

Greenway Improvement District

3501 Quadrangle Boulevard, Suite 270, Orlando, FL 32817; Phone: 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 ("District"), scheduled to be held at **2:30 p.m. on Tuesday, July 19, 2022, at Courtyard Orlando Lake Nona, 6955 Lake Nona Blvd, Orlando, FL 32827**. A quorum will be confirmed prior to the start of the meeting.

District Staff, please use the following information to join via computer or the conference line:

Phone: 1-844-621-3956 Computer: pfmgroup.webex.com Participant Code: 796 580 192#

BOARD OF SUPERVISORS' MEETING AGENDA

Organizational Matters

- Roll Call to Confirm a Quorum
- Public Comment Period
- 1. **Consideration of the Minutes of the May 9, 2022, RFP Meeting to Open Responses for Landscaping and Irrigation Maintenance Services (*provided under separate cover*)**
- 2. **Consideration of the Minutes of the June 21, 2022, Board of Supervisors' Meeting**

Business Matters

- 3. **Consideration of Award of Landscape and Irrigation Maintenance Services – Tavistock Lakes and Laureate Boulevard & Nemours Parkway**
 - a) **Construction Committee Recommendation (*provided under separate cover*)**
- 4. **Ratification of Requisition Nos. 723 & 724 Paid in June 2022 in an amount totaling \$321.00**
- 5. **Ratification of Operation and Maintenance Expenditures Paid in June 2022 in an amount totaling \$56,877.39**
- 6. **Recommendation of Work Authorizations/Proposed Services (*if applicable*)**
- 7. **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
 - 5. Landscape Supervisor
 - 6. Irrigation Supervisor
- B. Supervisor Requests

Adjournment



GREENEWAY IMPROVEMENT DISTRICT

**Minutes of the May 9, 2022,
RFP Meeting to Open Responses for
Landscaping and Irrigation Maintenance Services
*(provided under separate cover)***

GREENEWAY IMPROVEMENT DISTRICT

**Minutes of the June 21, 2022,
Board of Supervisors' Meeting**

**GREENWAY IMPROVEMENT DISTRICT
BOARD OF SUPERVISORS' MEETING MINUTES**

FIRST ORDER OF BUSINESS

Roll Call to Confirm a Quorum

The Board of Supervisors' Meeting for the Greenway Improvement District was called to order on Tuesday, June 21, 2022, at 2:31 p.m. at the Courtyard Orlando Lake Nona, 6955 Lake Nona Blvd, Orlando, FL 32827.

Present:

Chad Tinetti	Chairperson
Karen Duerr	Vice-Chairperson
Amanda Kost	Assistant Secretary
Matthew Franko	Assistant Secretary

Also attending:

Jennifer Walden	PFM	
Lynne Mullins	PFM	
Amanda Lane	PFM	(via phone)
Tucker Mackie	Kutak Rock	
Jeffrey Newton	Donald W. McIntosh Associates	(via phone)
Larry Kaufmann	Construction Supervisor	(via phone)
Matt McDermott	Construction Committee Member	
Ryan Dugan	Kutak Rock	

SECOND ORDER OF BUSINESS

Public Comment Period

Ms. Walden called for public comments. There were no public comments.

THIRD ORDER OF BUSINESS

**Consideration of the Minutes of the
May 17, 2022, Board of Supervisors'
Meeting**

The Board reviewed the Minutes of the May 17, 2022, Board of Supervisors' Meeting.

On motion by Ms. Kost, seconded by Ms. Duerr, with all in favor, the Board of Supervisors for the Greenway Improvement District approved the Minutes of the May 17, 2022, Board of Supervisors' Meeting.

FOURTH ORDER OF BUSINESS

**Review and Acceptance of Fiscal Year
2021 Audit Draft**

Ms. Walden noted that District staff and the Chair have reviewed and provided edits to the auditor. She noted it was a standard and clean audit, with no deficiencies in internal controls that would be considered material weaknesses. She clarified that this is just a draft, and the final audit has not been received. Ms. Mackie noted that the filing requirement is at the end of the month and so it must be turned over to the auditor general by the end of the month.

On motion by Ms. Duerr, seconded by Mr. Tinetti, with all in favor, the Board of Supervisors for the Greenway Improvement District accepted the Fiscal Year 2021 Audit Draft.

FIFTH ORDER OF BUSINESS

Consideration of OUC Streetlight Agreement Transfers

- a) Centerline
- b) Landon House
- c) Laureate Blvd at Unit 1C
- d) Nemours Parkway Phase 7
- e) Pixon
- f) Tavistock Lakes Blvd Cobra

Ms. Walden explained that there are six Streetlight Agreement Transfers. Mr. Kaufmann recommended approving all of the agreements together. He noted that all the agreements are the same and include the existing lighting agreement with OUC. These streetlights were all previously approved and accepted by the Greenway ID and are being transferred on the OUC books to the Midtown ID. Ms. Kost asked if the financial changes associated with this transfer were already factored into the budget. Ms. Walden responded that yes, this was already factored into the budget, and this is the process for how those streetlights get transferred from the Greenway ID to the Midtown ID. Ms. Duerr asked if the District owns the streetlights. Ms. Mackie responded that there is a long-term lease agreement with OUC, through which the District pays for the operational aspects of the streetlights. These agreements would transfer the lease agreements to the Midtown ID. Ms. Mackie added that there is an additional charge the District has been paying due to it being an enhanced lighting improvement.

