		\$0	
FUND BALANCE - Ending	\$340,372		\$340,373	

STOREY CREEK

COMMUNITY DEVELOPMENT DISTRICT

CAPITAL PROJECTS

Series 2019

Statement of Revenues & Expenditures

For The Period Ending August 31, 2022

	ADOPTED BUDGET	PRORATED BUDGET THRU 8/31/22	ACTUAL THRU 8/31/22	VARIANCE
<u>REVENUES:</u>				
TRANSFER IN	\$0	\$0	\$9	\$9
TOTAL REVENUES	\$0	\$0	\$9	\$9
<u>EXPENDITURES:</u>				
CAPITAL OUTLAY	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0
<u>OTHER SOURCES/(USES):</u>				
TRANSFER IN/OUT	\$0	\$0	(\$30)	\$30
TOTAL OTHER SOURCES/(USES)	\$0	\$0	(\$30)	\$30
EXCESS REVENUES (EXPENDITURES)	\$0		(\$21)	
FUND BALANCE - Beginning	\$0		\$21	
FUND BALANCE - Ending	\$0		\$0	

STOREY CREEK

COMMUNITY DEVELOPMENT DISTRICT

CAPITAL PROJECTS

Series 2022

Statement of Revenues & Expenditures

For The Period Ending August 31, 2022

	ADOPTED BUDGET	PRO RATED BUDGET THRU 8/31/22	ACTUAL THRU 8/31/22	VARIANCE
<u>REVENUES:</u>				
BOND PROCEEDS	\$0	\$0	\$5,829,628	\$5,829,628
INTEREST	\$0	\$0	\$14	\$14
PREMIUM	\$0	\$0	\$7,346	\$7,346
TOTAL REVENUES	\$0	\$0	\$5,836,987	\$5,836,987
<u>EXPENDITURES:</u>				
CAPITAL OUTLAY - COI	\$0	\$0	\$349,617	(\$349,617)
TOTAL EXPENDITURES	\$0	\$0	\$349,617	(\$349,617)
<u>OTHER SOURCES/(USES):</u>				
TRANSFER IN/OUT	\$0	\$0	\$1	(\$1)
TOTAL OTHER SOURCES/(USES)	\$0	\$0	\$1	(\$1)
EXCESS REVENUES (EXPENDITURES)	\$0		\$5,487,371	
FUND BALANCE - Beginning	\$0		\$0	
FUND BALANCE - Ending	\$0		\$5,487,371	

