



Rizzetta & Company

Grand Hampton Community Development District

**Board of Supervisors'
Regular Meeting
July 6, 2023**

**District Office:
5020 W. Linebaugh Ave Ste 240
Tampa, Florida 33624
813.933.5571**

www.grandhamptoncdd.org

GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT AGENDA

at the Grand Hampton Clubhouse, located at 8301 Dunham Station Drive, Tampa, FL
33647

District Board of Supervisors	Mercedes Tutich Shawn Cartwright Joe Farrell Alicia Stremming Andrew Tapp	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Daryl Adams	Rizzetta & Company, Inc.
District Attorney	Mark Straley	Straley, Robin & Vericker
District Engineer	Rick Schappacher	Schappacher Engineering

All cellular phones and pagers must be turned off during the meeting.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at 813-933-5571. 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), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that person will need a record of the 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 the appeal is to be based.

GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
DISTRICT OFFICE - Tampa, Florida 33625 (813) 994-1001
MAILING ADDRESS – 3434 Colwell Ave, Suite 200, Tampa, Florida 33614
www.grandhamptoncdd.org

June 29, 2023

Board of Supervisors
Grand Hampton Community
Development District

Dear Board Members:

The Grand Hampton Community Development District regular meeting of the Board of Supervisors will be held on **Thursday, July 6, 2023 at 3:00 p.m.** to be conducted at the Grand Hampton Clubhouse, located at 8301 Dunham Station Drive, Tampa, FL 33647. The following is the tentative agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. PLEDGE OF ALLEGIANCE**
- 3. AUDIENCE COMMENTS**
- 4. STAFF REPORTS**
 - A. District Counsel**
 1. Discussion Regarding Easements Tab 1
 - B. Presentation of Aquatics Report**
 1. Review of Waterway Inspection Report for June 2023 Tab 2
 2. Update Regarding Aquatic Contract
 - C. Field Inspection Report**
 - D. District Engineer**
 - E. District Manager**
 1. Presentation of July District Manager Report and Monthly Financial Statement Tab 3
- 5. BUSINESS ITEMS**
 - A. Discussion Regarding Cypress Trees on Dry to Marsh Areas**
 - B. Presentation of Audit for Fiscal Year Ended 9-30-22.....Tab 4**
- 6. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of Board of Supervisors' Regular Meeting held on June 1, 2023.. .Tab 5**
 - B. Consideration of Operation & Maintenance Expenditures for May 2023... .Tab 6**
- 7. SUPERVISOR REQUESTS**
- 8. ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 933-5571.