On motion by Ms. Duerr, seconded by Ms. Kost, with all in favor, the Board of Supervisors for the Greenway Improvement District approved the OUC Streetlight Agreement Transfers for Centerline, Landon House, Laureate Blvd at Unit 1C, Nemours Parkway Phase 7, Pixon and Tavistock Lakes Blvd Cobra.

SIXTH ORDER OF BUSINESS

Ratification of Requisition Nos. 721 – 722 Paid in May 2022 in an amount totaling \$314.75

Ms. Walden noted that these Requisitions have been approved and need to be ratified by the Board.

On motion by Mr. Tinetti, seconded by Ms. Duerr, with all in favor, the Board of Supervisors for the Greenway Improvement District ratified Requisition Nos. 721 – 722 Paid in May 2022 in an amount totaling \$314.75.

SEVENTH ORDER OF BUSINESS

Ratification of Operation and Maintenance Expenditures Paid in May 2022 in an amount totaling \$77,872.38

Ms. Walden noted that these Operation and Maintenance Expenditures have been approved and need to be ratified by the Board.

On motion by Ms. Kost, seconded by Ms. Duerr, with all in favor, the Board of Supervisors for the Greenway Improvement District ratified the Operation and Maintenance Expenditures Paid in May 2022 in an amount totaling \$77,872.38.

EIGHTH ORDER OF BUSINESS

Recommendation of Work Authorization/Proposed Services

Mr. Kaufmann noted that there are no recommendations.

NINTH ORDER OF BUSINESS

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

The Board reviewed the District's Financial Statements through May 31, 2022. Ms. Walden noted that the District has expenses of \$365,000.00 vs. a budget of \$613,000.00 which is about 60% of the total budget.

TENTH ORDER OF BUSINESS

Staff Reports

District Counsel –

Ms. Mackie stated that all the Board members qualified unopposed. They will begin their new terms the second Tuesday following the election.

Mr. Tinetti asked about what the penalty would be if the District wanted to terminate their OUC lighting agreement. Ms. Mackie believes it might be that the District would have to pay for the balance as it was amortized, but she would have to check.

District Manager –

Ms. Walden noted that the next meeting is scheduled for Tuesday, July 19, 2022.

District Engineer –

No report.

Construction Supervisor –

No report.

Landscape Supervisor –

Mr. McDermott noted that the yearly enhancements for the Greenway ID began this week. He noted some of the work being done includes work on intersection corners and items to address safety concerns,

Irrigation Supervisor –

No report.

ELEVENTH ORDER OF BUSINESS

Supervisor Requests

There were no supervisor requests.

TWELFTH ORDER OF BUSINESS

Adjournment

On motion by Ms. Kost, seconded by Ms. Duerr, with all in favor the June 21, 2022, meeting of the Board of Supervisors for the Greenway Improvement District was adjourned.

Secretary / Assistant Secretary

Chairperson / Vice Chairperson

GREENEWAY IMPROVEMENT DISTRICT

**Award of Landscape and Irrigation Maintenance
Services – Tavistock Lakes and Laureate
Boulevard & Nemours Parkway**

GREENEWAY IMPROVEMENT DISTRICT

Construction Committee Recommendation
(provided under separate cover)

GREENEWAY IMPROVEMENT DISTRICT

**Requisition Nos. 723 & 724 Paid in June 2022
in an amount totaling \$321.00**

GREENEWAY IMPROVEMENT DISTRICT

DISTRICT OFFICE • 3501 QUADRANGLE BLVD STE 270• 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 June 1, 2022 through June 30, 2022. This does not include requisitions previously approved by the Board.

REQUISITION NO.	PAYEE	AMOUNT
723	Boggy Creek Improvement District	\$46.00
724	Donald W. McIntosh Associates	\$275.00
		\$321.00

**GREENWAY IMPROVEMENT DISTRICT
SPECIAL ASSESSMENT REVENUE BONDS
2013**

(Acquisition and Construction Fund)

The undersigned, a Responsible Officer of the Greenway Improvement District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the District to U. S. Bank National Association, as trustee (the "Trustee"), dated as of April 1, 2013, as supplemented by that certain First Supplemental Trust Indenture dated as of April 1, 2013 (the "Indenture"), (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) **Requisition Number:** 723
- (B) **Name of Payee:** Boggy Creek Improvement District
- (C) **Amount Payable:** \$46.00
- (D) **Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments):**
 - 1. Reimbursement for Construction-Related Legal Advertising, Split Between Boggy Creek, Greenway, Myrtle Creek, Poitras East, and Midtown, Paid to Orlando Sentinel Out of Boggy Creek Series 2018 Construction Funds Requisition 246 (Reference OSC54769632 ; Ad: 7210158)
- (E) **Fund or Account and subaccount, if any, from which disbursement to be made:** 2013 Acquisition and Construction Account of the Acquisition and Construction Fund.

The undersigned hereby certifies that:

- 1. obligations in the stated amount set forth above have been incurred by the District,
- 2. each disbursement set forth above is a proper charge against the 2013 Acquisition and Construction Account;
- 3. each disbursement set forth above was incurred in connection with the acquisition of the 2013 Project and in accordance with the terms of the Acquisition Agreement;

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 moneys 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.

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

GREENEWAY IMPROVEMENT
DISTRICT



Responsible Officer

Date: 6/15/2022

CONSULTING ENGINEER'S APPROVAL

The undersigned Consulting Engineer hereby certifies that this disbursement is for the cost of the 2013 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2013 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified.



