

Cross Creek Community Development District

3501 Quadrangle Boulevard, Suite 270, Orlando, FL 32817; Phone: 407-723-5900, Fax: 407-723-5901

www.crosscreekcdd.org

The meeting of the Board of Supervisors of the **Cross Creek Community Development District** will be held **Tuesday, May 23, 2023 at 11:00 a.m. at Hampton Inn & Suites Sarasota / Bradenton - Airport; 975 University Parkway, Sarasota, FL, 34243.** The following is the proposed agenda for this meeting.

Call in number: 1-844-621-3956

Passcode: 792 560 599 #

Join from the meeting link

<https://pfmgroupp.webex.com/join/ripollv>

NOTE: If you are calling into the meeting by phone or WebEx, please MUTE your line!

BOARD OF SUPERVISORS' MEETING AGENDA

Organizational Matters

- Call to Order
- Roll Call
- Public Comment Period *[for any members of the public desiring to speak on any proposition before the Board limited 2 minutes]*
 1. Consideration of the Minutes of the January 24, 2023, Board of Supervisors' Meeting
 2. Letter from Supervisor of Elections, Manatee County

Business Matters

3. Appointment of Auditor Selection Committee
4. Consideration of Resolution 2023-04, Approving a Preliminary Budget for Fiscal Year 2024 and Setting a Public Hearing Date [Suggested Hearing Date of August 22, 2023]
5. Discussion of the Irrigation, Pump System and Landscaping
6. Discussion of the Perimeters of Willow/Laurel Responsibility Under License Agreement
7. Consideration of CPI Attorney Fees
8. Ratification of Payment Authorization Nos. 179 - 203
9. Review of District Financial Statements

Other Business

- Staff Reports
 - District Counsel
 - District Engineer
 - District Manager
- Supervisor Requests



- Audience Comments

Adjournment



**Cross Creek
Community Development District**

Minutes of the January 24, 2023,
Board of Supervisors' Meeting

**Cross Creek
Community Development District**

Letter from Supervisor of Elections,
Manatee County

MICHAEL BENNETT • SUPERVISOR OF ELECTIONS • MANATEE COUNTY

600 301 Boulevard West, Suite 108, Bradenton, Florida 34205-7946
PO Box 1000, Bradenton, Florida 34206-1000

Phone: 941-741-3823 • Fax: 941-741-3820 • VoteManatee.com • Info@VoteManatee.com



April 19, 2023

Cross Creek Community Development District
PFM Group Consulting, LLC
Attn: Vivian Carvalho
3501 Quadrangle Blvd Suite 270
Orlando, FL. 32817

Dear Ms. Carvalho:

We are in receipt of your request for the number of registered voters in the Cross Creek Community Development District of April 15, 2023. According to our records, there were 555 persons registered in the Cross Creek Community Development District as of that date.

I hope this information is helpful to you. If I can be of any further assistance to you, please do not hesitate to contact my office at your earliest convenience.

Sincerely,

Michael Bennett
Supervisor of Elections

MB/sas

**Cross Creek
Community Development District**

Appointment of Auditor Selection Committee

**Cross Creek
Community Development District**

Consideration of Resolution 2023-04,
Approving a Preliminary Budget for
Fiscal Year 2024
and Setting a Public Hearing Date
[Suggested Hearing Date of August 22, 2023]

RESOLUTION 2023-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGETS FOR FISCAL YEAR 2023/2024 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors (“**Board**”) of the Cross Creek Community Development District (“**District**”) prior to June 15, 2023, proposed budgets (“**Proposed Budget**”) for the fiscal year beginning October 1, 2023 and ending September 30, 2024 (“**Fiscal Year 2023/2024**”); and

WHEREAS, the Board has considered the Proposed Budget and desires to set the required public hearing thereon.

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

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2023/2024 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set for the following date, hour and location:

DATE: _____, 2023

HOUR: _____

LOCATION: _____

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENTS.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Manatee County at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, *Florida Statutes*, the District’s Secretary is further directed to post the approved Proposed Budget on the District’s website at least two days before the budget hearing date as set forth in Section 2, and shall remain on the website for at least 45 days.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed in Florida law.

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

7. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 23rd DAY OF MAY, 2023.

ATTEST:

**CROSS CREEK COMMUNITY
DEVELOPMENT DISTRICT**

Secretary

By: _____
Its: _____

Exhibit A: FY 2022/2023 Proposed Budget

Cross Creek Community Development District
FY 2024 Proposed Preliminary O&M Budget
Exhibit A

	Actual through 03/31/23	Anticipated Apr - Sept	Anticipated FY 2023 Totals	FY 2023 Adopted Budget	FY 2024 Proposed Budget
<u>Revenues</u>					
Assessments	\$ 411,902.78	\$ 4,158.22	\$ 416,061.00	\$ 416,061.00	\$ 449,950.00
Net Revenues	\$ 411,902.78	\$ 4,158.22	\$ 416,061.00	\$ 416,061.00	\$ 449,950.00
<u>General & Administrative Expenses</u>					
Public Officials' Insurance	\$ 2,892.00	\$ -	\$ 2,892.00	\$ 3,228.00	\$ 3,228.00
Trustee Services	5,387.50	-	5,387.50	8,500.00	8,500.00
District Management	15,000.00	15,000.00	30,000.00	30,000.00	33,000.00
Field Management	-	3,625.00	3,625.00	7,250.00	7,250.00
Engineering	-	250.00	250.00	500.00	500.00
Annual Disclosure	1,000.00	3,000.00	4,000.00	4,000.00	1,000.00
Property Appraiser	-	500.00	500.00	500.00	500.00
District Counsel	7,534.00	4,000.00	11,534.00	8,000.00	8,000.00
Assessment Administration	5,000.00	-	5,000.00	5,000.00	5,000.00
Reamortization Schedule	125.00	125.00	250.00	500.00	500.00
Audit	-	4,400.00	4,400.00	4,400.00	4,400.00
Arbitrage Calculation	-	500.00	500.00	500.00	500.00
Postage & Shipping	77.71	50.00	127.71	100.00	100.00
Copies	-	12.50	12.50	25.00	25.00
Legal Advertising	377.21	225.00	602.21	450.00	450.00
Office Supplies	-	75.00	75.00	150.00	150.00
Web Site Maintenance	480.00	480.00	960.00	480.00	480.00
Dues, Licenses, and Fees	175.00	-	175.00	175.00	175.00
Principal	-	10,500.00	10,500.00	10,500.00	-
Interest on Loan	210.95	40.00	250.95	500.00	-
Total General & Administrative Expenses	\$ 38,259.37	\$ 32,242.50	\$ 81,041.87	\$ 84,758.00	\$ 73,758.00
<u>Field Expenses</u>					
Electric	\$ 18,462.88	\$ 20,100.00	\$ 38,562.88	\$ 38,152.00	\$ 38,152.00
Propane	-	-	-	100.00	100.00
Water	3,021.07	7,000.00	10,021.07	12,000.00	12,000.00
Pool Maintenance	8,135.82	6,000.00	14,135.82	10,000.00	12,000.00
Contingency	375.00	6,000.00	6,375.00	12,000.00	12,000.00
General Liability Insurance	3,826.00	-	3,826.00	4,271.00	4,271.00
Property Insurance	7,781.00	-	7,781.00	7,318.00	7,318.00
Janitorial / Cleaning	2,880.00	4,900.00	7,780.00	9,800.00	9,800.00
Camera/Monitoring (Envera)	4,589.20	3,933.60	8,522.80	7,704.00	7,704.00
Lake Maintenance	3,780.00	11,220.00	15,000.00	15,000.00	15,000.00
Landscape Maintenance	74,114.47	65,970.00	140,084.47	110,316.00	132,000.00
Landscape Improvements/Irrigation Repair	35,295.50	-	35,295.50	35,142.00	35,142.00
Contingency/Property Improvements	846.82	45,000.00	45,846.82	68,500.00	89,705.00
Pest Control	520.00	480.00	1,000.00	1,000.00	1,000.00
Total Field Expenses	\$ 163,627.76	\$ 170,603.60	\$ 334,231.36	\$ 331,303.00	\$ 376,192.00
Total General, Administrative Expenses & Field Expense	\$ 201,887.13	\$ 202,846.10	\$ 415,273.23	\$ 416,061.00	\$ 449,950.00
Total Expenses	\$ 201,887.13	\$ 202,846.10	\$ 415,273.23	\$ 416,061.00	\$ 449,950.00
Net Income (Loss)	\$ 210,015.65	\$ (198,687.88)	\$ 787.77	\$ -	\$ -

Cross Creek CDD
Adopted Debt Service Fund Budget
Series 2016A Special Assessment Bonds FY 2024
"Exhibit B"

	<u>Proposed FY 2024</u> <u>Budget</u>
<u>Revenues:</u>	
Special Assessments	\$50,520
Total Revenues	<u><u>\$50,520</u></u>
<u>Expenditures:</u>	
Series 2016A - Interest 11/1/23	\$10,360
Series 2016A - Principal 5/1/24	\$20,000
Series 2016A - Interest 5/1/24	\$10,360
Total Expenditures	<u><u>\$40,720</u></u>
Excess Revenues / (Expenditures)	<u><u>\$9,800</u></u>
Series 2016A - Interest 11/01/2024	\$9,800.00

Budget Item Description

Revenues:

On-Roll Assessments

The District can levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year. Assessments collected via the tax collector are referred to as “On-Roll Assessments.”

Off-Roll Assessments

The District can levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year. Assessments collected through direct billing are referred to as “Off-Roll Assessments.”

Other Income & Other Financing Sources

Unexpected revenue source.

Administrative Expenditures:

Public Officials’ Liability (POL) Insurance

Supervisors’ and Officers’ liability insurance.

Trustee Services

The Trustee submits invoices annually for services rendered on bond series. These fees are for maintaining the District trust accounts.

District Management Fees

The District receives Management and Administrative services as part of a Management Agreement with PFM Group Consulting, LLC. These services are further outlined in Exhibit “A” of the Management Agreement.

Field Management

Reimbursable expenses such as rental car, gas, tolls and/or mileage incurred by the Field Manager for site visits.

Engineering Fees

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 invoices, and all other engineering services as requested by the District throughout the year.

Disclosure Agent

When bonds are issued for the District, the Bond Indenture requires continuing disclosure, which the disclosure agent provides to the trustee and bond holders.

Property Appraiser Fee

Cost incurred for a copy of the annual parcel listing for parcels within the District from the county.

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 as requested by the District throughout the year.

Assessment Administration

The District can levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year. It is typically collected via the Tax Collector. The District Manager submits an Assessment Roll to the Tax Collector annually by the deadline set by the Tax Collector or Property Appraiser.

Re-amortization Schedules

When debt is paid on a bond series, a new amortization schedule must be recalculated. This can occur up to four times per year per bond issue.

Audit

Chapter 218 of the Florida Statutes requires a District to conduct an annual financial audit by an Independent Certified Public Accounting firm. Some exceptions apply.

Arbitrage Calculation

Annual computations are necessary to calculate arbitrage rebate liability to ensure the District's compliance with all tax regulations.

Travel & Per Diem

Travel to and from meetings as related to the District.

Telephone

Telephone and fax machine services.

Postage & Shipping

Mail, overnight deliveries, correspondence, etc.

Copies

Printing and binding Board agenda packages, letterhead, envelopes, and copies.

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 monthly meetings, special meetings, and public hearings for the District.

Office Supplies

General office supplies.

Website Maintenance

Website maintenance fee.

Dues, Licenses & Fees

The District is required to pay an annual fee to the Department of Economic Opportunity.

Principal

Principal payment on outstanding loan.

Interest on Loan

Interest charged on outstanding loan.

Field Expenditures:

Electric

Electricity to maintain district property.

Propane

Purchase of propane for District use.

Water/Reclaimed Water

Water used for irrigation and amenity

Swimming Pool Maintenance

Swimming pool requires cleaning and maintenance.

Contingency

Other expenses incurred throughout the year.

General Insurance

General liability insurance.

Property & Casualty

Insurance to protect property and cover casualty.

Janitorial Services

Janitorial services for the clubhouse or amenity center.

Camera/Monitoring (Envera)

Installation and monitoring of security cameras.

Lake Maintenance

Maintenance of lakes owned by District.

Landscape Maintenance

Contracted landscaping and Common Area Maintenance within the boundaries of the District.