Sincerely,

Daryl Adams

Daryl Adams
District Manager

Tab 1



Photo 1 – Potted Plants in center of easement

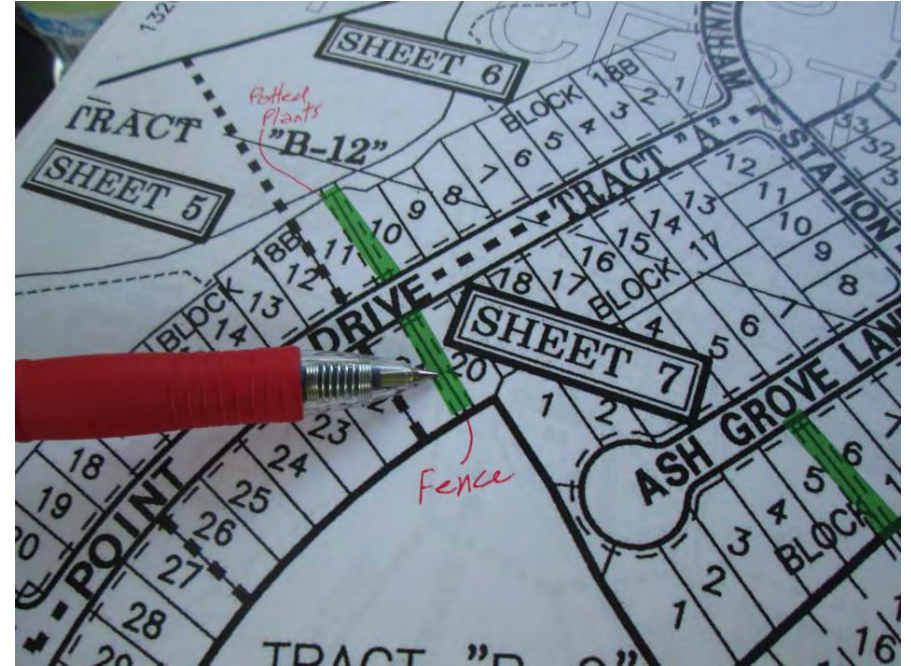


Photo 2 – Fence to center of easement on Lot 20





Photo 3 Fences on both lots blocking easement



Photo 4 – Fences on Lot 6 blocking easement, fence at rear of Lot 5





Photo 5 – Fence on Lot 15, shrubs on Lot 14 blocking easement



Photo 6 – No Blockage



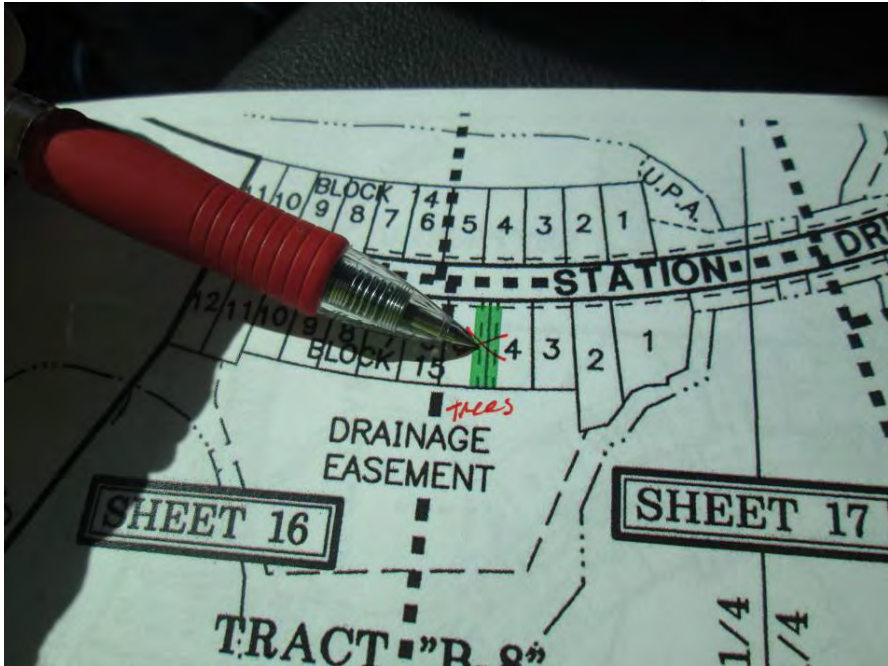


Photo 7 – Trees blocking easement



Photo 8 – Fence on Lot 34 to center of easement





Photo 9 – Bushes partially blocking easement



Photo 10 – Fences on both lots blocking easement



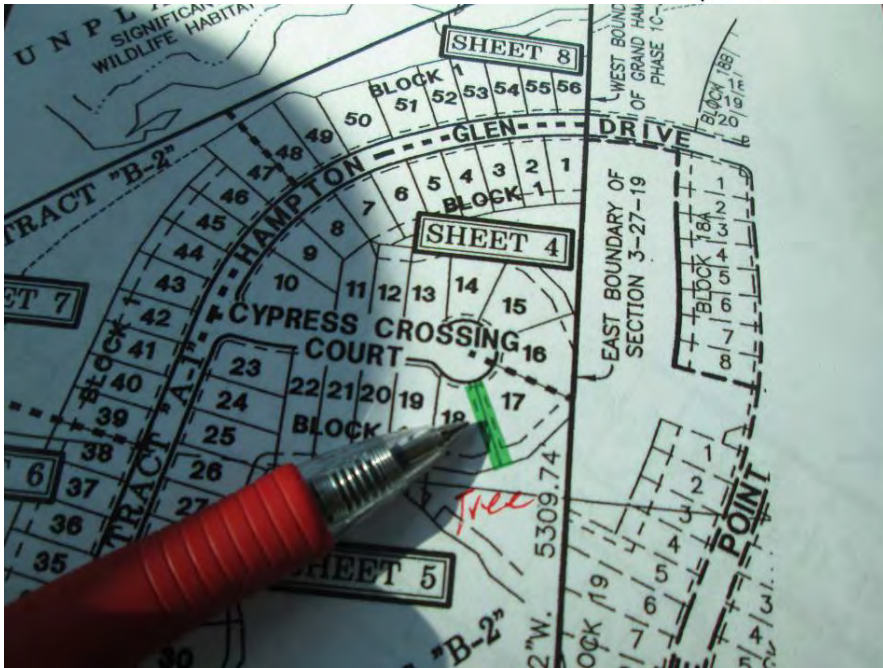


Photo 11 – Tree blocking easement



Photo 12 – Fences on both sides blocking easement



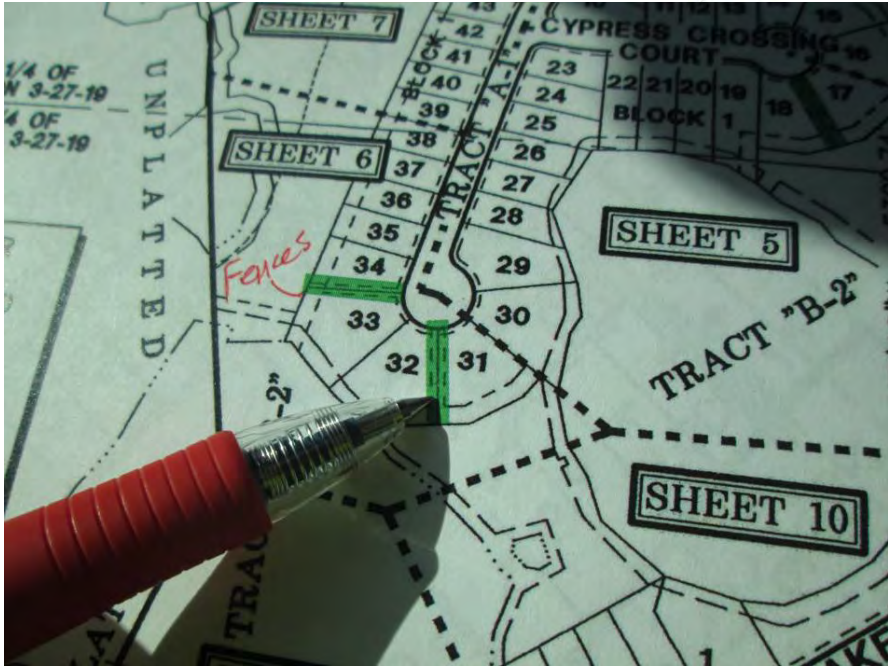


Photo 13 – No Blockage

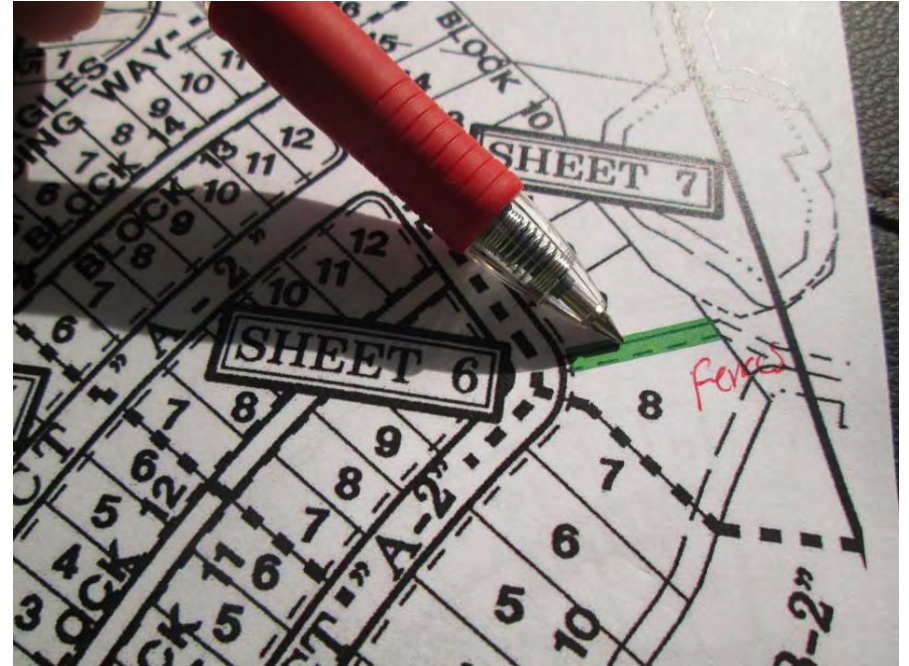


Photo 14 – Fences on both lots blocking easement



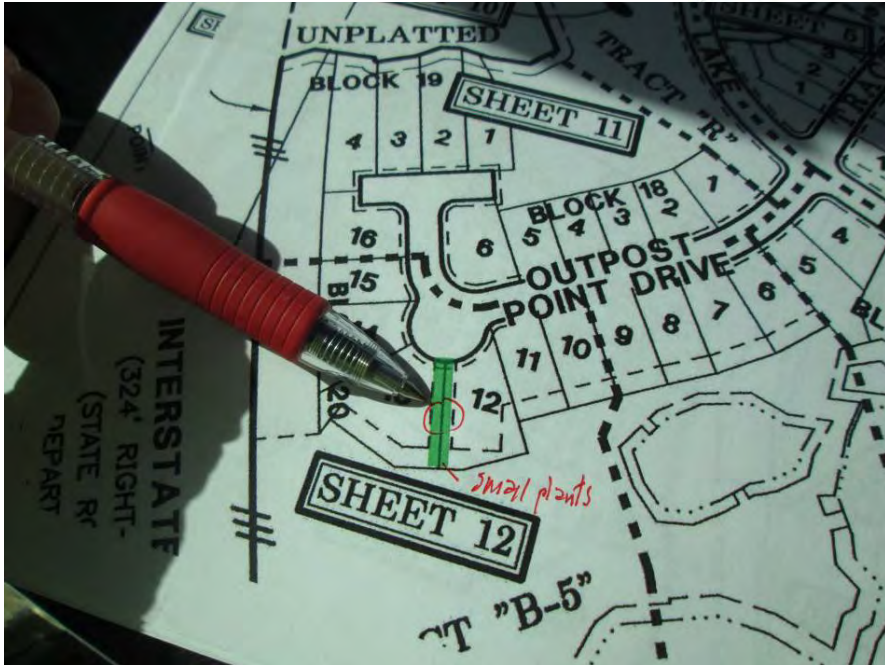


Photo 15 – Fence on Lot 12 to centerline of easement



Photo 16 – Utility partially blocking access to easement





Photo 17 – Trees on Lot 18 & Fence on Lot 19 blocking easement



Photo 18 – Fence and trees on Lot 22 blocking easement



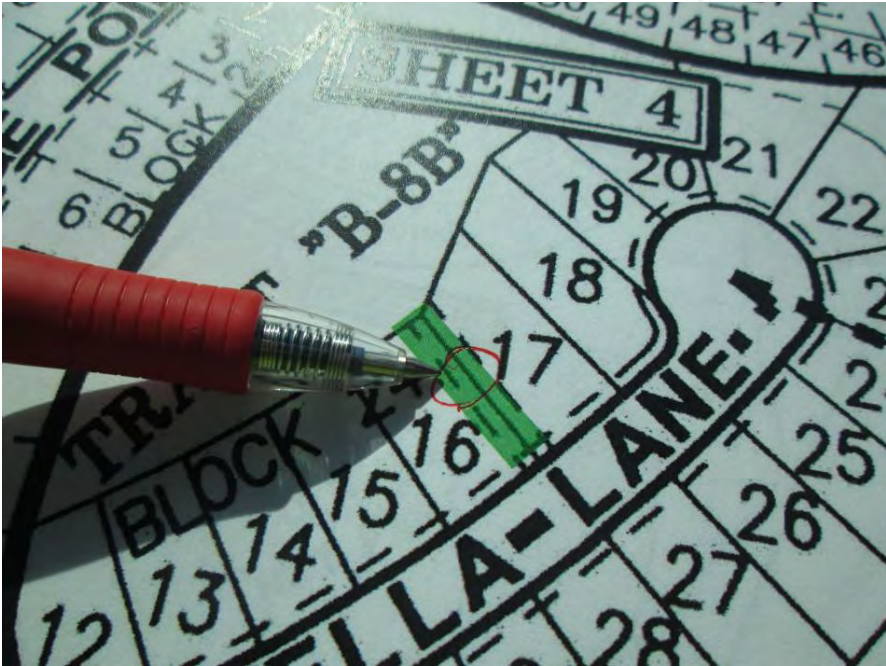


Photo 19 – No Blockage



Photo 20 – Fence on Lot 66 to center of easement





Photo 21 – Fence on Lot 21 to center of easement



Photo 22 – Fence on Lot 8 to center of easement



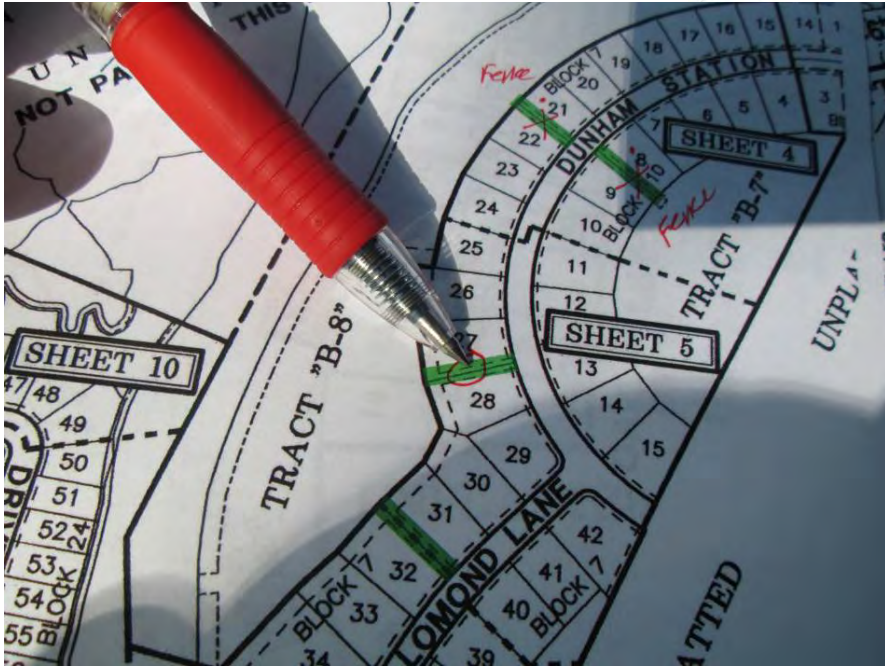


Photo 23 – No Blockage



Photo 24 – No Blockage





Photo 25 – Trees and shrubs blocking easement



Photo 26 – No Blockage





Photo 27 – Trees partially blocking easement



Photo 28 – Fences on Lots 13 & 14 blocking easement





Photo 29 – Fences on Lots 34 & 35 blocking easement



Photo 30 – No Blockage



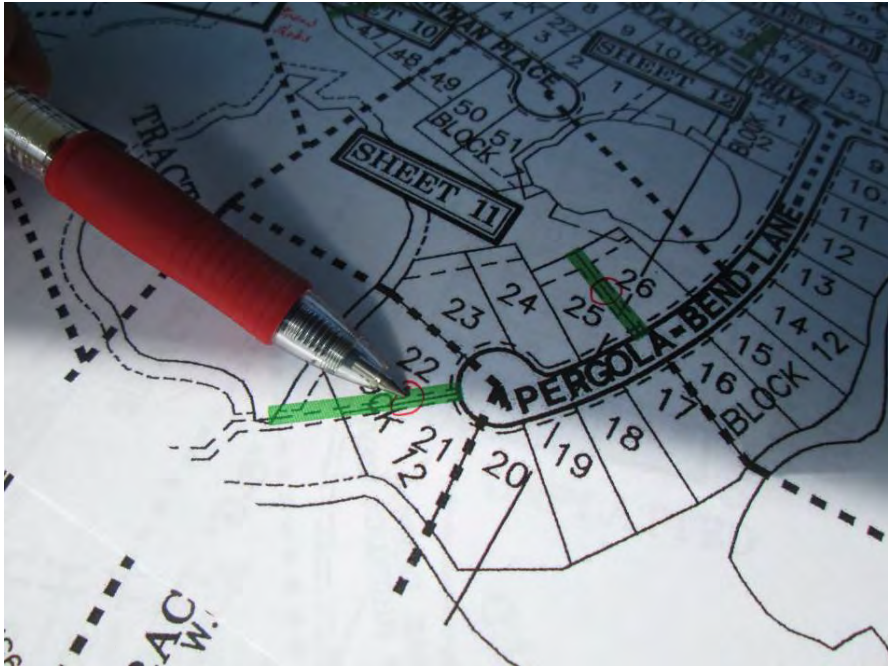


Photo 31 – No Blockage



Photo 32 – No Blockage



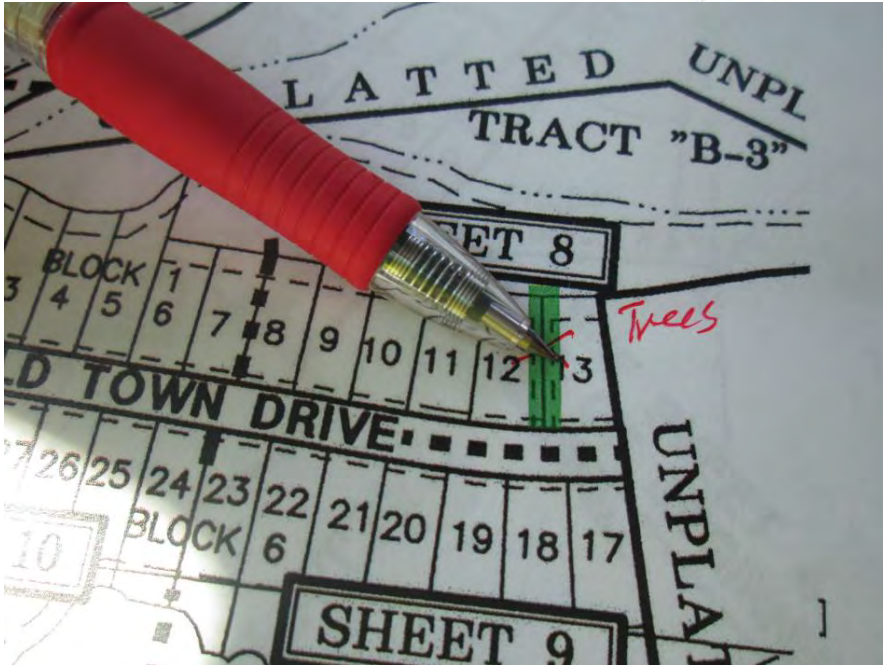


Photo 33 – Trees on Lot 12 blocking easement



Photo 34 – Shrubs on Lot 10 partially blocking easement





Photo 35 – No Blockage



Photo 36 – No Blockage





Photo 37 – Fence on Lot 103 built to center of easement



Photo 38 – No Blockage





Photo 39 – No Blockage



Photo 40 – Fences on both lots 68 & 69 blocking easement





Photo 41 – Fence on Lot 6, inlet still has access



Photo 42 – No Blockage to inlet



Tab 2

SOLITUDE

LAKE MANAGEMENT



Grand Hampton CDD Waterway Inspection Report

Reason for Inspection:

Inspection Date: 2023-06-23

Prepared for:

Darryl Adams, District Manager
Rizzetta & Company
12750 Citrus Park Lane, Suite 115
Tampa, Florida 33625

Prepared by:

Nick Margo, Aquatic Biologist

Wesley Chapel Field Office
SOLITUDELAKEMANAGEMENT.COM
888.480.LAKE (5253)

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MANAGEMENT/COMMENTS SUMMARY	19 - 22
SITE MAP	23

Site: 1

Comments:

Site looks good

The water level is not as high as the other sites but the pond remains in good condition with minimal issues and a good monoculture of duck potato.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



June, 2023



May, 2023

Site: 2

Comments:

Treatment in progress

The site was treated for surface algae two days ago and may require a follow up application for better control.

Action Required:

Routine maintenance next visit

Target:

Surface algae



Site: 3

Comments:

Site looks good

The site remains in good condition with minimal nuisance vegetation issues.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Site: 4

Comments:

Normal growth observed

There is still some torpedograss and slender spikerush that at this point is being triggered by the higher water level.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



May, 2023



June, 2023

Site: 5

Comments:

Site looks good

The site is now at the high water mark but has no nuisance growth to note.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Site: 6

Comments:

Site looks good

The site is over the high water mark but has very little issues and a strong monoculture of native Gulf Spikerush.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Site: 7

Comments:

Site looks good

The site is now above the high water mark but there is no longer any noted nuisance, shoreline vegetation.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 8

Comments:

Treatment in progress

The site was recently treated for algae but may require a follow up treatment for better control. The water level is now at the high water mark.

Action Required:

Routine maintenance next visit

Target:

Surface algae



June, 2023



May, 2023

Site: 9

Comments:

Treatment in progress

The water is at the high water mark now and most of the vegetation should be in decay soon as it was recently sprayed out.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 10

Comments:

Site looks good

The site benefitted from the recent rains and last treatment. There is no longer any notes surface algae.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 11

Comments:

Site looks good

The water level is up and the agar is under much better control after a recent treatment.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 12

Comments:

Site looks good

The site's water level is now at the high water mark but remains in good condition with minimal algae and minimal nuisance, shoreline weeds.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 13

Comments:

Normal growth observed

The site is at the high water mark and this seems to have triggered some weeds on the turf that will need application as they grow into the water.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



May, 2023



June, 2023

Site: 14

Comments:

Normal growth observed

The site is now at the high water mark and has a good amount of seasonal torpedograss regrowth triggered by recent rains.

Action Required:

Routine maintenance next visit

Target:

Torpedograss



May, 2023



June, 2023

Site: 15

Comments:

Site looks good

The site is at the high water mark with some seasonal torpedograss and pennywort growth along the perimeter.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



June, 2023



May, 2023

Site: 16

Comments:

Treatment in progress

The site was recently treated for algae and will probably require reapplication for better control.