Consulting Engineer

Jeffrey J. Newton

Date: 6/14/22

**GREENWAY IMPROVEMENT DISTRICT
SPECIAL ASSESSMENT REVENUE BONDS
2013**

(Acquisition and Construction Fund)

The undersigned, a Responsible Officer of the Greenway Improvement District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the District to U. S. Bank National Association, as trustee (the "Trustee"), dated as of April 1, 2013, as supplemented by that certain First Supplemental Trust Indenture dated as of April 1, 2013 (the "Indenture"), (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

- (A) **Requisition Number:** 724
- (B) **Name of Payee:** Donald W. McIntosh Associates
- (C) **Amount Payable:** \$275.00
- (D) **Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments):**
 - 1. Invoice 42708 for Project 23216 (Lake Nona Greeneway) Through 05/20/2022
- (E) **Fund or Account and subaccount, if any, from which disbursement to be made:** 2013 Acquisition and Construction Account of the Acquisition and Construction Fund.

The undersigned hereby certifies that:

- 1. obligations in the stated amount set forth above have been incurred by the District,
- 2. each disbursement set forth above is a proper charge against the 2013 Acquisition and Construction Account;
- 3. each disbursement set forth above was incurred in connection with the acquisition of the 2013 Project and in accordance with the terms of the Acquisition Agreement;

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 moneys 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.

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

GREENEWAY IMPROVEMENT
DISTRICT



Responsible Officer

Date: 6/15/2022

CONSULTING ENGINEER'S APPROVAL

The undersigned Consulting Engineer hereby certifies that this disbursement is for the cost of the 2013 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2013 Project with respect to which such disbursement is being made; and (iii) the report of the Consulting Engineer, as such report shall have been amended or modified.



Consulting Engineer

Jeffrey J. Newton

Date: 6/14/22

RECEIVED

By Amanda Lane at 11:01 am, Jun 15, 2022

GREENEWAY IMPROVEMENT DISTRICT

**Operation and Maintenance Expenditure Paid in
June 2022 in an amount totaling \$56,877.39**

GREENEWAY IMPROVEMENT DISTRICT

DISTRICT OFFICE • 3501 QUADRANGLE BLVD STE 270• 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 June 1, 2022 through June 30, 2022. This does not include expenditures previously approved by the Board.

The total items being presented: **\$56,877.39**

Approval of Expenditures:

_____ Chairman

_____ Vice Chairman

_____ Assistant Secretary

Greenway Improvement District
AP Check Register (Current by Bank)
Check Dates: 6/1/2022 to 6/30/2022

Check No.	Date	Status*	Vendor ID	Payee Name	Amount
BANK ID: SUN - CITY NATIONAL BANK					001-101-0000-00-01
3278	06/08/22	M	LNLC	Lake Nona Land Company	\$1,346.96
3279	06/08/22	M	ORLS	Orlando Sentinel	\$237.50
3280	06/08/22	M	PFMGC	PFM Group Consulting	\$3,333.33
3281	06/22/22	M	CEPRA	Cepira Landscape	\$8,921.80
3282	06/22/22	M	DONMC	Donald W. McIntosh Associates	\$506.50
3283	06/22/22	M	KUTAK	Kutak Rock	\$1,189.00
3284	06/22/22	M	ORLS	Orlando Sentinel	\$177.42
3285	06/22/22	M	PFMGC	PFM Group Consulting	\$3,377.46
3286	06/22/22	M	TRUSTE	US Bank as Trustee for Greenew	\$71,387.61
3287	06/22/22	M	USBANK	US Bank	\$4,148.38
3288	06/29/22	M	CEPRA	Cepira Landscape	\$14,851.95
BANK SUN REGISTER TOTAL:					\$109,477.91
GRAND TOTAL :					\$109,477.91

38,090.30	Checks 3278-3285, 3287-3288
71,387.61	Check 3286 (debt service)
88.54	PA 536 - OCU paid online
12,231.35	PA 538 - OUC paid online
6,467.20	PA 538 - May ICM paid to Boggy Creek
128,265.00	Total cash spent
56,877.39	O&M cash spent

GREENEWAY IMPROVEMENT DISTRICT

Payment Authorization #537

5/27/2022

Item No.	Payee	Invoice Number	General Fund
1	Orlando Sentinel Legal Advertising on 05/10/2022 (Ad: 7206324)	OSC53823949	\$ 237.50
2	PFM Group Consulting DM Fee: May 2022	DM-05-2022-17	\$ 3,333.33

TOTAL \$ 3,570.83


Secretary/Assistant Secretary


Chairperson



Greeneway Improvement District
c/o PFM Group Consulting
3501 Quadrangle Boulevard, Ste. 270
Orlando, FL 32817
LaneA@pfm.com // (407) 723-5925

