

Greenway Improvement District

12051 Corporate Boulevard Orlando, FL 32817; 407-723-5900

www.greenwayid.org

The following is the proposed agenda for the upcoming Meeting of the Board of Supervisors for the Greenway Improvement District which will be held **Tuesday, August 18, 2020 at 3:00 p.m.** using telephonic conferencing due to the COVID-19 Executive Order 20-179. The proposed agenda for this Board Meeting is found below.

Please use the following information to join the telephonic conferencing:

Phone: 1-844-621-3956

Participant Code: 796 580 192#

BOARD OF SUPERVISORS' MEETING AGENDA

Organizational Matters

- Roll Call to Confirm a Quorum
- Public Comment Period
- 1. **Discussion regarding Executive Order 20-179**
- 2. **Consideration of the Minutes of the July 21, 2020 Board of Supervisors' Meeting**
- 3. **Consideration of Resolution 2020-07, Adopting an Annual Meeting Schedule for Fiscal Year 2021**

Business Matters

- **Consideration of Appointment to Construction Committee**
- **Consideration of Extending Existing Laureate Boulevard Landscape and Irrigation Maintenance Services Agreement with Down to Earth (Section 3)**
- 4. **Consideration of Personnel Leasing Agreement with Berman (*provided under separate cover*)**
- 5. **Consideration of Berman Agreement (*provided under separate cover*)**
- 6. **Consideration of District Counsel Fee Increase Letter for Fiscal Year 2021**
- 7. **Public Hearing on the Adoption of the District's Annual Budget**
 - a) **Public Comments and Testimony**
 - b) **Board Comments**
 - c) **Consideration of Resolution 2020-08, Adopting the Fiscal Year 2021 Budget and Appropriating Funds (*exhibits provided under separate cover*)**
- 8. **Consideration of Resolution 2020-09, Adopting an Assessment Roll for Fiscal Year 2021 and Certifying Special Assessments for Collection (*exhibits provided under separate cover*)**
- 9. **Ratification of Requisition Nos. 2018-84 – 2018-93 Approved in July 2020 in an amount totaling \$41,075.30**
- 10. **Ratification of Operation and Maintenance Expenditures Paid in July 2020 in an amount totaling \$78,830.88**
- 11. **Recommendation of Work Authorizations/Proposed Services (*if applicable*)**
- 12. **Review of District's Financial Position and Budget to Actual YTD**

Other Business

- A. Staff Reports



1. District Counsel
 2. District Manager
 3. District Engineer
 4. Construction Supervisor
- B. Supervisor Requests

Adjournment



GREENEWAY IMPROVEMENT DISTRICT

**Executive Order
20-179**

STATE OF FLORIDA

OFFICE OF THE GOVERNOR

EXECUTIVE ORDER NUMBER 20-179

(Emergency Management – COVID-19 – Local Government Public Meetings)

WHEREAS, Executive Order 20-69, as extended by Executive Order 20-112, Executive Order 20-123, Executive Order 20-139 and Executive Order 20-150, expires on August 1, 2020, unless extended; and

WHEREAS, Executive Order 20-69 requires amendment to address foreseeable Truth in Millage (“TRIM”), non ad valorem assessment, and value adjustment board related issues.

NOW, THEREFORE, I, RON DESANTIS, as Governor of Florida, by virtue of the authority vested in me by Article IV, Section (1)(a) of the Florida Constitution, Chapter 252, Florida Statutes, and all other applicable laws, promulgate the following Executive Order to take immediate effect:

Section 1.

Executive Order 20-69 is amended to include Section 5, as follows:

A. For any taxing authority holding a millage and budget hearing under Chapter 200, Florida Statutes, or a local governing board holding a hearing or meeting regarding a non ad valorem assessment, including, but not limited to, those under section 197.3632, Florida Statutes, I hereby suspend any Florida Statute that requires a quorum or supermajority of the membership to be present in person or requires the local government body to meet at a specific public place.

B. A taxing authority holding a millage and budget hearing under Chapter 200, Florida Statutes, or a local governing board holding a hearing or meeting regarding a non ad valorem

assessment including, but not limited to, those under section 197.3632, Florida Statutes, may utilize communications media technology, such as telephonic and video conferencing, as provided in section 120.54(5)(b)2., Florida Statutes.

C. This Executive Order does not waive any other requirement under the Florida Constitution and “Florida’s Government in the Sunshine Laws,” including Chapter 286, Florida Statutes.

D. The provisions set forth in this section shall expire at 12:01 a.m. on October 15, 2020.

Section 2.

Executive Order 20-69 is amended to include Section 6, as follows:

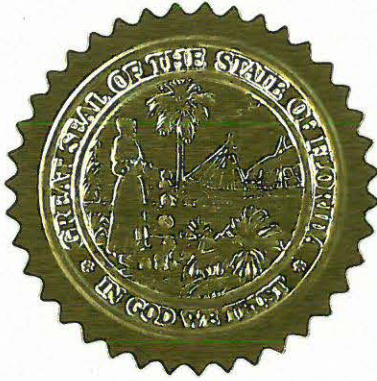
A. For any value adjustment board including, but not limited to, special magistrates, holding a hearing or meeting under Chapter 194, Florida Statutes, I hereby suspend any Florida Statute or rule that requires a quorum or individual to be present in person or requires the local government body or individual to meet at a specific public place.

B. A value adjustment board including, but not limited to, special magistrates, holding a hearing or meeting under Chapter 194, Florida Statutes, may utilize communications media technology, such as telephonic and video conferencing, as provided in section 120.54(5)(b)2., Florida Statutes.

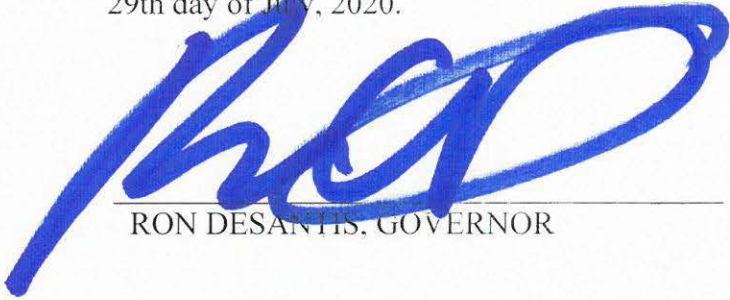
C. This Executive Order does not waive any other requirement under the Florida Constitution and “Florida’s Government in the Sunshine Laws,” including Chapter 286, Florida Statutes.

D. The provisions set forth in this section shall expire at 12:01 a.m. on December 15, 2020.

Section 3. Except as amended herein, I hereby extend Executive Order 20-69, as extended by Executive Orders 20-112, 20-123, 20-139 and 20-150, until 12:01 a.m. on September 1, 2020.



IN TESTIMONY WHEREOF, I have hereunto set my hand and caused the Great Seal of the State of Florida to be affixed, at Tallahassee, this 29th day of July, 2020.



RON DESANTIS, GOVERNOR

ATTEST:



SECRETARY OF STATE

FILED
2020 JUL 29 AM 11:46
DEPARTMENT OF STATE
TALLAHASSEE, FLORIDA

GREENWAY IMPROVEMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2020/2021 BUDGETS; NOTICE OF POSSIBLE REMOTE PROCEDURES DURING PUBLIC HEALTH EMERGENCY DUE TO COVID-19; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors ("**Board**") of the Greenway Improvement District ("**District**") will hold a public hearing on August 18, 2020 at 3:00 p.m. at the Courtyard Orlando Lake Nona, 6955 Lake Nona Boulevard, Orlando, Florida 32827, for the purpose of hearing comments and objections on the adoption of the proposed budgets ("**Proposed Budget**") of the District for the fiscal year beginning October 1, 2020 and ending September 30, 2021 ("**Fiscal Year 2020/2021**"). 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 Budget may be obtained at the offices of the District Manager, 12051 Corporate Blvd., Orlando, Florida 32817, (407) 723-5900 or (407) 723-5935 ("**District Manager's Office**"), during normal business hours, or by visiting the District's website at www.greenwayid.org.

It is anticipated that the public hearing and meeting will take place at the Courtyard Orlando Lake Nona, 6955 Lake Nona Boulevard, Orlando, Florida 32827. In the event that the COVID-19 public health emergency prevents the hearing and meeting from occurring in-person, the District may conduct the public hearing by telephone or video conferencing communications media technology pursuant to governmental orders, including but not limited to Executive Orders 20-52, 20-69, and 20-123 issued by Governor DeSantis, and any extensions or supplements thereof, and pursuant to Section 120.54(5)(b)2., *Florida Statutes*.

While it may be necessary to hold the above referenced public hearing and meeting utilizing communications media technology due to the current COVID-19 public health emergency, the District fully encourages public participation in a safe and efficient manner. To that end, anyone wishing to listen to and/or participate in the meeting can do so telephonically at 1-844-621-3956, Participant Code: 796 580 192#. Participants are strongly encouraged to submit questions and comments to the District Manager's Office at 12051 Corporate Blvd., Orlando, Florida 32817 or by calling (407) 723-5900 or (407) 723 5935 by August 17, 2020 at 5:00 p.m. in advance of the meeting to facilitate the Board's consideration of such questions and comments during the meeting.

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.

Jennifer Walden
District Manager

[NOTE: PUBLISH TWICE, ONE WEEK APART WITH FIRST PUBLICATION AT LEAST 15 DAYS PRIOR TO THE PROPOSED BUDGET HEARING]

GREENEWAY IMPROVEMENT DISTRICT

**Minutes of the July 21, 2020
Board of Supervisors' Meeting**

GREENWAY IMPROVEMENT DISTRICT BOARD OF SUPERVISORS' MEETING MINUTES

FIRST ORDER OF BUSINESS

The Board of Supervisors' Meeting for the Greenway Improvement District was called to order on Tuesday, July 21, 2020, at 3:00 p.m. via telephonic conferencing due to the COVID-19 Executive Orders 20-52, 20-69, & 20-123.

Present via phone:

Richard Levey	Chairperson
Chad Tinetti	Vice-Chairperson
Amanda Kost	Assistant Secretary
Karen Duerr	Assistant Secretary

Also, attending via phone:

Lynne Mullins	PFM
Jennifer Walden	PFM
Tucker Mackie	Hopping Green & Sams
Jeff Newton	Donald W. McIntosh Associates
Larry Kaufmann	Construction Supervisor & Construction Committee Member
Scott Thacker	District Landscape Supervisor & Construction Committee Member (joined at 3:04 p.m.)

SECOND ORDER OF BUSINESS

Public Comment Period

Dr. Levey noted for the record there were no members of the public present.

THIRD ORDER OF BUSINESS

Discussion Regarding Executive Orders 20-52, 20-69 & 20-123

Ms. Walden explained the Governor issued Executive Orders 20-52, 20-69 & 20-123. These are included in the packet and state the District can hold the meetings via telephonic conferencing due to the COVID-19 situation. Also included is a proof of the ad that was placed for today's meeting which notes those Executive Orders and the telephonic conferencing information for the public to safely join the meeting.

FOURTH ORDER OF BUSINESS

Consideration of the Minutes of the June 16, 2020, Auditor Selection Committee

Board Members reviewed the minutes from the June 16, 2020, Auditor Selection Committee.

On Motion by Ms. Duerr, second by Ms. Kost, with all in favor, the Board of Supervisors for the Greenway Improvement District approved the Minutes of the June 16, 2020, Auditor Selection Committee.

FIFTH ORDER OF BUSINESS

Consideration of the Minutes of the June 16, 2020, Board of Supervisors' Meeting

Board Members reviewed the minutes from the June 16, 2020, Board of Supervisors' Meeting.

On Motion by Ms. Duerr, second by Ms. Kost, with all in favor, the Board of Supervisors for the Greenway Improvement District approved the Minutes of the June 16, 2020, Board of Supervisors' Meeting.

SIXTH ORDER OF BUSINESS

Consideration of Extending Nemours Parkway Landscape and Irrigation Maintenance Services Agreement with Cepra (Section 1)

Ms. Mackie explained the three items under the bullet points in the agenda relate to the three separate Landscape Maintenance Contracts for which Greenway is separately contracted with Cepra for two sections and Down to Earth for the other section. The terms of the Landscape Maintenance Agreements say that the District may extend these agreements in writing within 30 days of the termination date. She noted that when the Board went out for RFP for these services the District secured proposals for a period of one year with the option to extend for up to an additional two years. The request from District staff is that the Board consider whether they want to extend the agreements with Cepra and Down to Earth. She added that moving forward with the extension letters would not change the existing termination provisions within the contract which would be available to the District should it need to terminate for cause at any point in time.