Landscape Improvements

Improvements in landscape above and beyond what is already contracted for property owned by District.

Equipment Repair & Maintenance

Repair & maintenance of District equipment, plant, or property.

Pest Control

Pest control services.

Cross Creek Community Development District

Discussion of the Irrigation,
Pump System and Landscaping

Willow and Laurels Water Budget and Manatee County Reclaimed water rates

WaterSense New Home Specification: Water Budget Tool (V 1.04)																																																																																																																																																																		
Enter your information in these columns.					These columns will automatically populate.																																																																																																																																																													
This water budget tool shall be used to determine if the designed landscape meets Criteria 4.1.1 of the specification. Please refer to the WaterSense Water Budget Approach for additional information. Your Name: Builder Name: Medallion Homes Lot Number/Street Address: Cross Creek City, State: Parish FL Zip Code (required): 34209 * In Canada, enter just the first three characters of your postal code (e.g. A1A)					Peak watering month: apr 1B: Average monthly reference evapotranspiration (ET_o): 6.24 inches/month 2A: Average monthly rainfall: 1.24 inches/month																																																																																																																																																													
Enter information about your landscape here: STEP 1A - ENTER THE LANDSCAPED AREA (A) 66,000 Area of the designed landscape (square feet) Is an irrigation system installed on this site? Yes					Monthly baseline (gallons/month) based on the site's peak watering month: 256,761 gallons/month Monthly landscape water allowance or LWA (gallons/month) based on the site's peak watering month: 179,733 gallons/month																																																																																																																																																													
Need help? See the WaterSense website for help on what to plant or search for certified irrigation pro!																																																																																																																																																																		
Step 2B/ Table 1. <table border="1"> <thead> <tr> <th>Zone</th> <th>Hydrozone Landscape Feature Area (sq. ft.)</th> <th>Plant Type or Landscape Feature</th> <th>Water Use</th> <th>Irrigation Type</th> <th>Landscape Coefficient (K_c)</th> <th>Default DU (hidden)</th> <th>Distribution Uniformity (DU_a)</th> <th>LWR_a (gal/month)</th> </tr> </thead> <tbody> <tr><td>1</td><td>3,500</td><td>Shrubs</td><td>Low</td><td>Drip - Press Comp</td><td>0.2</td><td>70%</td><td>90%</td><td>2,274</td></tr> <tr><td>2</td><td>4,000</td><td>Turfgrass</td><td>High</td><td>Fixed Sprag</td><td>0.8</td><td>65%</td><td>65%</td><td>17,963</td></tr> <tr><td>3</td><td>5,500</td><td>Turfgrass</td><td>High</td><td>rot (or rotating nozzle)</td><td>0.8</td><td>65%</td><td>70%</td><td>22,935</td></tr> <tr><td>4</td><td>1,000</td><td>Trees</td><td>Medium</td><td>Drip - Press Comp</td><td>0.5</td><td>65%</td><td>90%</td><td>1,947</td></tr> <tr><td>5</td><td>4,250</td><td>Turfgrass</td><td>High</td><td>Fixed Sprag</td><td>0.8</td><td>65%</td><td>65%</td><td>19,086</td></tr> <tr><td>6</td><td>6,500</td><td>Turfgrass</td><td>High</td><td>rot (or rotating nozzle)</td><td>0.8</td><td>65%</td><td>70%</td><td>27,105</td></tr> <tr><td>7</td><td>5,100</td><td>Shrubs</td><td>Low</td><td>Drip - Press Comp</td><td>0.2</td><td>70%</td><td>90%</td><td>3,314</td></tr> <tr><td>8</td><td>4,800</td><td>Shrubs</td><td>Low</td><td>Drip - Press Comp</td><td>0.2</td><td>70%</td><td>90%</td><td>3,119</td></tr> <tr><td>9</td><td>1,000</td><td>Trees</td><td>Medium</td><td>Drip - Press Comp</td><td>0.5</td><td>65%</td><td>90%</td><td>1,947</td></tr> <tr><td>10</td><td>7,800</td><td>Shrubs</td><td>Low</td><td>Drip - Press Comp</td><td>0.2</td><td>70%</td><td>90%</td><td>5,068</td></tr> <tr><td>11</td><td>6,800</td><td>Shrubs</td><td>Low</td><td>Drip - Press Comp</td><td>0.2</td><td>70%</td><td>90%</td><td>4,418</td></tr> <tr><td>12</td><td>1,000</td><td>Trees</td><td>Medium</td><td>Drip - Press Comp</td><td>0.5</td><td>65%</td><td>90%</td><td>1,947</td></tr> <tr><td>13</td><td>4,500</td><td>Shrubs</td><td>Low</td><td>Drip - Press Comp</td><td>0.2</td><td>70%</td><td>90%</td><td>2,924</td></tr> <tr><td>14</td><td>5,250</td><td>Turfgrass</td><td>High</td><td>rot (or rotating nozzle)</td><td>0.8</td><td>65%</td><td>70%</td><td>21,892</td></tr> <tr><td>15</td><td>5,000</td><td>Shrubs</td><td>Low</td><td>Drip - Press Comp</td><td>0.2</td><td>70%</td><td>90%</td><td>3,249</td></tr> <tr> <td>Total Area</td> <td>66,000 of 66,000 square feet</td> <td colspan="3"></td> <td>Landscape Water Requirement</td> <td colspan="2">or LWR for the Site (gal/month)</td> <td>139,187</td> </tr> </tbody> </table> You have used 77% of your allowance. This is 48% below the baseline.										Zone	Hydrozone Landscape Feature Area (sq. ft.)	Plant Type or Landscape Feature	Water Use	Irrigation Type	Landscape Coefficient (K _c)	Default DU (hidden)	Distribution Uniformity (DU _a)	LWR _a (gal/month)	1	3,500	Shrubs	Low	Drip - Press Comp	0.2	70%	90%	2,274	2	4,000	Turfgrass	High	Fixed Sprag	0.8	65%	65%	17,963	3	5,500	Turfgrass	High	rot (or rotating nozzle)	0.8	65%	70%	22,935	4	1,000	Trees	Medium	Drip - Press Comp	0.5	65%	90%	1,947	5	4,250	Turfgrass	High	Fixed Sprag	0.8	65%	65%	19,086	6	6,500	Turfgrass	High	rot (or rotating nozzle)	0.8	65%	70%	27,105	7	5,100	Shrubs	Low	Drip - Press Comp	0.2	70%	90%	3,314	8	4,800	Shrubs	Low	Drip - Press Comp	0.2	70%	90%	3,119	9	1,000	Trees	Medium	Drip - Press Comp	0.5	65%	90%	1,947	10	7,800	Shrubs	Low	Drip - Press Comp	0.2	70%	90%	5,068	11	6,800	Shrubs	Low	Drip - Press Comp	0.2	70%	90%	4,418	12	1,000	Trees	Medium	Drip - Press Comp	0.5	65%	90%	1,947	13	4,500	Shrubs	Low	Drip - Press Comp	0.2	70%	90%	2,924	14	5,250	Turfgrass	High	rot (or rotating nozzle)	0.8	65%	70%	21,892	15	5,000	Shrubs	Low	Drip - Press Comp	0.2	70%	90%	3,249	Total Area	66,000 of 66,000 square feet				Landscape Water Requirement	or LWR for the Site (gal/month)		139,187
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256,761 = maximum/ peak gallons per month.

256,761 x \$0.41 per 1,000 gallons = \$105.27. Developer will reimburse \$150/ month

RATES FOR TRASH, WATER & SEWER

NEW RATES GO INTO EFFECT JUNE 1, 2023 (all rates below reflect the new rate)

Example of a typical monthly water/sewer/garbage bill for single family residential customers 2023:

- **Water Usage in Gallons:** 6,000
- **Water/Sewer:** \$86.06
- **Curbside Garbage:** \$14.33
- **Total Bill:** \$100.39

Your monthly water and sewer charges are composed of two parts: the **Base Charge** and the **Quantity Charge**. The base charge and quantity charge for each category are shown separately on the monthly bill.

NEW RATES

WATER AND SEWER BASE CHARGE RATES >

WATER & SEWER QUANTITY CHARGE RATES ⌋

RECLAIMED WATER RATES ⌋

Agricultural facilities including nurseries: 12 cents

Large recreational facilities and golf courses: 23 cents

Governmental facilities including schools: 41 cents

Large commercial, industrial and utility facilities (greater than 500,000 gallons/day): 41 cents

Residential and commercial common areas: 41 cents

Master metered residential and commercial: 41 cents

Individual metered residential, commercial and industrial: \$1.01



PO Box 267
Seffner, FL 33583
O: 813-757-6500
F: 813-757-6501

Estimate

Submitted To:

Cross Creek CDD
c/o PFM Group Consulting LLC.
4000 Creekside Dr.
Parrish, FL 34219
Attn: Venessa Ripoli

Date	4/21/2023
Estimate #	83001
LMP REPRESENTATIVE	
RE	
PO #	
Work Order #	

Throughout property.

DESCRIPTION	QTY	COST	TOTAL
NODE100 Hunter 1 station battery operated controller	115	178.50	20,527.50
9V battery	230	5.00	1,150.00
Labor: 1 man @ \$ 65.00 per hour	40	65.00	2,600.00
Install Hunter 1 station battery operated controllers.			

TERMS AND CONDITIONS:

TOTAL	\$24,277.50
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LMP reserves the right to withdraw this proposal if not accepted within 21 days of the date listed above. Any alteration or deviation to scope of work involving additional costs must be agreed upon in writing as a separate proposal or change order to this proposal. Periodic invoices may be submitted if job is substantial in nature with final invoice being submitted at completion of project. No finance charge will be imposed if the total of said work is paid in full within 30 days of invoice date. If not paid in full within 30 days, then customer is subject to finance charges on the balance of the work from the invoice date at a rate of 1.5% per month until paid. LMP shall have the right to stop work under this contract until all outstanding amounts including finance charges are paid in full. Payments will be applied to the oldest invoices.

ACCEPTANCE OF PROPOSAL: The above prices, scope of work and terms and conditions are hereby satisfactorily agreed upon. LMP, Inc. has been authorized to perform the work as outlined and payment will be made as outlined above. The above pricing does not include any unforeseen modifications to the said irrigation system that could not be reasonably accounted for prior to job start. All plant material carries a one (1) year warranty provided LMP, Inc. is performing landscape maintenance services to the area installed or enhanced at the time of installation. If not, then there is no warranty on the plant material. LMP cannot warranty against Acts of God, including cold weather events & natural disasters. Also, no warranty will be provided on any material that has been transplanted from another part of the property.

OWNER / AGENT

DATE



PO Box 267
Seffner, FL 33583
O: 813-757-6500
F: 813-757-6501

Estimate

Submitted To:

Cross Creek CDD
c/o PFM Group Consulting LLC.
4000 Creekside Dr.
Parrish, FL 34219
Attn: Venessa Ripoli

Date	4/21/2023
Estimate #	83002
LMP REPRESENTATIVE	
RE	
PO #	
Work Order #	

Throughout property.

DESCRIPTION	QTY	COST	TOTAL
NODE100 Hunter 1 station batter operated controller	19	178.50	3,391.50
NODE200 Hunter 2 station batter operated controller	19	245.00	4,655.00
NODE400 Hunter 4 station batter operated controller	14	275.00	3,850.00
Pro-Trade wire connector blue	450	1.26	567.00
9V battery	104	5.00	520.00
Hunter DC latching solenoid	96	40.00	3,840.00
Labor: 1 man @ \$ 65.00 per hour	84	65.00	5,460.00
Install battery operated controllers.			

TERMS AND CONDITIONS:

TOTAL	\$22,283.50
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LMP reserves the right to withdraw this proposal if not accepted within 21 days of the date listed above. Any alteration or deviation to scope of work involving additional costs must be agreed upon in writing as a separate proposal or change order to this proposal. Periodic invoices may be submitted if job is substantial in nature with final invoice being submitted at completion of project. No finance charge will be imposed if the total of said work is paid in full within 30 days of invoice date. If not paid in full within 30 days, then customer is subject to finance charges on the balance of the work from the invoice date at a rate of 1.5% per month until paid. LMP shall have the right to stop work under this contract until all outstanding amounts including finance charges are paid in full. Payments will be applied to the oldest invoices.