RECEIVED

By Amanda Lane at 3:05 pm, May 31, 2022

GREENWAY IMPROVEMENT DISTRICT

Payment Authorization #538

6/10/2022

Item No.	Payee	Invoice Number	General Fund
1	Boggy Creek Improvement District May ICM Expenses	ICM2022-08	\$ 6,467.20
2	Cepra Landscape May Irrigation Repairs Section 1	ORL2132	\$ 1,210.80
	May Irrigation Repairs Section 2	ORL2133	\$ 7,077.00
	May Irrigation Repairs Section 3	ORL2134	\$ 634.00
	June Section 1 Landscaping	ORL2158	\$ 6,114.25
	June Section 2 Landscaping	ORL2159	\$ 5,644.37
	June Section 3 Landscaping	ORL2168	\$ 3,093.33
3	Donald W McIntosh Associates Engineering Services Through 05/20/2022	42707	\$ 506.50
4	Kutak Rock General Counsel Through 04/30/2022	3053712	\$ 1,189.00
5	Orlando Sentinel Legal Advertising on 05/20/2022 (Ad: 7214597)	OSC54164197	\$ 177.42
6	OUC Acct: 8795843030 ; Service 05/02/2022 - 06/02/2022	--	\$ 12,231.35
7	PFM Group Consulting Billable Expenses	120061	\$ 37.86
	Billable Expenses	120259	\$ 5.74
	DM Fee: June 2022	DM-06-2022-17	\$ 3,333.33
	April Reimbursables	OE-EXP-05-021	\$ 0.53
8	US Bank FY 2022 Series 2013 Trustee Fees (05/01/2022 - 09/30/2022)	6534683	\$ 1,742.32
	FY 2023 Series 2013 Trustee Fees (10/01/2022 - 04/30/2023)	6534683	\$ 2,406.06
TOTAL			\$ 51,871.06


 Secretary/Assistant Secretary
 Greenway Improvement District
 c/o PFM Group Consulting
 3501 Quadrangle Boulevard, Ste. 270
 Orlando, FL 32817
 LaneA@pfm.com // (407) 723-6925


 Chairperson

RECEIVED

By Amanda Lane at 11:01 am, Jun 15, 2022

GREENEWAY IMPROVEMENT DISTRICT

Work Authorizations/Proposed Services
(if applicable)

GREENEWAY IMPROVEMENT DISTRICT

**District's Financial Position and
Budget to Actual YTD**

Greeneway Improvement District

Statement of Financial Position

As of 6/30/2022

	General Fund	Debt Service	Capital Projects Fund	General Long-Term Debt	Total
<u>Assets</u>					
<u>Current Assets</u>					
General Checking Account	\$260,106.13				\$260,106.13
State Board of Administration	1,525.08				1,525.08
Assessments Receivable	24,246.79				24,246.79
Due From Other Governmental Units	36,648.60				36,648.60
Prepaid Expenses	2,406.06				2,406.06
Deposits	1,625.58				1,625.58
Infrastructure Capital Reserve	76,522.74				76,522.74
Interchange Maintenance Reserve	22,116.24				22,116.24
Assessments Receivable		\$122,287.42			122,287.42
Debt Service Reserve (Series 2013)		2,721,087.50			2,721,087.50
Revenue (Series 2013)		786,170.73			786,170.73
Prepayment (Series 2013)		3,372.63			3,372.63
General Checking Account			\$7,075.52		7,075.52
Acquisition/Construction (Series 2013)			1,423,332.61		1,423,332.61
Total Current Assets	<u>\$425,197.22</u>	<u>\$3,632,918.28</u>	<u>\$1,430,408.13</u>	<u>\$0.00</u>	<u>\$5,488,523.63</u>
<u>Investments</u>					
Amount Available in Debt Service Funds				\$3,510,630.86	\$3,510,630.86
Amount To Be Provided				31,464,369.14	31,464,369.14
Total Investments	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$34,975,000.00</u>	<u>\$34,975,000.00</u>
Total Assets	<u><u>\$425,197.22</u></u>	<u><u>\$3,632,918.28</u></u>	<u><u>\$1,430,408.13</u></u>	<u><u>\$34,975,000.00</u></u>	<u><u>\$40,463,523.63</u></u>

Greeneway Improvement District
Statement of Financial Position
As of 6/30/2022

	General Fund	Debt Service	Capital Projects Fund	General Long-Term Debt	Total
<u>Liabilities and Net Assets</u>					
<u>Current Liabilities</u>					
Accounts Payable	\$1,739.74				\$1,739.74
Due To Other Governmental Units	6,502.84				6,502.84
Deferred Revenue	24,246.79				24,246.79
Deferred Revenue		\$122,287.42			122,287.42
Total Current Liabilities	<u>\$32,489.37</u>	<u>\$122,287.42</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$154,776.79</u>
<u>Long Term Liabilities</u>					
Revenue Bonds Payable - Long-Term				\$34,975,000.00	\$34,975,000.00
Total Long Term Liabilities	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$34,975,000.00</u>	<u>\$34,975,000.00</u>
Total Liabilities	<u>\$32,489.37</u>	<u>\$122,287.42</u>	<u>\$0.00</u>	<u>\$34,975,000.00</u>	<u>\$35,129,776.79</u>
<u>Net Assets</u>					
Net Assets, Unrestricted	\$68,372.29				\$68,372.29
Net Assets - General Government	233,094.81				233,094.81
Current Year Net Assets - General Government	91,240.75				91,240.75
Net Assets, Unrestricted		\$14,320,575.30			14,320,575.30
Current Year Net Assets, Unrestricted		(10,809,944.44)			(10,809,944.44)
Net Assets, Unrestricted			(\$10,264,278.80)		(10,264,278.80)
Net Assets, Unrestricted			1,226,444.06		1,226,444.06
Current Year Net Assets, Unrestricted			754,868.69		754,868.69
Net Assets - General Government			9,713,374.18		9,713,374.18
Total Net Assets	<u>\$392,707.85</u>	<u>\$3,510,630.86</u>	<u>\$1,430,408.13</u>	<u>\$0.00</u>	<u>\$5,333,746.84</u>
Total Liabilities and Net Assets	<u>\$425,197.22</u>	<u>\$3,632,918.28</u>	<u>\$1,430,408.13</u>	<u>\$34,975,000.00</u>	<u>\$40,463,523.63</u>

