



Rizzetta & Company

Gramercy Farms Community Development District

Board of Supervisors' Regular Meeting November 19, 2020

**District Office:
8529 South Park Circle, Suite 330
Orlando, Florida 32819
407.472.2471**

www.gramercyfarmscdd.org

GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT

Rizzetta & Company, Inc., 8529 South Park Circle, Suite 330, Orlando, FL 32819

Board of Supervisors	Glenn Marvin Bob Bishop Adam Lerner Milton Andrade Maria Borrero	Chair Vice Chair Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Justin Croom	Rizzetta & Company, Inc.
District Counsel	Wes Haber	Hopping Green & Sams
District Engineer	Tonja Stewart	Stantec Consulting Svcs.

All cellular phones must be placed on mute while in the meeting room.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (407) 472-2471. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT
DISTRICT OFFICE • 8529 SOUTH PARK CIRCLE • SUITE 330 • ORLANDO, FL 32819
www.gramercyfarmscdd.org

November 12, 2020

Board of Supervisors
**Gramercy Farms Community
Development District**

AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of Gramercy Farms Community Development District will be held on **Thursday, November 19, 2020, at 11:00 a.m.** at the Anthem Park Clubhouse, 2090 Continental Street, St. Cloud, Florida 34769. Following is the agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS**
- 3. STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - C. District Manager
 - D. Field Manager
 1. Review of Field Inspection.....Tab 1
- 4. BUSINESS ADMINISTRATION**
 - A. Consideration of the Minutes of the Board of Supervisors' Meeting held on August 27, 2020.....Tab 2
 - B. Ratification of Operation & Maintenance Expenditures August and September 2020.....Tab 3
 - C. Review of September 2020 Unaudited Financials.....Tab 4
- 5. BUSINESS ITEMS**
 - A. Consideration of Resolution 2021-01, Declaring Vacancies.....Tab 5
 - B. Discussion Regarding Certification of Completion
 - C. Discussion Regarding Packard Road Access
 - D. Consideration of Irrigation Repair Proposal – Capital Land Management.....Tab 6
 - E. Discussion Regarding Playground Equipment Repairs/Cleanup....Tab 7
 - F. Consideration of Addendum to Landscape Maintenance Contract – Capital Land Management.....Tab 8
 - G. Acceptance of Arbitrage Rebate Calculation Series 2007 – LLS Tax Solutions.....Tab 9
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to contact me at (407) 472-2471.

Very truly yours,
Justin Croom
Justin Croom
District Manager

cc: *Tucker Mackie / Wes Haber, Hopping Green & Sams, P.A.*
Tonja Stewart, Stantec Consulting Services, Inc.

TAB 1

GRAMERCY FARMS

FIELD INSPECTION REPORT



November 11, 2020

Rizzetta & Company

Jason Liggett— Field Services Manager



Rizzetta & Company
Professionals in Community Management

Summary, Gramercy Farms Main Entrance, Park

General Updates, Recent & Upcoming Maintenance Events

- Keep maintaining Viburnum hedge growing behind homes along the perimeter of the community to keep uniformed growing heights
- Trash is a problem throughout landscape beds along Gramercy Farms Blvd.
- Continue to treat Broadleaf weeds throughout turf areas

The following are action items for **Capital Land Management** complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a month. **Green text** indicates a proposal has been requested. **Blue** indicates irrigation.

1. Treat failing Viburnum next to covered seating area at Gramercy Farms main entry park. (Pic 1)



5. At the Gramercy Farms main entry sign identify and treat damaged Gold Mound Duranta.
6. Remove weeds from front entry annual beds.
7. Re-stake and realign Crape Myrtles that are leaning over at entry side of Gramercy Farm Main entrance monument.
8. Treat fire ant mounds throughout property. After eradication rake down.
9. Throughout the property valve boxes need to be hard edged. Most of them are now covered.

2. Ensure that all drip at Gramercy Farms main entry park is pinned down. This is a tripping hazard.

3. Remove carpet debris that has been thrown down at Gramercy Farms front entry park. (Pic 3>)

4. Bahia stands throughout property need to be treated with a selective herbicide for turf weeds.



Gramercy Farms Blvd., Baler Trails, Old Hickory Tree Rd.

10. Identify and treat declining Knockout Roses throughout property.

11. Retention Ponds are looking really good and maintained to scope. (Pic 11)



16. Throughout boulevard ensure that any plant material that is dead gets removed.

17. Remove any dead in African Iris on main Blvd.

18. Mowing was being completed on day of inspection. Ensure that we are careful about rutting when conditions are wet.

19. During mowing service make sure we are redistributing duff when completed.

20. Remove suckers from Oak tree in the island in the back of Baler Trails Drive.

21. Recreate and soft edge beds on perimeter Viburnum at Baler Trails Dr. (Pic 21)

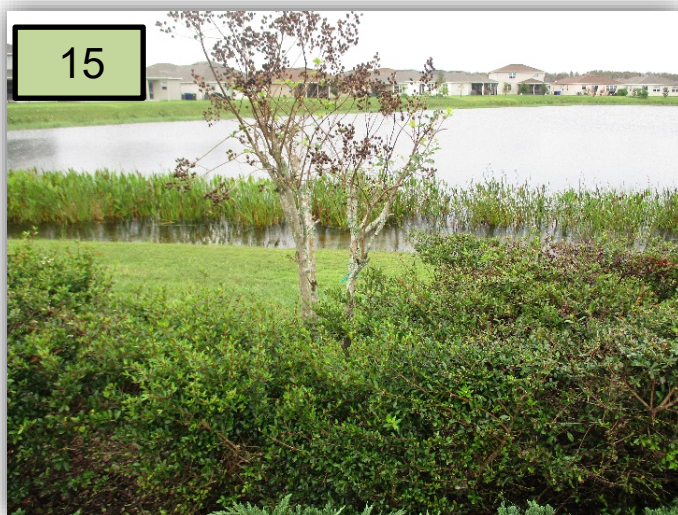


12. Remove Magnolia leaf drop throughout property.

13. Provide current palm tree trimming schedule for palms onsite.

14. Identify and treat declining Walters Viburnum on Gramercy Farms Blvd. They seem to be declining throughout the boulevard.

15. On Gramercy Farms Blvd. make sure that Crape Myrtles in hedge stands are separated out. (Pic 15)



22. At the same perimeter hedge on Baler Trails Dr., make sure the trimming is staying on a proper schedule.

23. On Old Hickory Tree Rd., the Viburnum hedge is still declining. Please identify and treat for damage.

24. Make sure irrigation is being managed throughout especially with current and future rains. Are all rain shutoff devices working properly?



Proposals

1. Provide proposal to install pine bark throughout the property.



TAB 2

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of Gramercy Farms Community Development District was held on **Thursday, August 27, 2020, at 11:02 a.m. by phone teleconference at 1-929-205-6099; Meeting ID 965 3348 4067.**

Present and constituting a quorum:

Glenn Marvin	Board Supervisor, Chairman
Bob Bishop	Board Supervisor, Vice Chairman
Milton Andrade	Board Supervisor, Assistant Secretary
Adam Lerner	Board Supervisor, Assistant Secretary
Maria Borrero	Board Supervisor, Assistant Secretary

Also present were:

Anthony Jeancola	District Manager, Rizzetta & Co., Inc.
Wes Haber	District Counsel, Hopping Green & Sams, P.A.
Tonja Stewart	District Engineer, Stantec
Jeff Helm	Capital Land Management
Josh Burton	Capital Land Management
Audience	Present

FIRST ORDER OF BUSINESS

Call to Order

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

SECOND ORDER OF BUSINESS

Audience	Member	Comments
Regarding Agenda		

Prior to the meeting, Mr. Jeancola addressed that today's meeting is being held via media technology communications pursuant to Executive Orders issued by Governor DeSantis, pursuant to Section 120.54(5)(b)2., Florida Statutes.

There were no audience member comments at this time.

THIRD ORDER OF BUSINESS

Staff Reports

A. District Counsel
Mr. Haber reviewed the current executive order with the Board.

B. District Engineer
No Report.

C. District Manager
No Report.

General discussion ensued.

Ms. Borrero asked Mr. Jeancola for an update on the signage as per the last meeting. Mr. Jeancola is waiting on one additional quote.

D. Field Manager
Mr. Jeancola briefly reviewed the report dated August 14, 2020 with the Board.

Mr. Helm indicated that a 5-man detail team will be on site to address issues. He also reviewed other items including the tree sucker growth and bush hogging of the outer perimeter track.

FOURTH ORDER OF BUSINESS

**Consideration of the Minutes of the
Board of Supervisors' Meeting May
28, 2020**

Mr. Jeancola reviewed the May 28, 2020 meeting minutes with the Board.

On a motion by Mr. Marvin, seconded by Mr. Bishop, with all in favor, the Board approved the Minutes of the Board of Supervisors' Meeting held on May 28, 2020, for the Gramercy Farms Community Development District.

FIFTH ORDER OF BUSINESS

**Ratification of the Operation and
Maintenance Expenditures for May
through July 2020**

Mr. Jeancola reviewed the expenditures with the Board.

On a motion by Ms. Borrero, seconded by Mr. Bishop, with all in favor, the Board ratified the Operation and Maintenance Expenditures for May 2020 in the amount of \$36,523.62, June 2020 in the amount of \$38,205.33 and July 2020 in the amount of \$22,410.41, for the Gramercy Farms Community Development District.

SIXTH ORDER OF BUSINESS

Review of June 2020 Unaudited Financials

Mr. Jeancola reviewed the June 2020 Unaudited Financials with the Board.

SEVENTH ORDER OF BUSINESS

Ratification of Requisition #411 and #418-419, Special Assessment Refunding Bonds, Series 2011

Mr. Jeancola reviewed the requisitions for the special assessment refunding bonds as follows:

- 411 - Bliss Products & Services, Inc. \$26,430.62
- 418 – Bliss Products & Services, Inc. \$2,770.00
- 419 – Capital Land Management Corporation \$6,179.92

On a motion by Mr. Marvin, seconded by Mr. Bishop with all in favor, the Board ratified Requisition numbers 411 and 418 -419, Special Assessment Refunding Bonds, Series 2011, for the Gramercy Farms Community Development District.

EIGHTH ORDER OF BUSINESS

Public Hearing on Fiscal Year 2020-2021 Final Budget

On a motion by Mr. Marvin, seconded by Ms. Borrero, with all in favor, the Board agreed to open the public hearing on Fiscal Year 2020-2021 Final Budget for Gramercy Farms Community Development District.

Mr. Jeancola presented and reviewed Fiscal Year 2020-2021 Budget and Assessments. The budget proposed allocations in the amount of \$118,283.00 for administration and \$46,205.00 for field operations for a total of \$582,488.00. There will be an increase of \$53,108.00. The O&M assessments increases are as follows:

- TH - \$51.40
- 40' - \$64.25
- 50' - \$70.68
- 60' - \$77.10

There were audience comments regarding:

- The lack of mulch concealing the drip line irrigation
- The addition of dog stations at the dog park
- The tire by the lake behind the townhomes that has not been picked up. Mr. Helm will address this issue in addition to issues with the lake mowing and the tree that was cut down as its large branches get caught in machines resulting in machinery repairs. General discussion ensued.

On a motion by Mr. Marvin, seconded by Mr. Bishop, with all in favor, the Board agreed to close the public hearing on Fiscal Year 2020-2021 Final Budget for Gramercy Farms Community Development District.

NINTH ORDER OF BUSINESS

**Consideration of Resolution 2020-08,
Adopting Fiscal Years 2020-2021 Final
Budget**

Mr. Jeancola reviewed Resolution 2020-08 with the Board.

On Motion by Mr. Marvin, seconded by Mr. Lerner, with all in favor, the Board of 7Supervisors approved Resolution 2020-08, Adopting Fiscal Years 2020-2021 Final Budget, for Gramercy Farms Community Development District.

TENTH ORDER OF BUSINESS

**Consideration of Resolution 2020-09
Imposing Special Assessments and
Certifying an Assessment Roll**

Mr. Jeancola presented and reviewed Resolution 2020-09 with the Board.

On a motion by Mr. Marvin, seconded by Mr. Bishop, with all in favor, the Board approved Resolution 2020-09, Imposing Special Assessments and Certifying an Assessment Roll, for the Gramercy Farms Community Development District.

ELEVENTH ORDER OF BUSINESS

**Consideration of Resolution 2020-10,
Setting the Fiscal Year 2020/2021
Meeting Schedule**

Mr. Jeancola presented and reviewed Resolution 2020-10 with the Board. Ms. Borrero proposed holding meetings at a later time in order to allow resident participation. Discussion ensued. Mr. Jeancola suggested adopting the resolution as is and proposing special meetings at a later time. Further discussion ensued.

On a motion by Mr. Bishop, seconded by Mr. Marvin, with all in favor, the Board approved Resolution 2020-10, Setting the Fiscal Year 2020-2021 Meeting Schedule, for Gramercy Farms Community Development District.

TWELFTH ORDER OF BUSINESS

Supervisor Requests

Mr. Jeancola stated that the next meeting of the Board of Supervisors has been scheduled to be held on Thursday, September 24, 2020 at 11:00 a.m. at the Anthem Park Clubhouse, 2090 Continental Street, St. Cloud, Florida 34769. This meeting can be held virtually.

Ms. Borrero discussed vehicle break ins. She would like to hire an off-duty officer. Discussion ensued. She is not in favor of a neighborhood watch due to HOA liability. The police provided PSA signage that could be placed throughout the community. Mr. Haber confirmed that these could be placed on District property. Discussion ensued. Vendors will be informed of the signage placement so that they're not disposed of.

Discussion ensued regarding Packard Road access and the addition of a guardrail. Mr. Marvin reached out to the County and was told that KB Homes was working with the County and a private engineer to come up with a solution. Mr. Jeancola stated Mr. McCann from KB Homes reached out to him and said that the County was not open to discuss the installation of a guardrail. Mr. McCann has secured a vendor to come up with a design.

