

WESTRIDGE COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 8529 SOUTH PARK CIRCLE · SUITE 330 · ORLANDO, FLORIDA 32819

**WESTRIDGE COMMUNITY
DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS'
MEETING
MAY 22, 2014**

**WESTRIDGE
COMMUNITY DEVELOPMENT DISTRICT
AGENDA**

MAY 22, 2014 – 2:30 p.m.

Quality Inn Maingate
43824 Highway 27
Davenport, FL 33837

District Board of Supervisors	Nubia Carroll Bob Bishop David Jae John Blakley Glenn Marvin	Board Supervisor, Chairperson Board Supervisor, Vice Chairman Board Supervisor, Assistant Secretary Board Supervisor, Assistant Secretary Board Supervisor, Assistant Secretary
District Manager	Jeremy Needham	Rizzetta & Company, Inc.
District Counsel	Scott Clark	Clark & Albaugh, LLP
District Engineer	Mark E. Wilson, P.E.	Kimley-Horn and Associates, Inc.

All Cellular phones and pagers must be turned off during the meeting.

The District Agenda is comprised of five different sections:

The meeting will begin promptly at **2:30 p.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 **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. The third 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 fourth 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. 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 (407) 472-2471 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 (407) 472-2471, 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.

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.

**WESTRIDGE
COMMUNITY DEVELOPMENT DISTRICT**

The Audit Review Committee meeting of the Board of Supervisors of Westridge Community Development District was held on **Thursday, April 24, 2014 at 2:30 p.m.** at the Quality Inn Maingate, located at 43824 Highway 27, Davenport, FL 33837.

Present	
Nubia Carroll	Committee Member (via phone)
John Blakley	Committee Member
David Jae	Committee Member
Glenn Marvin	Committee Member
Jeremy Needham	District Manager, Rizzetta & Company, Inc.
Scott Clark	District Counsel, Clark & Albaugh
Mark Wilson	District Engineer, Kimley-Horn & Associates (via phone)
Audience Members	Present

FIRST ORDER OF BUSINESS

Call to Order

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

SECOND ORDER OF BUSINESS

**Presentation of Auditor Selection
Evaluation Criteria (with and without
price)**

Mr. Needham discussed the auditor selection evaluation criteria with the Audit Review Committee Members. He stated that the term for the auditor was for three years (the first year with an option to renew for the following two years). Mr. Needham stated that the criteria for an auditor was; the ability of personnel, experience, understanding of the scope of work, the ability to furnish required services and price. He stated that there was an option to exclude price. The Audit Review Committee Members discussed the criteria and point system and recommended including price with the criteria weighted at 20 points each.

THIRD ORDER OF BUSINESS

Presentation of Audit Proposal Instructions

The Committee Members reviewed the audit proposal instructions.

FOURTH ORDER OF BUSINESS

Presentation of Advertisement for Proposals for Annual Auditing Services

Mr. Needham asked if the Audit Review Committee was okay with allowing Rizzetta & Company, Inc to solicit proposals in addition to the advertisement. The Audit Review Committee was okay with that. The Audit Review Committee discussed a due date of May 30, 2014 by noon for proposals to be submitted.

FIFTH ORDER OF BUSINESS

Audience Comments and Supervisor Requests

There were no Audience comments or Supervisor requests.

SIXTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Blakley, seconded by Mr. Marvin, with all in favor, the Board adjourned the Meeting of the Board of Supervisors at 2:34 p.m. for Westridge Community Development District.

Assistant Secretary

Chairman/Vice Chairman

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.

**WESTRIDGE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Westridge Community Development District was held on **Thursday, April 24, 2014 at 2:34 p.m.** at the Quality Inn Maingate, located at 43824 Highway 27, Davenport, FL 33837.

Present and constituting a quorum:

Nubia Carroll	Board Supervisor, Chairperson (<i>via phone</i>)
John Blakley	Board Supervisor, Assistant Secretary
David Jae	Board Supervisor, Assistant Secretary
Glenn Marvin	Board Supervisor, Assistant Secretary

Also present were:

Jeremy Needham	District Manager, Rizzetta & Company, Inc.
Scott Clark	District Counsel, Clark & Albaugh
Mark Wilson	District Engineer, Kimley-Horn & Associates (<i>via phone</i>)
Audience Members	Present

FIRST ORDER OF BUSINESS

Call to Order

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

SECOND ORDER OF BUSINESS

Audience Comments on Agenda Items

Mr. Needham asked for comments from the audience regarding items on the agenda. There were none.

THIRD ORDER OF BUSINESS

Staff Reports

A. District Counsel

Mr. Clark stated that his firm received a letter from the Property Appraisers office in Polk County indicating that they would not transfer on their records the 17 townhome lots that were required by Sunset 2010, LLC by tax deeds. Mr. Clark stated that he wrote a letter to Polk County explaining that Westridge had dealt with a lawsuit and a foreclosure. He stated that after discussions with Polk County they updated their records to show that Westridge Community Development District owned the 17 parcels. Mr. Clark stated that his firm was in further discussions

regarding the tax deed lots and would keep the Board updated. Brief discussion ensued.

B. District Engineer

Mr. Wilson discussed a proposal from Blue Ox Enterprises, LLC regarding pond re-grading at a cost of Ninety Four Thousand Seventy Four and Ninety Two Cents (\$94,074.92). Some discussion took place regarding Bonds and funding the re-grading of the pond. Mr. Clark stated that he discussed the pond issue with the Bond Holders and notified them that the re-grading of the pond was a compliance issue.