Greenway Improvement District
Statement of Activities
As of 6/30/2022

	General Fund	Debt Service	Capital Projects Fund	General Long-Term Debt	Total
<u>Revenues</u>					
On-Roll Assessments	\$495,783.36				\$495,783.36
Off-Roll Assessments	11,920.13				11,920.13
On-Roll Assessments		\$2,500,458.91			2,500,458.91
Off-Roll Assessments		92,303.03			92,303.03
Other Assessments		339,555.20			339,555.20
Inter-Fund Group Transfers In		(757,537.63)			(757,537.63)
Inter-Fund Transfers In			\$757,537.63		757,537.63
Total Revenues	<u>\$507,703.49</u>	<u>\$2,174,779.51</u>	<u>\$757,537.63</u>	<u>\$0.00</u>	<u>\$3,440,020.63</u>
<u>Expenses</u>					
Supervisor Fees	\$3,400.00				\$3,400.00
Public Officials' Liability Insurance	2,500.00				2,500.00
Trustee Services	5,085.65				5,085.65
Management	29,999.97				29,999.97
Engineering	2,915.50				2,915.50
Dissemination Agent	3,750.00				3,750.00
Property Appraiser	4,201.95				4,201.95
District Counsel	8,578.34				8,578.34
Assessment Administration	7,500.00				7,500.00
Travel and Per Diem	37.36				37.36
Postage & Shipping	24.06				24.06
Legal Advertising	3,228.69				3,228.69
Bank Fees	2.00				2.00
Miscellaneous	169.76				169.76
Office Supplies	245.00				245.00
Property Taxes	59.88				59.88
Web Site Maintenance	1,630.00				1,630.00
Holiday Decorations	6,000.00				6,000.00
Dues, Licenses, and Fees	175.00				175.00
Electric	4,882.68				4,882.68
Water Reclaimed	8,196.57				8,196.57
General Insurance	2,812.00				2,812.00
Property & Casualty	4,064.00				4,064.00
Irrigation	31,849.50				31,849.50
Landscaping Maintenance & Material	142,175.60				142,175.60
Tree Trimming	9,300.00				9,300.00

Greenway Improvement District
Statement of Activities
As of 6/30/2022

	General Fund	Debt Service	Capital Projects Fund	General Long-Term Debt	Total
Flower & Plant Replacement	2,015.00				2,015.00
Contingency	1,614.41				1,614.41
IME - Aquatics Maintenance	1,803.60				1,803.60
IME - Irrigation	1,902.62				1,902.62
IME - Landscaping	50,370.80				50,370.80
IME - Lighting	435.04				435.04
IME - Miscellaneous	73.20				73.20
IME - Water Reclaimed	240.12				240.12
Pest Control	2,595.00				2,595.00
Hardscape Maintenance	2,154.00				2,154.00
Streetlights	55,692.89				55,692.89
Accent Lighting	528.04				528.04
Personnel Leasing Agreement	14,879.92				14,879.92
Principal Payments (Series 2013)		\$10,890,000.00			10,890,000.00
Interest Payments (Series 2013)		2,094,715.63			2,094,715.63
Contingency		196.91			196.91
Engineering			\$2,276.25		2,276.25
Legal Advertising			423.75		423.75
Contingency			0.05		0.05
Total Expenses	<u>\$417,088.15</u>	<u>\$12,984,912.54</u>	<u>\$2,700.05</u>	<u>\$0.00</u>	<u>\$13,404,700.74</u>
<u>Other Revenues (Expenses) & Gains (Losses)</u>					
Interest Income	\$625.41				\$625.41
Interest Income		\$188.59			188.59
Interest Income			\$31.11		31.11
Total Other Revenues (Expenses) & Gains (Losses)	<u>\$625.41</u>	<u>\$188.59</u>	<u>\$31.11</u>	<u>\$0.00</u>	<u>\$845.11</u>
Change In Net Assets	\$91,240.75	(\$10,809,944.44)	\$754,868.69	\$0.00	(\$9,963,835.00)
Net Assets At Beginning Of Year	<u>\$301,467.10</u>	<u>\$14,320,575.30</u>	<u>\$675,539.44</u>	<u>\$0.00</u>	<u>\$15,297,581.84</u>
Net Assets At End Of Year	<u><u>\$392,707.85</u></u>	<u><u>\$3,510,630.86</u></u>	<u><u>\$1,430,408.13</u></u>	<u><u>\$0.00</u></u>	<u><u>\$5,333,746.84</u></u>

