

# **RUSTIC OAKS**

**COMMUNITY DEVELOPMENT  
DISTRICT**

**September 19, 2022**

**BOARD OF SUPERVISORS**

**PUBLIC HEARING AND**

**REGULAR MEETING**

**AGENDA**

**Rustic Oaks Community Development District**  
**OFFICE OF THE DISTRICT MANAGER**  
**2300 Glades Road, Suite 410W•Boca Raton, Florida 33431**  
**Phone: (561) 571-0010•Toll-free: (877) 276-0889•Fax: (561) 571-0013**

September 12, 2022

Board of Supervisors  
Rustic Oaks Community Development District

Dear Board Members:

The Board of Supervisors of the Rustic Oaks Community Development District will hold a Public Hearing and Regular Meeting on September 19, 2022 at 1:00 P.M., at the Homewood Suites Sarasota Lakewood Ranch, 305 N. Cattlemen Road, Sarasota, Florida 34235. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments
3. Acceptance of Resignation of Supervisor Chris Torres, Seat 4; *Term Expires November, 2023*
4. Consider Appointment of Michael Byrd to Fill Unexpired Term of Seat 4
  - A. Administration of Oath of Office (*the following will be provided in a separate package*)
    - I. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees
    - II. Membership, Obligations and Responsibilities
    - III. Financial Disclosure Forms
      - a. Form 1: Statement of Financial Interests
      - b. Form 1X: Amendment to Form 1, Statement of Financial Interests
      - c. Form 1F: Final Statement of Financial Interests
    - IV. Form 8B – Memorandum of Voting Conflict
5. Consideration of Resolution 2022-15, Designating Certain Officers of the District, and Providing for an Effective Date
6. Public Hearing on Adoption of Fiscal Year 2022/2023 Budget
  - A. Proof/Affidavit of Publication

**ATTENDEES:**

**Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.**

- B. Consideration of Resolution 2022-17, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2022, and Ending September 30, 2023; Authorizing Budget Amendments; and Providing an Effective Date
- 7. Consideration of Fiscal Year 2022/2023 Budget Funding Agreement
- 8. Consideration Of Resolution 2022-18, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2022/2023 and Providing for an Effective Date
- 9. Consideration of Resolution 2022-08, Designating the Primary Administrative Office and Principal Headquarters of the District and Providing an Effective Date
- 10. Ratification of Stormwater Management Needs Analysis
- 11. Acceptance of Unaudited Financial Statements as July 31, 2022
- 12. Approval of June 6, 2022 Regular Meeting Minutes
- 13. Staff Reports
  - A. District Counsel: *Straley Robin Vericker*
  - B. District Engineer: *Clearview Land Design, P.L.*
  - C. District Manager: *Wrathell, Hunt and Associates, LLC*
    - NEXT MEETING DATE: October 17, 2022 at 1:30 P.M.

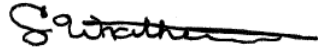
○ QUORUM CHECK

GARTH NOBLE	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
JESSICA RESCHKE	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
JERRY L TOMBERLIN, JR.	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
CHRIS TORRES	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
JOHN KAKRIDAS	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO

- 14. Board Members' Comments/Requests
- 15. Public Comments
- 16. Adjournment

If you should have any questions or concerns, please do not hesitate to contact me directly at (561) 719-8675 or Kristen Suit at (410) 207-1802.

Sincerely,



Craig Wrathell  
District Manager

**FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE**

**CALL-IN NUMBER: 1-888-354-0094**

**PARTICIPANT PASSCODE: 943 865 3730**

# **RUSTIC OAKS**

**COMMUNITY DEVELOPMENT DISTRICT**

**3**

**NOTICE OF TENDER OF RESIGNATION**

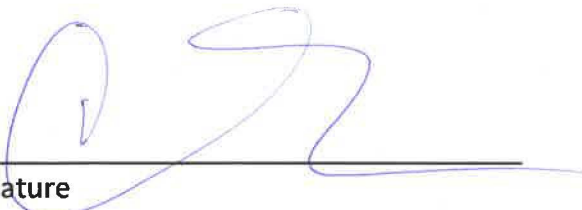
To: Board of Supervisors  
Rustic Oaks Community Development District  
Attn: Craig Wrathell/Kristen Suit, District Manager  
2300 Glades Road, Suite 410W  
Boca Raton, Florida 33431

From: Chris Torres  
Printed Name

Date: 9/12/22  
Date

I hereby tender my resignation as a member of the Board of Supervisors of the *Rustic Oaks Community Development District*. My tendered resignation will be deemed to be effective as of the time a quorum of the remaining members of the Board of Supervisors accepts it at a duly noticed meeting of the Board of Supervisors.

I certify that this Notice of Tender of Resignation has been executed by me and  personally presented at a duly noticed meeting of the Board of Supervisors,  scanned and electronically transmitted to [gillyardd@whhassociates.com](mailto:gillyardd@whhassociates.com) or  faxed to 561-571-0013 and agree that the executed original shall be binding and enforceable and the fax or email copy shall be binding and enforceable as an original.

  
Signature

# **RUSTIC OAKS**

**COMMUNITY DEVELOPMENT DISTRICT**

**5**

**RESOLUTION 2022-15**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT DESIGNATING CERTAIN OFFICERS OF THE DISTRICT, AND PROVIDING FOR AN EFFECTIVE DATE.**

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

**WHEREAS**, the Board of Supervisors of the District desires to designate certain Officers of the District.

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

**SECTION 1.** \_\_\_\_\_ is appointed Chair.

**SECTION 2.** \_\_\_\_\_ is appointed Vice Chair.

**SECTION 3.** \_\_\_\_\_ is appointed Assistant Secretary.

\_\_\_\_\_ is appointed Assistant Secretary.

\_\_\_\_\_ is appointed Assistant Secretary.

**Kristen Suit** is appointed Assistant Secretary.

**SECTION 4.** This Resolution supersedes any prior appointments made by the Board for Chair, Vice Chair, and Assistant Secretaries; however, prior appointments by the Board for Secretary, Treasurer and Assistant Treasurer remain unaffected by this Resolution.

**SECTION 5.** This Resolution shall become effective immediately upon its adoption.

[remainder of page intentionally left blank]



**PASSED AND ADOPTED** this 19th day of September, 2022.

ATTEST:

**RUSTIC OAKS COMMUNITY  
DEVELOPMENT DISTRICT**

---

Secretary/Assistant Secretary

---

Chair/Vice Chair, Board of Supervisors

# **RUSTIC OAKS**

**COMMUNITY DEVELOPMENT DISTRICT**

**6A**

## Miscellaneous Notices



Published in Sarasota Herald-Tribune on September 3, 2022

### Location

Sarasota County,

### Notice Text

RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARINGS TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2022/2023 BUDGET; AND NOTICE OF REGULAR BOARD OF SUPERVISORS MEETING.

The Board of Supervisors ( Board ) of the Rustic Oaks Community Development District ( District ) will hold a public hearing on September 19, 2022 at 1:00 p.m., at the Homewood Suites Sarasota Lakewood Ranch, 305 N Cattlemen Road, Sarasota, Florida 34235 for the purpose of hearing comments and objections on the adoption of the proposed budget ( Proposed Budget ) of the District for the fiscal year beginning October 1, 2022 and ending September 30, 2023 ( Fiscal Year 2022/2023 ). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budgets may be obtained at the offices of the District Manager, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (877) 276-0889 ( District Manager s Office ), during normal business hours.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager s Office at least forty-eight (48) hours prior to the meeting. 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), for aid in contacting the District Manager s Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of 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 such appeal is to be based.

Craig Wrathell

District Manager

Pub: Sept. 3 & 10, 2022; #7728603

## Miscellaneous Notices



Published in Sarasota Herald-Tribune on September 10, 2022

### Location

Sarasota County,

### Notice Text

RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARINGS TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2022/2023 BUDGET; AND NOTICE OF REGULAR BOARD OF SUPERVISORS MEETING.

The Board of Supervisors ( Board ) of the Rustic Oaks Community Development District ( District ) will hold a public hearing on September 19, 2022 at 1:00 p.m., at the Homewood Suites Sarasota Lakewood Ranch, 305 N Cattlemen Road, Sarasota, Florida 34235 for the purpose of hearing comments and objections on the adoption of the proposed budget ( Proposed Budget ) of the District for the fiscal year beginning October 1, 2022 and ending September 30, 2023 ( Fiscal Year 2022/2023 ). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budgets may be obtained at the offices of the District Manager, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (877) 276-0889 ( District Manager s Office ), during normal business hours.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager s Office at least forty-eight (48) hours prior to the meeting. 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), for aid in contacting the District Manager s Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of 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 such appeal is to be based.

Craig Wrathell

District Manager

Pub: Sept. 3 & 10, 2022; #7728603

# **RUSTIC OAKS**

**COMMUNITY DEVELOPMENT DISTRICT**

**6B**

## RESOLUTION 2022-17

### THE ANNUAL APPROPRIATION RESOLUTION OF THE RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT (“DISTRICT”) RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2022, AND ENDING SEPTEMBER 30, 2023; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

**WHEREAS**, the District Manager has submitted to the Board of Supervisors (“**Board**”) of the Rustic Oaks Community Development District (“**District**”) proposed budgets (“**Proposed Budget**”) for the fiscal year beginning October 1, 2022 and ending September 30, 2023 (“**Fiscal Year 2022/2023**”) along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), *Florida Statutes*; and

**WHEREAS**, the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), *Florida Statutes*; and

**WHEREAS**, the Board set a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), *Florida Statutes*; and

**WHEREAS**, the District Manager posted the Proposed Budget on the District’s website at least two days before the public hearing; and

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

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

### NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT:

#### SECTION 1. BUDGET

- a. The Board has reviewed the Proposed Budget, a copy of which is on file with the office of the District Manager and at the District’s Local Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.

- b. The Proposed Budget, attached hereto as **Exhibit "A,"** as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes ("Adopted Budget")*, and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.
- c. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District's Local Records Office and identified as "The Budget for the Rustic Oaks Community Development District for the Fiscal Year Ending September 30, 2023."
- d. The Adopted Budget shall be posted by the District Manager on the District's official website within thirty (30) days after adoption, and shall remain on the website for at least 2 years.

## **SECTION 2. APPROPRIATIONS**

There is hereby appropriated out of the revenues of the District, for Fiscal Year 2022/2023, the amounts identified below to be raised by the levy of assessments and/or otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND

See Exhibit A

## **SECTION 3. BUDGET AMENDMENTS**

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2022/2023 or within 60 days following the end of the Fiscal Year 2022/2023 may amend its Adopted Budget for that fiscal year as follows:

- a. The Board may authorize an increase or decrease in line item appropriations within a fund by motion recorded in the minutes if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may authorize an increase or decrease in line item appropriations within a fund if the total appropriations of the fund do not increase and if the aggregate change in the original appropriation item does not exceed \$15,000 or 15% of the original appropriation.
- c. By resolution, the Board may increase any appropriation item and/or fund to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.

- d. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must establish administrative procedures to ensure that any budget amendments are in compliance with this Section 3 and Section 189.016, *Florida Statutes*, among other applicable laws. Among other procedures, the District Manager or Treasurer must ensure that any amendments to budget under subparagraphs c. and d. above are posted on the District's website within 5 days after adoption and remain on the website for at least 2 years.

**SECTION 4. EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

**PASSED AND ADOPTED THIS 19TH DAY OF SEPTEMBER, 2022.**

ATTEST:

**RUSTIC OAKS COMMUNITY DEVELOPMENT  
DISTRICT**

\_\_\_\_\_  
Secretary/Assistant Secretary

\_\_\_\_\_  
Chair/Vice Chair, Board of Supervisors

**EXHIBIT A:** Adopted Budget



**EXHIBIT A: Adopted Budget**

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
PROPOSED BUDGET  
FISCAL YEAR 2023**

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
TABLE OF CONTENTS**

<u>Description</u>	<u>Page Number(s)</u>
General Fund Budget	1 - 2
Committed Fund Balance	3
Definitions of General Fund Expenditures	4 - 5
Debt Service Fund Budget - Series 2018	6
Amortization Schedule - Series 2018	7 - 8
Assessment Summary	9

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
GENERAL FUND BUDGET  
FISCAL YEAR 2023**

	Fiscal Year 2022				Proposed Budget FY 2023
	Adopted Budget FY 2022	Actual through 3/31/2022	Projected through 9/30/2022	Total Actual & Projected	
<b>REVENUES</b>					
Landowner contribution	\$97,290	\$ 24,976	\$ 86,702	\$ 111,678	\$801,760
Total revenues	<u>97,290</u>	<u>24,976</u>	<u>86,702</u>	<u>111,678</u>	<u>801,760</u>
<b>EXPENDITURES</b>					
<b>Professional &amp; administrative</b>					
Management/accounting/recording**	44,000	16,000	28,000	44,000	48,000
Legal	25,000	2,618	22,382	25,000	25,000
Engineering	2,000	845	1,155	2,000	2,000
Audit	5,000	-	5,000	5,000	5,000
Arbitrage rebate calculation*	500	-	500	500	500
Dissemination agent*	1,000	83	917	1,000	1,000
Trustee*	5,000	-	5,000	5,000	5,000
DSF accounting	-	-	-	-	5,500
Telephone	200	100	100	200	200
Postage	500	-	500	500	500
Printing & binding	500	250	250	500	500
Legal advertising	6,500	-	6,500	6,500	1,500
Annual special district fee	175	-	175	175	175
Insurance	5,500	5,000	500	5,500	5,500
Contingencies:bank charges/mtg room	500	456	44	500	750
Website hosting & maintenance	705	-	705	705	705
Website ADA compliance	210	-	210	210	210
Total professional & administrative	<u>97,290</u>	<u>25,352</u>	<u>71,938</u>	<u>97,290</u>	<u>102,040</u>
<b>Field operations</b>					
<b>Administrative</b>					
Property management	-	-	-	-	41,760
O&M accounting	-	-	-	-	5,000
Insurance	-	-	-	-	30,000
Printing, postage & supplies	-	-	-	-	5,000
<b>Operating</b>					
Landscape maintenance	-	-	-	-	225,000
Landscape replacement/extras	-	-	-	-	30,000
Irrigation repair	-	-	-	-	5,000
Pond maintenance	-	-	-	-	15,000
Monitoring agreement	-	-	-	-	5,000
Lights, signs & fences	-	-	-	-	5,000
Pressure washing	-	-	-	-	25,000
Streets & sidewalks	-	-	-	-	2,500
misc. repairs & replacement	-	-	-	-	15,000
Access control: monitoring	-	-	-	-	40,000
Access control: internet	-	-	-	-	2,000
Access control: maintenance	-	-	-	-	5,000
Holiday lights	-	-	-	-	5,000

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
GENERAL FUND BUDGET  
FISCAL YEAR 2023**

	Fiscal Year 2022				Proposed Budget FY 2023
	Adopted Budget FY 2022	Actual through 3/31/2022	Projected through 9/30/2022	Total Actual & Projected	
<b>Utilities</b>					
Electricity	-	-	-	-	25,000
Electricity: well	-	-	-	-	15,000
Streetlights	-	-	-	-	50,000
<b>Amenities: South</b>					
Pool maintenance	-	-	-	-	8,000
Amenity center R&M	-	-	-	-	3,500
Janitorial	-	-	-	-	20,000
Access control/monitoring	-	-	-	-	9,000
Gym equipment repair	-	-	-	-	2,500
Potable water	-	-	-	-	1,500
Telephone: pool/clubhouse	-	-	-	-	1,200
Electricity: amenity	-	-	-	-	5,000
Internet	-	-	-	-	2,000
Alarm monitoring	-	-	-	-	5,160
<b>Amenity: North</b>					
Pool maintenance	-	-	-	-	8,000
Amenity center R&M	-	-	-	-	2,500
Janitorial	-	-	-	-	15,000
Access control/monitoring	-	-	-	-	9,000
Potable water	-	-	-	-	1,500
Telephone: pool/clubhouse	-	-	-	-	1,200
Electricity: amenity	-	-	-	-	3,500
Internet	-	-	-	-	2,000
Total field operations	-	-	-	-	651,820
Total expenditures	97,290	25,352	71,938	97,290	753,860
Excess/(deficiency) of revenues over/(under) expenditures	-	(376)	14,764	14,388	47,900
Fund balance - beginning (unaudited)	-	(14,388)	(14,764)	(14,388)	-
Fund balance - ending (projected)					
Assigned					
Working capital	-	-	-	-	-
Repair & replacement***	-	-	-	-	47,900
Unassigned	-	(14,764)	-	-	-
Fund balance - ending	\$ -	\$ (14,764)	\$ -	\$ -	\$ 47,900

\* These items will be realized when bonds are issued

\*\* WHA will charge a reduced management fee of \$2,000 per month until bonds are issued.

\*\*\*See schedule on subsequent page

Professional & administrative contribution per unit	146.61
Field operations contribution per unit	936.52
Repair & replacement contribution per unit	68.82
Total contribution per unit	<u>1,151.95</u>

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
GENERAL FUND BUDGET  
FISCAL YEAR 2023**

COMPONENT	Est. Useful Life (in years)	Unit of Measure	Unit Cost	Quantity	TOTAL COST	Est. remaining useful life (in years)	Est. replacement cost	Est. fund balance	To be funded	Required funding
Signs, Walls & Fences - Repair Allowance	10	Allowance	25,000	1	25,000	10	25,000	-	25,000	2,500
Gate Access Control	20	Each	10,000	3	30,000	20	30,000	-	30,000	1,500
Mail Kiosk	10	Each	2,075	20	41,500	10	41,500	-	41,500	4,150
Paving	25	SY	10	65,000	650,000	25	650,000	-	650,000	26,000
Pool Resurfacing	8	Each	15,000	2	30,000	8	30,000	-	30,000	3,750
Clubhouse Roofing	15	Each	30,000	2	60,000	15	60,000	-	60,000	4,000
Clubhouse Paint	5	Each	10,000	2	20,000	5	20,000	-	20,000	4,000
Clubhouse Interior Renovation	10	Allowance	10,000	2	20,000	10	20,000	-	20,000	2,000
						<b>TOTALS</b>	<b>\$876,500</b>	<b>\$ -</b>	<b>\$876,500</b>	<b>\$47,900</b>

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
DEFINITIONS OF GENERAL FUND EXPENDITURES**

**EXPENDITURES**

**Professional & administrative**

Management/accounting/recording\*\* \$ 48,000

**Wrathell, Hunt and Associates, LLC** (WHA), specializes in managing community development districts by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all of the District's governmental requirements. WHA develops financing programs, administers the issuance of tax exempt bond financings, operates and maintains the assets of the community.

Legal 25,000

General counsel and legal representation, which includes issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts.

Engineering 2,000

The District's Engineer will provide construction and consulting services, to assist the District in crafting sustainable solutions to address the long term interests of the community while recognizing the needs of government, the environment and maintenance of the District's facilities.

Audit 5,000

Statutorily required for the District to undertake an independent examination of its books, records and accounting procedures.

Arbitrage rebate calculation\* 500

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

Dissemination agent\* 1,000

The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934. Wrathell, Hunt & Associates serves as dissemination agent.

Trustee 5,000

Annual fee for the service provided by trustee, paying agent and registrar.

Trustee 5,500

Telephone 200

Telephone and fax machine.

Postage 500

Mailing of agenda packages, overnight deliveries, correspondence, etc.

Printing & binding 500

Letterhead, envelopes, copies, agenda packages

Legal advertising 1,500

The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.

Annual special district fee 175

Annual fee paid to the Florida Department of Economic Opportunity.

Insurance 5,500

The District will obtain public officials and general liability insurance.

Contingencies:bank charges/mtg room 750

Bank charges and other miscellaneous expenses incurred during the year and automated AP routing etc.