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OWNER / AGENT

DATE



PO Box 267
Seffner, FL 33583
O: 813-757-6500
F: 813-757-6501

Estimate

Submitted To:

Cross Creek CDD
c/o PFM Group Consulting LLC.
4000 Creekside Dr.
Parrish, FL 34219
Attn: Venessa Ripoli

Cross Creek - {2 Sub Pumps @ 350 GPM Ea = 700 GPM }
Creekside Dr, Near Freshwater Run

Date	4/25/2023
Estimate #	83056
LMP REPRESENTATIVE	
CB	
PO #	
Work Order #	

DESCRIPTION	QTY	COST	TOTAL
Removal and Disposal of Existing Pump Equipment down to concrete slab	1	9,750.00	9,750.00
Pump System Installation - Includes Start-up Commissioning and Training	1	19,500.00	19,500.00
Materials:	1	173,257.50	173,257.50
2 - Grundfos CUE VFD's - 22Kw 460V 3PH (44 AMP Max Each)			
2 - Grundfos Stainless Steel Submersible Motors - 6" 25HP 460V 3PH (Hi-Temp 140 F)			
2 - Grundfos Stainless Steel Submersible Pumps - 6" SP 385S250-4B			
2 - Dwyer Pressure Transducers - 1/4" SS with 20' cord (4-20ma 5-120 PSI)			
160' - 4" PVC Schedule 80 Pipe from Pump Flow Sleeves to Discharge Piping			
175' - 8/3 AWG Double Jacketed Submersible Pump Wire w/ Ground and Splice Kit			
2 - 8" Custom Flow Sleeves with Perforated Stainless Steel Screens			
2 - 8"x4" Stainless Steel Well Seals for Flow Sleeve Centralizers			
85 Gallon Challenger Pressure Tank			

TERMS AND CONDITIONS:**TOTAL**

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OWNER / AGENT

DATE

Estimate

Submitted To:
Cross Creek CDD c/o PFM Group Consulting LLC. 4000 Creekside Dr. Parrish, FL 34219 Attn: Venessa Ripoli

Date	4/25/2023
Estimate #	83056
LMP REPRESENTATIVE	
CB	
PO #	
Work Order #	

Cross Creek - {2 Sub Pumps @ 350 GPM Ea = 700 GPM } Creekside Dr, Near Freshwater Run
--

DESCRIPTION	QTY	COST	TOTAL
6" Stainless Steel Electromagnetic Flow Meter with Totalizer- 6" ANSI 150# Flanges			
1" Stainless Steel Braided Accessory Hose with 45 degree swivel fitting			
1" Val-matic Combination Air Release / Vacuum Valve with 1" SS Valve to buffer			
2" Adjustable Pressure Relief Valve			
6"x30" Stainless Steel Custom 7 Port Constant Pressure Manifold			
6" Stainless Steel Tee - 150# Flanged Ends			
2 - 4" Stainless Steel LR 90 degree elbow w/ 6"x4" Concentric Reducer and Flange			
4" and 6" Spool Pieces from Manifold to underground			
6"x24" and 6"x18" Stainless Steel Spool Pieces			
4" & 6" EPDM Gaskets and Stainless Steel Bolt Packs for Flanged Connections			
4"x12" Stainless Steel Flexible Pump Connectors @ Waters Edge			
1.25" Stainless Steel Pipe Stands for Manifold and Piping Support			
6" Stainless Steel Auto Backwash Filter w/ Differential Pressure Controller (100µ)			

TERMS AND CONDITIONS:

TOTAL	
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OWNER / AGENT

DATE

Estimate

Submitted To:
Cross Creek CDD c/o PFM Group Consulting LLC. 4000 Creekside Dr. Parrish, FL 34219 Attn: Venessa Ripoli

Date	4/25/2023
Estimate #	83056
LMP REPRESENTATIVE	
CB	
PO #	
Work Order #	

Cross Creek - {2 Sub Pumps @ 350 GPM Ea = 700 GPM } Creekside Dr, Near Freshwater Run
--

DESCRIPTION	QTY	COST	TOTAL
6" Stainless Steel Gear Operated Butterfly Valve - Lug Style			
10"x6" Mechanical Joint Reducer with Extension and MJxFlange 90 Degree Elbow			
Stainless Steel Unistrut for Raceway from accessories to Unistrut Equipment Rack			
6"x6"x8' Concrete Posts With SS Unistrut Rack for Mounting VFD's and Accessories			
NOTES: 50% Deposit Required Before Ordering Materials, 50% NET 30 after Final Invoice An electrician will need to be involved with disconnecting the current system and possibly retrofitting electrical feed for new install. This is not included in our proposal due to the nature of the incoming electrical feed as it stands. It will take about 3 weeks from approval to order and receive all components for the project. Deconstruction and installation will probably take a full week to complete once started. If you have any questions please let me know. Materials and Workmanship have a 1 year warranty.			

TERMS AND CONDITIONS:

TOTAL	
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OWNER / AGENT

DATE

PO Box 267
Seffner, FL 33583
O: 813-757-6500
F: 813-757-6501

Estimate

Submitted To:

Cross Creek CDD
c/o PFM Group Consulting LLC.
4000 Creekside Dr.
Parrish, FL 34219
Attn: Venessa Ripoli

Cross Creek - {2 Sub Pumps @ 350 GPM Ea = 700 GPM }
Creskide Dr, Near Freshwater Run

Date	4/25/2023
Estimate #	83056
LMP REPRESENTATIVE	
CB	
PO #	
Work Order #	

DESCRIPTION	QTY	COST	TOTAL
This is an estimate of cost and invoicing will reflect actual quantities used for completion.			

TERMS AND CONDITIONS:

TOTAL	\$202,507.50
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OWNER / AGENT

DATE _____



Proposal

Proposal No.: 214843

Proposed Date: 05/01/23

PROPERTY:	FOR:
Cross Creek (Phase D, E, F) - Land Gabby Baca	Irrigation Pump Replacement

Installation of the New 30 HP 460/480 3PH Irrigation Pump at Cross Creek able to produce 700 GPM at 70 PSI

Included:

- *Installation of a Prefabricated 30HP Duplex Suction Lift pump station. UL Listed NEMA3R 460-480V 3PH WYE Delta.. VFD control with service disconnect, fault light and HOA button for pump. Pump station ships complete housed inside (1) Tan Powder Coated aluminum marine grade enclosure containing pumps, TEFC motors, galvanized sch 40 grooved piping, isolation valves, pneumatic pressure tank, liquid filled pressure gauges and necessary components for an integrated pump system on a prefabricated pad.*
- *150ft of 6" HDPE, Grooved adapters, Galvanized groove couplings, Grooved check valve 6", SS Lake Strainer*
- *Self-Cleaning Powder Coated Steel Filter, Filter, 120 micron Woven Screen installed inside of pump station enclosure*
- *Start up and programming*
- *Removal and disposal of existing Hover Pump.*
- *8" pump discharge line connected to existing system*

Excluded:

- *Electrical disconnect from existing irrigation pump unit*
- *Electrical connection to new irrigation pump service disconnect*
- *Removal and reinstallation of perimeter fence around existing unit*
- *Permitting*
- *Sales Tax*

ITEM	QTY	UOM	UNIT PRICE	EXT. PRICE	TOTAL
Pump Installation					\$128,640.00
GT Pump-in-the-box 30HP Duplex Centrifugal 460- 480V/3PH WYE Delta	1.00	EA	\$128,640.00	\$128,640.00	
Existing Pump Removal					\$7,605.00
Existing Pump Removal	1.00	EA	\$7,605.00	\$7,605.00	
				Total:	\$136,245.00

Guarantee: Any alteration from these specs involving additional costs will be executed only upon written order and will become an extra charge over and above estimate.

Standard Warranty: Juniper agrees to warranty irrigation, drainage and lighting for 1 year, trees and palms for 6 months, shrubs and ground cover for 3 months, and sod for 30 days. This warranty is subject to and specifically limited by the following:

Warranty is not valid on relocated material, annuals and any existing irrigation, drainage and lighting systems. Warranty is not valid on new plant material or sod installed without automatic irrigation. Warranty does not cover damage from pests or disease encountered on site, act of God, or damage caused by others. Failure of water or power source not caused by Juniper will void warranty. The above identified warranty periods commence upon the date of completion of all items included in this proposal. Standard Warranty does not modify or supersede any previously written agreement. Juniper is not responsible for damage to non-located underground.

Residential Agreement: A deposit or payment in full will be required before any work will begin. Any and all balance will be due upon job completion in full, unless otherwise noted in writing. All work will be performed in a workman like manner in accordance to said proposal. Any additional work added to original proposal will require written approval, may require additional deposits and will be due on completion with any remaining balances owed.

DUE TO THE NATURE OF MATERIAL COST VOLATILITY, WE ARE CURRENTLY HOLDING PRICING FOR THIRTY (30) DAYS FROM PROPOSAL DATE

Signature (Owner/Property Manager)

Date

Printed Name (Owner/Property Manager)

Signature - Representative

Date



Proposal

Proposal No.: 217373

Proposed Date: 05/15/23

PROPERTY:	FOR:
Cross Creek CDD - Medallion Venessa Ripoll 3759 Manorwood Loop Parrish, FL 34219	Replace nodes

Scope:

Replace nodes throughout community (Location of existing BOC's to be provided by HOA or Medallion homes)

Quantities are bid per direction, if additional items are needed they will be billed at the line item cost.

Includes:

- 19 - Node100 Bluetooth Hunter 1 station battery operated controller
- 19 - Node200 Bluetooth Hunter 2 station battery operated controller
- 14 - Node400 Bluetooth Hunter 4 station battery operated controller
- All necessary labor and material to make the above items operational

Excludes:

Labor to locate existing BOC's (Nodes) if map is not provided

ITEM	QTY	UOM	UNIT PRICE	EXT. PRICE	TOTAL
Irrigation Install					\$24,400.00
Hunter NODE Bluetooth Controller 1 Station Battery Powered with DC Latching Solenoid	19.00	EA	\$302.00	\$5,738.00	
Hunter NODE Bluetooth Controller 2 Station Battery Powered with DC Latching Solenoid	19.00	EA	\$490.00	\$9,310.00	
Hunter NODE Bluetooth Controller 4 Station Battery Powered with DC Latching Solenoid	14.00	EA	\$668.00	\$9,352.00	
				Total:	\$24,400.00

Guarantee: Any alteration from these specs involving additional costs will be executed only upon written order and will become an extra charge over and above estimate.

Standard Warranty: Juniper agrees to warranty irrigation, drainage and lighting for 1 year, trees and palms for 6 months, shrubs and ground cover for 3 months, and sod for 30 days. This warranty is subject to and specifically limited by the following:

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DUE TO THE NATURE OF MATERIAL COST VOLATILITY, WE ARE CURRENTLY HOLDING PRICING FOR THIRTY (30) DAYS FROM PROPOSAL DATE

Signature (Owner/Property Manager)

Date

Printed Name (Owner/Property Manager)

Signature - Representative

Date

Cross Creek Community Development District

Discussion of the Perimeters of Willow/
Laurel Responsibility Under License
Agreement

Prepared by and Return To:
Cross Creek CDD
c/o PFM Group Consulting LLC
3501 Quadrangle Boulevard Suite 270
Orlando, FL 32817

CORRECTIVE LICENSE AGREEMENT

****This License Agreement is being re-recorded to correct the name of Licensee and revise additional provisions from the original License Agreement recorded as Instrument #202241135985 of the Public Records of Manatee County, on November 8, 2022.**

THIS REVISED AGREEMENT ("Agreement") is made this ___ day of _____ 2023, by and between Cross Creek Community Development District ("Licensor"), whose address is c/o PFM Group Consulting, 3501 Quadrangle Boulevard Suite 270 Orlando, FL 32817, and The Willows Single Family Homes Community Homeowner's Association, Inc. ("Licensee"), whose address is 1651 Whitfield Avenue Suite 200 Sarasota, FL 34243.