Greenway Improvement District
 Budget to Actual
 For the Month Ending 06/30/2022

	Actual	Budget	Variance	FY 2022 Adopted Budget	Percentage Spent
<u>Revenues</u>					
On-Roll Assessments	\$ 495,783.36	\$ 389,998.67	\$ 105,784.69	\$ 519,998.23	95.34%
Off-Roll Assessments	11,920.13	14,967.36	(3,047.23)	19,956.48	59.73%
Carryforward Revenue	154,334.27	50,536.87	103,797.40	67,382.49	229.04%
Net Revenues	\$ 662,037.76	\$ 455,502.90	\$ 206,534.86	\$ 607,337.20	109.01%
<u>General & Administrative Expenses</u>					
Legislative					
Supervisor Fees	\$ 3,400.00	\$ 9,000.00	\$ (5,600.00)	\$ 12,000.00	28.33%
Financial & Administrative					
Public Officials' Liability Insurance	2,500.00	2,025.00	475.00	2,700.00	92.59%
Trustee Services	5,085.65	6,750.00	(1,664.35)	9,000.00	56.51%
Management	29,999.97	30,000.00	(0.03)	40,000.00	75.00%
Engineering	2,915.50	7,500.00	(4,584.50)	10,000.00	29.16%
Dissemination Agent	3,750.00	3,750.00	-	5,000.00	75.00%
Property Appraiser	4,201.95	2,625.00	1,576.95	3,500.00	120.06%
District Counsel	8,578.34	22,500.00	(13,921.66)	30,000.00	28.59%
Assessment Administration	7,500.00	5,625.00	1,875.00	7,500.00	100.00%
Reamortization Schedules	-	187.50	(187.50)	250.00	0.00%
Audit	-	3,750.00	(3,750.00)	5,000.00	0.00%
Travel and Per Diem	37.36	225.00	(187.64)	300.00	12.45%
Telephone	-	37.50	(37.50)	50.00	0.00%
Postage & Shipping	24.06	750.00	(725.94)	1,000.00	2.41%
Copies	-	1,125.00	(1,125.00)	1,500.00	0.00%
Legal Advertising	3,228.69	3,000.00	228.69	4,000.00	80.72%
Bank Fees	2.00	270.00	(268.00)	360.00	0.56%
Miscellaneous	169.76	75.00	94.76	100.00	169.76%
Office Supplies	245.00	187.50	57.50	250.00	98.00%
Property Taxes	59.88	3,750.00	(3,690.12)	5,000.00	1.20%
Web Site Maintenance	1,630.00	2,025.00	(395.00)	2,700.00	60.37%
Holiday Decorations	6,000.00	4,500.00	1,500.00	6,000.00	100.00%
Dues, Licenses, and Fees	175.00	187.50	(12.50)	250.00	70.00%
Total General & Administrative Expenses	\$ 79,503.16	\$ 109,845.00	\$ (30,341.84)	\$ 146,460.00	54.28%

Greeneway Improvement District
Budget to Actual
For the Month Ending 06/30/2022

	Actual	Budget	Variance	FY 2022 Adopted Budget	Percentage Spent
<u>Field Operations</u>					
Electric Utility Services					
Electric	\$ 4,882.68	\$ 5,580.00	\$ (697.32)	\$ 7,440.00	65.63%
Water-Sewer Combination Services					
Water Reclaimed	8,196.57	23,250.00	(15,053.43)	31,000.00	26.44%
Other Physical Environment					
General Insurance	2,812.00	2,250.00	562.00	3,000.00	93.73%
Property & Casualty Insurance	4,064.00	2,325.00	1,739.00	3,100.00	131.10%
Other Insurance	-	75.00	(75.00)	100.00	0.00%
Irrigation Repairs	31,849.50	25,575.00	6,274.50	34,100.00	93.40%
Landscaping Maintenance & Material	142,175.60	130,348.80	11,826.80	173,798.40	81.80%
Tree Trimming	9,300.00	5,550.00	3,750.00	7,400.00	125.68%
Flower & Plant Replacement	2,015.00	18,600.00	(16,585.00)	24,800.00	8.13%
Contingency	1,614.41	11,566.50	(9,952.09)	15,422.00	10.47%
Pest Control	2,595.00	1,209.00	1,386.00	1,612.00	160.98%
Interchange Maintenance Expenses					
IME - Aquatics Maintenance	1,803.60	1,774.44	29.16	2,365.92	76.23%
IME - Irrigation Repairs	1,902.62	1,674.00	228.62	2,232.00	85.24%
IME - Landscaping	50,370.80	45,517.40	4,853.40	60,689.87	83.00%
IME - Lighting	435.04	418.50	16.54	558.00	77.96%
IME - Miscellaneous	73.20	2,176.20	(2,103.00)	2,901.60	2.52%
IME - Water Reclaimed	240.12	837.00	(596.88)	1,116.00	21.52%
Road & Street Facilities					
Entry and Wall Maintenance	-	1,395.00	(1,395.00)	1,860.00	0.00%
Hardscape Maintenance	2,154.00	3,720.00	(1,566.00)	4,960.00	43.43%
Streetlights	55,692.89	38,932.85	16,760.04	51,910.47	107.29%
Accent Lighting	528.04	930.00	(401.96)	1,240.00	42.58%
Parks & Recreation					
Personnel Leasing Agreement	14,879.92	16,740.00	(1,860.08)	22,320.00	66.67%
Reserves					
Infrastructure Capital Reserve	-	8,250.00	(8,250.00)	11,000.00	0.00%
Interchange Maintenance Reserve	-	1,463.21	(1,463.21)	1,950.94	0.00%
	\$ 337,584.99	\$ 350,157.90	\$ (12,572.91)	\$ 466,877.20	72.31%
Total Expenses	\$ 417,088.15	\$ 460,002.90	\$ (42,914.75)	\$ 613,337.20	68.00%
Income (Loss) from Operations	\$ 244,949.61	\$ (4,500.00)	\$ 249,449.61	\$ (6,000.00)	
<u>Other Income (Expense)</u>					
Interest Income	\$ 625.41	\$ 4,500.00	\$ (3,874.59)	\$ 6,000.00	10.42%
Total Other Income (Expense)	\$ 625.41	\$ 4,500.00	\$ (3,874.59)	\$ 6,000.00	10.42%
Net Income (Loss)	\$ 245,575.02	\$ -	\$ 245,575.02	\$ -	

