



**SOUTHERN GROVE  
COMMUNITY DEVELOPMENT  
DISTRICT NOS. 1-10**

**PORT ST. LUCIE  
REGULAR BOARD MEETING &  
PUBLIC HEARING  
SEPTEMBER 4, 2024  
10:30 A.M.**

Special District Services, Inc.  
The Oaks Center  
2501A Burns Road  
Palm Beach Gardens, FL 33410

[www.southerngrovecdd1.org](http://www.southerngrovecdd1.org)  
[www.southerngrovecdd2.org](http://www.southerngrovecdd2.org)  
[www.southerngrovecdd3.org](http://www.southerngrovecdd3.org)  
[www.southerngrovecdd4.org](http://www.southerngrovecdd4.org)  
[www.southerngrovecdd5.org](http://www.southerngrovecdd5.org)  
[www.southerngrovecdd6.org](http://www.southerngrovecdd6.org)  
[www.southerngrovecdd7.org](http://www.southerngrovecdd7.org)  
[www.southerngrovecdd8.org](http://www.southerngrovecdd8.org)  
[www.southerngrovecdd9.org](http://www.southerngrovecdd9.org)  
[www.southerngrovecdd10.org](http://www.southerngrovecdd10.org)

561.630.4922 Telephone  
877.SDS.4922 Toll Free  
561.630.4923 Facsimile

**AGENDA**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO.'s 1-10**  
**Tradition Town Hall**  
**10799 SW Civic Lane**  
**Port St. Lucie, FL 34987**  
**OR**  
**Join Zoom Meeting:**  
<https://us02web.zoom.us/j/3341025011?omn=85940345090>  
**Meeting ID: 334 102 5011**  
**Dial In at: 1 929 436 2866**  
**REGULAR BOARD MEETING & PUBLIC HEARING**  
**September 4th, 2024**  
**10:30 a.m.**

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Establish Quorum
- D. Appointments to Vacant Board Seats
- E. Seat New Board Members/Administer Oath of Office
- F. Additions or Deletions
- G. Comments from the Public Not on the Agenda
- H. Public Hearing – Adopting Fiscal Year Budget 2024/2025 Final Budget
  - 1. Proof of Publication.....Page 2
  - 2. Receive Public Comments on Adopting Fiscal Year 2024/2025 Final Budget
  - 3. Consider Resolution No. 2024-15; Adopting Fiscal Year 2024/2025 Final Budget.....Page 3
  - 4. Consider Resolution No. 2024-17; Levying Non-Ad Valorem Assessments for Southern Grove CDD No.'s 1-10 for the Fiscal Year 2024/2025.....Page 40
- I. Consent Items
  - 1. Approval of August 7, 2024, Regular Board Meeting Minutes.....Page 61
  - 2. Approve WA#19-144-220; Tradition Commerce Park – Phase 1.....Page 65
- J. Old Business
- K. New Business
  - 1. Consider Resolution No. 2024-19; Adopting Fiscal Year 2024/2025 Meeting Schedule.....Page 67
- L. Administrative Matters
  - 1. Manager’s Report
  - 2. Attorney’s Report
  - 3. Engineer’s Report
  - 4. Financial Report.....Page 69
  - 5. Founder’s Report

**M. Board Member Discussion Requests and Comments**

**N. Adjourn**

**Notice of Public Hearing  
and Regular Board Meeting of the  
Southern Grove Community Development District Nos. 1-10**

The Board of Supervisors (the "Board") of the Southern Grove Community Development District Nos. 1-10 will hold a Public Hearing and Regular Board Meeting on September 4, 2024, at 10:30 a.m., or as soon thereafter as can be heard, at Tradition Town Hall located at 10799 SW Civic Lane, Port St. Lucie, Florida 34987.

The purpose of the Public Hearing is to receive public comment on the Fiscal Year 2024/2025 Proposed Final Budgets of the Southern Grove Community Development District Nos. 1-10. The purpose of the Regular Board Meeting is for the Board to consider any other business which may properly come before it. A copy of the Budgets and/or the Agenda may be obtained from the Districts' websites or at the offices of the District Manager, Special District Services, Inc., 10807 SW Tradition Square, Port St. Lucie, Florida 34987 during normal business hours. The meetings are open to the public and will be conducted in accordance with the provisions of Florida law. Meetings may be continued as found necessary to a time and place specified on the record.

There may be occasions when one or more Supervisors will participate by telephone; therefore, a speaker telephone may be present at the meeting location so that Supervisors may be fully informed of the discussions taking place.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at these meetings should contact the District Manager at (772) 345-5119 and/or toll free at 1-877-737-4922, at least seven (7) days prior to the date of the meetings.

If any person decides to appeal any decision made with respect to any matter considered at this Public Hearing and Regular Board Meeting, such person will need a record of the proceedings and such person may need to ensure that a verbatim record of the proceedings is made at their own expense and which record includes the testimony and evidence on which the appeal is based.

Meetings may be cancelled from time to time without advertised notice.

**Southern Grove Community Development District Nos. 1-10**

[www.southerngrovecdd1.org](http://www.southerngrovecdd1.org)  
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**PUBLISH: St. Lucie News Tribune 08/15/24 & 08/22/24**

**Notice of Public Hearing  
and Regular Board Meeting of the  
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**Southern Grove Community Development District Nos. 1-10**

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[www.southerngrovecdd10.org](http://www.southerngrovecdd10.org)

**PUBLISH: St. Lucie News Tribune 08/15/24 & 08/22/24**

**RESOLUTION 2024-15**

**THE ANNUAL APPROPRIATION RESOLUTION OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 1 RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10 FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025.**

**WHEREAS**, Southern Grove Development District No. 1 (“District No. 1”) is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes (“Act”); and

**WHEREAS**, District No. 1, along with Southern Grove Community Development District Nos. 2-10 (“Other Districts,” and collectively with District No. 1, the “Districts”) are parties to that Second Amended and Restated District Development Interlocal Agreement dated as of July 9, 2013, recorded in Official Records Book 3539, Page 672, of the public records of St. Lucie County, Florida (“District Interlocal Agreement”), whereby the Districts have delegated to District No. 1 the authority to act on behalf of the Districts with respect to development and approval of the annual budget for the Districts; and

**WHEREAS**, the District Manager has, on the 5<sup>th</sup> day of June, 2024, submitted to the Board of Supervisors of District No. 1 (the “Board”) a proposed budget for the next ensuing budget year for the Districts along with an explanatory and complete financial plan for each fund of the Districts, pursuant to the provisions of Section 190.008(2)(a), Florida Statutes; and

**WHEREAS**, the Board set September 4<sup>th</sup>, 2024, as the date for a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), Florida Statutes; and

**WHEREAS**, Section 190.008(2)(a), Florida Statutes, requires that, prior to October 1, of each year, the Board by passage of the Annual Appropriation Resolution shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the Districts during the ensuing fiscal year; and

**WHEREAS**, the District Manager has prepared a Proposed Budget, whereby the budget shall project cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO.1:**

**Section 1. Budget**

- a. That the Board has reviewed the District Manager’s Proposed Budget, a copy of which is on file with the office of the District Treasurer and the office of the Recording Secretary, and hereby approves certain amendments thereto, as shown in Section 2 below.
- b. That the District Manager’s Proposed Budget for the Districts, as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), Florida Statutes, as attached hereto as Exhibit A; provided, however, that the comparative figures contained in the adopted budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures for Fiscal Year 2024/2025 and/or revised projections for Fiscal Year 2024/2025.
- c. That the adopted budget, as amended, shall be maintained in the office of the District Treasurer and the District Recording Secretary and identified as “Southern Grove Community Development Districts 1-10, Budget For The Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025, as adopted by the Board on September 4, 2024.

**Section 2. Appropriations**

There is hereby appropriated out of the revenues of the Southern Grove Community Development District No. 1, for the fiscal year beginning October 1, 2024, and ending September 30, 2025, the sum of \$ \_\_\_\_\_ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of District No. 1 during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ _____
DEBT SERVICE FUND	\$ _____
ENTERPRISE FUND	\$ _____
TOTAL ALL FUNDS	\$ _____

There is hereby appropriated out of the revenues of the Southern Grove Community Development District No. 2, for the fiscal year beginning October 1, 2024, and ending September 30, 2025, the sum of \$ \_\_\_\_\_ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of District No. 2 during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ _____
DEBT SERVICE FUND	\$ _____
ENTERPRISE FUND	\$ _____

TOTAL ALL FUNDS \$ \_\_\_\_\_

There is hereby appropriated out of the revenues of the Southern Grove Community Development District No. 3, for the fiscal year beginning October 1, 2024, and ending September 30, 2025, the sum of \$ \_\_\_\_\_ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of District No. 3 during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND \$ \_\_\_\_\_

DEBT SERVICE FUND \$ \_\_\_\_\_

ENTERPRISE FUND \$ \_\_\_\_\_

TOTAL ALL FUNDS \$ \_\_\_\_\_

There is hereby appropriated out of the revenues of the Southern Grove Community Development District No. 4, for the fiscal year beginning October 1, 2024, and ending September 30, 2025, the sum of \$ \_\_\_\_\_ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of District No. 4 during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND \$ \_\_\_\_\_

DEBT SERVICE FUND \$ \_\_\_\_\_

ENTERPRISE FUND \$ \_\_\_\_\_

TOTAL ALL FUNDS \$ \_\_\_\_\_

There is hereby appropriated out of the revenues of the Southern Grove Community Development District No. 5, for the fiscal year beginning October 1, 2024, and ending September 30, 2025, the sum of \$ \_\_\_\_\_ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of District No. 5 during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND \$ \_\_\_\_\_

DEBT SERVICE FUND \$ \_\_\_\_\_

ENTERPRISE FUND \$ \_\_\_\_\_

TOTAL ALL FUNDS \$ \_\_\_\_\_



There is hereby appropriated out of the revenues of the Southern Grove Community Development District No. 6, for the fiscal year beginning October 1, 2024, and ending September 30, 2025, the sum of \$\_\_\_\_\_ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of District No. 6 during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$_____
DEBT SERVICE FUND	\$_____
ENTERPRISE FUND	\$_____
TOTAL ALL FUNDS	\$_____

There is hereby appropriated out of the revenues of the Southern Grove Community Development District No. 7, for the fiscal year beginning October 1, 2024, and ending September 30, 2025, the sum of \$\_\_\_\_\_ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of District No. 7 during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$_____
DEBT SERVICE FUND	\$_____
ENTERPRISE FUND	\$_____
TOTAL ALL FUNDS	\$_____

There is hereby appropriated out of the revenues of the Southern Grove Community Development District No. 8, for the fiscal year beginning October 1, 2024, and ending September 30, 2025, the sum of \$\_\_\_\_\_ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of District No. 8 during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$_____
DEBT SERVICE FUND	\$_____
ENTERPRISE FUND	\$_____
TOTAL ALL FUNDS	\$_____

There is hereby appropriated out of the revenues of the Southern Grove Community Development District No. 9, for the fiscal year beginning October 1, 2024, and ending September 30, 2025, the sum of \$ \_\_\_\_\_ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of District No. 9 during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ _____
DEBT SERVICE FUND	\$ _____
ENTERPRISE FUND	\$ _____
TOTAL ALL FUNDS	\$ _____

There is hereby appropriated out of the revenues of the Southern Grove Community Development District No. 10, for the fiscal year beginning October 1, 2024, and ending September 30, 2025, the sum of \$ \_\_\_\_\_ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of District No. 10 during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ _____
DEBT SERVICE FUND	\$ _____
ENTERPRISE FUND	\$ _____
TOTAL ALL FUNDS	\$ _____

**Section 3. Supplemental Appropriations**

The Board may authorize by resolution, supplemental appropriations or revenue changes for any lawful purpose from funds on hand or estimated to be received within the fiscal year as follows:

- a. Board may authorize a transfer of the unexpended balance or portion thereof of any appropriation item.
- b. Board may authorize an appropriation from the unappropriated balance of any fund.
- c. Board may increase any revenue or income budget amount to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.

The District Manager and Treasurer shall have the power within a given fund to authorize the transfer of any unexpended balance of any appropriation item or any portion thereof, provided such transfers do not exceed Ten Thousand (\$10,000) Dollars or have the effect of causing more than 10% of the total appropriation of a given program or project to be

transferred, previously approved transfers included. Such transfer shall not have the effect of causing a more than \$10,000 or 10% increase, previously approved transfers included, to the original budget appropriation for the receiving program. Transfers within a program or project may be approved by the Board. The District Manager or Treasurer must establish administrative procedures which require information on the request forms proving that such transfer requests comply with this section.

Introduced, considered favorably, and adopted this 4<sup>th</sup> day of September, 2024.

**ATTEST:**

**SOUTHERN GROVE COMMUNITY  
DISTRICT NOS. 1,2,3,5,9**

\_\_\_\_\_  
Secretary (B. Frank Sakuma, Jr.)

\_\_\_\_\_  
Chairperson (Eric Sexauer)

**ATTEST:**

**SOUTHERN GROVE COMMUNITY  
DISTRICT NOS. 4,6,7,8,10**

\_\_\_\_\_  
Secretary (B. Frank Sakuma, Jr.)

\_\_\_\_\_  
Chairperson (Jennifer Davis)

**EXHIBIT "A"**

**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICTS 1-10  
BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024,  
AND ENDING SEPTEMBER 30, 2025**