THIRTEENTH ORDER OF BUSINESS

Adjournment

On Motion by Ms. Borrero, seconded by Mr. Marvin, with all in favor, the Board adjourned the Board of Supervisors' Meeting at 12:04 p.m. for Gramercy Farms Community Development District.

Assistant Secretary

Chairman/Vice Chairman

TAB 3

GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT

District Office · 8529 South Park Circle · Suite 330 · Orlando, FL 32819

Operation and Maintenance Expenditures August 2020 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from August 1, 2020 through August 31, 2020. This does not include expenditures previously approved by the Board.

The total items being presented: **\$56,882.33**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Gramercy Farms Community Development District

Paid Operation & Maintenance Expenditures

August 1, 2020 Through August 31, 2020

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
American Ecosystems, Inc.	001977	2008145	Lake Maintenance 07/20	\$ 805.00
Capital Land Management Corporation	001978	208851	Landscape & Irrigation Maintenance 08/20	\$ 12,450.00
City of St. Cloud	001968	00056930 07/20	2800 Block Even Mosshire Circle 07/20	\$ 338.45
City of St. Cloud	001968	00057874 07/20	2800 Block Even Mosshire Circle 07/20	\$ 26.72
City of St. Cloud	001973	Utility Summ 07/20	City of St Cloud Utility Summary 07/20	\$ 216.20
City of St. Cloud	001980	Utility Summ 08/20	City of St Cloud Utility Summary 08/20	\$ 184.39
Hopping Green & Sams	001969	115753	General Legal Services 05/20	\$ 934.50
Hopping Green & Sams	001981	116530	General Legal Services 06/20	\$ 1,135.70
Orlando Sentinel Communications	001979	023169371000	Acct # CU00110659 Legal Advertising 07/20	\$ 1,577.08
Orlando Utilities Commission	001974	OUC Summary 07/20	OUC Summary 07/20	\$ 15,964.88
Orlando Utilities Commission	001982	OUC Summary 08/20	OUC Summary 08/20	\$ 15,964.88
Rizzetta & Company, Inc.	001970	INV0000051725	District Management Services 08/20	\$ 4,390.00

Gramercy Farms Community Development District

Paid Operation & Maintenance Expenditures

August 1, 2020 Through August 31, 2020

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Rizzetta & Company, Inc.	001975	INV0000051855	Budget Mailing 08/20	\$ 763.34
Rizzetta Technology Services, LLC	001971	INV0000006063	Website & EMail Hosting Services 08/20	\$ 175.00
S & S Prestige Worldwide, LLC	001972	233	Common Area Trash Removal 07/20	\$ 450.00
Stantec Consulting Services, Inc.	001976	1687405	Engineering Services 07/20	<u>\$ 1,506.19</u>
Report Total				<u>\$ 56,882.33</u>

GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT

District Office · 8529 South Park Circle · Suite 330 · Orlando, FL 32819

Operation and Maintenance Expenditures September 2020 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from September 1, 2020 through September 30, 2020. This does not include expenditures previously approved by the Board.

The total items being presented: **\$37,316.64**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Gramercy Farms Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2020 Through September 30, 2020

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Adam Lerner	001985	AL08272020	Board of Supervisors Meeting 08/27/2020	\$ 200.00
Capital Land Management Corporation	001991	209125	Landscape & Irrigation Maintenance 09/20	\$ 12,450.00
Capital Land Management Corporation	001991	209201	Annuals Installed 09/20	\$ 1,000.00
City of St. Cloud	001995	Utility Summ 09/20	City of St Cloud Utility Summary 09/20	\$ 192.61
Glenn Marvin	001986	GM08272020	Board of Supervisors Meeting 08/27/2020	\$ 200.00
Hopping Green & Sams	001992	117099	General Legal Services 07/20	\$ 757.00
LLS Tax Solutions Inc.	001996	002062	Arbitrage Rebate Calculation S2007 A-1 and 2 PE 02/28/20	\$ 500.00
Maria V. Borrero	001984	MB08272020	Board of Supervisors Meeting 08/27/2020	\$ 200.00
Milton R. Andrade	001987	MA08272020	Board of Supervisors Meeting 08/27/2020	\$ 200.00
Orlando Sentinel Communications	001993	024661375000	Acct # CU00110659 Legal Advertising 08/20	\$ 432.50
Orlando Utilities Commission	001994	OUC Summary 09/20	OUC Summary 09/20	\$ 15,969.53
Rizzetta & Company, Inc.	001989	INV0000052515	District Management Services 09/20	\$ 4,390.00

Gramercy Farms Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2020 Through September 30, 2020

<u>Vendor Name</u>	<u>Check #</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Rizzetta Technology Services, LLC	001990	INV0000006163	Website & EMail Hosting Services 09/20	\$ 175.00
Robert R. Bishop	001983	BB08272020	Board of Supervisors Meeting 08/27/2020	\$ 200.00
S & S Prestige Worldwide, LLC	001988	234	Common Area Trash Removal 08/20	<u>\$ 450.00</u>
Report Total				<u>\$ 37,316.64</u>

TAB 4



Rizzetta & Company

Gramercy Farms Community Development District

**Financial Statements
(Unaudited)**

September 30, 2020

Prepared by: Rizzetta & Company, Inc.

gramercyfarmscdd.org
rizzetta.com

Gramercy Farms Community Development District

Balance Sheet

As of 9/30/2020

(In Whole Numbers)

	General Fund	Debt Service Fund	Capital Projects Fund	Total Governmental Funds	General Fixed Assets Account Group	General Long-Term Debt Account Group
Assets						
Cash In Bank	32,109	0	0	32,109	0	0
Investments	0	3,311,508	895,025	4,206,533	0	0
Accounts Receivable	0	157	0	157	0	0
Prepaid Expenses	0	0	0	0	0	0
Deposits	0	0	0	0	0	0
Due From Other Funds	0	0	0	0	0	0
Amount Available in Debt Service	0	0	0	0	0	3,311,665
Amount To Be Provided Debt Service	0	0	0	0	0	53,011,390
Fixed Assets	0	0	0	0	28,313,609	0
Total Assets	<u>32,109</u>	<u>3,311,665</u>	<u>895,025</u>	<u>4,238,799</u>	<u>28,313,609</u>	<u>56,323,055</u>
Liabilities						
Accounts Payable	2,281	0	0	2,281	0	0
Retainage Payable	0	0	0	0	0	0
Accrued Expenses Payable	2,743	0	0	2,743	0	0
Other Current Liabilities	0	0	0	0	0	0
Due To Other Funds	0	0	0	0	0	0
Revenue Bonds Payable--Long Term	0	0	0	0	0	56,323,055
Total Liabilities	<u>5,024</u>	<u>0</u>	<u>0</u>	<u>5,024</u>	<u>0</u>	<u>56,323,055</u>
Fund Equity & Other Credits						
Beginning Fund Balance	(11,559)	707,715	1,177,298	1,873,453	28,313,609	0
Net Change in Fund Balance	<u>38,644</u>	<u>2,603,950</u>	<u>(282,273)</u>	<u>2,360,322</u>	<u>0</u>	<u>0</u>
Total Fund Equity & Other Credits	<u>27,085</u>	<u>3,311,665</u>	<u>895,025</u>	<u>4,233,775</u>	<u>28,313,609</u>	<u>0</u>
Total Liabilities & Fund Equity	<u>32,109</u>	<u>3,311,665</u>	<u>895,025</u>	<u>4,238,799</u>	<u>28,313,609</u>	<u>56,323,055</u>

See Notes to Unaudited Financial Statements

Gramercy Farms Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2019 Through 9/30/2020

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Revenues					
Special Assessments					
Tax Roll	430,703	430,703	433,533	2,830	(0.65)%
Off Roll	98,677	98,677	98,677	0	0.00%
Total Revenues	529,380	529,380	532,210	2,830	(0.53)%
Expenditures					
Legislative					
Supervisor Fees	12,000	12,000	4,600	7,400	61.66%
Financial & Administrative					
Administrative Services	4,725	4,725	4,725	0	0.00%
District Management	21,630	21,630	21,630	0	0.00%
District Engineer	6,500	6,500	4,663	1,837	28.25%
Disclosure Report	5,000	5,000	5,000	0	0.00%
Trustees Fees	11,314	11,314	11,314	0	0.00%
Assessment Roll	5,250	5,250	5,250	0	0.00%
Financial & Revenue Collections	4,200	4,200	4,200	0	0.00%
Accounting Services	13,725	13,725	13,725	0	0.00%
Auditing Services	3,450	3,450	3,575	(125)	(3.62)%
Arbitrage Rebate Calculation	1,000	1,000	500	500	50.00%
Public Officials Liability	3,413	3,413	3,499	(86)	(2.51)%
Insurance					
Legal Advertising	5,000	5,000	3,797	1,203	24.06%
Dues, Licenses & Fees	360	360	1,161	(801)	(222.60)%
Website Hosting, Maintenance, Backup	4,300	4,300	5,963	(1,663)	(38.66)%
Legal Counsel					
District Counsel	16,000	16,000	12,923	3,077	19.23%
Electric Utility Services					
Utility Services	350	350	233	117	33.39%
Street Lights	187,360	187,360	171,848	15,512	8.27%
Water-Sewer Combination Services					
Utility Services	10,000	10,000	13,336	(3,336)	(33.35)%
Stormwater Control					
Lake/Pond Bank Maintenance	9,660	9,660	9,660	0	0.00%
Other Physical Environment					
General Liability/Property Insurance	5,793	5,793	5,867	(74)	(1.27)%
Landscape Maintenance	163,950	163,950	172,557	(8,607)	(5.24)%
Field Services	8,400	8,400	8,400	0	0.00%

Gramercy Farms Community Development District

Statement of Revenues and Expenditures

001 - General Fund

From 10/1/2019 Through 9/30/2020

(In Whole Numbers)

	Annual Budget	YTD Budget	YTD Actual	YTD Variance	Percent Annual Budget Remaining
Contingency					
Miscellaneous Contingency	26,000	26,000	5,140	20,860	80.23%
Total Expenditures	529,380	529,380	493,565	35,815	6.77%
Excess of Revenues Over (Under) Expenditures	0	0	38,644	38,644	0.00%
Excess of Rev./Other Sources Over (Under) Expend./Other Uses	0	0	38,644	38,644	0.00%
Fund Balance, Beginning of Period	0	0	(11,559)	(11,559)	0.00%
Fund Balance, End of Period	0	0	27,085	27,085	0.00%

Gramercy Farms Community Development District
Statement of Revenues and Expenditures
200 - Debt Service Fund-Series 2007
From 10/1/2019 Through 9/30/2020
(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	691	691	0.00%
Total Revenues	0	691	691	0.00%
Expenditures				
Financial & Administrative				
Trustees Fees	0	10,500	(10,500)	0.00%
Total Expenditures	0	10,500	(10,500)	0.00%
Excess of Revenues Over (Under) Expenditures	0	(9,809)	(9,809)	0.00%
Excess of Rev./Other Sources Over (Under) Expend./Other Uses	0	(9,809)	(9,809)	0.00%
Fund Balance, Beginning of Period	0	107,584	107,584	0.00%
Fund Balance, End of Period	0	97,775	97,775	0.00%

Gramercy Farms Community Development District

Statement of Revenues and Expenditures

201 - Debt Service Fund-Series 2011

From 10/1/2019 Through 9/30/2020

(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	7,108	7,108	0.00%
Special Assessments				
Tax Roll	253,202	260,273	7,072	2.79%
Prepayments	0	7,337	7,337	0.00%
Off Roll	0	55,760	55,760	0.00%
Contributions From Private Sources				
SPE Contribution	0	2,300,000	2,300,000	0.00%
Total Revenues	<u>253,202</u>	<u>2,630,478</u>	<u>2,377,276</u>	<u>938.89%</u>
Expenditures				
Debt Service				
Interest	253,202	0	253,202	100.00%
Principal	0	16,719	(16,719)	0.00%
Total Expenditures	<u>253,202</u>	<u>16,719</u>	<u>236,483</u>	<u>93.40%</u>
Excess of Revenues Over (Under) Expenditures	<u>0</u>	<u>2,613,759</u>	<u>2,613,759</u>	<u>0.00%</u>
Excess of Rev./Other Sources Over (Under) Expend./Other Uses	<u>0</u>	<u>2,613,759</u>	<u>2,613,759</u>	<u>0.00%</u>
Fund Balance, Beginning of Period	0	600,131	600,131	0.00%
Fund Balance, End of Period	<u>0</u>	<u>3,213,890</u>	<u>3,213,890</u>	<u>0.00%</u>

Gramercy Farms Community Development District
Statement of Revenues and Expenditures
300 - Capital Projects Fund-Series 2007
From 10/1/2019 Through 9/30/2020
(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	201	201	0.00%
Total Revenues	0	201	201	0.00%
Excess of Revenues Over (Under)	0	201	201	0.00%
Expenditures				
Excess of Rev./Other Sources Over (Under)	0	201	201	0.00%
Expend./Other Uses				
Fund Balance, Beginning of Period	0	466	466	0.00%
Fund Balance, End of Period	0	667	667	0.00%

Gramercy Farms Community Development District
Statement of Revenues and Expenditures
301 - Capital Projects Fund-Series 2011
From 10/1/2019 Through 9/30/2020
(In Whole Numbers)

	Annual Budget	Current Period Actual	Budget To Actual Variance	Budget Percent Remaining
Revenues				
Interest Earnings				
Interest Earnings	0	9,447	9,447	0.00%
Total Revenues	0	9,447	9,447	0.00%
Expenditures				
Other Physical Environment				
Improvements Other Than Buildings	0	291,920	(291,920)	0.00%
Total Expenditures	0	291,920	(291,920)	0.00%
Excess of Revenues Over (Under) Expenditures	0	(282,474)	(282,474)	0.00%
Excess of Rev./Other Sources Over (Under) Expend./Other Uses	0	(282,474)	(282,474)	0.00%
Fund Balance, Beginning of Period	0	1,176,832	1,176,832	0.00%
Fund Balance, End of Period	0	894,358	894,358	0.00%

