



# Villages of Bloomingdale

## Community Development District

Proposed Budget

FY 2022



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**VILLAGES OF BLOOMINGDALE  
COMMUNITY DEVELOPMENT DISTRICT**

**General Fund  
Fiscal Year 2022**

<b>Adopted Budget FY2021</b>	<b>Actuals Thru 04/30/21</b>	<b>Projected Next 5 Months</b>	<b>Total Thru 09/30/21</b>	<b>Proposed Budget FY2022</b>
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**REVENUES**

Special Assessments - Phase IV	\$ 9,952	\$ 9,952	\$ -	\$ 9,952	\$ -
Special Assessments - Tax Roll	371,311	345,500	25,812	371,311	371,311
Special Assessments - Direct Bill	43,192	43,192	-	43,192	43,192
Interest Income	2,000	820	820	1,639	2,000
Miscellaneous Revenues	500	50	-	50	500
Amenity Center Rental Fees	700	10	-	10	700

<b>TOTAL REVENUES</b>	<b>\$ 427,656</b>	<b>\$ 399,523</b>	<b>\$ 26,631</b>	<b>\$ 426,154</b>	<b>\$ 417,704</b>
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**EXPENDITURES**

**ADMINISTRATIVE EXPENSES**

Supervisor Fees	\$ 12,000	\$ 5,400	\$ 6,000	\$ 11,400	\$ 12,000
District Counsel	25,000	8,217	8,217	16,434	25,000
Assessment Roll Administration	2,000	2,000	-	2,000	2,060
District Management	32,148	18,753	13,395	32,148	33,113
Information Technology	600	350	250	600	508
Website Maintenance	-	-	-	-	242
District Engineer	2,500	-	-	-	2,500
Trustee Fees	4,500	3,233	-	3,233	4,500
Auditing Services	3,400	3,400	-	3,400	3,500
Public Officials Liability Insurance	7,600	7,351	-	7,351	7,976
Postage	200	-	50	50	200
Legal Advertising	3,300	983	1,500	2,483	3,300
Dues, Licenses & Subscriptions	175	175	-	175	175
Miscellaneous Fees	600	140	100	240	600

<b>Administrative Subtotal</b>	<b>\$ 94,023</b>	<b>\$ 50,001</b>	<b>\$ 29,512</b>	<b>\$ 79,513</b>	<b>\$ 95,674</b>
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**FIELD OPERATIONS**

Street Lights	\$ 23,000	\$ 11,663	\$ 8,360	\$ 20,023	\$ 23,000
Electric Services	11,000	3,219	2,950	6,169	11,000
Water & Sewer Services	5,000	1,058	600	1,658	5,000
Aquatic Contract	3,396	1,981	1,415	3,396	3,396
Aquatic Plant Replacement	2,500	-	500	500	2,500
Property & Casualty Insurance	9,000	8,894	-	8,894	9,783
Hardscape/Fencing/Wall Maintenance	2,500	-	1,000	1,000	2,500
Landscape Maintenance	41,952	24,472	17,480	41,952	41,952
Landscape Replacement & Additional Services	5,500	1,641	500	2,141	5,500
Irrigation Repairs & Maintenance	3,000	4,908	500	5,408	3,000
Porter Services	8,400	4,220	3,500	7,720	9,000
Dog Waste Stations	-	-	-	-	1,560
Phase IV Expenses	9,952	-	-	-	-

**PARKS & RECREATION- AMENITY CENTER**

Operations Management Contract	\$ 65,000	\$ 37,917	\$ 27,083	\$ 65,000	\$ 65,000
Facility Field Management	12,500	7,292	5,208	12,500	12,500
Facility Attendants	64,480	34,080	30,400	64,480	64,480
Facility Janitorial Services	11,540	6,732	4,808	11,540	11,540
Facility Maintenance Supplies	2,500	243	252	495	5,000
Pest Control	-	-	-	-	605
Telecommunications	4,000	1,817	1,330	3,147	4,000
Office Supplies	1,000	-	122	122	1,000
Fitness Center	3,000	664	270	934	3,000
Pool Maintenance	9,275	3,855	4,250	8,105	9,275
Pool Equipment/Mechanical Maintenance	700	-	100	100	2,500
Playground Equipment & Maintenance	500	-	100	100	-
Security	6,000	666	4,197	4,863	6,000
Marketing	-	-	-	-	540
Contingency	5,000	4,952	1,000	5,952	5,000
Capital Reserve - Transfer Out	22,937	22,937	-	22,937	13,399