# Southern Grove Community Development Districts #1-10

**Final Budget For  
Fiscal Year 2024/2025  
October 1, 2024 - September 30, 2025**

# CONTENTS

<b>3-4</b>	<b>FINAL BUDGET-RECAP CDD 1-10</b>
<b>5-6</b>	<b>FINAL BUDGET-RECAP CDD 1-10 FY24 COMPARISON</b>
<b>7-8</b>	<b>FINAL BUDGET-CDD 1</b>
<b>9-10</b>	<b>FINAL BUDGET-CDD 2</b>
<b>11-12</b>	<b>FINAL BUDGET-CDD 3</b>
<b>13-14</b>	<b>FINAL BUDGET-CDD 4</b>
<b>15-16</b>	<b>FINAL BUDGET-CDD 5</b>
<b>17-18</b>	<b>FINAL BUDGET-CDD 6</b>
<b>19-20</b>	<b>FINAL BUDGET-CDD 7</b>
<b>21-22</b>	<b>FINAL BUDGET-CDD 8</b>
<b>23-24</b>	<b>FINAL BUDGET-CDD 9</b>
<b>25-26</b>	<b>FINAL BUDGET-CDD 10</b>
<b>27-28</b>	<b>FINAL OPERATIONS &amp; MAINTENANCE ASSESSMENTS</b>
<b>29</b>	<b>FINAL DEBT SERVICE FUND BUDGET- CDD 1-10</b>
<b>30</b>	<b>FINAL DEBT ASSESSMENTS</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICTS #1-10**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	<b>CDD 1</b>	<b>CDD 2</b>	<b>CDD 3</b>	<b>CDD 4</b>	<b>CDD 5</b>	<b>CDD 6</b>	<b>CDD 7</b>	<b>CDD 8</b>	<b>CDD 9</b>	<b>CDD 10</b>	<b>TOTAL</b>
<b>REVENUES</b>											
ON-ROLL ASSESSMENTS - DEBT	\$ 27,038.59	\$ 362,578.36	\$ 381,834.83	\$ 430,742.86	\$ 489,080.31	\$ 183,106.90	\$ 430,742.86	\$ 381,834.83	\$ 183,106.90	\$ 388,935.30	\$ 3,259,001.72
ON-ROLL ASSESSMENTS - Admin	\$ 74,920.18	\$ 74,920.18	\$ 74,920.18	\$ 74,920.18	\$ 74,920.18	\$ 74,920.18	\$ 74,920.18	\$ 74,920.18	\$ 74,920.18	\$ 74,920.18	\$ 749,201.76
ON-ROLL ASSESSMENTS - Maintenance	\$ 12,366.66	\$ 165,832.70	\$ 174,640.05	\$ 197,009.14	\$ 223,690.98	\$ 83,747.72	\$ 197,009.14	\$ 174,640.05	\$ 83,747.72	\$ 177,887.59	\$ 1,490,571.75
OTHER REVENUES	\$ 912.62	\$ 12,237.99	\$ 12,887.94	\$ 14,538.72	\$ 16,507.76	\$ 6,180.35	\$ 14,538.72	\$ 12,887.94	\$ 6,180.35	\$ 13,127.60	\$ 110,000.00
STORMWATER	\$ 8,296.59	\$ 111,254.42	\$ 117,163.13	\$ 132,170.18	\$ 150,070.59	\$ 56,184.97	\$ 132,170.18	\$ 117,163.13	\$ 56,184.97	\$ 119,341.85	\$ 1,000,000.00
CARRY OVER FUNDS FROM PRIOR YEAR	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>Total Revenues</b>	<b>\$ 123,534.63</b>	<b>\$ 726,823.64</b>	<b>\$ 761,446.12</b>	<b>\$ 849,381.08</b>	<b>\$ 954,269.83</b>	<b>\$ 404,140.11</b>	<b>\$ 849,381.08</b>	<b>\$ 761,446.12</b>	<b>\$ 404,140.11</b>	<b>\$ 774,212.52</b>	<b>\$ 6,608,775.23</b>
<b>EXPENDITURES - ADMIN</b>											
ARBITRAGE REBATE FEE	\$ 650.00	\$ 650.00	\$ 650.00	\$ 650.00	\$ 650.00	\$ 650.00	\$ 650.00	\$ 650.00	\$ 650.00	\$ 650.00	\$ 6,500.00
AUDIT	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 60,000.00
DISSEMINATION AGENT	\$ 400.00	\$ 400.00	\$ 400.00	\$ 400.00	\$ 400.00	\$ 400.00	\$ 400.00	\$ 400.00	\$ 400.00	\$ 400.00	\$ 4,000.00
DISTRICT COUNSEL	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 6,000.00	\$ 60,000.00
MANAGEMENT	\$ 7,421.56	\$ 7,421.56	\$ 7,421.56	\$ 7,421.56	\$ 7,421.56	\$ 7,421.56	\$ 7,421.56	\$ 7,421.56	\$ 7,421.56	\$ 7,421.56	\$ 74,215.62
ASSESSMENT ROLL	\$ 600.00	\$ 600.00	\$ 600.00	\$ 600.00	\$ 600.00	\$ 600.00	\$ 600.00	\$ 600.00	\$ 600.00	\$ 600.00	\$ 6,000.00
TIF/SAD REBATE ANALYSIS	\$ 11,000.00	\$ 11,000.00	\$ 11,000.00	\$ 11,000.00	\$ 11,000.00	\$ 11,000.00	\$ 11,000.00	\$ 11,000.00	\$ 11,000.00	\$ 11,000.00	\$ 110,000.00
DUES, LICENSES & FEES	\$ 175.00	\$ 175.00	\$ 175.00	\$ 175.00	\$ 175.00	\$ 175.00	\$ 175.00	\$ 175.00	\$ 175.00	\$ 175.00	\$ 1,750.00
ENGINEERING	\$ 17,500.00	\$ 17,500.00	\$ 17,500.00	\$ 17,500.00	\$ 17,500.00	\$ 17,500.00	\$ 17,500.00	\$ 17,500.00	\$ 17,500.00	\$ 17,500.00	\$ 175,000.00
GENERAL INSURANCE	\$ 6,500.00	\$ 6,500.00	\$ 6,500.00	\$ 6,500.00	\$ 6,500.00	\$ 6,500.00	\$ 6,500.00	\$ 6,500.00	\$ 6,500.00	\$ 6,500.00	\$ 65,000.00
WEB SITE MAINTENANCE	\$ 750.00	\$ 750.00	\$ 750.00	\$ 750.00	\$ 750.00	\$ 750.00	\$ 750.00	\$ 750.00	\$ 750.00	\$ 750.00	\$ 7,500.00
LEGAL ADVERTISING	\$ 530.00	\$ 530.00	\$ 530.00	\$ 530.00	\$ 530.00	\$ 530.00	\$ 530.00	\$ 530.00	\$ 530.00	\$ 530.00	\$ 5,300.00
TRAVEL AND PER DIEM	\$ 60.00	\$ 60.00	\$ 60.00	\$ 60.00	\$ 60.00	\$ 60.00	\$ 60.00	\$ 60.00	\$ 60.00	\$ 60.00	\$ 600.00
OFFICE SUPPLIES	\$ 140.00	\$ 140.00	\$ 140.00	\$ 140.00	\$ 140.00	\$ 140.00	\$ 140.00	\$ 140.00	\$ 140.00	\$ 140.00	\$ 1,400.00
OFFICE RENT	\$ 2,200.00	\$ 2,200.00	\$ 2,200.00	\$ 2,200.00	\$ 2,200.00	\$ 2,200.00	\$ 2,200.00	\$ 2,200.00	\$ 2,200.00	\$ 2,200.00	\$ 22,000.00
POSTAGE & SHIPPING	\$ 100.00	\$ 100.00	\$ 100.00	\$ 100.00	\$ 100.00	\$ 100.00	\$ 100.00	\$ 100.00	\$ 100.00	\$ 100.00	\$ 1,000.00
COPIES	\$ 250.00	\$ 250.00	\$ 250.00	\$ 250.00	\$ 250.00	\$ 250.00	\$ 250.00	\$ 250.00	\$ 250.00	\$ 250.00	\$ 2,500.00
SUPERVISOR FEES	\$ 2,400.00	\$ 2,400.00	\$ 2,400.00	\$ 2,400.00	\$ 2,400.00	\$ 2,400.00	\$ 2,400.00	\$ 2,400.00	\$ 2,400.00	\$ 2,400.00	\$ 24,000.00
CONTINGENCY ADMIN	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 5,000.00	\$ 50,000.00
TRUSTEE SERVICES	\$ 1,250.00	\$ 1,250.00	\$ 1,250.00	\$ 1,250.00	\$ 1,250.00	\$ 1,250.00	\$ 1,250.00	\$ 1,250.00	\$ 1,250.00	\$ 1,250.00	\$ 12,500.00
<b>TOTAL ADMINISTRATIVE EXPENSES</b>	<b>\$ 68,926.56</b>	<b>\$ 68,926.56</b>	<b>\$ 68,926.56</b>	<b>\$ 68,926.56</b>	<b>\$ 68,926.56</b>	<b>\$ 68,926.56</b>	<b>\$ 68,926.56</b>	<b>\$ 68,926.56</b>	<b>\$ 68,926.56</b>	<b>\$ 68,926.56</b>	<b>\$ 689,265.62</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICTS #1-10**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	<u>CDD 1</u>	<u>CDD 2</u>	<u>CDD 3</u>	<u>CDD 4</u>	<u>CDD 5</u>	<u>CDD 6</u>	<u>CDD 7</u>	<u>CDD 8</u>	<u>CDD 9</u>	<u>CDD 10</u>	<u>TOTAL</u>
<b>EXPENDITURES - MAINTENANCE</b>											
AQUATIC MAINTENANCE	\$ 829.66	\$ 11,125.44	\$ 11,716.31	\$ 13,217.02	\$ 15,007.06	\$ 5,618.50	\$ 13,217.02	\$ 11,716.31	\$ 5,618.50	\$ 11,934.19	\$ 100,000.00
BUILDING MAINTENANCE	\$ 1,659.32	\$ 22,250.88	\$ 23,432.63	\$ 26,434.04	\$ 30,014.12	\$ 11,236.99	\$ 26,434.04	\$ 23,432.63	\$ 11,236.99	\$ 23,868.37	\$ 200,000.00
COMMUNITY AREA MAINTENANCE	\$ 622.24	\$ 8,344.08	\$ 8,787.23	\$ 9,912.76	\$ 11,255.29	\$ 4,213.87	\$ 9,912.76	\$ 8,787.23	\$ 4,213.87	\$ 8,950.64	\$ 75,000.00
TIM OPERATIONS	\$ 6,222.44	\$ 83,440.82	\$ 87,872.34	\$ 99,127.64	\$ 112,552.94	\$ 42,138.72	\$ 99,127.64	\$ 87,872.34	\$ 42,138.72	\$ 89,506.39	\$ 750,000.00
CONTINGENCY	\$ 1,244.49	\$ 16,688.16	\$ 17,574.47	\$ 19,825.53	\$ 22,510.59	\$ 8,427.74	\$ 19,825.53	\$ 17,574.47	\$ 8,427.74	\$ 17,901.28	\$ 150,000.00
DEVELOPMENT COORDINATOR	\$ 268.90	\$ 3,605.87	\$ 3,797.38	\$ 4,283.77	\$ 4,863.94	\$ 1,821.01	\$ 4,283.77	\$ 3,797.38	\$ 1,821.01	\$ 3,867.99	\$ 32,411.01
ELECTRIC	\$ 207.41	\$ 2,781.36	\$ 2,929.08	\$ 3,304.25	\$ 3,751.76	\$ 1,404.62	\$ 3,304.25	\$ 2,929.08	\$ 1,404.62	\$ 2,983.55	\$ 25,000.00
ENGINEERING - MAINT.	\$ 1,451.90	\$ 19,469.52	\$ 20,503.55	\$ 23,129.78	\$ 26,262.35	\$ 9,832.37	\$ 23,129.78	\$ 20,503.55	\$ 9,832.37	\$ 20,884.82	\$ 175,000.00
FIELD MANAGEMENT	\$ 622.24	\$ 8,344.08	\$ 8,787.23	\$ 9,912.76	\$ 11,255.29	\$ 4,213.87	\$ 9,912.76	\$ 8,787.23	\$ 4,213.87	\$ 8,950.64	\$ 75,000.00
FOUNTAIN MAINTENANCE & CHEMICALS	\$ 33.19	\$ 445.02	\$ 468.65	\$ 528.68	\$ 600.28	\$ 224.74	\$ 528.68	\$ 468.65	\$ 224.74	\$ 477.37	\$ 4,000.00
IRRIGATION PARTS & REPAIRS	\$ 165.93	\$ 2,225.09	\$ 2,343.26	\$ 2,643.40	\$ 3,001.41	\$ 1,123.70	\$ 2,643.40	\$ 2,343.26	\$ 1,123.70	\$ 2,386.84	\$ 20,000.00
IRRIGATION WATER	\$ 16.59	\$ 222.51	\$ 234.33	\$ 264.34	\$ 300.14	\$ 112.37	\$ 264.34	\$ 234.33	\$ 112.37	\$ 238.68	\$ 2,000.00
LANDSCAPE MAINTENANCE	\$ 2,746.17	\$ 36,825.21	\$ 38,780.99	\$ 43,748.33	\$ 49,673.37	\$ 18,597.22	\$ 43,748.33	\$ 38,780.99	\$ 18,597.22	\$ 39,502.15	\$ 331,000.00
SIDEWALK CLEANING AND REPAIR	\$ 248.90	\$ 3,337.63	\$ 3,514.89	\$ 3,965.11	\$ 4,502.12	\$ 1,685.55	\$ 3,965.11	\$ 3,514.89	\$ 1,685.55	\$ 3,580.26	\$ 30,000.00
SIGNAGE	\$ 82.97	\$ 1,112.54	\$ 1,171.63	\$ 1,321.70	\$ 1,500.71	\$ 561.85	\$ 1,321.70	\$ 1,171.63	\$ 561.85	\$ 1,193.42	\$ 10,000.00
STORMWATER CONTROL	\$ 3,583.42	\$ 48,052.45	\$ 50,604.51	\$ 57,086.29	\$ 64,817.74	\$ 24,267.13	\$ 57,086.29	\$ 50,604.51	\$ 24,267.13	\$ 51,545.54	\$ 431,915.00
STREETLIGHT MAINTENANCE AND REPAIR	\$ 165.93	\$ 2,225.09	\$ 2,343.26	\$ 2,643.40	\$ 3,001.41	\$ 1,123.70	\$ 2,643.40	\$ 2,343.26	\$ 1,123.70	\$ 2,386.84	\$ 20,000.00
TREE/PLANT REPLACEMENT & TRIM	\$ 414.83	\$ 5,562.72	\$ 5,858.16	\$ 6,608.51	\$ 7,503.53	\$ 2,809.25	\$ 6,608.51	\$ 5,858.16	\$ 2,809.25	\$ 5,967.09	\$ 50,000.00
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>\$ 20,586.53</b>	<b>\$ 276,058.49</b>	<b>\$ 290,719.91</b>	<b>\$ 327,957.32</b>	<b>\$ 372,374.06</b>	<b>\$ 139,413.22</b>	<b>\$ 327,957.32</b>	<b>\$ 290,719.91</b>	<b>\$ 139,413.22</b>	<b>\$ 296,126.04</b>	<b>\$ 2,481,326.01</b>
<b>Total Expenditures</b>	<b>\$ 89,513.10</b>	<b>\$ 344,985.06</b>	<b>\$ 359,646.47</b>	<b>\$ 396,883.88</b>	<b>\$ 441,300.62</b>	<b>\$ 208,339.78</b>	<b>\$ 396,883.88</b>	<b>\$ 359,646.47</b>	<b>\$ 208,339.78</b>	<b>\$ 365,052.60</b>	<b>\$ 3,170,591.63</b>
<b>EXCESS / (SHORTFALL)</b>	<b>\$ 34,021.53</b>	<b>\$ 381,838.59</b>	<b>\$ 401,799.65</b>	<b>\$ 452,497.20</b>	<b>\$ 512,969.21</b>	<b>\$ 195,800.33</b>	<b>\$ 452,497.20</b>	<b>\$ 401,799.65</b>	<b>\$ 195,800.33</b>	<b>\$ 409,159.92</b>	<b>\$ 3,438,183.60</b>
PAYMENTS TO TRUSTEE	\$ (24,875.50)	\$ (333,572.09)	\$ (351,288.04)	\$ (396,283.43)	\$ (449,953.89)	\$ (168,458.35)	\$ (396,283.43)	\$ (351,288.04)	\$ (168,458.35)	\$ (357,820.47)	\$ (2,998,281.58)
<b>BALANCE</b>	<b>\$ 9,146.03</b>	<b>\$ 48,266.50</b>	<b>\$ 50,511.60</b>	<b>\$ 56,213.77</b>	<b>\$ 63,015.32</b>	<b>\$ 27,341.98</b>	<b>\$ 56,213.77</b>	<b>\$ 50,511.60</b>	<b>\$ 27,341.98</b>	<b>\$ 51,339.45</b>	<b>\$ 439,902.02</b>
COUNTY APPRAISER & TAX COLLECTOR FEE	\$ (4,573.02)	\$ (24,133.25)	\$ (25,255.80)	\$ (28,106.89)	\$ (31,507.66)	\$ (13,670.99)	\$ (28,106.89)	\$ (25,255.80)	\$ (13,670.99)	\$ (25,669.72)	\$ (219,951.01)
DISCOUNTS FOR EARLY PAYMENTS	\$ (4,573.02)	\$ (24,133.25)	\$ (25,255.80)	\$ (28,106.89)	\$ (31,507.66)	\$ (13,670.99)	\$ (28,106.89)	\$ (25,255.80)	\$ (13,670.99)	\$ (25,669.72)	\$ (219,951.01)
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>



**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #1-10 RECAP**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024- SEPTEMBER 30, 2025**

	FISCAL YEAR 2023/2024 ANNUAL BUDGET	FISCAL YEAR 2023/2024 10/01/23 - 7/31/24*	FISCAL YEAR 2024/2025 FINAL BUDGET	COMMENTS
<b>REVENUES</b>				
ON-ROLL ASSESSMENTS - DEBT (Combined)	2,927,082	2,646,121	3,259,002	
ON-ROLL ASSESSMENTS - Administrative	703,157	699,368	749,202	
ON-ROLL ASSESSMENTS - Maintenance	797,084	792,789	1,490,572	
STORMWATER	960,000	1,147,774	1,000,000	
OTHER INCOME	0	322,861	110,000	
<b>Total Revenues</b>	<b>\$ 5,387,322</b>	<b>\$ 5,608,913</b>	<b>\$ 6,608,775</b>	
<b>EXPENDITURES - ADMIN</b>				
ARBITRAGE FEE	6,500	1,950	6,500	No Change
AUDIT	60,000	23,000	60,000	No Change
DISSEMINATION AGENT	4,000	0	4,000	No Change
DISTRICT COUNSEL	60,000	27,024	60,000	No Change
MANAGEMENT	72,054	91,310	74,216	CPI increase per agreement
ASSESSMENT ROLL	6,000	0	6,000	No Change
TIF/SAD REBATE ANALYSIS	85,000	77,700	110,000	Funded by Other Income
DUES, LICENSES & FEES	1,750	1,825	1,750	No Change
ENGINEERING	175,000	167,432	175,000	No Change
GENERAL INSURANCE	65,000	58,517	65,000	No Change
WEB SITE MAINTENANCE	7,500	3,750	7,500	No Change
LEGAL ADVERTISING	3,800	492	5,300	Increase
TRAVEL AND PER DIEM	600	263	600	No Change
OFFICE SUPPLIES	1,000	2,143	1,400	Increase
OFFICE RENT	20,000	16,242	22,000	Increase
POSTAGE & SHIPPING	500	1,099	1,000	Increase
COPIES	2,000	0	2,500	Increase
SUPERVISOR FEES	19,200	0	24,000	Increase
CONTINGENCY ADMIN	50,000	3,314	50,000	No Change
TRUSTEE SERVICES	7,000	16,663	12,500	Increase
<b>TOTAL ADMIN EXPENSES</b>	<b>646,904</b>	<b>492,723</b>	<b>689,266</b>	