Action Required:

Routine maintenance next visit

Target:

Surface algae



May, 2023



June, 2023

Site: 17

Comments:

Site looks good

The water level is up and the site is in good condition with minimal nuisance, shoreline weed and a strong monoculture of native Gulf Spikerush.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 18

Comments:

Site looks good

The site continues to be in good condition with minimal issues affecting the site at time of inspection.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 19

Comments:

Normal growth observed

The site still contains a dark band of filamentous algae along the perimeter that will require retreatment..4

Action Required:

Routine maintenance next visit

Target:

Surface algae



May, 2023



June, 2023

Site: 20

Comments:

Normal growth observed

The site still contains some torpedograss regrowth and a band of dark algae along the shoreline.

Action Required:

Routine maintenance next visit

Target:

Surface algae



June, 2023



May, 2023

Site: 21

Comments:

Site looks good

The water level is up and the last algaecide treatment looks to have been effective.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 22

Comments:

Normal growth observed

The site remains free of algae but the exposed bank has some growth on it that should be sprayed out.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 23

Comments:

Normal growth observed

A lot of the torpedograss decay has had some regrowth occur that will require an herbicide application.

Action Required:

Routine maintenance next visit

Target:

Torpedograss



May, 2023

June, 2023

Site: 24

Comments:

Normal growth observed

The increased water level has triggered a lot of torpedograss and lizard tail growth that will require an herbicide application.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



May, 2023

June, 2023

Site: 25

Comments:

Normal growth observed

The shoreline is still mostly nuisance torpedograss and should be sprayed out.

Action Required:

Routine maintenance next visit

Target:

Torpedograss



May, 2023



June, 2023

Site: 26

Comments:

Site looks good

The site remains in good condition with minimal issues.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 27

Comments:

Normal growth observed

The site has some torpedograss and pennywort regrowth along the bank as the water level falls exposing more.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 28

Comments:

Site looks good

The site remains in overall good condition with no issues to note since the last inspection.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Site: 29

Comments:

Normal growth observed

The water level is very low and the site has a dark algae bloom along the perimeter of the site.

Action Required:

Routine maintenance next visit

Target:

Surface algae



Site: 30

Comments:

Normal growth observed

The site has a dark algae bloom as the water level recedes that will require treatment.

Action Required:

Routine maintenance next visit

Target:

Surface algae



Site: 31

Comments:

Site looks good

The site remains in good condition with minimal algae, minimal nuisance, shoreline weeds, and good water clarity

Action Required:

Routine maintenance next visit

Target:

Species non-specific



Site: 32

Comments:

Site looks good

The water is above the high water mark but the site remains in good condition with no issues noted.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023

June, 2023

Site: 33

Comments:

Normal growth observed

The site still contains torpedograss and spatterdock regrowth, as well as, some seasonal Chara growth in the water column.

Action Required:

Routine maintenance next visit

Target:

Floating Weeds



May, 2023

June, 2023

Site: 34

Comments:

Normal growth observed

The site has some algae and Hydrilla along the perimeter that will require a boat for successful treatment.

Action Required:

Routine maintenance next visit

Target:

Submersed vegetation



May, 2023



June, 2023

Site: 35

Comments:

Normal growth observed

The water level is up triggering some shoreline torpedograss growth.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 36

Comments:

Normal growth observed

There is some seasonal shoreline weed growth from the increased water column.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



May, 2023



June, 2023

Site: 37

Comments:

Normal growth observed

The site has a little more water than last month but still has both spatterdock regrowth and chara regrowth that will require reapplication to control.

Action Required:

Routine maintenance next visit

Target:

Floating Weeds



May, 2023



June, 2023

Site: 38

Comments:

Site looks good

The site remains in good condition with a manageable amount of spatterdock and minimal nuisance shoreline vegetation.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



June, 2023



May, 2023

Site: 39

Comments:

Site looks good

Then increased water level looks to have triggered some torpedograss and pennywort growth along the perimeter.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



June, 2023



May, 2023

Site: 40

Comments:

Site looks good
The increased water level looks to have triggered some algae and shoreline weed growth.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 41

Comments:

Site looks good
The site remains in good condition with a good diversity of native vegetation and minimal nuisance species growth.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 42

Comments:

Site looks good
The recent rains triggered a lot of Johnson grass growth on the exposed bank. OP

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 43

Comments:

Site looks good

The site is at the high water mark and has no noted algae or nuisance vegetation.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 44

Comments:

Site looks good

The site has ore water but remains in good condition with minimal nuisance vegetation and a good mix of native, beneficial vegetation.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



June, 2023



May, 2023

Site: 45

Comments:

Requires attention

The site has southern naiad blooming throughout the water column.

Action Required:

Routine maintenance next visit

Target:

Submersed vegetation



June, 2023



June, 2023

Site: 46

Comments:

Site looks good

Still not much water I. The site and the exposed bank has filled in with some native fleabane.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 47

Comments:

Site looks good

The site remains in good condition with minimal issues currently affecting the site.

Action Required:

Routine maintenance next visit

Target:

Species non-specific



May, 2023



June, 2023

Site: 48

Comments:

Normal growth observed

Water has filled in but there is still some exposed bank with slender spikerush.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



May, 2023



June, 2023

Site: 49

Comments:

Site looks good

The site's water level is up and there are currently no noted issues with the site.



Action Required:

Routine maintenance next visit

Target:

Species non-specific

May, 2023

June, 2023

Site:

Comments:

Action Required:

Target:

Management Summary

What a difference a month makes with water. Most of the sites are at the high water marks now or near the high water mark from the recent rains we have received. So a lot of things looks very manicured right now because that water line is so high but this will trigger shoreline weeds from the turf that will start to become noticeable in a month or so. It's already being seen on a few sites along the perimeter. Sites 9, 22, 23 & 24 were treated the day of the inspection so the grass issues on those should look better shortly.

When the water goes up, the algae goes down so we only see it on a few sites this month. Sites 2, 8, 16, 19, 20 & 30 have noticeable algae that is either requiring a follow up treatment or needs to be treated. Sites 2 & 16 were both recently treated and I didn't put site 10 on the list because it is much improve from last month. As usual, the algae is limited to a band along the perimeter.

Spatterdock was a bit excessive in sites 33, 37 & 38. It will eventually require treatment to reduce the amount. Site 45 has really bad naiad and the site will require a submersed weed treatment once we get a break in the rain.

Thank You For Choosing SOLitude Lake Management!

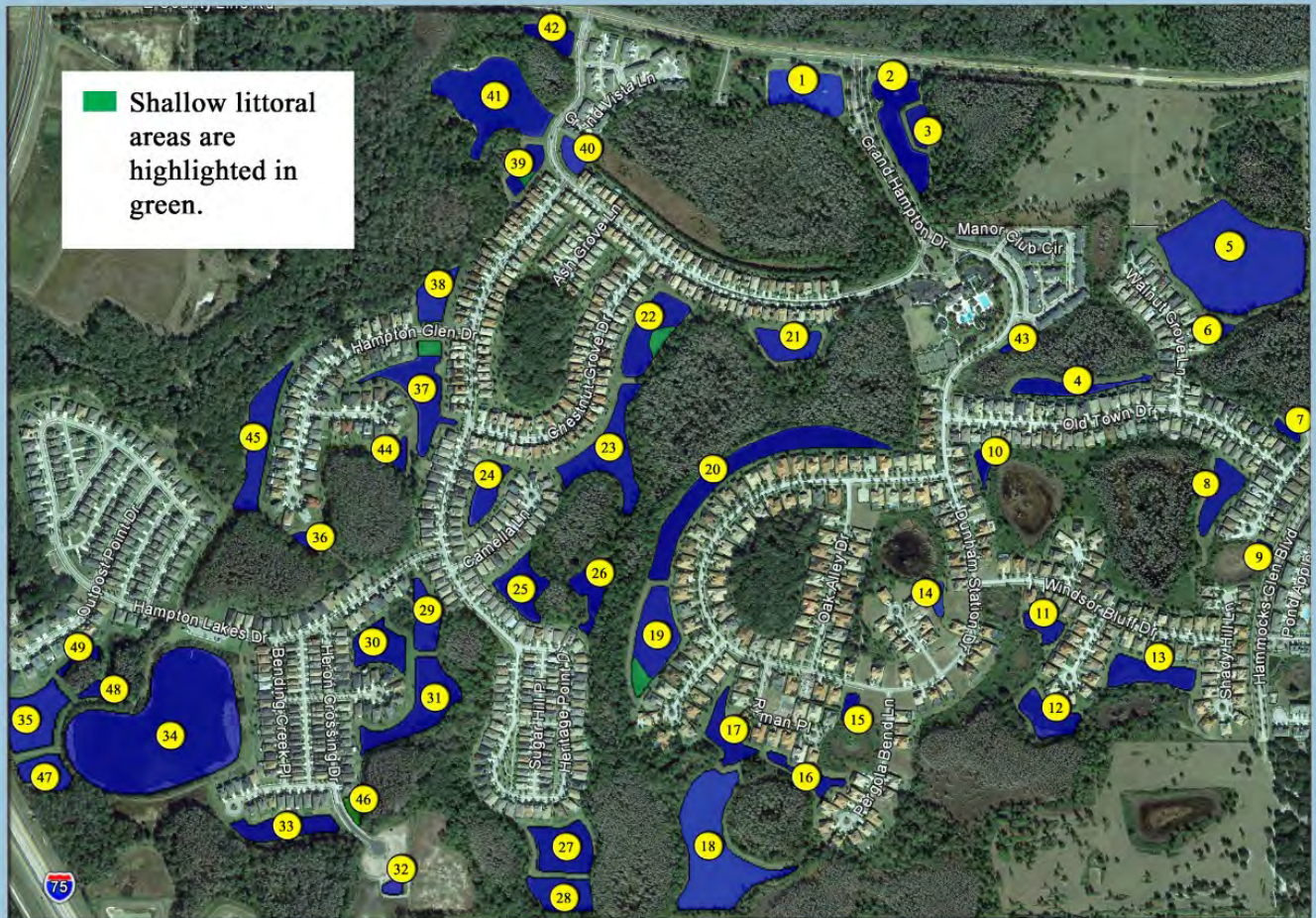
Site	Comments	Target	Action Required
1	Site looks good	Species non-specific	Routine maintenance next visit
2	Treatment in progress	Surface algae	Routine maintenance next visit
3	Site looks good	Species non-specific	Routine maintenance next visit
4	Normal growth observed	Shoreline weeds	Routine maintenance next visit
5	Site looks good	Species non-specific	Routine maintenance next visit
6	Site looks good	Species non-specific	Routine maintenance next visit
7	Site looks good	Species non-specific	Routine maintenance next visit
8	Treatment in progress	Surface algae	Routine maintenance next visit
9	Treatment in progress	Species non-specific	Routine maintenance next visit
10	Site looks good	Species non-specific	Routine maintenance next visit
11	Site looks good	Species non-specific	Routine maintenance next visit
12	Site looks good	Species non-specific	Routine maintenance next visit
13	Normal growth observed	Shoreline weeds	Routine maintenance next visit
14	Normal growth observed	Torpedoglass	Routine maintenance next visit
15	Site looks good	Species non-specific	Routine maintenance next visit
16	Treatment in progress	Surface algae	Routine maintenance next visit
17	Site looks good	Species non-specific	Routine maintenance next visit
18	Site looks good	Species non-specific	Routine maintenance next visit
19	Normal growth observed	Surface algae	Routine maintenance next visit
20	Normal growth observed	Surface algae	Routine maintenance next visit
21	Site looks good	Species non-specific	Routine maintenance next visit
22	Normal growth observed	Shoreline weeds	Routine maintenance next visit
23	Normal growth observed	Torpedoglass	Routine maintenance next visit

Site	Comments	Target	Action Required
24	Normal growth observed	Shoreline weeds	Routine maintenance next visit
25	Normal growth observed	Torpedograss	Routine maintenance next visit
26	Site looks good	Species non-specific	Routine maintenance next visit
27	Normal growth observed	Shoreline weeds	Routine maintenance next visit
28	Site looks good	Species non-specific	Routine maintenance next visit
29	Normal growth observed	Surface algae	Routine maintenance next visit
30	Normal growth observed	Surface algae	Routine maintenance next visit
31	Site looks good	Species non-specific	Routine maintenance next visit
32	Site looks good	Species non-specific	Routine maintenance next visit
33	Normal growth observed	Floating Weeds	Routine maintenance next visit
34	Normal growth observed	Submersed vegetation	Routine maintenance next visit
35	Normal growth observed	Shoreline weeds	Routine maintenance next visit
36	Normal growth observed	Shoreline weeds	Routine maintenance next visit
37	Normal growth observed	Floating Weeds	Routine maintenance next visit
38	Site looks good	Species non-specific	Routine maintenance next visit
39	Site looks good	Shoreline weeds	Routine maintenance next visit
40	Site looks good	Species non-specific	Routine maintenance next visit
41	Site looks good	Species non-specific	Routine maintenance next visit
42	Site looks good	Species non-specific	Routine maintenance next visit
43	Site looks good	Species non-specific	Routine maintenance next visit
44	Site looks good	Species non-specific	Routine maintenance next visit
45	Requires attention	Submersed vegetation	Routine maintenance next visit
46	Site looks good	Species non-specific	Routine maintenance next visit

Site	Comments	Target	Action Required
47	Site looks good	Species non-specific	Routine maintenance next visit
48	Normal growth observed	Shoreline weeds	Routine maintenance next visit
49	Site looks good	Species non-specific	Routine maintenance next visit