On Motion by Mr. Blakley, seconded by Mr. Marvin, with all in favor, the Board accepted the contract from Blue Ox Enterprises for pond re-grading at a cost of Ninety Four Thousand Seventy Four and Ninety Two Cents (\$94,074.92), subject to review by counsel and verification of funding for Westridge Community Development District.

C. District Manager

Mr. Needham passed out copies of the Fiscal Year 2013/2014 final budget for the Board to review in preparation of discussion regarding the Fiscal Year 2014/2015 proposed budget. Brief discussion ensued regarding lighting issues.

FOURTH ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors' Meeting held on February 27, 2014

Mr. Needham stated that the minutes were reviewed by District Counsel.

On Motion by Mr. Marvin, seconded by Mr. Blakley, with all in favor, the Board approved the Minutes of the Board of Supervisors' Meeting held on February 27, 2014 for Westridge Community Development District.

FIFTH ORDER OF BUSINESS

Consideration of the Operations and Expenditures for February & March 2014

Mr. Needham discussed the operations and maintenance expenditures with the Board of Supervisors.

On Motion by Mr. Jae, seconded by Mr. Marvin, with all in favor, the Board approved the Operations and Expenditures for February 2014 (\$6,447.79) and March 2014 (\$6,827.79) for Westridge Community Development District.

SIXTH ORDER OF BUSINESS

**Consideration of Recommendation from
Audit Review Committee**

Mr. Needham discussed the recommendations from the Audit Review Committee Members. He stated that they recommended including price and that Audit proposals be due May 30, 2014 by noon. The Audit Review Committee Members also stated that it was ok for Rizzetta and Company, Inc. to solicit proposals in addition to the advertisement that would be placed in the newspaper.

On Motion by Mr. Marvin, seconded by Mr. Blakley, with all in favor, the Board accepted all of the recommendations from the Audit Review Committee Members for Westridge Community Development District.

SEVENTH ORDER OF BUSINESS

**Consideration of Bella Vista Drive and
Related Facilities Agreement**

Mr. Clark stated that this agreement was formalizing the action that was previously taken by the Board of Supervisors at the February 27, 2014 Board of Supervisors meeting for Westridge Community Development District.

On Motion by Mr. Marvin, seconded by Mr. Jae, with all in favor, the Board accepted the Bella Vista Drive and Related Facilities Agreement for Westridge Community Development District.

EIGHTH ORDER OF BUSINESS

**Audience Comments and Supervisor
Requests**

There were no Audience comments or Supervisor requests.

Mr. Needham stated that the next Regular Meeting of the Board of Supervisors is scheduled to be held on Thursday, May 22, 2014 at 2:30 p.m. at the Quality Inn Maingate, located at 43824 Highway 27, Davenport, Florida 33837.

NINTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Jae, seconded by Mr. Marvin, with all in favor, the Board adjourned the Meeting of the Board of Supervisors at 3:03 p.m. for Westridge Community Development District.

Assistant Secretary

Chairman/Vice Chairman

TAB 2

WESTRIDGE COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 8529 SOUTH PARK CIRCLE · SUITE 330 · ORLANDO, FLORIDA 32819

Operation and Maintenance Expenditures April 2014 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from April 1, 2014 through April 30, 2014. This does not include expenditures previously approved by the Board.

The total items being presented: **\$7,029.39**

Approval of Expenditures:

_____ Chairman

_____ Vice Chairman

_____ Assistant Secretary

Westridge Community Development District

Paid Operation & Maintenance Expenses

April 1, 2014 Through April 30, 2014

10101 - Cash-Operating Account

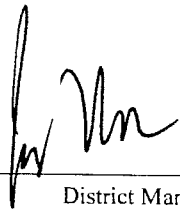
<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
David Jae	1511	DJ042414	Board of Supervisors Meeting 04/24/14	\$ 200.00
Duke Energy	1508	31506 49463 03/14	000 Highway 27 Lite, Tierra Del Sol 03/14	\$ 3,447.79
Glenn Marvin	1512	GM042414	Board of Supervisors Meeting 04/24/14	\$ 200.00
John C. Blakley	1509	JB042414	Board of Supervisors Meeting 04/24/14	\$ 200.00
Nubia Carroll	1510	NC042414	Board of Supervisors Meeting 04/24/14	\$ 200.00
Rizzetta & Company, Inc.	1507	16570	District Management Fees 04/14	\$ 2,500.00
The Ledger	1513	L060G0G3BC	Acct #456199 Legal Advertising 04/16/14	\$ <u>281.60</u>
Report Total				\$ <u>7,029.39</u>

WESTRIDGE CDD SUPERVISORS PAY REQUEST

Date of Meeting: April 24, 2014

A/P Coding	Name of Board Supervisor	Check if present	Travel Reimbursement
DJ042414	David Jae	/	
GM042414	Glenn Marvin	/	
NC042414	Nubia Carroll	/	
JB042414	John Blakley	/	
	Bob Bishop		

All Supervisors to be paid if present (Updated 12-23-13)



 District Manager

APR 25 2014

Date Rec'd Rizzetta & Co., Inc. _____
 D/M approval JN Date 4/29/14
 Date entered 4/28/14
 Fund 001 GL 51100 OC 1101
 Check# _____

RIZZETTA & COMPANY, INC.