Website hosting & maintenance 705

Website ADA compliance 210

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
DEFINITIONS OF GENERAL FUND EXPENDITURES**

**EXPENDITURES (continued)**

**Field operations**

**Administrative**

Property management	41,760
O&M accounting	5,000
Insurance	30,000
Printing, postage & supplies	5,000

**Operating**

Landscape maintenance	225,000
Landscape replacement/extras	30,000
Irrigation repair	5,000
Pond maintenance	15,000
Monitoring agreement	5,000
Lights, signs & fences	5,000
Pressure washing	25,000
Streets & sidewalks	2,500
misc. repairs & replacement	15,000
Access control: monitoring	40,000
Access control: internet	2,000
Access control: maintenance	5,000
Holiday lights	5,000

**Utilities**

Electricity	25,000
Electricity: well	15,000
Streetlights	50,000

**Amenities: South**

Pool maintenance	8,000
Amenity center R&M	3,500
Janitorial	20,000
Access control/monitoring	9,000
Gym equipment repair	2,500
Potable water	1,500
Telephone: pool/clubhouse	1,200
Electricity: amenity	5,000
Internet	2,000
Alarm monitoring	5,160

**Amenity: North**

Pool maintenance	8,000
Amenity center R&M	2,500
Janitorial	15,000
Access control/monitoring	9,000
Potable water	1,500
Telephone: pool/clubhouse	1,200
Electricity: amenity	3,500
Internet	2,000

Total expenditures	<u><u>\$753,860</u></u>
--------------------	-------------------------



**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
DEBT SERVICE FUND BUDGET - SERIES 2018  
FISCAL YEAR 2023**

	Fiscal Year 2022				Proposed Budget FY 2023
	Adopted Budget FY 2022	Actual through 3/31/2022	Projected through 9/30/2022	Total Actual & Projected Revenue & Expenditures	
<b>REVENUES</b>					
Assessment levy: off-roll	\$ -	\$ -	\$ -	\$ -	\$ 960,286
Interest	-	2	-	2	-
Total revenues	-	2	-	2	960,286
<b>EXPENDITURES</b>					
<b>Debt service</b>					
Principal	-	-	-	-	340,000
Interest	-	-	139,907	139,907	621,808
Tax collector	-	-	-	-	-
Cost of issuance	-	201,205	5,725	206,930	-
Total expenditures	-	201,205	145,632	346,837	961,808
Excess/(deficiency) of revenues over/(under) expenditures	-	(201,203)	(145,632)	(346,835)	(1,522)
<b>OTHER FINANCING SOURCES/(USES)</b>					
Bond proceeds	-	1,242,002	-	1,242,002	-
Premium	-	240,482	-	240,482	-
Underwriter's discount	-	(344,600)	-	(344,600)	-
Total other financing sources/(uses)	-	1,137,884	-	1,137,884	-
Net increase/(decrease) in fund balance	-	936,681	(145,632)	791,049	(1,522)
Fund balance:					
Beginning fund balance (unaudited)	-	-	936,681	-	791,049
Ending fund balance (projected)	\$ -	\$ 936,681	\$ 791,049	\$ 791,049	789,527
Use of fund balance:					
Debt service reserve account balance (required)					(480,143)
Interest expense - November 1, 2023					(306,059)
Projected fund balance surplus/(deficit) as of September 30, 2023					<u>\$ 3,325</u>

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
SERIES 2022 AMORTIZATION SCHEDULE**

	<b>Principal</b>	<b>Coupon Rate</b>	<b>Interest</b>	<b>Debt Service</b>	<b>Bond Balance</b>
11/01/22			310,903.75	310,903.75	17,230,000.00
05/01/23	340,000.00	2.850%	310,903.75	650,903.75	16,890,000.00
11/01/23			306,058.75	306,058.75	16,890,000.00
05/01/24	350,000.00	2.850%	306,058.75	656,058.75	16,540,000.00
11/01/24			301,071.25	301,071.25	16,540,000.00
05/01/25	360,000.00	2.850%	301,071.25	661,071.25	16,180,000.00
11/01/25			295,941.25	295,941.25	16,180,000.00
05/01/26	370,000.00	2.850%	295,941.25	665,941.25	15,810,000.00
11/01/26			290,668.75	290,668.75	15,810,000.00
05/01/27	380,000.00	2.850%	290,668.75	670,668.75	15,430,000.00
11/01/27			285,253.75	285,253.75	15,430,000.00
05/01/28	395,000.00	3.200%	285,253.75	680,253.75	15,035,000.00
11/01/28			278,933.75	278,933.75	15,035,000.00
05/01/29	405,000.00	3.200%	278,933.75	683,933.75	14,630,000.00
11/01/29			272,453.75	272,453.75	14,630,000.00
05/01/30	420,000.00	3.200%	272,453.75	692,453.75	14,210,000.00
11/01/30			265,733.75	265,733.75	14,210,000.00
05/01/31	435,000.00	3.200%	265,733.75	700,733.75	13,775,000.00
11/01/31			258,773.75	258,773.75	13,775,000.00
05/01/32	445,000.00	3.200%	258,773.75	703,773.75	13,330,000.00
11/01/32			251,653.75	251,653.75	13,330,000.00
05/01/33	465,000.00	3.450%	251,653.75	716,653.75	12,865,000.00
11/01/33			243,632.50	243,632.50	12,865,000.00
05/01/34	480,000.00	3.450%	243,632.50	723,632.50	12,385,000.00
11/01/34			235,352.50	235,352.50	12,385,000.00
05/01/35	495,000.00	3.450%	235,352.50	730,352.50	11,890,000.00
11/01/35			226,813.75	226,813.75	11,890,000.00
05/01/36	515,000.00	3.450%	226,813.75	741,813.75	11,375,000.00
11/01/36			217,930.00	217,930.00	11,375,000.00
05/01/37	530,000.00	3.450%	217,930.00	747,930.00	10,845,000.00
11/01/37			208,787.50	208,787.50	10,845,000.00
05/01/38	550,000.00	3.450%	208,787.50	758,787.50	10,295,000.00
11/01/38			199,300.00	199,300.00	10,295,000.00
05/01/39	570,000.00	3.450%	199,300.00	769,300.00	9,725,000.00
11/01/39			189,467.50	189,467.50	9,725,000.00
05/01/40	590,000.00	3.450%	189,467.50	779,467.50	9,135,000.00
11/01/40			179,290.00	179,290.00	9,135,000.00
05/01/41	610,000.00	3.450%	179,290.00	789,290.00	8,525,000.00
11/01/41			168,767.50	168,767.50	8,525,000.00
05/01/42	630,000.00	3.450%	168,767.50	798,767.50	7,895,000.00
11/01/42			157,900.00	157,900.00	7,895,000.00
05/01/43	655,000.00	4.000%	157,900.00	812,900.00	7,240,000.00
11/01/43			144,800.00	144,800.00	7,240,000.00
05/01/44	680,000.00	4.000%	144,800.00	824,800.00	6,560,000.00
11/01/44			131,200.00	131,200.00	6,560,000.00

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
SERIES 2022 AMORTIZATION SCHEDULE**

	<b>Principal</b>	<b>Coupon Rate</b>	<b>Interest</b>	<b>Debt Service</b>	<b>Bond Balance</b>
05/01/45	710,000.00	4.000%	131,200.00	841,200.00	5,850,000.00
11/01/45			117,000.00	117,000.00	5,850,000.00
05/01/46	740,000.00	4.000%	117,000.00	857,000.00	5,110,000.00
11/01/46			102,200.00	102,200.00	5,110,000.00
05/01/47	770,000.00	4.000%	102,200.00	872,200.00	4,340,000.00
11/01/47			86,800.00	86,800.00	4,340,000.00
05/01/48	800,000.00	4.000%	86,800.00	886,800.00	3,540,000.00
11/01/48			70,800.00	70,800.00	3,540,000.00
05/01/49	835,000.00	4.000%	70,800.00	905,800.00	2,705,000.00
11/01/49			54,100.00	54,100.00	2,705,000.00
05/01/50	865,000.00	4.000%	54,100.00	919,100.00	1,840,000.00
11/01/50			36,800.00	36,800.00	1,840,000.00
05/01/51	900,000.00	4.000%	36,800.00	936,800.00	940,000.00
11/01/51			18,800.00	18,800.00	940,000.00
05/01/52	940,000.00	4.000%	18,800.00	958,800.00	-
<b>Total</b>	<b>17,230,000.00</b>		<b>11,814,375.00</b>	<b>29,044,375.00</b>	

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
ASSESSMENT COMPARISON  
PROJECTED FISCAL YEAR 2023 ASSESSMENTS**

Landowner contribution (O&M)/Off-Roll Assessments (DS)
--

<u>South Parcel</u>					
<u>Product Type</u>	<u>Units</u>	<u>FY 2023 O&amp;M Assessment per Unit</u>	<u>FY 2023 DS Assessment per Unit</u>	<u>FY 2023 Total Assessment per Unit</u>	<u>FY 2022 Total Assessment per Unit</u>
40'x130'	138	\$ -	\$ 1,199.98	\$ 1,199.98	n/a
50'x130'	262	-	1,499.98	1,499.98	n/a
Total	400				

Landowner contribution (O&M)/Off-Roll Assessments (DS)
--

<u>North Parcel</u>					
<u>Product Type</u>	<u>Units</u>	<u>FY 2023 O&amp;M Assessment per Unit</u>	<u>FY 2023 DS Assessment per Unit</u>	<u>FY 2023 Total Assessment per Unit</u>	<u>FY 2022 Total Assessment per Unit</u>
40'x130'	141	\$ -	\$ 1,199.98	\$ 1,199.98	n/a
50'x130'	155	-	1,499.98	1,499.98	n/a
Total	296				

# **RUSTIC OAKS**

**COMMUNITY DEVELOPMENT DISTRICT**

**7**

**RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT  
FISCAL YEAR 2022/2023 BUDGET FUNDING AGREEMENT**

This Agreement (“**Agreement**”) is made and entered into this 19th day of September, 2022, by and between:

**Rustic Oaks Community Development District**, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes, and with an address of c/o Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 (“**District**”), and

**Meritage Homes of Florida, Inc.**, a Florida Corporation, and the developer of the lands in the District (“**Developer**”) with a mailing address of 10117 Princess Palm Ave, Suite 550, Tampa, Florida 33610.

**RECITALS**

**WHEREAS**, the District was established for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure; and

**WHEREAS**, the District, pursuant to Chapter 190, Florida Statutes, is authorized to levy such taxes, special assessments, fees and other charges as may be necessary in furtherance of the District's activities and services; and

**WHEREAS**, Developer presently is developing the majority of all real property (“**Property**”) within the District, which Property will benefit from the timely construction and acquisition of the District's facilities, activities and services and from the continued operations of the District; and

**WHEREAS**, the District is adopting its general fund budget for Fiscal Year 2022/2023, which year concludes on September 30, 2023; and

**WHEREAS**, this general fund budget, which the parties recognize may be amended from time to time in the sole discretion of the District, is attached hereto and incorporated herein by reference as **Exhibit A**; and

**WHEREAS**, the District has the option of levying non-ad valorem assessments on all land, including the Property owned by the Developer, that will benefit from the activities, operations and services set forth in the Fiscal Year 2022/2023 budget, or utilizing such other revenue sources as may be available to it; and

**WHEREAS**, in lieu of levying assessments on the Property, the Developer is willing to provide such funds as are necessary to allow the District to proceed with its operations as described in **Exhibit A**; and

**WHEREAS**, the Developer agrees that the activities, operations and services provide a special and peculiar benefit equal to or in excess of the costs reflected on **Exhibit A** to the Property; and

**WHEREAS**, the Developer has agreed to enter into this Agreement in lieu of having the District levy and collect any non-ad valorem assessments as authorized by law against the Property located within the District for the activities, operations and services set forth in **Exhibit A**;

**NOW, THEREFORE**, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. **FUNDING.** The Developer agrees to make available to the District the monies ("**Funding Obligation**") necessary for the operation of the District as called for in the budget attached hereto as **Exhibit A** (and as **Exhibit A** may be amended from time to time pursuant to Florida law, but subject to the Developer's consent to such amendments to incorporate them herein), within thirty (30) days of written request by the District. The funds shall be placed in the District's general checking account. These payments are made by the Developer in lieu of taxes, fees, or assessments which might otherwise be levied or imposed by the District. Nothing contained herein shall constitute or be construed as a waiver of the District's right to levy assessments in the event of a funding deficit.

2. **ENTIRE AGREEMENT.** This instrument shall constitute the final and complete expression of the agreement among the parties relating to the subject matter of this Agreement. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both of the parties hereto.

3. **AUTHORIZATION.** The execution of this Agreement has been duly authorized by the appropriate body or official of all parties hereto, each party has complied with all of the requirements of law, and each party has full power and authority to comply with the terms and provisions of this instrument.

4. **ASSIGNMENT.** This Agreement may be assigned, in whole or in part, by either party only upon the written consent of the other. Any purported assignment without such consent shall be void.

5. **DEFAULT.** A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which shall include, but not be limited to, the right of damages, injunctive relief and specific performance.

6. **ENFORCEMENT.** In the event that any party is required to enforce this Agreement by court proceedings or otherwise, then the parties agree that the prevailing party shall be

entitled to recover from the other all costs incurred, including reasonable attorneys' fees and costs for trial, alternative dispute resolution, or appellate proceedings.

7. **THIRD PARTY BENEFICIARIES.** This Agreement is solely for the benefit of the formal parties herein and no right or cause of action shall accrue upon or by reason hereof, to or for the benefit of any third party not a formal party hereto. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the parties hereto any right, remedy or claim under or by reason of this Agreement or any provisions or conditions hereof; and all of the provisions, representations, covenants and conditions herein contained shall inure to the sole benefit of and shall be binding upon the parties hereto and their respective representatives, successors and assigns.

8. **CHOICE OF LAW.** This Agreement and the provisions contained herein shall be construed, interpreted and controlled according to the laws of the State of Florida.

9. **ARM'S LENGTH.** This Agreement has been negotiated fully among the parties as an arm's length transaction. The parties participated fully in the preparation of this Agreement with the assistance of their respective counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, the parties are each deemed to have drafted, chosen and selected the language, and the doubtful language will not be interpreted or construed against any party.

10. **EFFECTIVE DATE.** The Agreement shall be effective after execution by the parties hereto.

[SIGNATURES ON NEXT PAGE]



**IN WITNESS WHEREOF**, the parties execute this Agreement the day and year first written above.

**RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Chair/Vice Chair, Board of Supervisors

**MERITAGE HOMES OF FLORIDA, INC.**

\_\_\_\_\_  
By: \_\_\_\_\_  
Its: \_\_\_\_\_

**Exhibit A:** Fiscal Year 2022/2023 General Fund Budget

**Exhibit A**

Fiscal Year 2022/2023 General Fund Budget

# **RUSTIC OAKS**

**COMMUNITY DEVELOPMENT DISTRICT**

**8**

**RESOLUTION 2022-18**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIMES AND LOCATIONS FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT FOR FISCAL YEAR 2022/2023 AND PROVIDING FOR AN EFFECTIVE DATE**

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

**WHEREAS**, the District is required by Section 189.015, *Florida Statutes*, to file quarterly, semi-annually, or annually a schedule (including date, time, and location) of its regular meetings with local governing authorities; and

**WHEREAS**, further, in accordance with the above-referenced statute, the District shall also publish quarterly, semi-annually, or annually the District’s regular meeting schedule in a newspaper of general paid circulation in the county in which the District is located.

**WHEREAS**, the Board desires to adopt the Fiscal Year 2022/2023 meeting schedule attached as **Exhibit A**.

**NOW THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT:**

1. **ADOPTING FISCAL YEAR 2022/2023 ANNUAL MEETING SCHEDULE.** The Fiscal Year 2022/2023 annual meeting schedule attached hereto and incorporated by reference herein as **Exhibit A** is hereby approved and shall be published in accordance with the requirements of Florida law and also provided to applicable governing authorities.

2. **EFFECTIVE DATE.** This Resolution shall become effective immediately upon its adoption.

**PASSED AND ADOPTED** this 19th day of September, 2022.

ATTEST:

**RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary/Assistant Secretary

\_\_\_\_\_  
Chair/Vice Chair, Board of Supervisors

**EXHIBIT "A"**

<b>RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT</b>		
<b>BOARD OF SUPERVISORS FISCAL YEAR 2022/2023 MEETING SCHEDULE</b>		
<b>LOCATION</b>		
<i>Homewood Suites Sarasota Lakewood Ranch, 305 N Cattlemen Road, Sarasota, Florida 34235</i>		
<b>DATE</b>	<b>POTENTIAL DISCUSSION/FOCUS</b>	<b>TIME</b>
<b>October 17, 2022</b>	<b>Regular Meeting</b>	<b>1:30 PM</b>
<b>November 21, 2022</b>	<b>Regular Meeting</b>	<b>1:30 PM</b>
<b>December 19, 2022</b>	<b>Regular Meeting</b>	<b>1:30 PM</b>
<b>January 16, 2023</b>	<b>Regular Meeting</b>	<b>1:30 PM</b>
<b>February 20, 2023</b>	<b>Regular Meeting</b>	<b>1:30 PM</b>
<b>March 20, 2023</b>	<b>Regular Meeting</b>	<b>1:30 PM</b>
<b>April 17, 2023</b>	<b>Regular Meeting</b>	<b>1:30 PM</b>
<b>May 15, 2023</b>	<b>Regular Meeting</b>	<b>1:30 PM</b>
<b>June 12, 2023*</b>	<b>Regular Meeting</b>	<b>1:30 PM</b>
<b>July 17, 2023</b>	<b>Regular Meeting</b>	<b>1:30 PM</b>
<b>August 21, 2023</b>	<b>Regular Meeting</b>	<b>1:30 PM</b>
<b>September 18, 2023</b>	<b>Regular Meeting</b>	<b>1:30 PM</b>

**\*Exception**

*June meeting date is held one week earlier to accommodate the Juneteenth Holiday.*

# **RUSTIC OAKS**

**COMMUNITY DEVELOPMENT DISTRICT**

**9**

**RESOLUTION 2022-08**

**A RESOLUTION BY THE BOARD OF SUPERVISORS OF THE RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT DESIGNATING THE PRIMARY ADMINISTRATIVE OFFICE AND PRINCIPAL HEADQUARTERS OF THE DISTRICT AND PROVIDING AN EFFECTIVE DATE.**

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

**WHEREAS**, the District desires to designate its primary administrative office as the location where the District’s public records are routinely created, sent, received, maintained, and requested, for the purposes of prominently posting the contact information of the District’s Record’s Custodian in order to provide citizens with the ability to access the District’s records and ensure that the public is informed of the activities of the District in accordance with Chapter 119, *Florida Statutes*; and

**WHEREAS**, the District additionally desires to specify the location of the District’s principal headquarters for the purpose of establishing proper venue under the common law home venue privilege applicable to the District.

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

**1. PRIMARY ADMINISTRATIVE OFFICE.** The District’s primary administrative office for purposes of Chapter 119, *Florida Statutes*, shall be located at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431.

**2. PRINCIPAL HEADQUARTERS.** The District’s principal headquarters for purposes of establishing proper venue shall be located at the offices of \_\_\_\_\_ and within Sarasota County, Florida.

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

**PASSED AND ADOPTED** this 19th day of September, 2022.

ATTEST:

**RUSTIC OAKS COMMUNITY DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary/Assistant Secretary

\_\_\_\_\_  
Chair/Vice Chair, Board of Supervisors

# **RUSTIC OAKS**

**COMMUNITY DEVELOPMENT DISTRICT**

**10**



**Rustic Oaks Community  
Development District**

Stormwater Needs Analysis Report

Prepared for:

Rustic Oaks Community  
Development District

Prepared by:

Clearview Land Design, P.L.

June 2, 2022



---

**June 2<sup>nd</sup>, 2022**

Board of Supervisors

Rustic Oaks Community Development District

**RE: Rustic Oaks Community Development District  
Stormwater Needs Analysis for Rustic Road CDD**

To Whom It May Concern:

Pursuant to the Board of Supervisor's authorization, Clearview Land Design, P.L. is pleased to submit this Stormwater Needs Analysis Report for the Rustic Oaks Community Development District. This report has been prepared on behalf of the District in accordance with sections 403.9301 and 403.9302 of Florida Statutes. This report be submitted to Sarasota County by June 30<sup>th</sup>, 2022. The county will then submit to the Department of Environmental Protection and Office of Economic and Demographic Research (EDR) by July 31<sup>st</sup>, 2022. EDR will publish an analysis of the submissions in the 2023 edition of the Annual Assessments of Florida's Water Resources and Conservation Lands. This report provides a general description of the stormwater facilities that are currently owned and maintained by the District. The report includes the following attachments:

- Pond Slope Erosion Educational Information
- FDEP Illicit Discharge Presentation
- Stormwater Needs Analysis Part 1 (Maintenance Program)
- Stormwater Needs Analysis Part 2 (Budget Program)
- Rustic Road Master Drainage Plan/Stormwater Pipe Sheet

Thank you for this opportunity to be of professional service.

Sincerely,

**CLEARVIEW LAND DESIGN, P.L.**

A handwritten signature in blue ink, appearing to read "Jordan Schrader", is written over a faint, light blue circular stamp or watermark.

**Jordan Schrader, P.E.  
District Engineer**

**Exhibit A-**  
**Pond Slope Erosion Educational Information**

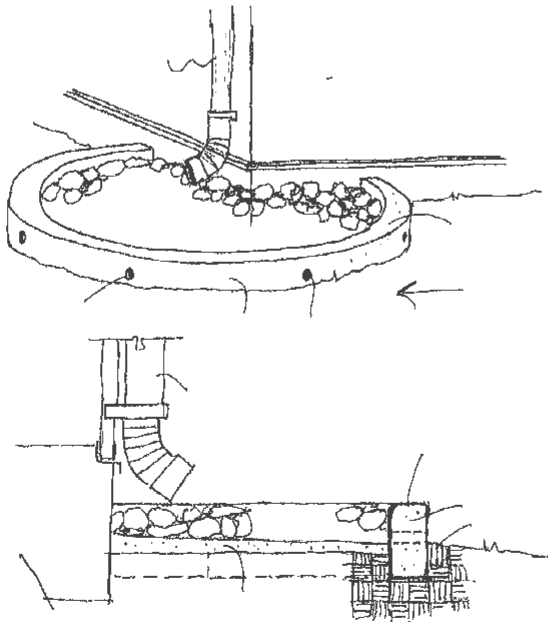
## STORMWATER POND SLOPE EROSION

The slopes of the community's stormwater ponds must be maintained with proper vegetation in order to control and prevent *erosion*, or loss of the soil. Erosion of the slopes can be extremely expensive to repair and can sometimes also add unwanted sediment to the water that can negatively affect the water quality in the pond. In addition, eroded banks make it difficult to access and maintain the ponds and unchecked erosion may cause damage to the properties of homeowners next to the affected pond.

The slopes are susceptible to erosion due to

- wave action in the ponds
- the normal fluctuation of the groundwater levels between the rainy and dry seasons
- direct discharge of water from roofs or drains, such as through a roof downspout, a pool overflow pipe, or a water conditioner outflow pipe, that is very concentrated and can carry away soil in its path
- direct discharges from pool drains and water conditioners that contain chemicals such as chlorine or salt that can kill the grass and/or plants that keep the soil in place
- lack of grass and/or plants since vegetation helps keep the soil in place.

Discharges of water from roofs, pools, and water conditioners can significantly damage pond berms and slopes due to the quality of the water and the concentrated flow of water. Residents who have, or plan to create, a concentrated discharge of water must contact the CDD office to discuss ways to reduce the erosion potential. One way to avoid a concentrated discharge is shown in the illustration below:



It is also very important for vegetation to be established and maintained, on both private and CDD properties, within the pond berms and slopes so that bare soil doesn't lead to erosion. Any aquatic plants that the CDD may plant along the pond slopes should be protected to help stabilize the pond slope along and below the grass line and normal water level.

The Rustic Oaks Community Development District ( CDD) will perform regular inspections of the ponds to assess their conditions and identify any areas that have eroded or show potential for erosion. These areas will be scheduled for appropriate maintenance.

The CDD will consider implementing a new pond slope maintenance program in accordance with guidelines from the University of Florida/IFAS Environmental Horticulture Department's Center for Landscape Conservation and Ecology. The program will use a Moderate to Gentle Slope with a cut bank for the ponds. Turf is planted to the water's edge and a no-mow zone will be established around the perimeter of the ponds. The no-mow strip will be groomed appropriately by the district's landscape maintenance company and will be left taller than a lawn. Homeowners must not mow, nor allow their landscape companies to mow, in the no-mow zone as this interferes with the proper functioning of the system. The following illustration provides more detail:



**Exhibit B-**  
**FDEP Illicit Discharge Presentation**



**IDENTIFICATION  
AND  
ELIMINATION OF  
ILLICIT  
DISCHARGES**

**FLORIDA DEPARTMENT OF  
ENVIRONMENTAL PROTECTION  
NPDES STORMWATER SECTION**

# PURPOSE...

- Educate staff and contractors to recognize, report, and stop illicit discharges.
- Create a culture of Pollution Prevention (P<sup>2</sup>) within OUR agency and community to prevent “pointless personal pollution.”





# **WHY AM I HERE?**

- **YOU are in the field as part of your job**
- **YOU are the “eyes” of our local government or agency**
- **YOU are part of the front lines in preventing illicit discharges**
- **YOU need to know what to look for and what to do if you see illicit discharges**

# **WHAT IS THE MS4?**

- **“Municipal Separate Storm Sewer System”**
- **It is your “Master Drainage System”**
- **The “system” includes road drainage, catch basins, channels, detention ponds, swales, ditches, pipes, etc.**
- **Owned by local governments, WCDs, special districts**
- **Ultimately discharges to surface waters (lakes, rivers, bays, ocean, wetlands)**

# HOW STORMWATER REACHES SURFACE WATER

- Sanitary sewer
- Storm sewer



# **WHAT IS A NPDES MS4 PERMIT?**

- **Required by Federal Clean Water Act and by 403.0885, Florida Statutes**
- **NPDES = “National Pollutant Discharge Elimination System”**
  - **Implement Stormwater Management Program (SWMP) to minimize stormwater pollutant loadings.**
  - **Prohibit non-stormwater discharge to the MS4 through education, rules, policies, and inspections.**
  - **Improve and restore impaired waters by reducing stormwater loads.**

# **ALLOWABLE DISCHARGES INCLUDE...**

- **Flows from emergency fire fighting activities.**
- **Water line flushing.**
- **Irrigation from lawn watering.**
- **Air conditioning condensate**
- **Rising ground waters.**
- **Dechlorinated/desalinated swimming pool water.**
- **Residential car washing.**



# WHO IS RESPONSIBLE?

- ***Everyone is!***
- **We have a permit and moral obligation to future generations.**
- **Contact your MS4 staff for assistance in identifying a possible illicit discharge you have observed and how to prevent it.**



# WHY BE CONCERNED WITH ILLICIT DISCHARGES?



- To ensure that only stormwater goes into our MS4.
- To protect our lakes, rivers, estuaries, and wetlands from pollution.