Grand Hampton CDD
Tampa, Florida

Call 888.480.LAKE



PCB 1/2020

Tab 3



Rizzetta & Company

UPCOMING DATES TO REMEMBER

- **Next Meeting:** August 3, 2023, at 3:00 pm
FY 2021-2022 Audit Completion Deadline: June 30, 2023

**District
Manager's
Report**

July 6

2023

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<u>FINANCIAL SUMMARY</u>		<u>5/31/2023</u>
General Fund Cash & Investment Balance:		\$396,509
Reserve Fund Cash & Investment Balance:		\$329,264
Debt Service Fund & Investment Balance:		<u>\$474,835</u>
Total Cash and Investment Balances:		\$1,200,608
General Fund Expense		Under
Variance: \$39,813		Budget



Rizzetta & Company

Grand Hampton Community Development District

**Financial Statements
(Unaudited)**

May 31, 2023

Prepared by: Rizzetta & Company, Inc.

grandhamptoncdd.org
rizzetta.com

Grand Hampton Community Development District
 Balance Sheet
 As of 05/31/2023
 (In Whole Numbers)

	General Fund	Reserve Fund	Debt Service Fund	Total Gvmnt Fund	Fixed Assets Group	Long-Term Debt
Assets						
Cash In Bank	239,061	20,000	27,900	286,962	0	0
Investments	157,448	309,264	446,935	913,645	0	0
Accounts Receivable	2,695	0	10,095	12,791	0	0
Prepaid Expenses	750	0	0	750	0	0
Due From Other	73,080	0	0	73,080	0	0
Fixed Assets	0	0	0	0	10,535,006	0
Amount Available in Debt Service	0	0	0	0	0	484,930
Amount To Be Provided Debt Service	0	0	0	0	0	7,420,070
Total Assets	473,034	329,264	484,930	1,287,228	10,535,006	7,905,000
Liabilities						
Accrued Expenses	5,000	0	0	5,000	0	0
Due To Other	0	73,080	0	73,080	0	0
Revenue Bonds Payable-Long Term	0	0	0	0	0	7,905,000
Total Liabilities	5,000	73,080	0	78,080	0	7,905,000
Fund Equity & Other Credits						
Beginning Fund Balance	356,206	246,299	475,370	1,077,876	0	0
Investment In General Fixed Assets	0	0	0	0	10,535,006	0
Net Change in Fund Balance	111,828	9,885	9,560	131,272	0	0
Total Fund Equity & Other Credits	468,034	256,184	484,930	1,209,148	10,535,006	0
Total Liabilities & Fund Equity	473,034	329,264	484,930	1,287,228	10,535,006	7,905,000

See Notes to Unaudited Financial Statements

Grand Hampton Community Development District

Statement of Revenues and Expenditures

As of 05/31/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 05/31/2023	Year To Date 05/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	3,793	(3,793)
Special Assessments				
Tax Roll	212,033	212,033	213,972	(1,939)
Total Revenues	212,033	212,033	217,765	(5,732)
Expenditures				
Legislative				
Supervisor Fees	10,000	6,667	4,200	2,467
Total Legislative	10,000	6,667	4,200	2,467
Financial & Administrative				
Administrative Services	4,680	3,120	3,120	0
District Management	23,501	15,667	15,667	0
District Engineer	19,800	13,200	5,355	7,845
Disclosure Report	1,000	667	0	667
Trustees Fees	6,556	6,556	6,259	297
Assessment Roll	5,200	5,200	5,200	0
Financial & Revenue Collections	5,200	3,467	3,467	0
Accounting Services	16,562	11,041	11,041	0
Auditing Services	3,300	0	3,200	(3,200)
Public Officials Liability Insurance	3,730	3,730	3,341	389
Legal Advertising	3,000	2,000	0	2,000
Dues, Licenses & Fees	175	175	175	0
Miscellaneous Fees	500	333	0	333
Website Hosting, Maintenance, Backup & Email	3,000	2,000	1,953	47
Total Financial & Administrative	96,204	67,156	58,778	8,378
Legal Counsel				
District Counsel	14,405	9,726	2,966	6,760
Total Legal Counsel	14,405	9,726	2,966	6,760
Stormwater Control				
Aquatic Maintenance	43,544	29,029	28,302	728
Lake/Pond Bank Maintenance & Repair	2,000	1,334	0	1,333
Aquatic Plant Replacement	19,615	13,076	0	13,077
Stormwater System Maintenance	2,500	1,667	0	1,667
Miscellaneous Expense	500	334	0	333
Total Stormwater Control	68,159	45,440	28,302	17,138

See Notes to Unaudited Financial Statements

Grand Hampton Community Development District

Statement of Revenues and Expenditures

As of 05/31/2023

(In Whole Numbers)

	Year Ending	Through	Year To Date	
	09/30/2023	05/31/2023	05/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Other Physical Environment				
Property Insurance	364	364	334	30
General Liability Insurance	3,391	3,391	3,038	353
Landscape Maintenance	4,000	2,667	1,950	717
Total Other Physical Environment	7,755	6,421	5,322	1,100
Parks & Recreation				
Management Contract	15,510	10,340	6,370	3,970
Total Parks & Recreation	15,510	10,340	6,370	3,970
Total Expenditures	212,033	145,750	105,938	39,813
Total Excess of Revenues Over(Under) Expenditures	0	66,283	111,827	(45,545)
Fund Balance, Beginning of Period	0	0	356,207	(356,206)
Total Fund Balance, End of Period	0	66,283	468,034	(401,751)

Grand Hampton Community Development District

Statement of Revenues and Expenditures

As of 05/31/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 05/31/2023	Year To Date 05/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	1,247	(1,247)
Special Assessments				
Tax Roll	20,000	20,000	20,000	0
Total Revenues	<u>20,000</u>	<u>20,000</u>	<u>21,247</u>	<u>(1,247)</u>
Expenditures				
Contingency				
Capital Reserve	20,000	20,000	11,362	8,637
Total Contingency	<u>20,000</u>	<u>20,000</u>	<u>11,362</u>	<u>8,637</u>
Total Expenditures	<u>20,000</u>	<u>20,000</u>	<u>11,362</u>	<u>8,637</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>9,885</u>	<u>(9,885)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>246,299</u>	<u>(246,299)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>256,184</u>	<u>(256,184)</u>

Grand Hampton Community Development District

Statement of Revenues and Expenditures

As of 05/31/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 05/31/2023	Year To Date 05/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	9,579	(9,579)
Special Assessments				
Tax Roll	636,654	636,654	641,970	(5,316)
Total Revenues	<u>636,654</u>	<u>636,654</u>	<u>651,549</u>	<u>(14,895)</u>
Expenditures				
Debt Service				
Interest	256,654	256,654	264,825	(8,171)
Principal	380,000	380,000	380,000	0
Total Debt Service	<u>636,654</u>	<u>636,654</u>	<u>644,825</u>	<u>(8,171)</u>
Total Expenditures	<u>636,654</u>	<u>636,654</u>	<u>644,825</u>	<u>(8,171)</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>6,724</u>	<u>(6,724)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>368,357</u>	<u>(368,357)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>375,081</u>	<u>(375,081)</u>

Grand Hampton Community Development District

Statement of Revenues and Expenditures

As of 05/31/2023

(In Whole Numbers)

	Year Ending 09/30/2023	Through 05/31/2023	Year To Date 05/31/2023	
	Annual Budget	YTD Budget	YTD Actual	YTD Variance
Revenues				
Interest Earnings				
Interest Earnings	0	0	2,620	(2,620)
Special Assessments				
Tax Roll	232,350	232,350	234,291	(1,941)
Total Revenues	<u>232,350</u>	<u>232,350</u>	<u>236,911</u>	<u>(4,561)</u>
Expenditures				
Debt Service				
Interest	87,350	87,350	89,075	(1,724)
Principal	145,000	145,000	145,000	0
Total Debt Service	<u>232,350</u>	<u>232,350</u>	<u>234,075</u>	<u>(1,724)</u>
Total Expenditures	<u>232,350</u>	<u>232,350</u>	<u>234,075</u>	<u>(1,724)</u>
Total Excess of Revenues Over(Under) Expenditures	<u>0</u>	<u>0</u>	<u>2,836</u>	<u>(2,836)</u>
Fund Balance, Beginning of Period	<u>0</u>	<u>0</u>	<u>107,012</u>	<u>(107,012)</u>
Total Fund Balance, End of Period	<u>0</u>	<u>0</u>	<u>109,848</u>	<u>(109,848)</u>

**Grand Hampton CDD
Investment Summary
May 31, 2023**

<u>Account</u>	<u>Investment</u>	<u>Balance as of</u> <u>May 31, 2023</u>
The Bank of Tampa	Money Market Account	\$ 5,008
The Bank of Tampa ICS Program: Merchants Bank of Indiana	Money Market Account	152,440
	Total General Fund Investments	<u>\$ 157,448</u>
The Bank of Tampa Capital Reserve ICS Program: Merchants Bank of Indiana	Money Market Account	\$ 61,256
Hancock Bank Capital Reserve	Money Market Account	248,008
	Total Reserve Fund Investments	<u>\$ 309,264</u>
US Bank Series 2014 Revenue	First American Treasury Obligation Fund Class Z	\$ 124,387
US Bank Series 2014 Reserve	First American Treasury Obligation Fund Class Z	222,771
US Bank Series 2014 Prepayment	First American Treasury Obligation Fund Class Z	88
US Bank Series 2016 Revenue	First American Treasury Obligation Fund Class Y	41,160
US Bank Series 2016 Reserve	First American Treasury Obligation Fund Class Y	57,909
US Bank Series 2016 Prepayment	First American Treasury Obligation Fund Class Y	620
	Total Debt Service Fund Investments	<u>\$ 446,935</u>

**Grand Hampton Community Development District
Summary A/R Ledger
From 05/01/2023 to 05/31/2023**

Fund_ID	Fund Name	Customer	Invoice Number	AR Account	Date	Balance Due	
770, 2699	770-001	770 General Fund	Hillborough County Tax Collector	AR00000354	12110	10/01/2022	2,695.58
Sum for 770, 2699							2,695.58
770, 2701	770-200	770 Debt Service Fund S2014	Hillborough County Tax Collector	AR00000354	12110	10/01/2022	7,396.09
Sum for 770, 2701							7,396.09
770, 2702	770-201	770 Debt Service Fund S2016	Hillborough County Tax Collector	AR00000354	12110	10/01/2022	2,699.23
Sum for 770, 2702							2,699.23
Sum for 770							12,790.90
Sum Total							12,790.90

See Notes to Unaudited Financial Statements

Grand Hampton Community Development District
Notes to Unaudited Financial Statements
May 31, 2023

Balance Sheet

1. Trust statement activity has been recorded through 05/31/2023.
2. See EMMA (Electronic Municipal Market Access) at <https://emma.msrb.org> for Municipal Disclosures and Market Data.
3. For presentation purposes, the Reserves are shown in a separate fund titled Reserve Fund.

Summary A/R Ledger – Payment Terms

4. Payment terms for landowner assessments are (a) defined in the FY22-23 Assessment Resolution adopted by the Board of Supervisors, (b) pursuant to Florida Statutes, Chapter 197 for assessments levied via the county tax roll.

Tab 4

Aquatic Management Agreement

This Aquatic Management Agreement (this “**Agreement**”) is entered into as of May 1, 2023, between the **Grand Hampton Community Development District**, a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes (the “**District**”), and **Solitude Lake Management, LLC**, a Virginia limited liability company registered to do business in the State of Florida (the “**Contractor**”).

Background Information:

The District is responsible for the operation and maintenance of the stormwater ponds within the boundaries of the District. The District desires to retain an independent contractor to provide stormwater pond monitoring and maintenance services on a regular basis. In consideration of the Contractor’s agreement to perform the services described below and the District’s agreement to compensate the Contractor the parties desire to enter into this Agreement.

Operative Provisions:

1. **Incorporation of Background Information.** The background information stated above is true and correct and by this reference is incorporated by reference as a material part of this Agreement.
2. **Contractor’s Representations.** In order to induce the District to enter into this Agreement, Contractor makes the following representations, upon which the District has actually and justifiably relied:
 - a. The Contractor has examined and carefully studied the project site, and that Contractor has the experience, expertise, and resources to perform all required work.
 - b. The Contractor is licensed to apply herbicides, pesticides, and other chemicals necessary for the work to be performed pursuant to this Agreement.
 - c. The Contractor shall be liable for the decline or death of any beneficial aquatic plants, turf, shrubs, or trees due to the negligence of the Contractor.
3. **Scope of Services.**
 - a. The Contractor shall perform all work, including all labor, material, equipment, supplies, tools, supervision, services, transportation, and all other necessary incidental items required for the complete performance of the scope of work described in **Schedule A** attached hereto.
 - b. The Contractor shall assign a dedicated account manager to the District.
 - c. The Contractor’s account manager will attend the District’s monthly meetings in person to provide updates to the Board and answer any questions regarding issues or concerns.
4. **Manner of Performance and Care of the Property.**
 - a. The work shall be done, furnished, and performed in a workmanlike manner to the satisfaction of the District and shall be in accordance with the best management practices in the industry.
 - b. Contractor agrees to keep property clean and orderly during the course of the work and to remove all materials, debris, equipment, and machinery at the completion of each work day.
 - c. Contractor shall use all due care to protect the property of the District, its residents and landowners from damage. Contractor agrees to repair or replace, to the District’s satisfaction, any damage resulting from Contractor's activities and work within 24 hours. In the event Contractor does not repair or replace the damage to District’s satisfaction, Contractor shall be responsible for reimbursing District for such damages or the District may elect to deduct the costs of the repair from the payment to Contractor for the work under this Agreement.
5. **Compensation.** The District agrees to compensate the Contractor for the work described above in the amount of \$3,643.00 per month. Each month the Contractor shall submit an invoice for the work

performed the previous month. The District shall pay the Contractor within 45 days of receipt of the invoice. Contractor requests that all payments be remitted to 1320 Brookwood Drive, Suite H, Little Rock AR 72202.