5020 W Linebaugh Avenue

Suite 200

Tampa, FL 33624

DATE	INVOICE NO.
4/1/2014	16570

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

TERMS	PROJECT
Due Upon Rec't	650 - CDD

ITEM	DESCRIPTION	QTY	RATE	AMOUNT
DM	<p>PROFESSIONAL FEES:</p> <p>District Management Services</p> <p>Services for the period April 1, 2014 through April 30, 2014</p> <p>MAR 27 2014</p> <p>JN Date 4/8/14</p> <p>4/2/14</p> <p>001 51300 3101</p>		2,500.00	2,500.00

Total	\$2,500.00
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THE LEDGER
 Legal Advertising 863-802-7370

FAX 863-802-7814
 FEDERAL ID 27 1136347

ADVERTISER/CLIENT NAME	
WESTRIDGE CDD	
BILLED ACCOUNT NUMBER	AMOUNT OWED
456199	\$ 281.60

BILLED ACCOUNT NAME AND ADDRESS	REMITTANCE ADDRESS
WESTRIDGE CDD RIZZETTA & COMPANY, INC 8529 S PARK CIR STE 330 ORLANDO, FL 32819-9064	LAKELAND LEDGER PUBLISHING PO BOX 913004 ORLANDO, FL 32891

PLEASE DETACH AND RETURN UPPER PORTION WITH YOUR REMITTANCE

DATE	NEWSPAPER REFERENCE	Description	Size	DISCOUNT	NET AMOUNT
4/16	L060G0G3BC	AUDIT REVIEW	1 X 60		\$ 281.60

RECEIVED APR 21 2014
 JW 4/24/14 4/29/14
 001 51300-4801

ACCT#	456199	TOTAL AMOUNT DUE
		\$281.60

TAB 3



RECEIVED APR 21 2014

April 15, 2014

Jeremy Needham
District Manager
Westridge Community Development District
8529 South Park Circle, Suite 330
Orlando, Florida 32819

RE: Westridge Community Development District Registered Voters

In response to your request, there is currently 63 registered voters in the Westridge Community Development District. This information is of April 15, 2014.

Please call if we can be of further assistance.

Sincerely,

A handwritten signature in black ink that reads "Lori Edwards".

Lori Edwards
Supervisor of Elections
Polk County, Florida

250 South Broadway • P.O. Box 1460 • Bartow, FL 33831-1460
PHONE: (863) 534-5888 • Fax: (863) 534-5899

www.polkelections.com

Para asistencia en Español, por favor de llamar al (863) 534-5888

TAB 4

RESOLUTION 2014-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WESTRIDGE COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGETS FOR FISCAL YEAR 2014/2015 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors of the Westridge Community Development District (the "Board") prior to June 15, 2014, a proposed operating budget, debt service budget and capital projects budget for Fiscal Year 2014/2015; and

WHEREAS, the Board has considered the proposed budgets and desires to set the required public hearing thereon.

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

1. The operating, debt service and capital projects budgets proposed by the District Manager for Fiscal Year 2014/2015 attached hereto as **Exhibit A** are hereby approved as the basis for conducting a public hearing to adopt said budgets.
2. A public hearing on said approved budgets is hereby declared and set for the following date, hour and location:

DATE: _____, 2014
HOUR: _____
LOCATION: Quality Inn Maingate,
43824 Highway 27,
Davenport, FL 33837

3. The District Manager is hereby directed to submit a copy of the approved budgets to Polk County at least 60 days prior to the hearing set above.
4. In accordance with Section 189.418, Florida Statutes, the District's Secretary is further directed to post this approved budget on the District's website at least two days before the budget hearing date as set forth in Section 2. If the District does not have its own website, the District's Secretary is directed to transmit this approved budget to Polk County for posting on the local governing authority's website.
5. Notice of this public hearing shall be published in the manner prescribed in Florida law.
6. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS ____ DAY OF _____, 2014.

ATTEST:

**WESTRIDGE
COMMUNITY DEVELOPMENT
DISTRICT**

Assistant Secretary

By: _____

Its: _____

WESTRIDGE
COMMUNITY DEVELOPMENT DISTRICT
Proposed Budget Packet for
Fiscal Year 2014/2015

The following are enclosed in this Proposed Budget Packet:

- Proposed General Fund Budget, Enterprise Fund Budget & Debt Service Fund Budget worksheets for Fiscal Year 2014/2015.
- Assessment Charts from current Fiscal Year and Assessment Charts for Fiscal Year 2014/2015 if budgeted were to be adopted as proposed.

THE BUDGET PROPOSAL PACKET FOR FISCAL YEAR 2014/2015 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.

Proposed Budget
Westridge Community Development District
General Fund
Fiscal Year 2014/2015