<b>Field Operations Subtotal</b>	<b>\$ 333,632</b>	<b>\$ 183,211</b>	<b>\$ 115,926</b>	<b>\$ 299,138</b>	<b>\$ 322,030</b>
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<b>TOTAL EXPENDITURES</b>	<b>\$ 427,655</b>	<b>\$ 233,213</b>	<b>\$ 145,438</b>	<b>\$ 378,651</b>	<b>\$ 417,704</b>
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<b>EXCESS OF REVENUES (EXPENDITURES)</b>	<b>\$ 0</b>	<b>\$ 166,310</b>	<b>\$ (118,807)</b>	<b>\$ 47,503</b>	<b>\$ -</b>
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<b>Land</b>	<b>No. Units</b>	<b>Gross Per Unit</b>	<b>Gross Assessment</b>	<b>Net Assessment (6%)</b>
Assessments - On Roll	629	\$628.00	\$395,012	\$371,311
Assessments - Direct			\$45,949	\$43,192
<b>Total Assessments</b>			<b>\$440,961</b>	<b>414,504</b>

**VILLAGES OF BLOOMINGDALE**  
**COMMUNITY DEVELOPMENT DISTRICT**

General Fund Budget

Fiscal Year 2022

**Special Assessments – Tax Roll**

The District levies Non-Ad Valorem Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessment for the 629 residential units located in Phases 1 through 3 are certified to the Hillsborough County Tax Collector for collection on the property owner's November 1<sup>st</sup> property tax bill.

**Special Assessments – Direct Bill**

The District levies Non-Ad Valorem Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessment for the property located in Phase IV of the District is billed and collected directly by the District.

**Interest Income**

The District will invest surplus funds throughout the fiscal year.

**Miscellaneous Revenues**

The District may receive monies for the sale or provision of electronic access cards, entry decals etc.

**Amenity Center Rental Fees**

The District may receive monies for event rentals for such things as weddings, birthday parties, etc.

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**EXPENDITURES:**

**ADMINISTRATIVE**

**Supervisor Fees**

Chapter 190, Florida Statutes, allows for each Board member to receive \$200 per meeting, not to exceed \$2,400 per year paid to each Supervisor for the time devoted to District business and meetings. The amount for the fiscal year is based upon 5 Supervisors attending 12 monthly meetings.

**District Counsel**

The District's Legal Counsel, Hopping, Green & Sams, provides general legal services to the District. Among these services are attendance at and preparation for monthly Board meetings, review of operating and maintenance contracts, review of agreements and resolutions, and other research assigned as directed by the Board of Supervisors and the District Manager.

**Assessment Roll Administration**

The District has contracted with Governmental Management Services-CF, LLC to maintain the assessment roll and annually certify for collection a Non-Ad Valorem assessment for operating and debt service expenses, calculate, collect, record and transmit prepaid assessments, maintain the District's lien book along with various other responsibilities.

**VILLAGES OF BLOOMINGDALE**  
**COMMUNITY DEVELOPMENT DISTRICT**

General Fund Budget

Fiscal Year 2022

**District Management**

The District has contracted with Governmental Management Services-Central Florida, LLC to provide management, accounting, and recording secretary services. These services include, but are not limited to, advertising, recording and transcribing of Board meetings, administrative services, budget preparation, financial reporting, and assisting with annual audits.

**Information Technology**

Represents costs related to the District's information systems, which include but are not limited to video conferencing services, cloud storage services and servers, security, accounting software, etc.

**Website Maintenance**

Represents the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc.

**District Engineer**

The District's Engineer, Stantec Consulting Services, will be providing general engineering services to the District, e.g., attendance and preparation for the monthly Board meetings, review of invoices and requisitions, preparation and review of contract specifications and bid documents, and various projects assigned as directed by the Board of Supervisors and the District Manager.

