



**KEYS COVE
COMMUNITY DEVELOPMENT
DISTRICT**

**MIAMI-DADE COUNTY
REGULAR BOARD MEETING & PUBLIC
HEARING
MAY 24, 2023
5:00 P.M.**

Special District Services, Inc.
8785 SW 165th Avenue, Suite 200
Miami, FL 33193

www.keyscovecdd.org
786.347.2711 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile

AGENDA
KEYS COVE
COMMUNITY DEVELOPMENT DISTRICT
 Keys Cove Community Clubhouse
 1455 SE 27th Street
 Homestead, Florida 33035
REGULAR BOARD MEETING & PUBLIC HEARING
 May 24, 2023
 5:00 p.m.

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Administer Oath of Office & Review Board Member Responsibilities and Duties to Supervisor Bryant
- D. Establish Quorum
- E. Election of Officers
 - Chairman
 - Vice Chairman
 - Secretary/Treasurer
 - Assistant Secretaries
- F. Additions or Deletions to Agenda
- G. Comments from the Public for Items Not on the Agenda
- H. Approval of Minutes
 - 1. March 22, 2023 Regular Board Meeting..... Page 2
- I. New Business
 - 1. Consider Resolution No. 2023-02 – Adopting a Fiscal Year 2023/2024 Meeting Schedule... Page 11
- J. Old Business
 - 1. Update on Status of Storm Drainage Cleaning Proposals
 - 2. Update on the Status of the Landshore Enterprises, North Lake, Shoreline Erosion Control and Maintenance Project
- K. Public Hearing
 - 1. Proof of Publication.....Page 13
 - 2. Receive Public Comments on Fiscal Year 2023/2024 Final Budget
 - 3. Consider Resolution No. 2023-03 – Adopting a Fiscal Year 2023/2024 Final Budget Page 14
- L. Administrative Matters
 - 1. Financial Update.....Page 21
 - 2. Reminder of Statement of Financial Interests Disclosure 2022 Form 1, Filing Deadline: July 1, 2023
- M. Additional Board Member/Staff Comments
- N. Adjourn

MIAMI-DADE

STATE OF FLORIDA
COUNTY OF MIAMI-DADE:

Before the undersigned authority personally appeared MARIA MESA, who on oath says that he or she is the LEGAL CLERK, Legal Notices of the Miami Daily Business Review f/k/ a Miami Review, a daily (except Saturday, Sunday and Legal Holidays) newspaper, published at Miami in Miami-Dade County, Florida; that the attached copy of advertisement, being a Legal Advertisement of Notice in the matter of

KEYS COVE COMMUNITY DEVELOPMENT DISTRICT - FISCAL YEAR 2022/2023 REGULAR MEETING SCHEDULE

in the XXXX Court, was published in said newspaper by print in the issues of and/or by publication on the newspaper's website, if authorized, on

10/17/2022

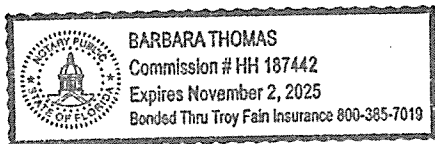
Affiant further says that the newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.



Sworn to and subscribed before me this 17 day of OCTOBER, A.D. 2022



(SEAL)
MARIA MESA personally known to me



**KEYS COVE COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2022/2023 REGULAR MEETING SCHEDULE**

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Keys Cove Community Development District will hold Regular Meetings at 5:00 p.m. in the meeting room area of the Keys Cove Community Clubhouse located at 1455 SE 27th Street, Homestead, Florida 33035, on the following dates:

- October 26, 2022
- January 25, 2023
- March 22, 2023
- May 24, 2023
- August 23, 2023

The purpose of the meetings is to conduct any business coming before the Board. The meetings are open to the public and will be conducted in accordance with the provisions of Florida law. Copies of the Agendas for any of the meetings may be obtained from the District's website or by contacting the District Manager at 786-347-2711 Ext. 2011 and/or toll free at 1-877-737-4922 five (5) days prior to the date of the particular meeting.

From time to time one or two Supervisors may participate by telephone; therefore, at the location of these meetings there will be a speaker telephone present so that interested persons can attend the meetings at the above location and be fully informed of the discussions taking place either in person or by telephone communication. Meetings may be continued as found necessary to a time and place specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at 786-347-2711 Ext. 2011 and/or toll free at 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

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

KEYS COVE COMMUNITY DEVELOPMENT DISTRICT

www.keyscovecdd.org
10/17

22-45/0000625748M

**KEYS COVE COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
MARCH 22, 2022**

A. CALL TO ORDER

The March 22, 2023, Regular Board Meeting of the Keys Cove Community Development District (the “District”) was called to order at 5:02 p.m. in the Keys Cove Community Clubhouse located at 1455 SE 27th Street, Homestead, Florida 33035.

B. PROOF OF PUBLICATION

Proof of publication was presented that notice of the Regular Board Meeting had been published in the *Miami Daily Business Review* on October 17, 2022, as part of the District’s Fiscal Year 2022/2023 Regular Meeting Schedule, as legally required.

C. WELCOME AND SEAT BOARD MEMBERS

Mrs. Perez advised, pursuant to the Miami-Dade County Supervisor of Elections’ website, the following incumbents, Mary Wantuck holding Seat #1, Carlos Cabezas holding Seat #2 and Kenneth D. Bryant holding Seat #5, appear as Active-Unopposed for the four (4) year terms.

Mrs. Perez welcomed and seated the incumbent Board Members:

Seat #1 Mary Wantuck (Qualified Active and Unopposed) to a 4-year term of office, which expires in November 2026; and

Seat #2 Carlos Cabezas (Qualified Active and Unopposed) to a 4-year term of office, which expires in November 2026; and

Seat #5 Kenneth D. Bryant (Qualified Active and Unopposed) to a 4-year term of office, which expires in November 2026.

D. ADMINISTER OATHS OF OFFICE AND REVIEW BOARD MEMBER RESPONSIBILITIES & DUTIES

Mrs. Perez, as Notary Public in the State of Florida, administered the Oaths of Office to Supervisors Wantuck and Cabezas. All Supervisors were provided with the Financial Disclosure Form-1 required for this year (2022 Form-1). Mrs. Perez provided the newly elected Supervisors with information regarding “Government in the Sunshine Law”, public records and conflicts of interest, along with information on the workings and benefits of a CDD and the responsibilities and duties of Board Members. Key elements were reviewed by District Counsel.

The Oath of Office for Supervisor Bryant will need to be provided at the next meeting.