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #1-10 RECAP**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024- SEPTEMBER 30, 2025**

	FISCAL YEAR 2023/2024 ANNUAL BUDGET	FISCAL YEAR 2023/2024 10/01/23 - 7/31/24*	FISCAL YEAR 2024/2025 FINAL BUDGET	COMMENTS
<b>EXPENDITURES - MAINT</b>				
AQUATIC MAINTENANCE	100,000	90,738	100,000	No Change
BULDING MAINTENANCE	200,000	0	200,000	No Change
COMMUNITY AREA MAINTENANCE	75,000	48,668	75,000	No Change
TIM OPERATIONS	150,500	210	750,000	Increase per estimate
CONTINGENCY	104,450	0	150,000	Increase
DEVELOPMENT COORDINATOR	31,467	0	32,411	CPI increase per agreement
ELECTRIC	25,000	2,014	25,000	No Change
ENGINEERING - MAINT.	175,000	167,432	175,000	No Change
FIELD MANAGEMENT	75,000	13,733	75,000	No Change
FOUNTAIN MAINTENANCE & CHEMICALS	32,000	3,282	4,000	Reduced
IRRIGATION PARTS & REPAIRS	20,000	39,906	20,000	No Change
IRRIGATION WATER	2,000	0	2,000	No Change
LANDSCAPE MAINTENANCE	167,900	261,936	331,000	Increase per estimate
SIDEWALK CLEANING AND REPAIR	30,000	23,220	30,000	No Change
SIGNAGE	10,000	0	10,000	No Change
STORMWATER CONTROL	425,000	444,330	431,915	Increase
STREETLIGHT MAINTENANCE AND REPAIR	20,000	0	20,000	No Change
TREE/PLANT REPLACEMENT & TRIM	50,000	62,161	50,000	No Change
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>1,693,317</b>	<b>1,157,630</b>	<b>2,481,326</b>	
<b>Total Expenditures</b>	<b>\$ 2,340,221</b>	<b>\$ 1,650,354</b>	<b>\$ 3,170,592</b>	
<b>EXCESS / (SHORTFALL)</b>	<b>\$ 3,047,101</b>	<b>\$ 3,958,559</b>	<b>\$ 3,438,184</b>	
PAYMENTS TO TRUSTEE	(2,692,915)	(2,542,011)	(2,998,282)	
<b>BALANCE</b>	<b>\$ 354,186</b>	<b>\$ 1,416,548</b>	<b>\$ 439,902</b>	
COUNTY APPRAISER & TAX COLLECTOR FEE	(177,093)	(165,458)	(219,951)	
DISCOUNTS FOR EARLY PAYMENTS	(177,093)	(162,119)	(219,951)	
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ 1,088,971</b>	<b>\$ -</b>	

\*Bond Prepayments Not Included

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #1**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	<b>FISCAL YEAR 2023/2024 ANNUAL BUDGET</b>	<b>FISCAL YEAR 2024/2025 FINAL BUDGET</b>
<b>REVENUES</b>		
ON-ROLL ASSESSMENTS - DEBT	24,285	27,039
ON-ROLL ASSESSMENTS - Admin	70,316	74,920
ON-ROLL ASSESSMENTS - Maintenance	6,613	12,367
DEVELOPER CONTRIBUTION/BONDS - TIM	0	913
STORMWATER	7,965	8,297
CARRY OVER FUNDS FROM PRIOR YEAR	0	0
<b>Total Revenues</b>	<b>\$ 109,178</b>	<b>\$ 123,535</b>
<b>EXPENDITURES - ADMIN</b>		
ARBITRAGE FEE	650	650
AUDIT	6,000	6,000
DISSEMINATION AGENT	400	400
DISTRICT COUNSEL	6,000	6,000
MANAGEMENT	7,205	7,422
ASSESSMENT ROLL	600	600
TIF/SAD REBATE ANALYSIS	8,500	11,000
DUES, LICENSES & FEES	175	175
ENGINEERING	17,500	17,500
GENERAL INSURANCE	6,500	6,500
WEB SITE MAINTENANCE	750	750
LEGAL ADVERTISING	380	530
TRAVEL AND PER DIEM	60	60
OFFICE SUPPLIES	100	140
OFFICE RENT	2,000	2,200
POSTAGE & SHIPPING	50	100
COPIES	200	250
SUPERVISOR FEES	1,920	2,400
CONTINGENCY ADMIN	5,000	5,000
TRUSTEE SERVICES	700	1,250
<b>TOTAL ADMIN EXPENSES</b>	<b>64,690</b>	<b>68,927</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #1**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	FISCAL YEAR 2023/2024 ANNUAL BUDGET	FISCAL YEAR 2024/2025 FINAL BUDGET
<b>EXPENDITURES - MAINT</b>		
AQUATIC MAINTENANCE	830	830
BULDING MAINTENANCE	1,659	1,659
COMMUNITY AREA MAINTENANCE	622	622
TIM OPERATIONS	1,249	6,222
CONTINGENCY	867	1,244
DEVELOPMENT COORDINATOR	261	269
ELECTRIC	207	207
ENGINEERING - MAINT.	1,452	1,452
FIELD MANAGEMENT	622	622
FOUNTAIN MAINTENANCE & CHEMICALS	265	33
IRRIGATION PARTS & REPAIRS	166	166
IRRIGATION WATER	17	17
LANDSCAPE MAINTENANCE	1,393	2,746
SIDEWALK CLEANING AND REPAIR	249	249
SIGNAGE	83	83
STORMWATER CONTROL	3,526	3,583
STREETLIGHT MAINTENANCE AND REPAIR	166	166
TREE/PLANT REPLACEMENT & TRIM	415	415
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>14,049</b>	<b>20,587</b>
<b>Total Expenditures</b>	<b>\$ 78,739</b>	<b>\$ 89,513</b>
<b>EXCESS / (SHORTFALL)</b>	<b>\$ 30,439</b>	<b>\$ 34,022</b>
PAYMENTS TO TRUSTEE	(22,342)	(24,875)
<b>BALANCE</b>	<b>\$ 8,097</b>	<b>\$ 9,146</b>
COUNTY APPRAISER & TAX COLLECTOR FEE	(4,049)	(4,573)
DISCOUNTS FOR EARLY PAYMENTS	(4,049)	(4,573)
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ -</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #2**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	<b>FISCAL YEAR 2023/2024 ANNUAL BUDGET</b>	<b>FISCAL YEAR 2024/2025 FINAL BUDGET</b>
<b>REVENUES</b>		
ON-ROLL ASSESSMENTS - DEBT	325,651	362,578
ON-ROLL ASSESSMENTS - Admin	70,316	74,920
ON-ROLL ASSESSMENTS - Maintenance	88,679	165,833
DEVELOPER CONTRIBUTION/BONDS - TIM	0	12,238
STORMWATER	106,804	111,254
CARRY OVER FUNDS FROM PRIOR YEAR	0	0
<b>Total Revenues</b>	<b>\$ 591,450</b>	<b>\$ 726,824</b>
<b>EXPENDITURES - ADMIN</b>		
ARBITRAGE FEE	650	650
AUDIT	6,000	6,000
DISSEMINATION AGENT	400	400
DISTRICT COUNSEL	6,000	6,000
MANAGEMENT	7,205	7,422
ASSESSMENT ROLL	600	600
TIF/SAD REBATE ANALYSIS	8,500	11,000
DUES, LICENSES & FEES	175	175
ENGINEERING	17,500	17,500
GENERAL INSURANCE	6,500	6,500
WEB SITE MAINTENANCE	750	750
LEGAL ADVERTISING	380	530
TRAVEL AND PER DIEM	60	60
OFFICE SUPPLIES	100	140
OFFICE RENT	2,000	2,200
POSTAGE & SHIPPING	50	100
COPIES	200	250
SUPERVISOR FEES	1,920	2,400
CONTINGENCY ADMIN	5,000	5,000
TRUSTEE SERVICES	700	1,250
<b>TOTAL ADMIN EXPENSES</b>	<b>64,690</b>	<b>68,927</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #2**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	FISCAL YEAR 2023/2024 ANNUAL BUDGET	FISCAL YEAR 2024/2025 FINAL BUDGET
<b>EXPENDITURES - MAINT</b>		
AQUATIC MAINTENANCE	11,125	11,125
BULDING MAINTENANCE	22,251	22,251
COMMUNITY AREA MAINTENANCE	8,344	8,344
TIM OPERATIONS	16,744	83,441
CONTINGENCY	11,621	16,688
DEVELOPMENT COORDINATOR	3,501	3,606
ELECTRIC	2,781	2,781
ENGINEERING - MAINT.	19,470	19,470
FIELD MANAGEMENT	8,344	8,344
FOUNTAIN MAINTENANCE & CHEMICALS	3,560	445
IRRIGATION PARTS & REPAIRS	2,225	2,225
IRRIGATION WATER	223	223
LANDSCAPE MAINTENANCE	18,680	36,825
SIDEWALK CLEANING AND REPAIR	3,338	3,338
SIGNAGE	1,113	1,113
STORMWATER CONTROL	47,283	48,052
STREETLIGHT MAINTENANCE AND REPAIR	2,225	2,225
TREE/PLANT REPLACEMENT & TRIM	5,563	5,563
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>188,389</b>	<b>276,058</b>
<hr/>		
<b>Total Expenditures</b>	<b>\$ 253,079</b>	<b>\$ 344,985</b>
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<b>EXCESS / (SHORTFALL)</b>	<b>\$ 338,370</b>	<b>\$ 381,839</b>
<hr/>		
PAYMENTS TO TRUSTEE	(299,599)	(333,572)
<hr/>		
<b>BALANCE</b>	<b>\$ 38,772</b>	<b>\$ 48,266</b>
<hr/>		
COUNTY APPRAISER & TAX COLLECTOR FEE	(19,386)	(24,133)
DISCOUNTS FOR EARLY PAYMENTS	(19,386)	(24,133)
<hr/>		
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ -</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #3**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	<b>FISCAL YEAR 2023/2024 ANNUAL BUDGET</b>	<b>FISCAL YEAR 2024/2025 FINAL BUDGET</b>
<b>REVENUES</b>		
ON-ROLL ASSESSMENTS - DEBT	342,946	381,835
ON-ROLL ASSESSMENTS - Admin	70,316	74,920
ON-ROLL ASSESSMENTS - Maintenance	93,389	174,640
DEVELOPER CONTRIBUTION/BONDS - TIM	0	12,888
STORMWATER	112,477	117,163
CARRY OVER FUNDS FROM PRIOR YEAR	0	0
<b>Total Revenues</b>	<b>\$ 619,127</b>	<b>\$ 761,446</b>
<b>EXPENDITURES - ADMIN</b>		
ARBITRAGE FEE	650	650
AUDIT	6,000	6,000
DISSEMINATION AGENT	400	400
DISTRICT COUNSEL	6,000	6,000
MANAGEMENT	7,205	7,422
ASSESSMENT ROLL	600	600
TIF/SAD REBATE ANALYSIS	8,500	11,000
DUES, LICENSES & FEES	175	175
ENGINEERING	17,500	17,500
GENERAL INSURANCE	6,500	6,500
WEB SITE MAINTENANCE	750	750
LEGAL ADVERTISING	380	530
TRAVEL AND PER DIEM	60	60
OFFICE SUPPLIES	100	140
OFFICE RENT	2,000	2,200
POSTAGE & SHIPPING	50	100
COPIES	200	250
SUPERVISOR FEES	1,920	2,400
CONTINGENCY ADMIN	5,000	5,000
TRUSTEE SERVICES	700	1,250
<b>TOTAL ADMIN EXPENSES</b>	<b>64,690</b>	<b>68,927</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #3**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	FISCAL YEAR 2023/2024 ANNUAL BUDGET	FISCAL YEAR 2024/2025 FINAL BUDGET
<b>EXPENDITURES - MAINT</b>		
AQUATIC MAINTENANCE	11,716	11,716
BULDING MAINTENANCE	23,433	23,433
COMMUNITY AREA MAINTENANCE	8,787	8,787
TIM OPERATIONS	17,633	87,872
CONTINGENCY	12,238	17,574
DEVELOPMENT COORDINATOR	3,687	3,797
ELECTRIC	2,929	2,929
ENGINEERING - MAINT.	20,504	20,504
FIELD MANAGEMENT	8,787	8,787
FOUNTAIN MAINTENANCE & CHEMICALS	3,749	469
IRRIGATION PARTS & REPAIRS	2,343	2,343
IRRIGATION WATER	234	234
LANDSCAPE MAINTENANCE	19,672	38,781
SIDEWALK CLEANING AND REPAIR	3,515	3,515
SIGNAGE	1,172	1,172
STORMWATER CONTROL	49,794	50,605
STREETLIGHT MAINTENANCE AND REPAIR	2,343	2,343
TREE/PLANT REPLACEMENT & TRIM	5,858	5,858
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>198,394</b>	<b>290,720</b>
<hr/>		
<b>Total Expenditures</b>	<b>\$ 263,085</b>	<b>\$ 359,646</b>
<hr/>		
<b>EXCESS / (SHORTFALL)</b>	<b>\$ 356,042</b>	<b>\$ 401,800</b>
<hr/>		
PAYMENTS TO TRUSTEE	(315,510)	(351,288)
<hr/>		
<b>BALANCE</b>	<b>\$ 40,532</b>	<b>\$ 50,512</b>
<hr/>		
COUNTY APPRAISER & TAX COLLECTOR FEE	(20,266)	(25,256)
DISCOUNTS FOR EARLY PAYMENTS	(20,266)	(25,256)
<hr/>		
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ -</b>