Greenway Improvement District

Budget to Actual
For the Month Ending 06/30/2022

	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	YTD Actual
Revenues										
On-Roll Assessments	\$ 3,279.30	\$ 26,119.86	\$ 117,326.42	\$ 228,584.63	\$ 48,463.05	\$ 26,912.83	\$ 19,119.44	\$ 11,823.31	\$ 14,154.52	\$ 495,783.36
Off-Roll Assessments	-	-	-	-	-	11,920.13	-	-	-	-
Carryforward Revenue	200,360.35	(46,026.08)	-	-	-	-	-	-	-	-
Net Revenues	\$ 203,639.65	\$ (19,906.22)	\$ 117,326.42	\$ 228,584.63	\$ 48,463.05	\$ 38,832.96	\$ 19,119.44	\$ 11,823.31	\$ 14,154.52	\$ 541,334.27
General & Administrative Expenses										
Legislative										
Supervisor Fees	\$ 600.00	\$ 600.00	\$ -	\$ 400.00	\$ 600.00	\$ -	\$ 400.00	\$ 400.00	\$ 400.00	\$ 3,400.00
Financial & Administrative										
Public Officials' Liability Insurance	2,500.00	-	-	-	-	-	-	-	-	-
Trustee Fees	3,343.33	-	-	-	-	-	-	-	1,742.32	-
Management	3,333.33	3,333.33	3,333.33	3,333.33	3,333.33	3,333.33	3,333.33	3,333.33	3,333.33	2,500.00
District Engineering	-	258.00	444.00	-	444.00	506.50	250.00	506.50	506.50	5,085.65
Dissemination Agent	-	-	1,250.00	-	1,250.00	-	-	-	1,250.00	29,999.97
Property Appraiser	-	-	-	-	-	4,201.95	-	-	-	2,915.50
District Counsel	-	-	2,258.49	-	1,058.00	3,420.85	652.00	-	1,189.00	3,750.00
Assessment Administration	7,500.00	-	-	-	-	-	-	-	-	4,201.95
Reamortization Schedules	-	-	-	-	-	-	-	-	-	8,578.34
Audit	-	-	-	-	-	-	-	-	-	7,500.00
Travel and Per Diem	-	-	15.05	-	5.10	5.73	-	-	11.48	37.36
Telephone	-	-	-	-	-	-	-	-	-	-
Postage & Shipping	-	-	9.63	-	5.07	-	8.83	-	0.53	24.06
Copies	-	-	-	-	-	-	-	-	-	-
Legal Advertising	252.50	-	252.50	237.50	-	478.75	1,592.52	237.50	177.42	-
Bank Fees	-	2.00	-	-	-	-	-	-	-	2.00
Miscellaneous	-	-	72.29	-	-	-	65.35	-	32.12	3,228.69
Office Supplies	-	-	-	-	-	-	245.00	-	-	245.00
Property Taxes	-	59.88	-	-	-	-	-	-	-	59.88
Website Maintenance	125.00	125.00	425.00	125.00	-	260.00	-	570.00	-	-
Holiday Decorations	-	-	6,000.00	-	-	-	-	-	-	-
Dues, Licenses, and Fees	175.00	-	-	-	-	-	-	-	-	1,630.00
Total General & Administrative Expenses	\$ 17,829.16	\$ 4,378.21	\$ 14,060.29	\$ 4,095.83	\$ 6,695.50	\$ 12,207.11	\$ 6,547.03	\$ 5,047.33	\$ 8,642.70	\$ 60,000.00
Field Operations										
Electric Utility Services										
Electric	\$ -	\$ 850.91	\$ 860.04	\$ 966.42	\$ 905.02	\$ 833.14	\$ 283.00	\$ 74.52	\$ 109.63	\$ 4,882.68
Water-Sewer Combination Services										
Water Reclaimed	51.72	4,447.02	4,180.67	4,841.02	4,194.54	3,971.59	(16,352.81)	978.21	1,884.61	8,196.57