**Trustee Fees**

The District pays an annual fee plus reimbursable expenses to US Bank as Trustee for the District's Series 2016, Special Assessment Revenue Bonds.

**Auditing Services**

The District is required by Florida Statutes to have an independent certified public accounting firm to conduct an annual audit of its financial records. The District's current auditing firm is Grau & Associates.

**Public Officials Liability Insurance**

The District's general liability and public officials' liability insurance coverage is provided by Florida Insurance Alliance (FIA) who specializes in providing insurance coverage to governmental agencies.

**Postage**

The District incurs charges for mailing checks to vendors, agreements and other required correspondence.

**Legal Advertising**

The District will incur expenditures related to legal advertising. The items for which the District will advertise include, but are not limited to meeting schedules, special meeting notices, and public hearings, bidding etc. for the District based on statutory guidelines.

**Dues, Licenses & Subscriptions**

The District is required to pay an annual fee to the Department of Economic Opportunity for \$175. This is the only anticipated expenditure for this category.

**VILLAGES OF BLOOMINGDALE**  
**COMMUNITY DEVELOPMENT DISTRICT**

General Fund Budget  
Fiscal Year 2022

**Miscellaneous Fees**

The District could incur miscellaneous expenses throughout the year, which may not fit into any standard categories.

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**FIELD OPERATIONS**

**Street Lights**

The District has the following account with Tampa Electric for the streetlights throughout the community.

<b>Description</b>	<b>Monthly</b>	<b>Annually</b>
9801 Progress Blvd	\$1,700	\$20,400
Contingency		<u>\$2,600</u>
<b>Total</b>		<b>\$23,000</b>

**Electric Services**

The District has the following electric accounts with Tampa Electric for general purposes such as irrigation timers, fountains, etc.

<b>Description</b>	<b>Monthly</b>	<b>Annually</b>
6301 Valleydale Dr.	\$700	\$8,400
9546 Newdale Way	\$70	\$840
Contingency		<u>\$1,760</u>
<b>Total</b>		<b>\$11,000</b>

**Water & Sewer Services**

The District has the following water and sewer service account with Hillsborough County Public Utilities Department to provides this service.

<b>Description</b>	<b>Monthly</b>	<b>Annually</b>
6301 Valleydale Dr.	\$300	\$3,600
Contingency		<u>\$1,400</u>
<b>Total</b>		<b>\$5,000</b>

**Aquatic Contract**

The District has contracted with Aquagenix, Inc. for the care and maintenance of the lakes for the control of nuisance plant and algae species.

<b>Description</b>	<b>Monthly</b>	<b>Annually</b>
Aquatic Maintenance	\$283	<u>\$3,396</u>
<b>Total</b>		<b>\$3,396</b>

**VILLAGES OF BLOOMINGDALE**  
**COMMUNITY DEVELOPMENT DISTRICT**

General Fund Budget

Fiscal Year 2022

**Aquatic Plant Replacement**

The expenses related to replacing beneficial aquatic plants that may or may not have been required by other governmental entities

**Property & Casualty Insurance**

Represents the cost of annual coverage of property insurance. Coverage is provided by Florida Insurance Alliance (FIA). FIA specializes in providing insurance coverage to governmental agencies.

**Hardscape/Fencing/Wall Maintenance**

The District will incur expenditures to maintain the entry monuments and the fencing.

**Landscape Maintenance**

The District has a contract with Landcare Landscape to maintain the landscaping located in the rights-of-way, median strips, and recreational facilities including lake banks, entryways, and similar planting areas within the District. These services include monthly landscape maintenance, fertilizer, pesticides, annuals, mulch and irrigation repairs. The annual amount is based upon the following:

<b>Description</b>	<b>Monthly</b>	<b>Annually</b>
Landscape Maintenance	\$3,496	<u>\$41,952</u>
<b>Total</b>		<b>\$41,952</b>

**Landscape Replacement & Additional Services**

Expenditures related to replacement of turf, trees, shrubs etc.

**Irrigation Repairs & Maintenance**

The District will incur expenditures related to the maintenance of the irrigation systems.