	Chart of Accounts Classification	Actual YTD through 03/31/14	Projected Annual Totals 2013/2014	Annual Budget for 2013/2014	Projected Budget variance for 2013/2014	Budget for 2014/2015	Budget Increase (Decrease) vs 2013/2014	Comments
1								
2	REVENUES							
3								
4	Special Assessments							
5	Tax Roll*	\$ 11,609	\$ 23,218	\$ 11,597	\$ 11,621	\$ -	\$ (11,597)	
6	Off Roll*	\$ 316,778	\$ 633,556	\$ 316,778	\$ 316,778	\$ 152,925	\$ (163,853)	
7								
8	TOTAL REVENUES	\$ 328,396	\$ 656,792	\$ 328,375	\$ 328,417	\$ 152,925	\$ (175,450)	
9								
10	TOTAL REVENUES AND BALANCE FORWARD	\$ 328,396	\$ 656,792	\$ 328,375	\$ 328,417	\$ 152,925	\$ (175,450)	
11								
12								
13	EXPENDITURES - ADMINISTRATIVE							
14								
15	Legislative							
16	Supervisor Fees	\$ 3,400	\$ 6,800	\$ 12,000	\$ (5,200)	\$ 12,000	\$ -	
17	Financial & Administrative							
18	Administrative Services	\$ -	\$ -	\$ 8,750	\$ (8,750)	\$ -	\$ (8,750)	
19	District Management	\$ 15,000	\$ 30,000	\$ 31,000	\$ (1,000)	\$ 30,000	\$ (1,000)	\$2,500 per month
20	District Engineer	\$ -	\$ -	\$ 10,000	\$ (10,000)	\$ 10,000	\$ -	
21	Disclosure Report	\$ 1,000	\$ 1,000	\$ 500	\$ 500	\$ 1,000	\$ 500	
22	Trustees Fees	\$ -	\$ -	\$ 8,000	\$ (8,000)	\$ 8,000	\$ -	
23	Financial Consulting Services	\$ -	\$ -	\$ 9,000	\$ (9,000)	\$ -	\$ (9,000)	
24	Accounting Services	\$ -	\$ -	\$ 17,200	\$ (17,200)	\$ -	\$ (17,200)	
25	Auditing Services	\$ -	\$ -	\$ 3,800	\$ (3,800)	\$ 3,800	\$ -	
26	Arbitrage Rebate Calculation	\$ -	\$ 650	\$ 650	\$ -	\$ 650	\$ -	
27	Travel	\$ -	\$ -	\$ 500	\$ (500)	\$ 500	\$ -	
28	Public Officials Liability Insurance	\$ 4,498	\$ 4,498	\$ 5,600	\$ (1,102)	\$ 5,600	\$ -	
29	Legal Advertising	\$ 1,067	\$ 2,134	\$ 2,500	\$ (366)	\$ 2,500	\$ -	
30	Bank Fees	\$ -	\$ -	\$ 100	\$ (100)	\$ 100	\$ -	
31	Dues, Licenses & Fees	\$ 175	\$ 175	\$ 175	\$ -	\$ 175	\$ -	
32	Miscellaneous Fees - Room Rental	\$ 320	\$ 640	\$ 500	\$ 140	\$ 500	\$ -	
33	Legal Counsel							
34	District Counsel	\$ -	\$ -	\$ 30,000	\$ (30,000)	\$ 30,000	\$ -	
35	Foreclosure Expenses	\$ -	\$ -	\$ 140,000	\$ (140,000)	\$ -	\$ (140,000)	
36								
37	Administrative Subtotal	\$ 25,460	\$ 45,897	\$ 280,275	\$ (234,378)	\$ 104,825	\$ (175,450)	
38								
39	EXPENDITURES - FIELD OPERATIONS							
40								
41	Electric Utility Services							
42	Street Lights	\$ 20,601	\$ 41,202	\$ 46,000	\$ (4,798)	\$ 46,000	\$ -	
43	Utility-Irrigation	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
44	Water-Sewer Combination Services							
45	Utility - Irrigation	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
46	Stormwater Control							
47	Aquatic Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
48	Stormwater System Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
49	Other Physical Environment							
50	General Liability Insurance	\$ 384	\$ 362	\$ 500	\$ (138)	\$ 500	\$ -	
51	Property Insurance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
52	Entry & Walls Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
53	Landscape Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
54	Ornamental Lighting & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
55	Well Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
56	Irrigation Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
57	Irrigation Repairs	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
58	Landscape - Mulch	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
59	Landscape Replacement Plants, Shrubs, Trees	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
60	Road & Street Facilities							
61	Roadway Repair & Maintenance	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
62	Parks & Recreation							
63	Equipment Lease	\$ -	\$ -	\$ 600	\$ (600)	\$ 600	\$ -	
64	Contingency							
65	Miscellaneous Contingency	\$ -	\$ -	\$ 1,000	\$ (1,000)	\$ 1,000	\$ -	
66								
67	Field Operations Subtotal	\$ 20,985	\$ 41,564	\$ 48,100	\$ (6,536)	\$ 48,100	\$ -	
68								
69								
70	TOTAL EXPENDITURES	\$ 46,445	\$ 87,461	\$ 328,375	\$ (240,914)	\$ 152,925	\$ (175,450)	
71								
72	EXCESS OF REVENUES OVER EXPENDITURES	\$ 281,951	\$ 569,331	\$ (0)	\$ 569,331	\$ -	\$ 0	
73								

**Westridge Community Development District
Debt Service
Fiscal Year 2014/2015**

Chart of Accounts Classification	Series 2005	Budget for 2014/2015
REVENUES		
Special Assessments		
Net Special Assessments ⁽¹⁾	\$252,672.22	\$252,672.22
TOTAL REVENUES	\$252,672.22	\$252,672.22
EXPENDITURES		
Administrative		
Financial & Administrative		
Bank Fees	\$0.00	\$0.00
Debt Service Obligation	\$252,672.22	\$252,672.22
Administrative Subtotal	\$252,672.22	\$252,672.22
TOTAL EXPENDITURES	\$252,672.22	\$252,672.22
EXCESS OF REVENUES OVER EXPENDITURES	\$0.00	\$0.00

Collection and Discount % applicable to the county: 7.0%

Gross Assessments \$ 271,690.56

Notes:

Tax Roll Collection Costs for Polk County is 7.0% of Tax Roll. Budgeted net of tax roll assessments.
See Assessment Table.