E. ESTABLISH A QUORUM

It was determined that the attendance of Chairman Carlos Cabezas, Vice Chairperson Mary Wantuck and Supervisors Jeffrey Louis and Clarence McNish constituted a quorum and it was in order to proceed with the meeting.

Staff in attendance included: District Manager Gloria Perez of Special District Services, Inc.; and General Counsel Ginger Wald of Billing, Cochran, Lyles, Mauro & Ramsey, P.A.

F. ELECTION OF OFFICERS

Mrs. Perez stated that it would now be in order to elect the Officers of the District. She noted the roles of Armando Silva, Nancy Nguyen and herself regarding appointment to office and stated that nominations would be in order for Chairperson and Vice-Chair. She indicated that the remaining three Supervisors would be designated as Assistant Secretaries.

A brief discussion ensued after which the following slate of officers was nominated with no changes to the current slate:

- Chairperson – Carlos Cabezas
- Vice Chairperson – Mary Wantuck
- Assistant Secretary – Kenneth Dwayne Bryant
- Assistant Secretary – Jeffrey Louis
- Assistant Secretary – Clarence McNish
- Secretary/Treasurer – Gloria Perez
- Assistant Secretaries - Armando Silva and Nancy Nguyen (District Managers with Special District Services, Inc., in Mrs. Perez’s absence)

A **MOTION** was made by Supervisor Wantuck, seconded by Supervisor Louis and unanimously passed electing the above Slate of Officers, as nominated.

G. ADDITIONS OR DELETIONS TO AGENDA

There were no additions or deletions to the agenda.

H. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA

There were no comments from the public for items not on the agenda.

I. APPROVAL OF MINUTES

1. October 26, 2022, Regular Board Meeting

Mrs. Perez presented the minutes of the October 26, 2022 Regular Board Meeting, asking if there were any corrections or additions.

A **MOTION** was made by Supervisor Wantuck, seconded by Supervisor Louis and passed unanimously approving the October 26, 2022, Regular Board Meeting minutes, as presented.

J. OLD BUSINESS

There were no Old Business items to come before the Board.

K. NEW BUSINESS

1. Consider Allstate Resource Management Renewal Proposal

Mrs. Perez noted that the Allstate Resource Management Maintenance Service Agreement originated at a cost of \$350 quarterly in 2016. An increase of 5% (or \$17.50 quarterly (\$70 yearly)) for a total annual cost of \$1,470 for the maintenance services was applied and approved, effective as of January 2022 with a quarterly total of \$367.50.

Adding that and an additional increase became effective January 2023, and the first payment with the increase was issued in the February 2023 payment (total of \$385 instead of \$367.50), increasing the cost by 5% or \$17.50 quarterly and equaled a 10% increase within two years.

A discussion ensued followed by the following:

A **MOTION** was made by Supervisor Louis, seconded by Supervisor Wantuck and unanimously passed approving the new quarterly rate of \$385, which consists of a 5% increase to the current Allstate Resource Management agreement, originally entered on June 29, 2016, and simultaneously authorizing District Counsel to prepare an amendment and further authorizing District management to execute same on behalf of the District.

2. Consider Ratification of Allstate Resource Management Fountain Proposal

It was noted that during this installation, materials were left out for several days. District management was directed to bring the same to the attention of Allstate Resource Management.

A **MOTION** was made by Supervisor Louis, seconded by Supervisor McNish and passed unanimously ratifying the Allstate Resource Management Fountain proposal dated 12/02/2022, in the amount of \$13,540 for work that had already been completed.

3. Consider District Counsel Request for Adjustment to Fee Structure

District Counsel’s letter was presented in the meeting book for consideration. The proposed rate increase will take effect October 1, 2023.

Attorney	Current Rate	Proposed Rate	Increased Amount
Partner	\$250	\$275	\$25
Associate	\$200	\$225	\$25

Ms. Wald provided an overview and addressed the Board’ questions.

A **MOTION** was made by Supervisor Wantuck, seconded by Supervisor Louis and passed unanimously approving District Counsel’s request for an adjustment to the fee structure, as presented.

4. Consider District Engineer Request for Adjustment to Fee Structure

Keys Cove CDD			
Current 2006 Rates		Proposed 2023 Rates	
Principal	\$ 170.00	Principal	\$ 220.00
Chief Engineer		Senior Engineer	\$ 185.00
Senior Engineer	\$ 140.00	Engineer 2	\$ 160.00
Senior Project Engineer	\$ 125.00	Engineer 1	\$ 140.00
Project Manager		Electrical Engineer	\$ 135.00
Project Engineer	\$ 105.00	Engineer Intern	\$ 130.00
Engineer	\$ 100.00	Senior Designer	\$ 110.00
Engineer Intern	\$ 90.00	CADD/Computer Technician	\$ 100.00
CADD	\$ 75.00	Senior Engineering Technician	\$ 95.00
		Engineering Technician	\$ 90.00
Engineering Technician	\$ 73.00	Senior Administrative	\$ 95.00
Secretary/Clerical	\$ 40.00	Administrative	\$ 60.00

Staff Classification	Definition
Principal	Professional Engineer with 20+ years of post registration experience
Senior Engineer	Professional Engineer with 10+ years of post registration experience
Engineer 2	Professional Engineer with 5+ years of post registration experience
Engineer 1	Professional Engineer with 0+ years of post registration experience
Electrical Engineer	Electrical Engineer with 2+ years of post-graduate experience
Engineer Intern	Entry level with engineering degree; Engineering Intern License
Senior Designer	15+ years of design experience, non-registered
CADD/Computer Technician	Design and Drafting with 1+ year of experience
Senior Engineering Technician	5+ years of experience
Engineering Technician	Entry level, with 0-4 years of experience
Senior Administrative	Degreed executive assistant with 8+ years of experience
Administrative	Secretary / Clerical

A **MOTION** was made by Supervisor Wantuck, seconded by Supervisor McNish and unanimously passed approving the District Engineer’s request for an adjustment to the fee structure, as presented.

5. Consider Storm Drainage Cleaning Proposals

Keys Cove CDD – Storm Drainage Cleaning		
Americlean	Express Drain and Sewer	Raptor Vac Systems
Perform the cleaning of the 23 storm drainage structures/catch basins (As per inspection performed by Field Operations in February 2023).		
Total Cost: \$2,760.00	Total Cost: \$3,760.00	Total Cost: \$2,300.00

A **MOTION** was made by Supervisor Wantuck, seconded by Supervisor McNish and passed unanimously approving the Raptor Vac Systems proposal in the amount of \$2,300 for the cleaning of 23 stormwater management system structures and providing 30 days to complete said project; further authorizing District Counsel to prepare an agreement and for District management to execute same on behalf of the District.