**Porter Services**

The District is in contract with Rainmaker will incur expenditures related to trash removal and dumpster service.

**Dog Waste Stations**

The District is in contract with Rainmaker will incur expenditures related pet waste station cleanup weekly for 6 waste stations.

**VILLAGES OF BLOOMINGDALE**  
**COMMUNITY DEVELOPMENT DISTRICT**

General Fund Budget  
 Fiscal Year 2022

**PARKS & RECREATION – AMENITY CENTER**

**Operations Management Contract**

The District has contracted with Community Association and Lifestyle Management, LLC. to provide for the oversight of its recreation facilities.

<b>Description</b>	<b>Monthly</b>	<b>Annually</b>
Operations Management	\$5,417	\$65,004
Facility Field Maintenance	\$1,042	\$12,500
Facility Janitorial	\$962	\$11,544
Facility Attendants	\$20 hourly	\$64,480
<b>Total</b>		<b>\$153,532</b>

**Facility Maintenance Supplies**

The District will incur miscellaneous facility maintenance supplies for repairs around the Amenity Center. These supplies may include but are not limited to lightbulbs, paint, and other non-inventory maintenance supplies.

**Pest Control**

The District is under contract with Turner Pest Control to provide ants, roach, and wasp treatments to the Amenity Center.

<b>Description</b>	<b>Monthly</b>	<b>Annually</b>
Pest Control	\$50	\$605
<b>Total</b>		<b>\$605</b>

**Telecommunications**

The District will incur cost for telephone, fax and internet service related to the recreational facilities.

<b>Description</b>	<b>Monthly</b>	<b>Annually</b>
6301 Valleydale Dr.	\$250	\$3,000
Contingency		\$1,000
<b>Total</b>		<b>\$4,000</b>

**Office Supplies**

The District incurs cost for various office supplies as part of the day-to-day operations of the Amenity Center.



**VILLAGES OF BLOOMINGDALE**  
**COMMUNITY DEVELOPMENT DISTRICT**

General Fund Budget  
 Fiscal Year 2022

**Fitness Center**

Represents estimated costs for maintaining the fitness center that includes payments to Fitness Logic, Inc. for quarterly maintenance and inspections.

<b>Description</b>	<b>Quarterly</b>	<b>Annually</b>
Maintenance & Inspections	\$135	\$540
Contingency		\$2,460
<b>Total</b>		<b>\$3,000</b>

**Pool Maintenance**

The District has contracted with Suncoast Pool Service for all expenses related to the repair and maintenance of swimming pools and other water features. The number of visits per week determines monthly fees in any given month. This expense also includes the annual permit fee.

<b>Description</b>	<b>Monthly</b>	<b>Annually</b>
Pool Maintenance 2x per week (4 months)	\$550	\$2,200
Pool Maintenance 3x per week (8 months)	\$850	\$6,800
Pool Permit		\$275
<b>Total</b>		<b>\$9,275</b>

**Pool Equipment/Mechanical Maintenance**

Represents estimated costs for maintaining pool equipment for such items as pumps, filters, etc.

**Security**

The District will incur fees to maintain a security system for the clubhouse and pool area. ADT Security Services bills quarterly fees to maintain the security system to the clubhouse and pool. Security company to provide pool patrol every Friday, Saturday and Sunday beginning in early June and ending in early September.

<b>Description</b>	<b>Quarterly</b>	<b>Annually</b>
Pool Patrol	-	\$3500
Security System Maintenance	\$140	\$560
Contingency		\$1,940
<b>Total</b>		<b>\$6,000</b>

**Marketing**

The District is in contract with Constant Contact to provide mass communication services to the District residents for \$45/mon.

**Contingency**

Monies collected and allocated for expenses that the District could incur miscellaneous throughout the year, which may not fit into any standard categories.

**Capital Reserve – Transfer Out**

Funds collected and reserved for the replacement of and/or purchase of new capital improvements throughout the community.