WITNESSETH:

WHEREAS, Licensor is the owner of record of TRACT V and TRACT C-1, CROSSCREEK, Phase I-A, a subdivision according to the plat thereof recorded in Plat Book 53, Page 97, of the Public Records of Manatee County, Florida (collectively the "CDD Tract") described in **Exhibit "A"**; and

WHEREAS, Licensor currently or historically owned and maintained landscaping ("CDD Landscape") which is located on the CDD Tract; and

WHEREAS, Licensee has constructed or is requesting additional permission to install and maintain certain improvements, including but not necessarily limited to irrigation, enhanced landscape, entry hardscape, low voltage lighting and related infrastructure ("Licensee Landscape") within the CDD Tract in place of the CDD Landscape; and

WHEREAS, the parties entered into a License Agreement ("License Agreement") to enable the CDD Landscape to be replaced, and the Licensee Landscape to be installed and/or remain during the term of the License Agreement subject to Licensee's continued maintenance of the Licensee Landscape, access being provided for Licensor to perform maintenance and other obligations related to the CDD Tract, and Licensee otherwise complying with the obligations and requirements referenced therein; and

WHEREAS, the parties noticed a scrivener's error in the Licensee's name as referenced in the License Agreement (corrected herein) and wish to re-confirm and revise certain provisions of the original License Agreement.

NOW THEREFORE, in consideration of the sum of ten dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

1. Licensor hereby continues to grant to Licensee a revocable, non-exclusive license to



install and maintain the Licensee Landscape in the area shown in **Exhibit "A"** subject to Licensor's access to the CDD Tract. Other than as referenced herein, use of the license shall not interfere with, or adversely impact, the Licensor's use of the CDD Tract. Any improvements (including the subject Licensee Landscape) obstructing Licensor's ability to repair and/or maintain the CDD Tract, are subject to removal and replacement at Licensee's expense. The Licensee Landscape shall be irrigated by Licensee using its own water source and at its sole cost and expense. Any and all irrigation infrastructure located within the CDD Tract shall be maintained by Licensee at its cost.

2. Unless terminated sooner pursuant to the terms hereof, the License Agreement, as amended herein, shall terminate twenty (20) years after the original date of the License Agreement and be automatically extended for successive periods of twenty (20) years, unless (a) Licensee has defaulted hereunder and Licensee has failed to cure such default, or (b) applicable laws or governmental regulations have changed such that one or more material provisions of the License Agreement, as amended herein, are no longer enforceable by Licensor. Upon expiration of the term (unless extended), or upon early termination hereunder, Licensee's rights and obligations hereunder shall terminate, and Licensee shall have the right but not the obligation to remove any items located on Licensor's property and return Licensor's property to its preexisting condition. If after thirty (30) days after termination, the subject items are not removed, Licensor may retain the items at no additional expense.

3. The Licensee Landscape shall be installed in a good and workmanlike manner and maintained in the same condition as was originally installed or better, with both installation and maintenance in compliance with all applicable laws, rules, regulations, ordinances and orders of any government entity and the applicable homeowner association. In addition to the obligations referenced herein, Licensee shall additionally maintain the grass between the back of curb and the CDD Tract (hereinafter referred to as "Sidewalk Strip" recognizing that such area is not owned by the Licensor). All areas of maintenance (including the CDD Tract and Sidewalk Strip) are shown on Exhibit "B." Maintenance of the Sidewalk Strip shall consist of lawn care/maintenance and irrigation repair/maintenance. Licensee shall not be responsible for any street lighting fixtures or sidewalks within any of the subject maintenance area. Licensor makes no representation about the ability of Licensee to obtain applicable permits to install the landscape and related items on the CDD Tract. Any and all such permits are the sole responsibility of Licensee.

4. Licensor and Licensor's agents shall have the right to inspect the installation of the subject landscape and related items on the CDD Tract from time to time, at Licensor's reasonable discretion. Disruption of the CDD Tract shall be kept at a minimum during installation or repair of the Licensee Landscape. Licensee shall not allow any construction liens to be filed against any part of Licensor's land. In the event a claim of lien is recorded, Licensee shall cause the same to be discharged by deposit, bonding, payment or otherwise within five (5) calendar days after recordation of same. Further, Licensee agrees to indemnify Licensor against any claim, damage or loss incurred by Licensor as a result of the filing of any construction lien in connection with Licensee's installation, repair, or maintenance of the Licensee Landscape.

5. In exchange for the consideration previously referenced in the License Agreement

and herein, the receipt and sufficiency of which are again acknowledged by Licensee, Licensee ("Indemnitor") hereby agrees to defend with counsel approved by Licensor, to hold harmless and indemnify Licensor, ("Indemnitee") from any liability for injury, loss, accident or damage to any person or property, and from any claims, actions, proceedings and expenses and costs in connection therewith (including, without limitation, reasonable counsel fees), (i) arising from (a) the omission, fault, willful act, negligence or other misconduct of Licensee, or Licensee's contractors, licensees, agents, family members or invitees, or (b) any use made, or matter done, or occurring on the CDD Tract or Sidewalk Strip referenced herein, or (ii) resulting from the failure of Licensee to perform or discharge its covenants and obligations under the License Agreement, as amended.

6. In the event Licensee is in default in the performance of any of Licensee's obligations under the License Agreement, as amended, and such default is not cured within fifteen (15) calendar days after written notice thereof (except for the 5-day notice as referenced in Section 4 above) from Licensor to Licensee, then Licensor shall have all rights available under the law including but not limited to the following remedies: injunctive relief; damages; and termination of the License Agreement, as amended, upon which termination all rights of Licensee hereunder shall terminate.

7. Any legal proceeding of any nature brought by either party against the other to enforce any right or obligation under the License Agreement, as amended, or arising out of any matter pertaining to the License Agreement, as amended, or the services to be performed hereunder (a "**Proceeding**"), shall be submitted for trial, without jury, solely and exclusively before the Circuit Court of the Twelfth Judicial Circuit in and for Manatee County, Florida; provided, however, that if such Circuit Court does not have jurisdiction, then such Proceeding shall be so submitted solely and exclusively before the United States District Court for the Middle District of Florida (Tampa Division); and provided further that if neither of such courts shall have jurisdiction, then such Proceeding shall be so submitted solely and exclusively before any other court sitting in Manatee County, Florida, having jurisdiction. The parties (i) expressly waive the right to a jury trial, (ii) consent and submit to the sole and exclusive jurisdiction of the requisite court as provided herein, and (iii) agree to accept service of process outside the State of Florida in any matter related to a Proceeding in accordance with the applicable rules of civil procedure.

8. The License Agreement, as amended, shall be binding upon and inure to the benefit of the parties and their respective legal representatives, successors, and permitted assigns. The rights and obligations of Licensee shall run with the title to the CDD Tract. The rights and obligations of Licensee hereunder may not otherwise be transferred, assigned, or pledged to a third party.

9. Licensor may record this Agreement in the public records of Manatee County, Florida.

10. In connection with any litigation arising out of or in connection with the License Agreement, as amended, the prevailing party shall be entitled to recover all of such party's expenses incurred in connection therewith, including reasonable attorney's fees and costs at the trial and



appellate levels, at bankruptcy proceedings and proceedings to determine entitlement to and reasonableness of the amount of such fees and costs.

REMAINDER OF PAGE INTENTIONALLY LEFT BLANK

SIGNATURE PAGE TO FOLLOW



IN WITNESS WHEREOF, the undersigned have executed this Agreement the date first set forth above.



WITNESSES:

Donna D. Donato

WITNESSES:

Donna D. Donato

**CROSS CREEK COMMUNITY
DEVELOPMENT DISTRICT**

By: _____
Title: _____

**THE WILLOWS SINGLE FAMILY
HOMES COMMUNITY
HOMEOWNER'S
ASSOCIATION, INC.**

By: _____
Title: _____

STATE OF FLORIDA
COUNTY OF MANATEE

SWORN TO (OR AFFIRMED) AND SUBSCRIBED before me by means of ☐ physical presence
or ☐ online notarization, this _____ day of _____, 2023 by _____
as _____ of Cross Creek Community Development District, who is personally known to
me or produced _____ as identification.

(SEAL)

NOTARY PUBLIC SIGNATURE
STATE OF FLORIDA
Printed Name: _____
My Commission Expires: _____

STATE OF FLORIDA
COUNTY OF MANATEE

SWORN TO (OR AFFIRMED) AND SUBSCRIBED before me by means of ☐ physical presence
or ☐ online notarization, this _____ day of _____, 2023 by _____
as _____ of The Willows Single Family Homes Community Homeowner's Association,
Inc., who is personally known to me or produced _____ as identification.

(SEAL)

NOTARY PUBLIC SIGNATURE
STATE OF FLORIDA
Printed Name: _____
My Commission Expires: _____

EXHIBIT "A"

LEGAL DESCRIPTION of the "CDD TRACT"

TRACTS "C-1" (Landscape Area) and "V" (Landscape Area),
Subdivision Plat of CROSSCREEK PHASE I-A, as recorded in
Plat Book 53, Pages 97-125, Public Records of Manatee County,
Florida.

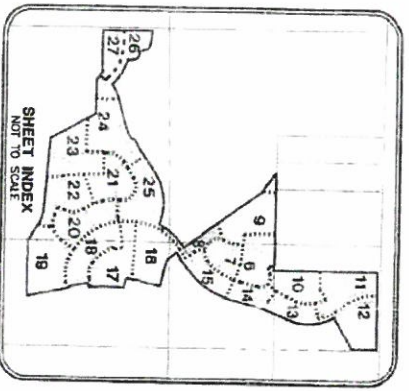
The locations of the two above Tracts are illustrated on the
enclosed Sheets 8, 24 and 25 of the above Plat of CROSSCREEK
PHASE I-A.



CROSSCREEK PHASE I-A

A SUBDIVISION IN SECTIONS 4 AND 6, TOWNSHIP 34 SOUTH, RANGE 19 EAST,
MANATEE COUNTY, FLORIDA

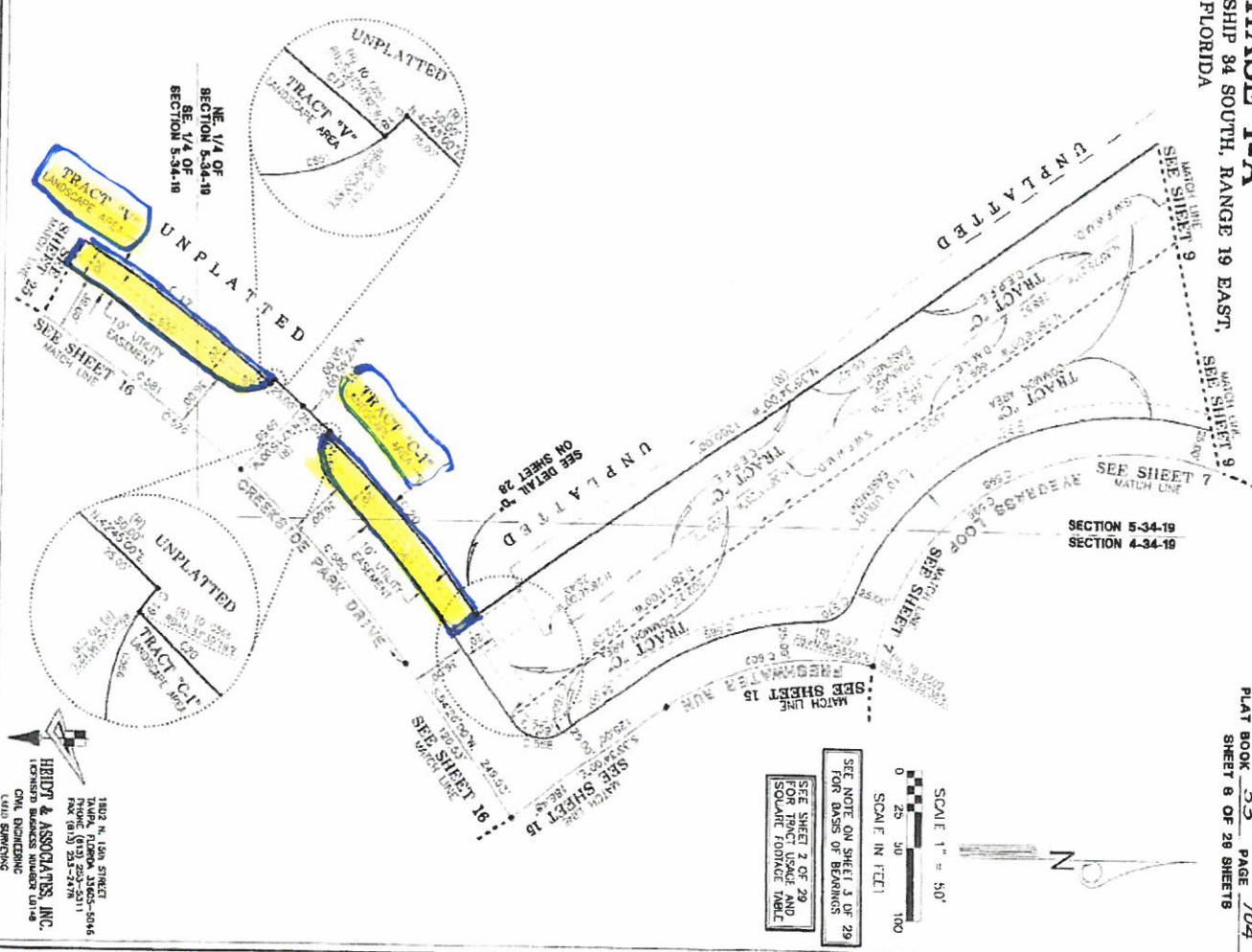
PLAT BOOK 55 PAGE 104
SHEET 8 OF 28 SHEETS