6. Status of Landshore Enterprises, North Lake, Shoreline Erosion Control and Maintenance Project

Mrs. Perez provided an update, noting that Landshore Enterprises and the District Engineer had been meeting because the permits have not yet been issued due to DERM requirements, as DERM has pointed out that corrections to create a berm should be part of this project.

7. Consider Landshore Enterprises, North Lake CO#1

Proposed Change Order No. 1 Details:

North Lake: Landshore Enterprises, LLC was contracted by the District (“CDD”) for design-build services on the shoreline stabilization of the two lakes within the CDD. The initial design was approved by the CDD and submitted to the governmental agencies having jurisdiction. The construction project was divided into two phases, only authorizing and engaging said services for the North Lake Project.

As part of the Miami-Dade County review of the project, their Division of Environmental Resource Management (DERM) requested to raise the existing top of banks to minimum Miami-Dade County Flood Criteria elevation. Since the additional work to raise the top of the bank is outside of the originally proposed and accepted scope, an additional \$79,987.00 is needed.

Original Contract:	\$243,193.00
Change Order No. 1	<u>79,987.00</u>
New Contract amount	\$323,180.00

A **MOTION** was made by Supervisor Wantuck, seconded by Supervisor Louis and passed unanimously approving Landshore Enterprises, Change Order #1 in the amount of \$79,987 for the additional berm improvements, as required by Miami-Dade County DERM.

8. Consider Landshore Enterprises, South lake Project Proposal

To save money, it is recommended that the South Lake be started immediately after the completion of the North Lake to reduce some of the mobilization costs to the District.

A revised proposal for Lake 2 South Project from Landshore Enterprise was provided via hand-out , consisting of:

- The estimated cost for the now known Miami-Dade County, DERM, Berm Requirements.
- A discounted price for mobilization was negotiated and is applicable, should the District decide to conduct the repairs of the South Lake Project, upon the completion of the North Lake Project.

The original Estimate 3931 - Lake 2 South (Lake S2) presented in April of 2022 was \$203,342.



Landshore® Enterprises, LLC

Streambank & Shoreline protection/stabilization/reclamation
 Environmental engineering, Erosion control, Construction management
d/b/a Erosion Restoration, LLC

Keys Cove Community Development District
 C/O: Special District Services, Inc.
 2501 A Burns Rd.
 Palm Beach Gardens, FL 33410

REVISED PROPOSAL #3931

Date: 3/22/2023

Project: Shoreline Restoration for at Lake 2 South at Keys Cove CDD

JOB SCOPE
 Landshore® to perform work as described in the Erosion Control and Sedimentation Plan for Lake 2 S, prepared for Keys Cove CDD, dated September 17, 2021. Please refer to Topographic attached to this proposal to refer to the sections.

ITEMIZED ESTIMATE: TIME AND MATERIALS					
Section	Description	Units	Estimated Quantities	Total	
Lake 2S	Mobilization / General preparation	EA	1		
	Maintenance of Traffic	EA	1		
	Clearing and Grubbing	EA	1		
	Installation and maintenance of stormwater pollution prevention measures	EA	1		
	Earthwork				
	Regular Excavation	CY	226		
	Embankment (Fill)	CY	196		
	Grading and Shaping	SY	846		
	Installation of Concrete Block Erosion Control Mat				
	Concrete Block Mat with Soil Anchors	SF	4,280		
	Non-Woven Geotextile	SY	476		
	Turf Reinforcement Mat - C125 Coconut	SY	896		
	Installation of Eco-Filter Tubes (EFT®)				
	EFT® 1x7.5' Cir. Sacrificial Tube	LF	945		
	EFT® 1x10' Cir. Base Tube	LF	945		
	Berm	LS	1		
Sod (St. Augustine)	SY	1,560			
Demobilization	EA	1			
TOTAL JOB COST				\$261,080.50	

Excluding any permit fees and fees for a payment and performance bond, if any.



Landshore® Enterprises, LLC

Streambank & Shoreline protection/stabilization/reclamation
Environmental engineering, Erosion control, Construction management
d/b/a Erosion Restoration, LLC

PAYMENT SCHEDULE

Landshore® Enterprises' payment policy is as follows:

- 5% Booking Date
- 20% Mobilization Date
- 65% Progress billing based on LF completed
- 10% Completion of project

****Invoice is due upon receipt****

SPECIAL CONDITIONS

1. Landshore® is not responsible for damage to utilities outside of easement along shoreline if as-built drawings or locations are not provided by the Client.
2. Landshore® reserves the right to change this estimate unless an agreement is reached within 60 days of the original estimate date.
3. At this time, staging areas and site access has not been defined by Client. Therefore, any damages caused to access (curbing, sidewalk, road, etc.) are not included in this estimate.
4. Landshore® is not responsible for any damages to the work by any natural disaster.
5. Following sod installation, any sod maintenance activities, such as watering, is to be administered by Owner(s).
6. If there are 4" stormwater drainage pipes at shoreline edge, Landshore® will extend the pipes for no additional cost. Any other size will be determined as needed.
7. All information provided by Landshore® is to be shared only with the Owner(s) and those with authority to make decisions on behalf of the Owner(s). This information is by no means to be shared to solicit competing entities.
8. The Client is responsible to adhere to all applicable Federal, State, County, City, District and any other municipal or local laws, regulations, rules, ordinances and guidelines. Unless specifically hired to obtain all necessary permits - Landshore® will not be liable for any construction or design issues, violations, fines or claims received due to nonconformance and noncompliance to standards or absence of permits (submittal of permit application does not guarantee the approval, additional services such as expediting, meetings with reviewer, etc. may be performed at an hourly rate, at the Client's request).

This proposal is for completing the job described above, based on our evaluation. It does not include unforeseen price increases or additional labor and materials which may be required should problems arise.