**VILLAGES OF BLOOMINGDALE  
COMMUNITY DEVELOPMENT DISTRICT**

**Debt Service  
Fiscal Year 2022**

	Adopted Budget FY2021	Actuals Thru 04/30/21	Projected Next 5 Months	Total Thru 09/30/21	Proposed Budget FY2022
<b>REVENUES</b>					
Special Assessments - Tax Collector	\$ 352,700	\$ 329,037	\$ 23,663	\$ 352,700	\$ 352,700
Interest Income	1,000	238	175	413	1,000
<b>TOTAL REVENUES</b>	<b>\$ 353,700</b>	<b>\$ 329,275</b>	<b>\$ 23,838</b>	<b>\$ 353,113</b>	<b>\$ 353,700</b>
<b>EXPENDITURES</b>					
<b>Series 2016</b>					
Principal - 11/1	\$ 245,000	\$ 245,000	\$ -	\$ 245,000	\$ 245,000
Interest - 11/1	53,850	53,850	-	53,850	50,175
Interest - 5/1	50,175	-	50,175	50,175	46,500
<b>TOTAL EXPENDITURES</b>	<b>\$ 349,025</b>	<b>\$ 298,850</b>	<b>\$ 50,175</b>	<b>\$ 349,025</b>	<b>\$ 341,675</b>
<b>EXCESS OF REVENUES (EXPENDITURES)</b>	<b>\$ 4,675</b>	<b>\$ 30,425</b>	<b>\$ (26,337)</b>	<b>\$ 4,088</b>	<b>\$ 12,025</b>
<b>BEGINNING FUND BALANCE</b>	<b>\$ 382,759</b>	<b>\$ 394,401</b>	<b>\$ -</b>	<b>\$ 394,401</b>	<b>\$ 398,489</b>
<b>ENDING FUND BALANCE</b>	<b>\$ 387,434</b>	<b>\$ 424,826</b>	<b>\$ (26,337)</b>	<b>\$ 398,489</b>	<b>\$ 410,514</b>

November 1, 2022 - Principal	\$255,000
November 1, 2022 - Interest	\$46,500
	\$301,500

Gross Assessments Levied	\$376,200
Less: Discounts & Collections	(\$22,572)
Net Assessments Levied	\$353,628
No. of Units	627
Net Per Unit Assessment	\$564.00
Gross Per Unit Assessment	\$600.00

**Villages of Bloomingdale  
Community Development District  
Series 2016, Special Assessment Revenue Refunding Note  
(Term Bonds Due 5/1/2033)**