**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #4**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	<b>FISCAL YEAR 2023/2024 ANNUAL BUDGET</b>	<b>FISCAL YEAR 2024/2025 FINAL BUDGET</b>
<b>REVENUES</b>		
ON-ROLL ASSESSMENTS - DEBT	386,873	430,743
ON-ROLL ASSESSMENTS - Admin	70,316	74,920
ON-ROLL ASSESSMENTS - Maintenance	105,351	197,009
DEVELOPER CONTRIBUTION/BONDS - TIM	0	14,539
STORMWATER	126,883	132,170
CARRY OVER FUNDS FROM PRIOR YEAR	0	0
<b>Total Revenues</b>	<b>\$ 689,423</b>	<b>\$ 849,381</b>
<b>EXPENDITURES - ADMIN</b>		
ARBITRAGE FEE	650	650
AUDIT	6,000	6,000
DISSEMINATION AGENT	400	400
DISTRICT COUNSEL	6,000	6,000
MANAGEMENT	7,205	7,422
ASSESSMENT ROLL	600	600
TIF/SAD REBATE ANALYSIS	8,500	11,000
DUES, LICENSES & FEES	175	175
ENGINEERING	17,500	17,500
GENERAL INSURANCE	6,500	6,500
WEB SITE MAINTENANCE	750	750
LEGAL ADVERTISING	380	530
TRAVEL AND PER DIEM	60	60
OFFICE SUPPLIES	100	140
OFFICE RENT	2,000	2,200
POSTAGE & SHIPPING	50	100
COPIES	200	250
SUPERVISOR FEES	1,920	2,400
CONTINGENCY ADMIN	5,000	5,000
TRUSTEE SERVICES	700	1,250
<b>TOTAL ADMIN EXPENSES</b>	<b>64,690</b>	<b>68,927</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #4**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	FISCAL YEAR 2023/2024 ANNUAL BUDGET	FISCAL YEAR 2024/2025 FINAL BUDGET
<b>EXPENDITURES - MAINT</b>		
AQUATIC MAINTENANCE	13,217	13,217
BULDING MAINTENANCE	26,434	26,434
COMMUNITY AREA MAINTENANCE	9,913	9,913
TIM OPERATIONS	19,892	99,128
CONTINGENCY	13,805	19,826
DEVELOPMENT COORDINATOR	4,159	4,284
ELECTRIC	3,304	3,304
ENGINEERING - MAINT.	23,130	23,130
FIELD MANAGEMENT	9,913	9,913
FOUNTAIN MAINTENANCE & CHEMICALS	4,229	529
IRRIGATION PARTS & REPAIRS	2,643	2,643
IRRIGATION WATER	264	264
LANDSCAPE MAINTENANCE	22,191	43,748
SIDEWALK CLEANING AND REPAIR	3,965	3,965
SIGNAGE	1,322	1,322
STORMWATER CONTROL	56,172	57,086
STREETLIGHT MAINTENANCE AND REPAIR	2,643	2,643
TREE/PLANT REPLACEMENT & TRIM	6,609	6,609
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>223,806</b>	<b>327,957</b>
<hr/>		
<b>Total Expenditures</b>	<b>\$ 288,496</b>	<b>\$ 396,884</b>
<hr/>		
<b>EXCESS / (SHORTFALL)</b>	<b>\$ 400,926</b>	<b>\$ 452,497</b>
<hr/>		
PAYMENTS TO TRUSTEE	(355,923)	(396,283)
<hr/>		
<b>BALANCE</b>	<b>\$ 45,003</b>	<b>\$ 56,214</b>
<hr/>		
COUNTY APPRAISER & TAX COLLECTOR FEE	(22,502)	(28,107)
DISCOUNTS FOR EARLY PAYMENTS	(22,502)	(28,107)
<hr/>		
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ -</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #5**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	<b>FISCAL YEAR 2023/2024 ANNUAL BUDGET</b>	<b>FISCAL YEAR 2024/2025 FINAL BUDGET</b>
<b>REVENUES</b>		
ON-ROLL ASSESSMENTS - DEBT	439,269	489,080
ON-ROLL ASSESSMENTS - Admin	70,316	74,920
ON-ROLL ASSESSMENTS - Maintenance	119,619	223,691
DEVELOPER CONTRIBUTION/BONDS - TIM	0	16,508
STORMWATER	144,068	150,071
CARRY OVER FUNDS FROM PRIOR YEAR	0	0
<b>Total Revenues</b>	<b>\$ 773,271</b>	<b>\$ 954,270</b>
<b>EXPENDITURES - ADMIN</b>		
ARBITRAGE FEE	650	650
AUDIT	6,000	6,000
DISSEMINATION AGENT	400	400
DISTRICT COUNSEL	6,000	6,000
MANAGEMENT	7,205	7,422
ASSESSMENT ROLL	600	600
TIF/SAD REBATE ANALYSIS	8,500	11,000
DUES, LICENSES & FEES	175	175
ENGINEERING	17,500	17,500
GENERAL INSURANCE	6,500	6,500
WEB SITE MAINTENANCE	750	750
LEGAL ADVERTISING	380	530
TRAVEL AND PER DIEM	60	60
OFFICE SUPPLIES	100	140
OFFICE RENT	2,000	2,200
POSTAGE & SHIPPING	50	100
COPIES	200	250
SUPERVISOR FEES	1,920	2,400
CONTINGENCY ADMIN	5,000	5,000
TRUSTEE SERVICES	700	1,250
TIM Capital	0	0
<b>TOTAL ADMIN EXPENSES</b>	<b>64,690</b>	<b>68,927</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #5**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	FISCAL YEAR 2023/2024 ANNUAL BUDGET	FISCAL YEAR 2024/2025 FINAL BUDGET
<b>EXPENDITURES - MAINT</b>		
AQUATIC MAINTENANCE	15,007	15,007
BULDING MAINTENANCE	30,014	30,014
COMMUNITY AREA MAINTENANCE	11,255	11,255
TIM OPERATIONS	22,586	112,553
CONTINGENCY	15,675	22,511
DEVELOPMENT COORDINATOR	4,722	4,864
ELECTRIC	3,752	3,752
ENGINEERING - MAINT.	26,262	26,262
FIELD MANAGEMENT	11,255	11,255
FOUNTAIN MAINTENANCE & CHEMICALS	4,802	600
IRRIGATION PARTS & REPAIRS	3,001	3,001
IRRIGATION WATER	300	300
LANDSCAPE MAINTENANCE	25,197	49,673
SIDEWALK CLEANING AND REPAIR	4,502	4,502
SIGNAGE	1,501	1,501
STORMWATER CONTROL	63,780	64,818
STREETLIGHT MAINTENANCE AND REPAIR	3,001	3,001
TREE/PLANT REPLACEMENT & TRIM	7,504	7,504
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>254,117</b>	<b>372,374</b>
<b>Total Expenditures</b>	<b>\$ 318,807</b>	<b>\$ 441,301</b>
<b>EXCESS / (SHORTFALL)</b>	<b>\$ 454,464</b>	<b>\$ 512,969</b>
PAYMENTS TO TRUSTEE	(404,127)	(449,954)
<b>BALANCE</b>	<b>\$ 50,336</b>	<b>\$ 63,015</b>
COUNTY APPRAISER & TAX COLLECTOR FEE	(25,168)	(31,508)
DISCOUNTS FOR EARLY PAYMENTS	(25,168)	(31,508)
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ -</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #6**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	<b>FISCAL YEAR 2023/2024 ANNUAL BUDGET</b>	<b>FISCAL YEAR 2024/2025 FINAL BUDGET</b>
<b>REVENUES</b>		
ON-ROLL ASSESSMENTS - DEBT	164,458	183,107
ON-ROLL ASSESSMENTS - Admin	70,316	74,920
ON-ROLL ASSESSMENTS - Maintenance	44,784	83,748
DEVELOPER CONTRIBUTION/BONDS - TIM	0	6,180
STORMWATER	53,938	56,185
CARRY OVER FUNDS FROM PRIOR YEAR	0	0
<b>Total Revenues</b>	<b>\$ 333,495</b>	<b>\$ 404,140</b>
<b>EXPENDITURES - ADMIN</b>		
ARBITRAGE FEE	650	650
AUDIT	6,000	6,000
DISSEMINATION AGENT	400	400
DISTRICT COUNSEL	6,000	6,000
MANAGEMENT	7,205	7,422
ASSESSMENT ROLL	600	600
TIF/SAD REBATE ANALYSIS	8,500	11,000
DUES, LICENSES & FEES	175	175
ENGINEERING	17,500	17,500
GENERAL INSURANCE	6,500	6,500
WEB SITE MAINTENANCE	750	750
LEGAL ADVERTISING	380	530
TRAVEL AND PER DIEM	60	60
OFFICE SUPPLIES	100	140
OFFICE RENT	2,000	2,200
POSTAGE & SHIPPING	50	100
COPIES	200	250
SUPERVISOR FEES	1,920	2,400
CONTINGENCY ADMIN	5,000	5,000
TRUSTEE SERVICES	700	1,250
<b>TOTAL ADMIN EXPENSES</b>	<b>64,690</b>	<b>68,927</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #6**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	FISCAL YEAR 2023/2024 ANNUAL BUDGET	FISCAL YEAR 2024/2025 FINAL BUDGET
<b>EXPENDITURES - MAINT</b>		
AQUATIC MAINTENANCE	5,618	5,618
BULDING MAINTENANCE	11,237	11,237
COMMUNITY AREA MAINTENANCE	4,214	4,214
TIM OPERATIONS	8,456	42,139
CONTINGENCY	5,869	8,428
DEVELOPMENT COORDINATOR	1,768	1,821
ELECTRIC	1,405	1,405
ENGINEERING - MAINT.	9,832	9,832
FIELD MANAGEMENT	4,214	4,214
FOUNTAIN MAINTENANCE & CHEMICALS	1,798	225
IRRIGATION PARTS & REPAIRS	1,124	1,124
IRRIGATION WATER	112	112
LANDSCAPE MAINTENANCE	9,433	18,597
SIDEWALK CLEANING AND REPAIR	1,686	1,686
SIGNAGE	562	562
STORMWATER CONTROL	23,879	24,267
STREETLIGHT MAINTENANCE AND REPAIR	1,124	1,124
TREE/PLANT REPLACEMENT & TRIM	2,809	2,809
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>95,139</b>	<b>139,413</b>
<b>Total Expenditures</b>	<b>\$ 159,829</b>	<b>\$ 208,340</b>
<b>EXCESS / (SHORTFALL)</b>	<b>\$ 173,666</b>	<b>\$ 195,800</b>
PAYMENTS TO TRUSTEE	(151,301)	(168,458)
<b>BALANCE</b>	<b>\$ 22,365</b>	<b>\$ 27,342</b>
COUNTY APPRAISER & TAX COLLECTOR FEE	(11,182)	(13,671)
DISCOUNTS FOR EARLY PAYMENTS	(11,182)	(13,671)
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ -</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #7**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	<b>FISCAL YEAR 2023/2024 ANNUAL BUDGET</b>	<b>FISCAL YEAR 2024/2025 FINAL BUDGET</b>
<b>REVENUES</b>		
ON-ROLL ASSESSMENTS - DEBT	386,873	430,743
ON-ROLL ASSESSMENTS - Admin	70,316	74,920
ON-ROLL ASSESSMENTS - Maintenance	105,351	197,009
DEVELOPER CONTRIBUTION/BONDS - TIM	0	14,539
STORMWATER	126,883	132,170
CARRY OVER FUNDS FROM PRIOR YEAR	0	0
<b>Total Revenues</b>	<b>\$ 689,423</b>	<b>\$ 849,381</b>
<b>EXPENDITURES - ADMIN</b>		
ARBITRAGE FEE	650	650
AUDIT	6,000	6,000
DISSEMINATION AGENT	400	400
DISTRICT COUNSEL	6,000	6,000
MANAGEMENT	7,205	7,422
ASSESSMENT ROLL	600	600
TIF/SAD REBATE ANALYSIS	8,500	11,000
DUES, LICENSES & FEES	175	175
ENGINEERING	17,500	17,500
GENERAL INSURANCE	6,500	6,500
WEB SITE MAINTENANCE	750	750
LEGAL ADVERTISING	380	530
TRAVEL AND PER DIEM	60	60
OFFICE SUPPLIES	100	140
OFFICE RENT	2,000	2,200
POSTAGE & SHIPPING	50	100
COPIES	200	250
SUPERVISOR FEES	1,920	2,400
CONTINGENCY ADMIN	5,000	5,000
TRUSTEE SERVICES	700	1,250
<b>TOTAL ADMIN EXPENSES</b>	<b>64,690</b>	<b>68,927</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #7**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	FISCAL YEAR 2023/2024 ANNUAL BUDGET	FISCAL YEAR 2024/2025 FINAL BUDGET
<b>EXPENDITURES - MAINT</b>		
AQUATIC MAINTENANCE	13,217	13,217
BULDING MAINTENANCE	26,434	26,434
COMMUNITY AREA MAINTENANCE	9,913	9,913
TIM OPERATIONS	19,892	99,128
CONTINGENCY	13,805	19,826
DEVELOPMENT COORDINATOR	4,159	4,284
ELECTRIC	3,304	3,304
ENGINEERING - MAINT.	23,130	23,130
FIELD MANAGEMENT	9,913	9,913
FOUNTAIN MAINTENANCE & CHEMICALS	4,229	529
IRRIGATION PARTS & REPAIRS	2,643	2,643
IRRIGATION WATER	264	264
LANDSCAPE MAINTENANCE	22,191	43,748
SIDEWALK CLEANING AND REPAIR	3,965	3,965
SIGNAGE	1,322	1,322
STORMWATER CONTROL	56,172	57,086
STREETLIGHT MAINTENANCE AND REPAIR	2,643	2,643
TREE/PLANT REPLACEMENT & TRIM	6,609	6,609
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>223,806</b>	<b>327,957</b>
<b>Total Expenditures</b>	<b>\$ 288,496</b>	<b>\$ 396,884</b>
<b>EXCESS / (SHORTFALL)</b>	<b>\$ 400,926</b>	<b>\$ 452,497</b>
PAYMENTS TO TRUSTEE	(355,923)	(396,283)
<b>BALANCE</b>	<b>\$ 45,003</b>	<b>\$ 56,214</b>
COUNTY APPRAISER & TAX COLLECTOR FEE	(22,502)	(28,107)
DISCOUNTS FOR EARLY PAYMENTS	(22,502)	(28,107)
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ -</b>