Client's Representative Signature

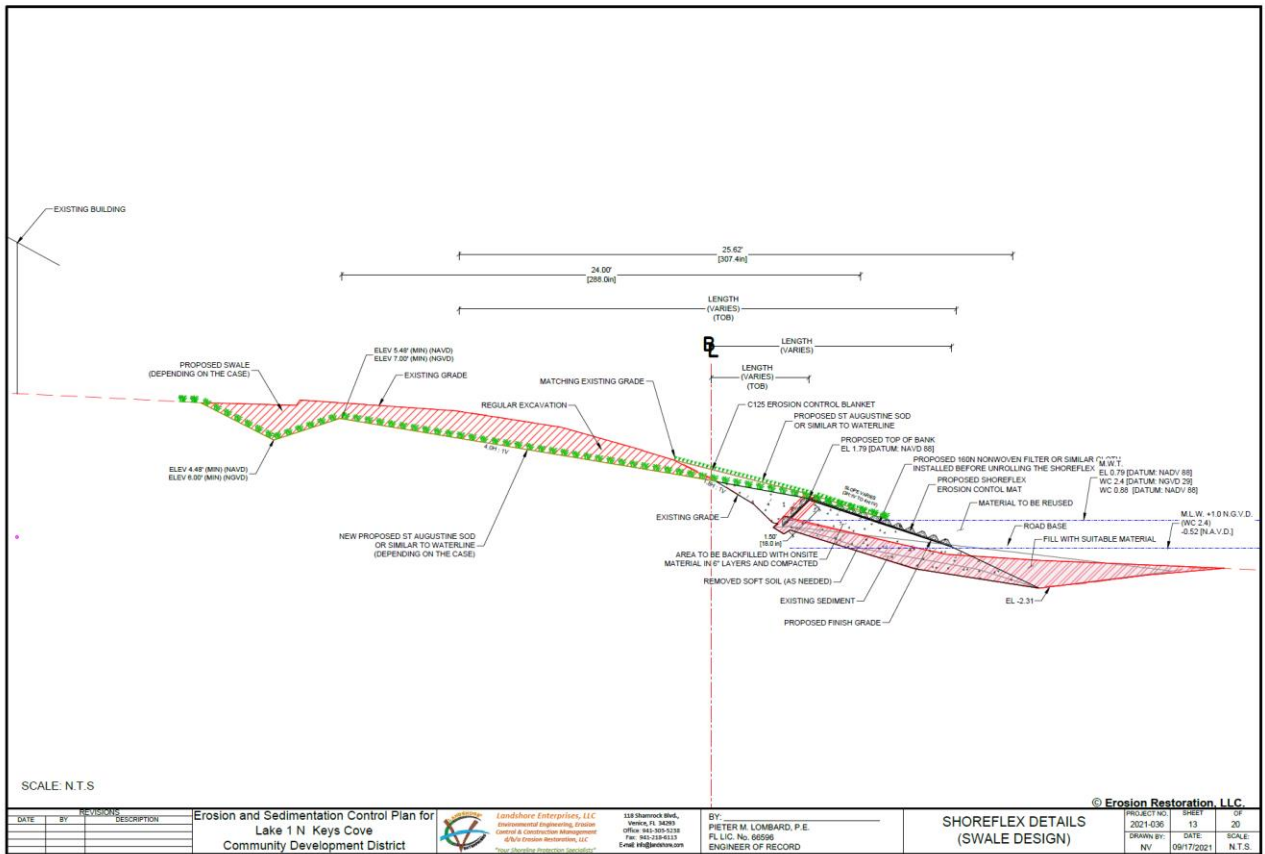
Date

Landshore® Enterprises Representative Signature

Date

Landshore Enterprises, LLC - 118 Shamrock Blvd., Venice, FL 34293
Tel: (941) 303-5238 • Fax: (954) 533-1556 • Email: info@landshore.com

Page 2 of 2



Ms. Wald provided legal comments and a discussion ensued.

A **MOTION** was made by Supervisor Louis, seconded by Supervisor Wantuck, and passed unanimously approving the Landshore Enterprises' lake bank erosion control proposal and plans, Revised Est. 3931, dated 03/22/2023, for the Lake 2 South Erosion Control and Maintenance Project in the amount of \$261,080.50 with a commencement date effective upon completion of the North Lake Project, thereby locking in the current provided proposed rate; further authorizing Alvarez Engineering to prepare the AIA Contract for review by District Counsel prior to finalization and simultaneously authorizing District management to execute same on behalf of the District.

9. Consider Resolution No. 2023-01 – Approving a Proposed Budget for Fiscal Year 2023/2024

Mrs. Perez presented Resolution No. 2023-01, entitled:

RESOLUTION NO. 2023-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE KEYS COVE COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2023/2024; AND PROVIDING AN EFFECTIVE DATE.

The Debt Service Assessment is the Refunding Maximum Assessment. The proposed Administrative Budget is slightly higher than last year. The erosion project budget line item has been reduced to \$150,00 and is anticipated to complete the funding for said project and cover the unforeseen cost such as the Berm Project now required by DERM. To date the District has collected a total of \$737,302 for both lakes starting

with the North Lake in the FY 2021-2022 Budget and the South Lake in the FY 2022-2023 Budget, approximately \$25,000 has been used towards the North Lake project thus far.

Anticipated available funds for 9-30-2023 are expected to be \$500,000. This amount may be lower, depending on the ongoing erosion project. This amount is in addition to any funds that will be set-up for the storm drainage reserve (currently \$95,795 - and \$20,520 may be added on 10-1-23) and roadway resurfacing reserve (currently \$139,815 - and \$35,715 may be added on 10-1-23).

No carryover has been applied (\$0 was set-up last year). Because the assessments presented for 2023/2024 are currently lower than the 2022/2023 assessment, no letters to the residents will be required.

A **MOTION** was made by Supervisor Wantuck, seconded by Supervisor Louis and unanimously passed adopting Resolution No. 2023-01, as presented, approving a Proposed Budget for FY 2023-2024, setting the Public Hearing for finalization for Wednesday, May 24, 2023, at 5:00 p.m. at the Keys Cove Community Clubhouse located at 1455 SE 27th Street, Homestead, Florida 33035 and further authorizing the required advertisements.

L. ADMINISTRATIVE MATTERS

1. Financial Update

Mrs. Perez presented the financials in the meeting book and briefly reviewed them with the Board, pointing out that available funds as of February 28, 2023, were \$1,031,236.82.

A **MOTION** was made by Supervisor Wantuck, seconded by Supervisor McNish and passed unanimously ratifying and approving the financials, as presented.

M. ADDITIONAL BOARD MEMBER/STAFF COMMENTS

There were no further comments from the Board Members or staff.

N. ADJOURNMENT

There being no further business to come before the Board, a **MOTION** was made by Supervisor Cabezas, seconded by Supervisor McNish adjourning the Regular Board Meeting at 5:41 p.m. The **MOTION** carried unanimously.

ATTESTED BY:

Secretary/Assistant Secretary

Chairman/Vice-Chair

RESOLUTION NO. 2023-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE KEYS COVE COMMUNITY DEVELOPMENT DISTRICT, ESTABLISHING A REGULAR MEETING SCHEDULE FOR FISCAL YEAR 2023/2024 AND SETTING THE TIME AND LOCATION OF SAID DISTRICT MEETINGS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, it is necessary for the Keys Cove Community Development District ("District") to establish a regular meeting schedule for fiscal year 2023/2024; and

WHEREAS, the Board of Supervisors of the District has set a regular meeting schedule, location and time for District meetings for fiscal year 2023/2024 which is attached hereto and made a part hereof as Exhibit "A".