**Gramercy Farms CDD
Investment Summary
September 30, 2020**

<u>Account</u>	<u>Investment</u>	<u>Balance as of September 30, 2020</u>
US Bank Series 2007 A-1 Reserve	US Bank - Money Market Account-Managed	\$ 25,528
US Bank Series 2007 A-2 Reserve	US Bank - Money Market Account-Managed	11,698
US Bank Series 2007 B Reserve	US Bank - Money Market Account-Managed	60,549
US Bank Series 2011 Revenue	First American Treasury Obligation Fund Class Z	906,704
US Bank Series 2011 Prepayment	First American Treasury Obligation Fund Class Z	2,307,026
US Bank Series 2011 REM Expenditure	First American Treasury Obligation Fund Class Z	3
Total Debt Service Fund Investments		<u>\$ 3,311,508</u>
US Bank Series 2007 Construction	US Bank - Money Market Account-Managed	\$ 439
US Bank Series 2007 Remedial Exp	US Bank - Money Market Account-Managed	228
US Bank Series 2011 Construction	First American Treasury Obligation Fund Class Z	871,694
US Bank Series 2011 Restructuring	First American Treasury Obligation Fund Class Z	22,664
Total Capital Project Fund Investments		<u>\$ 895,025</u>

Gramercy Farms Community Development District

Summary A/R Ledger

201 - Debt Service Fund-Series 2011

From 9/1/2020 Through 9/30/2020

Invoice Date	Customer Name	Invoice Number	Current Balance
10/1/2019	Juan and Antonea Roman	225-20-02	156.54
		Total 201 - Debt Service Fund-Series 2011	156.54
Report Balance			156.54

Gramercy Farms Community Development District

Aged Payables by Invoice Date

Aging Date - 7/1/2020

001 - General Fund

From 9/1/2020 Through 9/30/2020

Vendor Name	Invoice Date	Invoice Number	Invoice Description	Current Balan
American Ecosystems, Inc.	7/1/2020	2007840	Lake Maintenance 07/20	805.00
City of St. Cloud	8/19/2020	00056930 08/20	2800 Block Even Mosshire Circle 08/20	246.98
City of St. Cloud	8/19/2020	00057874 08/20	3100 Block Odd Sweet Acres Place 08/20	45.29
American Ecosystems, Inc.	9/1/2020	2009143	Lake Maintenance 09/20	805.00
City of St. Cloud	9/23/2020	00056930 09/20	2800 Block Even Mosshire Circle 09/20	266.42
City of St. Cloud	9/23/2020	00057874 09/20	3100 Block Odd Sweet Acres Place 09/20	112.80
Total 001 - General Fund				2,281.49
Report Total				2,281.49

**GRAMERCY FARMS
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Refunding Bonds - Series 2011

Construction/Restructuring Account Activity Through September 30, 2020

Inflows:	Transfer from Series 2007 Accounts	\$	10,766,173.30
	City of St. Cloud Project Cost Reimbursement - West Force Main		1,098,615.00
	City of St. Cloud Project Cost Reimbursement - West Potable Main		94,943.00
	Total Other Proceeds:		11,959,731.30
	Interest Earnings		69,927.66
	City of St. Cloud Reimbursement Series 2007 CR1		32,145.60
	Reimbursement for Certain Parcel I Engineering Plans		77,812.50
	Reversal of CR220 - Maintenance Bond to City of St Cloud		5,687.68
	Refund for Plat Submittals and Misc		1,480.00
	Refund for Phase 2 Performance Bond		68,526.28
	City of St. Cloud Reimbursement Series 2011 CR356		9,244.70
	Total Inflows:	\$	12,224,555.72

Outflows:

Requisition Date	Requisition Number	Contractor	Amount	Status with Trustee 9/30/2020
09/07/11	COI	Digital Assurance Certification LLC	\$ (3,000.00)	Cleared
09/07/11	COI	US Bank	(22,000.00)	Cleared
09/07/11	COI	FMS Bonds Inc.	(25,000.00)	Cleared
09/07/11	COI	Rizzetta & Company, Inc.	(17,500.00)	Cleared
		Total COI:	(67,500.00)	
11/29/11	1	WilsonMiller, Inc.	(7,187.50)	Cleared
11/29/11	2	WilsonMiller, Inc.	(435.25)	Cleared
11/29/11	3	WilsonMiller, Inc.	(34,380.54)	Cleared
11/29/11	4	WilsonMiller, Inc.	(730.00)	Cleared
11/29/11	5	WilsonMiller, Inc.	(1,770.00)	Cleared
11/29/11	6	Maxcy Development Group, Inc.	(75,000.00)	Cleared
12/19/11	7	Maxcy Development Group, Inc.	(30,000.00)	Cleared
02/14/12	8	WilsonMiller, Inc.	(11,672.50)	Cleared
02/14/12	9	WilsonMiller, Inc.	(19,914.68)	Cleared
02/14/12	10	WilsonMiller, Inc.	(373.50)	Cleared
02/14/12	11	WilsonMiller, Inc.	(5,000.00)	Cleared
02/14/12	12	Canin Associates	(4,417.74)	Cleared
02/14/12	13	Gramercy Farms CDD	(1,150.00)	Cleared
02/14/12	14	Gramercy Farms CDD	(10,000.00)	Cleared
02/14/12	15	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
03/02/12	16	Aerial Innovations, Inc.	(81.00)	Cleared
03/05/12	17	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
03/12/12	18	Canin Associates	(4,460.79)	Cleared
03/30/12	19	WilsonMiller, Inc.	(8,844.00)	Cleared
03/30/12	20	WilsonMiller, Inc.	(15,724.88)	Cleared

**GRAMERCY FARMS
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Refunding Bonds - Series 2011

Construction/Restructuring Account Activity Through September 30, 2020

03/30/12	21	WilsonMiller, Inc.	(5,513.00)	Cleared
03/30/12	22	WilsonMiller, Inc.	(715.00)	Cleared
03/30/12	23	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
03/30/12	24	Hopping Green & Sams	(3,843.50)	Cleared
03/30/12	25	Canin Associates	(5,300.88)	Cleared
04/06/12	26	Jr. Davis Construction Co., Inc.	(64,390.46)	Cleared
04/19/12	27	WilsonMiller, Inc.	(18,428.00)	Cleared
04/19/12	28	WilsonMiller, Inc.	(12,461.27)	Cleared
04/19/12	29	WilsonMiller, Inc.	(10,081.00)	Cleared
04/19/12	30	WilsonMiller, Inc.	(836.00)	Cleared
04/19/12	31	Canin Associates	(7,498.05)	Cleared
04/19/12	32	Hopping Green & Sams	(3,708.50)	Cleared
04/19/12	33	Aerial Innovations, Inc.	(81.00)	Cleared
04/19/12	34	Gramercy Farms CDD	(500.00)	Cleared
04/19/12	35	Gramercy Farms CDD	(340.00)	Cleared
04/26/12	36	Jr. Davis Construction Co., Inc.	(11,503.18)	Cleared
05/04/12	37	Gramercy Farms CDD	(1,500.00)	Cleared
05/04/12	38	Gramercy Farms CDD	(1,500.00)	Cleared
05/04/12	39	Gramercy Farms CDD	(1,500.00)	Cleared
05/24/12	40	Hopping Green & Sams	(164.50)	Cleared
05/24/12	41	Canin Associates	(7,012.86)	Cleared
05/24/12	42	WilsonMiller, Inc.	(5,100.00)	Cleared
05/24/12	43	WilsonMiller, Inc.	(172.50)	Cleared
05/24/12	44	WilsonMiller, Inc.	(13,021.00)	Cleared
05/24/12	45	WilsonMiller, Inc.	(11,960.18)	Cleared
05/24/12	46	Aerial Innovations, Inc.	(81.00)	Cleared
06/01/12	47	Lerner Real Estate Advisors, Inc.	(30,000.00)	Cleared
06/14/12	48	Gramercy Farms CDD	(1,670.00)	Cleared
06/14/12	49	Gramercy Farms CDD	(250.00)	Cleared
06/14/12	50	Gramercy Farms CDD	(150.00)	Cleared
06/14/12	51	Hopping Green & Sams	(799.00)	Cleared
06/14/12	52	Canin Associates	(10,264.98)	Cleared
06/22/12	53	Jr. Davis Construction Co., Inc.	(689,637.34)	Cleared
06/30/12	54	Aerial Innovations, Inc.	(81.00)	Cleared
06/30/12	55	WilsonMiller, Inc.	(9,275.47)	Cleared
06/30/12	56	WilsonMiller, Inc.	(19,082.26)	Cleared
06/30/12	57	WilsonMiller, Inc.	(104.00)	Cleared
07/10/12	58	Canin Associates	(250.79)	Cleared
07/10/12	59	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
07/10/12	60	WilsonMiller, Inc.	(124.50)	Cleared
07/10/12	61	Hopping Green & Sams	(3,391.50)	Cleared
07/10/12	62	Jr. Davis Construction Co., Inc.	(865,656.67)	Cleared
07/31/12	63	WilsonMiller, Inc.	(1,434.53)	Cleared
07/31/12	64	WilsonMiller, Inc.	(2,990.08)	Cleared
07/31/12	65	WilsonMiller, Inc.	(1,576.00)	Cleared

**GRAMERCY FARMS
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Refunding Bonds - Series 2011

Construction/Restructuring Account Activity Through September 30, 2020

07/31/12	66	WilsonMiller, Inc.	(7,056.02)	Cleared
07/31/12	67	Aerial Innovations, Inc.	(81.00)	Cleared
07/31/12	68	Donald W. McIntosh Associates, Inc.	(2,295.00)	Cleared
07/31/12	69	Seminole Walls	(54,697.50)	Cleared
07/31/12	70	Jr. Davis Construction Co., Inc.	(1,284,797.34)	Cleared
07/31/12	71	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
08/20/12	72	Hopping Green & Sams	(2,409.90)	Cleared
08/20/12	73	Canin Associates	(258.40)	Cleared
08/20/12	74	WilsonMiller, Inc.	(8,255.28)	Cleared
08/20/12	75	Aerial Innovations, Inc.	(81.00)	Cleared
09/14/12	76	Gramercy Farms CDD	(27,241.25)	Cleared
08/31/12	77	WilsonMiller, Inc.	(21,459.29)	Cleared
08/31/12	78	Canin Associates	(143.17)	Cleared
08/31/12	79	Hanson, Walter & Associates, Inc.	(4,000.00)	Cleared
08/31/12	80	Faulkner Engineering Services, Inc.	(1,100.00)	Cleared
08/31/12	81	Hopping Green & Sams	(799.00)	Cleared
08/31/12	82	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
08/31/12	83	Jr. Davis Construction Co., Inc.	(535,896.96)	Cleared
10/04/12	84	Aerial Innovations, Inc.	(81.00)	Cleared
10/04/12	85	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
10/04/12	86	Rj Whidden and Associates, Inc.	(500.00)	Cleared
10/16/12	87	Aerial Innovations, Inc.	(81.00)	Cleared
10/16/12	88	Hanson, Walter & Associates, Inc.	(7,600.25)	Cleared
10/16/12	89	Hopping Green & Sams	(1,802.00)	Cleared
10/16/12	90	Jr. Davis Construction	(428,203.81)	Cleared
10/24/12	91	WilsonMiller, Inc.	(16,233.46)	Cleared
10/30/12	92	WilsonMiller, Inc.	(6,498.56)	Cleared
10/30/12	93	Rj Whidden and Associates, Inc.	(240.00)	Cleared
10/30/12	94	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
11/15/12	95	Hopping Green & Sams	(2,441.00)	Cleared
11/15/12	96	WilsonMiller, Inc.	(28,748.81)	Cleared
11/20/12	97	Hanson, Walter & Associates, Inc.	(1,000.00)	Cleared
11/21/12	98	WilsonMiller, Inc.	(4,099.50)	Cleared
11/27/12	99	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
11/29/12	100	Gramercy Farms CDD	(1,750.00)	Cleared
12/04/12	101	Jr. Davis Construction	(542,885.09)	Cleared
12/12/12	102	WilsonMiller, Inc.	(20,590.00)	Cleared
12/12/12	103	Rj Whidden and Associates, Inc.	(100.00)	Cleared
12/18/12	104	Hopping Green & Sams	(1,339.50)	Cleared
12/18/12	105	Hanson, Walter & Associates, Inc.	(1,898.80)	Cleared
12/20/12	106	Concepts In Greenery	(148,389.00)	Cleared
12/20/12	107	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
12/20/12	108	Maxcy Development Group, Inc.	(1,230.00)	Cleared
12/20/12	109	WilsonMiller, Inc.	(998.76)	Cleared
01/02/13	110	Concepts In Greenery of Orlando, LLC	(10,080.00)	Cleared