# **ILLICIT DISCHARGES ARE...**

- **Any discharge to an MS4, surface water, or ground water that is not composed entirely of stormwater runoff.**
- **Illicit Discharges may include:**
  - **Deliberate discharges or dumping**
  - **Incidental runoff from sites with chemicals, raw materials, or bare soil.**



# What are Examples of Illicit Discharges?

- Raw Sewage/ Septic Effluent
- Washing machine wastewater
- Car wash wastewater
- Improper oil or household toxics disposal
- Improper radiator flushing
- Paints, pesticides, herbicides
- Construction and other debris
- Pressure washing with soaps
- Grass clippings or yard waste
- Spills from roadway accidents



# Types of Illicit Discharges

- **Illegal Dumping**
- **Illicit Connections**
- **Construction-related Discharges**
- **Pipe Defects (sanitary sewer)**
- **Accidental Discharge or Spills**



# Illegal Dumping

**Discharge of pollutants or non-stormwater materials into the storm sewer system**



**REPORT IMMEDIATELY**

# Illicit Connection

An improper physical connection to the stormwater system which can include non-permitted connection(s) to our MS4.

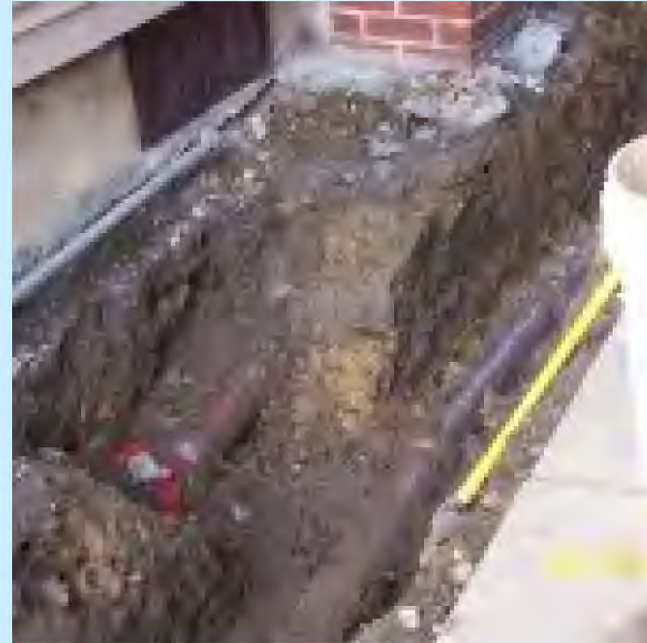
## Direct Connection

- Wastewater piping
- Sewage from residential property
- Washing machine discharge
- Pipes to a stormwater drain



## Indirect Connection

- Cracked sanitary systems
- Spills collected by drain outlets
- Paint or used oil dumped into drainage systems



# Construction-Related Discharges

**These are discharges into the MS4 or right-of-way from adjacent construction projects.**

**Some examples are:**

- **Turbid water from dewatering and other construction activities.**
- **Contamination from discharges associated with remediation projects.**
- **Non-permitted dewatering discharges**



# Sanitary Sewage

- Sanitary sewage may be present if there is black staining inside the drainage pipe; visible evidence of sanitary waste, floating debris, or opaque or gray water.
- Sewage may originate from septic tank overflow pipes or improperly dumped travel trailer waste.



Failing septic tank

# Accidental Discharge or Spills

Reporting a discharge or spill

- The reporting requirements for spills are 25 gallons or more of petroleum or petroleum based products.



**Florida State Warning Point 1-800-320-0519**

# DOCUMENTING & REPORTING ILLICIT DISCHARGES

- Each MS4 has it's own SOPs – Part 2 of training
- Typically use inspection checklist
- Need to know to whom and how to report possible illicit discharge

**FLORIDA DEPARTMENT OF TRANSPORTATION  
DISTRICT FIVE  
ILLICIT DISCHARGE DETECTION INSPECTION REPORT  
NPDES MS4 STORMWATER PROGRAM**

Date: \_\_\_\_\_ Time: \_\_\_\_\_ Current Weather Condition: \_\_\_\_\_  
Firm or Agency: \_\_\_\_\_ Name: \_\_\_\_\_ Phone # \_\_\_\_\_  
Illicit Discharge Location (Address/Location): \_\_\_\_\_  
Mile Post: \_\_\_\_\_ (or) Station #: \_\_\_\_\_  
Receiving Water Body: \_\_\_\_\_ Ultimate Receiving Water Body (if Known): \_\_\_\_\_

**Physical Hydrologic/Hydraulic Data**  
Time since last rain event:  > 72 hours  < 72 hours Quantity of last rain event: \_\_\_\_\_ inches  
Connection Type:  Circular  Elliptical  Ditch or Swale  Wet  Culvert  Arched  Canal  Unknown  
Description: \_\_\_\_\_  
Connection Material:  RCP (Reinforced Concrete Pipe)  CMP (Corrugated Metal Pipe)  PVC (Polyvinyl Chloride Pipe)  
and/or:  Concrete  Earthen  Ductile Iron (DIP)  Fiberglass  Asphalt  Unknown  Other  
Description: \_\_\_\_\_  
Connection/Outfall Size/Diameter: \_\_\_\_\_ feet and/or \_\_\_\_\_ inches

**General Observation of Illicit Discharge**  
Water Present:  Yes  No Abandoned Drums/Containers or Material Present:  Yes  No (If Yes Describe Below)  
Water Color:  Clear  Red  Yellow  Brown  Green  Grey  Dark  Tannin  Other \_\_\_\_\_  
Odor:  None  Musty  Sewage  Sulfur/Rotten Eggs  Sour Milk  Fishy  Other \_\_\_\_\_  
Floatables:  None  Oil  Sheen  Garbage/Trash  Sewage/Milt  Other \_\_\_\_\_  
Sedimentation:  None  Slight  Moderate  Heavy  Suspended Solids  Other \_\_\_\_\_  
Turbidity:  Clear  Slightly Turbid  Moderately Turbid  Heavily Turbid  Other \_\_\_\_\_  
Incident Description/Observation: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Source: Ownership/Area Characteristics (Illicit connections only)**  
Municipality (City/County), if known: \_\_\_\_\_  
Immediate upstream property owner's name and/or address: \_\_\_\_\_  
Type of Facility/Operated or Property Description: \_\_\_\_\_  
CC: ( ) DS: Patrick Muench P.E. (386) 943-5434 Fax: (386) 736-5302

\*\*\*\*\* This section to be completed by Environmental Permitting Engineer \*\*\*\*\*  
Follow-up inspection required?  Yes  No Date Scheduled: \_\_\_\_\_ Time: \_\_\_\_\_  
Referred to \_\_\_\_\_ for further  Investigation only, and/or  Corrective action, by \_\_\_\_\_  
Comments/Instructions: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**FOR YOUR SAFETY ALWAYS REMEMBER: NEVER INHALE, TOUCH OR COME IN CONTACT WITH ANY UNKNOWN SUBSTANCES**  
Revised 3/12/2008



# Spill Response Procedures

## Information needed when reporting a spill

- Name, address and phone number of person reporting the spill
- Name, address and phone number of responsible party for the discharge (if known)
- Date and time of the spill and status of spill (ongoing or ceased)
- Estimated amount of the spill
- Location or address of the spill
- Source or cause of the spill
- Description of area affected by the spill
- Provide as much information as possible

# What to look for – common signs of illicit discharges



# Common Signs of Discharges

- **Staining from paints or solvents on outfalls pipes, inlets and grates, and around pond bank**
- **Turbidity, oil/gas sheen, foam and/or suds**
- **Abandoned oil and gas containers, barrels, and paint cans**
- **Discoloration of water or vegetation**
- **Floatables and debris**
- **Pungent odors or other smells**



## Oil / Gas

- Recognized as a sheen on the water = rainbow
- Natural sheens may be differentiated from an oil/gas sheen by swirling the sheen around in the water. If it re-attaches, the sheen is oil/gas.



## Foams / Detergents

- Products used to wash boats/vehicles/buildings may include chlorine, phosphates and ammonia.
- These products often enter lakes and streams as a result of improperly connected car washes or washing machines.



# Examples of Previous Illicit Connections and Discharges



Unknown pipe into storm sewer inlet



Water by nature is not green!

# Examples of Previous Illicit Connections and Discharges



Washing machine discharge



Unknown pipe to inlet

# Examples of Illicit Connections and Discharges





Stains lead to storm sewer inlet





# MORE INDICATIONS...



- A person emptying a drum or bucket of waste
- A tank or vector truck draining its contents through a hose in a manhole
- A hose running out the back door of an industrial site into a ditch or a wooded lot

# Even More Clues



- **Unauthorized pipe which has been connected to the storm sewer**
- **Discoloration of channels and pipes**
- **Flow where there shouldn't be any**

# **WHEN YOU FIND AN ILLICIT DISCHARGE...**

- **On a property under your control...**
  - **Stop the discharge.**
  - **Notify supervisor and/or safety officer.**
  - **Cleanup discharge or spill.**
  - **Implement strategy to prevent illicit discharges in the future.**

# WHEN YOU OBSERVE AN ILLICIT DISCHARGE...



- On a property not under your control...
  - Take picture and/or note location, characteristics, date, and time.
  - Identifying marks
  - Commercial vehicle?
  - Any ID on the door?
  - License Number
  - Report to MS4 immediately.

# CREATING A CULTURE OF POLLUTION PREVENTION (P<sup>2</sup>)...

- Administration and Communication
  - Create a plan of action/SOPs to manage illicit discharges.
    - Stormwater Pollution Prevention Plan
    - Spill Cleanup Plan and Spill Cleanup Kits
  - Create channels of communication of reporting potential or observed illicit discharges.
    - These channels should go up and down the Org. Chart.
    - Like safety, P<sup>2</sup> is everyone's responsibility.



**WE MUST SET AN EXAMPLE**

# CREATING A CULTURE OF POLLUTION PREVENTION (P<sup>2</sup>)...

- **Housekeeping and Materials Management**
  - **Vehicle Washing/Maintenance**
    - **Wash water should never discharge to storm sewer or surface waters.**
    - **Maintenance should be performed indoors.**



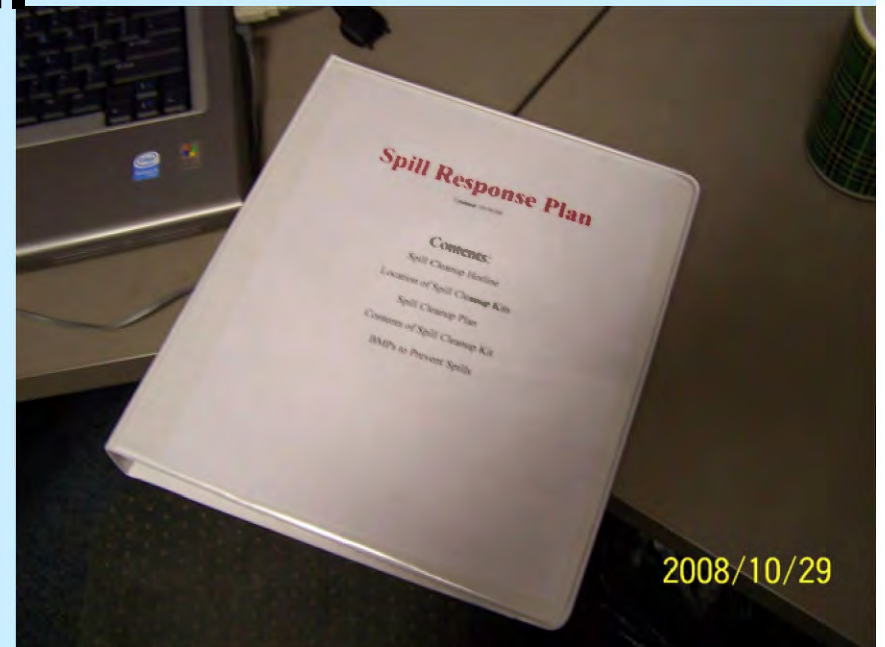
# CREATING A CULTURE OF POLLUTION PREVENTION (P<sup>2</sup>)...

- Housekeeping and Materials Management
  - Spill Prevention
    - Use drop cloths, drip pans, and secondary containment.



# CREATING A CULTURE OF POLLUTION PREVENTION (P<sup>2</sup>)...

- Housekeeping and Materials Management
  - Spill Reporting and Response
    - Spill reporting hotline.
    - Spill Cleanup Plan.
    - Spill Cleanup Kit.





# CREATING A CULTURE OF POLLUTION PREVENTION (P<sup>2</sup>)...

- **Housekeeping and Materials Management**
  - **Street and Yard Maintenance**
    - **Street sweeping.**
    - **Inlet protection.**



# CREATING A CULTURE OF POLLUTION PREVENTION (P<sup>2</sup>)...

- **Housekeeping and Materials Management**
  - **Material Storage**
    - **Cover stockpiles, drums, and other containers.**
    - **Know manufacturers storage guidelines.**



# CREATING A CULTURE OF POLLUTION PREVENTION (P<sup>2</sup>)...

- **Housekeeping and Materials Management**
  - **Landscaping and Lawn care**
    - **Keep clippings out of street and stormwater inlets.**
    - **Sweep up spills and reuse the fertilizer.**
    - **Use Florida-friendly fertilizers = low or no phosphorus and slow release nitrogen.**
    - **Know manufacturers application rates.**
    - **Keep pesticides and fertilizers away from lakes, rivers, wetlands, streets, and stormwater inlets.**



GUARANTEED ANALYSIS	
Total Nitrogen (N).....	35.0%
35% Urea Nitrogen*	
Soluble Potash (K <sub>2</sub> O).....	5.00%
Boron (B).....	0.03%
Copper (Cu).....	0.05%
Iron (Fe).....	5.00%
0.10% Water Soluble Iron (Fe)	
Manganese (Mn).....	0.05%
Molybdenum (Mo).....	0.0006%
Zinc (Zn).....	0.05%
<b>Derived from:</b> Polymer-coated Urea, Urea, Muriate of Potash, Sodium Borate, Copper Oxide, Ferric Oxide, Ferrous Sulfate, Manganese Oxide, Molybdcic Oxide and Zinc Oxide.	
* Contains 15% slowly available Nitrogen from coated Urea.	
F1074	



# THE CONSEQUENCES...

- Florida DEP and the US EPA can levy very hefty fines...

**FOR IMMEDIATE RELEASE:** September 29, 2008  
**CONTACTS:** Amy Graham, (850) 245-2112 or (850) 778-7258

## DEP AGENTS CRACK DOWN ON WASTE VIOLATIONS STATEWIDE

*-Two arrests triggered by citizen calls to State Warning Point-*

**TALLAHASSEE-** Florida Department of Environmental Protection (DEP) law enforcement agents made three separate arrests last week for waste violations, including one for storing, processing or disposing of solid waste within 200 feet of a natural body of water, a first degree misdemeanor punishable by up to six months in jail and/or a fine up to \$10,000.

**FOR IMMEDIATE RELEASE:** October 17, 2008  
**CONTACTS:** Amy Graham, (850) 245-2112 or (850) 778-7258

## DEP SLEUTHS SOLVE WETLANDS CRIME

*~Suspect arrested after destroying 10 acres of wetlands~*

**BAY COUNTY-** After a three month investigation, Florida Department of Environmental Protection (DEP) law enforcement agents last week arrested a man with causing pollution, a third degree felony punishable by up to five years in prison and a fine of up to \$10,000. Thomas Bodie, who was arrested after clearing and filling approximately 10 acres of state jurisdictional wetlands, was also charged with failing to obtain a permit, a misdemeanor punishable by up to one year in jail and a fine of up to \$1,000.



**Exhibit C-**  
**Stormwater Needs Analysis**  
**Part 1**

## Background Information

Please provide your contact and location information, then proceed to the template on the next sheet.

Name of Local Government:	Rustic Oaks Community Development District
Name of stormwater utility, if applicable:	N/A
Contact Person	
Name:	Jordan Schrader
Position/Title:	CDD Engineer
Email Address:	
Phone Number:	(813)223-3919

Indicate the Water Management District(s) in which your service area is located.

- Northwest Florida Water Management District (NFWFMD)
- Suwannee River Water Management District (SRWMD)
- St. Johns River Water Management District (SJRWMD)
- Southwest Florida Water Management District (SWFWMD)
- South Florida Water Management District (SFWMD)

Indicate the type of local government:

- Municipality
- County
- Independent Special District

**Part 1.0 Detailed description of the stormwater management program (Section 403.9302(3)(a), F.S.)**

The stormwater management program, as defined in the Introduction, includes those activities associated with the management, operation and maintenance, and control of stormwater and stormwater management systems, including activities required by state and federal law. The detailed program description is divided into multiple subparts consisting of narrative and data fields.

**Part 1.1 Narrative Description:**

Please provide a brief description of the current institutional strategy for managing stormwater in your jurisdiction. Please include any mission statement, divisions or departments dedicated solely or partly to managing stormwater, dedicated funding sources, and other information that best describes your approach to stormwater:

The Rustic Oaks Community Development District ("CDD") is a new CDD with no completed infrastructure. The CDD staff has established some general stormwater Best Management Practices ("BMP") as part of its Master Drainage Plan, but long term maintenance will be planned over the next 5 years as the construction is completed and control transitions to the residents. Stormwater ponds and storm sewer systems within the CDD are planned to be owned and maintained by the CDD.

On a scale of 1 to 5, with 5 being the highest, please indicate the importance of each of the following goals for your program:

0	1	2	3	4	5	
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Drainage & flood abatement (such as flooding events associated with rainfall and hurricanes)
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Water quality improvement (TMDL Process/BMAPs/other)
<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Reduce vulnerability to adverse impacts from flooding related to increases in frequency and duration of rainfall events, storm surge and sea level rise
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Other:
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	

**Part 1.2 Current Stormwater Program Activities:**

Please provide answers to the following questions regarding your stormwater management program.

- Does your jurisdiction have an NPDES Municipal Separate Storm Sewer System (MS4) Permit? No

If yes, is your jurisdiction regulated under Phase I or Phase II of the NPDES Program:

- Does your jurisdiction have a dedicated stormwater utility? No

If no, do you have another funding mechanism? Yes

If yes, please describe your funding mechanism.

General Fund/Operation and Maintenance Budget

- Does your jurisdiction have a Stormwater Master Plan or Plans? Yes

If Yes:

How many years does the plan(s) cover? On-going

Are there any unique features or limitations that are necessary to understand what the plan does or does not address?

Please provide a link to the most recently adopted version of the document (if it is published online):

It is not published on line

- Does your jurisdiction have an asset management (AM) system for stormwater infrastructure? No

If Yes, does it include 100% of your facilities? No

If your AM includes less than 100% of your facilities, approximately what percent of your facilities are included?



- Does your stormwater management program implement the following (answer Yes/No):

A construction sediment and erosion control program for new construction (plans review and/or inspection)?	No
An illicit discharge inspection and elimination program?	No
A public education program?	No
A program to involve the public regarding stormwater issues?	No
A "housekeeping" program for managing stormwater associated with vehicle maintenance yards, chemical storage, fertilizer management, etc.?	No
A stormwater ordinance compliance program ( <i>i.e.</i> , for low phosphorus fertilizer)?	No
Water quality or stream gage monitoring?	No
A geospatial data or other mapping system to locate stormwater infrastructure (GIS, etc.)?	No
A system for managing stormwater complaints?	No
Other specific activities?	

Notes or Comments on any of the above:

### Part 1.3 Current Stormwater Program Operation and Maintenance Activities

Please provide answers to the following questions regarding the operation and maintenance activities undertaken by your stormwater management program.

- Does your jurisdiction typically assume maintenance responsibility for stormwater systems associated with new private development (*i.e.*, systems that are dedicated to public ownership and/or operation upon completion)? Yes

Notes or Comments on the above:

- Does your stormwater operation and maintenance program implement any of the following (answer Yes/No):

Routine mowing of turf associated with stormwater ponds, swales, canal/lake banks, <i>etc.</i> ?	Yes
Debris and trash removal from pond skimmers, inlet grates, ditches, <i>etc.</i> ?	Yes
Invasive plant management associated with stormwater infrastructure?	No
Ditch cleaning?	No
Sediment removal from the stormwater system (vacator trucks, other)?	No
Muck removal (dredging legacy pollutants from water bodies, canal, <i>etc.</i> )?	No
Street sweeping?	No
Pump and mechanical maintenance for trash pumps, flood pumps, alum injection, <i>etc.</i> ?	No
Non-structural programs like public outreach and education?	No
Other specific routine activities?	

**Part 2. Detailed description of the stormwater management system and its facilities and projects (continued Section 403.9302(3)(a), F.S.)**

A stormwater management system, as defined in the Introduction, includes the entire set of site design features and structural infrastructure for collection, conveyance, storage, infiltration, treatment, and disposal of stormwater. It may include drainage improvements and measures to prevent streambank channel erosion and habitat degradation. This section asks for a summary description of your stormwater management system. It is not necessary to provide geospatial asset data or a detailed inventory. For some, it may be possible to gather the required data from your Asset Management (AM) system. For others, data may be gathered from sources such as an MS4 permit application, aerial photos, past or ongoing budget investments, water quality projects, or any other system of data storage/management that is employed by the jurisdiction.

Please provide answers to the following questions regarding your stormwater system inventory. Enter zero (0) if your system does not include the component.

	Number	Unit of Measurement
Estimated feet or miles of buried culvert:		Feet
Estimated feet or miles of open ditches/conveyances (lined and unlined) that are maintained by the stormwater program:	0.00	
Estimated number of storage or treatment basins ( <i>i.e.</i> , wet or dry ponds):		
Estimated number of gross pollutant separators including engineered sediment traps such as baffle boxes, hydrodynamic separators, <i>etc.g</i>	0	
Number of chemical treatment systems ( <i>e.g.</i> , alum or polymer injection):	0	
Number of stormwater pump stations:	0	
Number of dynamic water level control structures ( <i>e.g.</i> , operable gates and weirs that control canal water levels):	0	
Number of stormwater treatment wetland systems:	0	

Other:

Culverts & stormwater ponds and control structures will be added as they are completed	

Notes or Comments on any of the above:

Project is under development at this time and presently no facilities have been completed.

Which of the following green infrastructure best management practices do you use to manage water flow and/or improve water quality (answer Yes/No):

Best Management Practice	Current	Planned
Tree boxes	No	No
Rain gardens	No	No
Green roofs	No	No
Pervious pavement/pavers	No	No
Littoral zone plantings	No	
Living shorelines	No	
Other Best Management Practices:		

Please indicate which resources or documents you used when answering these questions (check all that apply).