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE KEYS COVE COMMUNITY DEVELOPMENT DISTRICT, MIAMI-DADE COUNTY, FLORIDA, AS FOLLOWS:

Section 1. The above recitals are hereby adopted.

Section 2. The regular meeting schedule, time and location for meetings for fiscal year 2023/2024 which is attached hereto as Exhibit "A" is hereby adopted and authorized to be published.

PASSED, ADOPTED and EFFECTIVE this 24th day of May, 2023.

ATTEST:

**KEYS COVE
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

**KEYS COVE COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2023/2024 REGULAR MEETING SCHEDULE**

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Keys Cove Community Development District will hold Regular Meetings at 5:00 p.m. in the meeting room area of the Keys Cove Community Clubhouse located at 1455 SE 27th Street, Homestead, Florida 33035, on the following dates:

**October 25, 2023
January 24, 2024
April 24, 2024
June 26, 2024
September 25, 2024**

The purpose of the meetings is to conduct any business coming before the Board. The meetings are open to the public and will be conducted in accordance with the provisions of Florida law. Copies of the Agendas for any of the meetings may be obtained from the District's website or by contacting the District Manager at 786-347-2711 Ext. 2011 and/or toll free at 1-877-737-4922 five (5) days prior to the date of the particular meeting.

From time to time one or two Supervisors may participate by telephone; therefore, at the location of these meetings there will be a speaker telephone present so that interested persons can attend the meetings at the above location and be fully informed of the discussions taking place either in person or by telephone communication. Meetings may be continued as found necessary to a time and place specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at 786-347-2711 Ext. 2011 and/or toll free at 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

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

KEYS COVE COMMUNITY DEVELOPMENT DISTRICT

www.keyscovecdd.org

PUBLISH: MIAMI DAILY BUSINESS REVIEW 00/00/23

Location

Miami-Dade County, Florida

Notice Text

NOTICE OF PUBLIC HEARING
AND REGULAR BOARD MEETING OF THE
KEYS COVE COMMUNITY
DEVELOPMENT DISTRICT

The Board of Supervisors of the Keys Cove Community Development District (the "District") will hold a Public Hearing and Regular Board Meeting on May 24, 2023, at 5:00 p.m., or as soon thereafter as can be heard, in the Keys Cove Community Clubhouse Meeting Room Area located at 1455 SE 27th Street, Homestead, Florida 33035.

The purpose of the Public Hearing is to receive public comment on the 2023/2024 Fiscal Year Proposed Final Budget of the District. A copy of the Budget and/or the Agenda may be obtained from the District's website

(www.keyscovecdd.org) or at the offices of the District Manager, 2501A Burns Road, Palm Beach Gardens, Florida 33410, during normal business hours. The purpose of the Regular Board Meeting is for the Board to consider any business which may properly come before it. The meetings are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. Meetings may be continued as found necessary to a time and place specified on the record.

There may be occasions when one or two Supervisors will participate by telephone; therefore, a speaker telephone will be present at the meeting location so that Supervisors may be fully informed of the discussions taking place. In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at these meetings should contact the District Manager at (786) 347-2711 Ext 2011 and/or toll free at 1-877-737-4922, at least seven (7) days prior to the date of the meetings.

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

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

Keys Cove Community Development District

www.keyscovecdd.org

5/4-11 23-77/0000660631M

RESOLUTION NO. 2023-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE KEYS COVE COMMUNITY DEVELOPMENT DISTRICT AUTHORIZING AND ADOPTING AN AMENDED FINAL FISCAL YEAR 2023/2024 BUDGET (“AMENDED BUDGET”), PURSUANT TO CHAPTER 189, FLORIDA STATUTES; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Board of Supervisors of the Keys Cove Community Development District (“District”) is empowered to provide a funding source and to impose special assessments upon the properties within the District; and,

WHEREAS, the District has prepared for consideration and approval an Amended Budget.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE KEYS COVE COMMUNITY DEVELOPMENT DISTRICT, THAT:

Section 1. The Amended Budget for Fiscal Year 2023/2024 attached hereto as Exhibit “A” is hereby approved and adopted.

Section 2. The Secretary/Assistant Secretary of the District is authorized to execute any and all necessary transmittals, certifications or other acknowledgements or writings, as necessary, to comply with the intent of this Resolution.

PASSED, ADOPTED and EFFECTIVE this 24th day of May, 2023.

ATTEST:

**KEYS COVE
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

Keys Cove
Community Development District

**Final Budget For
Fiscal Year 2023/2024
October 1, 2023 - September 30, 2024**

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- III DETAILED FINAL DEBT SERVICE FUND BUDGET**
- IV ASSESSMENT COMPARISON**

FINAL BUDGET
KEYS COVE COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2023/2024
OCTOBER 1, 2023 - SEPTEMBER 30, 2024

	FISCAL YEAR 2023/2024 BUDGET
REVENUES	
ADMINISTRATIVE ASSESSMENTS	88,422
MAINTENANCE ASSESSMENTS	375,000
DEBT ASSESSMENTS	613,370
OTHER REVENUES	0
INTEREST INCOME	480
TOTAL REVENUES	\$ 1,077,272
EXPENDITURES	
MAINTENANCE EXPENDITURES	
MAINTENANCE CONTINGENCY	55,000
STORM DRAINAGE MAINTENANCE	30,000
ROADWAY RESURFACING PROJECT	60,000
MAINTENANCE RESERVE	25,000
FOUNTAIN MAINTENANCE/RESERVE	18,000
HOLIDAY LIGHTING CONTRIBUTION	2,500
ENGINEERING/INSPECTIONS	12,000
LAKE BANK EROSION PROJECT	150,000
TOTAL MAINTENANCE EXPENDITURES	\$ 352,500
ADMINISTRATIVE EXPENDITURES	
SUPERVISOR FEES	6,000
EMPLOYER TAXES	480
MANAGEMENT	34,032
REIMBURSABLES (POSTAGE/OFFICE SUPPLIES)	1,050
LEGAL	12,000
ASSESSMENT ROLL	7,500
AUDIT FEES	3,800
ARBITRAGE REBATE FEE	650
INSURANCE	8,310
LEGAL ADVERTISING	750
MISCELLANEOUS	2,000
DUES & SUBSCRIPTIONS	175
TRUSTEE FEES	4,500
WEBSITE MANAGEMENT	2,000
CONTINUING DISCLOSURE FEE	350
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 83,597
TOTAL EXPENDITURES	\$ 436,097
REVENUES LESS EXPENDITURES	\$ 641,175
BOND PAYMENTS	(576,568)
BALANCE	\$ 64,607
COUNTY APPRAISER & TAX COLLECTOR FEE	(21,535)
DISCOUNTS FOR EARLY PAYMENTS	(43,072)
EXCESS/ (SHORTFALL)	\$ -
CARRYOVER FROM PRIOR YEAR	0
NET EXCESS/ (SHORTFALL)	\$ -