Mr. Thacker joined the meeting in progress via phone at 3:04 p.m. He explained the experience with Cepra to date has been very positive but with Down to Earth there are some concerns with the maintenance they are providing for Section 3. He noted that they are being monitored closely and he is meeting with them weekly. Down to Earth said they are committed to meet expectations of the District. He has made it clear to Down to Earth that they will be documented with photos and will be held accountable so at next month's meeting he can make a recommendation.

Dr. Levey asked if it is Mr. Thacker's recommendation that the District does not take action on Down to Earth at this time. Mr. Thacker replied yes. Dr. Levey asked if there was a time issue or concern with waiting. Ms. Mackie said no but the District will need to take this up at the next meeting.

Ms. Duerr asked the difference between what Cepra maintains and what Down to Earth maintains. Mr. Thacker responded Cepra is maintaining Nemours Parkway and Tavistock Lakes Boulevard and Down to Earth is maintaining Laureate Boulevard. The District maintains from curb to the back of sidewalk and the

HOA or a homeowner maintains beyond the sidewalk. Mr. Newton asked if the Board decides not to extend the contract with Down to Earth is there sufficient time to do an RFP and get someone else on Board in the timeframe remaining in Down to Earth's contract. Ms. Mackie stated that would be terminating services for cause and at that point the District could engage another Contractor on an emergency basis while taking the time to go through the RFP if one is required. She asked Ms. Walden the contract amount of Section 3.

Ms. Mackie stated for today District staff is looking for a motion to direct District staff to transmit extension letters to Cepra for Section 1 and 2 and no action at this point in time would be sought for Section 3. Dr. Levey asked Mr. Thacker if one of the existing Contractors would be able to pick up the work should he decide to recommend to the Board not to continue with Down to Earth. Mr. Thacker replied he thinks they will be able to do that.

Ms. Walden stated the contract amount for Section 3 is about \$4,000.00 per month. Ms. Mackie noted that is below the threshold and the District is not required to go through the RFP process.

On Motion by Ms. Kost, second by Ms. Duerr, with all in favor, the Board of Supervisors for the Greenway Improvement District authorized District staff to send an extension letter to Cepra for Nemours Parkway Landscape and Irrigation Maintenance Services Agreement with (Section 1) and Tavistock Lakes Boulevard Landscape and Irrigation Maintenance Services Agreement (Section 2).

SEVENTH ORDER OF BUSINESS

Consideration of Extending Existing Tavistock Lakes Boulevard Landscape and Irrigation Maintenance Services Agreement with Cepra (Section 2)

The Board reviewed and acted upon Section 2 as outlined above.

EIGHTH ORDER OF BUSINESS

Consideration of Extending Existing Laureate Boulevard Landscape and Irrigation Maintenance Services Agreement with Down to Earth (Section 3)

This item will be tabled until next month as discussed above.

NINTH ORDER OF BUSINESS

Ratification of Requisition Nos. 2018-78 – 2018-83 Approved in June 2020 in an amount totaling \$154,143.60

Board Members reviewed Requisition Nos. 2018-78 – 2018-83 approved in June 2020 in an amount totaling \$154,143.60. Dr. Levey noted that these have been approved and paid and just need to be ratified by the Board.

On Motion by Ms. Duerr, second by Ms. Kost, with all in favor, the Board of Supervisors for the Greenway Improvement District ratified Requisition Nos. 2018-78 – 2018-83 approved in June 2020 in an amount totaling \$154,143.60.

TENTH ORDER OF BUSINESS

Ratification of Operation and Maintenance Expenditures Paid in June 2020 in an amount totaling \$70,052.56

Board Members reviewed the Operation & Maintenance Expenditures paid in June 2020 in an amount totaling \$70,052.56. Dr. Levey noted these have been approved and paid and just need to be ratified by the Board.

On Motion by Ms. Duerr, second by Ms. Kost, with all in favor, the Board of Supervisors for the Greenway Improvement District ratified the Operation & Maintenance Expenditures paid in June 2020 in an amount totaling \$70,052.56.

ELEVENTH ORDER OF BUSINESS

Recommendation of Work Authorizations/Proposed Services

Mr. Kaufmann stated that there were no Work Authorizations for this Board.

TWELFTH ORDER OF BUSINESS

Review of District's Financial Position and Budget to Actual YTD

Board Members reviewed the Statement of Financial Position and Budget to Actual through June 30, 2020. Ms. Walden noted that the District has spent a total of \$586,000.00 vs. an overall budget of \$921,000.00. No action is required by the Board.

Dr. Levey asked if there were any line item concerns. Ms. Walden stated there was nothing new to note. The District has gone over budget on some of the line items but some of the other line items are under. The District seems to be on track with the budget.

THIRTEENTH ORDER OF BUSINESS

Staff Reports

District Counsel –

Ms. Mackie stated the Governor's Executive Orders allow the District to conduct meetings virtually only through the end of July but it is anticipated that it will be extended. District staff will keep the Board apprised and expects the August meeting will be held virtually unless the Board hears otherwise.

District Manager –

Ms. Walden noted the next Board of Supervisors meeting is scheduled for Tuesday, August 18, 2020, and it is the public hearing to adopt the budget. It is likely to be virtual and if not, the District Management team booked the Courtyard Marriott in Lake Nona next to the Tavistock offices in order to hold an in-person meeting. The only District Staff in physical attendance would be the District Manager and other District Staff would attend via phone.

District Engineer –

Mr. Newton referenced the Construction Contract Status Memo (Minutes Exhibit A). Nemours Parkway Phase 7 is the only construction project right now and the only outstanding item is the construction of the hardscape monuments that are supposed to be done late this month or early next month. There is a Change Order before the Board in the additive amount of \$3,877.19 which covers three different Change Order requests from the Contractor. One of the Change Order requests is a deductive amount that applies to the Developer's portion of the contract and the remainder is an additive amount that goes toward the District portion of the contract. The backup is attached to the memo. Mr. Newton requested a motion from the Board to approve Change Order No. 7 in the additive amount of \$3,877.19.

Ms. Duerr asked what the Change Order is for. Mr. Newton stated there are three different components. The one that applied to the Developer's side of the ledger had to do with a temporary turnaround at the end of Barish Avenue which did not have to get installed because Laureate Park Phase 10 was built simultaneously and it was credited back to the contract. There was also some signage for speed humps that got added partway through the project along the road which relates to the second Change Order request in the amount of \$5,285.00. The bulk of the additive request was \$10,244.73 and it largely had to do with the hardscape monuments because the Contractor priced them three years ago and the permit was only issued within the past two months. As a result, they are charging an escalation on labor and materials which was found to be reasonable given the delay between the date of their contract and when they had a permit to install the hardscape monuments.

On Motion by Ms. Duerr, second by Ms. Kost, with all in favor, the Board of Supervisors for the Greenway Improvement District approved Change Order No. 7 in the additive amount of \$3,877.19.

Construction Supervisor – No Report

District Landscape Supervisor- No Report

FOURTEENTH ORDER OF BUSINESS

Supervisor and Audience Comments & Adjournment

There was no other business to discuss. Dr. Levey requested a motion to adjourn.

On Motion by Ms. Duerr, second by Ms. Kost, with all in favor, the July 21, 2020, meeting of the Board of Supervisors for the Greenway Improvement District was adjourned.

Secretary/Assistant Secretary

Chair/Vice Chair



**DONALD W. MCINTOSH
ASSOCIATES, INC.**

MEMORANDUM

DATE: July 21, 2020
TO: Greenway Improvement District
Board of Supervisors
FROM: Donald W. McIntosh Associates, Inc.
District Engineer
RE: Construction Contract Status

Dear Board Members,

Please accept this correspondence as a current summary of our construction contract status. Listed below by project is a brief summary of recent contract activity. A copy of the latest Change Order log is attached.

CIVIL ENGINEERS

Nemours Parkway Phase 7 – Jr. Davis Construction Company, Inc.

LAND PLANNERS

Construction Status: Upon issuance of a Certificate of Final Completion, Greenway Improvement District will be invoicing the Boggy Creek Improvement District for improvements within the BCID boundary. This is likely to take place in late-August or early-September. The Contractor has submitted three Change Order requests to the District totaling \$14,819.52. Of this total, \$11,652.54 is deductive toward the Developer portion of the contract for Barish Avenue and \$15,529.73 is additive toward the District portion of the contract for additional street signage and escalations related to the monument signage.

SURVEYORS

Change Order (C.O.) Status: Change Order No. 7 in the additive amount of \$3,877.19 for Barish Avenue modifications, added signage per plan revision and monument signs landscape and irrigation restoration.

Recommended Motion: Approve Change Order No. 7 in the additive amount of \$3,877.19.

Should there be any questions, please do not hesitate to call.

Thank you.

End of memorandum.

c: Larry Kaufmann
Matt McDermott
Chris Wilson
Dan Young
Tarek Fahmy

2200 Park Ave. North

Winter Park, FL

32789-2355

Fax 407-644-8318

407-644-4068

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<http://www.dwma.com>

**LAKE NONA SOUTH
Greenway Improvement District
Nemours Parkway Phase 7
Change Order Log
Jr. Davis**

C.O. #	Date	Description of Revision	Additional Days	Amount	Status	New Contract Amount Original Contract Date	To Board	Approval Date	Notes
						\$6,312,276.78			
1	2/8/2019	Contract adjustment for revision to include scope of work for addendums/plans issued after bid date.		\$ 161,445.97	Approved	\$ 6,473,722.75	2/19/2019	2/19/2019	
2	5/20/2019	Add sanitary and reclaim service laterals intended to serve the Nemours Children's Hospital.		\$ 12,879.00	Approved	\$ 6,486,601.75	5/21/2019	5/21/2019	
3	9/12/2019	Contract Calendar Extension - Add 60 Days	60	\$ -	Approved	\$ 6,486,601.75	9/17/2019	9/17/2019	
4	9/19/2019	Landscaping and Irrigation Revisions		\$ 49,204.52	Approved	\$ 6,535,806.27	10/15/2019	10/15/2019	
5	1/15/2020	Modify Ramps at Nemours Hospital		\$ 17,168.75	Approved	\$ 6,552,975.02	1/21/2020	1/21/2020	
6	4/21/2020	Direct Owner Purchase Reconciliation		\$ (1,262,145.00)	Approved	\$ 5,290,830.02	4/21/2020	4/21/2020	
7	6/19/2020	Barish Avenue Modifications, Added Signage per Plan Revision, Monument Signs Landscape & Irrigation Restoration		\$ 3,877.19	Pending	\$ 5,294,707.21	7/21/2020		

Greenway Improvement District
CONTRACT CHANGE ORDER

Change Order No. 7

Project: Nemours Parkway Phase 7

Date 6/23/2020

Engineer: Donald W. McIntosh Associates, Inc.

Contractor: Jr. Davis Construction Company

ITEM NO.	WORK PERFORMED	DESCRIPTION OF CHANGE	AMOUNT / (-) +
1	Barish Avenue Modifications - Lift Station and Sod	DEDUCT	\$ (11,652.54)
2	Added Signage per Plan Revision	ADD	\$ 5,285.00
3	Monument Signs	ADD	\$ 10,244.73

Net Change Order Amount \$ 3,877.19


Contract Amount Prior to Change Order \$ 5,290,830.02

Revised Contract Amount \$ 5,294,707.21

COMMENTS:

See attached backup.

Acceptable To:


Jr. Davis Construction

Date:

7/1/2020

Approved By:


Greenway Improvement District

Date: 7.1.2020

c: Jeffrey J. Newton, P.E.

NEMOURS PARKWAY PHASE 7 - BARISH AVE MODIFICATIONS



JR. DAVIS CONSTRUCTION

210 S. HOAGLAND BLVD.

KISSIMMEE, FL 34741

Contact: CONOR MACNAMARA

Phone: 407-870-0066

Email: CONOR.MACNAMARA@JR-DAVIS.COM

Quote To:

Tavistock Development Company

Proposal Date: 1/8/2020

Date of Plans: N/A

Revision Date: N/A

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	AMOUNT
BARISH AVENUE MODIFICATIONS					
210	TEMP TURNAROUND AT LIFT STATION CREDIT	-849.00	SY	18.46	-15,672.54
220	SOD BARISH AVE FOR FINAL INSPECTION	1,675.00	SY	2.40	4,020.00
BARISH AVENUE MODIFICATIONS					-\$11,652.54
GRAND TOTAL					\$-11,652.54

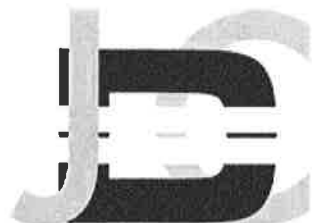
NOTES:

PROPOSAL INCLUDES SODDING OF THE BARISH AVE SEGMENT WITH A 2' STRIP FROM BOC ON THE EAST SIDE OF THE ROAD AND SODDING FROM THE BOC TO ROW ON THE WEST SIDE OF THE ROAD.