- Asset management system
- GIS program
- MS4 permit application
- Aerial photos
- Past or ongoing budget investments
- Water quality projects

Other(s):

**Part 3. The number of current and projected residents served calculated in 5-year increments (Section 403.9302(3)(b), F.S.)**

Counties and municipalities: Instead of requiring separate population projections, EDR will calculate the appropriate population estimates for each municipality or the unincorporated area of the county. If your service area is less than or more than your local government's population, please describe in the first text box provided below for part 4.0.

**Independent Special Districts:**

If an independent special district's boundaries are completely aligned with a county or a municipality, identify that jurisdiction here:

Rustic Oaks Community Development District is located within Sarasota County.

Any independent special district whose boundaries do not coincide with a county or municipality must submit a GIS shapefile with the current and projected service area. EDR will calculate the appropriate population estimates based on that map. Submission of this shapefile also serves to complete Part 4.0 of this template.

**Part 4.0 The current and projected service area for the stormwater management program or stormwater management system (Section 403.9302(3)(c), F.S.)**

Rather than providing detailed legal descriptions or maps, this part of the template is exception-based. In this regard, if the stormwater service area is less than or extends beyond the geographic limits of your jurisdiction, please explain.

Similarly, if your service area is expected to change within the 20-year horizon, please describe the changes (e.g., the expiration of an interlocal agreement, introduction of an independent special district, etc.).

On-going construction of the Rustic Oaks Community Development District

[Proceed to Part 5](#)

**Exhibit D-**  
**Stormwater Needs Analysis**  
**Part 2**

**Part 5.0 The current and projected cost of providing services calculated in 5-year increments (Section 403.9302(3)(d), F.S.)**

Given the volume of services, jurisdictions should use the template’s service groupings rather than reporting the current and projected cost of each individual service. Therefore, for the purposes of this document, “services” means:

1. Routine operation and maintenance (inclusive of the items listed in Part 1.3 of this document, ongoing administration, and non-structural programs)
2. Expansion (that is, improvement) of a stormwater management system.

Expansion means new work, new projects, retrofitting, and significant upgrades. Within the template, there are four categories of expansion projects.

1. Flood protection, addressed in parts 5.2 and 5.3... this includes capital projects intended for flood protection/flood abatement
2. Water quality, addressed in part 5.2 and 5.3... this includes stormwater projects related to water quality improvement, such as BMAPs; projects to benefit natural systems through restoration or enhancement; and stormwater initiatives that are part of aquifer recharge projects
3. Resiliency, addressed in part 5.4... this includes all major stormwater initiatives that are developed specifically to address the effects of climate change, such as sea level rise and increased flood events
4. End of useful life replacement projects, addressed in part 6.0... this includes major expenses associated with the replacement of aging infrastructure

While numbers 3 and 4 have components that would otherwise fit into the first two categories, they are separately treated given their overall importance to the Legislature and other policymakers.

Expansion projects are further characterized as currently having either a committed funding source or no identified funding source. Examples of a committed funding source include the capacity to absorb the project’s capital cost within current budget levels or forecasted revenue growth; financing that is underway or anticipated (bond or loan); known state or federal funding (appropriation or grant); special assessment; or dedicated cash reserves for future expenditure.

All answers should be based on local fiscal years (LFY, beginning October 1 and running through September 30). Please use nominal dollars for each year, but include any expected cost increases for inflation or population growth. Please check the EDR website for optional growth rate schedules that may be helpful.

**If you have more than 5 projects in a particular category, please use the "Additional Projects" tab. There, you can use dropdown lists to choose the project category and whether there is a committed funding source, then enter the project name and expenditure amounts.**

**Part 5.1 Routine Operation and Maintenance**

Please complete the table below, indicating the cost of operation and maintenance activities for the current year and subsequent five-year increments throughout the 20-year horizon. Your response to this part should exclude future initiatives associated with resiliency or major expenses associated with the replacement of aging infrastructure; these activities are addressed in subparts 5.4 and 6.0. However, do include non-structural programs like public outreach and education in this category.

If specific cost data is not yet available for the current year, the most recent (2020-21) O&M value can be input into the optional growth rate schedules (available on EDR’s website as an Excel workbook). The most recent O&M value can be grown using the provided options for inflation, population growth, or some other metric of your choosing. If the growth in your projected total O&M costs is more than 15% over any five-year increment, please provide a brief explanation of the major drivers.

**Routine Operation and Maintenance**

Expenditures (in \$thousands)

	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
Operation and Maintenance Costs	0	50	50	50	50
Brief description of growth greater than 15% over any 5-year period:					
No infrastructure has been completed at this time.					

**Part 5.2 Future Expansion (Committed Funding Source)**

Please list expansion projects and their associated costs for the current year and subsequent five-year increments throughout the 20-year planning horizon. In this section, include stormwater system expansion projects or portions of projects with a committed funding source. If you include a portion of a project that is not fully funded, the project’s remaining cost must be included in part 5.3, Expansion Projects with No Identified Funding Source.

Though many, if not most, stormwater projects benefit both flood protection and water quality, please use your best judgment to either allocate costs or simply select the primary purpose from the two categories below.

**5.2.1 Flood Protection (Committed Funding Source):** Provide a list of all scheduled new work, retrofitting and upgrades related to flood protection/flood abatement. Include infrastructure such as storage basins, piping and other conveyances, land purchases for stormwater projects, etc . Also include major hardware purchases such as vactor/jet trucks.

**5.2.2 Water Quality Projects (Committed Funding Source):** Please provide a list of scheduled water quality projects in your jurisdiction, such as treatment basins, alum injection systems, green infrastructure, water quality retrofits, etc., that have a direct stormwater component. The projected expenditures should reflect only those costs.

- If you are party to an adopted BMAP, please include the capital projects associated with stormwater in this table. Include BMAP project number, cost to your jurisdiction, and year(s) that capital improvement costs are to be incurred. For reference, DEP publishes a complete list of adopted BMAP projects as an appendix in their Annual STAR Report.

**Expansion Projects with a Committed Funding Source**

**5.2.1 Flood Protection**

Expenditures (in \$thousands)

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42
Rustic Road North	2,000	1,720			
Rustic Road South	2,450	2,000			

**5.2.2 Water Quality**

Expenditures (in \$thousands)

Project Name (or, if applicable, BMAP Project Number or ProjID)	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42



**Part 5.3 Future Expansion with No Identified Funding Source**

Please provide a list of known expansion projects or anticipated need(s) without formal funding commitments(s), formal pledges, or obligations. If you included a portion of a project that was partially covered by a committed source in part 5.2 above, list the projects and their remaining costs below.

**5.3.1 Future Flood Protection with No Identified Funding Source:** Please provide a list of future flood protection/flood abatement projects, associated land purchases, or major hardware purchases that are needed in your jurisdiction over the next 20 years. Future needs may be based on Master Plans, Comprehensive Plan Elements, Water Control Plans, areas of frequent flooding, hydrologic and hydraulic modeling, public safety, increased frequency of maintenance, desired level of service, flooding complaints, etc.

**5.3.2 Future Water Quality Projects with no Identified Funding Source:** Please provide a list of future stormwater projects needed in your jurisdiction over the next 20 years that are primarily related to water quality issues. Future needs may be based on proximity to impaired waters or waters with total maximum daily loads (TMDLs), BMAPs, state adopted Restoration Plans, Alternative Restoration Plans, or other local water quality needs.

- If you are party to an adopted BMAP, please list capital projects associated with stormwater. Include BMAP project number, cost to your jurisdiction, and year(s) that capital improvement costs are to be incurred.
- List other future water quality projects, including those in support of local water quality goals as well as those identified in proposed (but not yet adopted) BMAPs.

**Expansion Projects with No Identified Funding Source**

**5.3.1 Flood Protection**

Expenditures (in \$thousands)

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

**5.3.2 Water Quality**

Expenditures (in \$thousands)

Project Name (or, if applicable, BMAP Project Number or ProjID)	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

Please indicate which resources or documents you used to complete table 5.3 (check all that apply).

<input checked="" type="checkbox"/>	Stormwater Master Plan
<input type="checkbox"/>	Basin Studies or Engineering Reports
<input type="checkbox"/>	Adopted BMAP
<input type="checkbox"/>	Adopted Total Maximum Daily Load
<input type="checkbox"/>	Regional or Basin-specific Water Quality Improvement Plan or Restoration Plan
	Specify: <input type="text"/>
<input type="checkbox"/>	Other(s): <input type="text"/>

**Part 5.4 Stormwater projects that are part of resiliency initiatives related to climate change**

Please list any stormwater infrastructure relocation or modification projects and new capital investments specifically needed due to sea level rise, increased flood events, or other adverse effects of climate change. When aggregating, include O&M costs for these future resiliency projects and investments in this table (not in part 5.1). If your jurisdiction participates in a Local Mitigation Strategy (LMS), also include the expenditures associated with your stormwater management system in this category (for example, costs identified on an LMS project list).

Resiliency Projects with a Committed Funding Source		Expenditures (in \$thousands)			
Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

Resiliency Projects with No Identified Funding Source		Expenditures (in \$thousands)			
Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

- Has a vulnerability assessment been completed for your jurisdiction’s storm water system?
- If no, how many facilities have been assessed?
- Does your jurisdiction have a long-range resiliency plan of 20 years or more?
- If yes, please provide a link if available:
- If no, is a planning effort currently underway?

**Part 6.0 The estimated remaining useful life of each facility or its major components (Section 403.9302(3)(e), F.S.)**

Rather than reporting the exact number of useful years remaining for individual components, this section is constructed to focus on infrastructure components that are targeted for replacement and will be major expenses within the 20-year time horizon. Major replacements include culverts and pipe networks, control structures, pump stations, physical/biological filter media, etc. Further, the costs of retrofitting when used in lieu of replacement (such as slip lining) should be included in this part. Finally, for the purposes of this document, it is assumed that open storage and conveyance systems are maintained (as opposed to replaced) and have an unlimited service life.

In order to distinguish between routine maintenance projects and the replacement projects to be included in this part, only major expenses are included here. A major expense is defined as any single replacement project greater than 5% of the jurisdiction's total O&M expenditures over the most recent five-year period (such as a project in late 2021 costing more than 5% of the O&M expenditures for fiscal years 2016-2017 to 2020-2021).

**If you have more than 5 projects in a particular category, please use the "Additional Projects" tab. There, you can use dropdown lists to choose the project category and whether there is a committed funding source, then enter the project name and expenditure amounts.**

**End of Useful Life Replacement Projects with a Committed Funding Source**

Expenditures (in \$thousands)

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

**End of Useful Life Replacement Projects with No Identified Funding Source**

Expenditures (in \$thousands)

Project Name	LFY 2021-2022	2022-23 to 2026-27	2027-28 to 2031-32	2032-33 to 2036-37	2037-38 to 2041-42

**Part 7.0 The most recent 5-year history of annual contributions to, expenditures from, and balances of any capital account for maintenance or expansion of any facility or its major components. (Section 403.9302(3)(f), F.S.)**

This part of the template also addresses a portion of s. 403.9302(3)(g), F.S., by including historical expenditures. Many local governments refer to these as “actual” expenditures.

Consistent with expenditure projections, the jurisdiction’s actual expenditures are categorized into routine O&M, expansion, resiliency projects, and replacement of aging infrastructure. Additionally, the table includes space for reserve accounts. EDR’s interpretation of subparagraph 403.9302(3)(f), F.S., is that “capital account” refers to any reserve account developed specifically to cover future expenditures.

Note that for this table:

- Expenditures for local fiscal year 2020-21 can be estimated based on the most current information if final data is not yet available.
- Current Year Revenues include tax and fee collections budgeted for that fiscal year as well as unexpended balances from the prior year (balance forward or carry-over) unless they are earmarked for the rainy day or a dedicated reserve as explained in the following bullets.
- Bond proceeds should reflect only the amount expended in the given year.
- A reserve is a dedicated account to accumulate funds for a specific future expenditure.
- An all-purpose rainy day fund is a type of working capital fund typically used to address costs associated with emergencies or unplanned events.

The sum of the values reported in the "Funding Sources for Actual Expenditures" columns should equal the total "Actual Expenditures" amount. The cells in the "Funding Sources for Actual Expenditures" section will be highlighted red if their sum does not equal the "Actual Expenditures" total.

If you do not have a formal reserve dedicated to your stormwater system, please enter zero for the final two reserve columns.

**Routine O&M**

	Total	Funding Sources for Actual Expenditures					
	Actual Expenditures	Amount Drawn from Current Year Revenues	Amount Drawn from Bond Proceeds	Amount Drawn from Dedicated Reserve	Amount Drawn from All-Purpose Rainy Day Fund	Contributions to Reserve Account	Balance of Reserve Account
2016-17						0	
2017-18						0	
2018-19						0	
2019-20						0	
2020-21						0	

**Expansion**

	Total	Funding Sources for Actual Expenditures					
	Actual Expenditures	Amount Drawn from Current Year Revenues	Amount Drawn from Bond Proceeds	Amount Drawn from Dedicated Reserve	Amount Drawn from All-Purpose Rainy Day Fund	Contributions to Reserve Account	Balance of Reserve Account
2016-17	0						
2017-18	0						
2018-19	0						
2019-20	0						
2020-21	0						

**Resiliency**

	Total	Funding Sources for Actual Expenditures					
	Actual Expenditures	Amount Drawn from Current Year Revenues	Amount Drawn from Bond Proceeds	Amount Drawn from Dedicated Reserve	Amount Drawn from All-Purpose Rainy Day Fund	Contributions to Reserve Account	Balance of Reserve Account
2016-17	0						
2017-18	0						
2018-19	0						
2019-20	0						
2020-21	0						

**Replacement of Aging Infrastructure**

	Total	Funding Sources for Actual Expenditures					
	Actual Expenditures	Amount Drawn from Current Year Revenues	Amount Drawn from Bond Proceeds	Amount Drawn from Dedicated Reserve	Amount Drawn from All-Purpose Rainy Day Fund	Contributions to Reserve Account	Balance of Reserve Account
2016-17	0						
2017-18	0						
2018-19	0						
2019-20	0						
2020-21	0						

**Part 8.0 The local government’s plan to fund the maintenance or expansion of any facility or its major components. The plan must include historical and estimated future revenues and expenditures with an evaluation of how the local government expects to close any projected funding gap (Section 403.9302(3)(g), F.S.)**

In this template, the historical data deemed necessary to comply with s. 403.9302(3)(g), F.S., was included in part 7.0. This part is forward looking and includes a funding gap calculation. The first two tables will be auto-filled from the data you reported in prior tables. To do this, EDR will rely on this template’s working definition of projects with committed funding sources, *i.e.*, EDR assumes that all committed projects have committed revenues. Those projects with no identified funding source are considered to be unfunded. EDR has automated the calculation of projected funding gaps based on these assumptions.

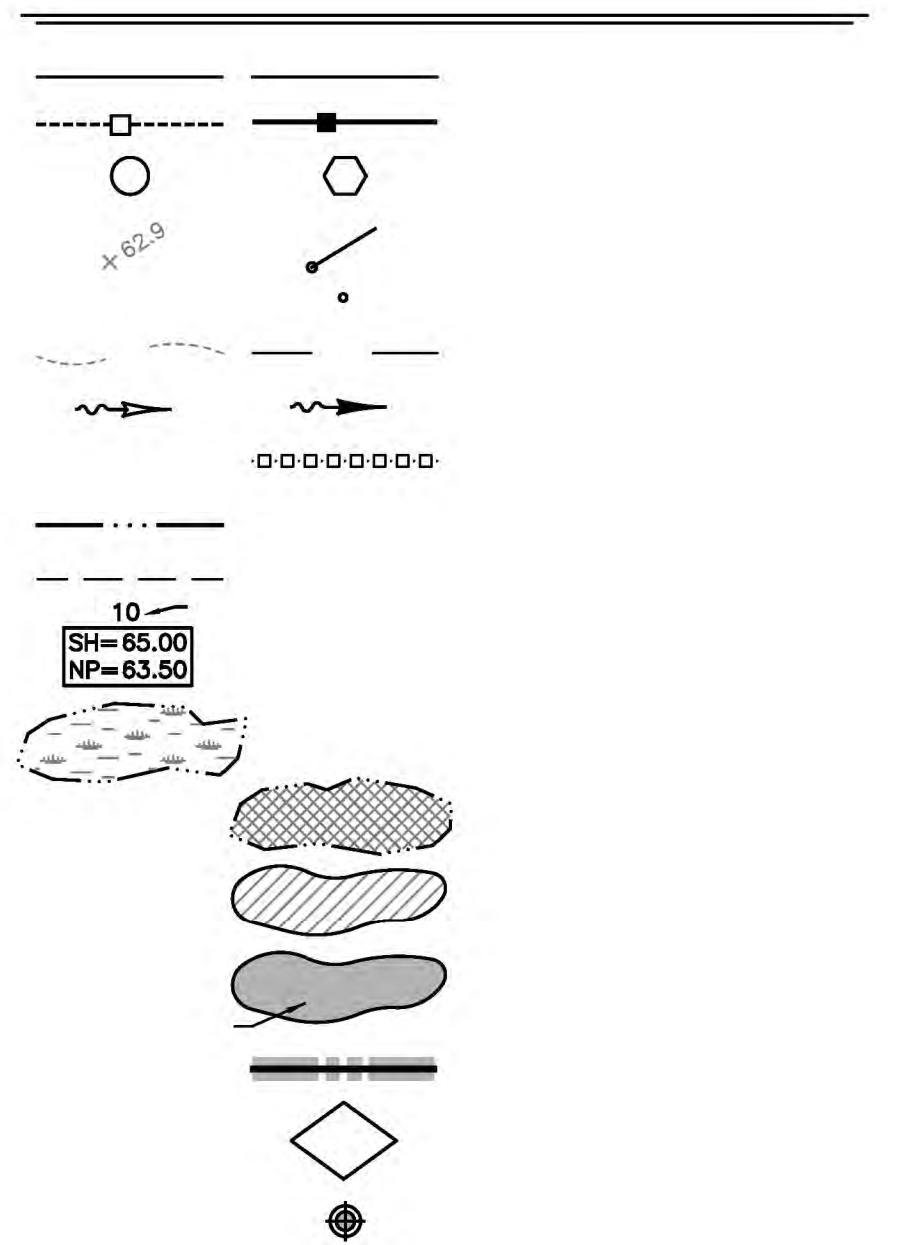
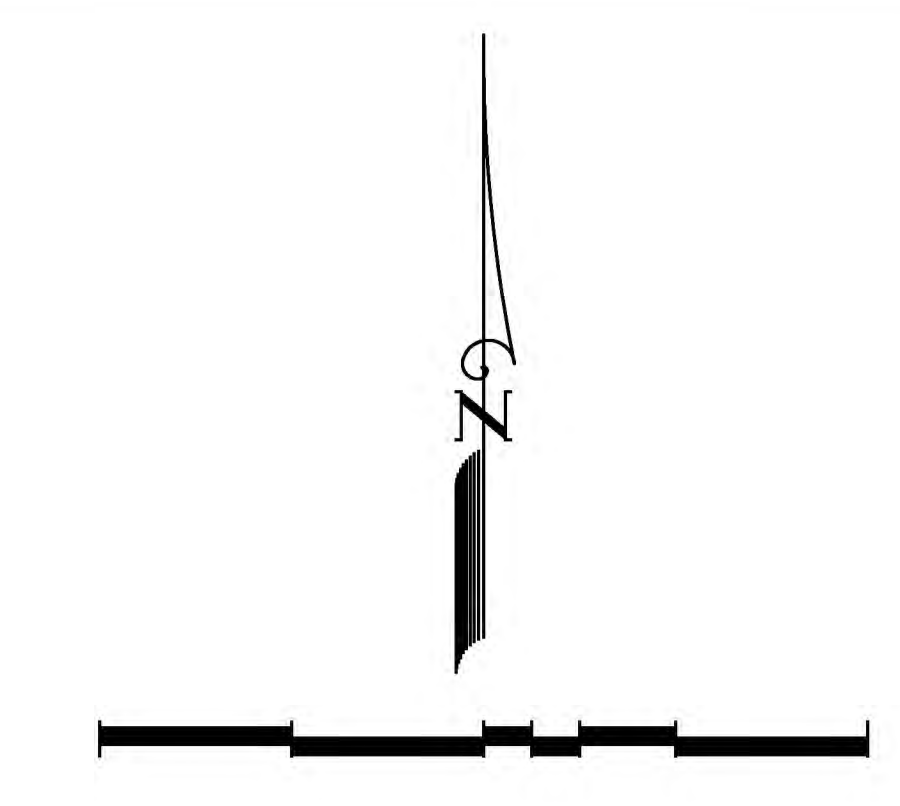
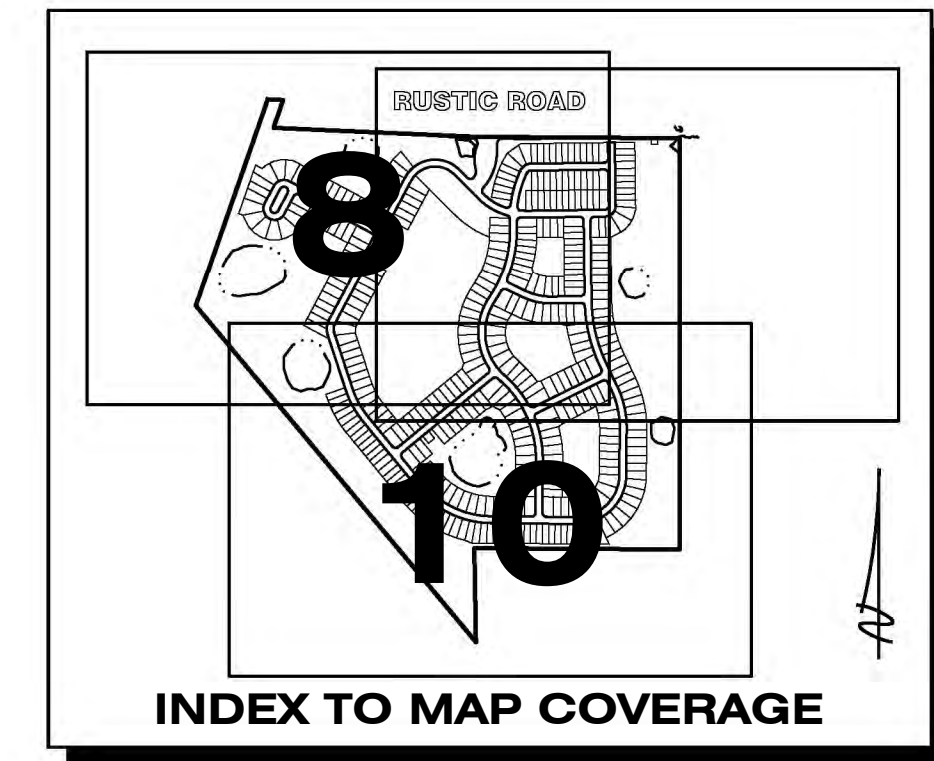
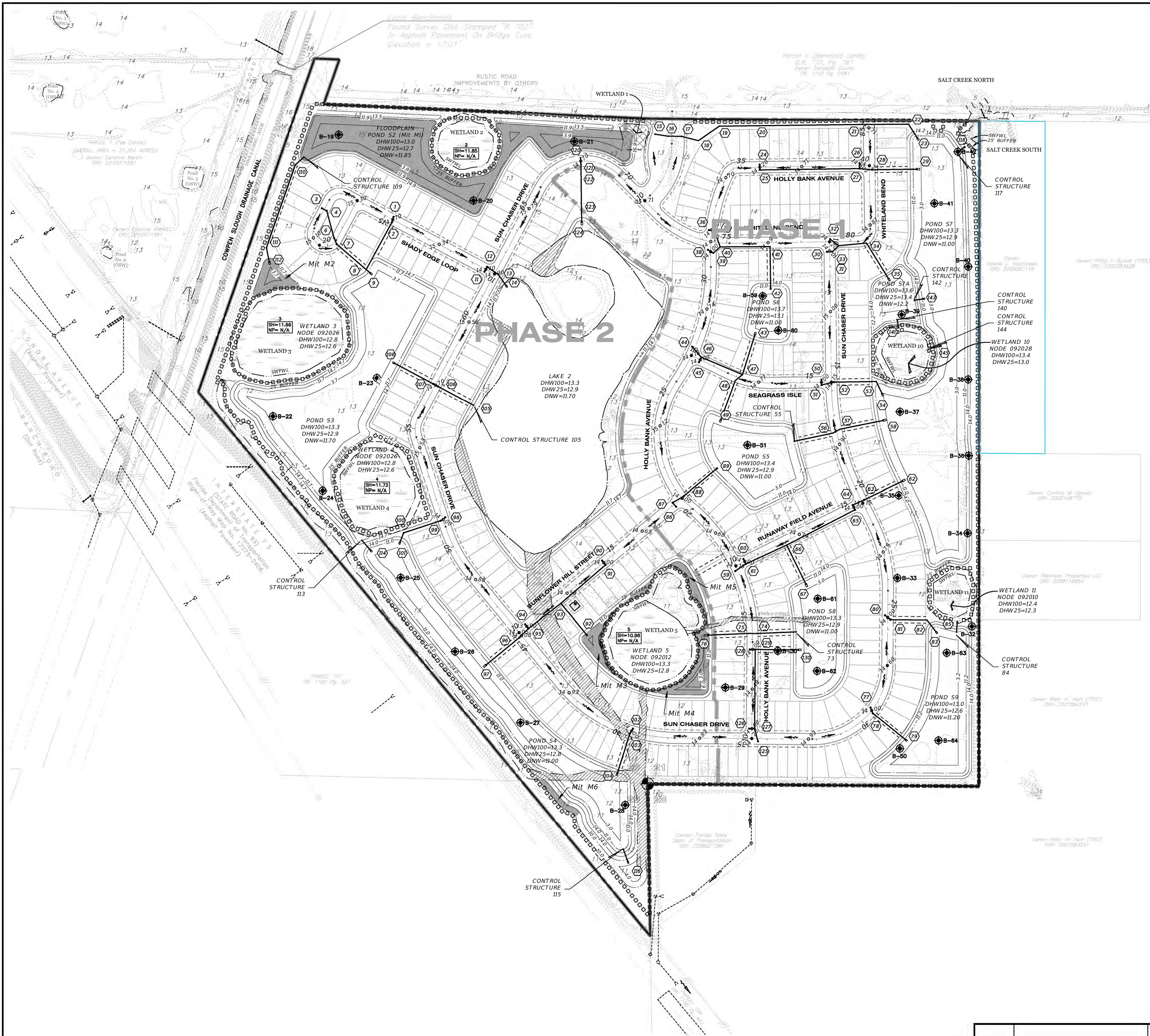
<b>Committed Funding Source</b>	<b>2022-23 to 2026-27</b>	<b>2027-28 to 2031-32</b>	<b>2032-33 to 2036-37</b>	<b>2037-38 to 2041-42</b>
Maintenance	50	50	50	50
Expansion	3,720	0	0	0
Resiliency	0	0	0	0
Replacement/Aging Infrastructure	0	0	0	0
<b>Total Committed Revenues (=Total Committed Projects)</b>	<b>3,770</b>	<b>50</b>	<b>50</b>	<b>50</b>