CURVE DATA TABLE

NO.	BEARING	DELTA	ARC	TANGENT	CHORD	BEARING
1	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
2	74.50°	107.00°	167.00'	80.00'	167.00'	N 42°42'03"W
3	74.50°	107.00°	167.00'	80.00'	167.00'	N 42°42'03"W
4	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
5	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
6	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
7	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
8	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
9	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
10	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
11	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
12	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
13	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
14	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
15	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
16	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
17	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
18	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
19	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
20	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
21	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
22	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
23	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
24	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
25	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
26	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
27	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E
28	61.10°	147.00°	217.00'	100.20'	211.11'	N 34°01'32"E

- LEGEND:**
- 1. Symbol - indicates (P.R.M.) Permanent Reference Monument - 4"x4" Concrete Monument LBI 45.
 - 2. Symbol - indicates (P.R.M.) Offset Permanent Reference Monument - 4"x4" Concrete Monument LBI 46.
 - 3. Symbol - indicates (P.C.P.) Permanent Control Point LBI 48.
 - 4. (R) indicates radius line.
 - 5. (NR) indicates non-radial line.
 - 6. (R) - Reference Bearing.
 - 7. SW F.W.M.D. - Southwest Florida Water Management District Wetland Line.
 - 8. S.F. - Square Footage.
 - 9. S.F. - Square Feet.
 - 10. (M.A.T.) - Divergence Maintenance and Access Easement.
 - 11. (C) - (See Curve Number Note on Sheet 3).
 - 12. (C) - (See Curve Number Note on Sheet 3).



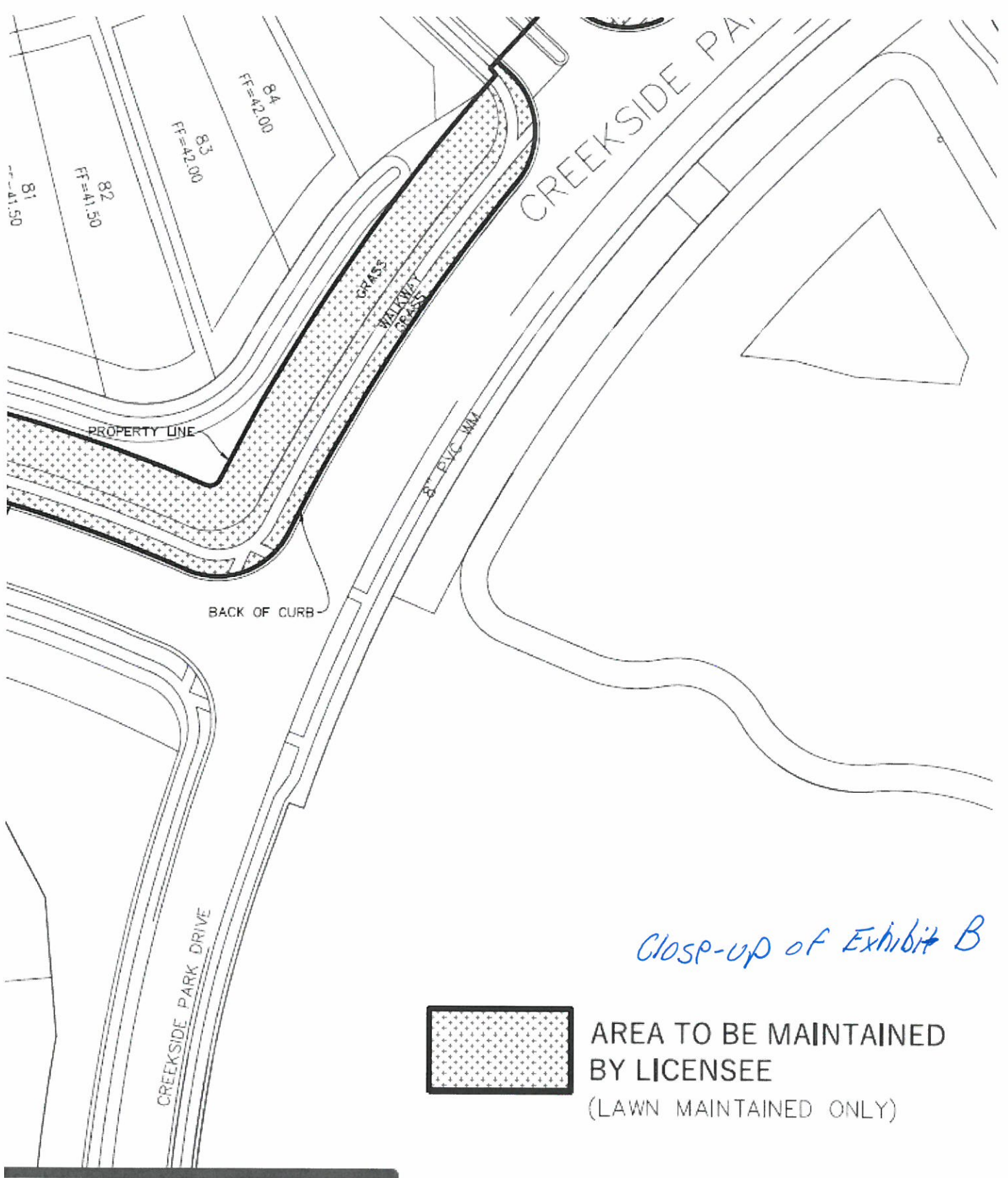
PLAT BOOK 53 PAGE 121
SHEET 25 OF 29 SHEETS

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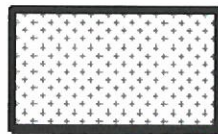
EXHIBIT B



AREA TO BE MAINTAINED
BY LICENSEE
(LAWN MAINTAINED ONLY)



Close-up of Exhibit B



AREA TO BE MAINTAINED
BY LICENSEE
(LAWN MAINTAINED ONLY)

he

**Cross Creek
Community Development District**

Consideration of CPI Attorney Fees



PERSSON, COHEN, MOONEY, FERNANDEZ & JACKSON, P.A.

ATTORNEYS AND COUNSELORS AT LAW

David P. Persson**

Andrew H. Cohen

Kelly M. Fernandez*

Maggie D. Mooney*

R. David Jackson*

Regina A. Kardash*

Lori M. Dorman[∞]

Daniel P. Lewis

* Board Certified City, County and Local Government Law

** Of Counsel

[∞] Also licensed in Colorado

Telephone (941) 306-4730

Facsimile (941) 306-4832

Email: acohen@flgovlaw.com

Reply to: Venice

April 18, 2023

Venessa Ripoll, District Manager
PFM Group Consulting, LLC.
3501 Quadrangle Boulevard, Suite 270
Orlando, Florida 32817

RE: CPI Attorney Fees – Cross Creek Community Development District

Dear Venessa:

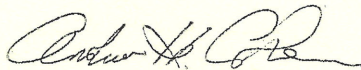
Pursuant to our fee agreement with the Cross Creek Community Development District, our hourly rate is adjusted annually on October 1 by the Consumer Price Index ("CPI") established for the preceding year in February. As in past years, we are providing a reminder early in order that the District may have ample time to consider what, if any, effect the CPI has upon the District's next year's budget. While the applicable CPI for this year's adjustment is 6%, as I did last year, I have elected to reduce the CPI increase to 5%. We have all been affected by rapidly rising costs for goods and services, but I appreciate and recognize our long-standing relationship with the District and believe this reduced CPI increase is fair to both parties. The adjusted hourly rate we are requesting is as follows: \$294.00 per hour.

Lakewood Ranch
6853 Energy Court
Lakewood Ranch, Florida 34240

Venice
236 Pedro Street
Venice, Florida 34285

Thank you for your attention to this matter. As always, we value our continued working relationship with you and the District. Should you have any questions, please feel free to contact me.

Sincerely,

A handwritten signature in black ink, appearing to read "Andrew H. Cohen", with a stylized flourish at the end.

Andrew H. Cohen

Signed electronically

AHC:mk

cc: Charles Tokarz, Chairman

**Cross Creek
Community Development District**

Ratification of Payment Authorizations
179 – 203

CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT

Payment Authorization No. 179
10/13/2022



Item No.	Vendor	Invoice Number	General Fund FY 2022	General Fund FY 2023
1	Manatee County Utilities (paid online)			
	4000 CREEKSIDE PARK DR; 08/19/22-09/19/22	Acct: 187908-133094	\$ 349.45 ✓	
	12501 RYEGRASS LOOP; 08/19/22-09/20/22	Acct: 187908-134766	\$ 33.10 ✓	
	12515 FRESHWATER RUN; 08/19/22-09/20/22	Acct: 187908-134768	\$ 113.13 ✓	
2	Southwest Maintenance Services			
	Cleaning Services: October 2022	10137		\$ 480.00 ✓

Subtotal \$ 495.68 \$ 480.00

TOTAL **\$975.68**

APPROVED CE 10/31/22

Charles P. Bay, Chairman

Board Member

11-7-22

CE 11/15/22

11/9/22

CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT

Payment Authorization No. 180
10/20/2022



Item No.	Vendor	Invoice Number	General Fund FY 2022	General Fund FY 2023
1	The Lake Doctors Water Management: October 2022	41548B		\$ 630.00 ✓
2	Landscape Maintenance Professionals Hurricane Damage Debris Removal	170775		\$ 7,500.00 ✓
3	Peace River Electric (paid online) 3693 CREEKSIDE PARK DR; 09/03/22-10/03/22	Acct: 186140001	\$ 157.00 ✓	

Subtotal \$ 157.00 \$ 8,130.00

TOTAL \$8,287.00

APPROVED. *ce 11/16/22*

Charles Phay
Board Member

AP
11/28/22

ce
11/28/22

OK
11-28-22
[Signature]

**CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 181
10/27/2022



Item No.	Vendor	Invoice Number	General Fund FY 2023
1	BrightView Landscape Services Landscape Maintenance: November 2022	8133351	\$ 9,292.75 ✓
2	Turner Pest Control Rodent Prevention	19395853	\$ 80.00 ✓

TOTAL	\$9,372.75
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APPROVED *cc* 11/10/22

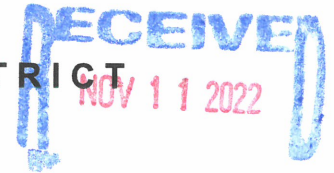
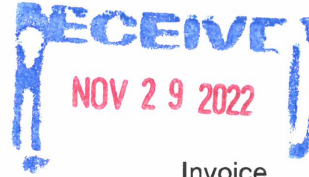
Charles P. Ray
Board Member

W *AS*

11/18/22
@ 11/18/22

**CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 182
11/3/2022



Item No.	Vendor	Invoice Number	General Fund FY 2022	General Fund FY 2023
1	Envera Alarm Monitoring: December 2022	721451		\$ 655.60 ✓
2	The Lake Doctors Water Management: November 2022	45968B		\$ 630.00 ✓
3	Peace River Electric (paid online) 12220 SILKWOOD WAY; 09/08/22-10/09/22 4601 CREEKSIDE PARK DR; 09/08/22-10/09/22 4100 CREEKSIDE PARK DR; 09/22/22-10/23/22 4890 GOLF COURSE RD; 09/25/22-10/25/22 02-040-4L-1; 09/22/22-10/23/22 12407 LARCHMERE LN; 09/17/22-10/17/22 12400 SILKWOOD WAY; 09/08/22-10/09/22 12310 SILKWOOD WAY; 09/17/22-10/17/22	Acct:158231001 Acct:158231002 Acct:158231004 Acct:158231005 Acct:158231006 Acct:158231007 Acct:158231008 Acct:158231009	\$ 82.67 ✓ \$ 57.76 ✓ \$ 42.31 ✓	\$ 1,675.91 ✓ \$ 55.04 ✓ \$ 1,305.35 ✓ \$ 42.00 ✓ \$ 36.23 ✓
4	Persson, Cohen, Mooney, Fernandez & Jackson District Counsel: October 2022	2743		\$ 630.00 ✓
5	S & G Pools Pool Service: November 2022	11122		\$ 1,250.00 ✓
6	Southwest Maintenance Services Cleaning Services: November 2022	11161		\$ 480.00 ✓