JDC Reference:1961RFC006R1

CC:TBD

NEMOURS PARKWAY PHASE 7 - ADDED SIGNAGE PLAN REV.12



Jr. Davis Construction Company, Inc.

JR. DAVIS CONSTRUCTION

210 S. HOAGLAND BLVD.

KISSIMMEE, FL 34741

Contact: CONOR MACNAMARA

Phone: 407-870-0066

Email: CONOR.MACNAMARA@JR-DAVIS.COM

Quote To: Greenway Improvement District

Proposal Date: 5/14/2020

Date of Plans: 1/30/18

Revision Date: 3/10/20

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	AMOUNT
110	SURVEY	1.00	LS	565.00	565.00
130	W17-1 RAISED HUMPS AHEAD (BRONZE)	1.00	EA	885.00	885.00
140	W17-1 RAISED HUMPS AHEAD (BLACK)	1.00	EA	735.00	735.00
150	W11-2 PED CROSSING & W16-7P ARROW SIGNS (BLACK)	4.00	EA	775.00	3,100.00

GRAND TOTAL

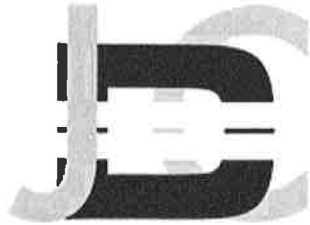
\$5,285.00

NOTES:

PROPOSAL IS INCLUSIVE OF THE ADDED SIGNS ON NEMOURS PKWY PER PLAN REVISION #12 DATED 5/14/20.

JDC Reference:1961RFCO07

NEMOURS PARKWAY MONUMENT SIGNS



Jr. Davis Construction Company, Inc.

JR. DAVIS CONSTRUCTION

210 S. HOAGLAND BLVD.

KISSIMMEE, FL 34741

Contact: CONOR MACNAMARA

Phone: 407-870-0066

Email: CONOR.MACNAMARA@JR-DAVIS.COM

Quote To: Greeneway Improvement District

Proposal Date: 5/15/2020

Date of Plans: 6/14/2017

Revision Date: 3/30/20

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	AMOUNT
50	Survey	1.00	LS	985.99	985.99
100	Landscape & Irrigation Restoration	1.00	LS	10,942.33	10,942.33
200	Labor & Material Price Escalation	1.00	LS	9,258.74	9,258.74

GRAND TOTAL

\$21,187.06

\$10,244.73

NOTES:

Proposal is inclusive of landscaping and irrigation restoration along with labor and material price escalation.

The pricing included in the Nemours Pkwy PH.7 contract executed 8/22/18 was based on monument signs being installed during the project prior to landscaping. The sign locations included in the revised landscaping drawings received 3/30/20 are at areas where existing landscaping/ irrigation will require restoration following construction of monuments.

JDC Reference:1961RFC008

GREENEWAY IMPROVEMENT DISTRICT

**Resolution 2020-07,
Adopting an Annual Meeting Schedule for
Fiscal Year 2021**

RESOLUTION 2020-07

A RESOLUTION OF THE GREENEWAY IMPROVEMENT DISTRICT DESIGNATING DATES, TIMES AND LOCATIONS FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Greenway Improvement District ("District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated in City of Orlando, Florida; and

WHEREAS, the Board of Supervisors of the District ("Board") is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by the provisions of Chapter 286, *Florida Statutes*; and

WHEREAS, the Board is statutorily required to file annually, with the local governing authority and the Florida Department of Economic Opportunity, a schedule of its regular meetings.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE GREENEWAY IMPROVEMENT DISTRICT:

1. Regular meetings of the District's Board shall be held as provided on the schedule attached hereto as **Exhibit A**.
2. In accordance with Section 189.015(1), *Florida Statutes*, the District's Secretary is hereby directed to file annually with Orange County a schedule of the District's regular meetings.
3. This Resolution shall take effect immediately upon adoption.

Adopted this 18th day of August, 2020.

ATTEST:

Greenway Improvement District

Secretary/Assistant Secretary

Chairman/Vice Chairman

EXHIBIT A

Greenway Improvement District Fiscal Year 2020-2021

The Board of Supervisors of the Greenway Improvement District will hold its meetings for the Fiscal Year 2021 in the offices of Lake Nona Land Company located at 6900 Tavistock Lakes Blvd, Suite 200, Orlando, Florida 32827 at 3:00 p.m. on the third Tuesday of each month.

October 20, 2020
November 17, 2020
December 15, 2020
January 19, 2021
February 16, 2021
March 16, 2021
April 20, 2021
May 18, 2021
June 15, 2021
July 20, 2021
August 17, 2021
September 21, 2021

Construction Committee of the Boggy Creek, Greenway & Myrtle Creek Improvement Districts and the Poitras East Community Development District Fiscal Year 2020-2021

The Construction Committee of the Boggy Creek, Greenway and Myrtle Creek Improvement Districts and the Poitras East Community Development District will be meeting for the Fiscal Year 2021 in the office of Donald W. McIntosh Associates, Inc., 2200 Park Avenue North, Winter Park, FL 32789 at 3:30 p.m. every other week as follows:

October 8 & 22, 2020
November 5 & 19, 2020
December 3, 17 & 31, 2020
January 14 & 28, 2021
February 11 & 25, 2021
March 11 & 25, 2021
April 8 & 22, 2021
May 6 & 20, 2021
June 3 & 17, 2021
July 1, 15 & 29, 2021
August 12 & 26, 2021
September 9 & 23, 2021

GREENEWAY IMPROVEMENT DISTRICT

**Personal Leasing Agreement with Berman
*(provided under separate cover)***

GREENEWAY IMPROVEMENT DISTRICT

Berman Agreement
(provided under separate cover)

GREENEWAY IMPROVEMENT DISTRICT

**Resolution 2020-08,
Adopting the Fiscal Year 2021 Budget and
Appropriating Funds
*(exhibits provided under separate cover)***

RESOLUTION 2020-08

THE ANNUAL APPROPRIATION RESOLUTION OF THE GREENEWAY IMPROVEMENT DISTRICT ("DISTRICT") RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGETS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2020, AND ENDING SEPTEMBER 30, 2021; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June, 2020, submitted to the Board of Supervisors ("**Board**") of the Greenway Improvement District ("**District**") proposed budgets ("**Proposed Budget**") for the fiscal year beginning October 1, 2020 and ending September 30, 2021 ("**Fiscal Year 2020/2021**") 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, at least sixty (60) days prior to the adoption of the Proposed Budget, 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 1st 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 GREENEWAY IMPROVEMENT 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 Greenway Improvement District for the Fiscal Year Ending September 30, 2021."
- 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 2020/2021, the sum of \$_____ 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	\$_____
DEBT SERVICE FUND(S)	\$_____
TOTAL ALL FUNDS	\$_____

SECTION 3. BUDGET AMENDMENTS

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2020/2021 or within 60 days following the end of the Fiscal Year 2020/2021 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 \$10,000 or 10% 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 18th DAY OF AUGUST, 2020.

ATTEST:

GREENEWAY IMPROVEMENT DISTRICT

Secretary/Assistant Secretary

By: _____

Its: _____

EXHIBIT A

GREENEWAY IMPROVEMENT DISTRICT

**Resolution 2020-09,
Adopting an Assessment Roll for Fiscal
Year 2021 and Certifying Special
Assessments for Collection
*(exhibits provided under separate cover)***

RESOLUTION 2020-09

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE GREENEWAY IMPROVEMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2020/2021; PROVIDING FOR THE COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS, INCLUDING BUT NOT LIMITED TO PENALTIES AND INTEREST THEREON; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Greenway Improvement District ("**District**") is a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

WHEREAS, the District is located in Orange County, Florida ("**County**"); and

WHEREAS, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District's adopted capital improvement plan and Chapter 190, *Florida Statutes*; and

WHEREAS, the Board of Supervisors ("**Board**") of the District hereby determines to undertake various operations and maintenance and other activities described in the District's budget ("**Adopted Budget**") for the fiscal year beginning October 1, 2020 and ending September 30, 2021 ("**Fiscal Year 2020/2021**"), attached hereto as **Exhibit "A;"** and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the Adopted Budget; and

WHEREAS, the provision of such services, facilities, and operations is a benefit to lands within the District; and

WHEREAS, Chapter 190, *Florida Statutes*, provides that the District may impose special assessments on benefitted lands within the District; and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the special assessments for operations and maintenance in the amount set forth in the Adopted Budget; and

WHEREAS, the District has previously levied an assessment for debt service for its Series 2013 Bonds and its Series 2018 Note, which the District desires to collect for Fiscal Year 2020/2021; and

WHEREAS, Chapter 197, *Florida Statutes*, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector ("**Uniform Method**"), and the District has previously authorized the use of the Uniform Method by, among other things, entering into agreements with the Property Appraiser and Tax Collector of the County for that purpose; and

WHEREAS, it is in the best interests of the District to adopt the assessment roll ("**Assessment Roll**") attached to this Resolution as **Exhibit "B,"** and to certify the portion of the Assessment Roll related to certain developed property ("**Tax Roll Property**") to the County Tax Collector pursuant to the Uniform Method and to directly collect the portion of the Assessment Roll relating to the remaining property ("**Direct Collect Property**"), all as set forth in **Exhibit "B;"** and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll adopted herein, including that portion certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE GREENEWAY IMPROVEMENT DISTRICT:

SECTION 1. BENEFIT & ALLOCATION FINDINGS. The provision of the services, facilities, and operations as described in **Exhibit "A"** confers a special and peculiar benefit to the lands within the District, which benefit exceeds or equals the cost of the assessments. The allocation of the assessments to the specially benefitted lands is shown in **Exhibits "A" and "B,"** and is hereby found to be fair and reasonable.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapters 170, 190 and 197, *Florida Statutes*, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefitted lands within the District and in accordance with **Exhibits "A" and "B."** The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution. Moreover, pursuant to Section 197.3632(4), *Florida Statutes*, the lien amount shall serve as the "maximum rate" authorized by law for operation and maintenance assessments.

SECTION 3. COLLECTION AND ENFORCEMENT; PENALTIES; INTEREST.

A. **Tax Roll Assessments.** The operations and maintenance special assessments and previously levied debt service special assessments imposed on the Tax Roll Property shall be collected at the same time and in the same manner as County taxes in accordance with the Uniform Method, as set forth in **Exhibits "A" and "B."**

- B. **Direct Bill Assessments.** The operations and maintenance special assessments and previously levied debt service special assessments for the Series 2013 Bonds imposed on the Direct Collect Property shall be collected directly by the District in accordance with Florida law, as set forth in **Exhibits "A" and "B."** The operations and maintenance special assessments and previously levied debt service special assessments for the Series 2013 Bonds directly collected by the District are due in full on December 1, 2020; provided, however, that, to the extent permitted by law, the assessments due may be paid in several partial, deferred payments and according to the following schedule: 50% due no later than December 1, 2020, 25% due no later than February 1, 2021 and 25% due no later than May 1, 2021. The previously levied debt service special assessments for the Series 2018 Note will be collected directly by the District in accordance with Florida law, as set forth in **Exhibits "A" and "B."** The previously levied debt service special assessments for the Series 2018 Note directly collected by the District shall be paid within thirty (30) days of receipt of a direct bill invoice from the District, which invoice shall be delivered to applicable landowners not later than October 1, 2020 and April 1, 2021, for the debt service payments due November 1, 2020, and May 1, 2021, respectively. In the event that an assessment payment is not made in accordance with the schedule stated above, the whole assessment – including any remaining partial, deferred payments for Fiscal Year 2020/2021, shall immediately become due and payable; shall accrue interest, penalties in the amount of one percent (1%) per month, and all costs of collection and enforcement; and shall either be enforced pursuant to a foreclosure action, or, at the District's sole discretion, collected pursuant to the Uniform Method on a future tax bill, which amount may include penalties, interest, and costs of collection and enforcement. Any prejudgment interest on delinquent assessments shall accrue at the rate of any bonds secured by the assessments, or at the statutory prejudgment interest rate, as applicable. In the event an assessment subject to direct collection by the District shall be delinquent, the District Manager and District Counsel, without further authorization by the Board, may initiate foreclosure proceedings pursuant to Chapter 170, *Florida Statutes*, or other applicable law to collect and enforce the whole assessment, as set forth herein.
- C. **Future Collection Methods.** The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

SECTION 4. ASSESSMENT ROLL. The Assessment Roll, attached to this Resolution as **Exhibit "B,"** is hereby certified for collection. That portion of the Assessment Roll which includes the Tax Roll Property is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the District.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution, and shall amend the Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates in the District records.