⁽¹⁾ Budgeted debt service is low due to accelerated collection and pending foreclosure

Westridge Community Development District

FISCAL YEAR 2014/2015 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

2014/2015 O&M Budget	\$152,925.00
Polk Co. 7% Collection Cost:	\$11,510.48
2014/2015 Total:	<u>\$164,435.48</u>

2013/2014 O&M Budget	\$328,375.00
2014/2015 O&M Budget	\$152,925.00
Total Difference:	<u><u>-\$175,450.00</u></u>

	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease	
	2013/2014	2014/2015	\$	%
Debt Service - TOWNHOME (TIERRA DEL SOL LAND TRUST)	\$2,830.11	\$2,830.11	\$0.00	0.00%
Operations/Maintenance - TOWNHOME (TIERRA DEL SOL LAND TRUST)	\$129.96	\$108.82	-\$21.14	-16.27%
Total	<u>\$2,960.07</u>	<u>\$2,938.93</u>	<u>-\$21.14</u>	<u>-0.71%</u>
Debt Service - TOWNHOME (NON TIERRA DEL SOL LAND TRUST) ⁽¹⁾	\$0.00	\$0.00	\$0.00	0.00%
Operations/Maintenance - TOWNHOME (NON TIERRA DEL SOL LAND T	\$218.15	\$108.82	-\$109.33	-50.12%
Total	<u>\$218.15</u>	<u>\$108.82</u>	<u>-\$109.33</u>	<u>-50.12%</u>
Debt Service - TOWNHOME (BELLA CITA) ⁽¹⁾	\$0.00	\$0.00	\$0.00	0.00%
Operations/Maintenance - TOWNHOME (BELLA CITA)	\$173.10	\$63.77	-\$109.33	-63.16%
Total	<u>\$173.10</u>	<u>\$63.77</u>	<u>-\$109.33</u>	<u>-63.16%</u>
Debt Service - COMMERCIAL (TDS) ⁽¹⁾	\$0.00	\$0.00	\$0.00	0.00%
Operations/Maintenance - COMMERCIAL (TDS)	\$152.70	\$76.17	-\$76.53	-50.12%
Total	<u>\$152.70</u>	<u>\$76.17</u>	<u>-\$76.53</u>	<u>-50.12%</u>
Debt Service - COMMERCIAL (BELLA CITA) ⁽¹⁾	\$0.00	\$0.00	\$0.00	0.00%
Operations/Maintenance - COMMERCIAL (BELLA CITA)	\$121.17	\$44.64	-\$76.53	-63.16%
Total	<u>\$121.17</u>	<u>\$44.64</u>	<u>-\$76.53</u>	<u>-63.16%</u>

⁽¹⁾ Debt Service assessments have been accelerated

WESTRIDGE

FISCAL YEAR 2014/2015 O&M ASSESSMENT SCHEDULE

TOTAL O&M BUDGET \$152,925.00
 COLLECTION COSTS @ 7.0% \$11,510.48
 TOTAL O&M ASSESSMENT \$164,435.48

O&M 1 (1)
 \$106,925.00
(\$8,048.12)
\$114,973.12

O&M 2 (2)
 \$46,000.00
(\$3,462.37)
\$49,462.37

O&M 3 (3)
 \$0.00
\$0.00
\$0.00

ALLOCATION OF O&M ASSESSMENT						
LOT SIZE	O&M 1 UNITS	EAU	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET	O&M 2 PER UNIT
TOWNHOME (TDS LAND TRUST)	96	1.00	96.00	5.32%	\$6,121.70	\$63.77
TOWNHOME (NON TDS LAND TRUST)	876	1.00	876.00	48.59%	\$55,860.48	\$63.77
TOWNHOME (BELLA CITA)	600	1.00	600.00	33.28%	\$38,260.61	\$63.77
COMMERCIAL (TDS)	180	0.70	126.00	6.99%	\$8,034.73	\$44.64
COMMERCIAL (BELLA CITA)	150	0.70	105.00	5.82%	\$6,695.61	\$44.64
	<u>1902</u>		<u>1803.00</u>	<u>100.00%</u>	<u>\$114,973.12</u>	
			Collection Costs/Discounts		<u>(\$8,048.12)</u>	
			Net Revenue		<u>\$106,925.00</u>	

ALLOCATION OF O&M ASSESSMENT						
O&M 2 UNITS	EAU	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET	O&M 2 PER UNIT	
96	1.00	96.00	8.74%	\$4,324.58	\$45.05	
876	1.00	876.00	79.78%	\$39,461.78	\$45.05	
0	1.00	0.00	0.00%	\$0.00	\$0.00	
180	0.70	126.00	11.48%	\$5,676.01	\$31.53	
0	0.70	0.00	0.00%	\$0.00	\$0.00	
	<u>1152</u>		<u>1098.00</u>	<u>100.00%</u>	<u>\$49,462.37</u>	
			Collection Costs/Discounts		<u>(\$3,462.37)</u>	
			Net Revenue		<u>\$46,000.00</u>	

ALLOCATION OF O&M ASSESSMENT						
O&M 3 UNITS	EAU	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET	O&M 3 PER UNIT	
0	1.00	0.00	0.00%	\$0.00	\$0.00	
876	1.00	876.00	51.32%	\$0.00	\$0.00	
600	1.00	600.00	35.15%	\$0.00	\$0.00	
180	0.70	126.00	7.38%	\$0.00	\$0.00	
150	0.70	105.00	6.15%	\$0.00	\$0.00	
	<u>1806</u>		<u>1707.00</u>	<u>100.00%</u>	<u>\$0.00</u>	
			Collection Costs/Discounts		<u>\$0.00</u>	
			Net Revenue		<u>\$0.00</u>	

PER LOT ANNUAL ASSESSMENT		
O&M	SERIES 2005 DEBT SERVICE	TOTAL
\$108.82	\$2,830.11	\$2,938.93
\$108.82	\$0.00	\$108.82
\$63.77	\$0.00	\$63.77
\$76.17	\$0.00	\$76.17
\$44.64	\$0.00	\$44.64

- 1) District-wide expenses.
- 2) TDS phases I & II expenses.
- 3) Foreclosure expenses - delinquent lands only.

NOTE: Assessments for unplatted/unconstructed lands will be allocated on an acreage basis.