**GRAMERCY FARMS
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Refunding Bonds - Series 2011

Construction/Restructuring Account Activity Through September 30, 2020

01/02/13	111	Maxcy Development Group, Inc.	(160.00)	Cleared
01/02/13	112	WilsonMiller, Inc.	(378.00)	Cleared
01/03/13	113	Jr. Davis Construction	(253,213.97)	Cleared
01/23/13	114	Aerial Innovations, Inc.	(162.00)	Cleared
01/23/13	115	Hopping Green & Sams	(1,858.50)	Cleared
01/23/13	116	Concepts In Greenery of Orlando, LLC	(24,336.00)	Cleared
01/23/13	117	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
01/23/13	118	Hanson, Walter & Associates, Inc.	(500.00)	Cleared
01/23/13	119	Jr. Davis Construction	(118,252.15)	Cleared
01/31/13	120	Stantec Consulting Services, Inc.	(22,946.82)	Cleared
02/13/13	121	Hanson, Walter & Associates, Inc.	(2,375.00)	Cleared
02/13/13	122	Hopping Green & Sams	(1,128.00)	Cleared
02/26/13	123	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
02/27/13	124	Stantec Consulting Services, Inc.	(16,266.01)	Cleared
03/05/13	125	Aerial Innovations, Inc.	(162.00)	Cleared
03/07/13	126	Hanson, Walter & Associates, Inc.	(2,000.00)	Cleared
03/12/13	127	Stantec Consulting Services, Inc.	(835.00)	Cleared
03/12/13	128	Jr. Davis Construction	(48,499.50)	Cleared
03/20/13	129	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
03/20/13	130	Hopping Green & Sams	(2,467.50)	Cleared
03/27/13	131	Stantec Consulting Services, Inc.	(6,721.34)	Cleared
04/03/13	132	Stantec Consulting Services, Inc.	(826.99)	Cleared
04/10/13	133	Seminole Walls, Inc.	(95,000.00)	Cleared
04/10/13	134	Johnston's Surveying, Inc.	(2,262.50)	Cleared
04/10/13	135	Aerial Innovations, Inc.	(81.00)	Cleared
04/10/13	136	Hanson, Walter & Associates, Inc.	(650.00)	Cleared
04/10/13	137	Stantec Consulting Services, Inc.	(845.34)	Cleared
04/17/13	138	Hopping Green & Sams	(352.50)	Cleared
04/17/13	139	Stantec Consulting Services, Inc.	(5,200.00)	Cleared
04/18/13	140	Seminole Walls, Inc.	(80,000.00)	Cleared
04/18/13	141	Jr. Davis Construction	(28,175.55)	Cleared
04/23/13	142	Stantec Consulting Services, Inc.	(1,224.87)	Cleared
04/23/13	143	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
04/30/13	144	Aerial Innovations, Inc.	(81.00)	Cleared
04/30/13	145	Stantec Consulting Services, Inc.	(1,614.74)	Cleared
04/30/13	146	Hopping Green & Sams	(1,081.00)	Cleared
04/30/13	147	Hanson, Walter & Associates, Inc.	(407.50)	Cleared
05/28/13	148	Lerner Real Estate Advisors, Inc.	(15,000.00)	Cleared
05/28/13	149	Stantec Consulting Services, Inc.	(2,989.83)	Cleared
05/28/13	150	Jr. Davis Construction Company, Inc.	(264,552.55)	Cleared
05/31/13	151	Aerial Innovations, Inc.	(81.00)	Cleared
05/31/13	152	Seminole Walls, Inc.	(59,498.50)	Cleared
05/31/13	153	Bliss Products and Services, Inc.	(30,011.60)	Cleared
05/31/13	154	Fun Builders, Inc.	(14,440.50)	Cleared
05/31/13	155	Hopping Green & Sams	(1,010.50)	Cleared

**GRAMERCY FARMS
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Refunding Bonds - Series 2011

Construction/Restructuring Account Activity Through September 30, 2020

05/31/13	156	Stantec Consulting Services, Inc.	(318.50)	Cleared
06/18/13	157	Hanson, Walter & Associates, Inc.	(1,325.00)	Cleared
06/18/13	158	Stantec Consulting Services, Inc.	(9,775.73)	Cleared
06/26/13	159	Stantec Consulting Services, Inc.	(2,870.90)	Cleared
06/26/13	160	Concepts In Greenery of Orlando, LLC	(24,360.00)	Cleared
06/30/13	161	Aerial Innovations, Inc.	(81.00)	Cleared
06/30/13	162	Bliss Products and Services, Inc.	(30,011.59)	Cleared
06/30/13	163	Jr. Davis Construction Company, Inc.	(179,399.59)	Cleared
06/30/13	164	Hanson, Walter & Associates, Inc.	(2,250.00)	Cleared
06/30/13	165	Stantec Consulting Services, Inc.	(2,658.00)	Cleared
07/17/13	166	Jr. Davis Construction Company, Inc.	(80,463.06)	Cleared
07/25/13	167	Stantec Consulting Services, Inc.	(2,693.33)	Cleared
07/25/13	168	Hopping Green & Sams	(211.50)	Cleared
08/05/13	169	Jr. Davis Construction Company, Inc.	(145,528.92)	Cleared
08/05/13	170	Concepts In Greenery of Orlando, LLC	(37,983.18)	Cleared
08/05/13	171	Aerial Innovations, Inc.	(81.00)	Cleared
08/05/13	172	Stantec Consulting Services, Inc.	(907.17)	Cleared
08/12/13	173	Greenberg Traurig, PA	(1,148.50)	Cleared
08/12/13	174	Hanson, Walter & Associates, Inc.	(925.00)	Cleared
08/19/13	175	Hopping Green & Sams	(1,410.00)	Cleared
08/19/13	176	Stantec Consulting Services, Inc.	(5,282.56)	Cleared
09/09/13	177	Aerial Innovations, Inc.	(81.00)	Cleared
09/09/13	178	Stantec Consulting Services, Inc.	(1,167.85)	Cleared
09/10/13	179	Hopping Green & Sams	(1,762.50)	Cleared
09/10/13	180	Jr. Davis Construction Company, Inc.	(164,469.07)	Cleared
09/17/13	181	Concepts In Greenery of Orlando, LLC	(62,660.00)	Cleared
09/17/13	182	Hanson, Walter & Associates, Inc.	(1,630.00)	Cleared
09/19/13	183	Stantec Consulting Services, Inc.	(4,878.60)	Cleared
09/30/13	184	Jr. Davis Construction Company, Inc.	(346,948.68)	Cleared
09/30/13	185	Stantec Consulting Services, Inc.	(860.46)	Cleared
09/30/13	186	Johnston's Surveying, Inc.	(3,272.50)	Cleared
10/17/13	187	Aerial Innovations, Inc.	(81.00)	Cleared
10/17/13	188	Fun Builders, Inc.	(16,040.50)	Cleared
09/30/13	189	Hanson, Walter & Associates, Inc.	(13,650.00)	Cleared
09/30/13	190	Hopping Green & Sams	(2,224.50)	Cleared
10/17/13	191	Ron's Tractor Mowing & Hydro Ax Services, Inc.	(3,915.00)	Cleared
09/30/13	192	Stantec Consulting Services, Inc.	(10,389.86)	Cleared
10/24/13	193	Stantec Consulting Services, Inc.	(903.47)	Cleared
11/01/13	194	Bliss Products and Services, Inc.	(3,434.61)	Cleared
11/13/13	195	Jr. Davis Construction Company, Inc.	(9,484.20)	Cleared
11/13/13	196	Greenberg Traurig, PA	(1,330.47)	Cleared
11/13/13	197	Hopping Green & Sams	(470.00)	Cleared
11/13/13	198	Aerial Innovations, Inc.	(81.00)	Cleared
11/21/13	199	Hanson, Walter & Associates, Inc.	(4,992.50)	Cleared
11/21/13	200	Stantec Consulting Services, Inc.	(6,113.49)	Cleared

**GRAMERCY FARMS
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Refunding Bonds - Series 2011

Construction/Restructuring Account Activity Through September 30, 2020

12/10/13	201	Aerial Innovations, Inc.	(81.00)	Cleared
12/10/13	202	Stantec Consulting Services, Inc.	(9,641.20)	Cleared
12/11/13	203	Jr. Davis Construction Company, Inc.	(2,480.41)	Cleared
12/18/13	204	Hopping Green & Sams	(1,363.00)	Cleared
12/18/13	205	Hanson, Walter & Associates, Inc.	(4,125.00)	Cleared
12/31/13	206	Aerial Innovations, Inc.	(81.00)	Cleared
12/31/13	207	Jr. Davis Construction Company, Inc.	(7,263.90)	Cleared
12/31/13	208	Maxcy Development Group, Inc. - Gramercy Farms	(6,688.26)	Cleared
12/31/13	209	Stantec Consulting Services, Inc.	(1,437.54)	Cleared
01/27/14	210	Hopping Green & Sams	(1,498.50)	Cleared
01/27/14	211	Stantec Consulting Services, Inc.	(1,120.95)	Cleared
02/11/14	212	Aerial Innovations, Inc.	(81.00)	Cleared
02/11/14	213	Hanson, Walter & Associates, Inc.	(3,617.50)	Cleared
02/12/14	214	Jr. Davis Construction Company, Inc.	(81,474.85)	Cleared
02/12/14	215	Jr. Davis Construction Company, Inc.	(307,336.60)	Cleared
02/12/14	216	Hanson, Walter & Associates, Inc.	(7,865.75)	Cleared
02/14/14	217	Hopping Green & Sams	(4,027.50)	Cleared
02/25/14	218	Stantec Consulting Services, Inc.	(892.75)	Cleared
03/11/14	219	Stantec Consulting Services, Inc.	(1,158.08)	Cleared
03/11/14	220	City of St. Cloud	(5,687.68)	Cleared
03/11/14	221	City of St. Cloud	(68,526.28)	Cleared
03/18/14	222	Hopping Green & Sams	(3,793.50)	Cleared
03/18/14	223	Hanson, Walter & Associates, Inc.	(20,068.50)	Cleared
04/14/14	224	Maxcy Development Group Holdings-Gramercy Farms, Inc.	(2,330.00)	Cleared
04/14/14	225	Hopping Green & Sams	(971.00)	Cleared
04/14/14	226	Stantec Consulting Services, Inc.	(618.51)	Cleared
04/14/14	227	Aerial Innovations, Inc.	(81.00)	Cleared
04/14/14	228	Jr. Davis Construction Company, Inc.	(19,072.33)	Cleared
04/21/14	229	Stantec Consulting Services, Inc.	(5,664.00)	Cleared
05/13/14	230	Aerial Innovations, Inc.	(81.00)	Cleared
05/13/14	231	Hopping Green & Sams	(1,397.50)	Cleared
05/13/14	232	Stantec Consulting Services, Inc.	(5,550.30)	Cleared
06/02/14	233	Aerial Innovations, Inc.	(81.00)	Cleared
06/02/14	234	Hanson, Walter & Associates, Inc.	(17,200.00)	Cleared
06/02/14	235	Stantec Consulting Services, Inc.	(87.20)	Cleared
06/17/14	236	Hanson, Walter & Associates, Inc.	(15,356.25)	Cleared
06/17/14	237	Hopping Green & Sams	(611.00)	Cleared
06/17/14	238	Stantec Consulting Services, Inc.	(559.78)	Cleared
06/19/14	239	Aerial Innovations, Inc.	(81.00)	Cleared
06/19/14	240	Hanson, Walter & Associates, Inc.	(27,427.25)	Cleared
06/24/14	241	Stantec Consulting Services, Inc.	(740.76)	Cleared
07/11/14	242	Aerial Innovations, Inc.	(81.00)	Cleared
07/11/14	243	Maxcy Development Group Holdings-Gramercy Farms, Inc.	(3,300.00)	Cleared
07/22/14	244	Hopping Green & Sams	(141.00)	Cleared
07/22/14	245	Maxcy Development Group Holdings-Gramercy Farms, Inc.	(1,400.00)	Cleared

**GRAMERCY FARMS
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Refunding Bonds - Series 2011

Construction/Restructuring Account Activity Through September 30, 2020

08/01/14	246	Stantec Consulting Services, Inc.	(530.00)	Cleared
08/01/14	247	Aerial Innovations, Inc.	(81.00)	Cleared
08/19/14	248	Hopping Green & Sams	(141.00)	Cleared
09/17/14	249	Hanson, Walter & Associates, Inc.	(16,355.95)	Cleared
09/17/14	250	Stantec Consulting Services, Inc.	(1,028.53)	Cleared
09/17/14	251	Hopping Green & Sams	(352.50)	Cleared
09/17/14	252	Aerial Innovations, Inc.	(81.00)	Cleared
09/30/14	253	Aerial Innovations, Inc.	(81.00)	Cleared
09/30/14	254	Hanson, Walter & Associates, Inc.	(10,525.55)	Cleared
09/30/14	255	Stantec Consulting Services, Inc.	(696.32)	Cleared
09/30/14	256	Jr. Davis Construction Company, Inc.	(6,288.45)	Cleared
09/30/14	257	Hanson, Walter & Associates, Inc.	(2,000.00)	Cleared
09/30/14	258	Jr. Davis Construction Co., Inc.	(6,391.57)	Cleared
09/30/14	259	Stantec Consulting Services, Inc.	(5,400.00)	Cleared
11/04/14	260	Concepts In Greenery of Orlando, LLC	(72,907.50)	Cleared
10/28/14	261	Stantec Consulting Services, Inc.	(1,133.83)	Cleared
10/28/14	262	Hanson, Walter & Associates, Inc.	(2,217.50)	Cleared
11/04/14	263	Aerial Innovations, Inc.	(81.00)	Cleared
11/04/14	264	Celebration Landscape Design, Inc.	(2,717.50)	Cleared
11/04/14	265	Maxcy Development Group Holdings-Gramercy Farms, Inc.	(740.00)	Cleared
11/18/14	266	Seminole Masonry, LLC	(56,467.13)	Cleared
11/18/14	267	Hanson, Walter & Associates, Inc.	(2,625.00)	Cleared
11/18/14	268	Hopping Green & Sams	(2,618.00)	Cleared
11/18/14	269	Stantec Consulting Services, Inc.	(1,259.83)	Cleared
11/30/14	270	Aerial Innovations, Inc.	(81.00)	Cleared
11/30/14	271	Concepts In Greenery of Orlando, LLC	(50,000.00)	Cleared
11/30/14	272	Ron's Tractor Mowing & Hydro Ax Services, Inc.	(6,147.50)	Cleared
11/30/14	273	Stantec Consulting Services, Inc.	(5,300.00)	Cleared
01/14/15	274	Aerial Innovations, Inc.	(81.00)	Cleared
01/14/15	275	Concepts In Greenery of Orlando, LLC	(87,185.00)	Cleared
01/14/15	276	Hanson, Walter & Associates, Inc.	(6,924.50)	Cleared
01/14/15	277	Hopping Green & Sams	(512.00)	Cleared
01/14/15	278	Stantec Consulting Services, Inc.	(732.48)	Cleared
02/10/15	279	Aerial Innovations, Inc.	(81.00)	Cleared
02/10/15	280	Concepts In Greenery of Orlando, LLC	(12,314.13)	Cleared
02/10/15	281	Hanson, Walter & Associates, Inc.	(225.00)	Cleared
02/10/15	282	Hopping Green & Sams	(1,228.00)	Cleared
02/10/15	283	Stantec Consulting Services, Inc.	(779.75)	Cleared
03/17/15	284	Aerial Innovations, Inc.	(81.00)	Cleared
03/17/15	285	Hanson, Walter & Associates, Inc.	(2,187.50)	Cleared
03/17/15	286	Maxcy Development Group Holdings-Gramercy Farms, Inc.	(2,626.00)	Cleared
03/17/15	287	Seminole Masonry, LLC	(71,867.25)	Cleared
03/31/15	288	Aerial Innovations, Inc.	(81.00)	Cleared
03/31/15	289	Hopping Green & Sams	(725.50)	Cleared
03/31/15	290	Seminole Masonry, LLC	(42,778.13)	Cleared