DETAILED FINAL BUDGET
KEYS COVE COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2023/2024
OCTOBER 1, 2023 - SEPTEMBER 30, 2024

	FISCAL YEAR 2021/2022 ACTUAL	FISCAL YEAR 2022/2023 BUDGET	FISCAL YEAR 2023/2024 BUDGET	COMMENTS
REVENUES				
ADMINISTRATIVE ASSESSMENTS	84,431	83,535	88,422	Expenditures Less Interest & Carryover (25%)/.94
MAINTENANCE ASSESSMENTS	532,637	530,549	375,000	Expenditures Less Carryover (75%)/.94
DEBT ASSESSMENTS	613,377	613,370	613,370	Bond Payments/.94
OTHER REVENUES	0	0	0	
INTEREST INCOME	2,436	360	480	Interest Projected At \$40 Per Month
TOTAL REVENUES	\$ 1,232,881	\$ 1,227,814	\$ 1,077,272	
EXPENDITURES				
MAINTENANCE EXPENDITURES				
MAINTENANCE CONTINGENCY	0	28,830	55,000	Maintenance Contingency
STORM DRAINAGE MAINTENANCE	5,540	20,520	30,000	For Storm Drainage Maintenance Reserve
ROADWAY RESURFACING PROJECT	0	35,715	60,000	Fourteen Year Project (Sixth Year)
MAINTENANCE RESERVE	0	25,000	25,000	No Change From 2022/2023 Budget
FOUNTAIN MAINTENANCE/RESERVE	1,585	10,000	18,000	No Change From 2022/2023 Budget
HOLIDAY LIGHTING CONTRIBUTION	0	2,500	2,500	No Change From 2022/2023 Budget
ENGINEERING/INSPECTIONS	7,166	7,500	12,000	\$4,500 Increase From 2022/2023 Budget
LAKE BANK EROSION PROJECT	24,543	368,651	150,000	As Of 3/1/23 - Erosion Reserve Balance Is \$425,900
TOTAL MAINTENANCE EXPENDITURES	\$ 38,834	\$ 498,716	\$ 352,500	
ADMINISTRATIVE EXPENDITURES				
SUPERVISOR FEES	3,400	5,000	6,000	\$1,000 Increase From 2022/2023 Budget
EMPLOYER TAXES	260	400	480	Projected At 8% Of Supervisor Fees
MANAGEMENT	32,088	33,048	34,032	CPI Adjustment (Capped At 3%)
REIMBURSABLES (POSTAGE/OFFICE SUPPLIES)	869	1,050	1,050	No Change From 2022/2023 Budget
LEGAL	10,760	10,500	12,000	\$1,500 Increase From 2022/2023 Budget
ASSESSMENT ROLL	7,500	7,500	7,500	No Change From 2022/2023 Budget
AUDIT FEES	3,600	3,700	3,800	Accepted Amount For 2022/2023 Audit
ARBITRAGE REBATE FEE	650	650	650	No Change From 2022/2023 Budget
INSURANCE	6,925	8,310	8,310	Fiscal Year 2022/2023 Expenditure Was \$7,475
LEGAL ADVERTISING	433	750	750	No Change From 2022/2023 Budget
MISCELLANEOUS	1,732	950	2,000	\$1,050 Increase From 2022/2023 Budget
DUES & SUBSCRIPTIONS	175	175	175	No Change From 2022/2023 Budget
TRUSTEE FEES	4,031	4,500	4,500	No Change From 2022/2023 Budget
WEBSITE MANAGEMENT	2,000	2,000	2,000	No Change From 2022/2023 Budget
CONTINUING DISCLOSURE FEE	350	350	350	No Change From 2022/2023 Budget
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 74,773	\$ 78,883	\$ 83,597	
TOTAL EXPENDITURES	\$ 113,607	\$ 577,599	\$ 436,097	
REVENUES LESS EXPENDITURES	\$ 1,119,274	\$ 650,215	\$ 641,175	
BOND PAYMENTS	(586,954)	(576,568)	(576,568)	2024 Principal & Interest Payments
BALANCE	\$ 532,320	\$ 73,647	\$ 64,607	
COUNTY APPRAISER & TAX COLLECTOR FEE	(11,893)	(24,549)	(21,535)	Two Percent Of Total Assessment Roll
DISCOUNTS FOR EARLY PAYMENTS	(41,015)	(49,098)	(43,072)	Four Percent Of Total Assessment Roll
EXCESS/ (SHORTFALL)	\$ 479,412	\$ -	\$ -	
CARRYOVER FROM PRIOR YEAR	0	0	0	Carryover Balance From Prior Year
NET EXCESS/ (SHORTFALL)	\$ 479,412	\$ -	\$ -	

DETAILED FINAL DEBT SERVICE FUND BUDGET

KEYS COVE COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2023/2024

OCTOBER 1, 2023 - SEPTEMBER 30, 2024

	FISCAL YEAR 2021/2022	FISCAL YEAR 2022/2023	FISCAL YEAR 2023/2024	
REVENUES	ACTUAL	BUDGET	BUDGET	COMMENTS
Interest Income	1,072	25	100	Projected Interest For 2023/2024
NAV Tax Collection	586,954	576,568	576,568	Yearly Maximum Debt Assessment
Total Revenues	\$ 588,026	\$ 576,593	\$ 576,668	
EXPENDITURES				
Principal Payments	399,000	411,000	424,000	Principal Payment Due In 2024
Interest Payments	169,130	153,413	142,558	Interest Payments Due In 2024
Bond Redemption	0	12,180	10,110	Estimated Excess Debt Collections
Total Expenditures	\$ 568,130	\$ 576,593	\$ 576,668	
Excess/Shortfall	\$ 19,896	\$ -	\$ -	

Series 2019 Bond Refunding Information

Original Par Amount =	\$7,322,000	Annual Principal Payments Due:	May 1st
Interest Rate=	2.60%	Annual Interest Payments Due :	May 1st & November 1st
Issue Date:	December 2019		
Maturity Date:	May 2035		
Par Amount As Of 1/1/2023 =	\$6,106,000		