<b>No Identified Funding Source</b>	<b>2022-23 to 2026-27</b>	<b>2027-28 to 2031-32</b>	<b>2032-33 to 2036-37</b>	<b>2037-38 to 2041-42</b>
Maintenance	0	0	0	0
Expansion	0	0	0	0
Resiliency	0	0	0	0
Replacement/Aging Infrastructure	0	0	0	0
<b>Projected Funding Gap (=Total Non-Committed Needs)</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>

For any specific strategies that will close or lessen a projected funding gap, please list them in the table below. For each strategy, also include the expected new revenue within the five-year increments.

<b>Strategies for New Funding Sources</b>	<b>2022-23 to 2026-27</b>	<b>2027-28 to 2031-32</b>	<b>2032-33 to 2036-37</b>	<b>2037-38 to 2041-42</b>
<b>Total</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
<b>Remaining Unfunded Needs</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>

**Exhibit E-**  
**Master Drainage/Stormwater Pipe Plans**



TYPE	ID														
OSW	Ditch SC														
OSW	Ditch 6														
OSW	Ditch 7A														
OSW	Ditch 7B														
OSW	Lake No. 2														
<b>TOTALS</b>															
Wetland	1														
Wetland	10														
Wetland	11														
Wetland	2														
Wetland	3														
Wetland	4														
Wetland	5														
Wetland	SALT CREEK SOUTH														
<b>TOTALS</b>															

DATE	DESCRIPTION	BY
09-13-2021	ADDED FLOODPLAIN MIT HATCH	TJF
08-18-2021	ADD POND 57A. REV DNV POND S9	TJF
06-25-2021	REVIEW SUBMITTAL-CITY OF VENICE	JAS
04-23-2021	REVIEW SUBMITTAL-SWFWMD	JAS

P:\RUSTIC ROAD SOUTH-ST DRAWINGS\CONDOS\WKEY.DWG-7 DRAINAGE KEY MAP 2022/04/22 9:57 AM CLD ENGINEER



**STORM STRUCTURE DATA**

NO	TYPE & SIZE	LINE					STRUCTURE LOCATION & REMARKS			
		TOP ELEV.	TYPE	DIAM. IN.	LENGTH FEET	% SLOPE		INVERT ELEV. UPPER END	INVERT ELEV. LOWER END	FALL FEET
1	VALLEY GUTTER	14.30	RCP	18	22	0.20	9.70	9.66	0.04	
2	VALLEY GUTTER	14.30	RCP	24	217	0.20	9.20	8.77	0.43	
3	VALLEY GUTTER	14.30	RCP	24	22	0.20	7.00	6.96	0.04	
4	VALLEY GUTTER	14.30	RCP	24	116	0.20	6.96	6.72	0.23	
5	VALLEY GUTTER	14.30	RCP	24	25	0.20	6.72	6.57	0.05	
6	VALLEY GUTTER	14.30	RCP	30	156	0.20	6.17	5.96	0.31	
7	MANHOLE	14.70	RCP	30	22	0.20	5.86	5.82	0.04	
8	MES									
9	MES									
10	VALLEY GUTTER	14.30	RCP	18	31	0.20	9.70	9.64	0.06	
11	VALLEY GUTTER	14.30	RCP	24	60	0.20	7.94	7.82	0.12	
12	THRQAT INLET	14.95	RCP	24	56	0.20	6.82	6.71	0.11	
13	MES									
14	MES									
15	THRQAT INLET	14.47	RCP	18	60	0.20	9.50	9.38	0.12	
16	MANHOLE	15.30	RCP	18	56	0.20	9.75	9.64	0.11	
17	THRQAT INLET	14.47	RCP	18	71	0.20	9.64	9.50	0.14	
18	TYPE C	13.60	RCP	24	119	0.24	9.00	8.71	0.29	
19	TYPE C	13.60	RCP	24	214	0.20	8.71	8.28	0.43	
20	TYPE C	13.60	RCP	24	215	0.20	8.28	7.85	0.43	
21	TYPE C	13.50	RCP	30	316	0.20	7.35	6.72	0.63	
22	TYPE E	13.50	RCP	30	66	0.20	5.97	5.84	0.13	
23	MES									
24	VALLEY GUTTER	14.08	RCP	18	22	0.20	9.48	9.44	0.04	
25	VALLEY GUTTER	14.08	RCP	24	404	0.20	7.94	7.13	0.81	
26	VALLEY GUTTER	13.60	RCP	18	22	0.20	9.00	8.96	0.04	
27	VALLEY GUTTER	13.60	RCP	30	51	0.20	5.13	5.02	0.10	
28	VALLEY GUTTER	13.80	RCP	36	180	0.20	4.52	4.16	0.36	TYPE 'J' STRUCTURE BOTTOM
29	MES									
30	VALLEY GUTTER	13.60	RCP	18	22	0.20	9.00	8.96	0.04	
31	VALLEY GUTTER	13.60	RCP	24	35	0.20	7.46	7.39	0.07	
32	VALLEY GUTTER	13.80	RCP	18	44	0.20	7.98	7.99	0.09	
33	MANHOLE	14.28	RCP	30	112	0.20	6.89	6.67	0.22	
34	MANHOLE	14.49	RCP	30	189	0.20	6.17	5.83	0.34	
35	MES									

**STORM STRUCTURE DATA**

NO	TYPE & SIZE	LINE					STRUCTURE LOCATION & REMARKS			
		TOP ELEV.	TYPE	DIAM. IN.	LENGTH FEET	% SLOPE		INVERT ELEV. UPPER END	INVERT ELEV. LOWER END	FALL FEET
36	VALLEY GUTTER	13.60	RCP	18	24	0.20	9.00	8.95	0.05	
37	VALLEY GUTTER	13.60	RCP	24	62	0.20	7.45	7.33	0.12	
38	VALLEY GUTTER	13.60	RCP	18	25	0.20	9.00	8.95	0.05	
39	VALLEY GUTTER	13.60	RCP	24	36	0.20	8.45	8.38	0.07	
40	MANHOLE	14.25	RCP	30	201	0.16	6.83	6.51	0.32	
41	MANHOLE	14.84	RCP	36	168	0.16	6.01	5.74	0.27	TYPE 'J' STRUCTURE BOTTOM
42	MES									
43	MES	11.00	RCP	30	165	0.10	6.50	6.34	0.17	
44	VALLEY GUTTER	13.70	RCP	18	55	0.20	9.10	8.99	0.11	
45	VALLEY GUTTER	13.60	RCP	18	22	0.20	9.00	8.96	0.04	
46	VALLEY GUTTER	13.60	RCP	24	181	0.20	8.46	8.09	0.36	
47	MANHOLE	14.48	RCP	30	38	0.20	6.34	6.26	0.08	
48	MANHOLE	14.42	RCP	30	168	0.20	6.26	5.92	0.34	
49	MES									
50	VALLEY GUTTER	13.60	RCP	18	31	0.20	9.00	8.94	0.06	
51	VALLEY GUTTER	13.60	RCP	24	55	0.20	8.44	8.33	0.11	
52	VALLEY GUTTER	13.75	RCP	30	165	0.20	6.33	6.00	0.33	
53	MANHOLE	14.50	RCP	30	56	0.20	6.00	5.89	0.11	
54	MES									
55	CONTROL	13.40	RCP	36	166	0.16	6.40	6.13	0.27	TYPE 'J' STRUCTURE BOTTOM REFER TO CONTROL STRUCTURE DETAILS
56	MANHOLE	14.68	RCP	36	33	0.16	3.73	3.68	0.05	TYPE 'J' STRUCTURE BOTTOM
57	MANHOLE	14.65	RCP	36	178	0.16	3.68	3.40	0.28	TYPE 'J' STRUCTURE BOTTOM
58	MES									
59	VALLEY GUTTER	13.70	RCP	18	50	0.20	9.10	9.00	0.10	
60	VALLEY GUTTER	13.60	RCP	18	22	0.20	9.00	8.96	0.04	
61	VALLEY GUTTER	13.60	RCP	24	182	0.20	7.66	7.29	0.36	
62	MES	11.00	RCP	36	172	0.20	6.50	6.16	0.34	TYPE 'J' STRUCTURE BOTTOM
63	VALLEY GUTTER	13.75	RCP	36	52	0.20	6.16	6.05	0.10	TYPE 'J' STRUCTURE BOTTOM
64	VALLEY GUTTER	13.60	RCP	36	31	0.20	6.05	5.99	0.06	TYPE 'J' STRUCTURE BOTTOM
65	VALLEY GUTTER	13.60	RCP	36	313	0.20	5.99	5.36	0.63	TYPE 'J' STRUCTURE BOTTOM
66	MANHOLE	14.48	RCP	36	175	0.20	5.36	5.01	0.35	TYPE 'J' STRUCTURE BOTTOM
67	MES									

**STORM STRUCTURE DATA**

NO	TYPE & SIZE	LINE					STRUCTURE LOCATION & REMARKS			
		TOP ELEV.	TYPE	DIAM. IN.	LENGTH FEET	% SLOPE		INVERT ELEV. UPPER END	INVERT ELEV. LOWER END	FALL FEET
73	CONTROL	13.20	RCP							
74	MANHOLE	14.15	RCP							
75	MANHOLE	14.15	RCP							
76	MES									
77	VALLEY GUTTER	13.60	RCP							
78	VALLEY GUTTER	13.60	RCP							
79	MES									
80	VALLEY GUTTER	13.60	RCP							
81	VALLEY GUTTER	13.60	RCP							
82	MANHOLE	15.00	RCP							
83	MES									
84	CONTROL	12.80	RCP							
85	MES									
86	VALLEY GUTTER	13.45	RCP							
87	VALLEY GUTTER	13.45	RCP							
88	VALLEY GUTTER	13.60	RCP							
89	VALLEY GUTTER	13.60	RCP							
90	VALLEY GUTTER	13.60	RCP							
91	VALLEY GUTTER	13.60	RCP							
92	MES	11.00	RCP							
93	MANHOLE	14.36	RCP							
94	VALLEY GUTTER	13.50	RCP							
95	VALLEY GUTTER	13.50	RCP							
96	VALLEY GUTTER	13.60	RCP							
97	MES									
98	VALLEY GUTTER	13.60	RCP							
99	VALLEY GUTTER	13.60	RCP							
100	MANHOLE	14.50	RCP							
101	MES									
102	VALLEY GUTTER	13.60	RCP							
103	VALLEY GUTTER	13.60	RCP							
104	MES									

REVISIONS

NO.	DATE	DESCRIPTION	BY
06-25-2021		REVIEW SUBMITTAL CITY OF VENICE	JAS
04-23-2021		REVIEW SUBMITTAL SHAWMUT	JAS

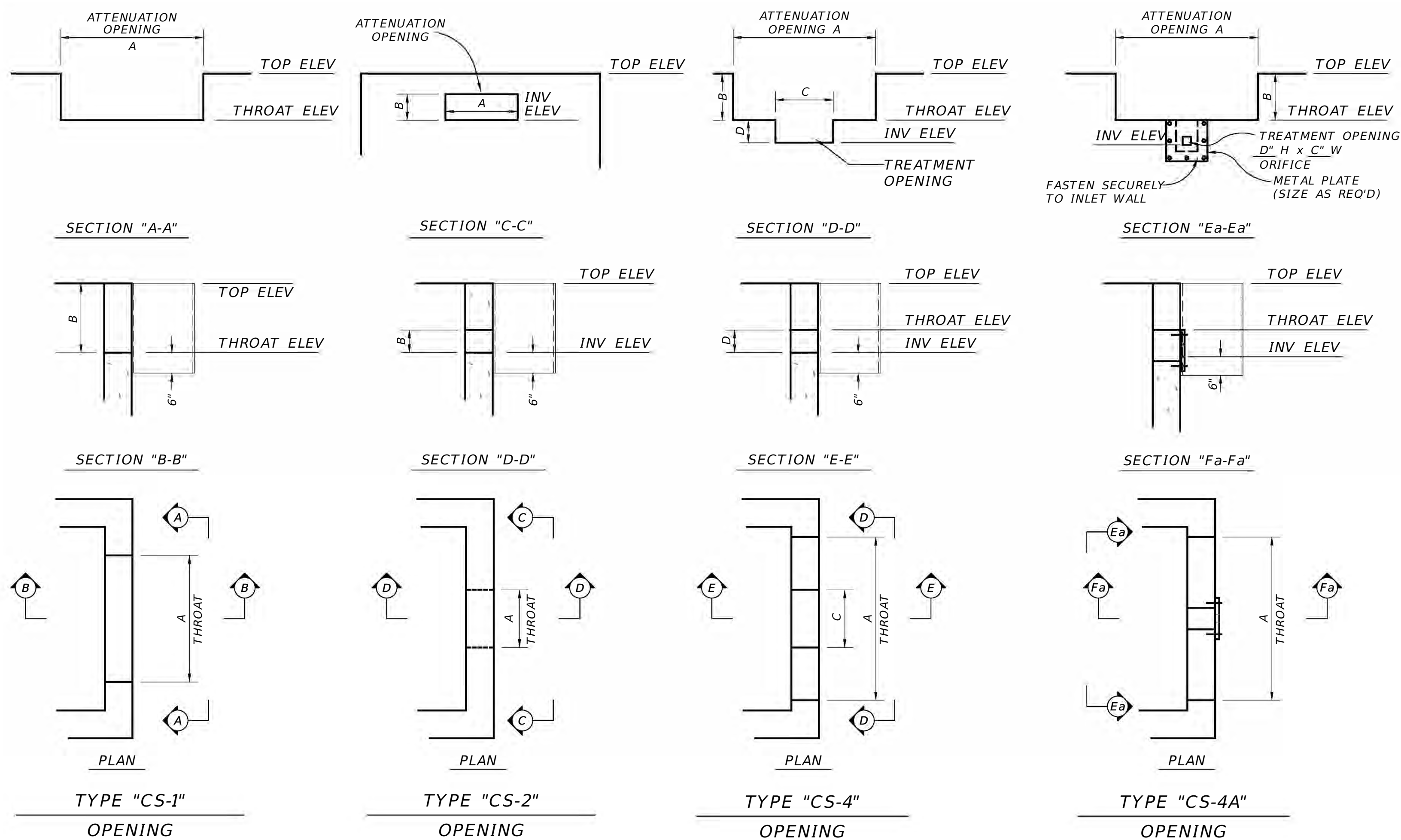
FOOT INDEX NO. 425.001  
FOOT INDEX NO. 425.001  
FOOT INDEX NO. 430.021

FOOT INDEX NO. 425.001  
FOOT INDEX NO. 430.021

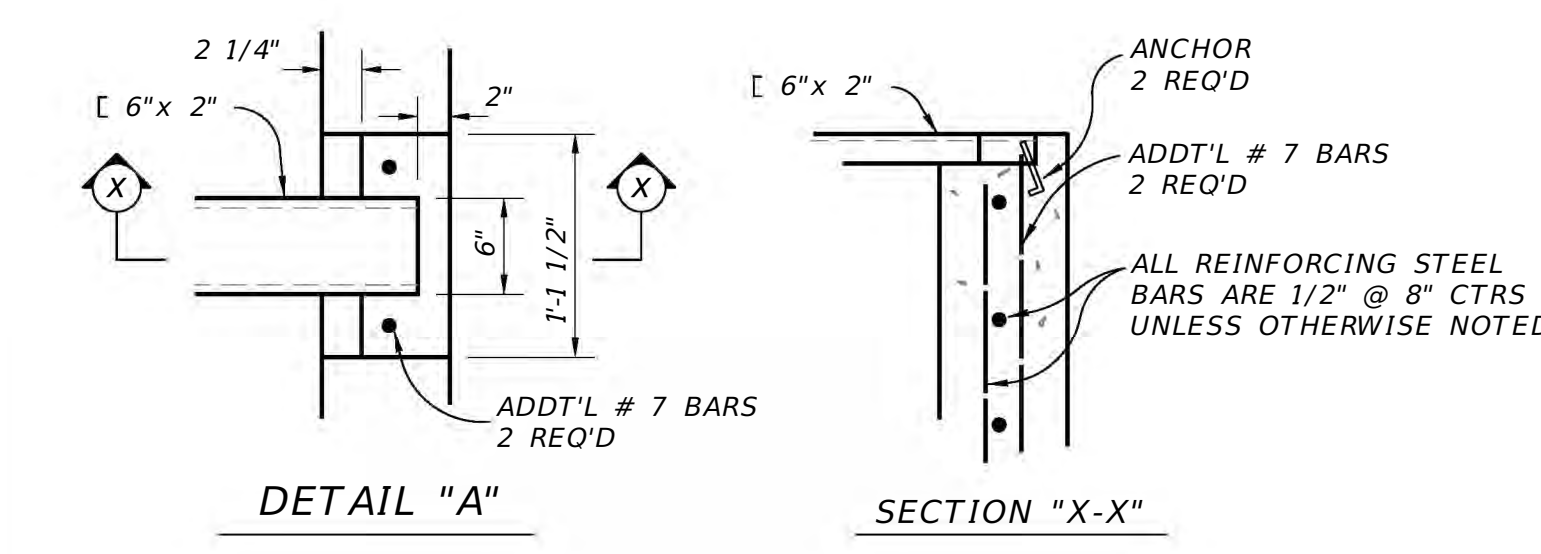
FOOT INDEX NO. 425.001  
FOOT INDEX NO. 430.021

STRUCTURE		NO	TYPE & SIZE	TOP ELEV.	TYPE
		105	CONTROL	13.30	RCP
		106	UNVALLEY GUTTER	14.30	RCP
		107	VALLEY GUTTER	14.30	RCP
		108	MANHOLE		
		109	CONTROL	13.00	RCP
		110	UNMANHOLE	15.00	RCP
		111	MANHOLE	15.00	RCP
		112	MANHOLE		
		113	CONTROL	13.20	RCP
		114	MANHOLE		
		115	CONTROL	13.10	RCP
		116	MANHOLE		
		117	CONTROL	13.20	RCP
		118	MANHOLE		
		119	THROAT INLET	14.80	RCP
		120	THROAT INLET	14.80	RCP
		121	THROAT INLET	14.80	RCP
		122	MANHOLE/GTI	16.00	RCP
		123	MANHOLE/GTI	15.50	RCP
		124	MANHOLE		
		125	VALLEY GUTTER	13.72	RCP
		126	VALLEY GUTTER	13.60	RCP
		127	VALLEY GUTTER	13.60	RCP
		128	VALLEY GUTTER	13.60	RCP
		129	VALLEY GUTTER	13.60	RCP
		130	MANHOLE		
		131	MANHOLE		
		132	MANHOLE		
		133	MANHOLE		
		134	MANHOLE		
		135	MANHOLE		
		136	MANHOLE		
		137	MANHOLE		
		138	MANHOLE		
		139	MANHOLE		
		140	CONTROL	13.60	RCP
		141	MANHOLE		
		142	CONTROL	13.60	RCP
		143	MANHOLE		
		144	CONTROL	13.50	RCP
		145	MANHOLE		
		146	MANHOLE		
		147	MANHOLE		
		148	MANHOLE		
		149	MANHOLE		
		150	MANHOLE		