WESTRIDGE
COMMUNITY DEVELOPMENT DISTRICT

General Fund Budget Account Category Description
Fiscal Year 2014-2015

REVENUES:

Operations & Maintenance Assessments

The District levies Non-Ad Valorem Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County. The second is for lands not on the tax roll and that is by way of a direct bill from the District to the appropriate property owner.

Funding Agreement

The District may enter into funding agreements to provide for a source of revenue for certain expenditures.

Developer Contribution

The District may, similar to a funding agreement, receive certain prescribed dollars from the Developer to off-set expenditures of the District.

Facility Rental

The District may receive monies for the rental of certain facilities by outside sources, for such items as office space, snack bar/restaurants etc.

Event Rental

The District may receive monies for event rentals for such things as weddings, birthday parties, etc.

Interlocal Agreement

The District may enter into interlocal agreements with other governmental entities to provide for revenue for certain expenditures.

Miscellaneous

The District may receive monies for the sale or provision of electronic access cards, entry decals etc.

EXPENDITURES:

ADMINISTRATIVE

Legislative

Supervisor Fees

The District may compensate its supervisors within the appropriate statutory limits of \$200.00 maximum per meeting within an annual cap of \$4,800.00 per supervisor.

Financial and Administrative

Administrative Services

The District will incur expenditures for the day to today operation of District matters. These items include but are not limited to mailing and preparation of agenda packages, overnight deliveries, facsimiles and long distance phone calls.

Also, each Board Supervisor and the District Staff are entitled to reimbursement for travel expenses per Florida Statutes 190.006(8). Finally, this line item also includes a cost for the storage of all the District's official records, supplies and files.

District Manager

The District as required by statute, will contract with a firm to provide for management and administration of the District's day to day administrative needs. The cost to maintain the minutes of all Board meetings, preparing various resolutions and all other secretarial duties requested by the District throughout the year is also reflected in this amount.

Disclosure Report

The District is required to file quarterly and annual disclosure reports, as required in the District's Trust Indenture, with the specified repositories. This is contracted out to a third party in compliance with the Trust Indenture.

Trustee's Fees

The District will incur annual trustee's fees upon the issuance of bonds for the oversight of the various accounts relating to the bond issues.

Financial Consulting Services

The District will contract with a firm to maintain the assessment roll and annually levy a Non-Ad Valorem assessment for operating and debt service expenses. Also, additional financial consulting services include, but are not limited to responding to bondholder questions, prepayment analysis, long term pay-offs and true-up analysis. This line item also includes the fees incurred for a Collection Agent to collect the funds for the principal and interest payment for its short-term bond issues and any other bond related collection needs. These funds are collected as prescribed in the Trust Indenture. The Collection Agent also provides for the release of liens on property after the full collection of bond debt levied on particular properties. Finally, the District may contract for the investment of various funds prior to the need to expend, to maximize the potential earnings on those funds.

Accounting Services

The District has contracted for maintenance of accounting records. These services include, but are not limited to accounts payable, accounts receivable and preparation of financial reports for the district.

Auditing Services

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting firm, once it reaches certain revenue and expenditure levels, or has issued bonds and incurred debt.

Arbitrage Rebate Calculation

The District is required to calculate the interest earned from bond proceeds each year pursuant to the Internal Revenue Code of 1986. The Rebate Analyst is required to verify that the District has not received earnings higher than the yield of the bonds.

District Engineer

The District's engineer provides general engineering services to the District. Among these services are attendance at and preparation for monthly board meetings, review of construction invoices and all other engineering services requested by the district throughout the year.

Public Officials Liability Insurance

The District will incur expenditures for public officials' liability insurance for the Board and Staff.

Legal Advertising

The District will incur expenditures related to legal advertising. The items for which the District will advertise include, but are not limited to meeting schedules, special meeting notices, and public hearings, bidding etc. for the District based on statutory guidelines

Bank Fees

The District will incur bank service charges during the year.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Department of Community Affairs, along with other items which may require licenses or permits, etc.

Miscellaneous

The District could incur miscellaneous throughout the year, which may not fit into any standard categories.

Website Development and Maintenance

The District may incur fees as they relate to the development and ongoing maintenance of its own website.

Legal Counsel

District Counsel

The District's legal counsel provides general legal services to the District. Among these services are attendance at and preparation for monthly board meetings, review of operating and maintenance contracts and all other legal services requested by the district throughout the year.

FIELD OPERATIONS

Electric Utilities

Electric Utility Services

The District will incur electric utility expenditures for general purposes such as irrigation timers, lift station pumps, fountains, etc.

Electric Service-Recreation Facility

The District may budget separately for its recreation and or amenity electric separately.

Street Lights

The District may have expenditures relating to street lights throughout the community. These may be restricted to main arterial roads or in some cases to all street lights within the District's boundaries.

Gas Utility Service

Gas-Recreation Facility

The District may incur gas utility expenditures related to district operations at its facilities such as pool heat etc.

Garbage/Solid Waste Control

Garbage Collection-Recreation Facility

The District will incur expenditures related to the removal of garbage and solid waste.

Solid Waste Assessment Fee

The District may have an assessment levied by another local government for solid waste, etc.

Water-Sewer Combination Services

Water Utility Services

The District will incur water/sewer utility expenditures related to district operations.

Water-Reclaimed

The District may incur expenses related to the use of reclaimed water for irrigation.

Water-Recreation Facility

The District may incur water and sewer charges for its recreation facilities

Water-Pool

The District may incur charges for water for its pool if metered separately.

Stormwater Control

Fountain Service Repairs & Maintenance

The District may incur expenses related to maintaining the fountains within throughout the Parks & Recreational areas

Lake/Pond Bank Maintenance

The District may incur expenditures to maintain lake banks, etc for the ponds and lakes within the Districts boundaries, along with planting of beneficial aquatic plants, stocking of fish, mowing and landscaping of the banks as the District determines necessary.