Keys Cove Community Development District Assessment Comparison

	Original Projected <u>Assessment*</u>	Fiscal Year 2020/2021 <u>Assessment*</u>	Fiscal Year 2021/2022 <u>Assessment*</u>	Fiscal Year 2022/2023 <u>Assessment*</u>	Fiscal Year 2023/2024 <u>Projected Assessment*</u>
Administrative	\$ 100.00	\$ 82.86	\$ 83.65	\$ 85.77	\$ 90.79
Maintenance	\$ 12.50	\$ 235.03	\$ 546.86	\$ 544.72	\$ 385.02
<u>Debt</u>	<u>\$ 837.82</u>	<u>\$ 629.75</u>	<u>\$ 629.75</u>	<u>\$ 629.75</u>	<u>\$ 629.75</u>
Total	\$ 950.32	\$ 947.64	\$ 1,260.26	\$ 1,260.24	\$ 1,105.56

* Assessments Include the Following :

4% Discount for Early Payments

1% County Tax Collector Fee

1% County Property Appraiser Fee

Community Information:

Total Units 974

Keys Cove
Community Development District

**Financial Report For
April 2023**

Keys Cove Community Development District
Budget vs. Actual
October 2022 through April 2023

	<u>Oct '22 - Apr 23</u>	<u>22/23 Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Income				
363.100 · Admin Assessment Income	77,545.29	83,535.00	-5,989.71	92.83%
363.101 · Maint Assessment Income	488,508.67	530,549.00	-42,040.33	92.08%
363.810 · Debt Assessment	564,773.50	613,370.00	-48,596.50	92.08%
363.820 · Debt Assessment-Paid To Trustee	-539,562.30	-576,568.00	37,005.70	93.58%
363.830 · Assessment Fees	-10,906.57	-24,549.00	13,642.43	44.43%
363.831 · Assessment Discounts	-39,546.74	-49,098.00	9,551.26	80.55%
369.401 · Interest Income	14,562.77	360.00	14,202.77	4,045.21%
Total Income	<u>555,374.62</u>	<u>577,599.00</u>	<u>-22,224.38</u>	<u>96.15%</u>
Expense				
511.122 · Payroll Expense	107.10	400.00	-292.90	26.78%
511.131 · Supervisor Fees	1,400.00	5,000.00	-3,600.00	28.0%
511.301 · Maintenance/Contingency	320.00	28,830.00	-28,510.00	1.11%
511.302 · Storm Drainage Maintenance	0.00	20,520.00	-20,520.00	0.0%
511.303 · Roadway Resurfacing Project	0.00	35,715.00	-35,715.00	0.0%
511.304 · Maintenance Reserve	0.00	25,000.00	-25,000.00	0.0%
511.307 · Fountain Maintenance	14,467.50	10,000.00	4,467.50	144.68%
511.308 · Holiday Lighting	0.00	2,500.00	-2,500.00	0.0%
511.310 · Engineering	497.50	7,500.00	-7,002.50	6.63%
511.311 · Management Fees	19,278.00	33,048.00	-13,770.00	58.33%
511.315 · Legal Fees	3,865.00	10,500.00	-6,635.00	36.81%
511.318 · Assessment/Tax Roll	0.00	7,500.00	-7,500.00	0.0%
511.320 · Audit Fees	0.00	3,700.00	-3,700.00	0.0%
511.330 · Arbitrage Rebate Fee	650.00	650.00	0.00	100.0%
511.450 · Insurance	7,475.00	8,310.00	-835.00	89.95%
511.480 · Legal Advertisements	103.68	750.00	-646.32	13.82%
511.512 · Miscellaneous	895.36	950.00	-54.64	94.25%
511.513 · Reim-Postage and Delivery	304.19	1,050.00	-745.81	28.97%
511.540 · Dues, License & Subscriptions	175.00	175.00	0.00	100.0%
511.733 · Trustee Fees	4,246.25	4,500.00	-253.75	94.36%
511.734 · Continuing Disclosure Fee	0.00	350.00	-350.00	0.0%
511.737 · North & South Lake Erosion Proj	0.00	368,651.00	-368,651.00	0.0%
511.750 · Website Management	1,166.62	2,000.00	-833.38	58.33%
Total Expense	<u>54,951.20</u>	<u>577,599.00</u>	<u>-522,647.80</u>	<u>9.51%</u>
Net Income	<u>500,423.42</u>	<u>0.00</u>	<u>500,423.42</u>	<u>100.0%</u>

**KEYS COVE COMMUNITY DEVELOPMENT DISTRICT
MONTHLY FINANCIAL REPORT
APRIL 2023**

	Annual Budget 10/1/22 - 9/30/23	Actual Apr-23	Year To Date Actual 10/1/22 - 4/30/23
REVENUES			
ADMINISTRATIVE ASSESSMENTS	83,535	4,595	77,545
MAINTENANCE ASSESSMENTS	530,549	29,160	488,509
DEBT ASSESSMENTS	613,370	33,715	564,774
OTHER REVENUES	0	0	0
INTEREST INCOME	360	0	14,563
Total Revenues	\$ 1,227,814	\$ 67,470	\$ 1,145,391
EXPENDITURES			
MAINTENANCE EXPENDITURES			
MAINTENANCE CONTINGENCY	28,830	320	320
STORM DRAINAGE MAINTENANCE	20,520	0	0
ROADWAY RESURFACING PROJECT	35,715	0	0
MAINTENANCE RESERVE	25,000	0	0
FOUNTAIN MAINTENANCE	10,000	0	14,468
HOLIDAY CONTRIBUTION	2,500	0	0
ENGINEERING/INSPECTIONS	7,500	475	498
NORTH & SOUTH LAKE EROSION PROJECT	368,651	0	0
TOTAL MAINTENANCE EXPENDITURES	\$ 498,716	\$ 795	\$ 15,286
ADMINISTRATIVE EXPENDITURES			
SUPERVISOR FEES	5,000	0	1,400
EMPLOYER TAXES	400	0	107
MANAGEMENT	33,048	2,754	19,278
REIMBURSABLES (POSTAGE/OFFICE SUPPLIES)	1,050	180	304
LEGAL	10,500	0	3,865
ASSESSMENT ROLL	7,500	0	0
AUDIT FEES	3,700	0	0
ARBITRAGE REBATE FEE	650	0	650
INSURANCE	8,310	0	7,475
LEGAL ADVERTISING	750	0	104
MISCELLANEOUS	950	26	895
DUES & SUBSCRIPTIONS	175	0	175
TRUSTEE FEES	4,500	0	4,246
WEBSITE MANAGEMENT	2,000	166	1,167
CONTINUING DISCLOSURE FEE	350	0	0
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 78,883	\$ 3,126	\$ 39,666
Total Expenditures	\$ 577,599	\$ 3,921	\$ 54,952
REVENUES LESS EXPENDITURES	\$ 650,215	\$ 63,549	\$ 1,090,439
BOND PAYMENTS	(576,568)	(33,371)	(539,562)
BALANCE	\$ 73,647	\$ 30,178	\$ 550,877
COUNTY APPRAISER & TAX COLLECTOR FEE	(24,549)	(675)	(10,907)
DISCOUNTS FOR EARLY PAYMENTS	(49,098)	(13)	(39,547)
EXCESS/ (SHORTFALL)	\$ -	\$ 29,490	\$ 500,423
CARRYOVER FROM PRIOR YEAR	0	0	0
NET EXCESS/ (SHORTFALL)	\$ -	\$ 29,490	\$ 500,423