SECTION 6. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

PASSED AND ADOPTED this 18TH day of August, 2020.

ATTEST:

GREENEWAY IMPROVEMENT DISTRICT

Secretary / Assistant Secretary

By: _____

Its: _____

Exhibit A: Budget
Exhibit B: Assessment Roll (Uniform Method)
Assessment Roll (Direct Collect)

Exhibit A:
Budget

Exhibit B:

Assessment Roll (Uniform Method)

Assessment Roll (Direct Collect)

GREENEWAY IMPROVEMENT DISTRICT

**Requisition Nos. 2018-84 - 2018-93 Approved in
July 2020 in an amount totaling \$41,075.30**

GREENEWAY IMPROVEMENT DISTRICT

DISTRICT OFFICE • 12051 CORPORATE BLVD • ORLANDO, FL 32817

PHONE: (407) 723-5900 • FAX: (407) 723-5901

Requisition Recap For Board Approval

Attached please find the listing of requisitions approved to be paid from bond funds from July 1, 2020 through July 31, 2020. This does not include requisitions previously approved by the Board.

REQUISITION NO.	PAYEE	AMOUNT
S2018-084	Boggy Creek Improvement District	\$94.07
S2018-085	Dix.Hite + Partners	\$390.50
S2018-086	Professional Service Industries	\$13,500.00
S2018-087	Donald W. McIntosh Associates	\$15,221.48
S2018-088	Hopping Green & Sams	\$164.50
S2018-089	Boggy Creek Improvement District	\$92.19
S2018-090	Greeneway Improvement District	\$2,100.00
S2018-091	Dewitt Excavation	\$2,027.66
S2018-092	Jr. Davis Construction	\$6,056.90
S2018-093	Kittelson & Associates	\$1,428.00
		\$41,075.30

EXHIBIT A

GREENEWAY IMPROVEMENT DISTRICT REQUISITION FOR PAYMENT AND 2018 NOTE REQUISITION AND CONSTRUCTION ACCOUNT

DATE:	July 2, 2020	REQUISITION NO:	084
PAYEE:	Boggy Creek Improvement District	AMOUNT DUE:	\$94.07
ADDRESS:	12051 Corporate Boulevard Orlando, FL 32817	FUND:	Acquisition/Construction
ITEM:	Reimbursement for Construction-Related Legal Advertising, Split Between Boggy Creek, Greeneway, Myrtle Creek, and Poitras East, Paid to Orlando Sentinel Out of Boggy Creek Series 2018 Construction Funds (Reference OSC21090309; Ad: 6678006), Req. 2018-160		

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and the construction of the 2018 Project (herein after the "Project") and each represents a Cost of the Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the monies payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage, which the District is at the date of such certificate entitled to retain.

It is hereby represented by the undersigned that the Governing Body of the District has approved this requisition or has approved the specific contract with respect to which disbursements pursuant to this requisition are due and payable.

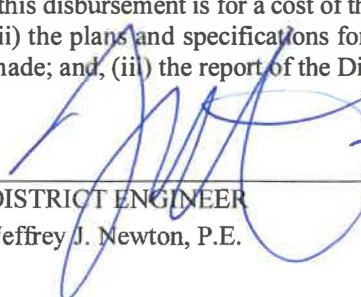
Attached hereto are photocopies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested.

GREENEWAY IMPROVEMENT DISTRICT

BY: 
CHAIRMAN or VICE CHAIRMAN

DISTRICT ENGINEER'S APPROVAL FOR PROJECT EXPENDITURES

The undersigned District Engineer hereby certifies that this disbursement is for a cost of the 2018 Project and is consistent with: (i) the applicable or construction contract; (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and, (iii) the report of the District Engineer.

BY: 
DISTRICT ENGINEER
Jeffrey J. Newton, P.E. 7/2/20
Date

RECEIVED

By Amanda Lane at 4:53 pm, Jul 06, 2020

EXHIBIT A

GREENEWAY IMPROVEMENT DISTRICT REQUISITION FOR PAYMENT AND 2018 NOTE REQUISITION AND CONSTRUCTION ACCOUNT

DATE:	July 2, 2020	REQUISITION NO:	085
PAYEE:	Dix.Hite + Partners	AMOUNT DUE:	\$390.50
ADDRESS:	150 West Jessup Avenue Longwood, FL 32750	FUND:	Acquisition/Construction
ITEM:	Invoice 2006080 for Project 21646.4 (Nemours Pkwy Phase 7) Through 06/19/2020		

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and the construction of the 2018 Project (herein after the "Project") and each represents a Cost of the Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the monies payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage, which the District is at the date of such certificate entitled to retain.

It is hereby represented by the undersigned that the Governing Body of the District has approved this requisition or has approved the specific contract with respect to which disbursements pursuant to this requisition are due and payable.

Attached hereto are photocopies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested.

GREENEWAY IMPROVEMENT DISTRICT

BY: 

CHAIRMAN or VICE CHAIRMAN

DISTRICT ENGINEER'S APPROVAL FOR PROJECT EXPENDITURES

The undersigned District Engineer hereby certifies that this disbursement is for a cost of the 2018 Project and is consistent with: (i) the applicable or construction contract; (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and, (iii) the report of the District Engineer.

BY: 

DISTRICT ENGINEER
Jeffrey J. Newton, P.E.

Date 7/2/20

EXHIBIT A

GREENEWAY IMPROVEMENT DISTRICT REQUISITION FOR PAYMENT AND 2018 NOTE REQUISITION AND CONSTRUCTION ACCOUNT

DATE:	July 2, 2020	REQUISITION NO:	086
PAYEE:	Professional Service Industries, Inc.	AMOUNT DUE:	\$13,500.00
ADDRESS:	PO Box 74008418 Chicago, IL 60674-8418	FUND:	Acquisition/Construction
ITEM:	Invoice 709287 for Project 7572342 (Centerline Drive, Segments C & D, Orlando, FL) Through 06/30/2020		

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and the construction of the 2018 Project (herein after the "Project") and each represents a Cost of the Project, and has not previously been paid.


The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the monies payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage, which the District is at the date of such certificate entitled to retain.

It is hereby represented by the undersigned that the Governing Body of the District has approved this requisition or has approved the specific contract with respect to which disbursements pursuant to this requisition are due and payable.

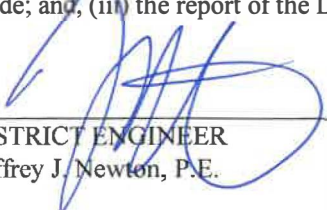
Attached hereto are photocopies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested.

GREENEWAY IMPROVEMENT DISTRICT

BY: 
CHAIRMAN or VICE CHAIRMAN

DISTRICT ENGINEER'S APPROVAL FOR PROJECT EXPENDITURES

The undersigned District Engineer hereby certifies that this disbursement is for a cost of the 2018 Project and is consistent with: (i) the applicable or construction contract; (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and, (iii) the report of the District Engineer.

BY: 
DISTRICT ENGINEER
Jeffrey J. Newton, P.E. 7/2/20
Date

GREENEWAY IMPROVEMENT DISTRICT
REQUISITION FOR PAYMENT AND
2018 NOTE REQUISITION AND CONSTRUCTION ACCOUNT

DATE:	July 10, 2020	REQUISITION NO:	087
PAYEE:	Donald W. McIntosh Associates	AMOUNT DUE:	\$15,221.48
ADDRESS:	2200 Park Avenue North Winter Park, FL 32789	FUND:	Acquisition/Construction
ITEM:	<ul style="list-style-type: none">• Invoice 38047 for Project 23216 (Lake Nona Greeneway) Through 06/19/2020 – \$5,113.00• Invoice 38054 for Project 17141 (Centerline Drive Phase 2 (aka Segment F) Through 06/19/2020 – \$1,355.00• Invoice 38056 for Project 18129 (Nemours Parkway Phase 7 – Construction Phase Services – GID) Through 06/19/2020 – \$397.28• Invoice 38057 for Project 18140 (Centerline Drive – Segments A & B) Through 06/19/2020 – \$2,720.00• Invoice 38058 for Project 18141 (Centerline Drive – Segments C & D) Through 06/19/2020 – \$5,636.20		

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and the construction of the 2018 Project (herein after the "Project") and each represents a Cost of the Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the monies payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage, which the District is at the date of such certificate entitled to retain.

It is hereby represented by the undersigned that the Governing Body of the District has approved this requisition or has approved the specific contract with respect to which disbursements pursuant to this requisition are due and payable. Attached hereto are photocopies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested.

GREENEWAY IMPROVEMENT DISTRICT

BY: 
CHAIRMAN OR VICE CHAIRMAN

DISTRICT ENGINEER'S APPROVAL FOR PROJECT EXPENDITURES

The undersigned District Engineer hereby certifies that this disbursement is for a cost of the 2018 Project and is consistent with: (i) the applicable or construction contract; (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and, (iii) the report of the District Engineer.

BY:  7/14/20
DISTRICT ENGINEER Jeffrey J. Newton, P.E.

RECEIVED

By Amanda Lane at 3:43 pm, Jul 14, 2020

EXHIBIT A

GREENWAY IMPROVEMENT DISTRICT REQUISITION FOR PAYMENT AND 2018 NOTE REQUISITION AND CONSTRUCTION ACCOUNT

DATE:	July 10, 2020	REQUISITION NO:	088
PAYEE:	Hopping Green & Sams	AMOUNT DUE:	\$164.50
ADDRESS:	119 S. Monroe St., Ste. 300 PO Box 6526 Tallahassee, FL 32314	FUND:	Acquisition/Construction
ITEM:	Invoice 115519 for Project Construction Through 05/31/2020		

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and the construction of the 2018 Project (herein after the "Project") and each represents a Cost of the Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the monies payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage, which the District is at the date of such certificate entitled to retain.

It is hereby represented by the undersigned that the Governing Body of the District has approved this requisition or has approved the specific contract with respect to which disbursements pursuant to this requisition are due and payable.

Attached hereto are photocopies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested.

GREENWAY IMPROVEMENT DISTRICT

BY: 
CHAIRMAN or VICE CHAIRMAN

DISTRICT ENGINEER'S APPROVAL FOR PROJECT EXPENDITURES

The undersigned District Engineer hereby certifies that this disbursement is for a cost of the 2018 Project and is consistent with: (i) the applicable or construction contract; (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and, (iii) the report of the District Engineer.

BY: 
DISTRICT ENGINEER Jeffrey J. Newton, P.E.

RECEIVED

By Amanda Lane at 3:43 pm, Jul 14, 2020

EXHIBIT A

GREENEWAY IMPROVEMENT DISTRICT REQUISITION FOR PAYMENT AND 2018 NOTE REQUISITION AND CONSTRUCTION ACCOUNT

DATE:	July 10, 2020	REQUISITION NO:	089
PAYEE:	Boggy Creek Improvement District	AMOUNT DUE:	\$92.19
ADDRESS:	12051 Corporate Boulevard Orlando, FL 32817	FUND:	Acquisition/Construction
ITEM:	Reimbursement for Construction-Related Legal Advertising, Split Between Boggy Creek, Greeneway, Myrtle Creek, and Poitras East, Paid to Orlando Sentinel Out of Boggy Creek Series 2018 Construction Funds (Reference OSC21942649; Ad: 6696735), Req. 2018-164		

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and the construction of the 2018 Project (herein after the "Project") and each represents a Cost of the Project, and has not previously been paid.


The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the monies payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage, which the District is at the date of such certificate entitled to retain.

It is hereby represented by the undersigned that the Governing Body of the District has approved this requisition or has approved the specific contract with respect to which disbursements pursuant to this requisition are due and payable.

Attached hereto are photocopies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested.

GREENEWAY IMPROVEMENT DISTRICT

BY: 
CHAIRMAN or VICE CHAIRMAN

DISTRICT ENGINEER'S APPROVAL FOR PROJECT EXPENDITURES

The undersigned District Engineer hereby certifies that this disbursement is for a cost of the 2018 Project and is consistent with: (i) the applicable or construction contract; (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and, (iii) the report of the District Engineer.

BY: 
DISTRICT ENGINEER Jeffrey J. Newton, P.E.