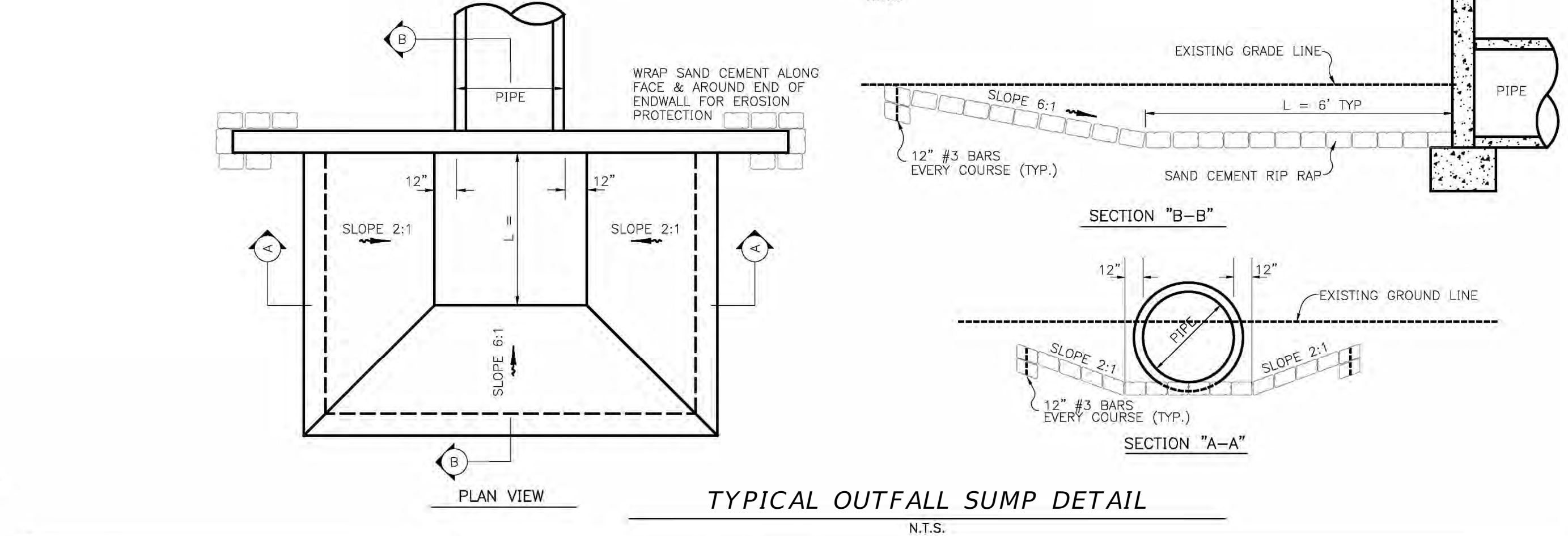
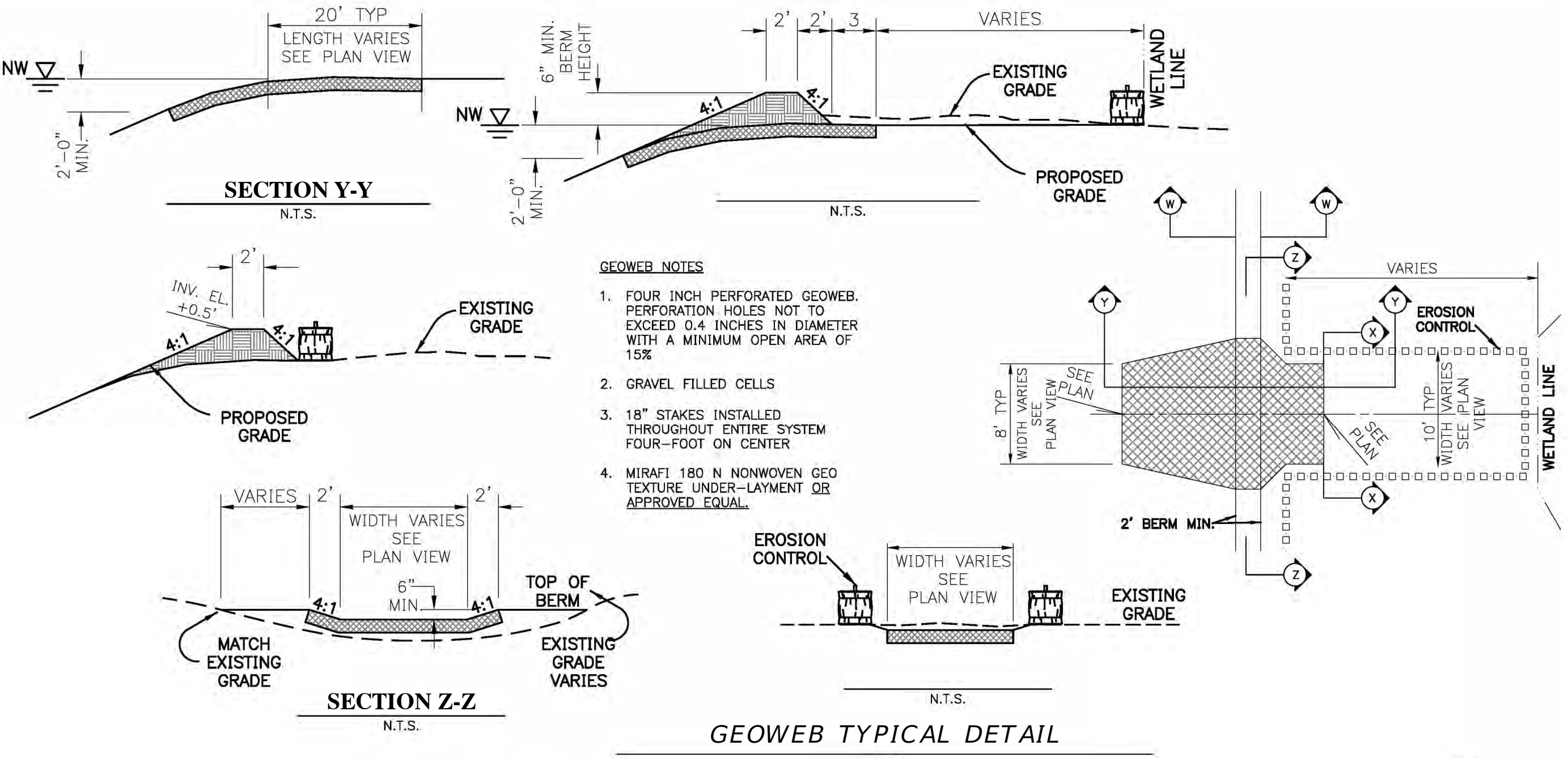
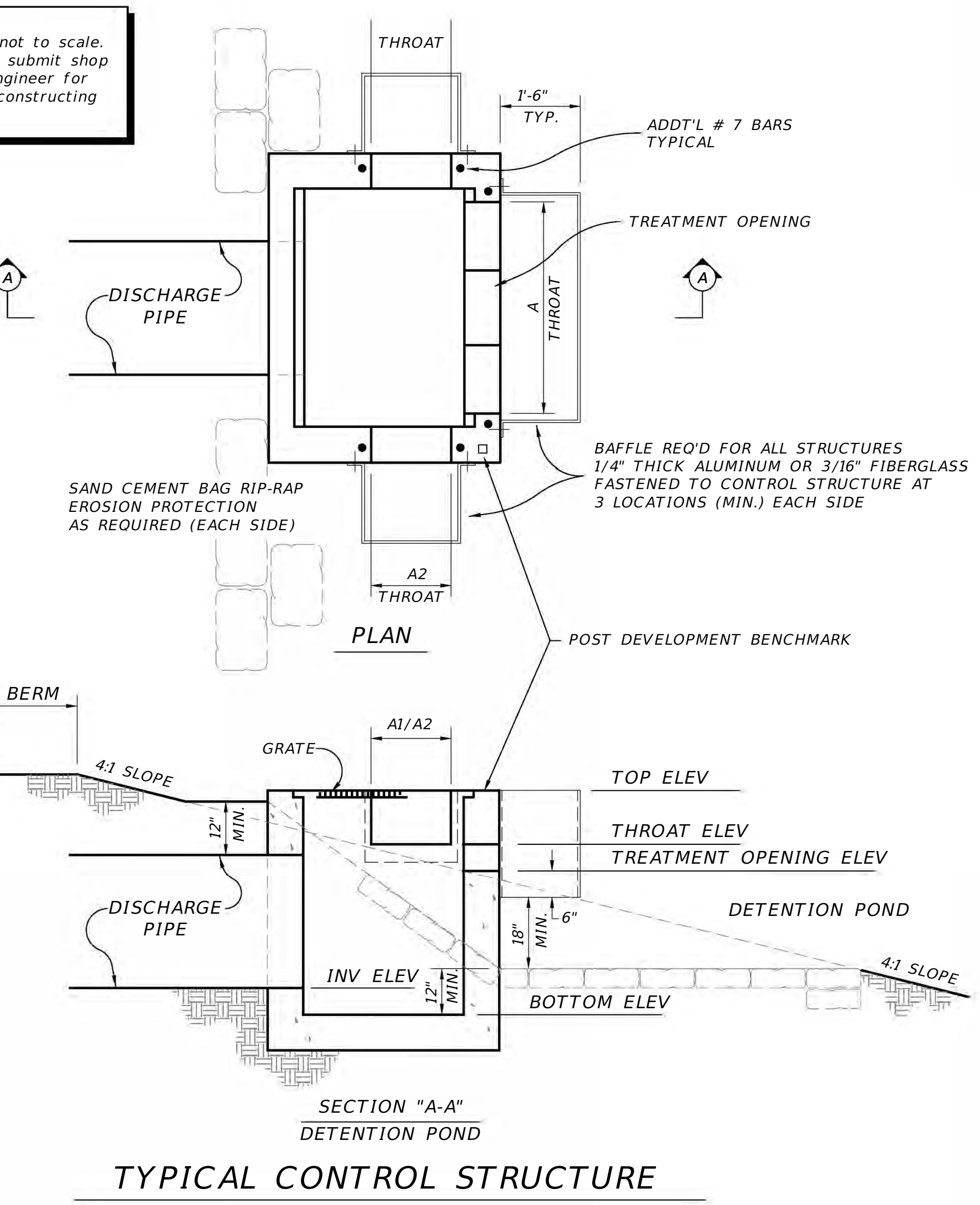
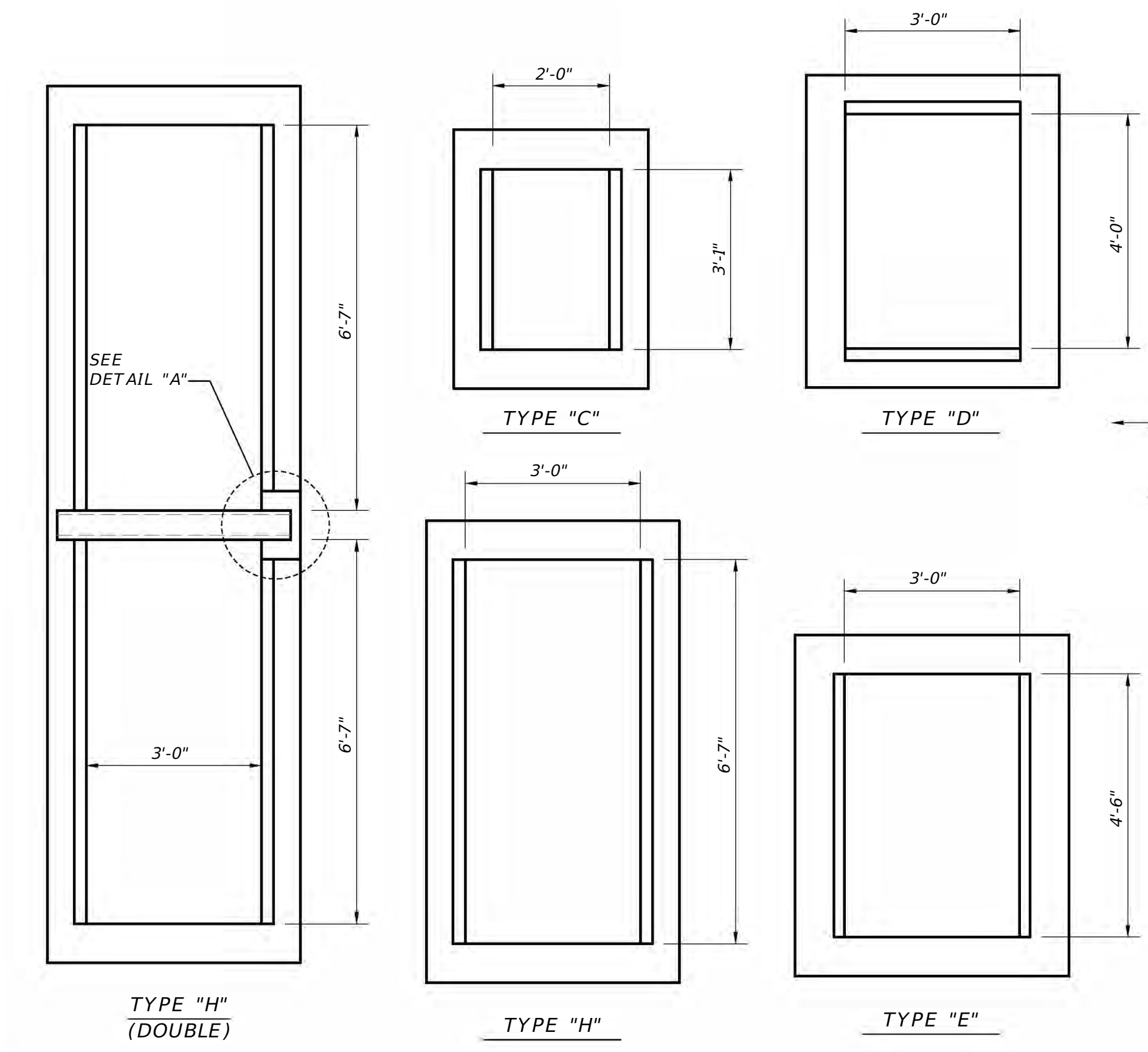
NO.	DATE	BY	DESCRIPTION
08-18-2021	JAS		ADD STRUCTURE 140, 145
06-25-2021	JAS		REVIEW SUBMITTAL CITY OF VENICE
04-23-2021	JAS		REVIEW SUBMITTAL SWMMWD



STR NO	FDOT BOX TYPE	TOP EL (FT)	BOTTL EL (FT)	DISCHARGE PIPE			CONTROL STRUCTURE DATA	
				TYPE	SIZE (IN)	INV EL (FT)	STR TYPE	ATTENUATION OPENING
55	D	13.40	5.40	RCP	36	6.40	CS-2	
73	E	13.20	6.20	RCP	36	7.20	CS-1	
84	C	12.80	7.20	RCP	18	8.20	CS-2	
105	C	13.30	6.30	RCP	24	7.30	CS-2	
109	D	13.00	7.85	RCP	30	8.85	CS-1	3'-0"
113	E	13.20	5.60	RCP	24	6.60	CS-2	
115	D	13.10	5.00	RCP	24	6.00	CS-2	
117	C	13.20	7.10	RCP	24	8.10	CS-2	
140	H	13.60	9.50	RCP	18	10.50	CS-4	8'-0"
142	H	13.60	7.10	RCP	18	8.10	CS-1	6'-0"
144	H	13.50	7.10	RCP	18	8.10	CS-4A	8'-0"



NOTES:  
 1. This drawing is not to scale.  
 2. Contractor shall submit shop drawings to the Engineer for approval prior to constructing control structures.



DATE	DESCRIPTION	BY
08-18-2021	ADD CONTROL STRUCS 140,142,144	T/JF
06-25-2021	REVIEW SUBMITTAL-CITY OF VENICE	JAS
04-23-2021	REVIEW SUBMITTAL-SWFWMMD	JAS
	REVISIONS	

Owner: Mc Conn East LP  
ORI: 2005083148

Owner: Mc Conn East LP  
ORI: 2005083148

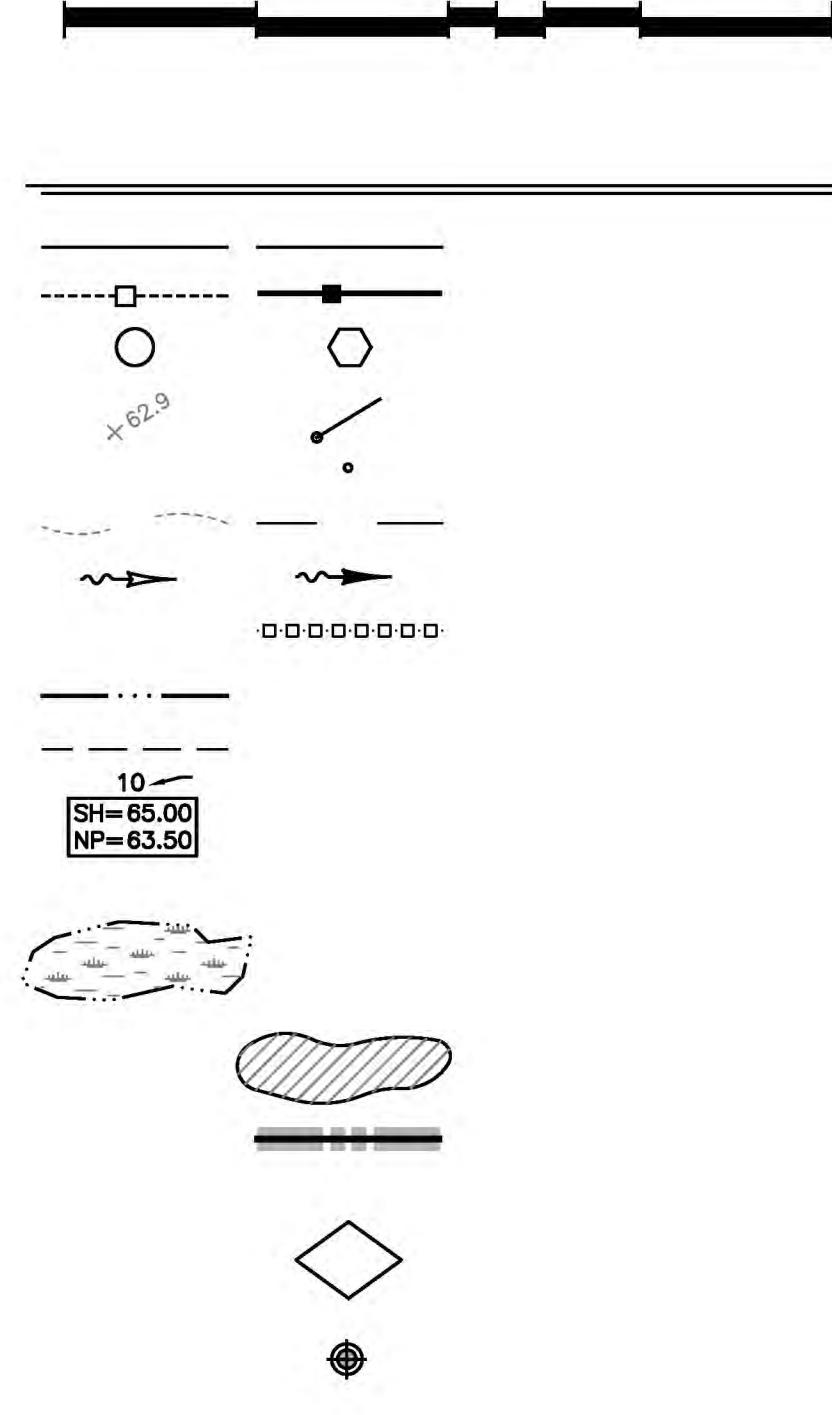
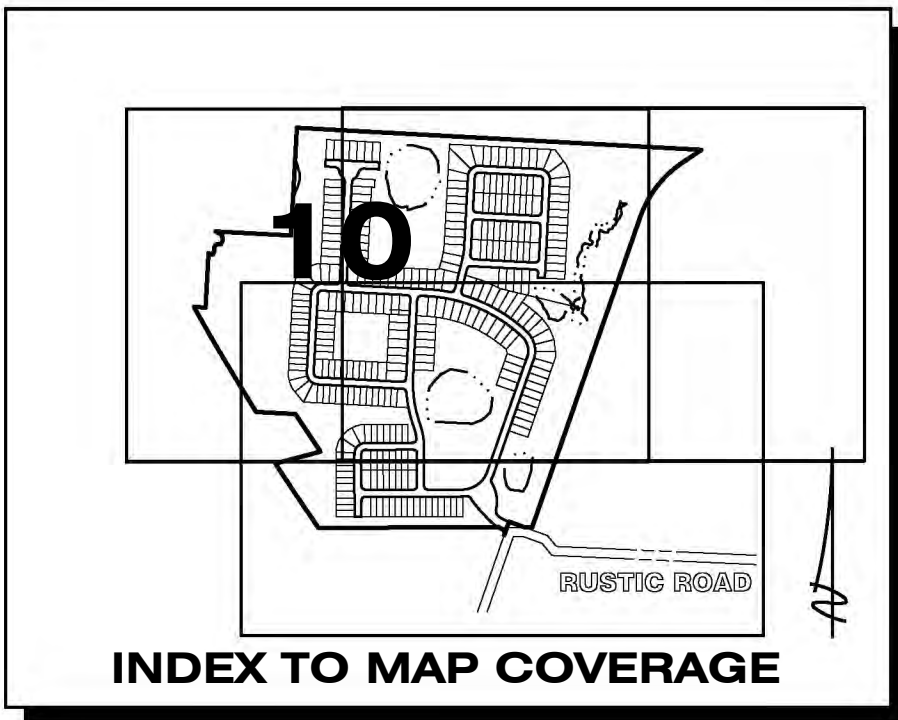
Owner: Florida State  
Dept. of Transportation  
Road Bureau  
ORI: 2007155362

PARCEL 1 (Fee Estate)  
OVERALL AREA = 21.354 ACRES  
Owner: Caroline Martin  
ORI: 2010071581

Parcel 4 (Benefited Lands)  
O.R. 770, Pg. 797  
Owner: Sarasota County  
OR: 1742 Pg. 0481

Local Benchmark 2  
Found Survey Disk Stamped "R 702"  
In Asphalt Pavement On Bridge Curb  
Elevation = 17.01'

Local Benchmark 1  
Found Flange Encased  
Stainless Steel Rod  
Elevation = 12.47'



TYPE	ID									
OSW	Ditch 1									
OSW	Ditch 2									
OSW	Ditch 3									
OSW	Ditch 4 (Cow Pen)									
OSW	Ditch 8									
OSW	Ditch 9									
OSW	Pond 1									
OSW	Pond 2									
OSW	Pond 3									
OSW	Lake 1									
<b>TOTALS</b>										
Wetland	6									
Wetland	7									
Wetland	8									
Wetland	9									
Wetland	12									
Wetland	Fox Creek									
<b>TOTALS</b>										

Elevations shown hereon are based on the North American Vertical Datum of 1988 (NAVD 88) based on National Geodetic Survey Benchmark 175 B3 A31 RM 1", having a published elevation of 38.41 feet (NAVD 88).  
The subject parcel lies in Flood Zone "X", according to Flood Insurance Rate Map, Map No. 12115C0245F, Community No. 125144 & 125154, Sarasota County, Florida, dated November 4, 2016 and issued by the Federal Emergency Management Agency. Lines shown have been digitally translated from DFIRM database information supplied by the FEMA Map Service Center (<https://msc.fema.gov>).