**Amortization Schedule**

<b>Date</b>	<b>Balance</b>	<b>Coupon</b>	<b>Principal</b>	<b>Interest</b>	<b>Annual</b>
11/1/16	\$ 4,275,000	3.000%	\$ -	\$ 50,944	\$ 50,944
5/1/17	\$ 4,275,000	3.000%	\$ -	\$ 64,125	\$ -
11/1/17	\$ 4,275,000	3.000%	\$ 220,000	\$ 64,125	\$ 348,250
5/1/18	\$ 4,055,000	3.000%	\$ -	\$ 60,825	\$ -
11/1/18	\$ 4,055,000	3.000%	\$ 230,000	\$ 60,825	\$ 351,650
5/1/19	\$ 3,825,000	3.000%	\$ -	\$ 57,375	\$ -
11/1/19	\$ 3,825,000	3.000%	\$ 235,000	\$ 57,375	\$ 349,750
5/1/20	\$ 3,590,000	3.000%	\$ -	\$ 53,850	\$ -
11/1/20	\$ 3,590,000	3.000%	\$ 245,000	\$ 53,850	\$ 352,700
5/1/21	\$ 3,345,000	3.000%	\$ -	\$ 50,175	\$ -
11/1/21	\$ 3,345,000	3.000%	\$ 245,000	\$ 50,175	\$ 345,350
5/1/22	\$ 3,100,000	3.000%	\$ -	\$ 46,500	\$ -
11/1/22	\$ 3,100,000	3.000%	\$ 255,000	\$ 46,500	\$ 348,000
5/1/23	\$ 2,845,000	3.000%	\$ -	\$ 42,675	\$ -
11/1/23	\$ 2,845,000	3.000%	\$ 265,000	\$ 42,675	\$ 350,350
5/1/24	\$ 2,580,000	3.000%	\$ -	\$ 38,700	\$ -
11/1/24	\$ 2,580,000	3.000%	\$ 275,000	\$ 38,700	\$ 352,400
5/1/25	\$ 2,305,000	3.000%	\$ -	\$ 34,575	\$ -
11/1/25	\$ 2,305,000	3.000%	\$ 280,000	\$ 34,575	\$ 349,150
5/1/26	\$ 2,025,000	3.000%	\$ -	\$ 30,375	\$ -
11/1/26	\$ 2,025,000	5.875%	\$ 260,000	\$ 59,484	\$ 349,859
5/1/27	\$ 1,765,000	5.875%	\$ -	\$ 51,847	\$ -
11/1/27	\$ 1,765,000	5.875%	\$ 245,000	\$ 51,847	\$ 348,694
5/1/28	\$ 1,520,000	5.875%	\$ -	\$ 44,650	\$ -
11/1/28	\$ 1,520,000	5.875%	\$ 260,000	\$ 44,650	\$ 349,300
5/1/29	\$ 1,260,000	5.875%	\$ -	\$ 37,013	\$ -
11/1/29	\$ 1,260,000	5.875%	\$ 275,000	\$ 37,013	\$ 349,025
5/1/30	\$ 985,000	5.875%	\$ -	\$ 28,934	\$ -
11/1/30	\$ 985,000	5.875%	\$ 290,000	\$ 28,934	\$ 347,869
5/1/31	\$ 695,000	5.875%	\$ -	\$ 20,416	\$ -
11/1/31	\$ 695,000	5.875%	\$ 310,000	\$ 20,416	\$ 350,831
5/1/32	\$ 385,000	5.875%	\$ -	\$ 11,309	\$ -
11/1/32	\$ 385,000	5.875%	\$ 325,000	\$ 11,309	\$ 347,619
5/1/33	\$ 60,000	5.875%	\$ -	\$ 1,763	\$ -
11/1/33	\$ 60,000	5.875%	\$ 60,000	\$ 1,763	\$ 63,525
<b>Totals</b>			\$ 4,275,000	\$ 1,430,266	\$ 5,705,266

**VILLAGES OF BLOOMINGDALE  
COMMUNITY DEVELOPMENT DISTRICT**

**Capital Reserves  
Fiscal Year 2022**

	<b>Adopted Budget FY2021</b>	<b>Actuals Thru 04/30/21</b>	<b>Projected Next 5 Months</b>	<b>Total Thru 09/30/21</b>	<b>Proposed Budget FY2022</b>
<b><u>REVENUES</u></b>					
Transfer In	\$ 22,937	\$ 22,937	\$ -	\$ 22,937	\$ 13,399
Interest Income	1,000	78	100	178	1,000
<b>TOTAL REVENUES</b>	<b>\$ 23,937</b>	<b>\$ 23,015</b>	<b>\$ 100</b>	<b>\$ 23,115</b>	<b>\$ 14,399</b>
<b><u>EXPENDITURES</u></b>					
Capital Outlay - Amenity	\$ -	\$ -	\$ -	\$ -	\$ -
Capital Outlay	-	44,072	-	44,072	-
<b>TOTAL EXPENDITURES</b>	<b>\$ -</b>	<b>\$ 44,072</b>	<b>\$ -</b>	<b>\$ 44,072</b>	<b>\$ -</b>
<b>EXCESS OF REVENUES (EXPENDITURES)</b>	<b>\$ 23,937</b>	<b>\$ (21,057)</b>	<b>\$ 100</b>	<b>\$ (20,957)</b>	<b>\$ 14,399</b>
<b>BEGINNING FUND BALANCE</b>	<b>\$ 196,560</b>	<b>\$ 160,858</b>	<b>\$ -</b>	<b>\$ 160,858</b>	<b>\$ 139,900</b>
<b>ENDING FUND BALANCE</b>	<b>\$ 220,497</b>	<b>\$ 139,800</b>	<b>\$ 100</b>	<b>\$ 139,900</b>	<b>\$ 154,299</b>