Aquatic Contract

Expenses related to the care and maintenance of the lakes and ponds for the control of nuisance plant and algae species.

Mitigation Monitoring & Maintenance

The District may be required to provide for certain types of monitoring and maintenance activities for various wetlands and waterways by other governmental entities.

Lake/Pond Repair

Expense related to repair and maintenance for inlet pipes, outfalls and weir structures for the storm water drainage system.

Aquatic Plant Replacement

The expenses related to replacing beneficial aquatic plants, that may or may not have been required by other governmental entities.

Other Physical Environment

Employee-Salaries

The District may incur salary expenses for a field manager of site superintendent who oversees daily activity within the field operations of the District's facilities.

Employee-P/R Taxes

This is the employer's portion of employment taxes such as FICA etc.

Employee-Workers' Comp

Fees related to obtaining workers compensation insurance.

Employee-Health Insurance

Expenses related to providing health insurance coverage if the District elects to offer same.

General Liability Insurance

The District will incur fees to insure items owned by the District for its general liability needs

Property Casualty Insurance

The District will incur fees to insure items owned by the District for its property needs

Entry and Walls Maintenance

The District will incur expenditures to maintain the entry monuments and the fencing.

Landscape Maintenance

The District will incur expenditures to maintain the rights-of-way, median strips, recreational facilities including pond banks, entryways, and similar planting areas within the District. These services include but are not limited to monthly landscape maintenance, fertilizer, pesticides, annuals, mulch and irrigation repairs.

Irrigation Repairs & Maintenance

The District will incur expenditures related to the maintenance of the irrigation systems.

Clock Maintenance Contract

Expenses incurred for such things as entry clocks if they exist.

Landscape Replacement

Expenditures related to replacement of turf, trees, shrubs etc.

Miscellaneous Fees

The District may incur miscellaneous expenses that do not readily fit into defined categories in field operations.

Road & Street Facilities

Gate Phone

The District will incur telephone expenses if the District has gates that are to be opened and closed.

Street Sweeping

The District may incur expenses related to street sweeping for roadways it owns or are owned by another governmental entity, for which it elects to maintain.

Gate Maintenance

Expenses related to the ongoing repairs and maintenance of gates owned by the District if any.

Roadway Repair & Maintenance

Expenses related to the repair and maintenance of roadways owned by the District if any.

Sidewalk Repair & Maintenance

Expenses related to sidewalks located in the right of way of streets the District may own if any.

Miscellaneous Maintenance

Expenses which may not fit into any defined category in this section of the budget.

Parks & Recreation

Employees-Salaries

The District may incur expenses for employees/staff members needed for the recreational facilities such as Clubhouse Staff.

Employees P/R Taxes

Expenses related to an employers portion of payroll taxes such as FICA, etc.

Employee-Workers' Comp

Expenses related to Workers' Comp Insurance

Employees-Health Insurance

Expenses related to health insurance coverage for employees if the District elects to over same.

Management Contract

The District may contract with a firm to provide for the oversight of its recreation facilities.

Clubhouse Facility Maintenance

The District may incur expenses to maintain its recreation facilities

Clubhouse Telephone, Fax, Internet

The District may incur telephone, fax and internet expenses related to the recreational facilities.

Clubhouse Facility Landscaping

The District may wish to budget separately for this item from its other landscaping needs.

Clubhouse Office Supplies

The District may have an office in its facilities which require various office related supplies.

Clubhouse Facility Janitorial Service

Expenses related to the cleaning of the facility and related supplies.

Clubhouse Facility Irrigation

The District may wish to budget separately for this item from its other irrigation needs.

Pool/Water Park/Fountain Repairs and Maintenance

Expenses related to the repair and maintenance of swimming pools and other water features to include service contracts, repair and replacement

Security System

The District may wish to install a security system for the clubhouse

Clubhouse Miscellaneous

Expenses which may not fit into a defined category in this section of the budget

Athletic/Park Court/Field Repairs

Expense related to any facilities such as tennis, basketball etc.

Trail/Bike Path Maintenance

Expenses related to various types of trail or pathway systems the District may own, from hard surface to natural surfaces.

Law Enforcement

Off Duty Deputy Services

The District may wish to contract with the local police agency to provide security for the District.

Security Operations

Security Contract

The District may incur expenses for providing security at entries, neighborhood patrols etc.

Guard & Gate Facility Maintenance

The District may choose to have its entry gates manned with personnel. Also, any ongoing gate repairs and maintenance would be included in this line item.

Special Events

Special Events

Expenses related to functions such as holiday events for the public enjoyment

Contingency

Miscellaneous Contingency

Monies collected and allocated for expenses that the District could incur miscellaneous throughout the year, which may not fit into any standard categories.

Capital Improvements

Capital Improvements

Monies collected and allocated for various projects as they relate to public improvements.

Capital Reserves

Capital Reserve

Monies collected and allocated for the future repair and replacement of various capital improvements such as club facilities, swimming pools, athletic courts, roads, etc.

WESTRIDGE
COMMUNITY DEVELOPMENT DISTRICT

Debt Service Fund Budget Account Category Description
Fiscal Year 2014-2015

REVENUES:

Debt Service Assessments

The District may levy special assessments to repay the debt incurred by the sale of bonds to raise working capital for certain public improvements. The assessments may be collected in the same fashion as described in the Operations and Maintenance Assessments.

EXPENDITURES:

ADMINISTRATIVE

Financial and Administrative

Bank Fees

The District may incur bank service charges during the year.