05-17-2021	INITIAL SUBMITTAL	JAS
DATE	DESCRIPTION	BY
	REVISIONS	

P:\RUSTIC ROAD NORTH-ST\DRAWINGS\CONDOS\WKEY.DWG-7 DRAINAGE (REV) MAP 2022/05/13 2:06 PM DYLAN ANDREWS

STORM STRUCTURE DATA

NO	TYPE & SIZE	TOP ELEV.	TYPE	DIAM. IN.	LENGTH FEET	SLOPE %	LINE			STRUCTURE LOCATION & REMARKS
							INVERT ELEV.	UPPER END	LOWER END	
1	THROAT INLET	17.53	RCP	18	148	1.20	12.99	11.19	1.78	
2	THROAT INLET	16.13	RCP	18	63	0.40	9.49	9.24	0.25	
3	THROAT INLET	15.90	RCP	18	27	0.20	11.30	11.25	0.05	
4	THROAT INLET	15.90	RCP	24	76	0.25	10.75	10.56	0.19	
5	THROAT INLET	16.30	RCP	18	70	0.92	9.80	9.16	0.64	
6	MANHOLE	15.65	RCP	24	109	0.20	8.66	8.44	0.22	
7	MANHOLE	15.55	RCP	24	65	0.20	8.44	8.31	0.13	
8	VALLEY GUTTER	15.10	RCP	24	22	0.20	8.31	8.26	0.04	
9	VALLEY GUTTER	15.10	RCP	24	236	0.20	8.26	7.79	0.47	
10	VALLEY GUTTER	15.05	RCP	36	80	0.22	6.79	6.62	0.18	TYPE 'J' STRUCTURE BOTTOM
11	VALLEY GUTTER	14.80	RCP	18	22	0.20	10.20	10.16	0.04	
12	VALLEY GUTTER	14.80	RCP	36	327	0.20	6.62	5.96	0.65	TYPE 'J' STRUCTURE BOTTOM
13	VALLEY GUTTER	14.60	RCP	18	22	0.20	10.00	9.96	0.04	
14	VALLEY GUTTER	14.60	RCP	42	51	0.22	5.46	5.35	0.11	TYPE 'J' STRUCTURE BOTTOM
15	VALLEY GUTTER	14.68	RCP	48	167	0.20	4.85	4.52	0.33	TYPE 'J' STRUCTURE BOTTOM
16	MES									
17	MANHOLE	12.00	RCP	24	46	0.10	8.00	7.95	0.05	
18	VALLEY GUTTER	14.70	RCP	24	51	0.20	7.95	7.85	0.10	
19	VALLEY GUTTER	14.60	RCP	18	22	0.20	10.00	9.96	0.04	
20	VALLEY GUTTER	14.60	RCP	24	319	0.20	7.85	7.21	0.64	
21	VALLEY GUTTER	14.60	RCP	18	22	0.20	10.00	9.96	0.04	
22	VALLEY GUTTER	14.60	RCP	24	53	0.20	7.21	7.11	0.11	
23	MANHOLE	15.10	RCP	30	161	0.20	6.61	6.29	0.32	
24	MES									
25	VALLEY GUTTER	15.40	RCP	24	25	0.20	10.30	10.25	0.05	
26	VALLEY GUTTER	15.40	RCP	24	173	0.20	8.75	8.40	0.35	
27	MES									
28	VALLEY GUTTER	15.40	RCP	24	30	0.20	10.30	10.24	0.06	
29	VALLEY GUTTER	15.40	RCP	24	173	0.20	8.75	8.40	0.35	
30	MES									
31	VALLEY GUTTER	15.40	RCP	24	30	0.20	10.30	10.24	0.06	
32	VALLEY GUTTER	15.40	RCP	24	173	0.20	8.75	8.40	0.35	
33	MES									

FOOT INDEX NO. 430, 021

FOOT INDEX NO. 430, 021

STORM STRUCTURE DATA

NO	TYPE & SIZE	TOP ELEV.	TYPE	DIAM. IN.	LENGTH FEET	SLOPE %	LINE			STRUCTURE LOCATION & REMARKS
							INVERT ELEV.	UPPER END	LOWER END	
32	VALLEY GUTTER	14.70	RCP	18	53	0.20	10.10	9.99	0.11	
33	VALLEY GUTTER	14.60	RCP	18	22	0.20	10.00	9.96	0.04	
34	VALLEY GUTTER	14.60	RCP	24	264	0.20	8.26	7.74	0.53	
35	VALLEY GUTTER	14.60	RCP	30	23	0.20	7.24	7.19	0.05	
36	VALLEY GUTTER	14.60	RCP	36	178	0.20	5.69	5.33	0.36	TYPE 'J' STRUCTURE BOTTOM
37	MES									
38	VALLEY GUTTER	14.72	RCP	18	53	0.20	9.00	8.89	0.11	
39	VALLEY GUTTER	14.60	RCP	18	23	0.20	10.00	9.95	0.05	
40	VALLEY GUTTER	14.60	RCP	24	122	0.20	8.39	8.15	0.24	
41	VALLEY GUTTER	14.55	RCP	18	34	0.20	9.95	9.88	0.07	
42	VALLEY GUTTER	14.55	RCP	24	287	0.20	8.18	7.61	0.57	
43	MANHOLE	15.30	RCP	30	147	0.20	7.11	6.81	0.29	
44	MANHOLE	15.20	RCP	30	35	0.20	6.81	6.74	0.07	
45	MES									
46	MES									
47	VALLEY GUTTER	14.60	RCP	18	22	0.20	10.00	9.96	0.04	
48	VALLEY GUTTER	14.60	RCP	24	177	0.20	8.26	7.90	0.35	
49	VALLEY GUTTER	14.60	RCP	18	22	0.20	10.00	9.96	0.04	
50	VALLEY GUTTER	14.60	RCP	24	157	0.22	8.26	7.91	0.35	
51	MES									
52	MANHOLE	15.43	RCP	36	163	0.20	6.63	6.31	0.33	TYPE 'J' STRUCTURE BOTTOM
53	MES									
54	VALLEY GUTTER	14.75	RCP	18	22	0.20	10.15	10.11	0.04	
55	VALLEY GUTTER	14.75	RCP	18	51	0.20	8.61	8.50	0.10	
56	VALLEY GUTTER	14.80	RCP	24	174	0.20	8.00	7.66	0.35	
57	MES									
58	VALLEY GUTTER	15.20	RCP	18	29	0.20	8.10	8.04	0.06	
59	VALLEY GUTTER	15.20	RCP	24	296	0.20	7.54	6.95	0.59	
60	MES									

FOOT INDEX NO. 430, 021

STORM STRUCTURE DATA

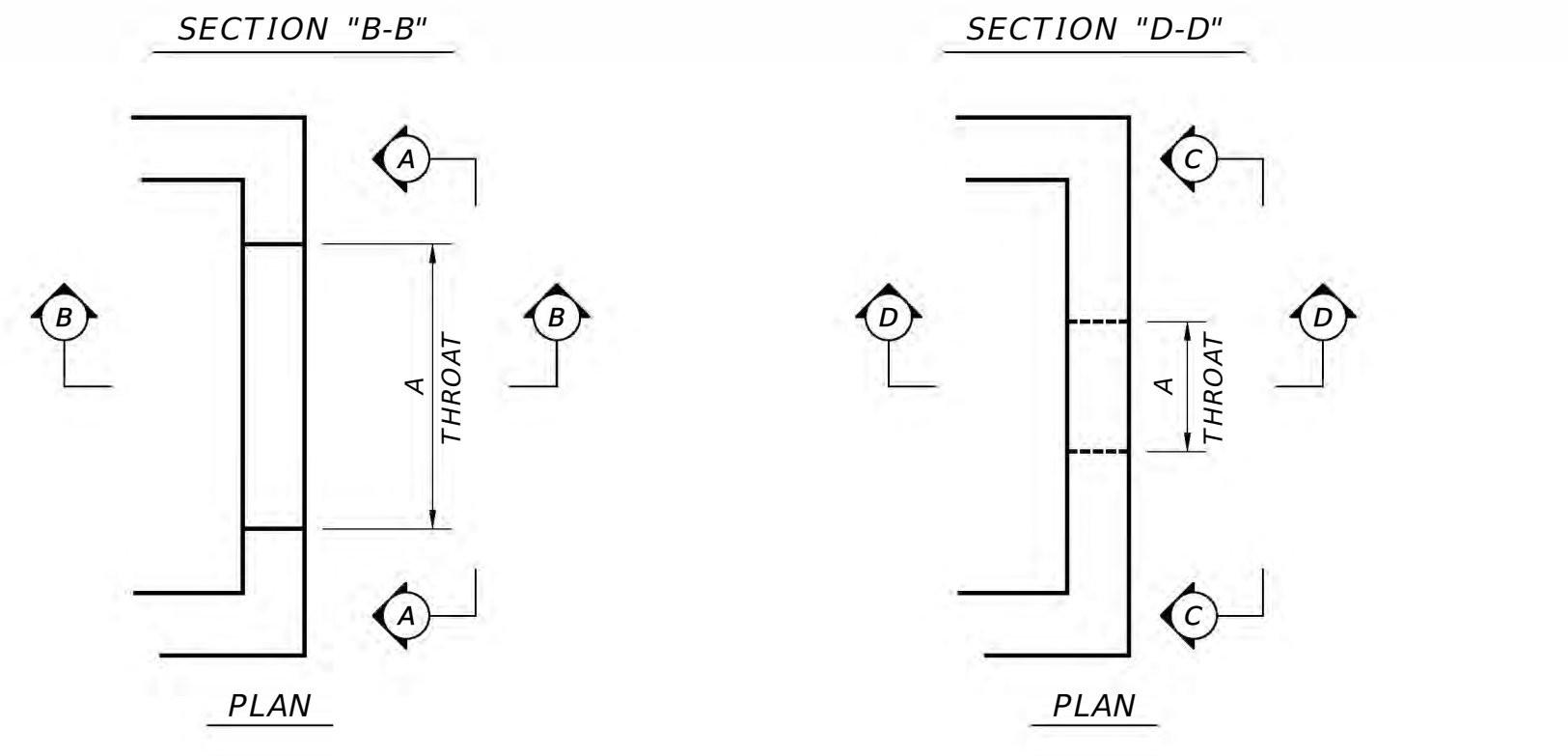
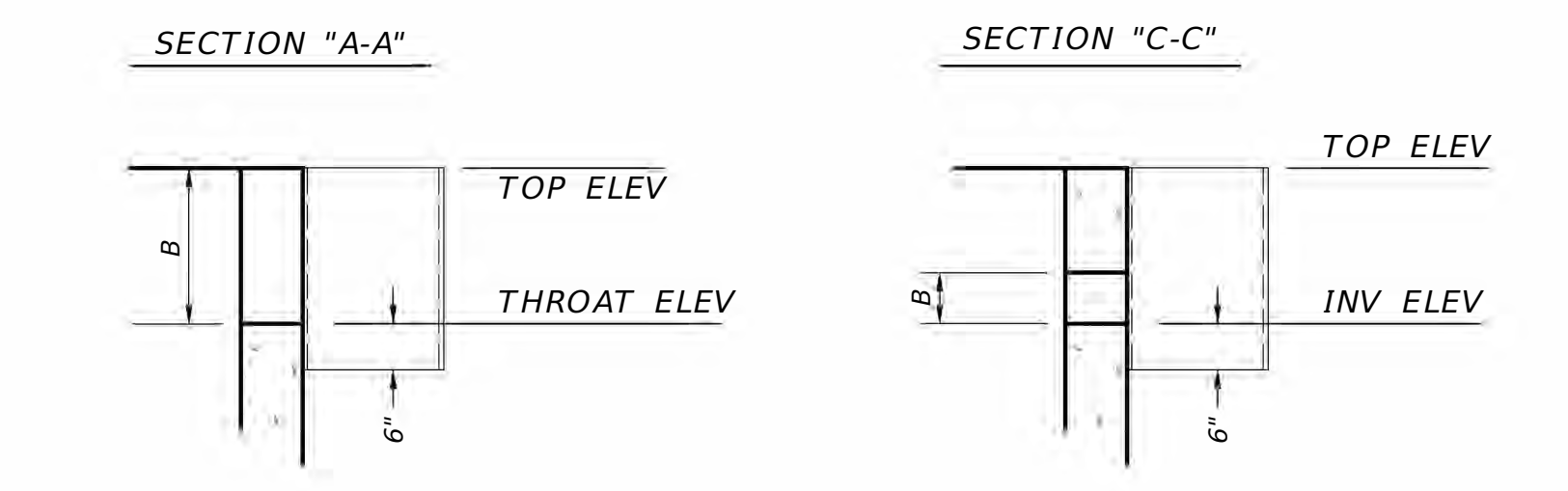
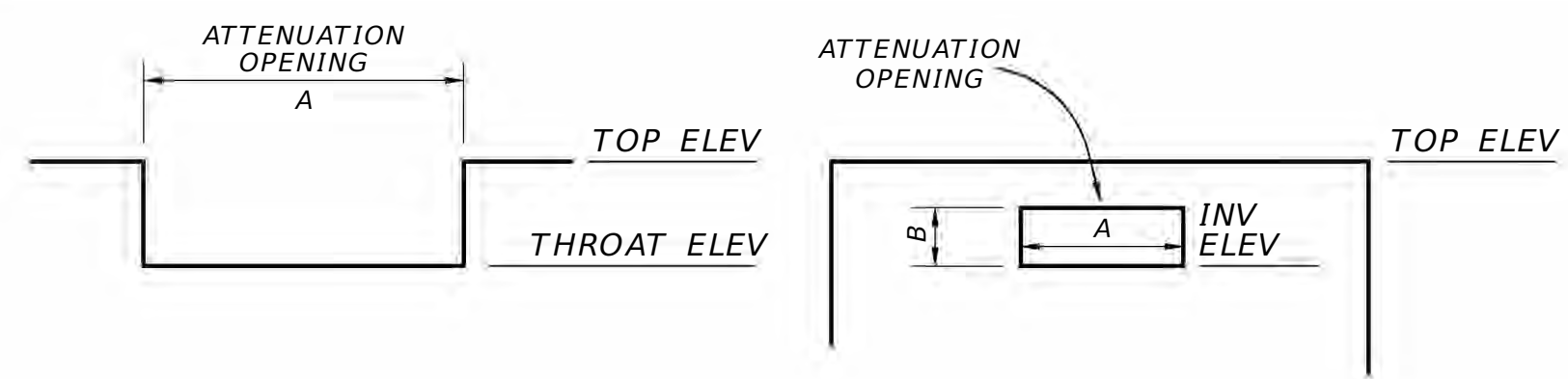
NO	TYPE & SIZE	TOP ELEV.	TYPE	DIAM. IN.	LENGTH FEET	SLOPE %	LINE			STRUCTURE LOCATION & REMARKS
							INVERT ELEV.	UPPER END	LOWER END	
60	VALLEY GUTTER	15.20	RCP	18	29	0.20	8.10	8.04	0.06	
61	VALLEY GUTTER	15.20	RCP	24	296	0.20	7.54	6.95	0.59	
62	MES									
63	VALLEY GUTTER	15.27	RCP	18	29	0.20	8.10	8.04	0.06	
64	VALLEY GUTTER	15.20	RCP	24	296	0.20	7.54	6.95	0.59	
65	VALLEY GUTTER	15.20	RCP	18	29	0.20	8.10	8.04	0.06	
66	VALLEY GUTTER	15.20	RCP	24	296	0.20	7.54	6.95	0.59	
67	VALLEY GUTTER	15.20	RCP	18	29	0.20	8.10	8.04	0.06	
68	VALLEY GUTTER	15.20	RCP	24	296	0.20	7.54	6.95	0.59	
69	MES									
70	VALLEY GUTTER	15.27	RCP	18	29	0.20	8.10	8.04	0.06	
71	VALLEY GUTTER	15.20	RCP	24	296	0.20	7.54	6.95	0.59	
72	VALLEY GUTTER	15.20	RCP	18	29	0.20	8.10	8.04	0.06	
73	VALLEY GUTTER	15.20	RCP	24	296	0.20	7.54	6.95	0.59	
74	VALLEY GUTTER	15.20	RCP	18	29	0.20	8.10	8.04	0.06	
75	VALLEY GUTTER	15.20	RCP	24	296	0.20	7.54	6.95	0.59	
76	MES									
77	VALLEY GUTTER	15.20	RCP	18	29	0.20	8.10	8.04	0.06	
78	VALLEY GUTTER	15.20	RCP	24	296	0.20	7.54	6.95	0.59	
79	VALLEY GUTTER	15.20	RCP	18	29	0.20	8.10	8.04	0.06	
80	VALLEY GUTTER	15.20	RCP	24	296	0.20	7.54	6.95	0.59	
81	MES									
82	MANHOLE	15.81	RCP	30	163	0.20	6.63	6.31	0.33	TYPE 'J' STRUCTURE BOTTOM
83	MANHOLE	15.77	RCP	30	163	0.20	6.63	6.31	0.33	TYPE 'J' STRUCTURE BOTTOM
84	VALLEY GUTTER	15.30	RCP	24	296	0.20	7.54	6.95	0.59	
85	MES									

FOOT INDEX NO. 430, 021

DATE	DESCRIPTION	BY
05-05-2022	REV 17-22	TJF
04-04-2022	REV 66-68, 66-69	TJF
05-17-2021	INITIAL SUBMITTAL	JAS
	REVISIONS	

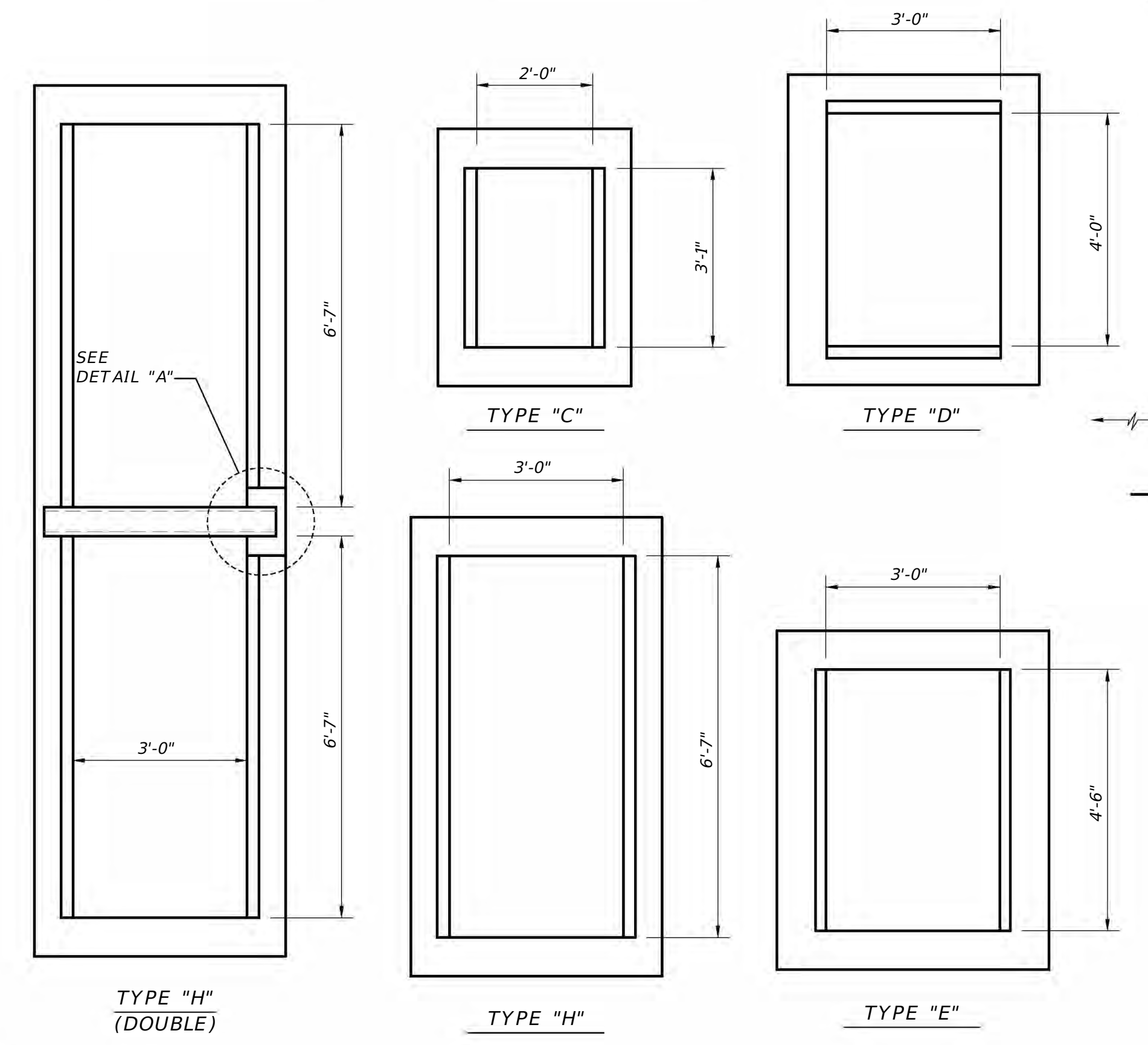
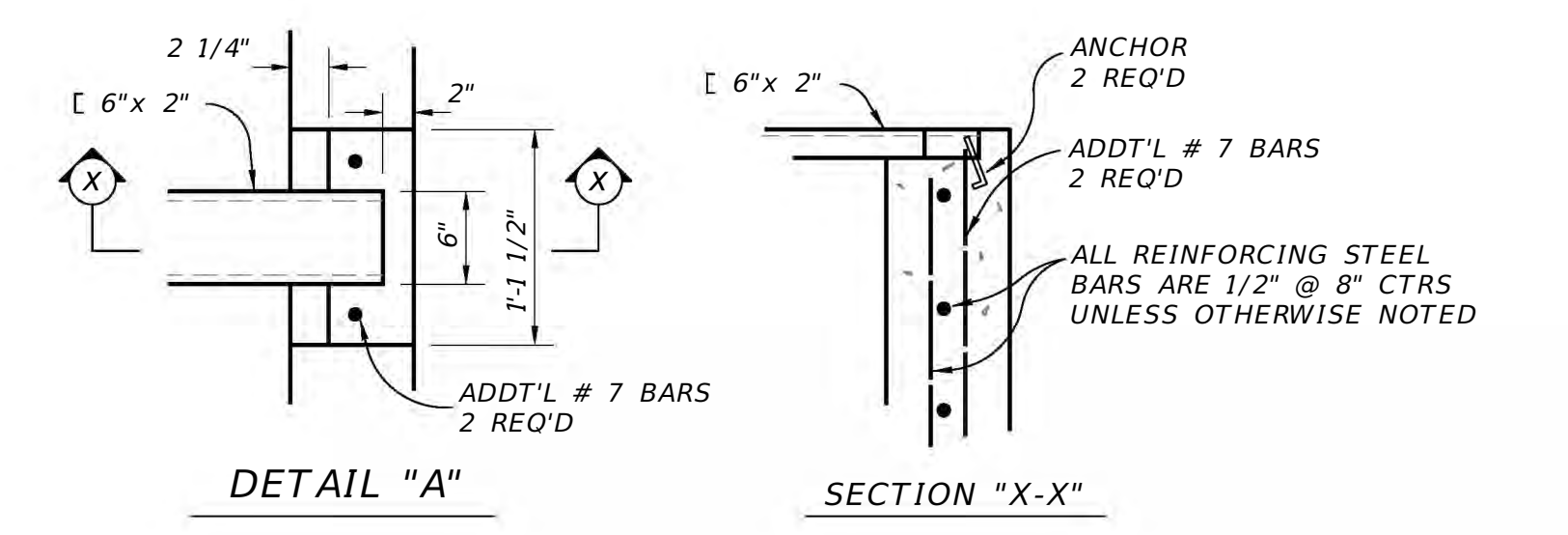
STRUCTURE			NO	TYPE & SIZE	TOP ELEV.	TYPE						
			90	CONTROL STRUC	14.50	RCP						
			91	IES								
			92	CONTROL STRUC	14.50	RCP						
			93	IES								
			96	CONTROL STRUC	14.50	RCP						
			97	IES								
			98	CONTROL STRUC	14.50	RCP						
			99	IES								
			100	IES	12.80	RCP						
			101	IES								
			108	ENDWALL	15.00	RCP						
			109	IES								
			118	ENDWALL	15.00	RCP						
			119	ENDWALL								
			130	CONTROL STRUC	14.00	RCP						
			131	IES								
			123	TYPE C GTI	14.00	RCP						
			124	TYPE C GTI	14.00	RCP						
			125	TYPE C GTI	14.00	RCP						
			126	MANHOLE	15.50	RCP						
			127	MANHOLE	15.00	RCP						
			128	IES								
			140	IES								
			141	IES								
			142	IES								
			143	IES								
			MS	TYPE D GTI	15.00	RCP						
			126									