6. **Additional Services.** When authorized in advance in writing by the District, the Contractor may provide additional services beyond those listed above. The additional services and any additional compensation are to be agreed upon in writing prior to the work commencing and covered under a separate amendment or work order authorization.
7. **Term and Renewal.** The initial term of this Agreement shall be for 1 year from the date of this Agreement. At the end of the initial term, the Agreement shall automatically renew for the same term and contract provisions as the initial term, until terminated by either party pursuant to the termination provision below.
8. **Termination.** Either party may terminate this Agreement without cause with 30 days written notice to the other party. Upon termination of this Agreement, the Contractor shall be entitled to payment for all work and/or services rendered up until the effective termination of this Agreement, subject to whatever claims or off-sets the District may have against the Contractor.
9. **Relationship Between the Parties.** It is understood that the Contractor is an independent contractor and shall perform the services contemplated under this Agreement. As an independent contractor, nothing in this Agreement shall be deemed to create a partnership, joint venture, or employer-employee relationship between the Contractor and the District. The Contractor shall not have the right to make any contract or commitments for, or on behalf of, the District without the prior written approval of the District. The Contractor assumes full responsibility for the payment and reporting of all local, state, and federal taxes and other contributions imposed or required of the Contractor during the performance of services to the District.
10. **Compliance with Governmental Regulation.** The Contractor shall keep, observe, and perform all requirements of applicable local, State, and Federal laws, rules, regulations, or ordinances, including conservation easements applicable to the District. If the Contractor fails to notify the District in writing within 5 days of the receipt of any notice, order, required to comply notice, or a report of a violation or an alleged violation, made by any local, State, or Federal governmental body or agency or subdivision thereof with respect to the services being rendered under this Agreement or any action of the Contractor or any of its agents, servants, employees, or material men, or with respect to terms, wages, hours, conditions of employment, safety appliances, or any other requirements applicable to provision of services, or fails to comply with any requirement of such agency within 5 days after receipt of any such notice, order, request to comply notice, or report of a violation or an alleged violation, the District may terminate this Agreement, such termination to be effective immediately upon the giving of notice of termination. Any fees or fines incurred or imposed due to non-compliance shall be borne solely by the Contractor.
11. **Insurance.** The Contractor shall carry commercial general liability insurance of no less than \$1,000,000. The Contractor shall deliver to the District proof of insurance referred to herein or a certificate evidencing the coverage provided pursuant to this Agreement and naming the District as “Additional Insured” under such policy. Such insurance policy may not be canceled without a 30-day written notice to the District. The Contractor will maintain Workers Compensation insurance as required by law.
12. **Indemnification.** Contractor agrees to indemnify and hold the District and its officers, agents and employees harmless from any and all liability, claims, actions, suits, demands and obligations by any person, corporation or other entity for injuries, death, property damage or of any nature, arising out of,

or in connection with, the work to be performed by Contractor. Obligations shall include the payment of all settlements, judgments, damages, penalties, forfeitures, back pay, court costs, arbitration and/or mediation costs, litigation expenses, attorney's fees and paralegal fees (whether in court, out of court, on appeal or in bankruptcy proceedings), as ordered.

13. Limitations on Governmental Liability. Nothing in this Agreement shall be deemed as a waiver of immunity or limits of liability of the District beyond any statutory limited waiver of immunity or limits of liability which may have been adopted by the Florida Legislature in Section 768.28, Florida Statutes or other statute, and nothing in this Agreement shall inure to the benefit of any third party for the purpose of allowing any claim which would otherwise be barred under the Doctrine of Sovereign Immunity or by operation of law.

14. Responsibilities of the District. The District shall inform Contractor of any and all work areas that are required mitigation sites in which desirable plants have been or are to be installed. The District agrees to provide Contractor with copies of mitigation permits, site plans, and plant species relating to contracted work areas.

15. Public Entity Crimes. Pursuant to Section 287.133(3)(a), Florida Statutes:

A person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a bid, proposal, or reply on a contract to provide any goods or services to a public entity; may not submit a bid, proposal, or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity in excess of the threshold amount provided in s. 287.017 for CATEGORY TWO for a period of 36 months following the date of being placed on the convicted vendor list.

Contractor represents that in entering into this Agreement, the Contractor has not been placed on the convicted vendor list within the last 36 months and, in the event that the Contractor is placed on the convicted vendor list, the Contractor shall immediately notify the District whereupon this Agreement may be terminated by the District.

16. Scrutinized Companies. Pursuant to Section 287.135, Florida Statutes, Contractor represents that in entering into this Agreement, the Contractor has not been designated as a "scrutinized company" under the statute and, in the event that the Contractor is designated as a "scrutinized company", the Contractor shall immediately notify the District whereupon this Agreement may be terminated by the District.

17. E-Verification. Pursuant to Section 448.095(2), Florida Statutes,

- a. Contractor represents that Contractor is eligible to contract with the District and is currently in compliance and will remain in compliance, for as long as it has any obligations under this Agreement, with all requirements of the above statute; this includes, but is not limited to, registering with and using the United States Department of Homeland Security's E-Verify system to verify the work authorization status of all employees hired on or after January 1, 2021.
- b. If the District has a good faith belief that the Contractor has knowingly violated Section 448.09(1), Florida Statutes, the District will terminate this Agreement as required by Section 448.095(2)(c), Florida Statutes.
 - i. If the District has a good faith belief that a subcontractor knowingly violated Section 448.09(1), Florida Statutes, but the Contractor otherwise complied with its obligations

thereunder, the District shall promptly notify the Contractor and the Contractor will immediately terminate its contract with the subcontractor.

18. Public Records. As required under Section 119.0701, Florida Statutes, Contractor shall (a) keep and maintain public records that ordinarily and necessarily would be required by the District in order to perform the service, (b) provide the public with access to public records on the same terms and conditions that the District would provide the records and at a cost that does not exceed the cost provided by law, (c) ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law, (d) meet all requirements for retaining public records and transfer, at no cost, to the District all public records in possession of the Contractor upon termination of the contract and destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with the information technology systems of the District.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT (813) 514-0400, OR BY EMAIL AT INFO@RIZZETTA.COM, OR BY REGULAR MAIL AT 3434 COLWELL AVENUE, SUITE 200, TAMPA, FL 33514.

19. Governing Law and Venue. This Agreement shall be governed under the laws of the State of Florida with venue in Hillsborough County, Florida.

20. Enforcement of Agreement. Neither party shall be responsible in damages, penalties or otherwise for any failure or delay in the performance of any of its obligations hereunder caused by fire, floods, strikes, riots, war, acts of God, accidents, material unavailability, governmental order and/or regulations. In the event it shall become necessary for either party to institute legal proceedings in order to enforce the terms of this Agreement, the prevailing party shall be entitled to all costs, including reasonable attorney's fees at both trial and appellate levels against the non-prevailing party.

21. No Waiver. The failure of the District to enforce at any time or for any period of time any one or more of the provisions of this Agreement shall not be construed to be and shall not be a waiver of any such provision or provisions or of its rights thereafter to enforce each and every such provision.

22. Amendment. Amendments to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both of the parties hereto.

23. Assignment. This Agreement is not transferrable or assignable by either party without the written approval of both parties.

24. Arm's Length Transaction. This Agreement has been negotiated fully between the parties as an arm's length transaction. In the case of a dispute concerning the interpretation of any provision of this Agreement, the parties are each deemed to have drafted, chosen, and selected the language, and any doubtful language will not be interpreted or construed against any party.

25. Counterparts. This Agreement may be executed in any number of counterparts, each of which when executed and delivered shall be an original; however, all such counterparts together shall constitute, but one and the same instrument.

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

27. Notice. Whenever any party desires to give notice to the other party, it must be given by written notice, sent by email, certified United States mail with return receipt requested, or a nationally recognized express transportation company to the addresses below. In the event that any party undergoes a change in address or contact information, notification to the other party shall be made.

To the District:
c/o Rizzetta and Company
3434 Colwell Avenue,
Suite 200
Tampa, FL 33514
Attn: Darryl Adams
darryla@rizzetta.com

To the Contractor:
5869 Enterprise Parkway,
Fort Myers, Florida 33905
Attn: _____
Email: _____

28. Severability. If any provision of this Agreement is held invalid or unenforceable, the remainder of this Agreement shall remain in full force and effect.

29. Entire Agreement. This Agreement contains the entire agreement and neither party is to rely upon any oral representations made by the other party. To the extent that any provisions of this Agreement conflict with the provisions in any exhibit, the provisions in this Agreement shall control over provisions in any exhibit.

IN WITNESS WHEREOF, the parties hereto have signed this Agreement on the day and year written below.

Solitude Lake Management, LLC
a Virginia limited liability company

Grand Hampton
Community Development District

Name: _____
Title: _____

Mercedes Tutich
Chair of the Board of Supervisors



SCHEDULE A - SERVICES

Aquatic Weed Control:

1. Lake(s) will be inspected on a **five (5) times per month** basis during the months of **September through April**, and on a **six (6) times per month** basis during the months of **May through August**.
2. Any growth of undesirable aquatic weeds and vegetation found in the lake(s) with each inspection shall be treated and controlled through the application of aquatic herbicides and aquatic surfactants as required to control the specific varieties of aquatic weeds and vegetation found in the lake(s) at the time of application.
3. Invasive and unwanted submersed and floating vegetation will be treated and controlled preventatively and curatively each spring and early summer through the use of systemic herbicides at the rate appropriate for control of the target species. Application rates will be designed to allow for selective control of unwanted species while allowing for desirable species of submersed and emergent wetland plants to prosper.

Shoreline Weed Control:

1. Shoreline areas, including **five (5)** Littoral Zones, will be inspected on a **five (5) times per month** basis during the months of **September through April**, and on a **six (6) times per month** basis during the months of **May through August**.
2. Any growth of cattails, phragmites, or other unwanted shoreline vegetation found within the lake areas shall be treated and controlled through the application of aquatic herbicides and aquatic surfactants as required for control of the plants present at time of application.
3. Any growth of unwanted plants or weeds growing in areas where stone has been installed for bank stabilization and erosion control shall be treated and controlled through the application of aquatic herbicides and aquatic surfactants as required to control the unwanted growth present at the time of application.

Lake Algae Control:

1. Lake(s) will be inspected on a **five (5) times per month** basis during the months of **September through April**, and on a **six (6) times per month** basis during the months of **May through August**.
2. Any algae found in the lake(s) with each inspection shall be treated and controlled through the application of algaecides, aquatic herbicides, and aquatic surfactants as needed for control of the algae present at the time of service.



Lake Dye:

1. **Lake Dye** will be applied to the pond(s) on a **one (1) time per month** basis. A combination of blue and/or black dye will be used as required to maintain a dark natural water color.

Trash Removal:

1. Trash and light debris will be removed from the lake(s) with each service and disposed off site. Any large item or debris that is not easily and reasonably removable by one person during the routine visit will be removed with the Customer's approval for an additional fee. Routine trash and debris removal services are for the lake areas only, and do not include any trash or debris removal from the surrounding terrestrial (dry land) areas.

Service Reporting:

1. Customer will be provided with a monthly service report detailing all of the work performed as part of this contract.

Permitting (when applicable):

1. SOLitude staff will be responsible for the following:
 - a. Obtaining any Federal, state, or local permits required to perform any work specified in this contract where applicable.
 - b. Attending any public hearings or meetings with regulators as required in support of the permitting process.
 - c. Filing of any notices or year-end reports with the appropriate agency as required by any related permit.
 - d. Notifying the Customer of any restrictions or special conditions put on the site with respect to any permit received, where applicable.

Customer Responsibilities (when applicable):

1. Customer will be responsible for the following:
 - a. Providing information required for the permit application process upon request.
 - b. Providing Certified Abutters List for abutter notification where required.
 - c. Perform any public filings or recordings with any agency or commission associated with the permitting process, if required.
 - d. Compliance with any other special requirements or conditions required by the local municipality.
 - e. Compliance and enforcement of temporary water-use restrictions where applicable.



General Qualifications:

1. Company is a licensed pesticide applicator in the state in which service is to be provided.
2. Individual Applicators are Certified Pesticide Applicators in Aquatics, Public Health, Forestry, Right of Way, and Turf/Ornamental as required in the state in which service is to be provided.
3. Company is a SePRO Preferred Applicator and dedicated Steward of Water. Each individual applicator has been trained and educated in the water quality testing and analysis required for prescriptive site-specific water quality management and utilizes an integrated approach that encompasses all aspects of ecologically balanced management. Each applicator has received extensive training in the proper selection, use, and application of all aquatic herbicides, algaecides, adjuvants, and water quality enhancement products necessary to properly treat our Customers' lakes and ponds as part of an overall integrated pest management program.
4. Company guarantees that all products used for treatment are EPA registered and labeled as appropriate and safe for use in lakes, ponds, and other aquatic sites, and are being applied in a manner consistent with their labeling.
5. All pesticide applications made directly to the water or along the shoreline for the control of algae, aquatic weeds, or other aquatic pests as specified in this contract will meet or exceed all of the Company's legal regulatory requirements as set forth by the EPA and related state agencies for NPDES and FIFRA. Company will perform treatments that are consistent with NPDES compliance standards as applicable in and determined by the specific state in which treatments are made. All staff will be fully trained to perform all applications in compliance with all federal, state, and local law.
6. Company will furnish the personnel, vehicles, boats, equipment, materials, and other items required to provide the foregoing at its expense.