Interest Payment

The District may incur interest payments on the debt related to its various bond issues.

Principal Payment

This would be the portion of the payment to satisfy the repayment of the bond issue debt.

TAB 5

RESOLUTION 2014-04

**A RESOLUTION OF THE WESTRIDGE COMMUNITY
DEVELOPMENT DISTRICT ADOPTING THE ANNUAL
MEETING SCHEDULE FOR FISCAL YEAR 2014/2015**

WHEREAS, the Westridge Community Development District (the "District") is a local unit of special-purpose government organized and existing in accordance with Chapter 190, Florida Statutes, and situated entirely within Polk County, Florida; and

WHEREAS, the District is required by Florida law to prepare an annual schedule of its regular public meetings which designates the date, time and location of the District's meetings; and

WHEREAS, the Board has proposed the Fiscal Year 2014/2015 annual meeting schedule as attached in **Exhibit A**;

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD
OF SUPERVISORS OF THE WESTRIDGE COMMUNITY
DEVELOPMENT DISTRICT**

1. The Fiscal Year 2014/2015 annual public meeting schedule attached hereto and incorporated by reference herein as Exhibit A is hereby approved and will be published and filed in accordance with the requirements of Florida law.

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

PASSED AND ADOPTED this ____ day of _____, 2014.

ATTEST:

**WESTRIDGE COMMUNITY
DEVELOPMENT DISTRICT**

Assistant Secretary

Chairman, Board of Supervisors

**EXHIBIT “A”
BOARD OF SUPERVISORS’ MEETING DATES
WESTRIDGE
COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2014/2015**

October 23, 2014
November __, 2014
December __, 2014
January 22, 2015
February 26, 2015
March 26, 2015
April 23, 2015
May 28, 2015
June 25, 2015
July 23, 2015
August 27, 2015
September 24, 2015

All meetings will convene on the 4th Thursday of the month (except for November and December) at 2:30 p.m. at the Quality Inn Maingate, located at 43824 Highway 27, Davenport, Florida 33837.

TAB 6

Office of Planning and Development
Thomas Deardroff, AICP, Director



330 W. Church St.
P.O.Box 9005, Drawer GM03
Bartow, FL 33831-9005
(863) 534-6792
Fax: (863) 534-6407
www.polk-county.net

Land Development Division
Chandra Frederick, AICP, Director

WESTRIDGE COMMUNITY DEVELOPMENT DISTRICT or Occupant
3434 COLWELL AVE
C/O RIZETTA COMPANY
TAMPA FL 33614-8390

MAY 07 2014

Dear Polk County Property Owner:

This is to notify you of a PUBLIC HEARING as stated below. The hearing concerns property in your neighborhood. Every person with an interest in the case shall be entitled to submit their views, either in writing prior to the hearing or in person at the time of the hearing.

The case files are available for public inspection at the LAND DEVELOPMENT DIVISION Office at 330 West Church Street in Bartow during office hours. Please refer to the case number in all correspondence concerning this case.

IF ANY PERSON DECIDES TO APPEAL ANY DECISION MADE BY THE BOARD WITH RESPECT TO ANY MATTER CONSIDERED AT THE HEARING, THEY WILL NEED A RECORD, AND MAY NEED TO ENSURE THAT A VERBATIM RECORD OF THE PROCEEDINGS IS MADE, WHICH RECORD INCLUDES ALL TESTIMONY AND EVIDENCE GIVEN AT THE HEARING.

ON WEDNESDAY, JUNE 4, 2014, AT 9:00 A.M. OR AS SOON THEREAFTER AS THE PARTICULAR CASE MAY BE HEARD, IN THE BOARD ROOM, COUNTY ADMINISTRATION BUILDING, 330 WEST CHURCH STREET, BARTOW, FLORIDA, THE **PLANNING COMMISSION (PC)** WILL HOLD A PUBLIC HEARING ON CASE FILE # **CPA 14D-03/DMS #57035**. VERANO LAND INVESTMENTS, LLC, APPLICANT, FIFTH THIRD BANK, OWNER, REQUEST A LARGE SCALE COMPREHENSIVE PLAN AMENDMENT (CPA) TO CHANGE 24.53 +/- ACRES FROM TOWN CENTER (TCX) TO RESIDENTIAL LOW (RLX) WITHIN THE NORTH US 27 SELECTED AREA PLAN, RIDGE SPECIAL PROTECTION AREA (SPA) AND PLANNED DEVELOPMENT (PD 06-08). THE PROPERTY IS LOCATED SOUTH OF HALSTED DRIVE, WEST OF US HWY 27, NORTH OF FOUR CORNERS BLVD AND THE CITY LIMITS OF DAVENPORT, FLORIDA, IN SECTION 25, TOWNSHIP 25, RANGE 26. PROPERTY OWNERS WITHIN 500 FEET OF THE PROPOSED LAND USE ACTION ARE HEREBY NOTIFIED. FOR FURTHER INFORMATION, PLEASE CALL (863) 534-6084.

NOTE: THERE WILL BE A WORK SESSION FROM 8:45a.m. TO 9:00a.m. TO DISCUSS THE MEETING AGENDA AND OTHER PLANNING COMMISSION BUSINESS. THERE MAY BE DISCUSSION ON THE ABOVE MENTIONED ITEM BUT THERE WILL BE NO VOTE OR DECISION REACHED UNTIL THE ACTUAL PUBLIC HEARING.

Created: 04/30/2014

CPA 14D-03/DMS #57035.

Reply to:
LAND DEVELOPMENT DIVISION
DRAWER GM03, P.O. BOX 9005
BARTOW, FL 33831-9005

OR CALL: (863) 534-6084