05-06-2022	REV STRUC 135 INVERTS	TJF
03-25-2022	REV MS - 126	JAS
05-17-2021	INITIAL SUBMITTAL	JAS
DATE	DESCRIPTION	BY
	REVISIONS	



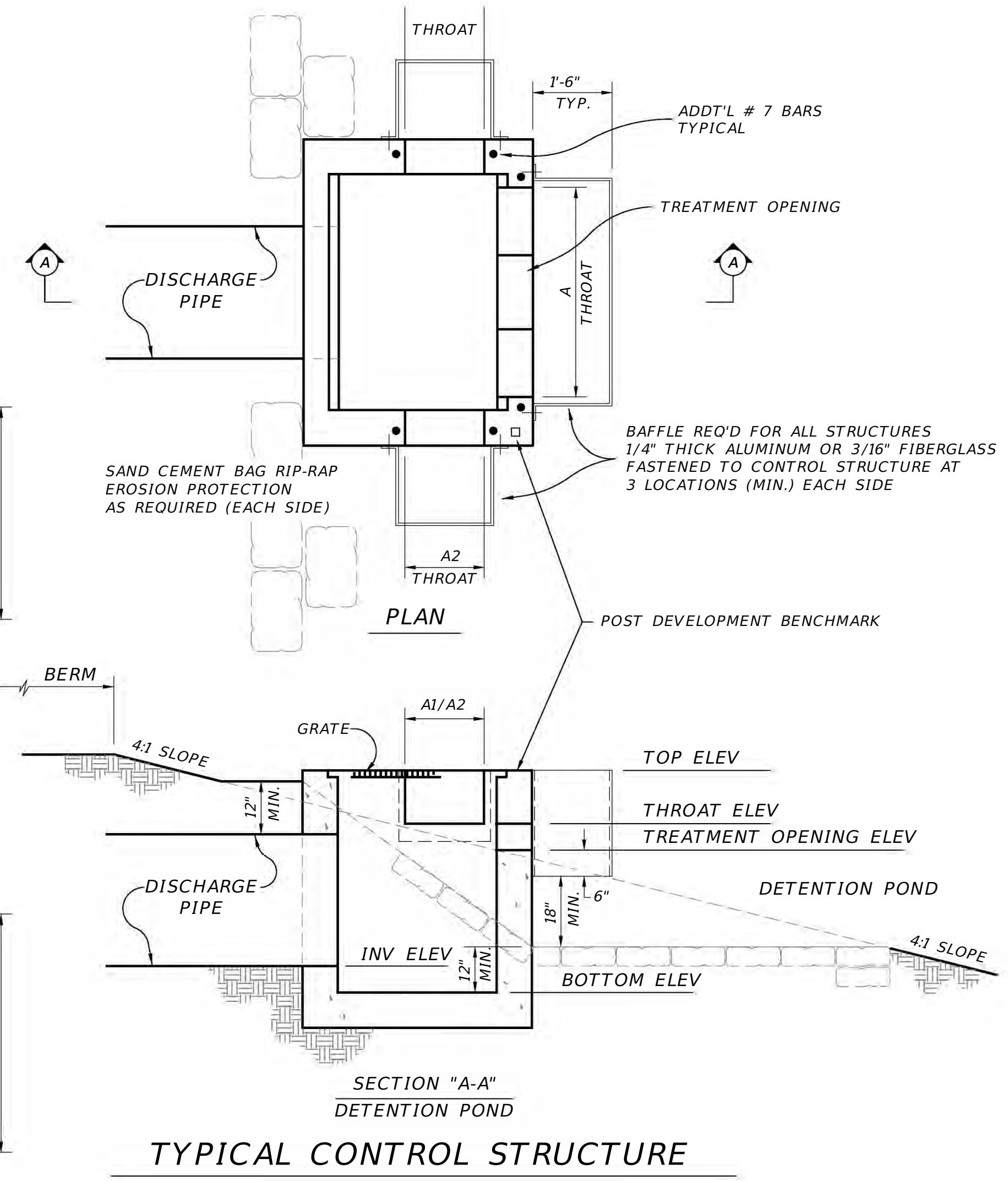
TYPE "CS-1" OPENING

TYPE "CS-2" OPENING

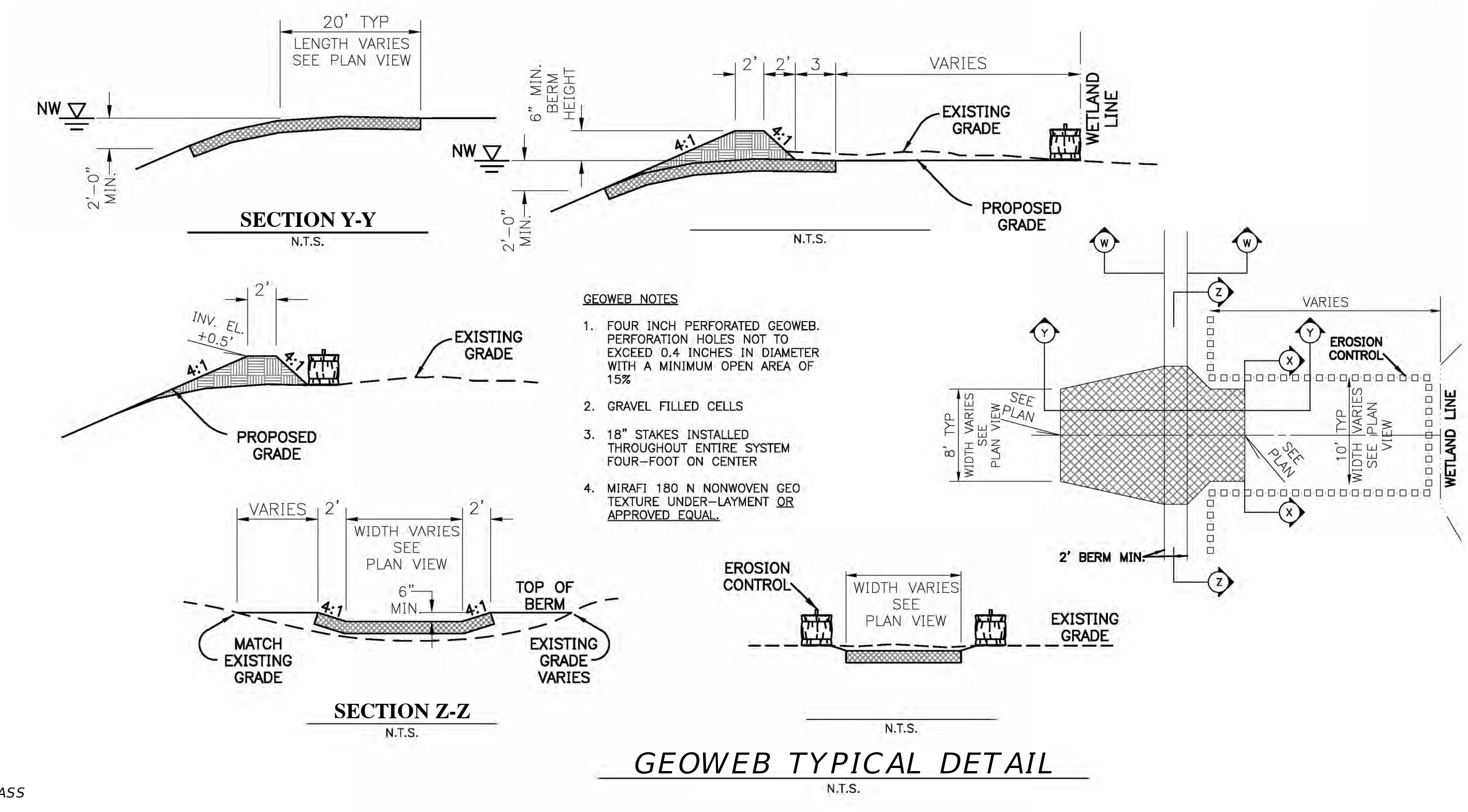


**NOTES:**  
 1. This drawing is not to scale.  
 2. Contractor shall submit shop drawings to the Engineer for approval prior to constructing control structures.

STR NO	FDOT BOX TYPE	TOP EL (FT)	BOTT EL (FT)	DISCHARGE PIPE			ATTENUATION AND TREATMENT CONTROLS		EL (FT)
				TYPE	SIZE (IN)	INV EL (FT)	STR TYPE	ATTENUATION OPENING A B	
90	D	14.50	5.20	RCP	36	6.20	CS-2		
92	C	14.50	5.15	RCP	24	6.15	CS-2		
96	D	14.50	5.70	RCP	30	6.70	CS-2		
98	C	14.50	6.20	RCP	24	7.20	CS-2		
130	D	14.00	5.00	RCP	48	6.00	CS-1	2'-0"	4'-0"
130B	D	14.00	5.00	RCP	48	6.00	CS-1	2'-0"	4'-0"
130C	D	14.00	5.00	RCP	48	6.00	CS-1	2'-0"	4'-0"
130D	D	14.00	5.00	RCP	48	6.00	CS-1	2'-0"	4'-0"



TYPICAL CONTROL STRUCTURE



TYPICAL OUTFALL SUMP DETAIL

DATE	DESCRIPTION	BY
05-17-2021	INITIAL SUBMITTAL	JAS
	REVISIONS	

**RUSTIC OAKS**  
**COMMUNITY DEVELOPMENT DISTRICT**

**UNAUDITED**  
**FINANCIAL**  
**STATEMENTS**



**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
FINANCIAL STATEMENTS  
UNAUDITED  
JULY 31, 2022**

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
BALANCE SHEET  
GOVERNMENTAL FUNDS  
JULY 31, 2022**

	General Fund	Debt Service Fund Series 2022	Capital Projects Fund Series 2022	Total Governmental Funds
<b>ASSETS</b>				
Cash	\$ 5,530	\$ -	\$ -	\$ 5,530
Investments				
Reserve	-	480,143	-	480,143
Capitalized interest	-	311,542	-	311,542
Construction	-	-	13,087,874	13,087,874
Due from Landowner	37,380	-	-	37,380
Total assets	<u>\$ 42,910</u>	<u>\$ 791,685</u>	<u>\$13,087,874</u>	<u>\$ 13,922,469</u>
<b>LIABILITIES AND FUND BALANCES</b>				
Liabilities:				
Accounts payable	\$ 36,910	\$ -	\$ -	\$ 36,910
Contracts payable	-	-	140,890	140,890
Retainage payable	-	-	265,269	265,269
Landowner advance	6,000	-	-	6,000
Total liabilities	<u>42,910</u>	<u>-</u>	<u>406,159</u>	<u>449,069</u>
<b>DEFERRED INFLOWS OF RESOURCES</b>				
Deferred receipts	37,380	-	-	37,380
Total deferred inflows of resources	<u>37,380</u>	<u>-</u>	<u>-</u>	<u>37,380</u>
Fund balances:				
Restricted for:				
Debt service	-	791,685	-	791,685
Capital projects	-	-	12,681,715	12,681,715
Unassigned	(37,380)	-	-	(37,380)
Total fund balances	<u>(37,380)</u>	<u>791,685</u>	<u>12,681,715</u>	<u>13,436,020</u>
Total liabilities, deferred inflows of resources and fund balances	<u>\$ 42,910</u>	<u>\$ 791,685</u>	<u>\$13,087,874</u>	<u>\$ 13,922,469</u>

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
GENERAL FUND  
STATEMENT OF REVENUES, EXPENDITURES,  
AND CHANGES IN FUND BALANCES  
FOR THE PERIOD ENDED JULY 31, 2022**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
<b>REVENUES</b>				
Landowner contribution	\$ -	\$ 24,976	\$ 97,290	26%
Total revenues	<u>-</u>	<u>24,976</u>	<u>97,290</u>	<u>26%</u>
<b>EXPENDITURES</b>				
<b>Professional &amp; administrative</b>				
Management/accounting/recording**	4,000	32,000	44,000	73%
Legal	582	6,450	25,000	26%
Engineering	270	1,442	2,000	72%
Audit	-	-	5,000	0%
Arbitrage rebate calculation*	-	-	500	0%
Dissemination agent*	83	417	1,000	42%
Trustee*	-	-	5,000	0%
Telephone	16	166	200	83%
Postage	50	64	500	13%
Printing & binding	42	417	500	83%
Legal advertising	-	1,556	6,500	24%
Annual special district fee	-	-	175	0%
Insurance	-	5,000	5,500	91%
Contingencies/bank charges	-	456	500	91%
Website hosting & maintenance	-	-	705	0%
Website ADA compliance	-	-	210	0%
Total professional & administrative	<u>5,043</u>	<u>47,968</u>	<u>97,290</u>	<u>49%</u>
Excess/(deficiency) of revenues over/(under) expenditures	(5,043)	(22,992)	-	
Fund balances - beginning	<u>(32,337)</u>	<u>(14,388)</u>	-	
Fund balances - ending	<u>\$ (37,380)</u>	<u>\$ (37,380)</u>	<u>\$ -</u>	

\*These items will be realized when bonds are issued

\*\*These items will be realized the year after the issuance of bonds.

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
STATEMENT OF REVENUES, EXPENDITURES,  
AND CHANGES IN FUND BALANCES  
DEBT SERVICE FUND SERIES 2022 BONDS  
FOR THE PERIOD ENDED JULY 31, 2022**

	Current Month	Year To Date
<b>REVENUES</b>		
Interest	\$ 431	\$ 638
Total revenues	431	638
<b>EXPENDITURES</b>		
<b>Debt service</b>		
Interest	-	139,907
Cost of issuance	-	206,930
Total debt service	-	346,837
Excess/(deficiency) of revenues over/(under) expenditures	431	(346,199)
<b>OTHER FINANCING SOURCES/(USES)</b>		
Receipt of bond proceeds	-	1,242,002
Original issue premium	-	240,482
Underwriter's discount	-	(344,600)
Total other financing sources	-	1,137,884
Net change in fund balances	431	791,685
Fund balances - beginning	791,254	-
Fund balances - ending	\$ 791,685	\$ 791,685

**RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
STATEMENT OF REVENUES, EXPENDITURES,  
AND CHANGES IN FUND BALANCES  
CAPITAL PROJECTS FUND SERIES 2022 BONDS  
FOR THE PERIOD ENDED JULY 31, 2022**

	Current Month	Year To Date
<b>REVENUES</b>		
Interest	\$ 7,349	\$ 10,898
Total revenues	7,349	10,898
<b>EXPENDITURES</b>		
Capital outlay	-	3,317,181
Total expenditures	-	3,317,181
Excess/(deficiency) of revenues over/(under) expenditures	7,349	(3,306,283)
<b>OTHER FINANCING SOURCES/(USES)</b>		
Receipt of bond proceeds	-	15,987,998
Total other financing sources/(uses)	-	15,987,998
Net change in fund balances	7,349	12,681,715
Fund balances - beginning	12,674,366	-
Fund balances - ending	\$ 12,681,715	\$ 12,681,715

**RUSTIC OAKS**  
**COMMUNITY DEVELOPMENT DISTRICT**

**MINUTES**

**DRAFT**

**MINUTES OF MEETING  
RUSTIC OAKS  
COMMUNITY DEVELOPMENT DISTRICT**

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28  
29  
30  
31  
32  
33  
34  
35  
36  
37  
38

The Board of Supervisors of the Rustic Oaks Community Development District held a Regular Meeting on June 6, 2022, at 1:30 P.M., at the Courtyard by Marriott Sarasota University Park/Lakewood Ranch Area, 8305 Tourist Center Dr, Sarasota, Florida 34201.

**Present at the meeting were:**

Garth Noble	Chair
John Kakridas	Assistant Secretary
Chris Torres	Assistant Secretary

**Also present were:**

Kristen Suit	District Manager
Vanessa Steinerts (via telephone)	District Counsel
Jordan Schrader (via telephone)	District Engineer
Michael Byrd	Meritage Homes
Daniel Blitz	Meritage Homes

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Ms. Suit called the meeting to order at 1:34 p.m. Supervisors Noble, Kakridas and Torres were present in person. Supervisors Reschke and Tomberlin were not present.

**SECOND ORDER OF BUSINESS**

**Public Comments**

There were no public comments.

**THIRD ORDER OF BUSINESS**

**Consideration of Resolution 2022-16, Approving a Proposed Budget for Fiscal Year 2022/2023 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing**

39  
40  
41  
42  
43  
44  
45  
46  
47  
48  
49  
50  
51  
52  
53  
54  
55  
56  
57  
58  
59  
60  
61  
62  
63  
64  
65  
66  
67  
68  
69  
70  
71  
72  
73  
74

**Severability; and Providing for an Effective Date**

Ms. Suit presented Resolution 2022-16. She reviewed the proposed Fiscal Year 2023 budget, which will be Landowner-funded; therefore, expenses will be funded as they are incurred. Staff will work with Home River and Meritage Homes to develop the field operations portion of the budget.

**On MOTION by Mr. Noble and seconded by Mr. Torres, with all in favor, Resolution 2022-16, Approving a Proposed Budget for Fiscal Year 2022/2023 and Setting a Public Hearing Thereon Pursuant to Florida Law for August 15, 2022 at 1:30 p.m., at a location to be determined; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing for an Effective Date, was adopted.**

**FOURTH ORDER OF BUSINESS**

**Consideration of Resolution 2022-08, Designating the Primary Administrative Office and Principal Headquarters of the District and Providing an Effective Date**

This item was deferred.

**FIFTH ORDER OF BUSINESS**

**Consideration of Agreement for Field Management Services**

Ms. Suit presented the Agreement for Field Management Services. The annual property management fees of \$41,760 were included on the "Property management" line item in the budget. Mr. Noble stated he is in agreement with Exhibit A, Item 8, which allows for approval of repairs and maintenance up to \$5,000, as described.

**On MOTION by Mr. Noble and seconded by Mr. Torres, with all in favor, the Home Encounter HECM, LLC, Agreement for Field Management Services, in the amount of \$41,760, was approved.**



75 **SIXTH ORDER OF BUSINESS** **Acceptance of Unaudited Financial**  
76 **Statements as of April 30, 2022**

77  
78 Ms. Suit presented the Unaudited Financial Statements as of April 30, 2022. The funding  
79 request to offset the deficit fund balance was received but was not reflected as of the date of  
80 the financial statements presented.

81

82 **On MOTION by Mr. Noble and seconded by Mr. Kakridas, with all in favor, the**  
83 **Unaudited Financial Statements as of April 30, 2022, were accepted.**

84

85

86 **SEVENTH ORDER OF BUSINESS** **Approval of March 21, 2022 Public**  
87 **Hearings and Regular Meeting Minutes**

88  
89 Ms. Suit presented the March 21, 2022 Public Hearings and Regular Meeting Minutes.

90

91 **On MOTION by Mr. Torres and seconded by Mr. Noble, with all in favor, the**  
92 **March 21, 2022 Public Hearings and Regular Meeting Minutes, as presented,**  
93 **were approved.**

94

95

96 **EIGHTH ORDER OF BUSINESS** **Staff Reports**

97

98 **A. District Counsel: *Straley Robin Vericker***

99 There was no report.

100 **B. District Engineer: *Clearview Land Design, P.L.***

101 Mr. Schrader stated the draft of the Stormwater Management Needs Analysis Report  
102 was completed but not included in the agenda. Given that the Report is due by June 30, 2022,  
103 he suggested the Chair be authorized to approve the Report for submittal to the County.  
104 Documentation of transmittal would be sent to Ms. Suit.

105

106 **On MOTION by Mr. Noble and seconded by Mr. Torres, with all in favor,**  
107 **authorizing the Chair to review and approve the Stormwater Management**  
108 **Needs Analysis Report, and authorizing the District Engineer to submit the**  
109 **Report to the County, was approved.**

110

111 C. District Manager: *Wrathell, Hunt and Associates, LLC*

112 • NEXT MEETING DATE: June 20, 2022 at 1:30 P.M.

113 ○ QUORUM CHECK

114 Ms. Suit stated the June 20, 2022 meeting is being canceled and the July meeting would  
115 likely be canceled. The Fiscal Year 2023 budget will be adopted and the Stormwater  
116 Management Needs Analysis Report would be ratified at the August 15, 2022 meeting.

117 Ms. Suit stated Mr. Torres is remaining on the Board for now and his resignation and the  
118 appointment of Mr. Michael Byrd will be included on the next agenda if the quorum  
119 requirements can be met.

120

121 NINTH ORDER OF BUSINESS

Board Members' Comments/Requests

122

123 There were no Board Members' comments or requests.

124

125 TENTH ORDER OF BUSINESS

Public Comments

126

127 There were no public comments.

128

129 ELEVENTH ORDER OF BUSINESS

Adjournment

130

131 There being nothing further to discuss, the meeting adjourned.

132

133 On MOTION by Mr. Noble and seconded by Mr. Kakridas, with all in favor, the  
134 meeting adjourned at 1:56 p.m.

135

136

137

138

139

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

140  
141  
142  
143  
144  
145

---

Secretary/Assistant Secretary

---

Chair/Vice Chair