RECEIVED

By Amanda Lane at 3:43 pm, Jul 14, 2020

EXHIBIT A

GREENEWAY IMPROVEMENT DISTRICT REQUISITION FOR PAYMENT AND 2018 NOTE REQUISITION AND CONSTRUCTION ACCOUNT

DATE:	July 24, 2020	REQUISITION NO:	090
PAYEE:	Greeneway Improvement District	AMOUNT DUE:	\$2,100.00
ADDRESS:	c/o PFM Group Consulting 12051 Corporate Boulevard Orlando, FL 32817	FUND:	Acquisition/Construction
ITEM:	Reimbursement to District for Centerline Segment F Project That Was Paid from O&M Funds to South Florida Water Management District		

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and the construction of the 2018 Project (herein after the "Project") and each represents a Cost of the Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the monies payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage, which the District is at the date of such certificate entitled to retain.

It is hereby represented by the undersigned that the Governing Body of the District has approved this requisition or has approved the specific contract with respect to which disbursements pursuant to this requisition are due and payable.

Attached hereto are photocopies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested.

GREENEWAY IMPROVEMENT DISTRICT

BY: 
CHAIRMAN or VICE CHAIRMAN

DISTRICT ENGINEER'S APPROVAL FOR PROJECT EXPENDITURES

The undersigned District Engineer hereby certifies that this disbursement is for a cost of the 2018 Project and is consistent with: (i) the applicable or construction contract; (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and, (iii) the report of the District Engineer.

BY: 
DISTRICT ENGINEER

RECEIVED

By Amanda Lane at 9:43 am, Jul 28, 2020

EXHIBIT A

GREENEWAY IMPROVEMENT DISTRICT REQUISITION FOR PAYMENT AND 2018 NOTE REQUISITION AND CONSTRUCTION ACCOUNT

DATE:	July 24, 2020	REQUISITION NO:	091
PAYEE:	DeWitt Excavation	AMOUNT DUE:	\$2,027.66
ADDRESS:	14463 W. Colonial Drive Winter Garden, FL 34787	FUND:	Acquisition/Construction
ITEM:	Pay Application #23 for Project 2951 (Lake Nona Hartwell Court Extension (CDD Portion)) Through 05/31/2020		

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and the construction of the 2018 Project (herein after the "Project") and each represents a Cost of the Project, and has not previously been paid.

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GREENEWAY IMPROVEMENT DISTRICT

BY: 

CHAIRMAN or VICE CHAIRMAN

DISTRICT ENGINEER'S APPROVAL FOR PROJECT EXPENDITURES

The undersigned District Engineer hereby certifies that this disbursement is for a cost of the 2018 Project and is consistent with: (i) the applicable or construction contract; (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and, (iii) the report of the District Engineer.

BY: 

DISTRICT ENGINEER Jeffrey J. Newton, P.E. 7/27/20

RECEIVED

By Amanda Lane at 9:43 am, Jul 28, 2020

EXHIBIT A

GREENEWAY IMPROVEMENT DISTRICT REQUISITION FOR PAYMENT AND 2018 NOTE REQUISITION AND CONSTRUCTION ACCOUNT

DATE:	July 24, 2020	REQUISITION NO:	092
PAYEE:	Jr. Davis Construction Co., Inc.	AMOUNT DUE:	\$6,056.90
ADDRESS:	210 Hangar Road Kissimmee, FL 34741	FUND:	Acquisition/Construction
ITEM:	Pay Application #16 for Project 1925 (Nemours Parkway Ph. 6) Through 07/21/2020		

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and the construction of the 2018 Project (herein after the "Project") and each represents a Cost of the Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the monies payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

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Attached hereto are photocopies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested.

GREENEWAY IMPROVEMENT DISTRICT

BY: 

CHAIRMAN or VICE CHAIRMAN

DISTRICT ENGINEER'S APPROVAL FOR PROJECT EXPENDITURES

The undersigned District Engineer hereby certifies that this disbursement is for a cost of the 2018 Project and is consistent with: (i) the applicable or construction contract; (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and, (iii) the report of the District Engineer.

BY: 

DISTRICT ENGINEER

Jeffrey J. Newton, P.E.

RECEIVED

By Amanda Lane at 9:43 am, Jul 28, 2020

EXHIBIT A

GREENWAY IMPROVEMENT DISTRICT REQUISITION FOR PAYMENT AND 2018 NOTE REQUISITION AND CONSTRUCTION ACCOUNT

DATE:	July 24, 2020	REQUISITION NO:	093
PAYEE:	Kittelson & Associates	AMOUNT DUE:	\$1,428.00
ADDRESS:	Accounts Receivable PO Box 40847 Portland, OR 97240	FUND:	Acquisition/Construction
ITEM:	Invoice 111688 for Project 246440.000 (Centerline Drive Traffic Analysis) Through 06/30/2020		

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2018 Acquisition and Construction Account, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and the construction of the 2018 Project (herein after the "Project") and each represents a Cost of the Project, and has not previously been paid.


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It is hereby represented by the undersigned that the Governing Body of the District has approved this requisition or has approved the specific contract with respect to which disbursements pursuant to this requisition are due and payable.

Attached hereto are photocopies of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested.

GREENWAY IMPROVEMENT DISTRICT

BY: 
CHAIRMAN or VICE CHAIRMAN

DISTRICT ENGINEER'S APPROVAL FOR PROJECT EXPENDITURES

The undersigned District Engineer hereby certifies that this disbursement is for a cost of the 2018 Project and is consistent with: (i) the applicable or construction contract; (ii) the plans and specifications for the portion of the 2018 Project with respect to which such disbursement is being made; and, (iii) the report of the District Engineer.

BY:  7/27/20
DISTRICT ENGINEER Jeffrey J. Newton, P.E.

RECEIVED

By Amanda Lane at 9:43 am, Jul 28, 2020

GREENEWAY IMPROVEMENT DISTRICT

**Operation and Maintenance Expenditures Paid in
July 2020 in an amount totaling \$78,830.88**

GREENEWAY IMPROVEMENT DISTRICT

DISTRICT OFFICE • 12051 CORPORATE BLVD • ORLANDO, FL 32817
PHONE: (407) 723-5900 • FAX: (407) 723-5901

Operation and Maintenance Expenditures For Board Approval

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

The total items being presented: **\$78,830.88**

Approval of Expenditures:

____ Chairman

____ Vice Chairman

____ Assistant Secretary

Greenway Improvement District
AP Check Register (Current by Bank)
 Check Dates: 7/1/2020 to 7/31/2020

Check No.	Date	Status*	Vendor ID	Payee Name	Amount
BANK ID: SUN - CITY NATIONAL BANK					001-101-0000-00-01
2930	07/15/20	P	DOWNT0	Down to Earth Landscape & Irr	\$3,973.67
2931	07/15/20	P	TRUSTE	US Bank as Trustee for Greenew	\$30,358.46
2932	07/16/20	P	TRUSTE	US Bank as Trustee for Greenew	\$3,650.62
2933	07/16/20	P	SFWMD	So. FL Water Mgmt District	\$3,300.00
2934	07/27/20	P	BERGER	Berger, Toombs, Elam, Gaines &	\$4,550.00
2935	07/27/20	P	BERMAN	Berman Construction LLC	\$513.98
2936	07/27/20	P	CEPRA	Cepra Landscape	\$19,343.35
2937	07/27/20	P	COSTTF	City of Orl. Street Tree Trust	\$15,000.00
2938	07/27/20	P	DONMC	Donald W. McIntosh Associates	\$312.50
2939	07/27/20	P	DOWNT0	Down to Earth Landscape & Irr	\$3,973.67
2940	07/27/20	P	HGS	Hopping Green & Sams	\$1,227.50
2941	07/27/20	P	ORLS	Orlando Sentinel	\$353.75
2942	07/27/20	P	PFMGC	PFM Group Consulting	\$3,333.33
2943	07/27/20	P	TDM	Tavistock Development Mgmt	\$1,666.67
2944	07/27/20	P	VGLOBA	VGlobalTech	\$300.00
BANK SUN REGISTER TOTAL:					\$91,857.50
GRAND TOTAL :					\$91,857.50

57,848.42	Checks 2930, 2933-2944 cut
34,009.08	Checks 2931-2932 - Debt service paid
280.85	PA 444 - OCU paid online
12,649.23	PA 447 - OUC paid online
178.87	PA 448 - check re-order
7,873.51	Jun. ICM exp. paid to Boggy Creek
112,839.96	Total cash spent
78,830.88	O&M cash spent

* Check Status Types: "P" - Printed ; "M" - Manual ; "V" - Void (Void Date) ; "A" - Application; "E" - EFT
 ** Denotes broken check sequence.

GREENEWAY IMPROVEMENT DISTRICT

Construction Funding Request #007

6/12/2020

Item No.	Payee	Invoice Number	General Fund
1	Hopping Green & Sams Build Grant Counsel Through 04/30/2020	115143	\$ 117.50
		TOTAL	\$ 117.50

Amanda Lane

From: Larry Kaufmann <lkaufmann@tavistock.com>
Sent: Monday, June 15, 2020 9:53 AM
To: Amanda Lane; Damon Ventura; AccountsPayable
Cc: Diana Garcia
Subject: RE: Greeneway - FR #7
Attachments: GID FR #007.pdf

EXTERNAL EMAIL: Use care with links and attachments.

GID Funding Request #007 is approved for processing.

KDS
Kaufmann Development Services, LLC
Larry Kaufmann
(407) 448-6592
lkaufmann@tavistock.com

From: Amanda Lane <lanea@pfm.com>
Sent: Friday, June 12, 2020 4:51 PM
To: Damon Ventura <dventura@tavistock.com>; AccountsPayable <accountspayable@tavistock.com>
Cc: Larry Kaufmann <lkaufmann@tavistock.com>
Subject: Greeneway - FR #7

EXTERNAL E-MAIL

Please see attached for Greeneway FR #7 for \$117.50.

Amanda Lane
Assistant Chief District Accountant

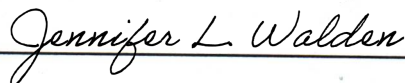
PFM Group Consulting LLC
LaneA@pfm.com | phone 407.723.5900 | fax 407.723.5901 | web pfm.com
12051 Corporate Blvd. | Orlando, FL 32817

GREENEWAY IMPROVEMENT DISTRICT

Payment Authorization #443

6/12/2020

Item No.	Payee	Invoice Number	General Fund
1	Berman Construction Install Paver Flume	7119	\$ 278.98
2	Boggy Creek Improvement District May 2020 ICM Expenses	ICM2020-08	\$ 15,508.43
3	Down to Earth Landscape & Irrigation June Landscaping	68168	\$ 3,973.67
4	Hopping Green & Sams General Counsel Through 04/30/2020	115142	\$ 1,105.50
5	OUC Acct: 8795843030 ; Service 05/01/2020 - 06/03/2020	--	\$ 13,437.16
6	US Bank FY 2020 Trustee Services: 05/01/2020 - 09/30/2020 FY 2021 Trustee Services: 10/01/2020 - 04/30/2021	5750115 5750115	\$ 1,728.49 \$ 2,419.89
TOTAL			\$ 38,452.12



Secretary/Assistant Secretary

Chairperson

RECEIVED

By Amanda Lane at 10:48 am, Jun 15, 2020

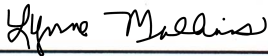

6/15/20

GREENEWAY IMPROVEMENT DISTRICT

Payment Authorization #446

7/2/2020

Item No.	Payee	Invoice Number	General Fund
1	Berger, Toombs, Elam, Gaines & Frank FY 2019 Audit	350190	\$ 4,550.00
2	Ceptra Landscape June Doisy Inspection and Repairs	17189	\$ 2,054.00
	July Section 1 Maintenance	17592	\$ 4,010.75
	July Section 2 Maintenance	17593	\$ 10,436.00
	July Nemours Phase 6 Maintenance	17594	\$ 1,985.00
3	Orlando Sentinel Legal Advertising Through 06/14/2020 (Ad: 6688617)	OSC21372826	\$ 353.75
4	VGlobalTech Quarterly ADA & WCAG Audit	1742	\$ 300.00
TOTAL			\$ 23,689.50

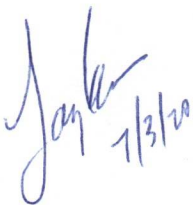


Secretary/Assistant Secretary

Chairperson

RECEIVED

By Amanda Lane at 11:30 am, Jul 24, 2020


7/3/20

GREENEWAY IMPROVEMENT DISTRICT

Payment Authorization #447

7/10/2020

Item No.	Payee	Invoice Number	General Fund
1	Berman Construction		
	Install Paver Flume	7411	\$ 278.98
	Remove Dirt	7413	\$ 55.00
	Stake Fallen Trees	7539	\$ 180.00
2	Hopping Green & Sams		
	General Counsel Through 05/31/2020	115518	\$ 1,110.00
3	OUC		
	Acct: 8795843030 ; Service 06/03/2020 - 07/01/2020	--	\$ 12,649.23
TOTAL			\$ 14,273.21