**GRAMERCY FARMS
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Refunding Bonds - Series 2011

Construction/Restructuring Account Activity Through September 30, 2020

03/31/15	291	Seminole Masonry, LLC	(19,012.50)	Cleared
03/31/15	292	Stantec Consulting Services, Inc.	(5,400.00)	Cleared
05/14/15	293	Aerial Innovations, Inc.	(81.00)	Cleared
05/14/15	294	Concepts In Greenery of Orlando, LLC	-	VOID
05/14/15	295	Hopping Green & Sams	(356.50)	Cleared
06/19/15	296	Aerial Innovations, Inc.	(81.00)	Cleared
06/19/15	297	Hanson, Walter & Associates, Inc.	(750.00)	Cleared
07/09/15	298	Aerial Innovations, Inc.	(81.00)	Cleared
07/09/15	299	Hopping Green & Sams	(775.50)	Cleared
08/14/15	300	Aerial Innovations, Inc.	(82.00)	Cleared
08/14/15	301	Hopping Green & Sams	(94.00)	Cleared
08/14/15	302	Seminole Masonry, LLC	(12,375.00)	Cleared
08/14/15	303	Stantec Consulting Services, Inc.	(266.04)	Cleared
09/29/15	304	Aerial Innovations, Inc.	(162.00)	Cleared
09/29/15	305	Hopping Green & Sams	(940.00)	Cleared
11/20/15	306	Concepts In Greenery of Orlando, LLC	(4,485.00)	Cleared
11/20/15	307	Hopping Green & Sams	(775.50)	Cleared
12/11/12	308	Aerial Innovations, Inc.	(162.00)	Cleared
12/11/15	309	Hopping Green & Sams	(587.50)	Cleared
02/04/16	310	Aerial Innovations, Inc.	(162.00)	Cleared
02/04/16	311	Stantec Consulting Services, Inc.	(12,000.00)	Cleared
03/10/16	312	Aerial Innovations, Inc.	(81.00)	Cleared
03/10/16	313	Hanson, Walter & Associates, Inc.	(1,125.00)	Cleared
03/10/16	314	Hopping Green & Sams	(235.00)	Cleared
04/12/16	315	Aerial Innovations, Inc.	(81.00)	Cleared
04/12/16	316	Concepts In Greenery of Orlando, LLC	(4,802.00)	Cleared
04/28/16	317	Aerial Innovations, Inc.	(81.00)	Cleared
04/28/16	318	Hanson, Walter & Associates, Inc.	(2,700.00)	Cleared
04/28/16	319	Hopping Green & Sams	(70.50)	Cleared
06/02/16	320	Aerial Innovations, Inc.	(81.00)	Cleared
06/02/16	321	Hanson, Walter & Associates, Inc.	(7,062.50)	Cleared
07/05/16	322	Aerial Innovations, Inc.	(81.00)	Cleared
07/05/16	323	Maxcy Development Group Holdings-Gramercy Farms, Inc.	(2,889.00)	Cleared
07/28/16	324	Aerial Innovations, Inc.	(81.00)	Cleared
07/28/16	325	Hanson, Walter & Associates, Inc.	(2,250.00)	Cleared
09/06/16	326	Hanson, Walter & Associates, Inc.	(1,256.25)	Cleared
09/06/16	327	Hopping Green & Sams	(141.00)	Cleared
09/06/16	328	Jr. Davis Construction Co., Inc.	(5,879.47)	Cleared
09/06/16	329	Stantec Consulting Services, Inc.	(377.08)	Cleared
09/30/16	330	Aerial Innovations, Inc.	(162.00)	Cleared
09/30/16	331	Hanson, Walter & Associates, Inc.	(1,068.75)	Cleared
09/30/16	332	Hopping Green & Sams	(1,465.50)	Cleared
10/31/16	333	Aerial Innovations, Inc.	(81.00)	Cleared
10/31/16	334	Hanson, Walter & Associates, Inc.	(1,050.00)	Cleared
10/31/16	335	Hopping Green & Sams	(1,081.00)	Cleared

**GRAMERCY FARMS
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Refunding Bonds - Series 2011

Construction/Restructuring Account Activity Through September 30, 2020

10/31/16	336	Maxcy Development Group Holdings-Gramercy Farms, Inc.	(3,900.00)	Cleared
11/30/16	337	Aerial Innovations, Inc.	(81.00)	Cleared
11/30/16	338	Hanson, Walter & Associates, Inc.	(837.50)	Cleared
11/30/16	339	Hopping Green & Sams	(1,271.00)	Cleared
12/29/16	340	Aerial Innovations, Inc.	(81.00)	Cleared
11/30/16	341	Hopping Green & Sams	(3,028.00)	Cleared
01/01/17	none	South FL Water Permit Refund	250.00	Cleared
01/10/17	342	Hanson, Walter & Associates, Inc.	(250.00)	Cleared
01/11/17	343	Jr. Davis Construction Co., Inc.	(51,537.38)	Cleared
12/25/17	344	Jr. Davis Construction Co., Inc.	(1,528.22)	Cleared
11/30/16	345	Hopping Green & Sams	(1,567.00)	Cleared
02/28/17	346	Hopping Green & Sams	(2,412.11)	Cleared
02/28/17	347	Jr. Davis Construction Co., Inc.	(105,009.67)	Cleared
02/28/17	348	Jr. Davis Construction Co., Inc.	(15,342.50)	Cleared
04/27/17	351	Jr. Davis Construction Co., Inc.	(24,662.00)	Cleared
04/27/17	352	Jr. Davis Construction Co., Inc.	(7,712.76)	Cleared
04/27/17	350	Hopping Green & Sams	(803.50)	Cleared
04/27/17	349	Aerial Innovations, Inc.	(81.00)	Cleared
05/01/17	353	Hanson, Walter & Associates, Inc.	(893.75)	Cleared
05/01/17	354	Hopping Green & Sams	(1,093.50)	Cleared
05/01/17	355	Aerial Innovations, Inc.	(81.00)	Cleared
05/01/17	356	City of St. Cloud	(9,244.70)	Cleared
05/17/17	357	Aerial Innovations, Inc.	(162.00)	Cleared
05/01/17	358	Hanson, Walter & Associates, Inc.	(1,955.00)	Cleared
07/07/17	359	Aerial Innovations, Inc.	(81.00)	Cleared
07/07/17	360	Hanson, Walter & Associates, Inc.	(653.00)	Cleared
07/07/17	361	Hopping Green & Sams	(3,783.50)	Cleared
06/27/17	362	Celebration Landscape Design, Inc.	(4,189.50)	Cleared
08/07/17	363	Aerial Innovations, Inc.	(81.00)	Cleared
08/07/17	364	Hanson, Walter & Associates, Inc.	(1,100.00)	Cleared
08/07/17	365	Hopping Green & Sams	(117.50)	Cleared
10/06/17	366	Aerial Innovations, Inc.	(162.00)	Cleared
10/06/17	367	Hanson, Walter & Associates, Inc.	(1,025.40)	Cleared
11/17/17	368	Aerial Innovations, Inc.	(162.00)	Cleared
11/17/17	369	Hanson, Walter & Associates, Inc.	(435.40)	Cleared
12/27/17	370	Aerial Innovations, Inc.	(81.00)	Cleared
12/27/17	371	Bliss Products and Services, Inc.	(36,659.72)	Cleared
02/02/18	372	Aerial Innovations, Inc.	(163.00)	Cleared
02/02/18	373	Celebration Landscape Design, Inc.	(613.50)	Cleared
2/15/2018	374	Danielle Fence Manufacturing Company Inc.	(8,050.00)	Cleared
2/15/2018	375	Maxcy Development Group	(2,844.00)	Cleared
2/15/2018	376	McKenzie Contracting LLC	(29,400.00)	Cleared
3/1/2018	377	Bliss Products and Services, Inc.	(500.00)	Cleared
3/1/2018	378	McKenzie Contracting LLC	(60,611.75)	Cleared
3/31/2018	379	Aerial Innovations, Inc.	(162.00)	Cleared

**GRAMERCY FARMS
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Refunding Bonds - Series 2011

Construction/Restructuring Account Activity Through September 30, 2020

3/31/2018	380	Bliss Products and Services, Inc.	(36,659.72)	Cleared
5/31/2018	381	Aerial Innovations, Inc.	(162.00)	Cleared
5/31/2018	382	Concepts In Greenery of Orlando, LLC	(56,075.00)	Cleared
6/30/2018	383	Danielle Fence Manufacturing Company Inc.	(8,590.00)	Cleared
7/31/2018	384	Aerial Innovations, Inc.	(81.00)	Cleared
8/31/2018	385	Aerial Innovations, Inc.	(81.00)	Cleared
8/31/2018	386	Bliss Products and Services, Inc.	(2,504.92)	Cleared
9/26/2018	387	Aerial Innovations, Inc.	(81.00)	Cleared
9/30/2018	388	Aerial Innovations, Inc.	(81.00)	Cleared
12/31/2018	389	Aerial Innovations, Inc.	(81.00)	Cleared
12/31/2018	390	Seminole Masonry, LLC	(23,310.64)	Cleared
2/5/2019	391	Aerial Innovations, Inc.	(162.00)	Cleared
2/13/2019	392	Seminole Masonry, LLC	(51,827.66)	Cleared
3/14/2019	393	Aerial Innovations, Inc.	(81.00)	Cleared
4/18/2019	394	Capital Land Management Corp.	(6,000.00)	Cleared
5/9/2019	395	Aerial Innovations, Inc.	(81.00)	Cleared
5/9/2019	396	Seminole Masonry, LLC	(8,348.70)	Cleared
06/10/19	397	Capital Land Management Corp.	(29,733.30)	Cleared
07/15/19	398	Capital Land Management Corp.	(24,344.00)	Cleared
08/19/19	399	McKenzie Contracting LLC	(90,000.00)	Cleared
10/10/19	400	McKenzie Contracting LLC	(79,500.00)	Cleared
10/10/19	401	Capital Land Management Corp.	(11,520.00)	Cleared
10/16/19	402	Bliss Products and Services, Inc.	(52,861.25)	Cleared
10/17/19	403	Ecological Consultants, Inc.	(16,800.00)	Cleared
11/27/19	404	Danielle Fence Manufacturing Company Inc.	(8,695.00)	Cleared
12/02/19	405	Capital Land Management Corp.	(20,922.90)	Cleared
12/09/19	406	Bliss Products and Services, Inc.	(26,430.63)	Cleared
12/09/19	407	Stantec Consulting Services, Inc.	(2,443.25)	Cleared
12/09/19	408	City of St. Cloud	(1,500.00)	Cleared
12/27/19	409	Stantec Consulting Services, Inc.	(3,319.49)	Cleared
01/08/20	410	Ron's Tractor Mowing & Hydro Ax Services, Inc.	(3,500.00)	Cleared
01/16/20	411	Bliss Products and Services, Inc.	(26,430.62)	Cleared
01/21/20	412	Hanson, Walter & Associates, Inc.	(1,500.00)	Cleared
02/11/20	413	Hanson, Walter & Associates, Inc.	(750.00)	Cleared
03/12/20	414	Hanson, Walter & Associates, Inc.	(750.00)	Cleared
03/25/20	415	McKenzie Contracting LLC	(12,100.00)	Cleared
03/25/20	416	Bliss Products and Services, Inc.	(2,850.00)	Cleared
03/30/20	417	Capital Land Management Corp.	(27,897.20)	Cleared
05/15/20	418	Bliss Products and Services, Inc.	(2,770.00)	Cleared
06/30/20	419	Capital Land Management Corp.	(6,179.92)	Cleared

Total Requisitions **(9,992,405.26)**

Non-Construction Related Disbursements:

09/07/11	Greenberg Traurig	(6,631.76)	Cleared
----------	-------------------	------------	---------