**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #8**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	<b>FISCAL YEAR 2023/2024 ANNUAL BUDGET</b>	<b>FISCAL YEAR 2024/2025 FINAL BUDGET</b>
<b>REVENUES</b>		
ON-ROLL ASSESSMENTS - DEBT	342,946	381,835
ON-ROLL ASSESSMENTS - Admin	70,316	74,920
ON-ROLL ASSESSMENTS - Maintenance	93,389	174,640
DEVELOPER CONTRIBUTION/BONDS - TIM	0	12,888
STORMWATER	112,477	117,163
CARRY OVER FUNDS FROM PRIOR YEAR	0	0
<b>Total Revenues</b>	<b>\$ 619,127</b>	<b>\$ 761,446</b>
<b>EXPENDITURES - ADMIN</b>		
ARBITRAGE FEE	650	650
AUDIT	6,000	6,000
DISSEMINATION AGENT	400	400
DISTRICT COUNSEL	6,000	6,000
MANAGEMENT	7,205	7,422
ASSESSMENT ROLL	600	600
TIF/SAD REBATE ANALYSIS	8,500	11,000
DUES, LICENSES & FEES	175	175
ENGINEERING	17,500	17,500
GENERAL INSURANCE	6,500	6,500
WEB SITE MAINTENANCE	750	750
LEGAL ADVERTISING	380	530
TRAVEL AND PER DIEM	60	60
OFFICE SUPPLIES	100	140
OFFICE RENT	2,000	2,200
POSTAGE & SHIPPING	50	100
COPIES	200	250
SUPERVISOR FEES	1,920	2,400
CONTINGENCY ADMIN	5,000	5,000
TRUSTEE SERVICES	700	1,250
<b>TOTAL ADMIN EXPENSES</b>	<b>64,690</b>	<b>68,927</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #8**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	FISCAL YEAR 2023/2024 ANNUAL BUDGET	FISCAL YEAR 2024/2025 FINAL BUDGET
<b>EXPENDITURES - MAINT</b>		
AQUATIC MAINTENANCE	11,716	11,716
BULDING MAINTENANCE	23,433	23,433
COMMUNITY AREA MAINTENANCE	8,787	8,787
TIM OPERATIONS	17,633	87,872
CONTINGENCY	12,238	17,574
DEVELOPMENT COORDINATOR	3,687	3,797
ELECTRIC	2,929	2,929
ENGINEERING - MAINT.	20,504	20,504
FIELD MANAGEMENT	8,787	8,787
FOUNTAIN MAINTENANCE & CHEMICALS	3,749	469
IRRIGATION PARTS & REPAIRS	2,343	2,343
IRRIGATION WATER	234	234
LANDSCAPE MAINTENANCE	19,672	38,781
SIDEWALK CLEANING AND REPAIR	3,515	3,515
SIGNAGE	1,172	1,172
STORMWATER CONTROL	49,794	50,605
STREETLIGHT MAINTENANCE AND REPAIR	2,343	2,343
TREE/PLANT REPLACEMENT & TRIM	5,858	5,858
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>198,394</b>	<b>290,720</b>
<b>Total Expenditures</b>	<b>\$ 263,085</b>	<b>\$ 359,646</b>
<b>EXCESS / (SHORTFALL)</b>	<b>\$ 356,042</b>	<b>\$ 401,800</b>
PAYMENTS TO TRUSTEE	(315,510)	(351,288)
<b>BALANCE</b>	<b>\$ 40,532</b>	<b>\$ 50,512</b>
COUNTY APPRAISER & TAX COLLECTOR FEE	(20,266)	(25,256)
DISCOUNTS FOR EARLY PAYMENTS	(20,266)	(25,256)
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ -</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #9**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	<b>FISCAL YEAR 2023/2024 ANNUAL BUDGET</b>	<b>FISCAL YEAR 2024/2025 FINAL BUDGET</b>
<b>REVENUES</b>		
ON-ROLL ASSESSMENTS - DEBT	164,458	183,107
ON-ROLL ASSESSMENTS - Admin	70,316	74,920
ON-ROLL ASSESSMENTS - Maintenance	44,784	83,748
DEVELOPER CONTRIBUTION/BONDS - TIM	0	6,180
STORMWATER	53,938	56,185
CARRY OVER FUNDS FROM PRIOR YEAR	0	0
<b>Total Revenues</b>	<b>\$ 333,495</b>	<b>\$ 404,140</b>
<b>EXPENDITURES - ADMIN</b>		
ARBITRAGE FEE	650	650
AUDIT	6,000	6,000
DISSEMINATION AGENT	400	400
DISTRICT COUNSEL	6,000	6,000
MANAGEMENT	7,205	7,422
ASSESSMENT ROLL	600	600
TIF/SAD REBATE ANALYSIS	8,500	11,000
DUES, LICENSES & FEES	175	175
ENGINEERING	17,500	17,500
GENERAL INSURANCE	6,500	6,500
WEB SITE MAINTENANCE	750	750
LEGAL ADVERTISING	380	530
TRAVEL AND PER DIEM	60	60
OFFICE SUPPLIES	100	140
OFFICE RENT	2,000	2,200
POSTAGE & SHIPPING	50	100
COPIES	200	250
SUPERVISOR FEES	1,920	2,400
CONTINGENCY ADMIN	5,000	5,000
TRUSTEE SERVICES	700	1,250
<b>TOTAL ADMIN EXPENSES</b>	<b>64,690</b>	<b>68,927</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #9**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	FISCAL YEAR 2023/2024 ANNUAL BUDGET	FISCAL YEAR 2024/2025 FINAL BUDGET
<b>EXPENDITURES - MAINT</b>		
AQUATIC MAINTENANCE	5,618	5,618
BULDING MAINTENANCE	11,237	11,237
COMMUNITY AREA MAINTENANCE	4,214	4,214
TIM OPERATIONS	8,456	42,139
CONTINGENCY	5,869	8,428
DEVELOPMENT COORDINATOR	1,768	1,821
ELECTRIC	1,405	1,405
ENGINEERING - MAINT.	9,832	9,832
FIELD MANAGEMENT	4,214	4,214
FOUNTAIN MAINTENANCE & CHEMICALS	1,798	225
IRRIGATION PARTS & REPAIRS	1,124	1,124
IRRIGATION WATER	112	112
LANDSCAPE MAINTENANCE	9,433	18,597
SIDEWALK CLEANING AND REPAIR	1,686	1,686
SIGNAGE	562	562
STORMWATER CONTROL	23,879	24,267
STREETLIGHT MAINTENANCE AND REPAIR	1,124	1,124
TREE/PLANT REPLACEMENT & TRIM	2,809	2,809
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>95,139</b>	<b>139,413</b>
<b>Total Expenditures</b>	<b>\$ 159,829</b>	<b>\$ 208,340</b>
<b>EXCESS / (SHORTFALL)</b>	<b>\$ 173,666</b>	<b>\$ 195,800</b>
PAYMENTS TO TRUSTEE	(151,301)	(168,458)
<b>BALANCE</b>	<b>\$ 22,365</b>	<b>\$ 27,342</b>
COUNTY APPRAISER & TAX COLLECTOR FEE	(11,182)	(13,671)
DISCOUNTS FOR EARLY PAYMENTS	(11,182)	(13,671)
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ -</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #10**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	<b>FISCAL YEAR 2023/2024 ANNUAL BUDGET</b>	<b>FISCAL YEAR 2024/2025 FINAL BUDGET</b>
<b>REVENUES</b>		
ON-ROLL ASSESSMENTS - DEBT	349,323	388,935
ON-ROLL ASSESSMENTS - Operations	70,316	74,920
ON-ROLL ASSESSMENTS - Maintenance	95,125	177,888
DEVELOPER CONTRIBUTION/BONDS - TIM	0	13,128
STORMWATER	114,568	119,342
CARRY OVER FUNDS FROM PRIOR YEAR	0	0
<b>Total Revenues</b>	<b>\$ 629,333</b>	<b>\$ 774,213</b>
<b>EXPENDITURES - ADMIN</b>		
ARBITRAGE REBATE FEE*	650	650
AUDIT*	6,000	6,000
DISSEMINATION AGENT	400	400
DISTRICT COUNSEL	6,000	6,000
MANAGEMENT	7,205	7,422
ASSESSMENT ROLL	600	600
TIF/SAD REBATE ANALYSIS	8,500	11,000
DUES, LICENSES & FEES*	175	175
ENGINEERING	17,500	17,500
GENERAL INSURANCE*	6,500	6,500
WEB SITE MAINTENANCE*	750	750
LEGAL ADVERTISING	380	530
TRAVEL AND PER DIEM	60	60
OFFICE SUPPLIES	100	140
OFFICE RENT	2,000	2,200
POSTAGE & SHIPPING	50	100
COPIES	200	250
SUPERVISOR FEES*	1,920	2,400
CONTINGENCY ADMIN	5,000	5,000
TRUSTEE SERVICES	700	1,250
<b>TOTAL ADMIN EXPENSES</b>	<b>64,690</b>	<b>68,927</b>

**FINAL BUDGET**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT #10**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

	FISCAL YEAR 2023/2024 ANNUAL BUDGET	FISCAL YEAR 2024/2025 FINAL BUDGET
<b>EXPENDITURES - MAINT</b>		
AQUATIC MAINTENANCE	11,934	11,934
BULDING MAINTENANCE	23,868	23,868
COMMUNITY AREA MAINTENANCE	8,951	8,951
TIM OPERATIONS	17,961	89,506
CONTINGENCY	12,465	17,901
DEVELOPMENT COORDINATOR	3,755	3,868
ELECTRIC	2,984	2,984
ENGINEERING - MAINT.	20,885	20,885
FIELD MANAGEMENT	8,951	8,951
FOUNTAIN MAINTENANCE & CHEMICALS	3,819	477
IRRIGATION PARTS & REPAIRS	2,387	2,387
IRRIGATION WATER	239	239
LANDSCAPE MAINTENANCE	20,037	39,502
SIDEWALK CLEANING AND REPAIR	3,580	3,580
SIGNAGE	1,193	1,193
STORMWATER CONTROL	50,720	51,546
STREETLIGHT MAINTENANCE AND REPAIR	2,387	2,387
TREE/PLANT REPLACEMENT & TRIM	5,967	5,967
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>202,084</b>	<b>296,126</b>
<hr/>		
<b>Total Expenditures</b>	<b>\$ 266,774</b>	<b>\$ 365,053</b>
<hr/>		
<b>EXCESS / (SHORTFALL)</b>	<b>\$ 362,559</b>	<b>\$ 409,160</b>
<hr/>		
PAYMENTS TO TRUSTEE	(321,377)	(357,820)
<hr/>		
<b>BALANCE</b>	<b>\$ 41,181</b>	<b>\$ 51,339</b>
<hr/>		
COUNTY APPRAISER & TAX COLLECTOR FEE	(20,591)	(25,670)
DISCOUNTS FOR EARLY PAYMENTS	(20,591)	(25,670)
<hr/>		
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ -</b>

FINAL OPERATIONS/MAINTENANCE ASSESSMENTS CALCULATION  
 FISCAL YEAR 2024/2025  
 OCTOBER 1, 2024 - SEPTEMBER 30, 2025  
 CDDs 1 - 10

**On Fiscal Year 2024/2025 Tax Roll\***

TYPE	Volume	ERU Factor	ERUS**
Single Family - General	2,322	1.0000	2,322.00
Multi-Family	-	1.0000	-
Apartments	1,754	0.5000	877.00
Retail Sq. Ft.	153,146	0.0020	306.29
Office Sq. Ft.	155,928	0.0010	155.93
Research Sq.Ft.	286,574	0.0010	286.57
Warehouse Sq.Ft.	1,488,005	0.0010	1,488.01
Hotel Rooms	277	1.0000	277.00
Hospital	180	3.0000	540.00
Acreage	1,512	4.0000	6,049.05

\*As of August 20, 2024

\*\*Rounded

**Total ERUs on Roll**

**12,301.85**

Assessments Per Unit\*

Single Family - General	181.46
Multi-Family	181.46
Apartments	90.73
Retail Sq. Ft.	0.36
Office Sq. Ft.	0.18
Research Sq.Ft.	0.18
Warehouse Sq.Ft.	0.18
Hotel Rooms	181.46
Hospital	544.37
Acre	725.83

\*Rounded

**FINAL DEBT SERVICE**  
**SERIES 2019, 2020, 2021, 2022, 2024 BONDS**  
**FISCAL YEAR 2024/2025**  
**OCTOBER 1, 2024 - SEPTEMBER 30, 2025**

		<b>FISCAL YEAR</b>	
		<b>2024/2025</b>	
		<b>FINAL BUDGET</b>	
<b>REVENUES</b>			
Interest Income		0	
Net 2019 Bond Collections		497,454	
Net 2020 Bond Collections		341,170	
Net 2021 Bond Collections		692,797	
Net 2022 Bond Collections		896,119	
Net 2024 Bond Collections		570,742	
<b>Total Revenues</b>	<b>\$</b>	<b>2,998,282</b>	
<b>EXPENDITURES</b>			
2019 Bond Payments		443,856	
2020 Bond Payments		334,888	
2021 Bond Payments		682,386	
2022 Bond Payments		894,850	
2024 Bond Payments		570,742	
Miscellaneous / Extra Redemption (2019)		53,597	
Miscellaneous / Extra Redemption (2020)		6,282	
Miscellaneous / Extra Redemption (2021)		10,410	
Miscellaneous / Extra Redemption (2022)		1,269	
Miscellaneous / Extra Redemption (2024)		0	
<b>Total Expenditures</b>	<b>\$</b>	<b>2,998,282</b>	
<b>Excess / (Shortfall)</b>	<b>\$</b>	<b>-</b>	



FINAL DEBT ASSESSMENTS  
FISCAL YEAR 2024/2025  
OCTOBER 1, 2024 - SEPTEMBER 30, 2025

Land Use	Folio#	Landowner	Units Sq. Ft.	Est. Gross Annual PI Debt Service/Unit*
Research	4315-600-0001-000-8	City of Port St. Lucie (Torrey Pines)	85937 \$	0.08
Hotel	4315-606-0003-000-0	BBL at Equinox (Homewood Suites)	111 \$	220.48
Research	4315-502-0008-000-6	City of Port St. Lucie (formerly VGTI)	92142 \$	0.03
Hospital	4315-501-0004-000-5	Martin Memorial	180 \$	293.18
Research	4315-608-0001-000-2	Trad Health (Bldg 1 - south)	45238 \$	0.11
Retail	4315-602-0002-000-1	Mason Street Holdings (Wawa)	6280 \$	0.73
Office	4315-505-0005-000-4	Pegasus PSL (Keiser University)	75146 \$	0.33
Research	4315-608-0002-000-9	Trad Health (Bldg 2 - north)	64128 \$	0.31
Retail	4315-607-0002-000-6	G&S Family Hospitality (Culvers)	4652 \$	0.73
Retail	4315-606-0002-000-3	BBL at Tradition (Recovery Sports Bar & Grill)	6518 \$	0.68
Retail	4315-607-0005-000-7	CFT NV Developments (Panda Express)	2766 \$	0.73
Office	4315-607-0003-000-3	PRD Owner (Dental Care)	4000 \$	0.30
Office	4315-506-0002-000-6	SFO Holdings (Urgent Care)	32360 \$	0.34
Retail	4315-609-0006-000-0	Pershing Properties (Verizon)	2500 \$	0.76
SF 55 or Less	Multiple	Del Webb @ Tradition (Phases 1 and 2)	161 \$	466.79
SF 56 - 66	Multiple	Del Webb @ Tradition (Phases 1 and 2)	42 \$	516.27
Apts	4315-613-0001-000-8	Continental 409	304 \$	358.01
Retail	4315-605-0003-000-7	Northern Lights Realty (Innovation Plaza)	10478 \$	0.82
Retail	4315-609-0004-000-6	JEM Port St Lucie (Restaurant & mini golf)	6251 \$	0.72
Medical Office	4315-603-0001-000-7	Florida Vision (Bldg 1)	34350 \$	0.38
Apts	4315-500-0012-000-1	Grande Palms II (Phase 1 - south)	300 \$	350.57
Warehouse	4315-800-0003-000-6	CES Port St. Lucie Landlord (City Electric)	411852 \$	0.42
SF 55 or Less	Multiple	Heron Preserve	151 \$	499.95
SF 56 - 66	Multiple	Heron Preserve	50 \$	560.55
Retail	4315-607-0004-000-0	Tradition Lot 3 (eastern portion - PDQ 000)	2782 \$	0.77
SF 55 or Less	Multiple	Del Webb @ Tradition (Phase 3)	130 \$	525.79
SF 56 - 66	Multiple	Del Webb @ Tradition (Phase 3)	46 \$	589.69
Retail	4315-609-0007-000-7	RDP 11 (southern portion - Burger King)	2967 \$	0.87
Medical Office	4315-611-0002-000-9	KYK Holdings (Premier Medical Plaza)	9986 \$	0.38
Hotel	4315-612-0001-000-5	Tradition Hotel Holdings, LLC (Courtyard by Marriott)	84 \$	452.77
SF 55 or Less	4315-500-0008-000-0	Mattamy	54 \$	524.67
SF 56 - 66	4315-500-0008-000-0	Mattamy	36 \$	588.89
SF 55 or Less	Multiple	Manderlie - Phase 2	51 \$	476.09
SF 56 - 66	Multiple	Manderlie - Phase 2	32 \$	534.37
SF 55 or Less	Multiple	Heron Preserve - Phase 2	142 \$	477.11
SF 56 - 66	Multiple	Heron Preserve - Phase 2	50 \$	535.09
SF 55 or Less	Multiple	Del Webb - Phase 4	159 \$	477.11
SF 56 - 66	Multiple	Del Webb - Phase 4	20 \$	535.09
SF 55 or Less	Multiple	Tolero - Phase 1	157 \$	477.77
SF 56 - 66	Multiple	Tolero - Phase 1	29 \$	535.76
Retail	4315-609-0005-000-3	RG Tradition, LLC (Starbucks)	2500 \$	0.75
Retail	4315-614-0001-000-1	RDP 11, LLC (north - 3 tenant bldg.)	5124 \$	0.79
Warehouse	4335-500-0003-000-7	PSL Industrial Owner, LLC	245111 \$	0.41
Hotel	4315-705-0002-000-7	Tradition One, LLC (Tru by Hilton)	82 \$	407.86
Retail	4315-705-0001-000-0	Suratman, LLC	10476 \$	0.79
Apts	4315-615-0002-000-1	Watermark at Port St Lucie FL, LLC	214 \$	330.69
Apts	4315-615-0003-000-8	Lucie at Tradition, LLC	264 \$	330.89
Apts	4315-700-0030-000-7	CCC-PSL, LLC	286 \$	330.48
MF	4334-700-0003-000-8	America Walks at Port St. Lucie, LLC	410 \$	445.65
SF 56 - 66	Multiple	GRBK GHO Belterra, LLC - Phase 1	79 \$	536.67