Lynne Mallin

Secretary/Assistant Secretary

Chairperson

RECEIVED

By Amanda Lane at 11:28 am, Jul 24, 2020

Jay Kelso
7/13/15

GREENEWAY IMPROVEMENT DISTRICT

Payment Authorization #448

7/17/2020

Item No.	Payee	Invoice Number	General Fund
1	Boggy Creek Improvement District June 2020 ICM Expenses	ICM2020-09	\$ 7,873.51
2	Cepa Landscape Controller 21 Valve Replacement	17729	\$ 237.60
	Replaced Doisy Rain Sensor	17739	\$ 185.00
	Controller 18 Valve Replacement	17742	\$ 435.00
3	Deluxe for Business Check Reorder	409932379	\$ 178.88
4	Donald W McIntosh Associates Engineering Services Through 06/19/2020	38046	\$ 312.50
5	Down to Earth Landscape & Irrigation July Landscaping	70320	\$ 3,973.67
6	Orange County Utilities 9987 Laureate Blvd ; Service 06/16/2020 - 07/16/2020	--	\$ 271.36
7	PFM Group Consulting DM Fee: July 2020	DM-07-2020-0020	\$ 3,333.33
8	Tavistock Development Management July Irrigation Specialist Services	G2020.07	\$ 1,666.67
TOTAL			\$ 18,467.52



Secretary/Assistant Secretary

Chairperson

RECEIVED

By Amanda Lane at 3:29 pm, Jul 22, 2020



GREENEWAY IMPROVEMENT DISTRICT

Construction Funding Request #010

7/24/2020

Item No.	Payee	Invoice Number	General Fund
1	City of Orlando Street Tree Trust Fund Centerline Drive Segment F - Tree Removal Mitigation Fee	51209	\$ 15,000.00
2	Greeneway Improvement District Centerline Segment F Project Developer portion	--	\$ 1,200.00
TOTAL			\$ 16,200.00

Greeneway Improvement District
c/o PFM Group Consulting
12051 Corporate Boulevard
Orlando, FL 32817
(407) 723-5900
LaneA@pfm.com

Amanda Lane

From: Larry Kaufmann <lkaufmann@tavistock.com>
Sent: Wednesday, July 29, 2020 9:56 AM
To: Amanda Lane; Damon Ventura; AccountsPayable
Cc: Jeffrey Newton (jjnewton@dwma.com); Scott Thacker; Chris Wilson
Subject: RE: Greeneway - FR #10
Attachments: GID FR #010.pdf

EXTERNAL EMAIL: Use care with links and attachments.

GID Funding Request #10 is approved for processing.

Damon, the costs in this request are for the portion of the CDD Centerline Dr. Project that is allocated to the adjacent TDC Residential Parcel 24E.

KDS
Kaufmann Development Services, LLC
Larry Kaufmann
(407) 448-6592
lkaufmann@tavistock.com

From: Amanda Lane <lanea@pfm.com>
Sent: Friday, July 24, 2020 7:25 PM
To: Damon Ventura <dventura@tavistock.com>; AccountsPayable <accountspayable@tavistock.com>
Cc: Larry Kaufmann <lkaufmann@tavistock.com>
Subject: Greeneway - FR #10

EXTERNAL E-MAIL

Please see attached for Greeneway FR #10 for \$16,200.00.

Amanda Lane
Assistant Chief District Accountant

PFM Group Consulting LLC
LaneA@pfm.com | phone 407.723.5900 | fax 407.723.5901 | web pfm.com
12051 Corporate Blvd. | Orlando, FL 32817

GREENEWAY IMPROVEMENT DISTRICT

**Work Authorization/Proposed Services
*(if applicable)***

GREENWAY IMPROVEMENT DISTRICT

Recommendation for Work Authorization / Proposed Services

Project Name: GID – Centerline Drive Segment A&B

Brief Description: Traffic and Intersection Analysis for the proposed roundabout at the intersection of Centerline Drive and Nemours Parkway. Proposal amount includes optional design services of \$8000.00 in the proposal if required for revisions from City plan review and approval.

Name of Consultant /Vendor: Kittelson & Associates, Inc.

Is this work pursuant to an existing Agreement?

☒ Yes ☐ No

If so, name and date of Agreement: Centerline Drive Traffic Analysis, 11/6/19

Is this project included in the District Capital Improvement Plan?

☒ Yes ☐ No

Are the services required contemplated in the Capital Improvement Plan?

☒ Yes ☐ No

Is this a continuation of previously authorized work?

☒ Yes ☐ No

Proposal attached:

☒ Yes ☐ No

Form of Agreement Utilized: Proposal

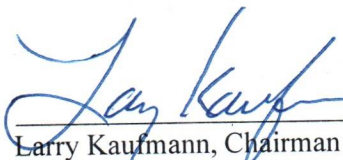
Amount of Services:

\$ 35,000.00

Recommendation:

☒ Approve ☐ Deny

By:

 8/7/20
Larry Kaufmann, Chairman

Greenway Improvement District Construction Committee

c: Jennifer Walden
Tucker Mackie
Jeffrey Newton
Lynne Mullins



July 22, 2020

Project #: 24644

Mr. Richard Levey, Chairman – Board of Supervisors
Greenway Improvement District
12051 Corporate Boulevard
Orlando, Florida 32817

RE: Centerline Drive Traffic Analysis – Segments A & B - Amendment

Dear Richard:

This letter formally requests your authorization of an additional \$27,000 in fees for roundabout design services associated with Segments A and B of the proposed Centerline Drive. An additional \$8,000 in optional services is also included, if needed, which is subject to additional authorizations. As outlined in the attached Scope of Work, the additional fees cover design services for exploring roundabout layout options for one additional intersection location. Work by Kittelson includes horizontal roundabout design and support to DWMA and Tavistock. We are submitting this as an amendment to our existing Centerline Drive Traffic Analysis task. All work will be conducted on a time & materials basis.

Please review the attached amendment to the professional services agreement. If the agreement is satisfactory, please return both signed copies. One executed original will be returned for your records. If you have any comments or questions, please do not hesitate to call.

Sincerely,
KITTELSON & ASSOCIATES, INC.

A handwritten signature in blue ink, appearing to read 'Daniel Torre', is written over a light blue horizontal line.

Daniel Torre, EI
Engineering Associate

AUTHORIZATION FOR AMENDMENT TO PROFESSIONAL SERVICES

PROJECT #: 24644

PROJECT NAME: Centerline Drive Traffic Analysis – Segments A & B

PROJECT BUDGET: As of July 22, 2020

Project Phase	Tasks 1-5	Task 6-8	Total Authorization
	Traffic Analysis	Roundabout Design Services	
Previous Authorized Budget	\$12,500	-	\$12,500
Amendment Request	\$0	\$27,000	\$27,000
Optional Services (if needed, subject to additional authorization)	\$0	\$8,000	\$8,000
Total Authorized Budget	\$12,500	\$35,000	\$47,500

AUTHORIZATION:

This amendment to professional services agreement, authorizes Kittelson & Associates, Inc. to perform services in addition to the original contract services described in **Part “A”** (See attached **Amendments to Part “A”**) and authorizes an increase in the **Current Authorized Budget** (shown above) to an amount not to exceed the **Total Authorized Budget** shown above. This contract extension is subject to all of the provisions described in **Part “B”** of the original contract.

Approved for:

Accepted for:

GREENEWAY IMPROVEMENT DISTRICT

KITTELSON & ASSOCIATES, INC.

By

By

Title

Title

Date

Date

Project Manager: Daniel Torre, EI

Project Principal: Adam Burghdoff, PE

AMENDMENTS TO EXHIBIT “A” SCOPE OF WORK

Work specifically to be performed in addition to the original scope of work outlined in Exhibit “A” of the original contract consists of the following:

TASK 6 – ROUNDABOUT HORIZONTAL DESIGN

Kittelson will prepare two horizontal roundabout design alternatives for the intersection of Nemours Parkway & Centerline Drive to support further evaluation of the feasibility of roundabout implementation, potential impacts, and potential extents of reconstruction along Nemours Parkway. The product of this task will be exhibits illustrating the roundabout design options and corresponding design checks (e.g. speed control verification, design vehicle paths, and sight-distance checks) to support internal review and possible external coordination with City staff. No construction plans are included under this scope of work.

The roundabout lane configurations will be based on traffic analysis conducted in previous tasks. The horizontal design alternatives for the roundabout will be prepared utilizing survey data and design files provided by DWMA to tie into the existing Nemours Parkway and proposed Centerline Drive alignments. DWMA will provide all aerials, survey, utility, ROW, and roadway design files necessary for Kittelson to prepare the horizontal roundabout designs. The designs will be prepared following the principals-based process outlined in *NCHRP Report 672, Roundabouts: An Informational Guide – 2nd Edition* and augmented by Kittelson’s practical and research experience.

The following activities will be undertaken as part of Task 6:

1. Two horizontal roundabout design alternatives will be prepared by Kittelson for the intersection of Nemours Parkway & Centerline Drive. Due to the iterative nature of roundabout design, multiple options may need to be tested; however, two initial alternatives will be fully developed and delivered as part of this scope. Requests for an additional alternative, or major adjustment to the design after delivery, will be addressed under the optional Task 7 detailed below. The design alternatives will be developed to a level of detail to illustrate the following basic geometric and pavement marking elements: the locations of curb and gutter lines, raised splitter islands, central island and truck apron, basic pavement markings, crosswalk and ped ramp locations, and initial proposed sidewalk location.
 - a. Deliverable(s):
 - i. PDF format sheets illustrating the roundabout alternatives over aerial photography along with applicable Centerline Drive alignment information.
 - ii. CADD files containing the horizontal designs for the two roundabout layouts.
2. For each of the two roundabout design alternatives developed, Kittelson will prepare key design checks to verify adequacy of the horizontal geometry. A package of figures in PDF format will be prepared that documents the design checks. This includes checks of: fastest path vehicle

speeds, design vehicle swept paths, and sight distance triangles. The design check package will be compiled in a manner suitable for submission to the reviewing agencies as part of the review package to demonstrate that the design achieves each of the key design principles outlined in NCHRP Report 672.

- a. Deliverable: Compiled set of design check figures in PDF format for each of the two roundabout design alternatives.

TASK 7 – ADDITIONAL ROUNDABOUT DESIGN (OPTIONAL TASK)

Upon request, Kittelson will prepare one additional horizontal roundabout design alternative for the intersection of Nemours Parkway & Centerline Drive. The intent of this optional task is to allow for exploration of additional alternatives, if needed, prior to discussions with City staff or to revise the horizontal design to address comments received from the City after initial coordination. This additional design alternative will be prepared to the same level of detail and delivered following the process discussed in Task 6 above. This includes delivery of one horizontal layout and corresponding package of design checks.

Owner requests for additional alternatives, or major adjustments to the designs after delivery, are not part of this scope of work.

- a. Deliverable(s):
 - i. PDF format sheets illustrating the roundabout alternative over aerial photography along with applicable Centerline Drive alignment information.
 - ii. CADD files containing the horizontal roundabout design.
 - iii. Compiled set of design check figures in PDF format.

TASK 8 – MISCELLANEOUS SUPPORT

Kittelson will provide miscellaneous support for Tasks 1-7. This may include, but is not limited to, the following activities:

- Coordination with DWMA and Tavistock
 - Up to 36 hours is included in this scope of work to cover meetings, e-mail coordination, or other miscellaneous analysis activities requested.
- Coordination with the City of Orlando
 - Up to two meetings with the City of Orlando are included in this scope of work.

Additional requests for support beyond what is anticipated in this scope will be accommodated at a time and materials basis after receiving additional authorizations.