**GRAMERCY FARMS
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Refunding Bonds - Series 2011

Construction/Restructuring Account Activity Through September 30, 2020

10/12/11	Maxcy Development Group, Inc.	(238,091.67)	Cleared
11/15/11	Greenberg Taurig	(148,334.14)	Cleared
11/15/11	Hopping Green & Sams	(33,378.91)	Cleared
11/18/11	Maxcy Development Group, Inc.	(160,655.00)	Cleared
01/31/12	Maxcy Development Group, Inc.	(64,921.47)	Cleared
03/31/12	Maxcy Development Group, Inc.	(62,000.00)	Cleared
07/31/12	Maxcy Development Group, Inc.	(66,567.00)	Cleared
10/31/12	Maxcy Development Group, Inc.	(138,169.86)	Cleared
12/17/12	Greenberg Taurig	(13,573.23)	Cleared
01/24/13	Maxcy Development Group, Inc.	(90,479.69)	Cleared
01/30/13	Greenberg Taurig	(3,186.75)	Cleared
01/30/13	Greenberg Taurig	(14,873.23)	Cleared
02/14/13	Reverse Jan Greenberg Taurig Pmt	14,873.23	Cleared
02/20/13	Greenberg Taurig	(8,471.67)	Cleared
03/20/13	Greenberg Taurig	(2,087.00)	Cleared
04/19/13	Greenberg Taurig	(1,037.79)	Cleared
05/15/13	Greenberg Taurig	(8,233.55)	Cleared
06/19/13	Greenberg Taurig	(925.50)	Cleared
08/27/13	Greenberg Taurig	(5,176.00)	Cleared
09/03/13	Greenberg Taurig	(6,218.23)	Cleared
09/24/13	Greenberg Taurig	(8,557.59)	Cleared
10/18/13	Greenberg Taurig	(5,343.74)	Cleared
12/02/13	Greenberg Taurig	(5,576.91)	Cleared
12/31/13	Greenberg Taurig	(2,375.63)	Cleared
02/03/14	Greenberg Taurig	(3,969.81)	Cleared
02/27/14	Greenberg Taurig	(5,703.04)	Cleared
06/04/14	Greenberg Taurig	(3,381.15)	Cleared
06/04/14	Greenberg Taurig	(3,868.19)	Cleared
06/04/14	Greenberg Taurig	(7,875.95)	Cleared
06/17/14	Greenberg Taurig	(4,589.60)	Cleared
07/24/14	Greenberg Taurig	(3,440.74)	Cleared
08/25/14	Greenberg Taurig	(17,375.02)	Cleared
09/23/14	Greenberg Taurig	(7,875.19)	Cleared
10/21/14	Greenberg Taurig	(35,791.59)	Cleared
11/21/15	Greenberg Taurig	(4,473.72)	Cleared
12/23/14	Greenberg Taurig	(1,029.07)	Cleared
02/10/15	Greenberg Taurig	(1,286.50)	Cleared
03/19/15	Greenberg Taurig	(82.50)	Cleared
03/19/15	Greenberg Taurig	(917.87)	Cleared
05/11/15	Greenberg Taurig	(112.21)	Cleared
07/27/15	Greenberg Taurig	(82.50)	Cleared
01/11/16	Greenberg Taurig	(237.50)	Cleared
04/07/16	Greenberg Taurig	(684.00)	Cleared
05/20/16	Greenberg Taurig	(225.00)	Cleared
06/21/16	Greenberg Taurig	(1,425.00)	Cleared

**GRAMERCY FARMS
COMMUNITY DEVELOPMENT DISTRICT**

Special Assessment Refunding Bonds - Series 2011

Construction/Restructuring Account Activity Through September 30, 2020

07/26/16	Greenberg Taurig	(11,784.50)	Cleared
08/17/16	Greenberg Taurig	(14,111.00)	Cleared
09/20/16	Greenberg Taurig	(5,003.00)	Cleared
11/21/16	Greenberg Taurig	(1,967.00)	Cleared
11/21/16	Greenberg Taurig	(2,599.00)	Cleared
11/29/16	Greenberg Taurig	(26,462.00)	Cleared
01/26/17	Greenberg Taurig	(7,586.73)	Cleared
03/06/17	Greenberg Taurig	(3,015.00)	Cleared
03/20/17	Greenberg Taurig	(3,345.00)	Cleared

Total Non-Construction Related Disbursements: (1,260,292.47)

Total Requisitions/Non-Construction Disbursements: (11,320,197.73)

Transfer to Series 2007 REM Account: (10,000.00)

Total Outflows: (11,330,197.73)

Capital Projects Fund Balance at September 30, 2020 \$ 894,357.99

Outstanding Contracts, net of Retainage

Danielle Fence Manufacturing Company, Inc. \$ 8,695.00

Contract Subtotal: 8,695.00

Uncommitted Funds Available at September 30, 2020 \$ 885,662.99

Gramercy Farms Community Development District
Notes to Unaudited Financial Statements
September 30, 2020

Balance Sheet

1. Trust statement activity has been recorded through 09/30/20.
2. See EMMA (Electronic Municipal Market Access) at <https://emma.msrb.org> for Municipal Disclosures and Market Data.

Summary A/R Ledger – Payment Terms

3. Payment terms for landowner assessments are (a) defined in the FY19-20 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

TAB 5

RESOLUTION 2021-01

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE
GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT
DECLARING A VACANCY IN SEATS 2 & 3 OF THE BOARD OF
SUPERVISORS PURSUANT TO SECTION 190.006(3)(b), FLORIDA
STATUTES; AND PROVIDING AN EFFECTIVE DATE.**

WHEREAS, the Gramercy Farms Community Development District ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes; and

WHEREAS, on November 3, 2020, two (2) members of the Board of Supervisors ("**Board**") are to be elected by "**Qualified Electors**," as that term is defined in Section 190.003, Florida Statutes; and

WHEREAS, the District published a notice of qualifying period set by the Supervisor of Elections at least two (2) weeks prior to the start of said qualifying period; and

WHEREAS, at the close of the qualifying period, no one qualified to run for the available seats designated as "**Seat 2**" and "**Seat 3**"; and

WHEREAS, pursuant to Section 190.006(3)(b), Florida Statutes, the Board shall declare Seats 2 & 3 vacant, effective the second Tuesday following the general election; and

WHEREAS, a Qualified Electors is to be appointed to Seats 2 & 3 within 90 days thereafter; and

WHEREAS, the Board finds that it is in the best interests of the District to adopt this Resolution declaring Seats 2 & 3 as vacant.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF
SUPERVISORS OF THE GRAMERCY FARMS COMMUNITY
DEVELOPMENT DISTRICT:**

SECTION 1. The following seats are hereby declared vacant effective as of November 17, 2020:

Seat 2 (currently held by Bob Bishop)
Seat 3 (currently held by Glenn Marvin)

SECTION 2. Until such time as the District Board nominates Qualified Electors to fill the vacancies declared in Section 1 above, the incumbent Board Supervisors of Seats 2 & 3 shall remain in office.

SECTION 3. This Resolution shall become effective upon its passage.

PASSED AND ADOPTED this 19th day of November, 2020.

ATTEST:

**GRAMERCY FARMS COMMUNITY DEVELOPMENT
DISTRICT**

Print Name: _____

Chairperson

TAB 6



Capital Land Management Corporation
P.O.Box 130
Matlacha, Florida 33993

Proposal #301014
Created: 10/16/2020
From: Jeff Story

Proposal For

Rizzetta - Gramercy Farms CDD

Gramercy Farms CDD
8529 South Park Circle
Suite 330
Orlando, FL 32819

main: 813-468-0251
tbrown@rizzetta.com

Location

Gramercy Farm Boulevard
St Cloud, FL 34772

Rizzetta - Gramercy Farms CDD

Terms
Net 15

ITEM DESCRIPTION

QUANTITY

AMOUNT

1) Irrigation Material Repair

1 ea

\$ 7,630.00

Entrance Controller is showing alarms on the zones listed below.

Diagnosis of Alarms and issues on site:

Zone 1 - valve rebuild (1) Hunter icv 2 in

Zone 2 - (1) Hunter Solenoid

Zone 28 - valve rebuild (1) Hunter icv 2 in

Zone 31 and 32 - Needs a new 2 station decoder

Zone 33 and 34 - Needs a new 2 station decoder

Zone 36 and 37 - Needs a new 2 station decoder

Zone 45 and 46 = Needs a new 2 station decoder and 500 ft of wire replaced from zone 39. Wire has no continuity.

Zone 52 - Needs a new 1 station decoder and 100 ft of wire replaced from zone 46. Wire has no continuity.

53 and 54 - Needs a new 2 station decoder

59 - Low pressure - valve rebuild Hunter ICV 2 in

Zone 62 and 63 - Needs a new 2 station decoder

Zone 106 and 107 = After tracking the wire between these zones and zone 100, we lost signal on both sides of the road, Lakes Crest Ave. On one side there was a new zone installed along with new landscaping. We will need to dig up the wire on either side and run new wire where there is signal loss.

Zone 108 = Where the new zone was installed we need to install a new decoder and run wire to it while we are working in this area. Needs 50 ft of wire, round 10 in purple valve box and a Hunter 1 station decoder

Materials:

(1) Hunter AC Solenoid

(3) Hunter ICV 2 In

(3) Hunter Decoder ICD-100

(6) Hunter Decoder ICD-200

(1) 10 in Round Valve Box (Purple)

(10) Wire nuts and gel caps

(700 ft) Hunter ID 2 Wire

2) Irrigation Labor

60 Hour

\$ 4,200.00



Irrigation Labor

3) Irrigation Diagnostics Labor	10 Hour	\$ 900.00
4) Chemical and Disposal Fee	1 ea	\$ 10.00
Primer, Glue and miscellaneous supplies along with disposal		

All work will be completed in accordance with these plans unless subsequent changes are agreed upon in writing. Balances not paid by the due date (15) days of completion, are subject to late fees. All Trees, Palms, Plants and Turf are warrantied for (30) days once installed. Theft and Vandalism is not warrantied. No warranty applies to Mother Nature events such as but not limited to, freeze, drought, flood, winds, ect. are not warrantied. No warranty applies to mechanical failure such as but not limited to irrigation systems, wells and ect. unless Contractor is found negligent. Unwanted grassy weeds in turf cannot be warranted to be fully prevented such as but not limited to, Torpedo, Carpet, Crab, Goose, Bermuda and ect.

SUBTOTAL	\$ 12,740.00
TOTAL	\$ 12,740.00

Signature

x

Date:

Please sign here to accept the terms and conditions

TAB 7





TAB 8



LANDSCAPE MAINTENANCE CONTRACT ADDENDUM GRAMERCY FARMS CDD

IT IS AGREED by both parties that the initial terms and conditions of the original Landscape Maintenance Agreement beginning on November 1, 2018 and ending on **October 31, 2021** between **Capital Land Management Corporation** and **Gramercy Farms CDD** shall be modified under the terms of the original Landscape Maintenance Agreement dated November 1, 2018 with the following changes as follows effective December 1, 2020:

Areas listed below and shown on appendix A1 shall be included in the regular scope of work and have the same frequency of service as the current contract sets forth.

- Landscape, mowing, edging, weeding, and pruning program will increase \$1,760 per month for a total of \$14,410 per month.
- Turf and Ornamental Fertilization and Pest Control Program will increase \$285 per month for a total of \$1,485 per month.
- Irrigation Inspection Program will increase \$80 per month for a total of \$480 per month.
- The new monthly fee increases \$2,125 for a new monthly total of \$16,625

New Areas

- Area 1 (Red) – Landscape Buffer
- Area 2 (Green) – Park
- Area 3 (Yellow) – Packard Ave – Weed eat along retaining wall and spray herbicide on top of retaining wall **ONLY**. The county is maintaining the ditch.
- Area 4 (Blue) – Pond 4

Contractor agrees to provide all labor, supervision, equipment and materials as stated in the original contract. All other terms and conditions of the contract shall remain as originally stated.

THIS AGREEMENT is not a binding contract until signed by all parties. **By signing this Agreement in the space provided below, Client and Contractor hereby represent and warrant to the other that it has full power and authority to enter into the terms of this Agreement and that this Agreement is a legally binding obligation of Client and Contractor, as applicable.**

CONTRACTOR

By: _____

Name: _____

CLIENT

By: _____

Name: _____

Title: _____

Date: _____

Appendix A1



TAB 9



LLS Tax Solutions Inc.
2172 W. Nine Mile Rd.
#352
Pensacola, FL 32534
Telephone: 850-754-0311
Email: liscott@llstax.com

August 27, 2020

Ms. Shandra Torres
Gramercy Farms Community Development District
c/o Rizzetta & Company, Inc.
12750 Citrus Park Lane, Suite 115
Tampa, Florida 33625

**Gramercy Farms Community Development District
(St. Cloud, Florida) Special Assessment Bonds
\$4,895,000 Series 2007A-1,
\$3,110,000 Series 2007A-2, and
\$46,995,000 Series 2007B**

Dear Ms. Torres:

Attached you will find our arbitrage rebate report for the above-referenced issue for the annual period ended February 28, 2020 ("Computation Period"). This report indicates that there is no cumulative rebate amount liability as of February 28, 2020.

The next annual arbitrage rebate calculation date is February 28, 2021. If you have any questions or comments, please do not hesitate to contact me at (850) 754-0311 or by email at liscott@llstax.com.

Sincerely,

Linda L. Scott
Linda L. Scott, CPA

cc: Mr. Chris Gehman, US Bank

Gramercy Farms Community Development District

*Gramercy Farms Community Development District (St.
Cloud, Florida) Special Assessment Bonds \$4,895,000
Series 2007A-1, \$3,110,000 Series 2007A-2, and
\$46,995,000 Series 2007B*

For the period ended February 28, 2020



LLS Tax Solutions Inc.
2172 W. Nine Mile Rd.
#352
Pensacola, FL 32534
Telephone: 850-754-0311
Email: liscott@llstax.com

August 27, 2020

Gramercy Farms Community Development District
c/o Rizzetta & Company, Inc.
12750 Citrus Park Lane, Suite 115
Tampa, Florida 33625

Re: Gramercy Farms Community Development District (St. Cloud, Florida) Special Assessment Bonds \$4,895,000 Series 2007A-1, \$3,110,000 Series 2007A-2, and \$46,995,000 Series 2007B ("Bonds")

Gramercy Farms Community Development District ("Client") has requested that we prepare certain computations related to the above-described Bonds for the period ended February 28, 2020 ("Computation Period"). The scope of our engagement consisted of the preparation of computations to determine the Rebate Amount for the Bonds for the Computation Period as described in Section 148(f) of the Internal Revenue Code of 1986, as amended ("Code"), and this report is not to be used for any other purpose.

In order to prepare these computations, we were provided by the Client with and have relied upon certain closing documents for the Bonds and investment earnings information on the proceeds of the Bonds during the Computation Period. The attached schedule is based upon the aforementioned information provided to us. The assumptions and computational methods we used in the preparation of the schedule are described in the Summary of Notes, Assumptions, Definitions and Source Information. A brief description of the schedule is also attached.

The results of our computations indicate a negative Cumulative Rebate Amount of \$(6,897,104.90) at February 28, 2020. As such, no amount must be on deposit in the Rebate Fund.

As specified in the Tax Compliance Certificate, the calculations have been performed based upon a Bond Yield of 5.1444%. Accordingly, we have not recomputed the Bond Yield.

The scope of our engagement was limited to the preparation of a mathematically accurate Rebate Amount for the Bonds for the Computation Period based on the information provided to us. The Rebate Amount has been determined as described in the Code, and regulations promulgated thereunder ("Regulations"). We have no obligation to update this report because of events occurring, or information coming to our attention, subsequent to the date of this report.