FINAL DEBT ASSESSMENTS  
FISCAL YEAR 2024/2025  
OCTOBER 1, 2024 - SEPTEMBER 30, 2025

SF 67 or More	Multiple	GRBK GHO Belterra, LLC - Phase 1	77	\$	580.43
Retail	4315-615-0001-000-4	Vitas Healthcare Corporation of Florida, Inc.	32000	\$	0.77
SF 56 - 66	Multiple	GRBK GHO Belterra, LLC - Phase 1, Plat 1 & 2	26	\$	689.43
SF 67 or More	Multiple	GRBK GHO Belterra, LLC - Phase 1, Plat 1 & 2	47	\$	745.65
SF 55 or Less	Multiple	Del Webb - Plat 5A	70	\$	612.92
SF 56 - 66	Multiple	Del Webb - Plat 5A	24	\$	687.41
SF 55 or Less	Multiple	Kenley - Plat 1	137	\$	616.89
SF 56 - 66	Multiple	Kenley - Plat 1	77	\$	691.39
SF 55 or Less	Multiple	Telaro - Plat 2	206	\$	614.96
SF 56 - 66	Multiple	Telaro - Plat 2	50	\$	690.08
Apts	4315-500-0011-000-4	Grande Palms at Tradition I, LLC (north parcel)	300	\$	412.03
Retail	4316-504-0002-000-3	Local Strip, LLC (west Barron Shoppes parcel - sold)	9350	\$	0.99
Retail	4316-504-0001-000-6	Baron Shoppes Tradition, LLC (east parcel)	5820	\$	0.99
Retail	4316-504-0003-000-0	PCW Holdings, LLC (carwash)	9969	\$	0.98
Retail	4315-603-0002-000-4	Amber Hills Properties, LLC	14040	\$	0.92
Warehouse	4315-802-0002-000-5	Accel Florida, LLC	150351	\$	0.52
Warehouse	4326-601-0002-000-2	Cheney Bros, Inc.	351869	\$	0.52
Warehouse	4335-500-0004-000-4	NBP III Legacy III, LLC (Lot 2)	168000	\$	0.52
Warehouse	4315-706-0003-000-7	Oculus Surgical, Inc.	75246	\$	0.52
SF 55 or Less	Multiple	Del Webb - Plat 5B & 6	269	\$	588.71
SF 56 - 66	Multiple	Del Webb - Plat 5B & 6	14	\$	660.26
SF 55 or Less	Multiple	Heron Preserve - Plat 2B	66	\$	588.71
SF 56 - 66	Multiple	Heron Preserve - Plat 2B	18	\$	660.26
SF 56 - 66	Multiple	GRBK GHO Belterra, LLC - Phase 1, Plat 3	33	\$	662.20
SF 67 or More	Multiple	GRBK GHO Belterra, LLC - Phase 1, Plat 3	43	\$	716.20
Hotel	4315-708-0001-000-9	TGC Port St Lucie, LLC (Woodspring Suites Hotel)	122	\$	503.35
Warehouse	4326-600-0004-000-3	NBP III Legacy IV, LLC (Lot 4)	520000	\$	0.50
Retail	4315-607-0004-010-3	Michael Benjamin Menahem (TR) (west parcel retail - 2-tent)	4368	\$	0.97
Retail	4315-710-0001-000-6	Pebb Tradition SG3, LLC (Aldi plus 3 retail bldgs)	64684	\$	0.97
Warehouse	4322-500-0001-000-3	Tradition Business Center, LLC (1st industrial building)	11508	\$	0.50

\*Figures are rounded and are net of previously paid CI BAN and DI BAN Credits

**RESOLUTION 2024-17**

**RESOLUTION OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 1 LEVYING NON-AD VALOREM ASSESSMENTS FOR THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10 FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025.**

**WHEREAS**, Southern Grove Development District No. 1 (“District No. 1”) is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes (“Act”); and

**WHEREAS**, District No. 1, along with Southern Grove Community Development District Nos. 2-10 (“Other Districts,” and collectively with District No. 1, the “Districts”), are parties to that certain Second Amended and Restated District Development Interlocal Agreement dated July 9, 2013, recorded in Official Records Book 3539, Page 1072, of the public records of St. Lucie County, Florida (“District Interlocal Agreement”), whereby the Districts have delegated to the “Administration District” (as defined in the District Interlocal Agreement) the authority to act on behalf of the Districts with respect to the levy and collection of non-ad valorem assessments for the Districts; and

**WHEREAS**, the District Interlocal Agreement designates Southern Grove Community Development District No. 1 (“District No. 1”) as the initial Administration District, and the Districts have not designated another District as successor or replacement Administration District; and

**WHEREAS**, within the Districts certain costs of operation, repairs and maintenance are being incurred; and

**WHEREAS**, the Board of Supervisors of District No. 1 (“Board”) finds that the total General Fund Operations Assessments for the Districts during Fiscal Year 2024/2025 will amount to \$ \_\_\_\_\_, allocated (i) upon assessable properties within District No. 1, \$ \_\_\_\_\_, (ii) upon assessable properties within District No. 2, \$ \_\_\_\_\_, (iii) upon assessable properties within District No. 3, \$ \_\_\_\_\_, (iv) upon assessable properties within District No. 4, \$ \_\_\_\_\_, (v) upon assessable properties within District No. 5, \$ \_\_\_\_\_, (v) upon assessable properties within District No. 6, \$ \_\_\_\_\_, (v) upon assessable properties within District No. 7, \$ \_\_\_\_\_, (v) upon assessable properties within District No. 8, \$ \_\_\_\_\_, (v) upon assessable properties within District No. 9, \$ \_\_\_\_\_, (vi) upon assessable properties within District No. 10, \$ \_\_\_\_\_; and:

**WHEREAS**, the Board finds that, taking into consideration other revenue sources, the Project/Bond Assessment for the Districts during Fiscal Year 2024/2025 will amount to \$ \_\_\_\_\_, allocated (i) upon assessable properties within District No. 1, \$ \_\_\_\_\_, (ii) upon assessable properties within District No. 2, \$ \_\_\_\_\_, (iii) upon assessable properties within District No. 3,

\$ \_\_\_\_\_, (iv) upon assessable properties within District No. 4,  
\$ \_\_\_\_\_, (v) upon assessable properties within District No. 5,  
\$ \_\_\_\_\_, (vi) upon assessable properties within District No. 6,  
\$ \_\_\_\_\_, (vii) upon assessable properties within District No. 7,  
\$ \_\_\_\_\_, (viii) upon assessable properties within District No. 8,  
\$ \_\_\_\_\_, (ix) upon assessable properties within District No. 9,  
\$ \_\_\_\_\_, (x) upon assessable properties within District No. 10,  
\$ \_\_\_\_\_, ; and

**WHEREAS**, the Board finds that the costs of administration provide special and peculiar benefit to certain properties within the Districts; and

**WHEREAS**, the Board finds that the assessments on the affected parcels of property to pay for the special and peculiar benefits is fairly and reasonably apportioned, in proportion to the benefits received in accordance with the applicable Assessment Methodologies for the Districts;

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO.1 OF ST. LUCIE COUNTY, FLORIDA:**

Section 1.

A Special Assessment for Maintenance (if required), as provided for in Section 190.021 Florida Statutes, (hereinafter referred to as the “assessments”) is hereby levied on the platted lots within the Districts as shown on the attached Exhibit A (if applicable).

Section 2.

The collection and enforcement of the aforesaid assessments on platted lots shall be by the Tax Collector serving as agent of the State of Florida in St. Lucie County (Tax Collector) and shall be at the same time and in like manner as ad valorem taxes and subject to all ad valorem tax collection and enforcement procedures which attend the use of the official annual tax notice under Section 290.021 Florida Statutes.

Section 3.

The said assessment levies on platted lands included in the Districts to be levied upon, are hereby certified to the St. Lucie County Property Appraiser, to be extended on the St. Lucie County Tax Roll and shall be collected by the Tax Collector in the same manner and time as St. Lucie County taxes. The proceeds therefrom shall be paid to District No. 1 for credit to the respective District in accordance with the District Interlocal Agreement.

Section 4.

Be it further resolved, that a copy of this Resolution shall be transmitted to the proper officials so that its purpose and effect may be carried out in accordance with the law.

**PASSED AND ADOPTED** this 4<sup>th</sup> day of September, 2024.

ATTEST:

**SOUTHERN GROVE COMMUNITY  
DISTRICT NO. 1**

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Secretary (B. Frank Sakuma, Jr.)

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Chairperson (Eric Sexauer)

**RESOLUTION 2024-17 (CDD2)**

**RESOLUTION OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 2 CONSENTING TO THE LEVY AND COLLECTION BY THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 1 OF THE NON-AD VALOREM ASSESSMENTS FOR THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10 FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025.**

**WHEREAS**, Southern Grove Community Development District No. 2 (“District No. 2”) is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes (“Act”); and

**WHEREAS**, District No. 2, along with Southern Grove Community Development District Nos. 1 & 3-10 (“Other Districts,” and collectively with District No. 2, the “Districts”) are parties to that certain Second Amended and Restated District Development Interlocal Agreement dated July 9, 2013, recorded in Official Records Book 3539, Page 1072, of the public records of St. Lucie County, Florida (“District Interlocal Agreement”), whereby the Districts have delegated to the “Administration District” (as defined in the District Interlocal Agreement), the authority to act on behalf of the Districts with respect to the levy and collection of non-ad valorem assessments for the Districts; and

**WHEREAS**, the District Interlocal Agreement designates Southern Grove Community Development District No. 1 (“District No. 1”) as the initial Administration District, and the Districts have not designated another District as successor or replacement Administration District; and

**WHEREAS**, the Board of Supervisors of District No. 1, in accordance with the District Interlocal Agreement, has levied non-ad valorem assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025; by its Resolution No. 2024-17; Resolution of the Southern Grove Community Development District No. 1 Levying Non-Ad Valorem Assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025; and

**WHEREAS**, although the District Interlocal Agreement accords full authority to District No. 1 to levy and collect non-ad valorem assessments for the Districts, the Board of Supervisors of District No. 2 (“Board”) desires to express its consent to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025;

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN GROVE COMMUNITY DEVELOPMENT**

**DISTRICT NO. 2, AS FOLLOWS:**

**Section 1. Consent to Levy and Collection of Non-Ad Valorem Assessments for Fiscal Year 2024/2025.** The Board hereby consents to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025.

**Section 2. Severability.** If any section, paragraph, clause, or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause, or provision.

**Section 3. Effective Date.** This Resolution shall take effect immediately upon its adoption, and all provisions of any previous resolution in conflict with the provisions of this Resolution are hereby superseded.

**ADOPTED** by the Board of Supervisors of Southern Grove Community Development District No. 2 this 4<sup>th</sup> day of September, 2024.

SOUTHERN GROVE COMMUNITY  
DEVELOPMENT DISTRICT NO. 2

\_\_\_\_\_  
Chairman / (Eric Sexauer)

ATTEST:

\_\_\_\_\_  
Secretary/ (B. Frank Sakuma, Jr.)

**RESOLUTION 2024-17 (CDD3)**

**RESOLUTION OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 3 CONSENTING TO THE LEVY AND COLLECTION BY THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 1 OF THE NON-AD VALOREM ASSESSMENTS FOR THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10 FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025.**

**WHEREAS**, Southern Grove Community Development District No. 3 (“District No. 3”) is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes (“Act”); and

**WHEREAS**, District No. 3, along with Southern Grove Community Development District Nos. 1-2 & 4-10 (“Other Districts,” and collectively with District No. 3, the “Districts”) are parties to that certain Second Amended and Restated District Development Interlocal Agreement dated July 9, 2013, recorded in Official Records Book 3539, Page 1072, of the public records of St. Lucie County, Florida (“District Interlocal Agreement”), whereby the Districts have delegated to the “Administration District” (as defined in the District Interlocal Agreement), the authority to act on behalf of the Districts with respect to the levy and collection of non-ad valorem assessments for the Districts; and

**WHEREAS**, the District Interlocal Agreement designates Southern Grove Community Development District No. 1 (“District No. 1”) as the initial Administration District, and the Districts have not designated another District as successor or replacement Administration District; and

**WHEREAS**, the Board of Supervisors of District No. 1, in accordance with the District Interlocal Agreement, has levied non-ad valorem assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025; by its Resolution No. 2024-17; Resolution of the Southern Grove Community Development District No. 1 Levying Non-Ad Valorem Assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025; and

**WHEREAS**, although the District Interlocal Agreement accords full authority to District No. 1 to levy and collect non-ad valorem assessments for the Districts, the Board of Supervisors of District No. 3 (“Board”) desires to express its consent to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025;

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN GROVE COMMUNITY DEVELOPMENT**



**DISTRICT NO. 3, AS FOLLOWS:**

**Section 1. Consent to Levy and Collection of Non-Ad Valorem Assessments for Fiscal Year 2024/2025.** The Board hereby consents to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025.

**Section 2. Severability.** If any section, paragraph, clause, or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause, or provision.

**Section 3. Effective Date.** This Resolution shall take effect immediately upon its adoption, and all provisions of any previous resolution in conflict with the provisions of this Resolution are hereby superseded.

**ADOPTED** by the Board of Supervisors of Southern Grove Community Development District No. 3 this 4<sup>th</sup> day of September, 2024.

SOUTHERN GROVE COMMUNITY  
DEVELOPMENT DISTRICT NO. 3

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

ATTEST:

\_\_\_\_\_  
Secretary/ (B. Frank Sakuma, Jr.)

**RESOLUTION 2024-17 (CDD4)**

**RESOLUTION OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 4 CONSENTING TO THE LEVY AND COLLECTION BY THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 1 OF THE NON-AD VALOREM ASSESSMENTS FOR THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10 FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025.**

**WHEREAS**, Southern Grove Community Development District No. 4 (“District No. 4”) is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes (“Act”); and

**WHEREAS**, District No. 4, along with Southern Grove Community Development District Nos. 1-3 & 5-10 (“Other Districts,” and collectively with District No. 4, the “Districts”) are parties to that certain Second Amended and Restated District Development Interlocal Agreement dated July 9, 2018, recorded in Official Records Book 3539, Page 10102, of the public records of St. Lucie County, Florida (“District Interlocal Agreement”), whereby the Districts have delegated to the “Administration District” (as defined in the District Interlocal Agreement), the authority to act on behalf of the Districts with respect to the levy and collection of non-ad valorem assessments for the Districts; and

**WHEREAS**, the District Interlocal Agreement designates Southern Grove Community Development District No. 1 (“District No. 1”) as the initial Administration District, and the Districts have not designated another District as successor or replacement Administration District; and

**WHEREAS**, the Board of Supervisors of District No. 1, in accordance with the District Interlocal Agreement, has levied non-ad valorem assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025; by its Resolution No. 2024-17; Resolution of the Southern Grove Community Development District No. 1 Levying Non-Ad Valorem Assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025; and

**WHEREAS**, although the District Interlocal Agreement accords full authority to District No. 1 to levy and collect non-ad valorem assessments for the Districts, the Board of Supervisors of District No. 4 (“Board”) desires to express its consent to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025;

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN GROVE COMMUNITY DEVELOPMENT**

**DISTRICT NO. 4, AS FOLLOWS:**

**Section 1. Consent to Levy and Collection of Non-Ad Valorem Assessments for Fiscal Year 2024/2025.** The Board hereby consents to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025.

**Section 2. Severability.** If any section, paragraph, clause, or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause, or provision.

**Section 3. Effective Date.** This Resolution shall take effect immediately upon its adoption, and all provisions of any previous resolution in conflict with the provisions of this Resolution are hereby superseded.

**ADOPTED** by the Board of Supervisors of Southern Grove Community Development District No. 4 this 4<sup>th</sup> day of September, 2024.

SOUTHERN GROVE COMMUNITY  
DEVELOPMENT DISTRICT NO. 4

\_\_\_\_\_  
Chair / (Jennifer Davis)

ATTEST:

\_\_\_\_\_  
Secretary/ (B. Frank Sakuma, Jr.)

**RESOLUTION 2024-17 (CDD5)**

**RESOLUTION OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 5 CONSENTING TO THE LEVY AND COLLECTION BY THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 1 OF THE NON-AD VALOREM ASSESSMENTS FOR THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10 FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025.**

**WHEREAS**, Southern Grove Community Development District No. 5 (“District No. 5”) is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes (“Act”); and

**WHEREAS**, District No. 5, along with Southern Grove Community Development District Nos. 1-4 & 10 (“Other Districts,” and collectively with District No. 5, the “Districts”) are parties to that certain Second Amended and Restated District Development Interlocal Agreement dated July 9, 2018, recorded in Official Records Book 3539, Page 1072, of the public records of St. Lucie County, Florida (“District Interlocal Agreement”), whereby the Districts have delegated to the “Administration District” (as defined in the District Interlocal Agreement), the authority to act on behalf of the Districts with respect to the levy and collection of non-ad valorem assessments for the Districts; and

**WHEREAS**, the District Interlocal Agreement designates Southern Grove Community Development District No. 1 (“District No. 1”) as the initial Administration District, and the Districts have not designated another District as successor or replacement Administration District; and

**WHEREAS**, the Board of Supervisors of District No. 1, in accordance with the District Interlocal Agreement, has levied non-ad valorem assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025; by its Resolution No. 2024-17; Resolution of the Southern Grove Community Development District No. 1 Levying Non-Ad Valorem Assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025; and

**WHEREAS**, although the District Interlocal Agreement accords full authority to District No. 1 to levy and collect non-ad valorem assessments for the Districts, the Board of Supervisors of District No. 5 (“Board”) desires to express its consent to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025;

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN GROVE COMMUNITY DEVELOPMENT**

**DISTRICT NO. 5, AS FOLLOWS:**

**Section 1. Consent to Levy and Collection of Non-Ad Valorem Assessments for Fiscal Year 2024/2025.** The Board hereby consents to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025.