GREENEWAY IMPROVEMENT DISTRICT

**District's Financial Position and
Budget to Actual YTD**
(provided under separate cover)

Greenway Improvement District
Statement of Financial Position
As of 7/31/2020

	General Fund	Debt Service	Capital Projects Fund	General Long-Term Debt	Total
<u>Assets</u>					
<u>Current Assets</u>					
General Checking Account	\$238,338.89				\$238,338.89
State Board of Administration	1,517.30				1,517.30
Accounts Receivable - Due from Developer	7,235.00				7,235.00
Assessments Receivable	5,947.34				5,947.34
Due From Other Funds	3,300.00				3,300.00
Prepaid Expenses	3,362.70				3,362.70
Deposits	1,625.58				1,625.58
Infrastructure Capital Reserve	32,009.72				32,009.72
Interchange Maintenance Reserve	15,786.39				15,786.39
Assessments Receivable		\$26,275.88			26,275.88
Debt Service Reserve (Series 2013)		3,478,503.13			3,478,503.13
Debt Service Reserve (Series 2018)		544,842.04			544,842.04
Revenue (Series 2013)		466,831.78			466,831.78
Interest (Series 2018)		496.25			496.25
Prepayment (Series 2013)		3,741.91			3,741.91
General Checking Account			\$7,073.49		7,073.49
Accounts Receivable - Due from Developer			26,705.00		26,705.00
Acquisition/Construction (Series 2013)			88,935.90		88,935.90
Acquisition/Construction (Series 2018)			9,980.99		9,980.99
Total Current Assets	\$309,122.92	\$4,520,690.99	\$132,695.38	\$0.00	\$4,962,509.29
<u>Investments</u>					
Amount Available in Debt Service Funds				\$4,494,415.11	\$4,494,415.11
Amount To Be Provided				42,465,584.89	42,465,584.89
Total Investments	\$0.00	\$0.00	\$0.00	\$46,960,000.00	\$46,960,000.00
Total Assets	\$309,122.92	\$4,520,690.99	\$132,695.38	\$46,960,000.00	\$51,922,509.29
<u>Liabilities and Net Assets</u>					
<u>Current Liabilities</u>					
Accounts Payable	\$12,674.16				\$12,674.16
Due To Other Governmental Units	8,033.90				8,033.90
Deferred Revenue	12,757.34				12,757.34
Deferred Revenue		\$26,275.88			26,275.88
Accounts Payable			\$11,655.00		11,655.00
Retainage Payable			460,902.12		460,902.12
Due To Other Funds			1,200.00		1,200.00
Deferred Revenue			27,130.00		27,130.00
Total Current Liabilities	\$33,465.40	\$26,275.88	\$500,887.12	\$0.00	\$560,628.40
<u>Long Term Liabilities</u>					
Revenue Bonds Payable - Long-Term				\$46,960,000.00	\$46,960,000.00
Total Long Term Liabilities	\$0.00	\$0.00	\$0.00	\$46,960,000.00	\$46,960,000.00
Total Liabilities	\$33,465.40	\$26,275.88	\$500,887.12	\$46,960,000.00	\$47,520,628.40
<u>Net Assets</u>					
Net Assets, Unrestricted	\$50,369.29				\$50,369.29
Current Year Net Assets, Unrestricted	(14,575.00)				(14,575.00)
Net Assets - General Government	(27,780.87)				(27,780.87)
Current Year Net Assets - General Government	267,644.10				267,644.10
Net Assets, Unrestricted		\$5,349,653.80			5,349,653.80
Current Year Net Assets, Unrestricted		(855,238.69)			(855,238.69)
Net Assets, Unrestricted			(\$10,264,278.80)		(\$10,264,278.80)
Net Assets, Unrestricted			(922,895.71)		(922,895.71)
Current Year Net Assets, Unrestricted			1,105,608.59		1,105,608.59
Net Assets - General Government			9,713,374.18		9,713,374.18
Total Net Assets	\$275,657.52	\$4,494,415.11	(\$368,191.74)	\$0.00	\$4,401,880.89
Total Liabilities and Net Assets	\$309,122.92	\$4,520,690.99	\$132,695.38	\$46,960,000.00	\$51,922,509.29

Greenway Improvement District
Statement of Activities
As of 7/31/2020

	General Fund	Debt Service	Capital Projects Fund	General Long-Term Debt	Total
<u>Revenues</u>					
On-Roll Assessments	\$463,854.14				\$463,854.14
Off-Roll Assessments	441,361.57				441,361.57
Developer Contributions	6,026.00				6,026.00
Inter-Fund Transfers In	(14,575.00)				(14,575.00)
On-Roll Assessments		\$2,049,351.35			2,049,351.35
Other Assessments		1,449,458.19			1,449,458.19
Inter-Fund Group Transfers In		(75,629.60)			(75,629.60)
Debt Proceeds		418,614.31			418,614.31
Developer Contributions			\$425.00		425.00
Other Income & Other Financing Sources			34,192.17		34,192.17
Inter-Fund Transfers In			90,204.60		90,204.60
Debt Proceeds			2,118,622.99		2,118,622.99
Total Revenues	<u>\$896,666.71</u>	<u>\$3,841,794.25</u>	<u>\$2,243,444.76</u>	<u>\$0.00</u>	<u>\$6,981,905.72</u>
<u>Expenses</u>					
Supervisor Fees	\$3,000.00				\$3,000.00
Public Officials' Liability Insurance	2,300.00				2,300.00
Trustee Services	8,862.45				8,862.45
Management	33,333.30				33,333.30
Engineering	16,292.00				16,292.00
Dissemination Agent	5,000.00				5,000.00
Property Appraiser	1,672.00				1,672.00
District Counsel	15,700.17				15,700.17
Assessment Administration	7,500.00				7,500.00
Audit	4,550.00				4,550.00
Travel and Per Diem	39.75				39.75
Postage & Shipping	113.06				113.06
Legal Advertising	3,823.77				3,823.77
Miscellaneous	229.37				229.37
Property Taxes	59.88				59.88
Web Site Maintenance	3,580.00				3,580.00
Holiday Decorations	7,150.00				7,150.00
Dues, Licenses, and Fees	250.00				250.00
Electric	8,064.63				8,064.63
Water Reclaimed	38,570.04				38,570.04
General Insurance	2,588.00				2,588.00
Property & Casualty	4,112.00				4,112.00
Irrigation	45,887.92				45,887.92
Landscaping Maintenance & Material	202,853.20				202,853.20
Landscape Improvements	9,845.00				9,845.00
Tree Trimming	5,040.00				5,040.00
Flower & Plant Replacement	12,070.50				12,070.50
Contingency	8,111.64				8,111.64
IME - Aquatics Maintenance	3,006.00				3,006.00
IME - Irrigation	3,898.37				3,898.37
IME - Landscaping	75,661.17				75,661.17
IME - Lighting	18,437.00				18,437.00
IME - Miscellaneous	3,936.60				3,936.60
IME - Water Reclaimed	479.91				479.91
Hardscape Maintenance	6,771.36				6,771.36
Streetlights	69,151.00				69,151.00
Personnel Leasing Agreement	16,666.70				16,666.70
Principal Payments		\$2,000,000.00			2,000,000.00
Interest Payments		2,700,372.02			2,700,372.02
Engineering			\$319,768.43		319,768.43
District Counsel			3,804.00		3,804.00
Legal Advertising			663.88		663.88
Contingency			813,627.37		813,627.37
Total Expenses	<u>\$648,606.79</u>	<u>\$4,700,372.02</u>	<u>\$1,137,863.68</u>	<u>\$0.00</u>	<u>\$6,486,842.49</u>
<u>Other Revenues (Expenses) & Gains (Losses)</u>					
Interest Income	\$5,009.18				\$5,009.18
Interest Income		\$3,339.08			3,339.08
Interest Income			\$27.51		27.51
Total Other Revenues (Expenses) & Gains (Losses)	<u>\$5,009.18</u>	<u>\$3,339.08</u>	<u>\$27.51</u>	<u>\$0.00</u>	<u>\$8,375.77</u>
Change In Net Assets	\$253,069.10	(\$855,238.69)	\$1,105,608.59	\$0.00	\$503,439.00
Net Assets At Beginning Of Year	<u>\$22,588.42</u>	<u>\$5,349,653.80</u>	<u>(\$1,473,800.33)</u>	<u>\$0.00</u>	<u>\$3,898,441.89</u>
Net Assets At End Of Year	<u><u>\$275,657.52</u></u>	<u><u>\$4,494,415.11</u></u>	<u><u>(\$368,191.74)</u></u>	<u><u>\$0.00</u></u>	<u><u>\$4,401,880.89</u></u>

Greenway Improvement District

Budget to Actual

For the Month Ending 07/31/2020

	Actual	Budget	Variance	FY 2020 Adopted Budget
<u>Revenues</u>				
On-Roll Assessments	\$ 463,854.14	\$ 414,147.20	\$ 49,706.94	\$ 496,976.64
Off-Roll Assessments	441,361.57	345,159.34	96,202.23	414,191.21
Developer Contributions	6,026.00	-	6,026.00	-
Net Revenues	\$ 911,241.71	\$ 759,306.54	\$ 151,935.17	\$ 911,167.85
<u>General & Administrative Expenses</u>				
Legislative				
Supervisor Fees	\$ 3,000.00	\$ 6,000.00	\$ (3,000.00)	\$ 7,200.00
Financial & Administrative				
Public Officials' Liability Insurance	2,300.00	2,083.33	216.67	2,500.00
Trustee Services	8,862.45	3,333.33	5,529.12	4,000.00
Management	33,333.30	33,333.33	(0.03)	40,000.00
Engineering - District	3,266.00	8,333.33	(5,067.33)	10,000.00
Engineering - Developer	13,026.00	-	13,026.00	-
Dissemination Agent	5,000.00	4,166.67	833.33	5,000.00
Property Appraiser	1,672.00	1,416.67	255.33	1,700.00
District Counsel - District	15,465.17	25,000.00	(9,534.83)	30,000.00
District Counsel - Developer	235.00	-	235.00	-
Assessment Administration	7,500.00	6,250.00	1,250.00	7,500.00
Reamortization Schedules	-	208.33	(208.33)	250.00
Audit	4,550.00	5,833.33	(1,283.33)	7,000.00
Travel and Per Diem	39.75	208.33	(168.58)	250.00
Telephone	-	208.33	(208.33)	250.00
Postage & Shipping	113.06	666.67	(553.61)	800.00
Copies	-	1,250.00	(1,250.00)	1,500.00
Legal Advertising	3,823.77	5,000.00	(1,176.23)	6,000.00
Miscellaneous	229.37	83.33	146.04	100.00
Property Taxes	59.88	1,666.67	(1,606.79)	2,000.00
Web Site Maintenance	3,580.00	2,250.00	1,330.00	2,700.00
Holiday Decorations	7,150.00	-	7,150.00	-
Dues, Licenses, and Fees	250.00	145.83	104.17	175.00
Total General & Administrative Expenses	\$ 113,455.75	\$ 107,437.48	\$ 6,018.27	\$ 128,925.00

Greenway Improvement District

Budget to Actual

For the Month Ending 07/31/2020

	Actual	Budget	Variance	FY 2020 Adopted Budget
<u>Field Operations</u>				
Electric Utility Services				
Electric	\$ 8,064.63	\$ 5,833.33	\$ 2,231.30	\$ 7,000.00
Water-Sewer Combination Services				
Water Reclaimed	38,570.04	33,333.33	5,236.71	40,000.00
Other Physical Environment				
General Insurance	2,588.00	2,500.00	88.00	3,000.00
Property & Casualty Insurance	4,112.00	5,833.33	(1,721.33)	7,000.00
Other Insurance	-	125.00	(125.00)	150.00
Irrigation Repairs	45,887.92	45,833.33	54.59	55,000.00
Landscaping Maintenance & Material	202,853.20	191,458.67	11,394.53	229,750.40
Other Landscaping Maintenance	9,845.00	16,666.67	(6,821.67)	20,000.00
Tree Trimming	5,040.00	51,753.75	(46,713.75)	62,104.50
Flower & Plant Replacement	12,070.50	37,500.00	(25,429.50)	45,000.00
Contingency	8,111.64	7,083.33	1,028.31	8,500.00
Hurricane Cleanup	-	16,666.67	(16,666.67)	20,000.00
Interchange Maintenance Expenses				
IME - Aquatics Maintenance	3,006.00	3,180.00	(174.00)	3,816.00
IME - Irrigation Repairs	3,898.37	9,000.00	(5,101.63)	10,800.00
IME - Landscaping	75,661.17	72,722.40	2,938.77	87,266.88
IME - Lighting	18,437.00	18,461.54	(24.54)	22,153.84
IME - Miscellaneous	3,936.60	1,384.50	2,552.10	1,661.40
IME - Water Reclaimed	479.91	2,769.23	(2,289.32)	3,323.08
Road & Street Facilities				
Entry and Wall Maintenance	-	2,500.00	(2,500.00)	3,000.00
Hardscape Maintenance	6,771.36	4,166.67	2,604.69	5,000.00
Streetlights	69,151.00	91,975.07	(22,824.07)	110,370.08
Accent Lighting	-	1,666.67	(1,666.67)	2,000.00
Parks & Recreation				
Personnel Leasing Agreement	16,666.70	16,666.67	0.03	20,000.00
Reserves				
Infrastructure Capital Reserve	-	18,500.00	(18,500.00)	22,200.00
Interchange Maintenance Reserve	-	2,622.23	(2,622.23)	3,146.67
	\$ 535,151.04	\$ 660,202.39	\$ (125,051.35)	\$ 792,242.85
Total Expenses	\$ 648,606.79	\$ 767,639.87	\$ (119,033.08)	\$ 921,167.85
Income (Loss) from Operations	\$ 262,634.92	\$ (8,333.33)	\$ 270,968.25	\$ (10,000.00)
<u>Other Income (Expense)</u>				
Interest Income	\$ 5,009.18	\$ 8,333.33	\$ (3,324.15)	\$ 10,000.00
Total Other Income (Expense)	\$ 5,009.18	\$ 8,333.33	\$ (3,324.15)	\$ 10,000.00
Net Income (Loss)	\$ 267,644.10	\$ -	\$ 267,644.10	\$ -