LLS Tax Solutions Inc.

SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE

Gramercy Farms Community Development District

August 27, 2020

(St. Cloud Florida) Special Assessment Bonds

\$4,895,000 Series 2007A-1, \$3,110,000 Series 2007A-2, and \$46,995,000 Series 2007B

For the period ended February 28, 2020

NOTES AND ASSUMPTIONS

1. The issue date of the Bonds is March 27, 2007.
2. The end of the first Bond Year for the Bonds is February 28, 2008.
3. Computations of yield are based upon a 28-day month, a 360-day year and semiannual compounding.
4. We have assumed that the only funds and accounts relating to the Bonds that are subject to rebate under Section 148(f) of the Code are shown in the attached schedule.
5. For investment cash flow purposes, all payments and receipts are assumed to be paid or received, respectively, as shown in the attached schedule. In determining the Rebate Amount for the Bonds, we have relied on information provided by you without independent verification, and we can therefore express no opinion as to the completeness or suitability of such information for such purposes. In addition, we have undertaken no responsibility to review the tax-exempt status of interest on the Bonds.
6. We have assumed that the purchase and sale prices of all investments as represented to us are at fair market value, exclusive of brokerage commissions, administrative expenses, or similar expenses, and representative of arms' length transactions that did not artificially reduce the Rebate Amount for the Bonds, and that no "prohibited payments" occurred and no "imputed receipts" are required with respect to the Bonds.
7. Ninety percent (90%) of the Rebate Amount as of the next "computation date" ("Next Computation Date") is due to the United States Treasury not later than 60 days thereafter ("Next Payment Date"). (An issuer may select any date as a computation date, as long as the first computation date is not later than five years after the issue date, and each subsequent computation date is no more than five years after the previous computation date.) No other payment of rebate is required prior to the Next Payment Date. The Rebate Amount as of the Next Computation Date will not be the Rebate Amount reflected herein but will be based on future computations that will include the period ending on the Next Computation Date. If all of the Bonds are retired prior to what would have been the Next Computation Date, one hundred percent (100%) of the unpaid Rebate Amount computed as of the date of retirement will be due to the United States Treasury not later than 60 days thereafter.
8. For purposes of determining what constitutes an "issue" under Section 148(f) of the Code, we have assumed that the Bonds constitute a single issue and are not required to be aggregated with any other bonds.

SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE

Gramercy Farms Community Development District

August 27, 2020

(St. Cloud Florida) Special Assessment Bonds

\$4,895,000 Series 2007A-1, \$3,110,000 Series 2007A-2, and \$46,995,000 Series 2007B

For the period ended February 28, 2020

NOTES AND ASSUMPTIONS (cont'd)

9. The accrual basis of accounting has been used to calculate earnings on investments. Earnings accrued but not received at the last day of the Computation Period are treated as though received on that day. For investments purchased at a premium or a discount (if any), amortization or accretion is included in the earnings accrued at the last day of the Computation Period. Such amortization or accretion is computed in such a manner as to result in a constant rate of return for such investment. This is equivalent to the "present value" method of valuation that is described in the Regulations.
10. No provision has been made in this report for any debt service fund. Under Section 148(f)(4)(A) of the Code, a "bona fide debt service fund" for public purpose bonds issued after November 10, 1988 is not subject to rebate if the average maturity of the issue of bonds is at least five years and the rates of interest on the bonds are fixed at the issue date. It appears and has been assumed that the debt service fund allocable to the Bonds qualifies as a bona fide debt service fund, and that this provision applies to the Bonds.
11. In order to prepare the Arbitrage Calculation we have relied on prior arbitrage report by Deloitte Tax LLP with respect to the Rebate Amount Liability as of February 28, 2009.
12. A portion of the 2007 Bonds were exchanged for 2011 Bonds, as the 2007 Bonds were in default and were restructured per memorandum dated September 14, 2011. The remaining outstanding 2007 Bonds are still subject to arbitrage.

SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE

Gramercy Farms Community Development District

August 27, 2020

(St. Cloud Florida) Special Assessment Bonds

\$4,895,000 Series 2007A-1, \$3,110,000 Series 2007A-2, and \$46,995,000 Series 2007B

For the period ended February 28, 2020

DEFINITIONS

1. *Bond Year*: Each one-year period that ends on the day selected by the Client. The first and last Bond Years may be shorter periods.
2. *Bond Yield*: The yield that, when used in computing the present value (at the issue date of the Bonds) of all scheduled payments of principal and interest to be paid over the life of the Bonds, produces an amount equal to the Issue Price.
3. *Allowable Earnings*: The amount that would have been earned if all nonpurpose investments were invested at a rate equal to the Bond Yield, which amount is determined under a future value method described in the Regulations.
4. *Computation Date Credit*: A credit allowed by the Regulations as a reduction to the Rebate Amount on certain prescribed dates.
5. *Rebate Amount*: The excess of actual earnings over Allowable Earnings and Computation Date Credits.
6. *Issue Price*: Generally, the initial offering price at which a substantial portion of the Bonds is sold to the public. For this purpose, 10% is a substantial portion.

SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND DESCRIPTION OF SCHEDULE

Gramercy Farms Community Development District

August 27, 2020

(St. Cloud Florida) Special Assessment Bonds

\$4,895,000 Series 2007A-1, \$3,110,000 Series 2007A-2, and \$46,995,000 Series 2007B

For the period ended February 28, 2020

SOURCE INFORMATION

Bonds

Source

Closing Date

Tax Compliance Certificate

Bond Yield

Tax Compliance Certificate

Investments

Source

Principal and Interest Receipt Amounts
and Dates

Trust Statements

Investment Dates and Purchase Prices

Trust Statements

**SUMMARY OF NOTES, ASSUMPTIONS, DEFINITIONS, SOURCE INFORMATION, AND
DESCRIPTION OF SCHEDULE**

Gramercy Farms Community Development District

August 27, 2020

(St. Cloud Florida) Special Assessment Bonds

\$4,895,000 Series 2007A-1, \$3,110,000 Series 2007A-2, and \$46,995,000 Series 2007B

For the period ended February 28, 2020

DESCRIPTION OF SCHEDULE

SCHEDULE 1 - REBATE AMOUNT CALCULATION

Schedule 1 sets forth the amount of interest receipts and gains/losses on sales of investments and the calculation of the Rebate Amount.

GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT (ST. CLOUD, FLORIDA) SPECIAL ASSESSMENT BONDS
 \$4,895,000 SERIES 2007A-1, \$3,110,000 SERIES 200 A-2, AND \$46,995,000 SERIES 2007B

SCHEDULE 1 - REBATE AMOUNT CALCULATION

3 / 27 / 2007 ISSUE DATE
 3 / 1 / 2017 BEGINNING OF COMPUTATION PERIOD
 2 / 28 / 2020 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 5.1444%	ALLOWABLE EARNINGS
3 / 1 / 2017	BEGINNING BALANCE		0.00	420.40	489.39	68.99
3 / 1 / 2017	CONSTRUCTION FUND		0.13	0.00	0.00	0.00
4 / 3 / 2017	CONSTRUCTION FUND		0.15	0.00	0.00	0.00
5 / 1 / 2017	CONSTRUCTION FUND		0.14	0.00	0.00	0.00
6 / 1 / 2017	CONSTRUCTION FUND		0.15	0.00	0.00	0.00
7 / 3 / 2017	CONSTRUCTION FUND		0.14	0.00	0.00	0.00
8 / 1 / 2017	CONSTRUCTION FUND		0.02	0.00	0.00	0.00
8 / 1 / 2017	CONSTRUCTION FUND		0.19	0.00	0.00	0.00
9 / 1 / 2017	CONSTRUCTION FUND		0.23	0.00	0.00	0.00
10 / 2 / 2017	CONSTRUCTION FUND		0.23	0.00	0.00	0.00
11 / 1 / 2017	CONSTRUCTION FUND		0.24	0.00	0.00	0.00
12 / 1 / 2017	CONSTRUCTION FUND		0.24	0.00	0.00	0.00
1 / 2 / 2018	CONSTRUCTION FUND		0.29	0.00	0.00	0.00
2 / 1 / 2018	CONSTRUCTION FUND		0.34	0.00	0.00	0.00
3 / 1 / 2018	CONSTRUCTION FUND		0.32	0.00	0.00	0.00
4 / 2 / 2018	CONSTRUCTION FUND		0.41	0.00	0.00	0.00
5 / 1 / 2018	CONSTRUCTION FUND		0.45	0.00	0.00	0.00
6 / 1 / 2018	CONSTRUCTION FUND		0.49	0.00	0.00	0.00
7 / 2 / 2018	CONSTRUCTION FUND		0.51	0.00	0.00	0.00
8 / 1 / 2018	CONSTRUCTION FUND		0.56	0.00	0.00	0.00
9 / 4 / 2018	CONSTRUCTION FUND		0.56	0.00	0.00	0.00
10 / 1 / 2018	CONSTRUCTION FUND		0.57	0.00	0.00	0.00
11 / 1 / 2018	CONSTRUCTION FUND		0.65	0.00	0.00	0.00
12 / 3 / 2018	CONSTRUCTION FUND		0.65	0.00	0.00	0.00
1 / 2 / 2019	CONSTRUCTION FUND		0.70	0.00	0.00	0.00
2 / 1 / 2019	CONSTRUCTION FUND		0.74	0.00	0.00	0.00
3 / 1 / 2019	CONSTRUCTION FUND		0.67	0.00	0.00	0.00
4 / 1 / 2019	CONSTRUCTION FUND		0.75	0.00	0.00	0.00
5 / 1 / 2019	CONSTRUCTION FUND		0.73	0.00	0.00	0.00
6 / 3 / 2019	CONSTRUCTION FUND		0.36	0.00	0.00	0.00
6 / 3 / 2019	CONSTRUCTION FUND		0.39	0.00	0.00	0.00
7 / 1 / 2019	CONSTRUCTION FUND		0.72	0.00	0.00	0.00
8 / 1 / 2019	CONSTRUCTION FUND		0.74	0.00	0.00	0.00
9 / 3 / 2019	CONSTRUCTION FUND		0.73	0.00	0.00	0.00
10 / 1 / 2019	CONSTRUCTION FUND		0.65	0.00	0.00	0.00
11 / 1 / 2019	CONSTRUCTION FUND		0.66	0.00	0.00	0.00
12 / 2 / 2019	CONSTRUCTION FUND		0.56	0.00	0.00	0.00

GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT (ST. CLOUD, FLORIDA) SPECIAL ASSESSMENT BONDS
 \$4,895,000 SERIES 2007A-1, \$3,110,000 SERIES 200 A-2, AND \$46,995,000 SERIES 2007B

SCHEDULE 1 - REBATE AMOUNT CALCULATION

3 / 27 / 2007 ISSUE DATE
 3 / 1 / 2017 BEGINNING OF COMPUTATION PERIOD
 2 / 28 / 2020 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 5.1444%	ALLOWABLE EARNINGS
1 / 2 / 2020	CONSTRUCTION FUND		0.49	0.00	0.00	0.00
2 / 3 / 2020	CONSTRUCTION FUND		0.47	0.00	0.00	0.00
		<u>437.42</u>	<u>17.02</u>	<u>420.40</u>	<u>489.39</u>	<u>68.99</u>
3 / 1 / 2017	BEGINNING BALANCE		0.00	26,510.62	30,861.29	4,350.67
3 / 1 / 2017	DEBT SERVICE RESERVE FUND A-1		8.34	0.00	0.00	0.00
4 / 3 / 2017	DEBT SERVICE RESERVE FUND A-1		9.23	0.00	0.00	0.00
5 / 1 / 2017	DEBT SERVICE RESERVE FUND A-1		8.94	0.00	0.00	0.00
6 / 1 / 2017	DEBT SERVICE RESERVE FUND A-1		9.24	0.00	0.00	0.00
7 / 3 / 2017	DEBT SERVICE RESERVE FUND A-1		8.95	0.00	0.00	0.00
8 / 1 / 2017	DEBT SERVICE RESERVE FUND A-1		11.85	0.00	0.00	0.00
8 / 1 / 2017	DEBT SERVICE RESERVE FUND A-1		1.32	0.00	0.00	0.00
9 / 1 / 2017	DEBT SERVICE RESERVE FUND A-1		14.28	0.00	0.00	0.00
10 / 2 / 2017	DEBT SERVICE RESERVE FUND A-1		14.30	0.00	0.00	0.00
11 / 1 / 2017	DEBT SERVICE RESERVE FUND A-1		15.11	0.00	0.00	0.00
12 / 1 / 2017	DEBT SERVICE RESERVE FUND A-1		15.28	0.00	0.00	0.00
1 / 2 / 2018	DEBT SERVICE RESERVE FUND A-1		18.58	0.00	0.00	0.00
2 / 1 / 2018	DEBT SERVICE RESERVE FUND A-1		21.38	0.00	0.00	0.00
3 / 1 / 2018	DEBT SERVICE RESERVE FUND A-1		20.25	0.00	0.00	0.00
4 / 2 / 2018	DEBT SERVICE RESERVE FUND A-1		25.62	0.00	0.00	0.00
5 / 1 / 2018	DEBT SERVICE RESERVE FUND A-1		28.42	0.00	0.00	0.00
6 / 1 / 2018	DEBT SERVICE RESERVE FUND A-1		30.99	0.00	0.00	0.00
7 / 2 / 2018	DEBT SERVICE RESERVE FUND A-1		32.20	0.00	0.00	0.00
8 / 1 / 2018	DEBT SERVICE RESERVE FUND A-1		35.16	0.00	0.00	0.00
9 / 4 / 2018	DEBT SERVICE RESERVE FUND A-1		35.57	0.00	0.00	0.00
10 / 1 / 2018	DEBT SERVICE RESERVE FUND A-1		35.85	0.00	0.00	0.00
11 / 1 / 2018	DEBT SERVICE RESERVE FUND A-1		40.69	0.00	0.00	0.00
12 / 3 / 2018	DEBT SERVICE RESERVE FUND A-1		40.71	0.00	0.00	0.00
1 / 2 / 2019	DEBT SERVICE RESERVE FUND A-1		44.04	0.00	0.00	0.00
2 / 1 / 2019	DEBT SERVICE RESERVE FUND A-1		46.53	0.00	0.00	0.00
3 / 1 / 2019	DEBT SERVICE RESERVE FUND A-1		42.27	0.00	0.00	0.00
4 / 1 / 2019	DEBT SERVICE RESERVE FUND A-1		47.16	0.00	0.00	0.00
5 / 1 / 2019	DEBT SERVICE RESERVE FUND A-1		45.96	0.00	0.00	0.00
6 / 3 / 2019	DEBT SERVICE RESERVE FUND A-1		22.87	0.00	0.00	0.00
6 / 3 / 2019	DEBT SERVICE RESERVE FUND A-1		24.34	0.00	0.00	0.00
7 / 1 / 2019	DEBT SERVICE RESERVE FUND A-1		45.71	0.00	0.00	0.00
8 / 1 / 2019	DEBT SERVICE RESERVE FUND A-1		46.62	0.00	0.00	0.00
8 / 8 / 2019	DEBT SERVICE RESERVE FUND A-1		0.00	(2,105.35)	(2,165.61)	(60.26)

GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT (ST. CLOUD, FLORIDA) SPECIAL ASSESSMENT BONDS
 \$4,895,000 SERIES 2007A-1, \$3,110,000 SERIES 200 A-2, AND \$46,995,000 SERIES 2007B

SCHEDULE 1 - REBATE AMOUNT CALCULATION

3 / 27 / 2007 ISSUE DATE
 3 / 1 / 2017 BEGINNING OF COMPUTATION PERIOD
 2 / 28 / 2020 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 5.1444%	ALLOWABLE EARNINGS
9 / 3 / 2019	DEBT SERVICE RESERVE FUND A-1		43.48	0.00	0.00	0.00
10 / 1 / 2019	DEBT SERVICE RESERVE FUND A-1		37.68	0.00	0.00	0.00
11 / 1 / 2019	DEBT SERVICE RESERVE FUND A-1		38.31	0.00	0.00	0.00
12 / 2 / 2019	DEBT SERVICE RESERVE FUND A-1		32.32	0.00	0.00	0.00
1 / 2 / 2020	DEBT SERVICE RESERVE FUND A-1		28.64	0.00	0.00	0.00
2 / 3 / 2020	DEBT SERVICE RESERVE FUND A-1		27.35	0.00	0.00	0.00
		25,460.81	1,055.54	24,405.27	28,695.68	4,290.41
3 / 1 / 2017	BEGINNING BALANCE		0.00	12,509.92	14,562.93	2,053.01
3 / 1 / 2017	DEBT SERVICE RESERVE FUND A-2		3.93	0.00	0.00	0.00
4 / 3 / 2017	DEBT SERVICE RESERVE FUND A-2		4.36	0.00	0.00	0.00
5 / 1 / 2017	DEBT SERVICE RESERVE FUND A-2		4.22	0.00	0.00	0.00
6 / 1 / 2017	DEBT SERVICE RESERVE FUND A-2		4.36	0.00	0.00	0.00
7 / 3 / 2017	DEBT SERVICE RESERVE FUND A-2		4.22	0.00	0.00	0.00
8 / 1 / 2017	DEBT SERVICE RESERVE FUND A-2		5.59	0.00	0.00	0.00
8 / 1 / 2017	DEBT SERVICE RESERVE FUND A-2		0.62	0.00	0.00	0.00
9 / 1 / 2017	DEBT SERVICE RESERVE FUND A-2		6.74	0.00	0.00	0.00
10 / 2 / 2017	DEBT SERVICE RESERVE FUND A-2		6.75	0.00	0.00	0.00
11 / 1 / 2017	DEBT SERVICE RESERVE FUND A-2		7.13	0.00	0.00	0.00
12 / 1 / 2017	DEBT SERVICE RESERVE FUND A-2		7.21	0.00	0.00	0.00
1 / 2 / 2018	DEBT SERVICE RESERVE FUND A-2		8.77	0.00	0.00	0.00
2 / 1 / 2018	DEBT SERVICE RESERVE FUND A-2		10.09	0.00	0.00	0.00
3 / 1 / 2018	DEBT SERVICE RESERVE FUND A-2		9.56	0.00	0.00	0.00
4 / 2 / 2018	DEBT SERVICE RESERVE FUND A-2		12.09	0.00	0.00	0.00
5 / 1 / 2018	DEBT SERVICE RESERVE FUND A-2		13.41	0.00	0.00	0.00
6 / 1 / 2018	DEBT SERVICE RESERVE FUND A-2		14.62	0.00	0.00	0.00
7 / 2 / 2018	DEBT SERVICE RESERVE FUND A-2		15.20	0.00	0.00	0.00
8 / 1 / 2018	DEBT SERVICE RESERVE FUND A-2		16.59	0.00	0.00	0.00
9 / 4 / 2018	DEBT SERVICE RESERVE FUND A-2		16.78	0.00	0.00	0.00
10 / 1 / 2018	DEBT SERVICE RESERVE FUND A-2		16.92	0.00	0.00	0.00
11 / 1 / 2018	DEBT SERVICE RESERVE FUND A-2		19.20	0.00	0.00	0.00
12 / 3 / 2018	DEBT SERVICE RESERVE FUND A-2		19.21	0.00	0.00	0.00
1 / 2 / 2019	DEBT SERVICE RESERVE FUND A-2		20.78	0.00	0.00	0.00
2 / 1 / 2019	DEBT SERVICE RESERVE FUND A-2		21.96	0.00	0.00	0.00
3 / 1 / 2019	DEBT SERVICE RESERVE FUND A-2		19.94	0.00	0.00	0.00
4 / 1 / 2019	DEBT SERVICE RESERVE FUND A-2		22.25	0.00	0.00	0.00
5 / 1 / 2019	DEBT SERVICE RESERVE FUND A-2		21.69	0.00	0.00	0.00
6 / 3 / 2019	DEBT SERVICE RESERVE FUND A-2		10.79	0.00	0.00	0.00

GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT (ST. CLOUD, FLORIDA) SPECIAL ASSESSMENT BONDS
 \$4,895,000 SERIES 2007A-1, \$3,110,000 SERIES 200 A-2, AND \$46,995,000 SERIES 2007B

SCHEDULE 1 - REBATE AMOUNT CALCULATION

3 / 27 / 2007 ISSUE DATE
 3 / 1 / 2017 BEGINNING OF COMPUTATION PERIOD
 2 / 28 / 2020 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 5.1444%	ALLOWABLE EARNINGS
6 / 3 / 2019	DEBT SERVICE RESERVE FUND A-2		11.49	0.00	0.00	0.00
7 / 1 / 2019	DEBT SERVICE RESERVE FUND A-2		21.57	0.00	0.00	0.00
8 / 1 / 2019	DEBT SERVICE RESERVE FUND A-2		22.00	0.00	0.00	0.00
8 / 8 / 2019	DEBT SERVICE RESERVE FUND A-2		0.00	(1,337.98)	(1,376.27)	(38.29)
9 / 3 / 2019	DEBT SERVICE RESERVE FUND A-2		20.07	0.00	0.00	0.00
10 / 1 / 2019	DEBT SERVICE RESERVE FUND A-2		17.27	0.00	0.00	0.00
11 / 1 / 2019	DEBT SERVICE RESERVE FUND A-2		17.56	0.00	0.00	0.00
12 / 2 / 2019	DEBT SERVICE RESERVE FUND A-2		14.81	0.00	0.00	0.00
1 / 2 / 2020	DEBT SERVICE RESERVE FUND A-2		13.12	0.00	0.00	0.00
2 / 3 / 2020	DEBT SERVICE RESERVE FUND A-2		12.53	0.00	0.00	0.00
		<u>11,667.34</u>	<u>495.40</u>	<u>11,171.94</u>	<u>13,186.66</u>	<u>2,014.72</u>
3 / 1 / 2017	BEGINNING BALANCE		0.00	90,493.55	105,344.49	14,850.94
3 / 1 / 2017	DEBT RESERVE FUND B		28.46	0.00	0.00	0.00
4 / 3 / 2017	DEBT RESERVE FUND B		31.52	0.00	0.00	0.00
5 / 1 / 2017	DEBT RESERVE FUND B		30.51	0.00	0.00	0.00
6 / 1 / 2017	DEBT RESERVE FUND B		31.54	0.00	0.00	0.00
7 / 3 / 2017	DEBT RESERVE FUND B		30.54	0.00	0.00	0.00
8 / 1 / 2017	DEBT RESERVE FUND B		40.47	0.00	0.00	0.00
8 / 1 / 2017	DEBT RESERVE FUND B		4.52	0.00	0.00	0.00
9 / 1 / 2017	DEBT RESERVE FUND B		48.73	0.00	0.00	0.00
10 / 2 / 2017	DEBT RESERVE FUND B		48.81	0.00	0.00	0.00
11 / 1 / 2017	DEBT RESERVE FUND B		51.57	0.00	0.00	0.00
11 / 1 / 2017	DEBT RESERVE FUND B		0.00	(12,688.00)	(14,278.45)	(1,590.45)
12 / 1 / 2017	DEBT RESERVE FUND B		49.42	0.00	0.00	0.00
1 / 2 / 2018	DEBT RESERVE FUND B		54.57	0.00	0.00	0.00
2 / 1 / 2018	DEBT RESERVE FUND B		62.80	0.00	0.00	0.00
3 / 1 / 2018	DEBT RESERVE FUND B		59.48	0.00	0.00	0.00
4 / 2 / 2018	DEBT RESERVE FUND B		75.25	0.00	0.00	0.00
5 / 1 / 2018	DEBT RESERVE FUND B		83.45	0.00	0.00	0.00
6 / 1 / 2018	DEBT RESERVE FUND B		91.01	0.00	0.00	0.00
7 / 2 / 2018	DEBT RESERVE FUND B		94.58	0.00	0.00	0.00
8 / 1 / 2018	DEBT RESERVE FUND B		103.27	0.00	0.00	0.00
9 / 4 / 2018	DEBT RESERVE FUND B		104.45	0.00	0.00	0.00
10 / 1 / 2018	DEBT RESERVE FUND B		105.28	0.00	0.00	0.00
11 / 1 / 2018	DEBT RESERVE FUND B		119.50	0.00	0.00	0.00
12 / 3 / 2018	DEBT RESERVE FUND B		119.57	0.00	0.00	0.00
1 / 2 / 2019	DEBT RESERVE FUND B		129.34	0.00	0.00	0.00

GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT (ST. CLOUD, FLORIDA) SPECIAL ASSESSMENT BONDS
 \$4,895,000 SERIES 2007A-1, \$3,110,000 SERIES 200 A-2, AND \$46,995,000 SERIES 2007B

SCHEDULE 1 - REBATE AMOUNT CALCULATION

3 / 27 / 2007 ISSUE DATE
 3 / 1 / 2017 BEGINNING OF COMPUTATION PERIOD
 2 / 28 / 2020 COMPUTATION DATE

DATE	FUND/ACCOUNT	INVESTMENT VALUE AT COMPUTATION DATE	EARNINGS ON INVESTMENTS	OTHER DEPOSITS (WITHDRAWALS)	FUTURE VALUE AT BOND YIELD 5.1444%	ALLOWABLE EARNINGS
2 / 1 / 2019	DEBT RESERVE FUND B		136.65	0.00	0.00	0.00
3 / 1 / 2019	DEBT RESERVE FUND B		124.13	0.00	0.00	0.00
4 / 1 / 2019	DEBT RESERVE FUND B		138.50	0.00	0.00	0.00
5 / 1 / 2019	DEBT RESERVE FUND B		134.97	0.00	0.00	0.00
6 / 3 / 2019	DEBT RESERVE FUND B		67.17	0.00	0.00	0.00
6 / 3 / 2019	DEBT RESERVE FUND B		71.48	0.00	0.00	0.00
7 / 1 / 2019	DEBT RESERVE FUND B		134.24	0.00	0.00	0.00
8 / 1 / 2019	DEBT RESERVE FUND B		136.92	0.00	0.00	0.00
8 / 8 / 2019	DEBT RESERVE FUND B		0.00	(20,250.68)	(20,830.27)	(579.59)
8 / 23 / 2019	DEBT RESERVE FUND B		0.00	(23,694.00)	(24,320.61)	(626.61)
9 / 3 / 2019	DEBT RESERVE FUND B		97.67	0.00	0.00	0.00
10 / 1 / 2019	DEBT RESERVE FUND B		54.37	0.00	0.00	0.00
11 / 1 / 2019	DEBT RESERVE FUND B		55.28	0.00	0.00	0.00
12 / 2 / 2019	DEBT RESERVE FUND B		46.63	0.00	0.00	0.00
1 / 2 / 2020	DEBT RESERVE FUND B		41.32	0.00	0.00	0.00
2 / 3 / 2020	DEBT RESERVE FUND B		39.46	0.00	0.00	0.00
		<u>36,738.30</u>	<u>2,877.43</u>	<u>33,860.87</u>	<u>45,915.16</u>	<u>12,054.29</u>
		<u>74,303.87</u>	<u>4,445.39</u>	<u>69,858.48</u>	<u>88,286.89</u>	<u>18,428.41</u>
	ACTUAL EARNINGS		4,445.39			
	ALLOWABLE EARNINGS		<u>18,428.41</u>			
	REBATE AMOUNT		(13,983.02)			
	FUTURE VALUE OF 2/28/2017 CUMULATIVE REBATE REQUIREMENT		(6,877,659.97)			
	FUTURE VALUE OF 2/28/2018 COMPUTATION DATE CREDIT		(1,881.77)			
	FUTURE VALUE OF 2/28/2019 COMPUTATION DATE CREDIT		(1,820.14)			
	COMPUTATION DATE CREDIT		<u>(1,760.00)</u>			
	CUMULATIVE REBATE AMOUNT		<u>(6,897,104.90)</u>			