**Section 2. Severability.** If any section, paragraph, clause, or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause, or provision.

**Section 3. Effective Date.** This Resolution shall take effect immediately upon its adoption, and all provisions of any previous resolution in conflict with the provisions of this Resolution are hereby superseded.

**ADOPTED** by the Board of Supervisors of Southern Grove Community Development District No. 5 this 4<sup>th</sup> day of September, 2024.

SOUTHERN GROVE COMMUNITY  
DEVELOPMENT DISTRICT NO. 5

\_\_\_\_\_  
Chairman / (Eric Sexauer)

ATTEST:

\_\_\_\_\_  
Secretary/ (B. Frank Sakuma, Jr.)

**RESOLUTION 2024-17 (CDD6)**

**RESOLUTION OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 6 CONSENTING TO THE LEVY AND COLLECTION BY THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 1 OF THE NON-AD VALOREM ASSESSMENTS FOR THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10 FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025.**

**WHEREAS**, Southern Grove Community Development District No. 6 (“District No. 6”) is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes (“Act”); and

**WHEREAS**, District No. 6, along with Southern Grove Community Development District Nos. 1-10 (“Other Districts,” and collectively with District No. 6, the “Districts”) are parties to that certain Second Amended and Restated District Development Interlocal Agreement dated July 9, 2018, recorded in Official Records Book 3539, Page 672, of the public records of St. Lucie County, Florida (“District Interlocal Agreement”), whereby the Districts have delegated to the “Administration District” (as defined in the District Interlocal Agreement), the authority to act on behalf of the Districts with respect to the levy and collection of non-ad valorem assessments for the Districts; and

**WHEREAS**, the District Interlocal Agreement designates Southern Grove Community Development District No. 1 (“District No. 1”) as the initial Administration District, and the Districts have not designated another District as successor or replacement Administration District; and

**WHEREAS**, the Board of Supervisors of District No. 1, in accordance with the District Interlocal Agreement, has levied non-ad valorem assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025; by its Resolution No. 2024-17; Resolution of the Southern Grove Community Development District No. 1 Levying Non-Ad Valorem Assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025; and

**WHEREAS**, although the District Interlocal Agreement accords full authority to District No. 1 to levy and collect non-ad valorem assessments for the Districts, the Board of Supervisors of District No. 6 (“Board”) desires to express its consent to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025;

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN GROVE COMMUNITY DEVELOPMENT**

**DISTRICT NO. 6, AS FOLLOWS:**

**Section 1. Consent to Levy and Collection of Non-Ad Valorem Assessments for Fiscal Year 2024/2025.** The Board hereby consents to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025.

**Section 2. Severability.** If any section, paragraph, clause, or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause, or provision.

**Section 3. Effective Date.** This Resolution shall take effect immediately upon its adoption, and all provisions of any previous resolution in conflict with the provisions of this Resolution are hereby superseded.

**ADOPTED** by the Board of Supervisors of Southern Grove Community Development District No. 6 this 4<sup>th</sup> day of September, 2024.

SOUTHERN GROVE COMMUNITY  
DEVELOPMENT DISTRICT NO. 6

\_\_\_\_\_  
Chair / (Jennifer Davis)

ATTEST:

\_\_\_\_\_  
Secretary/ (B. Frank Sakuma, Jr.)

**RESOLUTION 2024-17 (CDD7)**

**RESOLUTION OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 7 CONSENTING TO THE LEVY AND COLLECTION BY THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 1 OF THE NON-AD VALOREM ASSESSMENTS FOR THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10 FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025.**

**WHEREAS**, Southern Grove Community Development District No. 7 (“District No. 7”) is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes (“Act”); and

**WHEREAS**, District No. 7, along with Southern Grove Community Development District Nos. 1 & 3-10 (“Other Districts,” and collectively with District No. 7, the “Districts”) are parties to that certain Second Amended and Restated District Development Interlocal Agreement dated July 9, 2013, recorded in Official Records Book 3539, Page 1077, of the public records of St. Lucie County, Florida (“District Interlocal Agreement”), whereby the Districts have delegated to the “Administration District” (as defined in the District Interlocal Agreement), the authority to act on behalf of the Districts with respect to the levy and collection of non-ad valorem assessments for the Districts; and

**WHEREAS**, the District Interlocal Agreement designates Southern Grove Community Development District No. 1 (“District No. 1”) as the initial Administration District, and the Districts have not designated another District as successor or replacement Administration District; and

**WHEREAS**, the Board of Supervisors of District No. 1, in accordance with the District Interlocal Agreement, has levied non-ad valorem assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025; by its Resolution No. 2024-17; Resolution of the Southern Grove Community Development District No. 1 Levying Non-Ad Valorem Assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025; and

**WHEREAS**, although the District Interlocal Agreement accords full authority to District No. 1 to levy and collect non-ad valorem assessments for the Districts, the Board of Supervisors of District No. 7 (“Board”) desires to express its consent to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025;

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN GROVE COMMUNITY DEVELOPMENT**



**DISTRICT NO. 7, AS FOLLOWS:**

**Section 1. Consent to Levy and Collection of Non-Ad Valorem Assessments for Fiscal Year 2024/2025.** The Board hereby consents to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025.

**Section 7. Severability.** If any section, paragraph, clause, or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause, or provision.

**Section 3. Effective Date.** This Resolution shall take effect immediately upon its adoption, and all provisions of any previous resolution in conflict with the provisions of this Resolution are hereby superseded.

**ADOPTED** by the Board of Supervisors of Southern Grove Community Development District No. 7 this 4<sup>th</sup> day of September, 2024.

SOUTHERN GROVE COMMUNITY  
DEVELOPMENT DISTRICT NO. 7

\_\_\_\_\_  
Chair / (Jennifer Davis)

ATTEST:

\_\_\_\_\_  
Secretary/ (B. Frank Sakuma, Jr.)

**RESOLUTION 2024-17 (CDD8)**

**RESOLUTION OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 8 CONSENTING TO THE LEVY AND COLLECTION BY THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 1 OF THE NON-AD VALOREM ASSESSMENTS FOR THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10 FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025.**

**WHEREAS**, Southern Grove Community Development District No. 8 (“District No. 8”) is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes (“Act”); and

**WHEREAS**, District No. 8, along with Southern Grove Community Development District Nos. 1 & 3-10 (“Other Districts,” and collectively with District No. 8, the “Districts”) are parties to that certain Second Amended and Restated District Development Interlocal Agreement dated July 9, 8013, recorded in Official Records Book 3539, Page 1088, of the public records of St. Lucie County, Florida (“District Interlocal Agreement”), whereby the Districts have delegated to the “Administration District” (as defined in the District Interlocal Agreement), the authority to act on behalf of the Districts with respect to the levy and collection of non-ad valorem assessments for the Districts; and

**WHEREAS**, the District Interlocal Agreement designates Southern Grove Community Development District No. 1 (“District No. 1”) as the initial Administration District, and the Districts have not designated another District as successor or replacement Administration District; and

**WHEREAS**, the Board of Supervisors of District No. 1, in accordance with the District Interlocal Agreement, has levied non-ad valorem assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025; by its Resolution No. 2024-17; Resolution of the Southern Grove Community Development District No. 1 Levying Non-Ad Valorem Assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025; and

**WHEREAS**, although the District Interlocal Agreement accords full authority to District No. 1 to levy and collect non-ad valorem assessments for the Districts, the Board of Supervisors of District No. 8 (“Board”) desires to express its consent to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025;

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN GROVE COMMUNITY DEVELOPMENT**

**DISTRICT NO. 8, AS FOLLOWS:**

**Section 1. Consent to Levy and Collection of Non-Ad Valorem Assessments for Fiscal Year 2024/2025.** The Board hereby consents to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025.

**Section 8. Severability.** If any section, paragraph, clause, or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause, or provision.

**Section 3. Effective Date.** This Resolution shall take effect immediately upon its adoption, and all provisions of any previous resolution in conflict with the provisions of this Resolution are hereby superseded.

**ADOPTED** by the Board of Supervisors of Southern Grove Community Development District No. 8 this 4<sup>th</sup> day of September, 2024.

SOUTHERN GROVE COMMUNITY  
DEVELOPMENT DISTRICT NO. 8

\_\_\_\_\_  
Chair / (Jennifer Davis)

ATTEST:

\_\_\_\_\_  
Secretary/ (B. Frank Sakuma, Jr.)

**RESOLUTION 2024-17 (CDD9)**

**RESOLUTION OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 9 CONSENTING TO THE LEVY AND COLLECTION BY THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 1 OF THE NON-AD VALOREM ASSESSMENTS FOR THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10 FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025.**

**WHEREAS**, Southern Grove Community Development District No. 9 (“District No. 9”) is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes (“Act”); and

**WHEREAS**, District No. 9, along with Southern Grove Community Development District Nos. 1 & 3-10 (“Other Districts,” and collectively with District No. 9, the “Districts”) are parties to that certain Second Amended and Restated District Development Interlocal Agreement dated July 9, 2013, recorded in Official Records Book 3539, Page 1099, of the public records of St. Lucie County, Florida (“District Interlocal Agreement”), whereby the Districts have delegated to the “Administration District” (as defined in the District Interlocal Agreement), the authority to act on behalf of the Districts with respect to the levy and collection of non-ad valorem assessments for the Districts; and

**WHEREAS**, the District Interlocal Agreement designates Southern Grove Community Development District No. 1 (“District No. 1”) as the initial Administration District, and the Districts have not designated another District as successor or replacement Administration District; and

**WHEREAS**, the Board of Supervisors of District No. 1, in accordance with the District Interlocal Agreement, has levied non-ad valorem assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025; by its Resolution No. 2024-17; Resolution of the Southern Grove Community Development District No. 1 Levying Non-Ad Valorem Assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025; and

**WHEREAS**, although the District Interlocal Agreement accords full authority to District No. 1 to levy and collect non-ad valorem assessments for the Districts, the Board of Supervisors of District No. 9 (“Board”) desires to express its consent to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025;

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN GROVE COMMUNITY DEVELOPMENT**

**DISTRICT NO. 9, AS FOLLOWS:**

**Section 1. Consent to Levy and Collection of Non-Ad Valorem Assessments for Fiscal Year 2024/2025.** The Board hereby consents to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025.

**Section 9. Severability.** If any section, paragraph, clause, or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause, or provision.

**Section 3. Effective Date.** This Resolution shall take effect immediately upon its adoption, and all provisions of any previous resolution in conflict with the provisions of this Resolution are hereby superseded.

**ADOPTED** by the Board of Supervisors of Southern Grove Community Development District No. 9 this 4<sup>th</sup> day of September, 2024.

SOUTHERN GROVE COMMUNITY  
DEVELOPMENT DISTRICT NO. 9

\_\_\_\_\_  
Chairman / (Eric Sexauer)

ATTEST:

\_\_\_\_\_  
Secretary/ (B. Frank Sakuma, Jr.)

**RESOLUTION 2024-17 (CDD10)**

**RESOLUTION OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 10 CONSENTING TO THE LEVY AND COLLECTION BY THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO. 1 OF THE NON-AD VALOREM ASSESSMENTS FOR THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10 FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2024, AND ENDING SEPTEMBER 30, 2025.**

**WHEREAS**, Southern Grove Community Development District No. 10 (“District No. 10”) is a local unit of special-purpose government organized and existing in accordance with the Uniform Community Development District Act of 1980, Chapter 190, Florida Statutes (“Act”); and

**WHEREAS**, District No. 10, along with Southern Grove Community Development District Nos. 1-5 (“Other Districts,” and collectively with District No. 10, the “Districts”) are parties to that certain Second Amended and Restated District Development Interlocal Agreement dated July 9, 2018, recorded in Official Records Book 3539, Page 1072, of the public records of St. Lucie County, Florida (“District Interlocal Agreement”), whereby the Districts have delegated to the “Administration District” (as defined in the District Interlocal Agreement), the authority to act on behalf of the Districts with respect to the levy and collection of non-ad valorem assessments for the Districts; and

**WHEREAS**, the District Interlocal Agreement designates Southern Grove Community Development District No. 1 (“District No. 1”) as the initial Administration District, and the Districts have not designated another District as successor or replacement Administration District; and

**WHEREAS**, the Board of Supervisors of District No. 1, in accordance with the District Interlocal Agreement, has levied non-ad valorem assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025; by its Resolution No. 2024-17; Resolution of the Southern Grove Community Development District No. 1 Levying Non-Ad Valorem Assessments for the Southern Grove Community Development District Nos. 1 through 10 for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025; and

**WHEREAS**, although the District Interlocal Agreement accords full authority to District No. 1 to levy and collect non-ad valorem assessments for the Districts, the Board of Supervisors of District No. 10 (“Board”) desires to express its consent to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025;

**NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN GROVE COMMUNITY DEVELOPMENT**

**DISTRICT NO. 10, AS FOLLOWS:**

**Section 1. Consent to Levy and Collection of Non-Ad Valorem Assessments for Fiscal Year 2024/2025.** The Board hereby consents to the levy and collection by the Board of Supervisors of District No. 1 of the non-ad valorem assessments for the Districts for the Fiscal Year beginning October 1, 2024, and ending September 30, 2025.

**Section 2. Severability.** If any section, paragraph, clause, or provision of this Resolution shall be held to be invalid or ineffective for any reason, the remainder of this Resolution shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this Resolution would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause, or provision.

**Section 3. Effective Date.** This Resolution shall take effect immediately upon its adoption, and all provisions of any previous resolution in conflict with the provisions of this Resolution are hereby superseded.

**ADOPTED** by the Board of Supervisors of Southern Grove Community Development District No. 10 this 4<sup>th</sup> day of September, 2024.

SOUTHERN GROVE COMMUNITY  
DEVELOPMENT DISTRICT NO. 10

\_\_\_\_\_  
Chair / (Jennifer Davis)

ATTEST:

\_\_\_\_\_  
Secretary/ (B. Frank Sakuma, Jr.)

**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO.'S 1-10**

**Tradition Town Hall  
10799 SW Civic Lane**

**OR**

**Join Zoom Meeting:**

<https://us02web.zoom.us/j/3341025011?omn=84063385630>

**Meeting ID: 334 102 5011**

**Dial In at: 1 929 436 2866**

**Port St. Lucie, FL 34987**

**REGULAR BOARD MEETING**

**August 7<sup>th</sup>, 2024**

**10:30 a.m.**

**A. CALL TO ORDER**

The Regular Board Meeting of the Southern Grove Community Development District No's. 1-10 of August 7, 2024, was called to order at 10:35 a.m. in the Tradition Town Hall located at 10799 SW Civic Lane, Port St. Lucie, Florida 34987.

**B. PROOF OF PUBLICATION**

Proof of publication was presented that showed notice of the Regular Board Meeting had been published in the *St. Lucie News Tribune* on September 25<sup>th</sup>, 2023, as legally required.

**C. ESTABLISH A QUORUM**

It was determined that the attendance of the following Supervisors constituted a quorum in District Nos. 1,2,3,6,7,8,10, and it was in order to proceed with the meeting. No quorums in 4,5, and 9.