Greenway Improvement District
Budget to Actual
For the Month Ending 07/31/2020

	Oct-19	Nov-19	Dec-19	Jan-20	Feb-20	Mar-20	Apr-20	May-20	Jun-20	Jul-20	YTD Actual
Revenues											
On-Roll Assessments	\$ -	\$ 23,843.01	\$ 150,361.14	\$ 150,351.82	\$ 33,655.81	\$ 36,166.09	\$ 38,614.08	\$ 4,359.90	\$ 19,630.90	\$ 6,871.39	\$ 463,854.14
Off-Roll Assessments	-	219,459.04	-	-	-	109,729.51	-	1,832.67	109,729.46	610.89	
Developer Contributions	-	-	-	-	-	-	-	-	5,908.50	117.50	441,361.57
Net Revenues	\$ -	\$ 243,302.05	\$ 150,361.14	\$ 150,351.82	\$ 33,655.81	\$ 145,895.60	\$ 38,614.08	\$ 6,192.57	\$ 135,268.86	\$ 7,599.78	\$ 911,241.71
General & Administrative Expenses											
Legislative											
Supervisor Fees	\$ 400.00	\$ 200.00	\$ 200.00	\$ 400.00	\$ 200.00	\$ -	\$ 400.00	\$ 400.00	\$ 400.00	\$ 400.00	\$ 3,000.00
Financial & Administrative											
Public Officials' Liability Insurance	2,300.00	-	-	-	-	-	-	-	-	-	
Trustee Fees	2,419.89	-	-	4,714.07	-	-	-	-	1,728.49	-	
Management	-	3,333.33	3,333.33	6,666.66	3,333.33	3,333.33	3,333.33	3,333.33	3,333.33	3,333.33	2,300.00
Engineering - District	-	-	-	-	1,597.50	386.00	282.50	250.00	437.50	312.50	8,862.45
Engineering - Developer	-	-	-	-	-	-	3,318.50	2,472.50	7,235.00	-	33,333.30
Dissemination Agent	-	-	1,250.00	-	-	-	3,750.00	-	-	-	3,266.00
Property Appraiser	-	1,672.00	-	-	-	-	-	-	-	-	13,026.00
District Counsel - District	-	-	1,905.07	2,207.00	3,174.36	2,256.63	1,884.25	1,822.36	1,105.50	1,110.00	5,000.00
District Counsel - Developer	-	-	-	-	-	-	-	117.50	117.50	-	1,672.00
Assessment Administration	7,500.00	-	-	-	-	-	-	-	-	-	15,465.17
Reamortization Schedules	-	-	-	-	-	-	-	-	-	-	235.00
Audit	-	-	-	-	-	-	-	-	-	4,550.00	7,500.00
Travel and Per Diem	-	-	-	-	32.66	7.09	-	-	-	-	
Telephone	-	-	-	-	-	-	-	-	-	-	4,550.00
Postage & Shipping	-	-	11.17	-	48.57	-	-	33.77	-	19.55	-
Copies	-	-	-	-	-	-	-	-	-	-	39.75
Legal Advertising	256.25	-	396.25	870.01	196.25	196.25	-	1,057.51	166.25	685.00	113.06
Miscellaneous	-	-	-	-	-	-	15.00	35.50	-	178.87	-
Property Taxes	-	59.88	-	-	-	-	-	-	-	-	3,823.77
Website Maintenance	105.00	-	-	-	-	-	-	300.00	-	3,175.00	229.37
Holiday Decorations	-	7,150.00	-	-	-	-	-	-	-	-	59,980.00
Dues, Licenses, and Fees	250.00	-	-	-	-	-	-	-	-	-	7,150.00
Total General & Administrative Expenses	\$ 13,231.14	\$ 12,415.21	\$ 7,095.82	\$ 14,857.74	\$ 8,582.67	\$ 6,179.30	\$ 12,983.58	\$ 9,822.47	\$ 14,523.57	\$ 13,764.25	\$ 113,455.75
											250.00

Greenway Improvement District
Budget to Actual
For the Month Ending 07/31/2020

	Oct-19	Nov-19	Dec-19	Jan-20	Feb-20	Mar-20	Apr-20	May-20	Jun-20	Jul-20	YTD Actual
Field Operations											
Electric Utility Services											
Electric	\$ -	\$ 829.23	\$ 989.99	\$ 845.90	\$ 928.52	\$ 860.23	\$ 986.64	\$ 836.99	\$ 971.19	\$ 815.94	\$ 8,064.63
Water-Sewer Combination Services											
Water Reclaimed	95.64	6,431.29	3,228.05	2,866.47	3,136.53	3,217.98	5,206.17	4,329.71	5,331.12	4,727.08	38,570.04
Other Physical Environment											
General Insurance	2,588.00	-	-	-	-	-	-	-	-	-	2,588.00
Property & Casualty Insurance	4,112.00	-	-	-	-	-	-	-	-	-	4,112.00
Other Insurance	-	-	-	-	-	-	-	-	-	-	-
Irrigation Repairs	1,038.22	6,494.21	3,514.22	4,080.50	4,077.37	8,524.13	3,907.54	5,748.93	4,049.20	4,453.60	45,887.92
Landscaping Maintenance & Material	18,420.42	21,189.42	20,405.42	20,405.42	20,405.42	20,405.42	20,405.42	20,405.42	20,405.42	20,405.42	202,853.20
Other Landscaping Maintenance	-	65.00	5,151.00	-	750.50	-	-	2,424.00	1,274.50	180.00	9,845.00
Tree Trimming	-	5,040.00	-	-	-	-	-	-	-	-	5,040.00
Flower & Plant Replacement	-	684.00	184.00	5,428.00	1,500.00	-	1,599.00	2,675.50	-	-	12,070.50
Contingency	-	-	-	185.00	648.03	6,665.65	-	-	278.98	333.98	8,111.64
Hurricane Cleanup	-	-	-	-	-	-	-	-	-	-	-
Interchange Maintenance Expenses											
IME - Aquatics Maintenance	300.60	300.60	300.60	300.60	300.60	300.60	300.60	300.60	300.60	300.60	3,006.00
IME - Irrigation	864.00	1,335.38	144.90	-	195.24	242.55	-	543.19	165.42	407.69	3,898.37
IME - Landscaping	7,272.24	7,272.24	7,613.52	7,272.24	9,869.73	7,272.24	-	14,544.48	7,272.24	7,272.24	75,661.17
IME - Lighting	59.40	84.05	75.01	15,058.21	58.44	62.56	2,896.98	45.28	51.65	45.42	18,437.00
IME - Miscellaneous	-	2,692.80	1,134.00	-	-	109.80	-	-	-	-	3,936.60
IME - Water Reclaimed	-	72.53	48.69	135.76	(89.06)	40.74	104.82	74.88	83.60	7.95	479.91
Road & Street Facilities											
Entry and Wall Maintenance	-	-	-	-	-	-	-	-	-	-	-
Hardscape Maintenance	-	1,516.36	4,500.00	300.00	300.00	155.00	-	-	-	-	6,771.36
Streetlights	-	7,454.04	7,912.35	8,518.42	7,455.49	7,559.48	11,056.63	4,389.16	7,415.70	7,389.73	69,151.00
Accent Lighting	-	-	-	-	-	-	-	-	-	-	-
Parks & Recreation											
Personnel Leasing Agreement	-	-	5,000.01	1,666.67	1,666.67	1,666.67	1,666.67	1,666.67	1,666.67	1,666.67	16,666.70
Reserves											
Infrastructure Capital Reserve	-	-	-	-	-	-	-	-	-	-	-
Interchange Maintenance Reserve	-	-	-	-	-	-	-	-	-	-	-
Total Field Operations Expenses	\$ 34,750.52	\$ 61,461.15	\$ 60,201.76	\$ 67,063.19	\$ 51,203.48	\$ 57,083.05	\$ 48,130.47	\$ 57,984.81	\$ 49,266.29	\$ 48,006.32	\$ 535,151.04
Total Expenses	\$ 47,981.66	\$ 73,876.36	\$ 67,297.58	\$ 81,920.93	\$ 59,786.15	\$ 63,262.35	\$ 61,114.05	\$ 67,807.28	\$ 63,789.86	\$ 61,770.57	\$ 648,606.79
Income (Loss) from Operations	\$ (47,981.66)	\$ 169,425.69	\$ 83,063.56	\$ 68,430.89	\$ (26,130.34)	\$ 82,633.25	\$ (22,499.97)	\$ (61,614.71)	\$ 71,479.00	\$ (54,170.79)	\$ 262,634.92
Other Income (Expense)											
Interest Income	\$ 6.98	\$ 7.31	\$ 538.28	\$ 15.10	\$ 9.78	\$ 3,813.98	\$ 11.15	\$ 8.20	\$ 577.30	\$ 21.10	\$ 5,009.18
Total Other Income (Expense)	\$ 6.98	\$ 7.31	\$ 538.28	\$ 15.10	\$ 9.78	\$ 3,813.98	\$ 11.15	\$ 8.20	\$ 577.30	\$ 21.10	\$ 5,009.18
Net Income (Loss)	\$ (47,974.68)	\$ 169,433.00	\$ 83,601.84	\$ 68,445.99	\$ (26,120.56)	\$ 86,447.23	\$ (22,488.82)	\$ (61,606.51)	\$ 72,056.30	\$ (54,149.69)	\$ 267,644.10

Greeneway Improvement District
FY 2020
O&M Cash Reconciliation

	Beg. Cash	FY19 Inflows	FY19 Outflows	FY20 Inflows	FY20 Outflows	End. Cash
9/1/2019	167,347.97	308.36	(117,050.52)	-	(9,000.00)	41,605.81
10/1/2019	41,605.81	6,360.14	(16,918.51)	0.52	(5,789.07)	25,258.89
11/1/2019	25,258.89	-	(95.64)	348,644.10	(15,695.08)	358,112.27
12/1/2019	358,112.27	-	(38,792.20)	815,202.81	(644,551.24)	489,971.64
1/1/2020	489,971.64	-	(23,296.91)	814,629.24	(963,631.28)	317,672.69
2/1/2020	317,672.69	-	-	182,354.52	(278,177.70)	221,849.51
3/1/2020	221,849.51	-	-	316,541.37	(17,637.14)	520,753.74
4/1/2020	520,753.74	-	-	214,773.30	(421,081.36)	314,445.68
5/1/2020	314,445.68	-	-	35,333.02	(107,949.91)	241,828.79
6/1/2020	241,828.79	-	-	228,171.00	(156,783.70)	313,216.09
7/1/2020	313,216.09	-	-	37,962.76	(112,839.96)	238,338.89
8/1/2020	238,338.89	-	-	2,100.00	(271.36)	240,167.53 as of 08/05/2020
FY 20 Totals		2,728,834.30	(2,756,422.15)	2,995,712.64	(2,733,407.80)	

**Greenway Improvement District
Construction Tracking - early August**

Amount

Series 2013 Bond Issue	
Original Construction Fund	\$ 48,700,000.00
Additions (Interest, Transfers from DSR, etc.)	659,778.24
Cumulative Draws Through Prior Month	(49,270,842.34)
	=====
Construction Funds Available	\$ 88,935.90
Requisitions This Month	
	=====
Total Requisitions This Month	\$ -
	=====
Series 2013 Construction Funds Remaining	\$ 88,935.90

Series 2018 Bond Issue	
	\$ 24,000,000.00
Additions (Interest, Transfers from DSR, etc.)	105,014.43
Cumulative Draws Through Prior Month	(5,606,854.32)
	=====
Requisitions This Month	
	=====
Total Requisitions This Month	\$ -
	=====
Series 2018 Construction Funds Remaining	\$ 18,498,160.11

Current Committed Funding

Lake Nona South - Traffic Control Devices	\$ (54,546.10)
Lake Nona Nemours Parkway Phase 7 - Jr. Davis	(572,252.12)
	=====
Total Current Committed Funding	\$ (626,798.22)

Upcoming Committed Funding

Total Committed Funding	\$ (626,798.22)
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Net Uncommitted	17,960,297.79
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Highlighted projects are currently being billed and funded