STOREY CREEK
Community Development District

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
REVENUES:													
ASSESSMENTS - TAX ROLL	\$0	\$9,017	\$240,614	\$3,676	\$46,828	\$1,632	\$13,998	\$849	\$3,225	\$0	\$0	\$0	\$19,899
DEVELOPER CONTRIBUTIONS	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TOTAL REVENUES	\$0	\$9,017	\$240,614	\$3,676	\$46,828	\$1,632	\$13,998	\$849	\$3,225	\$0	\$0	\$0	\$19,899
EXPENDITURES:													
<i>ADMINISTRATIVE:</i>													
SUPERVISOR FEES	\$600	\$0	\$0	\$0	\$600	\$0	\$600	\$0	\$0	\$0	\$1,200	\$0	\$3,000
FICA EXPENSE	\$46	\$0	\$0	\$0	\$46	\$0	\$46	\$0	\$0	\$0	\$92	\$0	\$230
ENGINEERING	\$410	\$0	\$0	\$400	\$662	\$0	\$1,656	\$1,975	\$7,125	\$0	\$601	\$0	\$15,828
ATTORNEY	\$2,130	\$264	\$880	\$1,421	\$1,941	\$245	\$1,862	\$790	\$417	\$3,899	\$2,800	\$0	\$16,647
DISSEMINATION	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$292	\$583	\$0	\$3,500
ARBITRAGE	\$0	\$0	\$450	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$450
ANNUAL AUDIT	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,500	\$0	\$0	\$0	\$0	\$3,500
TRUSTEE FEES	\$0	\$0	\$0	\$4,041	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$4,041
ASSESSMENT ADMINISTRATION	\$5,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,000
MANAGEMENT FEES	\$1,917	\$2,917	\$2,917	\$2,917	\$2,917	\$2,917	\$2,917	\$2,917	\$2,917	\$2,917	\$2,917	\$0	\$32,083
INFORMATION TECHNOLOGY	\$88	\$88	\$88	\$88	\$88	\$88	\$88	\$88	\$88	\$88	\$88	\$0	\$863
WEBSITE MAINTENANCE	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$50	\$0	\$550
TELEPHONE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
POSTAGE	\$4	\$4	\$2	\$20	\$73	\$5	\$3	\$11	\$8	\$2	\$41	\$0	\$125
INSURANCE	\$5,435	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,435
PRINTING & BINDING	\$29	\$27	\$0	\$0	\$3	\$20	\$27	\$49	\$0	\$0	\$79	\$0	\$263
LEGAL ADVERTISING	\$735	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$883	\$0	\$0	\$1,318
OTHER CURRENT CHARGES	\$38	\$38	\$41	\$38	\$38	\$31	\$47	\$39	\$39	\$46	\$46	\$0	\$484
OFFICE SUPPLIES	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
PROPERTY APPRAISER FEE	\$0	\$0	\$0	\$0	\$0	\$416	\$0	\$0	\$0	\$0	\$0	\$0	\$416
DUES, LICENSES & SUBSCRIPTIONS	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175
<i>FIELD:</i>													
FIELD SERVICES	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$1,250	\$0	\$13,750
PROPERTY INSURANCE	\$2,382	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,382
ELECTRIC	\$32	\$22	\$39	\$0	\$45	\$45	\$40	\$39	\$41	\$45	\$45	\$0	\$393
STREETLIGHTS	\$3,528	\$3,649	\$4,452	\$0	\$4,527	\$4,729	\$4,737	\$5,010	\$5,247	\$8,061	\$5,247	\$0	\$48,478
WATER & SEWER	\$59	\$61	\$30	\$19	\$19	\$19	\$19	\$19	\$26	\$1,299	\$1,611	\$0	\$3,463
LANDSCAPE MAINTENANCE	\$3,944	\$3,944	\$3,944	\$16,805	\$16,805	\$16,805	\$16,805	\$16,805	\$16,805	\$16,805	\$16,805	\$0	\$146,267
LANDSCAPE CONTINGENCY	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
LAKE MAINTENANCE	\$595	\$595	\$595	\$595	\$595	\$595	\$595	\$595	\$595	\$595	\$595	\$0	\$6,545
DOGIE STATION MAINTENANCE	\$250	\$250	\$250	\$250	\$250	\$250	\$250	\$250	\$250	\$250	\$250	\$0	\$2,750
IRRIGATION REPAIRS	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
REPAIRS & MAINTENANCE	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$385	\$0	\$0	\$385
WALLS, ENTRY & MONUMENTS	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
CONTINGENCY	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$30,008	\$13,750	\$15,279	\$28,185	\$30,151	\$27,956	\$31,281	\$30,904	\$38,411	\$36,958	\$34,300	\$0	\$316,382
EXCESS REVENUES (EXPENDITURES)	(\$30,008)	(\$4,733)	\$225,335	(\$24,509)	\$16,678	(\$15,324)	(\$17,283)	(\$30,056)	(\$35,186)	(\$36,958)	(\$34,300)	\$0	(\$1,456)

STOREY CREEK
Community Development District
Developer Contributions/Due from Developer

Funding Request #	Prepared Date	Payment Received Date	Check Amount	Total Funding Request	General Fund Portion (21)*	General Fund Portion (22)	Over and (short) Balance Due
3	9/19/21	10/15/21	\$ 3,417.62	\$ 3,417.62	\$ 3,417.62	\$ -	\$ -
Due from Developer				\$ 3,417.62	\$ 3,417.62	\$ -	\$ -

Total Developer Contributions FY22

\$ -

**STOREY CREEK
COMMUNITY DEVELOPMENT DISTRICT
LONG TERM DEBT REPORT**

SERIES 2019, SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA ONE PROJECT)		
INTEREST RATES:	3.125%, 3.625%, 4.000%, 4.125%	
MATURITY DATE:	12/15/2049	
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$245,666	
RESERVE FUND BALANCE	\$245,666	
BONDS OUTSTANDING - 12/16/19		\$8,445,000
LESS: PRINCIPAL PAYMENT - 12/15/20		(\$160,000)
LESS: PRINCIPAL PAYMENT - 12/15/21		(\$165,000)
CURRENT BONDS OUTSTANDING		\$8,120,000