Tab 5

**GRAND HAMPTON
COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
FINANCIAL REPORT
FOR THE FISCAL YEAR ENDED
SEPTEMBER 30, 2022**

**GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA**

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951 Yamato Road • Suite 280
Boca Raton, Florida 33431
(561) 994-9299 • (800) 299-4728
Fax (561) 994-5823
www.graucpa.com

INDEPENDENT AUDITOR'S REPORT

To the Board of Supervisors
Grand Hampton Community Development District
Hillsborough County, Florida

Report on the Audit of the Financial Statements

Opinions

We have audited the accompanying financial statements of the governmental activities and each major fund of Grand Hampton Community Development District, Hillsborough County, Florida ("District") as of and for the fiscal year ended September 30, 2022, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the District as of September 30, 2022, and the respective changes in financial position thereof for the fiscal year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America (GAAS) and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the District and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Opinions

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the District as of September 30, 2022, and the respective changes in financial position thereof for the fiscal year then ended in accordance with accounting principles generally accepted in the United States of America.

Responsibilities of Management for the Financial Statements

The District's management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America; and for the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that,

individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements. In performing an audit in accordance with GAAS, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the District's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control–related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and budgetary comparison information be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Information Included in the Financial Report

Management is responsible for the other information included in the financial report. The other information comprises the information for compliance with FL Statute 218.39 (3) (c) but does not include the financial statements and our auditor's report thereon. Our opinions on the financial statements do not cover the other information, and we do not express an opinion or any form of assurance thereon. In connection with our audit of the financial statements, our responsibility is to read the other information and consider whether a material inconsistency exists between the other information and the financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

Other Reporting Required by Government Auditing Standards

In accordance with *Government Auditing Standards*, we have also issued our report dated May 17, 2023, on our consideration of the District's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the District's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control over financial reporting and compliance.

May 17, 2023

MANAGEMENT'S DISCUSSION AND ANALYSIS

Our discussion and analysis of Grand Hampton Community Development District, Hillsborough County, Florida ("District") provides a narrative overview of the District's financial activities for the fiscal year ended September 30, 2022. Please read it in conjunction with the District's Independent Auditor's Report, basic financial statements, accompanying notes and supplementary information to the basic financial statements.

FINANCIAL HIGHLIGHTS

- The liabilities of the District exceeded its assets at the close of the most recent fiscal year resulting in a deficit net position balance of (\$5,115,524).
- The change in the District's total net position in comparison with the prior fiscal year was (\$4,335) a decrease. The key components of the District's net position and change in net position are reflected in the table in the government-wide financial analysis section.
- At September 30, 2022, the District's governmental funds reported combined ending fund balances of \$1,077,878, an increase of \$13,624 in comparison with the prior fiscal year. A portion of fund balance is restricted for debt service, non-spendable for prepaid items, assigned to capital reserve, and the remainder is unassigned fund balance which is available for spending at the District's discretion.

OVERVIEW OF FINANCIAL STATEMENTS

This discussion and analysis is intended to serve as the introduction to the District's basic financial statements. The District's basic financial statements are comprised of three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements. This report also contains other supplementary information in addition to the basic financial statements themselves.

Government-Wide Financial Statements

The government-wide financial statements are designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business.

The statement of net position presents information on all the District's assets, deferred outflows of resources, liabilities, and deferred inflows of resources with the residual amount being reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the District is improving or deteriorating.

The statement of activities presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods.

The government-wide financial statements include all governmental activities that are principally supported by special assessments. The District does not have any business-type activities. The governmental activities of the District include the general government (management), maintenance, and culture and recreation functions.

Fund Financial Statements

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The District, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The District has one fund category: governmental funds.

OVERVIEW OF FINANCIAL STATEMENTS (Continued)

Governmental Funds

Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a District's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the District's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures and changes in fund balances provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The District maintains two governmental funds for external reporting. Information is presented separately in the governmental fund balance sheet and the governmental fund statement of revenues, expenditures and changes in fund balances for the general fund and debt service fund which are considered to be major funds.

The District adopts an annual appropriated budget for its general fund. A budgetary comparison schedule has been provided for the general fund to demonstrate compliance with the budget.

Notes to the Financial Statements

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements.

GOVERNMENT-WIDE FINANCIAL ANALYSIS

As noted earlier, net position may serve over time as a useful indicator of an entity's financial position. In the case of the District, liabilities exceeded assets at the close of the most recent fiscal year.

Key components of the District's net position are reflected in the following table:

	NET POSITION	
	SEPTEMBER 30,	
	2022	2021
Current and other assets	\$ 1,083,892	\$ 1,065,442
Capital assets, net of depreciation	2,384,057	2,910,807
Total assets	<u>3,467,949</u>	<u>3,976,249</u>
Current liabilities	153,473	157,438
Long-term liabilities	8,430,000	8,930,000
Total liabilities	<u>8,583,473</u>	<u>9,087,438</u>
Net position		
Net investment in capital assets	(6,045,943)	(6,019,193)
Restricted	327,912	422,766
Unrestricted	602,507	485,238
Total net position	<u>\$ (5,115,524)</u>	<u>\$ (5,111,189)</u>

The District's net position reflects its investment in capital assets (e.g. land, land improvements, and infrastructure) less any related debt used to acquire those assets that is still outstanding. These assets are used to provide services to residents; consequently, these assets are not available for future spending. Although the District's investment in capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources, since the capital assets themselves cannot be used to liquidate these liabilities.

GOVERNMENT-WIDE FINANCIAL ANALYSIS (Continued)

The restricted portion of the District's net position represents resources that are subject to external restrictions on how they may be used. The remaining balance of unrestricted net position may be used to meet the District's other obligations.

The District's net position decreased during the most recent fiscal year. The majority of the decrease represents the extent to which the cost of operations and depreciation expense exceeded ongoing program revenues.

Key elements of the change in net position are reflected in the following table:

	CHANGES IN NET POSITION	
	FOR THE FISCAL YEAR ENDED SEPTEMBER 30,	
	2022	2021
Revenues:		
Program revenues		
Charges for Services	\$ 1,094,182	\$ 1,093,862
Operating Grants and Contributions	1,927	145
General revenues	805	310
Total revenues	<u>1,096,914</u>	<u>1,094,317</u>
Expenses:		
General government	117,223	108,848
Maintenance and operations	578,459	572,699
Culture and recreation	39,358	170,885
Interest	366,209	386,812
Total expenses	<u>1,101,249</u>	<u>1,239,244</u>
Change in net position	(4,335)	(144,927)
Net position - beginning	<u>(5,111,189)</u>	<u>(4,966,262)</u>
Net position - ending	<u>\$ (5,115,524)</u>	<u>\$ (5,111,189)</u>

As noted above and in the statement of activities, the cost of all governmental activities during the fiscal year ended September 30, 2022 was \$1,101,249. The costs of the District's activities were primarily funded by program revenues, which is mainly comprised of assessments. In total, expenses decreased from the prior fiscal year, the majority of the decrease was the result of prior year professional services related to legal fees for easement fence encroachment, land ownership and pond bank restoration project that did not recur.

GENERAL BUDGETING HIGHLIGHTS

An operating budget was adopted and maintained by the governing board for the District pursuant to the requirements of Florida Statutes. The budget is adopted using the same basis of accounting that is used in preparation of the fund financial statements. The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. Actual general fund expenditures did not exceed appropriations for the fiscal year ended September 30, 2022.

CAPITAL ASSETS AND DEBT ADMINISTRATION

Capital Assets

At September 30, 2022, the District had \$10,535,006 invested in capital assets for its governmental activities. In the government-wide financial statements, depreciation of \$8,150,949 has been taken, which resulted in a net book value of \$2,384,057. More detailed information about the District's capital assets is presented in the notes to the financial statements.

CAPITAL ASSETS AND DEBT ADMINISTRATION (Continued)

Capital Debt

At September 30, 2022, the District had \$8,430,000 in Bonds outstanding for its governmental activities at September 30, 2022. More detailed information about the District's capital debt is presented in the notes to the financial statements.

ECONOMIC FACTORS AND NEXT YEAR'S BUDGET

The District does not anticipate any major projects or significant changes to its infrastructure maintenance program for the subsequent fiscal year. In addition, it is anticipated that the general operations of the District will remain fairly constant.

CONTACTING THE DISTRICT'S FINANCIAL MANAGEMENT

This financial report is designed to provide our citizens, land owners, customers, investors and creditors with a general overview of the District's finances and to demonstrate the District's accountability for the financial resources it manages and the stewardship of the facilities it maintains. If you have questions about this report or need additional financial information, contact the Grand Hampton Community Development District Accounting Department at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614.

FINANCIAL STATEMENTS

**GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
STATEMENT OF NET POSITION
SEPTEMBER 30, 2022**

	Governmental Activities
ASSETS	
Cash	\$ 601,058
Prepays	7,463
Restricted assets:	
Investments	475,371
Capital assets:	
Depreciable assets, net	2,384,057
Total assets	3,467,949
 LIABILITIES	
Accounts payable and accrued expenses	6,014
Accrued interest payable	147,459
Non-current liabilities:	
Due within one year	525,000
Due in more than one year	7,905,000
Total liabilities	8,583,473
 NET POSITION	
Net investment in capital assets	(6,045,943)
Restricted for	
Debt service	327,912
Unrestricted	602,507
Total net position	\$ (5,115,524)

See notes to the financial statements

**GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2022**

<u>Functions/Programs</u>	<u>Expenses</u>	<u>Program Revenues</u>		<u>Net (Expense) Revenue and Changes in Net Position</u>
		<u>Charges for Services</u>	<u>Operating Grants and Contributions</u>	<u>Governmental Activities</u>
Primary government:				
Governmental activities:				
General government	\$ 117,223	\$ 117,223	\$ -	\$ -
Maintenance and operations	578,459	3,688	-	(574,771)
Culture and recreation	39,358	93,702	-	54,344
Interest on long-term debt	366,209	879,569	1,927	515,287
Total governmental activities	1,101,249	1,094,182	1,927	(5,140)
		General revenues:		
		Unrestricted investment earnings	805	
		Total general revenues	805	
		Change in net position		(4,335)
		Net position - beginning		(5,111,189)
		Net position - ending		\$ (5,115,524)

See notes to the financial statements

**GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
BALANCE SHEET
GOVERNMENTAL FUNDS
SEPTEMBER 30, 2022**

	Major Funds		Total Governmental Funds
	General	Debt Service	
ASSETS			
Cash	\$ 601,058	\$ -	\$ 601,058
Investments	-	475,371	475,371
Prepays	7,463	-	7,463
Total assets	\$ 608,521	\$ 475,371	\$ 1,083,892
LIABILITIES AND FUND BALANCES			
Liabilities:			
Accounts payable and accrued liabilities	\$ 6,014	\$ -	\$ 6,014
Total liabilities	6,014	-	6,014
Fund balances:			
Nonspendable:			
Prepaid items	7,463	-	7,463
Restricted for:			
Debt service	-	475,371	475,371
Assigned to:			
Capital reserve	308,017	-	308,017
Unassigned	287,027	-	287,027
Total fund balance	602,507	475,371	1,077,878
Total liabilities and fund balances	\$ 608,521	\$ 475,371	\$ 1,083,892

See notes to the financial statements

**GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
RECONCILIATION OF THE BALANCE SHEET - GOVERNMENTAL FUNDS
TO THE STATEMENT OF NET POSITION
SEPTEMBER 30, 2022**

Fund balance - governmental funds		\$ 1,077,878
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Amounts reported for governmental activities in the statement of net position are different because:

Capital assets used in governmental activities are not financial resources and, therefore, are not reported as assets in the governmental funds. The statement of net position includes those capital assets, net of any accumulated depreciation, in the net position of the government as a whole.

Cost of capital assets	10,535,006		
Accumulated depreciation	<u>(8,150,949)</u>		2,384,057

Liabilities not due and payable from current available resources are not reported as liabilities in the governmental fund statements. All liabilities, both current and long-term, are reported in the government-wide financial statements.