<b>CDD #'s 1-10</b>		
<b>Chairman/</b> Supervisor	Eric Sexauer: #1,2,3,5,9	Present
Supervisor	Ricardo Mojica: #1,2,3,4,6,9	Absent
Supervisor / <b>Vice Chair</b>	Steven Dassa: #1,2,3,5,9	Present
Supervisor	William Pittsley: #1,2,5,9	Absent
Supervisor / <b>Vice Chair</b>	David Graham: #3,4,5,6,7,8,10	Present
Supervisor	Stephen Okiye: #4,7,8,10	Present
Supervisor	Tara Toto: #1,2,9	Present
<b>Chairman/</b> Supervisor	Jennifer Davis: #3,4,6,7,8,10	Present
Supervisor	Elijah Wooten: #7,8,10	Absent
Supervisor	Jeff Greenwalt: #7,8,10	Present (via Zoom)

Staff members in attendance were:

District Manager	Frank Sakuma	Special District Services, Inc.
Assistant District Manager	Jesse Wargo	Special District Services, Inc.
District Manager	Stephanie Brown	Special District Services, Inc.
District Manager	Andrew Karmaris (via Zoom)	Special District Services, Inc.
District Engineer	Stef Matthes	Culpepper and Terpening



District Engineer	Gabriel Gomez	Culpepper and Terpening
District Counsel	Susan Garrett	Torcivia, Donlon, Goddeau & Rubin, P.A.

Also present was: (See attached sign-in sheet)

**D. APPOINTMENTS TO VACANT BOARD SEATS**

There were no appointments.

**E. SEAT NEW BOARD MEMBERS/ADMINISTER OATH OF OFFICE**

There were no new Board members seated.

**F. ADDITIONS OR DELETIONS TO AGENDA**

There were no additions or deletions to the agenda.

**G. COMMENTS FROM THE PUBLIC FOR DISTRICT ITEMS NOT ON THE AGENDA**

There were no comments from the public.

**H. CONSENT ITEMS**

- 1. Approval of June 5, 2024, Regular Board Meeting Minutes**
- 2. Approve WA #19-144-219; Project Everest**
- 3. Approve and Ratify PO #SG-2024-07; Treasure Coast Wildlife Trappers Agreement**
- 4. Approve and Ratify As-Built Resubmittal for Utility Easement**
- 5. Approve and Ratify 2024 Bond Requisition (No. 4); District No. 5 Special Assessment Bonds, Series 2024 (Community Infrastructure)**
- 6. Approve and Ratify 2020 Bond Requisition (No. 12); District No. 5 Special Assessment Bonds, Series 2022-2 (Community Infrastructure)**
- 7. Approve and Ratify 2024 Bond Requisition (No. 6); District No. 5 Special Assessment Bonds, Series 2024 (Community Infrastructure)**

A **Motion** was made by CDD No. 1 Mr. Sexauer, seconded by Mr. Dassa, and passed unanimously by CDD No.1 to approve all item(s) under Consent.

**I. OLD BUSINESS**

There were no matters of old business to come before the Board.

**J. NEW BUSINESS**

- 1. Approval and Ratification of the SFWMD Compliance Notice-Heron Preserve Letter**

A **Motion** was made by CDD No. 1 Mr. Sexauer, seconded by Mr. Dassa, to approve the petition for challenging SFWMD; Notice for Heron Preserve. The **motion** passed unanimously.

**2. Resolution No. 2024-19; Adopting Fiscal Year 2024/2025 Meeting Schedule**

This item was tabled to the September 4, 2024, Regular Board Meeting and Public Hearing.

**3. Resolution No. 2024-21; Adopting Annual Performance Measures and Standards Reporting**

Resolution No. 2024-21 was presented, entitled:

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10 ADOPTING GOALS, OBJECTIVES, AND PERFORMANCE MEASURES AND STANDARDS; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

A **Motion** was made by CDD No. 1 Mr. Dassa, seconded by Mr. Sexauer, to adopt Resolution No. 2024-21 Fiscal Year 2024/2025 Meeting Schedule as presented. The **motion** passed unanimously.

**4. Resolution No. 2024-23; Ratifying Resetting of Budget Hearing for the Fiscal Year 2024/2025**

Resolution No. 2024-23 was presented, entitled:

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1, 2, 3, 4, 5, 6, 7, 8, 9, & 10 AMENDING RESOLUTION 2024-11 TO REVISE THE TIME AND LOCATION OF THE PUBLIC HEARING TO CONSIDER THE FISCAL YEAR 2024/2025 FINAL BUDGET AND ASSESSMENTS; PROVIDING FOR NOTICE OF SAID HEARING PURSUANT TO LAW; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

A **Motion** was made by CDD No. 1 Mr. Dassa, seconded by Mr. Sexauer, to adopt Resolution No. 2024-23 Ratifying Resetting of Budget Hearing for Fiscal Year 2024/2025 to September 4<sup>th</sup>, 2024. The **motion** passed unanimously.

**K. ADMINISTRATIVE MATTERS**

**1. Manager's Report**

There was no Manager's report at this time.

**2. Attorney's Report**

There was no Attorney's report at this time.

**3. Engineer's Report**

There was no Engineer's report at this time.

**4. Financial Report**

Mr. Sakuma notified the Board that the financial report was provided, and Mr. Karmeris was present to answer any questions. He notified the Board that the audit was complete and there were no findings.

**5. Founder's Report**

There was no Founder's Report.

**L. BOARD MEMBER COMMENTS**

There were no Board comments.

**M. ADJORNMENT**

There being no further business to come before the Boards, Mr. Sexauer made a motion to adjourn. The meeting was adjourned at 10:51a.m.

\_\_\_\_\_  
Secretary (B. Frank Sakuma, Jr.)

\_\_\_\_\_  
Chair/Vice-Chair

\_\_\_\_\_  
Print Signature

\_\_\_\_\_  
Print Signature

**Southern Grove Community Development District  
BOARD AGENDA ITEM  
Board Meeting Date: September 4, 2024**

**Subject:** SG – Traditions Commerce Park - Phase 1  
Work Authorization No. WA-19-144-220  
C&T Project No. 19-144.SG6.011.0824.W

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**Background:**

On July 25 2024, the Southern Grove CDD Engineer received an application for a Surface Water Management Work Authorization for Traditions Commerce Park - Phase 1. The proposed phase 1 development will encompass 9.96 acres of the overall 34.17 acres and will include two (2) office/warehouse buildings.

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**Recommended Action:**

Approve proposed project connecting to the Southern Grove Master Stormwater System under the following conditions:

1. Responding to the outstanding Request for Additional Information to the CDD Engineer's satisfaction.

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**Location:** Southern Grove Community Development District CDD.06

Within Tradition Irrigation Service Area? Yes

**Fiscal Information:** This project is not expected to impact the CDD Stormwater System operational budget.

Grant Related? No

Additional Comments: None

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**Board Action:**

Moved by:

Seconded by:

Action Taken:

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Item Prepared by: Stefan K. Matthes, PE



August 21, 2024



0 1,000 2,000  
Feet

**SG - Traditions Commerce Park - Phase 1**  
**WA#: 19-144-220**  
**Project #: 19-144.SG6.011.0824.W**

### Legend

-  Subject Property
-  Other Parcels

**Work Authorization #:**  
19-144- 220  
**Project #:**  
19-144.SG6.011.0824.W  
**Scale:** 1" = 2,048'  
**Date:** 8/20/2024

**EXHIBIT 1**  
**SG - TRADITIONS**  
**COMMERCE PARK - PHASE**  
**1**  
**SITE LOCATION MAP**

**RESOLUTION 2024-19**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO'S. 1-10 ADOPTING THE ANNUAL MEETING SCHEDULE FOR FISCAL YEAR 2024-2025**

**WHEREAS**, the Southern Grove Community Development District No's. 1-10 (the "Districts"), are a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within the St. Lucie County, Florida; and

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

**WHEREAS**, the Board has proposed the Fiscal Year 2024-2025 annual meeting schedule as attached in **Exhibit A**;

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NO'S. 1-10:**

1. The Fiscal Year 2024-2025 annual public meeting schedule attached hereto and incorporated by reference herein as Exhibit A in hereby approved and will be published in accordance with the requirements of Florida law.

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

**PASSED AND ADOPTED THIS 4<sup>th</sup> DAY OF SEPTEMBER, 2024.**

ATTEST:

**SOUTHERN GROVE COMMUNITY  
DISTRICT NOS. 1,2,3,5,9**

\_\_\_\_\_  
Secretary (B. Frank Sakuma, Jr.)

\_\_\_\_\_  
Chairperson (Eric Sexauer)

ATTEST:

**SOUTHERN GROVE COMMUNITY  
DISTRICT NOS. 4,6,7,8,10**

\_\_\_\_\_  
Secretary (B. Frank Sakuma, Jr.)

\_\_\_\_\_  
Chairperson (Jennifer Davis)

**EXHIBIT “A”**

**BOARD OF SUPERVISORS MEETING DATES  
SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICT NOS. 1-10  
FISCAL YEAR 2024/2025**

**NOTICE IS HEREBY GIVEN** that the Southern Grove Community Development District Nos. 1-10 (“Districts”) will conduct Regular Board Meetings of the Board of Supervisors (“Board”) for the purpose of conducting the business of the Districts that may properly come before the Board. The following meetings will be held at 10:30 a.m. at Tradition Town Hall located at 10799 SW Civic Lane, Port St. Lucie, Florida 34987 on the following dates:

**\*October 2, 2024\***  
**November 6, 2024**  
**December 4, 2024**  
**\*January 8, 2025\***  
**February 5, 2025**  
**March 5, 2025**  
**\*April 2, 2025\***  
**May 7, 2025**  
**June 4, 2025**  
**\*July 2, 2025\***  
**August 6, 2025**  
**September 3, 2025**

**\*Irrigation Rate Committee Meeting - 9:00am**  
**Southern Grove CDD Meeting - 10:30am**  
**Tradition CDD Meeting - 11:00am**

\*An Irrigation Committee Meeting will take place at 9:00 a.m. at Tradition Town Hall located at 10799 SW Civic Lane, Port St. Lucie, Florida 34987 on the above dates, as indicated.\*

# Southern Grove Community Development Districts #1-10

**Financial Report  
Fiscal Year 2023/2024  
October 1, 2023 - July 31, 2024**



**FINANCIAL REPORT**  
**SOUTHERN GROVE COMMUNITY DEVELOPMENT DISTRICTS #1-10 RECAP**  
**FISCAL YEAR 2023/2024**  
**OCTOBER 1, 2023 - JULY 31, 2024**

	FISCAL YEAR 2023/2024 FINAL BUDGET	FISCAL YEAR 10/01/23 - 07/31/24 ACTUALS	% Of Budget
<b>REVENUES</b>			
ON-ROLL ASSESSMENTS - DEBT (Combined)	2,927,082	2,646,121	90%
BOND PREPAYMENTS	0	582,440	0%
ON-ROLL ASSESSMENTS - Administrative	703,157	699,368	99%
ON-ROLL ASSESSMENTS - Maintenance	797,084	792,789	99%
OTHER INCOME (Eng Rev, Interest, Application)	0	322,861	0%
STORMWATER	960,000	1,147,774	120%
<b>Total Revenues</b>	<b>\$ 5,387,322</b>	<b>\$ 6,191,353</b>	<b>115%</b>
<b>EXPENDITURES - ADMIN</b>			
ARBITRAGE FEE	6,500	1,950	30%
AUDIT	60,000	23,000	0%
DISSEMINATION AGENT	4,000	0	0%
DISTRICT COUNSEL	60,000	27,024	45%
MANAGEMENT	72,054	91,310	127%
ASSESSMENT ROLL	6,000	0	0%
TIF/SAD REBATE ANALYSIS	85,000	77,700	91%
DUES, LICENSES & FEES	1,750	1,825	104%
ENGINEERING	175,000	167,432	96%
GENERAL INSURANCE	65,000	58,517	90%
WEB SITE MAINTENANCE	7,500	3,750	50%
LEGAL ADVERTISING	3,800	492	13%
TRAVEL AND PER DIEM	600	263	44%
OFFICE SUPPLIES	1,000	2,143	214%
OFFICE RENT	20,000	16,242	81%
POSTAGE & SHIPPING	500	1,099	220%
COPIES	2,000	0	0%
SUPERVISOR FEES	19,200	0	0%
CONTINGENCY ADMIN	50,000	3,314	7%
TRUSTEE SERVICES	7,000	16,663	238%
<b>TOTAL ADMIN EXPENSES</b>	<b>646,904</b>	<b>492,723</b>	<b>76%</b>
<b>EXPENDITURES - MAINT</b>			
AQUATIC MAINTENANCE	100,000	90,738	91%
BUILDING MAINTENANCE	200,000	0	0%
COMMUNITY AREA MAINTENANCE	75,000	48,668	65%
TIM OPERATIONS	150,500	210	0%
CONTINGENCY	104,450	0	0%
DEVELOPMENT COORDINATOR	31,467	0	0%
ELECTRIC	25,000	2,014	8%
ENGINEERING - MAINT.	175,000	167,432	96%
FIELD MANAGEMENT	75,000	13,733	18%
FOUNTAIN MAINTENANCE & CHEMICALS	32,000	3,282	10%
IRRIGATION PARTS & REPAIRS	20,000	39,906	200%
IRRIGATION WATER	2,000	0	0%
LANDSCAPE MAINTENANCE	167,900	261,936	156%
SIDEWALK CLEANING AND REPAIR	30,000	23,220	77%
SIGNAGE	10,000	0	0%
STORMWATER MAINTENANCE	425,000	444,330	105%
STREETLIGHT MAINTENANCE AND REPAIR	20,000	0	0%
TREE/PLANT REPLACEMENT & TRIM	50,000	62,161	124%
<b>TOTAL MAINTENANCE EXPENSES</b>	<b>1,693,317</b>	<b>1,157,630</b>	<b>68%</b>
<b>Total Expenditures</b>	<b>\$ 2,340,221</b>	<b>\$ 1,650,354</b>	<b>71%</b>
<b>EXCESS / (SHORTFALL)</b>	<b>\$ 3,047,101</b>	<b>\$ 4,540,999</b>	<b>149%</b>
PAYMENT TO TRUSTEE	(2,692,915)	(2,542,011)	94%
PREPAYMENTS TO TRUSTEE	-	(575,755)	
<b>BALANCE</b>	<b>\$ 354,186</b>	<b>\$ 1,423,234</b>	
COUNTY APPRAISER & TAX COLLECTOR FEE	(177,093)	(165,458)	93%
DISCOUNTS FOR EARLY PAYMENTS	(177,093)	(162,119)	92%
<b>NET EXCESS / (SHORTFALL)</b>	<b>\$ -</b>	<b>\$ 1,095,656</b>	

**Southern Grove CDD 1**  
**Balance Sheet**  
As of July 31, 2024

	Jul 31, 24
<b>ASSETS</b>	
<b>Current Assets</b>	
<b>Checking/Savings</b>	
01-1000 · Valley National 1068	3,184,757.17
01-1001 · Valley Bank-Special Bond Acct	1,080,225.80
<b>Total Checking/Savings</b>	4,264,982.97
<b>Accounts Receivable</b>	
01-1200 · Accounts Receivable	44,672.02
<b>Total Accounts Receivable</b>	44,672.02
<b>Total Current Assets</b>	4,309,654.99
<b>Other Assets</b>	
01-8122 · A/R St Lucie County Excess Fees	-2,978.00
<b>Total Other Assets</b>	-2,978.00
<b>TOTAL ASSETS</b>	<b>4,306,676.99</b>
<b>LIABILITIES &amp; EQUITY</b>	
<b>Liabilities</b>	
<b>Current Liabilities</b>	
<b>Accounts Payable</b>	
01-2020 · Accounts Payable	218,622.29
<b>Total Accounts Payable</b>	218,622.29
<b>Other Current Liabilities</b>	
01-2024 · Due To Other Gov Units-Fishkind	750.02
01-2025 · Deposits - Engr Deposit	33,893.55
01-2026 · Deferred Revenue - SAD/TIF	65,640.88
01-2027 · Due to CDD2	20,638.61
01-2028 · Due to CDD3	12,497.67
01-2029 · Due to CDD4	86,146.68
01-2030 · Due to CDD5	1,708,906.48
01-2031 · Due to CDD6	49,665.43
<b>Total Other Current Liabilities</b>	1,978,139.32
<b>Total Current Liabilities</b>	2,196,761.61
<b>Total Liabilities</b>	2,196,761.61
<b>Equity</b>	
30000 · Opening Balance Equity	206,446.32
99-9999 · Retained Earnings	807,812.96
Net Income	1,095,656.10
<b>Total Equity</b>	2,109,915.38
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>4,306,676.99</b>