Subtotal \$ 182.74 \$ 6,760.13

TOTAL \$6,942.87

OK
11-28-22

APPROVED

Charles B. Ray, Chairman

Board Member

OK
11/28/22

CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT

RECEIVED
NOV 18 2022

RECEIVED
NOV 29 2022

Payment Authorization No. 183
11/10/2022

Item No.	Vendor	Invoice Number	General Fund FY 2022	General Fund FY 2023
1	The Lake Doctors Water Management: August 2022	1690252	\$ 630.00 ✓	
2	Manatee County Utilities (paid online) 4000 CREEKSIDE PARK DR; 09/19/22-10/19/22 12501 RYEGRASS LOOP; 09/20/22-10/20/22 12515 FRESHWATER RUN; 09/20/22-10/20/22	Acct: 187908-133094 Acct: 187908-134766 Acct: 187908-134768		\$ 409.85 ✓ \$ 33.10 ✓ \$ 91.24 ✓
3	PFM Financial Advisors Re-amortization Services: Series 2016 Through 08/01/22 Re-amortization Services: Series 2016 (11/01/22)	122320 122355	\$ 375.00 ✓	\$ 125.00 ✓
4	Synovus Bank Interest Pmt/ Synovus Loan	Interest 11.15.22		\$ 36.17 ✓

Subtotal \$ 1,005.00 \$ 695.36

TOTAL \$1,700.36

APPROVED CE 11/28/22

Charles D. King, Chairman
Board Member

OK
11-28-22

OK
11/28/22

OK
11/3/22

**CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 184

11/17/2022

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	McClatchy Company		
	Legal Advertising on 10/18/22 (Ad: IPL0094216)	158070	\$ 83.07✓
	Legal Advertising on 10/25/22 (Ad: IPL0093471)	158070	\$ 225.11✓
2	Peace River Electric (paid online)		
	3693 CREEKSIDE PARK DR; 10/03/22-11/02/22	Acct: 186140001	\$ 191.00✓

TOTAL	\$ 499.18
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APPROVED: *ce 12/09/22*

12-00-22
We

Charles P. Boy, Chairman
Board Member

CM
12/23/22

12/3/23

CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT

Payment Authorization No. 185

12/1/2022

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	BrightView Landscape Services		
	Oak Tree Branch Removal	8171766	\$ 442.50 ✓
	Landscape Maintenance: December 2022	8177428	\$ 9,292.75 ✓
2	Envera		
	Alarm Monitoring: January 2023	722559	\$ 655.60 ✓
3	Peace River Electric (paid online)		
	12220 SILKWOOD WAY; 10/09/22-11/08/22	Acct:158231001	\$ 76.00 ✓
	4601 CREEKSIDE PARK DR; 10/09/22-11/08/22	Acct:158231002	\$ 56.91 ✓
	12400 SILKWOOD WAY; 10/09/22-11/08/22	Acct:158231008	\$ 42.19 ✓
4	PFM Group Consulting LLC		
	District Management Fee: November 2022	DM-11-2022-14	\$ 2,500.00 ✓
5	VenturesIn.com, Inc.		
	Website Maintenance: October 2022	46067	\$ 80.00 ✓
	Website Maintenance: November 2022	46108	\$ 80.00 ✓

TOTAL

\$ 13,225.95

APPROVED. CE 12/09/22

Board Member

CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT

Payment Authorization No. 185

12/1/2022

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	BrightView Landscape Services		
	Oak Tree Branch Removal	8171766	\$ 442.50 ✓
	Landscape Maintenance: December 2022	8177428	\$ 9,292.75 ✓
2	Envera		
	Alarm Monitoring: January 2023	722559	\$ 655.60 ✓
3	Peace River Electric (paid online)		
	12220 SILKWOOD WAY; 10/09/22-11/08/22	Acct:158231001	\$ 76.00 ✓
	4601 CREEKSIDE PARK DR; 10/09/22-11/08/22	Acct:158231002	\$ 56.91 ✓
	12400 SILKWOOD WAY; 10/09/22-11/08/22	Acct:158231008	\$ 42.19 ✓
4	PFM Group Consulting LLC		
	District Management Fee: November 2022	DM-11-2022-14	\$ 2,500.00 ✓
5	VenturesIn.com, Inc.		
	Website Maintenance: October 2022	46067	\$ 80.00 ✓
	Website Maintenance: November 2022	46108	\$ 80.00 ✓

TOTAL

\$ 13,225.95

APPROVED. CE 12/09/22

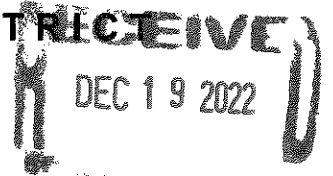
Charles T. Hays
Board Member

MS
12/23/22

11/2/23

CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT

Payment Authorization No. 186
12/8/2022



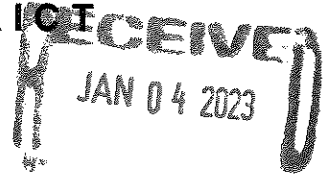
Item No.	Vendor	Invoice Number	General Fund FY 2023
1	The Lake Doctors Water Management: December 2022	58702B	\$ 630.00 ✓
2	Manatee County Utilities (paid online) 4000 CREEKSIDE PARK DR; 10/19/22-11/18/22 12501 RYEGRASS LOOP; 10/20/22-11/18/22 12515 FRESHWATER RUN; 10/20/22-11/18/22	Acct: 187908-133094 Acct: 187908-134766 Acct: 187908-134768	\$ 375.87 ✓ \$ 33.10 ✓ \$ 48.96 ✓
3	Peace River Electric (paid online) 4100 CREEKSIDE PARK DR; 10/23/22-11/22/22 4890 GOLF COURSE RD; 10/25/22-11/24/22 02-040-4L-1; 10/23/22-11/22/22 12407 LARCHMERE LN; 10/17/22-11/16/22 12310 SILKWOOD WAY; 10/17/22-11/16/22	Acct: 158231004 Acct: 158231005 Acct: 158231006 Acct: 158231007 Acct: 158231009	\$ 2,110.08 ✓ \$ 55.77 ✓ \$ 1,206.25 ✓ \$ 42.00 ✓ \$ 36.65 ✓
4	Persson, Cohen, Mooney, Fernandez & Jackson District Counsel: November 2022	2844	\$ 3,334.00 ✓
5	PFM Group Consulting LLC Billable Expenses: August 2022	121982	\$ 46.82 ✓
6	S & G Pools Pool Service: December 2022	12122	\$ 1,000.00 ✓
7	Southwest Maintenance Services Cleaning Services: December 2022	12170	\$ 480.00 ✓
8	VenturesIn.com, Inc. Website Maintenance: December 2022	46146	\$ 80.00 ✓

TOTAL \$ 9,479.50

APPROVED: *comveg* 12/21/22

Charles P. Poy
Board Member

**CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT**



Payment Authorization No. 187
12/15/2022

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Peace River Electric (paid online) 3693 CREEKSIDE PARK DR; 11/02/22-12/02/22	Acct: 186140001	\$ 222.00 ✓
2	PFM Group Consulting LLC District Management Fee: December 2022	DM-12-2022-14	\$ 2,500.00 ✓
3	Turner Pest Control Rodent Prevention	20552640	\$ 80.00 ✓

TOTAL	\$ 2,802.00
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APPROVED: *ce 1/09/23*

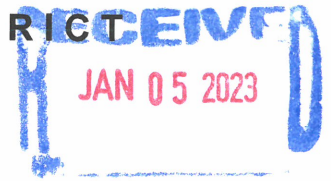
Charles P. Ray, Chairman
Board Member

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1/2 5/23*

**CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT**



Payment Authorization No. 188
12/22/2022

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	PFM Group Consulting LLC Dissemination Fee S2007AB/S2016AB: 10/01/22-12/31/22	123225	\$ 1,000.00 ✓
2	Southwest Maintenance Services Pressure Washing, Debris Removal	12322	\$ 4,800.00 800.00 ✓
TOTAL			\$ 5,800.00 1,800.00 ✓

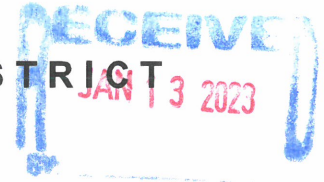
APPROVED AS MODIFIED CE 1/09/23

Charles P. King, Chairman
Board Member

2/1/23

1/24/23

CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT



Payment Authorization No. 189
1/5/2023

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	The Lake Doctors Water Management: January 2023	65059B	\$ 630.00 ✓
2	Peace River Electric (paid online) 12220 SILKWOOD WAY; 11/08/22-12/08/22 4601 CREEKSIDE PARK DR; 11/08/22-12/08/22 4100 CREEKSIDE PARK DR; 11/22/22-12/22/22 4890 GOLF COURSE RD; 11/24/22-12/25/22 02-040-4L-1; 11/22/22-12/22/22 12407 LARCHMERE LN; 11/16/22-12/16/22 12400 SILKWOOD WAY; 11/08/22-12/08/22 12310 SILKWOOD WAY; 11/16/22-12/16/22	Acct:158231001 Acct:158231002 Acct:158231004 Acct:158231005 Acct:158231006 Acct:158231007 Acct:158231008 Acct:158231009	\$ 81.96 ✓ \$ 58.31 ✓ \$ 2,181.31 ✓ \$ 63.00 ✓ \$ 1,218.84 ✓ \$ 43.00 ✓ \$ 42.88 ✓ \$ 37.22 ✓
3	Persson, Cohen, Mooney, Fernandez & Jackson District Counsel: December 2022	3004	\$ 980.00 ✓
4	PFM Group Consulting LLC District Management Fee: January 2023	DM-01-2023-14	\$ 2,500.00 ✓
5	S & G Pools Pool Service: January 2023	123	\$ 1,000.00 ✓
6	Synovus Bank Interest Pmt/ Synovus Loan	Interest 12.15.22	\$ 35.00 ✓
7	Turner Pest Control Quarterly Pest Prevention	20651692	\$ 140.00 ✓
8	VenturesIn.com, Inc. Website Maintenance: January 2023	46189	\$ 80.00 ✓

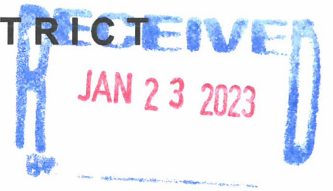
TOTAL \$ 9,091.52

APPROVED *ce* 1/17/23

Venessa Ripoll

Board Member

CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT



Payment Authorization No. 190
1/12/2023

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Landscape Maintenance Professionals Landscape Maintenance: January 2023	172865	\$ 10,995.00 ✓
2	Manatee County Utilities (paid online) 4000 CREEKSIDE PARK DR; 11/18/22-12/20/22 12501 RYEGRASS LOOP; 11/18/22-12/20/22 12515 FRESHWATER RUN; 11/18/22-12/20/22	Acct: 187908-133094 Acct: 187908-134766 Acct: 187908-134768	\$ 364.55 ✓ \$ 25.08 ✓ \$ 86.24 ✓
3	Peace River Electric (paid online) 3693 CREEKSIDE PARK DR; 12/02/22-01/02/23	Acct: 186140001	\$ 215.00 ✓
4	PFM Group Consulting LLC Postage/FedEx: December 2022	OE-EXP-01-2023-10	\$ 22.04 ✓
5	S & G Pools Splash Pad Pump Replacement	R11023	\$ 960.82 ✓
6	Synovus Bank Interest Pmt/ Synovus Loan	Interest 01.15.23	\$ 36.17 ✓

TOTAL \$ 12,704.90

APPROVED: *C. Alvarez* 2/3/23

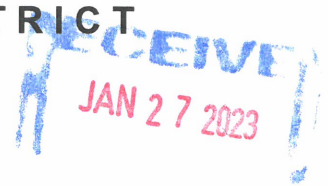
Charles P. Ray, Chairman
Board Member

OP
2/15/23
C

**CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 191

1/19/2023



Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Blanton Plumbing		
	Pool House Backflow Repairs	12152	\$ 550.00 ✓
	Outdoor Shower Spigot Replacement	12153	\$ 375.00 ✓
2	Southwest Maintenance Services		
	Cleaning Services: January 2023	1230	\$ 480.00 ✓

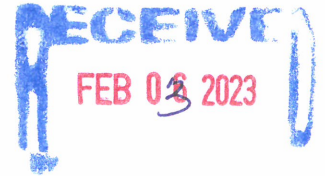
TOTAL	\$ 1,405.00
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APPROVED *cmh* 2/16/23

Charles P. Hay
Board Member

**CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 192
1/26/2023



Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Frankie's Tree Service Cedar Tree Removal	001	\$ 1,800.00 ✓
2	Spearem Enterprises Dumpster Enclosure Door Repair	5613	\$ 200.00 ✓

TOTAL	\$ 2,000.00
--------------	--------------------

APPROVED
cc
2/17/23

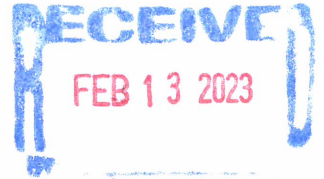
Charles Ray, Chairman
Board Member

A large, stylized handwritten signature in blue ink, likely belonging to Charles Ray.