Accrued interest payable	(147,459)		
Bonds payable	<u>(8,430,000)</u>		<u>(8,577,459)</u>

Net position of governmental activities			<u>\$ (5,115,524)</u>
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See notes to the financial statements

**GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
STATEMENT OF REVENUES, EXPENDITURES
AND CHANGES IN FUND BALANCES -
GOVERNMENTAL FUNDS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2022**

	Major Funds		Total Governmental Funds
	General	Debt Service	
REVENUES			
Assessments	\$ 214,613	\$ 879,569	\$ 1,094,182
Interest income	805	1,927	2,732
Total revenues	<u>215,418</u>	<u>881,496</u>	<u>1,096,914</u>
EXPENDITURES			
Current:			
General government	117,223	-	117,223
Maintenance and operations	51,709	-	51,709
Culture and recreation	39,358	-	39,358
Debt service:			
Principal	-	500,000	500,000
Interest	-	375,000	375,000
Total expenditures	<u>208,290</u>	<u>875,000</u>	<u>1,083,290</u>
Excess (deficiency) of revenues over (under) expenditures	7,128	6,496	13,624
OTHER FINANCING SOURCES (USES)			
Interfund transfer in (out)	110,141	(110,141)	-
Total other financing sources (uses)	<u>110,141</u>	<u>(110,141)</u>	<u>-</u>
Net change in fund balances	117,269	(103,645)	13,624
Fund balance - beginning	<u>485,238</u>	<u>579,016</u>	<u>1,064,254</u>
Fund balance - ending	<u>\$ 602,507</u>	<u>\$ 475,371</u>	<u>\$ 1,077,878</u>

See notes to the financial statements

**GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCES OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2022**

Net change in fund balances - total governmental funds	\$	13,624
Amounts reported for governmental activities in the statement of activities are different because:		
Depreciation on capital assets is not recognized in the governmental fund statements but is reported as an expense in the statement of activities.		(526,750)
Repayment of long-term liabilities are reported as expenditures in the governmental fund financial statement but such repayments reduce liabilities in the statement of net position and are eliminated in the statement of activities.		500,000
The change in accrued interest on long-term liabilities between the current and prior fiscal year end is recorded in the statement of activities but not in the fund financial statements.		<u>8,791</u>
Change in net position of governmental activities	\$	<u>(4,335)</u>

See notes to the financial statements

**GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS**

NOTE 1 – NATURE OF ORGANIZATION AND REPORTING ENTITY

Grand Hampton Community Development District ("District") was established on July 17, 2003 by the City Council of the City of Tampa, Florida, pursuant to the Uniform Community Development District Act of 1980, otherwise known as Chapter 190, Florida Statutes, under City of Tampa Ordinance 2003-0160. The Act provides, among other things, the power to manage basic services for community development, power to borrow money and issue bonds, and to levy and assess non-ad valorem assessments for the financing and delivery of capital infrastructure.

The District was established for the purpose of financing and managing the acquisition, construction, maintenance and operation of a portion of the infrastructure necessary for community development within the District.

The District is governed by the Board of Supervisors ("Board") which is composed of five members. The Supervisors are elected by registered voters, as provided by F. S. Chapter 190.006. The Board of Supervisors of the District exercise all powers granted to the District pursuant to Chapter 190, Florida Statutes.

The Board has the final responsibility for:

1. Allocating and levying assessments.
2. Approving budgets.
3. Exercising control over facilities and properties.
4. Controlling the use of funds generated by the District.
5. Approving the hiring and firing of key personnel.
6. Financing improvements.

The financial statements were prepared in accordance with Governmental Accounting Standards Board ("GASB") Statements. Under the provisions of those standards, the financial reporting entity consists of the primary government, organizations for which the District is considered to be financially accountable and other organizations for which the nature and significance of their relationship with the District are such that, if excluded, the financial statements of the District would be considered incomplete or misleading. There are no entities considered to be component units of the District; therefore, the financial statements include only the operations of the District.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Government-Wide and Fund Financial Statements

The basic financial statements include both government-wide and fund financial statements.

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the primary government. For the most part, the effect of interfund activity has been removed from these statements.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment is offset by program revenues. *Direct expenses* are those that are clearly identifiable with a specific function or segment. *Program revenues* include 1) charges to customers who purchase, use or directly benefit from goods, services or privileges provided by a given function or segment; operating-type special assessments for maintenance and debt service are treated as charges for services, and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Other items not included among program revenues are reported instead as *general revenues*.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Measurement Focus, Basis of Accounting and Financial Statement Presentation

The government-wide financial statements are reported using the *economic resources measurement* focus and the *accrual basis of accounting*. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Assessments are recognized as revenues in the year for which they are levied. Grants and similar items are to be recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund financial statements are reported using the *current financial resources measurement focus* and the *modified accrual basis of accounting*. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be *available* when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the government considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures are recorded when a liability is incurred, as under accrual accounting. However, debt service expenditures are recorded only when payment is due.

Assessments

Assessments, including debt service assessments and operation and maintenance assessments, are non-ad valorem assessments imposed on all lands located within the District and benefited by the District's activities. Operation and maintenance assessments are levied by the District prior to the start of the fiscal year which begins October 1st and ends on September 30th. Operation and maintenance special assessments are imposed upon all benefited lands in the District. Debt service special assessments are imposed upon certain lots and lands described in each resolution imposing the special assessment for each series of Bonds issued by the District.

Assessments and interest associated with the current fiscal period are all considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. Only the portion of assessments receivable due within the current fiscal period is considered to be susceptible to accrual as revenue of the current period.

The District reports the following major governmental funds:

General Fund

The general fund is the general operating fund of the District. It is used to account for all financial resources except those required to be accounted for in another fund.

Debt Service Fund

The debt service fund is used to account for the accumulation of resources for the annual payment of principal and interest on long-term debt.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements.

When both restricted and unrestricted resources are available for use, it is the District's policy to use restricted resources first for qualifying expenditures, then unrestricted resources as they are needed.

Assets, Liabilities and Net Position or Equity

Restricted Assets

These assets represent cash and investments set aside pursuant to Bond covenants or other contractual restrictions.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Deposits and Investments

The District's cash on hand and demand deposits are considered to be cash and cash equivalents.

The District has elected to proceed under the Alternative Investment Guidelines as set forth in Section 218.415 (17) Florida Statutes. The District may invest any surplus public funds in the following:

- a) The Local Government Surplus Trust Funds, or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperation Act;
- b) Securities and Exchange Commission registered money market funds with the highest credit quality rating from a nationally recognized rating agency;
- c) Interest bearing time deposits or savings accounts in qualified public depositories;
- d) Direct obligations of the U.S. Treasury.

Securities listed in paragraph c and d shall be invested to provide sufficient liquidity to pay obligations as they come due. In addition, surplus funds may be deposited into certificates of deposit which are insured and any unspent Bond proceeds are required to be held in investments as specified in the Bond Indenture.

The District records all interest revenue related to investment activities in the respective funds. Investments are measured at amortized cost or reported at fair value as required by generally accepted accounting principles.

Inventories and Prepaid Items

Inventories of governmental funds are recorded as expenditures when consumed rather than when purchased.

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements.

Capital Assets

Capital assets, which include property, plant and equipment, and infrastructure assets (e.g., roads, bridges, sidewalks and similar items) are reported in the governmental activities column in the government-wide financial statements. Capital assets are defined by the government as assets with an initial, individual cost of more than \$5,000 (amount not rounded) and an estimated useful life in excess of two years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at acquisition value at the date of donation.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend asset lives are not capitalized. Major outlays for capital assets and improvements are capitalized as projects are completed.

Property, plant and equipment of the District are depreciated using the straight-line method over the following estimated useful lives:

<u>Assets</u>	<u>Years</u>
Stormwater management	20

In the governmental fund financial statements, amounts incurred for the acquisition of capital assets are reported as fund expenditures. Depreciation expense is not reported in the governmental fund financial statements.

Unearned Revenue

Governmental funds report unearned revenue in connection with resources that have been received, but not yet earned.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Long-Term Obligations

In the government-wide financial statements long-term debt and other long-term obligations are reported as liabilities in the statement of net position. Bond premiums and discounts are deferred and amortized ratably over the life of the Bonds. Bonds payable are reported net of applicable premiums or discounts. Bond issuance costs are expensed when incurred.

In the fund financial statements, governmental fund types recognize premiums and discounts, as well as issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as debt service expenditures.

Deferred Outflows/Inflows of Resources

In addition to assets, the statement of financial position will sometimes report a separate section for deferred outflows of resources. This separate financial statement element, deferred outflows of resources, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expense/expenditure) until then.

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, deferred inflows of resources, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time.

Fund Equity/Net Position

In the fund financial statements, governmental funds report non spendable and restricted fund balance for amounts that are not available for appropriation or are legally restricted by outside parties for use for a specific purpose. Assignments of fund balance represent tentative management plans that are subject to change.

The District can establish limitations on the use of fund balance as follows:

Committed fund balance – Amounts that can be used only for the specific purposes determined by a formal action (resolution) of the Board of Supervisors. Commitments may be changed or lifted only by the Board of Supervisors taking the same formal action (resolution) that imposed the constraint originally. Resources accumulated pursuant to stabilization arrangements sometimes are reported in this category.

Assigned fund balance – Includes spendable fund balance amounts established by the Board of Supervisors that are intended to be used for specific purposes that are neither considered restricted nor committed. The Board may also assign fund balance as it does when appropriating fund balance to cover differences in estimated revenue and appropriations in the subsequent year's appropriated budget. Assignments are generally temporary and normally the same formal action need not be taken to remove the assignment.

The District first uses committed fund balance, followed by assigned fund balance and then unassigned fund balance when expenditures are incurred for purposes for which amounts in any of the unrestricted fund balance classifications could be used.

Net position is the difference between assets and deferred outflows of resources less liabilities and deferred inflows of resources. Net position in the government-wide financial statements are categorized as net investment in capital assets, restricted or unrestricted. Net investment in capital assets represents net position related to infrastructure and property, plant and equipment. Restricted net position represents the assets restricted by the District's Bond covenants or other contractual restrictions. Unrestricted net position consists of the net position not meeting the definition of either of the other two components.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Other Disclosures

Use of Estimates

The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, and disclosure of contingent assets and liabilities as of the date of the financial statements, and the reported amounts of revenues and expenditures during the reporting period. Actual results could differ from those estimates.

NOTE 3 – BUDGETARY INFORMATION

The District is required to establish a budgetary system and an approved Annual Budget. Annual Budgets are adopted on a basis consistent with generally accepted accounting principles for the general fund. All annual appropriations lapse at fiscal year-end.

The District follows these procedures in establishing the budgetary data reflected in the financial statements.

- a) Each year the District Manager submits to the District Board a proposed operating budget for the fiscal year commencing the following October 1.
- b) A public hearing is conducted to obtain comments.
- c) Prior to October 1, the budget is legally adopted by the District Board.
- d) All budget changes must be approved by the District Board.
- e) The budgets are adopted on a basis consistent with generally accepted accounting principles.
- f) Unused appropriation for annually budgeted funds lapse at the end of the year.

NOTE 4 – DEPOSITS AND INVESTMENTS

Deposits

The District's cash balances were entirely covered by federal depository insurance or by a collateral pool pledged to the State Treasurer. Florida Statutes Chapter 280, "Florida Security for Public Deposits Act", requires all qualified depositories to deposit with the Treasurer or another banking institution eligible collateral equal to various percentages of the average daily balance for each month of all public deposits in excess of any applicable deposit insurance held. The percentage of eligible collateral (generally, U.S. Governmental and agency securities, state or local government debt, or corporate bonds) to public deposits is dependent upon the depository's financial history and its compliance with Chapter 280. In the event of a failure of a qualified public depository, the remaining public depositories would be responsible for covering any resulting losses.

Investments

The District's investments were held as follows at September 30, 2022:

	Amortized Cost	Credit Risk	Weighted Average Maturities
First American Treasury Obligations Fund CL Z	\$ 368,358	S&P AAAm	9 days
First American Government Obligations Fund CL Y	107,013	S&P AAAm	18 days
Total Investments	<u>\$ 475,371</u>		

Credit risk – For investments, credit risk is generally the risk that an issuer of an investment will not fulfill its obligation to the holder of the investment. This is measured by the assignment of a rating by a nationally recognized statistical rating organization. Investment ratings by investment type are included in the preceding summary of investments.

Concentration risk – The District places no limit on the amount the District may invest in any one issuer.

Interest rate risk – The District does not have a formal policy that limits investment maturities as a means of managing exposure to fair value losses arising from increasing interest rates.

NOTE 4 – DEPOSITS AND INVESTMENTS (Continued)

Investments (Continued)

However, the Bond Indenture limits the type of investments held using unspent proceeds.

Fair Value Measurement – When applicable, the District measures and records its investments using fair value measurement guidelines established in accordance with GASB Statements. The framework for measuring fair value provides a fair value hierarchy that prioritizes the inputs to valuation techniques.

These guidelines recognize a three-tiered fair value hierarchy, in order of highest priority, as follows:

- *Level 1:* Investments whose values are based on unadjusted quoted prices for identical investments in active markets that the District has the ability to access;
- *Level 2:* Investments whose inputs - other than quoted market prices - are observable either directly or indirectly; and,
- *Level 3:* Investments whose inputs are unobservable.

The fair value measurement level within the fair value hierarchy is based on the lowest level of any input that is significant to the entire fair value measurement. Valuation techniques used should maximize the use of observable inputs and minimize the use of unobservable inputs.

Money market investments that have a maturity at the time of purchase of one year or less and are held by governments other than external investment pools should be measured at amortized cost. Accordingly, the District's investments have been reported at amortized cost above.

NOTE 5 – CAPITAL ASSETS

Capital asset activity for the fiscal year ended September 30, 2022 was as follows:

	Beginning Balance	Additions	Deletions	Ending Balance
<u>Governmental activities</u>				
Capital assets, being depreciated				
Stormwater management	\$ 10,535,006	\$ -	\$ -	\$ 10,535,006
Total capital assets, being depreciated	10,535,006	-	-	10,535,006
Less accumulated depreciation for:				
Stormwater management	7,624,199	526,750	-	8,150,949
Total accumulated depreciation	7,624,199	526,750	-	8,150,949
Total capital assets, being depreciated, net	2,910,807	(526,750)	-	2,384,057
Governmental activities capital assets, net	\$ 2,910,807	\$ (526,750)	\$ -	\$ 2,384,057

Depreciation expense was charged to the maintenance and operations function.