SERIES 2022, SPECIAL ASSESSMENT BONDS (ASSESSMENT AREA TWO PROJECT)		
INTEREST RATES:	4.300%, 5.000%, 5.200%, 5.375%	
MATURITY DATE:	6/15/2052	
RESERVE FUND DEFINITION	50% OF MAXIMUM ANNUAL DEBT SERVICE	
RESERVE FUND REQUIREMENT	\$205,883	
RESERVE FUND BALANCE	\$205,883	
BONDS OUTSTANDING - 07/14/22		\$6,170,000
CURRENT BONDS OUTSTANDING		\$6,170,000

**STO REY CREEK
COMMUNITY DEVELOPMENT DISTRICT**

SPECIAL ASSESSMENT RECEIPTS - FY2022

TAX COLLECTOR

GROSS ASSESSMENTS \$ 860,575 \$ 337,975 \$ 522,600
NET ASSESSMENTS \$ 808,941 \$ 317,697 \$ 491,244

DATE RECEIVED	DIST.	GROSS ASSESSMENTS RECEIVED	DISCOUNTS/ PENALTIES	COMMISSIONS PAID	INTEREST INCOME	NET AMOUNT RECEIVED	2019		TOTAL 100%
							GENERAL FUND 39.27%	DEBT SERVICE 60.73%	
11/22/21	ACH	\$ 24,405.00	\$ 976.19	\$ 468.58	\$ -	\$ 22,960.23	\$ 9,017.21	\$ 13,943.02	\$ 22,960.23
12/8/21	ACH	\$ 641,801.00	\$ 25,672.00	\$ 12,322.58	\$ -	\$ 603,806.42	\$ 237,133.86	\$ 366,672.56	\$ 603,806.42
12/22/21	ACH	\$ 9,418.00	\$ 376.71	\$ 180.82	\$ -	\$ 8,860.47	\$ 3,479.79	\$ 5,380.68	\$ 8,860.47
1/10/22	ACH	\$ 9,847.00	\$ 295.41	\$ 191.03	\$ -	\$ 9,360.56	\$ 3,676.19	\$ 5,684.37	\$ 9,360.56
2/10/22	ACH	\$ 124,154.00	\$ 2,483.08	\$ 2,433.42	\$ -	\$ 119,237.50	\$ 46,828.33	\$ 72,409.17	\$ 119,237.50
3/10/22	ACH	\$ 4,282.00	\$ 42.82	\$ 84.79	\$ -	\$ 4,154.39	\$ 1,631.56	\$ 2,522.83	\$ 4,154.39
4/8/22	ACH	\$ 36,392.00	\$ 21.41	\$ 727.41	\$ -	\$ 35,643.18	\$ 13,998.20	\$ 21,644.98	\$ 35,643.18
5/9/22	ACH	\$ 2,205.23	\$ -	\$ 44.10	\$ -	\$ 2,161.13	\$ 848.74	\$ 1,312.39	\$ 2,161.13
6/17/22	ACH	\$ 8,379.05	\$ -	\$ 167.58	\$ -	\$ 8,211.47	\$ 3,224.90	\$ 4,986.57	\$ 8,211.47
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTALS		\$ 860,883.28	\$ 29,867.62	\$ 16,620.31	\$ -	\$ 814,395.35	\$ 319,838.79	\$ 494,556.56	\$ 814,395.35

**Storey Creek
Community Development District
Special Assessment Bonds, Series 2022
(Assessment Area Two Project)**

Date	Requisition #	Contractor	Description	Requisitions
Fiscal Year 2022				
TOTAL				\$ -
Fiscal Year 2022				
8/1/22		Interest		\$ 13.53
8/2/22		Transfer from Reserve		\$ 0.51
TOTAL				\$ 14.04
Acquisition/Construction Fund at 7/14/22				\$ 5,487,323.58
Interest Earned thru 8/31/22				\$ 14.04
Requisitions Paid thru 8/31/22				\$ -
Remaining Acquisition/Construction Fund				<u>\$ 5,487,337.62</u>