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CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT

Payment Authorization No. 193
2/2/2023



Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Envera Alarm Monitoring: March 2023	724674	\$ 655.60 ✓
2	The Lake Doctors Water Management: February 2023	69957B	\$ 630.00 ✓
3	Landscape Maintenance Professionals Landscape Maintenance: February 2023	173088	\$ 10,995.00 ✓
4	McClatchy Company Legal Advertising on 01/17/23 (Ad: IPL0105306)	175026	\$ 69.03 ✓
5	Peace River Electric (paid online) 12220 SILKWOOD WAY; 12/08/22-01/07/23 4601 CREEKSIDE PARK DR; 12/08/22-01/07/23 4100 CREEKSIDE PARK DR; 12/22/22-01/22/23 4890 GOLF COURSE RD; 12/25/22-01/24/23 02-040-4L-1; 12/22/22-01/22/23 12407 LARCHMERE LN; 12/16/22-01/16/23 12400 SILKWOOD WAY; 12/08/22-01/07/23 12310 SILKWOOD WAY; 12/16/22-01/16/23	Acct:158231001 Acct:158231002 Acct:158231004 Acct:158231005 Acct:158231006 Acct:158231007 Acct:158231008 Acct:158231009	\$ 96.89 ✓ \$ 58.98 ✓ \$ 1,834.04 ✓ \$ 54.64 ✓ \$ 1,392.17 ✓ \$ 43.00 ✓ \$ 43.31 ✓ \$ 37.28 ✓
6	Persson, Cohen, Mooney, Fernandez & Jackson District Counsel: January 2023	3090	\$ 1,190.00 ✓
7	S & G Pools Pool Service: February 2023	0223	\$ 1,000.00 ✓
8	US Bank Trustee Fees S2016 01/01/23-12/31/23	6807438	\$ 5,387.50 ✓

TOTAL

\$ 23,487.44

APPROVED. 2/16/23 *Charles Ray*

Venessa Ripoll

Charles Ray, Chairman
Board Member

CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT

RECEIVED
FEB 21 2023

Payment Authorization No. 194
2/9/2023

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Manatee County Utilities (paid online)		
	4000 CREEKSIDE PARK DR; 12/20/22-01/19/23	Acct: 187908-133094	\$ 859.07 ✓
	12501 RYEGRASS LOOP; 12/20/22-01/19/23	Acct: 187908-134766	\$ 33.10 ✓
	12515 FRESHWATER RUN; 12/20/22-01/19/23	Acct: 187908-134768	\$ 103.32 ✓
2	PFM Group Consulting LLC		
	District Management Fee: February 2023	DM-02-2023-14	\$ 2,500.00 ✓
3	Synovus Bank		
	Interest Payment/Synovus Loan	Interest 02.15.23	\$ 36.05 ✓
4	VenturesIn.com, Inc.		
	Website Maintenance: February 2023	46224	\$ 80.00 ✓

TOTAL

\$ 3,611.54

Approved *celebrity* 2/24/23

Charles P. King, Chairman
Board Member

**CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT**

RECEIVED
MAR 03 2023

Payment Authorization No. 195
2/16/2023

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Landscape Maintenance Professionals Cedar Tree Replacement	173664	\$ 22,700.00 ✓
2	Peace River Electric (paid online) 3693 CREEKSIDE PARK DR; 01/02/23-02/01/23	Acct: 186140001	\$ 269.13 ✓
3	Southwest Maintenance Services Cleaning Services: February 2023	22139	\$ 480.00 ✓

TOTAL

\$ 23,449.13

APPROVED. *Cabrera* 3/6/23

Board Member

**CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT**



Payment Authorization No. 196
2/23/2023

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Landscape Maintenance Professionals		
	Irrigation Repairs on 02/15/23	173695	\$ 815.20 ✓
	Irrigation Controller Installation	173725	\$ 829.08 ✓
2	Turner Pest Control		
	Rodent Prevention	20754038	\$ 80.00 ✓

TOTAL	\$ 1,724.28
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APPROVED. *Cem2023 3/19/23*

Board Member

*OK
3-22-23*



*Ⓢ
2/13/23*

CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT

Payment Authorization No. 197
3/3/2023

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Envera Alarm Monitoring: April 2023	725787	\$ 655.60 ✓
2	The Lake Doctors Water Management: March 2023	78057B	\$ 630.00 ✓
3	Landscape Maintenance Professionals Landscape Maintenance: March 2023	173816	\$ 10,995.00 ✓
4	Peace River Electric (paid online) 12220 SILKWOOD WAY; 01/07/23-02/07/23 4601 CREEKSIDE PARK DR; 01/07/23-02/07/23 4100 CREEKSIDE PARK DR; 01/22/23-02/21/23 02-040-4L-1; 01/22/23-02/21/23 12407 LARCHMERE LN; 01/16/23-02/16/23 12400 SILKWOOD WAY; 01/07/23-02/07/23 12310 SILKWOOD WAY; 01/16/23-02/16/23	Acct:158231001 Acct:158231002 Acct:158231004 Acct:158231006 Acct:158231007 Acct:158231008 Acct:158231009	\$ 92.26 ✓ \$ 58.90 ✓ \$ 1,613.69 ✓ \$ 1,347.53 ✓ \$ 42.08 ✓ \$ 43.08 ✓ \$ 36.81 ✓
5	Persson, Cohen, Mooney, Fernandez & Jackson District Counsel: February 2023	3219	\$ 1,400.00 ✓
6	PFM Group Consulting LLC Postage: January 2023	OE-EXP-02-2023-13	\$ 5.37 ✓
7	S & G Pools Pool Service: March 2023	0323	\$ 1,000.00 ✓
8	Synovus Bank Interest Payment/Synovus Loan	Interest 03.15.23	\$ 32.56 ✓
9	VenturesIn.com, Inc. Website Maintenance: March 2023	46264	\$ 80.00 ✓

TOTAL

\$ 18,032.88

APPROVER

3/17/23

Board Member

CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT

RECEIVED
MAR 17 2023

Payment Authorization No. 198
3/9/2023

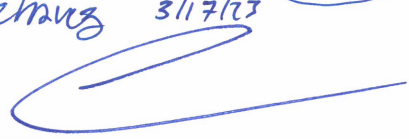
Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Frankie's Tree Service Tree Trimming	0305	\$ 1,200.00 ✓
2	Manatee County Utilities (paid online) 4000 CREEKSIDE PARK DR; 01/19/23-02/15/23 12501 RYEGRASS LOOP; 01/19/23-02/16/23 12515 FRESHWATER RUN; 01/19/23-02/16/23	Acct: 187908-133094 Acct: 187908-134766 Acct: 187908-134768	\$ 428.72 ✓ \$ 33.10 ✓ \$ 95.77 ✓
3	Peace River Electric (paid online) 4890 GOLF COURSE RD; 01/24/23-02/24/23	Acct: 158231005	\$ 60.29 ✓

*OK
3-22-23*



APPROVED *celmang 3/17/23*

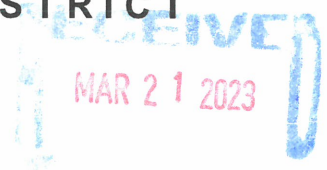
TOTAL	\$ 1,817.88
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Board Member

*e
3/22/23*

**CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 199
3/16/2023



Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Peace River Electric (paid online) 3693 CREEKSIDE PARK DR; 02/01/23-03/04/23	Acct: 186140001	\$ 243.90 ✓
2	PFM Group Consulting LLC District Management Fee: March 2023	DM-03-2023-14	\$ 2,500.00 ✓
3	Southwest Maintenance Services Cleaning Services: March 2023	33123	\$ 480.00 ✓
4	Spearem Enterprises Pool/Dog Park Gate Repairs	5664	\$ 175.00 ✓

TOTAL

\$ 3,398.90

APPROVED *cohaney* 3/24/23

Board Member

OK
3/29/23

**CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT**

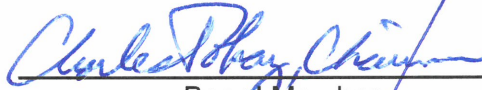


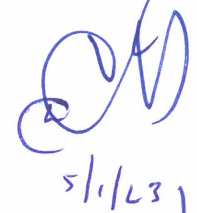
Payment Authorization No. 200
3/23/2023

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Envera Alarm Monitoring: February 2023	723618	\$ 655.60 ✓
2	Landscape Maintenance Professionals Seasonal Annuals Installation	174446	\$ 1,653.00 ✓
	Front Entrance Irrigation Installation	174485	\$ 611.94 ✓

TOTAL	\$ 2,920.54
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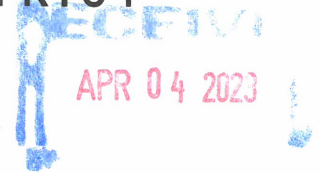
APPROVED AS MODIFIED. CL 4/26/23 \$1,267.54


Board Member


5/1/23
5/11/23

**CROSS CREEK
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 201
3/30/2023



Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Landscape Maintenance Professionals Landscape Maintenance: April 2023	174607	\$ 10,995.00 ✓
2	PFM Group Consulting LLC Postage: February 2023	OE-EXP-03-2023-10	\$ 8.95 ✓

TOTAL	\$ 11,003.95
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APPROVED: *Cohavez* 4/6/23

Charles P. Ray
Board Member

AS
4/19/23

CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT



Payment Authorization No. 202

4/6/2023

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Envera Alarm Monitoring: May 2023	726878	\$ 655.60 ✓
2	The Lake Doctors Water Management: April 2023	85525B	\$ 630.00 ✓
3	Peace River Electric (paid online) 12220 SILKWOOD WAY; 02/07/23-03/09/23 4601 CREEKSIDE PARK DR; 02/07/23-03/09/23 4100 CREEKSIDE PARK DR; 02/21/23-03/24/23 4890 GOLF COURSE RD; 02/24/23-03/27/23 02-040-4L-1; 02/21/23-03/24/23 12407 LARCHMERE LN; 02/16/23-03/18/23 12400 SILKWOOD WAY; 02/07/23-03/09/23 12310 SILKWOOD WAY; 02/16/23-03/18/23	Acct:158231001 Acct:158231002 Acct:158231004 Acct:158231005 Acct:158231006 Acct:158231007 Acct:158231008 Acct:158231009	\$ 87.23 ✓ \$ 56.23 ✓ \$ 1,863.37 ✓ \$ 62.70 ✓ \$ 1,410.66 ✓ \$ 40.95 ✓ \$ 42.05 ✓ \$ 36.17 ✓
4	Persson, Cohen, Mooney, Fernandez & Jackson District Counsel: March 2023 <i>IRRIGATION MEETINGS</i>	3390	\$ 1,470.00 ✓
5	S & G Pools Pool Service: April 2023	0423	\$ 1,000.00 ✓
6	Turner Pest Control Quarterly Pest Prevention	617198900	\$ 140.00 ✓