Greeneway Improvement District

Budget to Actual

For the Month Ending 06/30/2022

	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	YTD Actual
Other Physical Environment										
General Insurance	2,812.00	-	-	-	-	-	-	-	-	2,812.00
Property & Casualty Insurance	4,064.00	-	-	-	-	-	-	-	-	4,064.00
Other Insurance	-	-	-	-	-	-	-	-	-	-
Irrigation Repairs	-	2,549.00	303.00	3,525.50	4,631.50	2,391.90	-	9,526.80	8,921.80	31,849.50
Landscaping Maintenance & Material	-	34,238.28	14,851.95	14,851.95	18,825.62	14,851.95	14,851.95	14,851.95	14,851.95	142,175.60
Tree Trimming	-	-	-	-	-	-	9,300.00	-	-	9,300.00
Flower & Plant Replacement	-	1,860.00	-	155.00	-	-	-	-	-	2,015.00
Contingency	-	-	-	1,614.41	-	-	-	-	-	1,614.41
Pest Control	-	-	-	-	-	2,595.00	-	-	-	2,595.00
Interchange Maintenance Expenses										
IME - Aquatics Maintenance	300.60	300.60	300.60	300.60	300.60	-	(100.20)	200.40	200.40	1,803.60
IME - Irrigation	-	-	-	455.40	747.72	(61.20)	-	364.80	395.90	1,902.62
IME - Landscaping	7,272.24	7,272.24	8,715.96	8,715.96	8,715.96	-	(1,942.84)	5,810.64	5,810.64	50,370.80
IME - Lighting	-	82.60	83.61	91.66	82.83	(6.40)	(0.74)	49.46	52.02	435.04
IME - Miscellaneous	-	-	-	-	-	73.20	-	-	-	73.20
IME - Water Reclaimed	-	41.73	26.08	52.16	40.24	(9.27)	3.40	41.90	43.88	240.12
Road & Street Facilities										
Entry and Wall Maintenance	-	-	-	-	-	-	-	-	-	-
Hardscape Maintenance	-	-	2,154.00	-	-	-	-	-	-	2,154.00
Streetlights	-	7,435.23	7,447.68	7,591.64	7,525.30	7,477.88	1,510.13	6,378.18	10,326.85	55,692.89
Accent Lighting	-	-	-	-	-	528.04	-	-	-	528.04
Parks & Recreation										
Personnel Leasing Agreement	1,859.99	1,859.99	1,859.99	1,859.99	1,859.99	1,859.99	-	3,719.98	-	14,879.92
Reserves										
Infrastructure Capital Reserve	-	-	-	-	-	-	-	-	-	-
Interchange Maintenance Reserve	-	-	-	-	-	-	-	-	-	-
Total Field Operations Expenses	\$ 16,360.55	\$ 60,937.60	\$ 40,783.58	\$ 45,021.71	\$ 47,829.32	\$ 34,505.82	\$ 7,551.89	\$ 41,996.84	\$ 42,597.68	\$ 337,584.99
Total Expenses	\$ 34,189.71	\$ 65,315.81	\$ 54,843.87	\$ 49,117.54	\$ 54,524.82	\$ 46,712.93	\$ 14,098.92	\$ 47,044.17	\$ 51,240.38	\$ 417,088.15
Income (Loss) from Operations	\$ 169,449.94	\$ (85,222.03)	\$ 62,482.55	\$ 179,467.09	\$ (6,061.77)	\$ (7,879.97)	\$ 5,020.52	\$ (35,220.86)	\$ (37,085.86)	\$ 244,949.61
Other Income (Expense)										
Interest Income	\$ 10.30	\$ 11.46	\$ 55.87	\$ 18.02	\$ 13.30	\$ 331.97	\$ 13.32	\$ 14.89	\$ 156.28	\$ 625.41
Total Other Income (Expense)	\$ 10.30	\$ 11.46	\$ 55.87	\$ 18.02	\$ 13.30	\$ 331.97	\$ 13.32	\$ 14.89	\$ 156.28	\$ 625.41
Net Income (Loss)	\$ 169,460.24	\$ (85,210.57)	\$ 62,538.42	\$ 179,485.11	\$ (6,048.47)	\$ (7,548.00)	\$ 5,033.84	\$ (35,205.97)	\$ (36,929.58)	\$ 245,575.02

Greeneway Improvement District
Cash Flow

Beg. Cash		FY 2021 Inflows	FY 2021 Outflows	FY 2022 Inflows	FY 2022 Outflows	End. Cash
10/1/2021	240,255.26	18,969.85	(55,935.36)	2.73	(20,984.33)	182,308.15
11/1/2021	182,308.15	-	(6,272.73)	177,675.51	(21,846.12)	331,864.81
12/1/2021	331,864.81	-	-	709,104.20	(831,663.90)	209,305.11
1/1/2022	209,305.11	-	-	1,381,449.81	(1,185,136.80)	405,618.12
2/1/2022	405,618.12	-	-	292,889.97	(52,636.20)	645,871.89
3/1/2022	645,871.89	-	-	170,688.18	(450,112.76)	366,447.31
4/1/2022	366,447.31	-	-	122,053.75	(24,694.59)	463,806.47
5/1/2022	463,806.47	-	-	72,806.14	(233,930.62)	302,681.99
6/1/2022	302,681.99	-	-	85,689.14	(128,265.00)	260,106.13
7/1/2022	260,106.13	-	-	-	(89.74)	260,016.39 as of 07/11/2022
Totals		20,895,410.59	(20,774,449.30)	3,012,359.43	(2,952,703.39)	

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

Amount

Series 2013 Bond Issue	
Original Construction Fund	\$ 48,700,000.00
Additions (Interest, Transfers from DSR, etc.)	2,218,130.20
Cumulative Draws Through Prior Month	(49,494,880.56)
	=====
Construction Funds Available	\$ 1,423,249.64
Requisitions This Month	
	=====
Total Requisitions This Month	\$ -
	=====
Series 2013 Construction Funds Remaining	\$ 1,423,249.64

Series 2018 Bond Issue	
Additions (Interest, Transfers from DSR, etc.)	\$ 6,365,794.66
Cumulative Draws Through Prior Month	(6,365,794.66)
Requisitions This Month	
	=====
Total Requisitions This Month	\$ -
Series 2018 Construction Funds Remaining	\$ -

Current Committed Funding	-
Upcoming Committed Funding	-
Total Committed Funding	\$ -

Net Uncommitted	1,423,249.64
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