Bank Balance As Of 4/30/23	\$ 1,703,290.54
Accounts Payable As Of 4/30/23	\$ 5,296.47
Accounts Receivable As Of 4/30/23	\$ -
Reserve For Storm Drainage Maintenance As Of 4/30/23	\$ 95,795.00
Reserve For Roadway Resurfacing Project As Of 4/30/23	\$ 139,815.00
Reserve For Emergency/Improvements (Erosion Project) As Of 4/30/23	\$ 425,900.00
Available Funds As Of 4/30/23	\$ 1,036,484.07

KEYS COVE CDD TAX COLLECTIONS 2022-2023

#	ID#	PAYMENT FROM	DATE	FOR	Tax Collect Receipts	Interest Received	Commissions Paid	Discount	Net From Tax Collector	Admin Assessment Income (Before Discounts & Fees)	Maint Assessment Income (Before Discounts & Fees)	Debt Assessment Income (Before Discounts & Fees)	Admin Assessment Income (After Discounts & Fees)	Maint Assessment Income (After Discounts & Fees)	Debt Assessment Income (After Discounts & Fees)	Debt Assessment Paid to Trustee
									\$ 1,227,454	\$ 83,535	\$ 530,549	\$ 613,370	\$ 83,535	\$ 530,549	\$ 613,370	
									\$ 1,154,167	\$ 78,883	\$ 498,716	\$ 576,568	\$ 78,883	\$ 498,716	\$ 576,568	\$ 576,568
1	1	Miami-Dade Tax Collector	01/03/23	NAV Taxes	\$ 160,327.28		\$ (1,538.41)	\$ (6,485.88)	\$ 152,302.99	\$ 10,918.28	\$ 69,293.45	\$ 80,115.55	\$ 10,371.74	\$ 65,825.35	\$ 76,105.90	\$ 76,105.90
2	2	Miami-Dade Tax Collector	01/03/23	NAV Taxes	\$ 128,544.48		\$ (1,234.03)	\$ (5,141.82)	\$ 122,168.63	\$ 8,748.54	\$ 55,561.44	\$ 64,234.50	\$ 8,314.53	\$ 52,805.60	\$ 61,048.50	\$ 61,048.50
3	3	Miami-Dade Tax Collector	01/03/23	NAV Taxes	\$ 589,792.32		\$ (5,661.91)	\$ (23,591.98)	\$ 560,538.43	\$ 40,140.36	\$ 254,928.96	\$ 294,723.00	\$ 38,148.43	\$ 242,285.20	\$ 280,104.80	\$ 280,104.80
4	4	Miami-Dade Tax Collector	01/03/23	NAV Taxes	\$ 36,546.96		\$ (352.48)	\$ (1,298.09)	\$ 34,896.39	\$ 2,487.33	\$ 15,796.88	\$ 18,262.75	\$ 2,374.89	\$ 15,083.50	\$ 17,438.00	\$ 17,438.00
5	5	Miami-Dade Tax Collector	02/06/23	NAV Taxes	\$ 44,193.73		\$ (429.04)	\$ (1,289.94)	\$ 42,474.75	\$ 3,009.53	\$ 19,100.55	\$ 22,083.65	\$ 2,892.35	\$ 18,357.65	\$ 21,224.75	\$ 21,224.75
6	6	Miami-Dade Tax Collector	02/21/23	NAV Taxes	\$ 54,190.32		\$ (530.18)	\$ (1,172.01)	\$ 52,488.13	\$ 3,688.11	\$ 23,422.96	\$ 27,079.25	\$ 3,572.13	\$ 22,687.30	\$ 26,228.70	\$ 26,228.70
7	Int - 1	Miami-Dade Tax Collector	03/01/23	Interest		\$ 613.50			\$ 613.50	\$ 613.50			\$ 613.50			\$ -
8	7	Miami-Dade Tax Collector	03/20/23	NAV Taxes	\$ 49,149.36		\$ (485.95)	\$ (554.42)	\$ 48,108.99	\$ 3,345.03	\$ 21,244.08	\$ 24,560.25	\$ 3,274.09	\$ 20,794.45	\$ 24,040.45	\$ 24,040.45
9	8	Miami-Dade Tax Collector	04/28/23	NAV Taxes	\$ 67,469.51		\$ (674.57)	\$ (12.60)	\$ 66,782.34	\$ 4,594.61	\$ 29,160.35	\$ 33,714.55	\$ 4,547.79	\$ 28,863.35	\$ 33,371.20	\$ 33,371.20
10									\$ -							\$ -
11									\$ -							\$ -
12									\$ -							\$ -
13									\$ -							\$ -
14									\$ -							\$ -
15									\$ -							\$ -
16									\$ -							\$ -
					\$ 1,130,213.96	\$ 613.50	\$ (10,906.57)	\$ (39,546.74)	\$ 1,080,374.15	\$ 77,545.29	\$ 488,508.67	\$ 564,773.50	\$ 74,109.45	\$ 466,702.40	\$ 539,562.30	\$ 539,562.30

Total Assessment Roll = 1,227,473.76

Debt Assessments
On Roll = 613,376.50

Note: \$1,227,454, \$83,535, \$530,549 and \$613,370 are 2022/2023 Budgeted assessments before discounts and fees.

Note: \$1,154,167, \$78,883, \$498,716 and \$576,568 are 2022/2023 Budgeted assessments after discounts and fees.

\$ 1,130,213.96	
\$ 613.50	
\$ (77,545.29)	
\$ (488,508.67)	
<u>\$ (564,773.50)</u>	<u>\$ (539,562.30)</u>
\$ -	\$ -