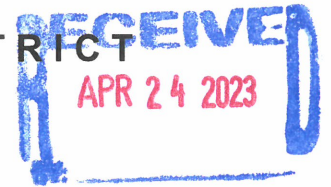
TOTAL

\$ 7,494.96

APPROVED CE 4/26/23

Charles Ray, Chairman
Board Member
5/1/23
5/1/23

CROSS CREEK COMMUNITY DEVELOPMENT DISTRICT



Payment Authorization No. 203
4/14/2023

Item No.	Vendor	Invoice Number	General Fund FY 2023
1	Landscape Maintenance Professionals		
	Magnolia Tree Staking	172813	\$ 350.00 ✓
	Irrigation Repairs on 04/07/23	175030	\$ 428.81 ✓
2	Manatee County Utilities (paid online)		
	4000 CREEKSIDE PARK DR; 02/15/23-03/21/23	Acct: 187908-133094	\$ 708.07 ✓
	12501 RYEGRASS LOOP; 02/16/23-03/21/23	Acct: 187908-134766	\$ 33.10 ✓
	12515 FRESHWATER RUN; 02/16/23-03/22/23	Acct: 187908-134768	\$ 144.84 ✓
3	Peace River Electric (paid online)		
	3693 CREEKSIDE PARK DR; 03/04/23-04/04/23	Acct: 186140001	\$ 314.53 ✓
4	PFM Group Consulting LLC		
	District Management Fee: April 2023	DM-04-2023-14	\$ 2,500.00 ✓
5	Southwest Maintenance Services		
	Cleaning Services: April 2023	4122	\$ 480.00 ✓
6	Synovus Bank		
	Interest Payment/Synovus Loan	Interest 04.15.23	\$ 10,601.04 ✓
TOTAL			\$ 15,560.39

APPROVED C. Chavez 4/26/23

Charles P. Chavez, Chairman
Board Member
5/1/23

**Cross Creek
Community Development District**

Review of District Financial Statements

Cross Creek CDD
Statement of Financial Position
As of 3/31/2023

	General Fund	Debt Service Fund	Capital Projects Fund	Long Term Debt	Total
<u>Assets</u>					
<u>Current Assets</u>					
General Checking Account	\$258,660.82				\$258,660.82
Escrow Account	331.34				331.34
Assessments Receivable	9,708.06				9,708.06
Prepaid Expenses	1,346.87				1,346.87
Assessments Receivable		\$1,081.03			1,081.03
Due From Other Funds		331.34			331.34
Debt Service Reserve 2007A Bond		14,449.26			14,449.26
Debt Service Reserve 2007B Bond		9,533.73			9,533.73
Debt Service Reserve 2016AB Bond		215,419.32			215,419.32
Revenue 2007AB Bond		23,121.78			23,121.78
Revenue 2016AB Bond		38,741.48			38,741.48
Interest 2016AB Bond		6.04			6.04
Prepayment 2016A Bond		26,000.18			26,000.18
Sinking Fund 2016A Bond		0.16			0.16
Total Current Assets	<u>\$270,047.09</u>	<u>\$328,684.32</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$598,731.41</u>
<u>Investments</u>					
Amount Available in Debt Service Funds				\$327,271.95	\$327,271.95
Amount To Be Provided				172,728.05	172,728.05
Amount to be Provided (O&M)				10,500.00	10,500.00
Total Investments		<u>\$0.00</u>	<u>\$0.00</u>	<u>\$510,500.00</u>	<u>\$510,500.00</u>
Total Assets	<u><u>\$270,047.09</u></u>	<u><u>\$328,684.32</u></u>	<u><u>\$0.00</u></u>	<u><u>\$510,500.00</u></u>	<u><u>\$1,109,231.41</u></u>
<u>Liabilities and Net Assets</u>					
<u>Current Liabilities</u>					
Accounts Payable	\$15,109.49				\$15,109.49
Due To Other Funds	331.34				331.34
Deferred Revenue	9,708.06				9,708.06
Deferred Revenue		\$1,081.03			1,081.03
Total Current Liabilities	<u>\$25,148.89</u>	<u>\$1,081.03</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$26,229.92</u>

Cross Creek CDD
Statement of Financial Position
As of 3/31/2023

	General Fund	Debt Service Fund	Capital Projects Fund	Long Term Debt	Total
<u>Long Term Liabilities</u>					
Revenue Bonds Payable - Long-Term				\$500,000.00	\$500,000.00
Notes and Loans Payable Long Term (O&M)				10,500.00	10,500.00
Total Long Term Liabilities		<u>\$0.00</u>	<u>\$0.00</u>	<u>\$510,500.00</u>	<u>\$510,500.00</u>
Total Liabilities	<u>\$25,148.89</u>	<u>\$1,081.03</u>	<u>\$0.00</u>	<u>\$510,500.00</u>	<u>\$536,729.92</u>
<u>Net Assets</u>					
Net Assets, Unrestricted	(\$48,936.70)				(\$48,936.70)
Net Assets - General Government	83,609.25				83,609.25
Current Year Net Assets - General Government	210,225.65				210,225.65
Fund Balance - Unreserved		(\$1,185,850.00)			(1,185,850.00)
Net Assets, Unrestricted		4,839,940.83			4,839,940.83
Current Year Net Assets, Unrestricted		(9,079.54)			(9,079.54)
Net Assets - General Government		(3,317,408.00)			(3,317,408.00)
Net Assets, Unrestricted			(\$1,905,948.00)		(1,905,948.00)
Net Assets - General Government			1,905,948.00		1,905,948.00
Total Net Assets	<u>\$244,898.20</u>	<u>\$327,603.29</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$572,501.49</u>
Total Liabilities and Net Assets	<u>\$270,047.09</u>	<u>\$328,684.32</u>	<u>\$0.00</u>	<u>\$510,500.00</u>	<u>\$1,109,231.41</u>

Cross Creek CDD
Statement of Activities
As of 3/31/2023

	General Fund	Debt Service Fund	Capital Projects Fund	Long Term Debt	Total
<u>Revenues</u>					
On-Roll Assessments	\$411,902.78				\$411,902.78
Other Income & Other Financing Sources	210.00				210.00
On-Roll Assessments		\$45,030.88			45,030.88
Off-Roll Assessments		13,743.67			13,743.67
Other Assessments		24,331.34			24,331.34
Total Revenues	<u>\$412,112.78</u>	<u>\$83,105.89</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$495,218.67</u>
<u>Expenses</u>					
Public Officials' Insurance	\$2,892.00				\$2,892.00
Trustee Services	5,387.50				5,387.50
District Management	15,000.00				15,000.00
Dissemination Agent	1,000.00				1,000.00
District Counsel	7,534.00				7,534.00
Assessment Administration	5,000.00				5,000.00
Reamortization Schedule	125.00				125.00
Janitorial Service	2,880.00				2,880.00
Postage & Shipping	77.71				77.71
Legal Advertising	377.21				377.21
Contingency	846.82				846.82
Web Site Maintenance	480.00				480.00
Dues, Licenses, and Fees	175.00				175.00
Interest Payments	210.95				210.95
Security	4,589.20				4,589.20
Electric	18,462.88				18,462.88
Water	3,021.07				3,021.07
Amenity - Insurance	7,781.00				7,781.00
Pool Maintenance	8,135.82				8,135.82
General Liability Insurance	3,826.00				3,826.00
Lake Maintenance	3,780.00				3,780.00
Landscaping Maintenance & Material	74,114.47				74,114.47
Landscape Improvements	35,295.50				35,295.50
Equipment Repair & Maintenance	375.00				375.00
Pest Control	520.00				520.00
Principal Payment		\$80,000.00			80,000.00
Interest Payments		16,240.00			16,240.00
Total Expenses	<u>\$201,887.13</u>	<u>\$96,240.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$298,127.13</u>
<u>Other Revenues (Expenses) & Gains (Losses)</u>					
Interest Income		\$3,946.83			\$3,946.83
Net Increase (Decrease) in FV of Inv		107.74			107.74
Total Other Revenues (Expenses) & Gains (Losses)	<u>\$0.00</u>	<u>\$4,054.57</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$4,054.57</u>
Change In Net Assets	\$210,225.65	(\$9,079.54)	\$0.00	\$0.00	\$201,146.11
Net Assets At Beginning Of Year	<u>\$34,672.55</u>	<u>\$336,682.83</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$371,355.38</u>
Net Assets At End Of Year	<u><u>\$244,898.20</u></u>	<u><u>\$327,603.29</u></u>	<u><u>\$0.00</u></u>	<u><u>\$0.00</u></u>	<u><u>\$572,501.49</u></u>

Cross Creek CDD
Budget to Actual
For the Month Ending 3/31/2023

	Year To Date			FY 2023 Adopted Budget
	Actual	Budget	Variance	
<u>Revenues</u>				
Assessments	\$ 411,902.78	\$ 208,030.50	\$ 203,872.28	\$ 416,061.00
Other Income and Financing Sources	210.00	-	210.00	-
Net Revenues	\$ 412,112.78	\$ 208,030.50	\$ 204,082.28	\$ 416,061.00
<u>General & Administrative Expenses</u>				
Public Officials' Insurance	\$ 2,892.00	\$ 1,614.00	\$ 1,278.00	\$ 3,228.00
Trustee Services	5,387.50	4,250.00	1,137.50	8,500.00
District Management	15,000.00	15,000.00	-	30,000.00
Field Management	-	3,625.00	(3,625.00)	7,250.00
Engineering	-	250.00	(250.00)	500.00
Dissemination Agent	1,000.00	2,000.00	(1,000.00)	4,000.00
Property Appraiser	-	250.00	(250.00)	500.00
District Counsel	7,534.00	4,000.00	3,534.00	8,000.00
Assessment Administration	5,000.00	2,500.00	2,500.00	5,000.00
Reamortization Schedule	125.00	250.00	(125.00)	500.00
Audit	-	2,200.00	(2,200.00)	4,400.00
Arbitrage Calculation	-	250.00	(250.00)	500.00
Postage & Shipping	77.71	50.00	27.71	100.00
Copies	-	12.50	(12.50)	25.00
Legal Advertising	377.21	225.00	152.21	450.00
Office Supplies	-	75.00	(75.00)	150.00
Web Site Maintenance	480.00	240.00	240.00	480.00
Dues, Licenses, and Fees	175.00	87.50	87.50	175.00
Interest Payments	210.95	250.00	(39.05)	500.00
Principal Payment	-	5,250.00	(5,250.00)	10,500.00
Total General & Administrative Expenses	\$ 38,259.37	\$ 42,379.00	\$ (4,119.63)	\$ 84,758.00
<u>Field Expenses</u>				
Contingency	\$ 846.82	\$ 34,250.00	\$ (33,403.18)	\$ 68,500.00
Electric	18,462.88	19,076.00	(613.12)	38,152.00
Gas	-	50.00	(50.00)	100.00
Water	3,021.07	6,000.00	(2,978.93)	12,000.00
Pool Maintenance	8,135.82	5,000.00	3,135.82	10,000.00
General Liability Insurance	3,826.00	2,135.50	1,690.50	4,271.00
Property & Casualty	7,781.00	3,659.00	4,122.00	7,318.00
Janitorial/Cleaning	2,880.00	4,900.00	(2,020.00)	9,800.00
Camera/Monitoring	4,589.20	3,852.00	737.20	7,704.00
Lake Maintenance	3,780.00	7,500.00	(3,720.00)	15,000.00
Landscape Maintenance	74,114.47	55,158.00	18,956.47	110,316.00
Landscape Improvements	35,295.50	17,571.00	17,724.50	35,142.00
Equipment Repair & Maintenance	375.00	6,000.00	(5,625.00)	12,000.00
Pest Control	520.00	500.00	20.00	1,000.00
Total Field Expenses	\$ 163,627.76	\$ 165,651.50	\$ (2,023.74)	\$ 331,303.00
Total General, Administrative Expenses & Field Expense	\$ 201,887.13	\$ 208,030.50	\$ (6,143.37)	\$ 416,061.00
Total Expenses	\$ 201,887.13	\$ 208,030.50	\$ (6,143.37)	\$ 416,061.00
Net Income (Loss)	\$ 210,225.65	\$ -	\$ 210,225.65	\$ -

Cross Creek Community Development District

Staff Reports

Cross Creek Community Development District

Supervisor Requests
and
Audience Comments