NOTE 6 – LONG-TERM LIABILITIES

Series 2014

On August 15, 2014, the District issued \$8,375,000 of Capital Improvement Refunding Bonds, Series 2014 due on May 1, 2034 with a fixed interest rate of 4.50%. The Bonds were issued to refund Series 2003 Capital Improvement Revenue Bonds (the "Refunded Bonds"). Interest is to be paid semiannually on each May 1 and November 1, commencing November 1, 2014. Principal is to be paid serially commencing May 1, 2015 through May 1, 2034.

Series 2016

On December 23, 2016 the District issued \$3,205,000 of Capital Improvement Revenue Refunding Bonds, Series 2016 due on May 1, 2036 with a fixed interest rate of 3.50%. The Series 2005 Bonds were refunded with the proceeds of Bonds. Interest is to be paid semiannually on each May 1 and November 1. Principal is to be paid serially commencing May 1, 2018 through May 1, 2036.

NOTE 6 – LONG-TERM LIABILITIES (Continued)

The Series 2014 and 2016 Bonds are subject to redemption at the option of the District prior to maturity. The Bonds are subject to extraordinary mandatory redemption prior to maturity in the manner determined by the Bond Registrar as outlined in the Third Supplemental Bond Indenture.

The Bond Indentures established a debt service reserve requirement as well as other restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service and to meet the reserve requirements. The District was in compliance with the requirements at September 30, 2022.

Long-term debt activity

Changes in long-term liability activity for the fiscal year ended September 30, 2022 were as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
<u>Governmental activities</u>					
Bonds payable:					
Series 2014	\$ 6,245,000	\$ -	\$ 360,000	\$ 5,885,000	\$ 380,000
Series 2016	2,685,000	-	140,000	2,545,000	145,000
Total	<u>\$ 8,930,000</u>	<u>\$ -</u>	<u>\$ 500,000</u>	<u>\$ 8,430,000</u>	<u>\$ 525,000</u>

At September 30, 2022, the scheduled debt service requirements on the long - term debt were as follows:

Year ending, September 30:	Governmental Activities		
	Principal	Interest	Total
2023	\$ 525,000	\$ 353,900	\$ 878,900
2024	545,000	331,725	876,725
2025	570,000	308,700	878,700
2026	595,000	284,600	879,600
2027	615,000	259,425	874,425
2028-2032	3,510,000	881,800	4,391,800
2033-2036	2,070,000	158,525	2,228,525
Total	<u>\$ 8,430,000</u>	<u>\$ 2,578,675</u>	<u>\$ 11,008,675</u>

NOTE 7 – MANAGEMENT COMPANY

The District has contracted with a management company to perform management services, which include financial and accounting services. Certain employees of the management company also serve as officers (Board appointed non-voting positions) of the District. Under the agreement, the District compensates the management company for management, accounting, financial reporting, and other administrative costs.

NOTE 8 – RISK MANAGEMENT

The District is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. The District has obtained commercial insurance from independent third parties to mitigate the costs of these risks; coverage may not extend to all situations. There were no claims during the past three years.

**GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCE - BUDGET AND ACTUAL – GENERAL FUND
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2022**

	Budgeted Amounts <u>Original & Final</u>	Actual Amounts	Variance with Final Budget - Positive (Negative)
REVENUES			
Assessments	\$ 212,035	\$ 214,613	\$ 2,578
Interest income	-	805	805
Total revenues	<u>212,035</u>	<u>215,418</u>	<u>3,383</u>
EXPENDITURES			
Current:			
General government	103,653	117,223	(13,570)
Maintenance and operations	74,165	51,709	22,456
Culture and recreation	16,000	39,358	(23,358)
Capital outlay	18,217	-	18,217
Total expenditures	<u>212,035</u>	<u>208,290</u>	<u>3,745</u>
Excess (deficiency) of revenues over (under) expenditures	-	7,128	7,128
OTHER FINANCING SOURCES			
Interfund transfer in(out)	-	110,141	110,141
Total other financing sources (uses)	<u>-</u>	<u>110,141</u>	<u>110,141</u>
Net change in fund balance	<u>\$ -</u>	117,269	<u>\$ 117,269</u>
Fund balance - beginning		<u>485,238</u>	
Fund balance - ending		<u>\$ 602,507</u>	

See notes to required supplementary information

**GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
NOTES TO REQUIRED SUPPLEMENTARY INFORMATION**

The District is required to establish a budgetary system and an approved Annual Budget for the general fund. The District's budgeting process is based on estimates of cash receipts and cash expenditures which are approved by the Board. The budget approximates a basis consistent with accounting principles generally accepted in the United States of America (generally accepted accounting principles).

The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. Actual general fund expenditures did not exceed appropriations for the fiscal year ended September 30, 2022.

**GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
HILLSBOROUGH COUNTY, FLORIDA
OTHER INFORMATION – DATA ELEMENTS
REQUIRED BY FL STATUTE 218.39(3)(C)
UNAUDITED**

<u>Element</u>	<u>Comments</u>
Number of district employees compensated at 9/30/2022	0
Number of independent contractors compensated in September 2022	3
Employee compensation for FYE 9/30/2022 (paid/accrued)	Not Applicable
Independent contractor compensation for FYE 9/30/2022	\$20,736
Construction projects to begin on or after October 1; (>\$65K)	Not Applicable
Budget variance report	See page 20
Non ad valorem special assessments;	
Special assessment rate FYE 9/30/2022	See below
Special assessments collected FYE 9/30/2022	\$1,094,181
Outstanding Bonds:	
Series 2014, due May 1, 2034	See Note 6 page 18 for details
Series 2016, due May 1, 2036	See Note 6 page 18 for details

LOT SIZE	O&M	2014 DEBT		2016 DEBT	
		SERVICE	SERVICE	SERVICE	SERVICE
Townhouse	\$128.20	\$528.07			
Neo-Traditional	\$137.35	\$565.79			
Neo-Traditional	\$137.35			\$564.77	
Single Family 50'	\$183.14	\$754.39			
Single Family 50'	\$183.14			\$752.74	
Single Family 52'	\$183.14	\$754.39			
Single Family 52'	\$183.14			\$752.74	
Single Family 60'	\$219.76	\$905.27			
Single Family 60'	\$219.76			\$903.97	
Single Family 70'	\$274.70			\$1,129.53	
Single Family 75'	\$274.70	\$1,131.59			
Single Family 85'	\$311.33	\$1,282.46			



INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH GOVERNMENT AUDITING STANDARDS

To the Board of Supervisors
Grand Hampton Community Development District
Hillsborough County, Florida

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities and each major fund of Grand Hampton Community Development District, Hillsborough County, Florida ("District") as of and for the fiscal year ended September 30, 2022, and the related notes to the financial statements, which collectively comprise the District's basic financial statements, and have issued our opinion thereon dated May 17, 2023.

Report on Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the District's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, we do not express an opinion on the effectiveness of the District's internal control.

A *deficiency in internal control* exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or, significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses or significant deficiencies may exist that were not identified.

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether the District's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

May 17, 2023



**INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH THE
REQUIREMENTS OF SECTION 218.415, FLORIDA STATUTES, REQUIRED BY
RULE 10.556(10) OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA**

To the Board of Supervisors
Grand Hampton Community Development District
Hillsborough County, Florida

We have examined Grand Hampton Community Development District, Hillsborough County, Florida's ("District") compliance with the requirements of Section 218.415, Florida Statutes, in accordance with Rule 10.556(10) of the Auditor General of the State of Florida during the fiscal year ended September 30, 2022. Management is responsible for the District's compliance with those requirements. Our responsibility is to express an opinion on the District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants. Those standards require that we plan and perform the examination to obtain reasonable assurance about whether the District complied, in all material respects, with the specified requirements referenced in Section 218.415, Florida Statutes. An examination involves performing procedures to obtain evidence about whether the District complied with the specified requirements. The nature, timing, and extent of the procedures selected depend on our judgment, including an assessment of the risks of material noncompliance, whether due to fraud or error. We believe that the evidence we obtained is sufficient and appropriate to provide a reasonable basis for our opinion. Our examination does not provide a legal determination on the District's compliance with specified requirements.

We are required to be independent and to meet our other ethical responsibilities in accordance with relevant ethical requirements relating to the examination engagement.

In our opinion, the District complied, in all material respects, with the aforementioned requirements for the fiscal year ended September 30, 2022.

This report is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, management, and the Board of Supervisors of Grand Hampton Community Development District, Hillsborough County, Florida and is not intended to be and should not be used by anyone other than these specified parties.

May 17, 2023



**MANAGEMENT LETTER PURSUANT TO THE RULES OF
THE AUDITOR GENERAL OF THE STATE OF FLORIDA**

To the Board of Supervisors
Grand Hampton Community Development District
Hillsborough County, Florida

Report on the Financial Statements

We have audited the accompanying basic financial statements of Grand Hampton Community Development District (the "District") as of and for the fiscal year ended September 30, 2022, and have issued our report thereon dated May 17, 2023.

Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and Chapter 10.550, Rules of the Auditor General.

Other Reporting Requirements

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and on Compliance and Other Matters Based on an Audit of the Financial Statements Performed in Accordance with *Government Auditing Standards*; and Independent Auditor's Report on an examination conducted in accordance with *AICPA Professional Standards*, AT-C Section 315, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports, which are dated May 17, 2023, should be considered in conjunction with this management letter.

Purpose of this Letter

The purpose of this letter is to comment on those matters required by Chapter 10.550 of the Rules of the Auditor General of the State of Florida. Accordingly, in connection with our audit of the financial statements of the District, as described in the first paragraph, we report the following:

- I. Current year findings and recommendations.**
- II. Status of prior year findings and recommendations.**
- III. Compliance with the Provisions of the Auditor General of the State of Florida.**

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, as applicable, management, and the Board of Supervisors of Grand Hampton Community Development District, Hillsborough County, Florida and is not intended to be and should not be used by anyone other than these specified parties.

We wish to thank Grand Hampton Community Development District, Hillsborough County, Florida and the personnel associated with it, for the opportunity to be of service to them in this endeavor as well as future engagements and the courtesies extended to us.

May 17, 2023

REPORT TO MANAGEMENT

I. CURRENT YEAR FINDINGS AND RECOMMENDATIONS

None

II. PRIOR YEAR FINDINGS AND RECOMMENDATIONS

None

III. COMPLIANCE WITH THE PROVISIONS OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA

Unless otherwise required to be reported in the auditor's report on compliance and internal controls, the management letter shall include, but not be limited to the following:

1. A statement as to whether or not corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report.

There were no significant findings and recommendations made in the preceding annual financial audit report for the fiscal year ended September 30, 2021.

2. Any recommendations to improve the local governmental entity's financial management.

There were no such matters discovered by, or that came to the attention of, the auditor, to be reported for the fiscal year ended September 30, 2022.

3. Noncompliance with provisions of contracts or grant agreements, or abuse, that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but which warrants the attention of those charged with governance.

There were no such matters discovered by, or that came to the attention of, the auditor, to be reported, for the fiscal year ended September 30, 2022.

4. The name or official title and legal authority of the District are disclosed in the notes to the financial statements.
5. The District has not met one or more of the financial emergency conditions described in Section 218.503(1), Florida Statutes.
6. We applied financial condition assessment procedures and no deteriorating financial conditions were noted as of September 30, 2022. It is management's responsibility to monitor financial condition, and our financial condition assessment was based in part on representations made by management and the review of financial information provided by same.
7. Management has provided the specific information required by Section 218.39(3)(c) in the Other Information section of the financial statements on page 22.

Tab 6

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that 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.

**GRAND HAMPTON
COMMUNITY DEVELOPMENT DISTRICT**

The Grand Hampton Community Development District regular meeting of the Board of Supervisors was held on **Thursday, June 1, 2023, at 3:03 p.m.** at the Grand Hampton Clubhouse, located at 8301 Dunham Station Drive, Tampa, FL 33647.

Present and constituting a quorum:

Mercedes Tutich	Board Supervisor, Chairman
Shawn Cartwright	Board Supervisor, Vice Chairman
Alicia Stremming	Board Supervisor, Assistant Secretary

Also present were:

Daryl Adams	District Manager, Rizzetta & Company
Vivek Babbar	District Counsel, Straley Robin Vericker <i>(via conference call)</i>
Rick Schappacher	District Engineer, Schappacher Engineering <i>(via conference call)</i>
Nick Margo	Representative Solitude Lake Management
Kevin Wilt	Representative Solitude Lake Management
Jason Jaszczak	Representative Solitude Lake Management
Audience	None

FIRST ORDER OF BUSINESS

Call to Order

Mr. Adams opened the regular CDD Meeting in person at 3:03 p.m. and noted that there were no audience members in attendance.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

All present at the meeting joined in the Pledge of Allegiance.

THIRD ORDER OF BUSINESS

Audience Comments

There were no members of the audience present to comment.

FOURTH ORDER OF BUSINESS **Staff Reports**

A. District Counsel

Mr. Babbar Informed the Board that the Ethics Bill passed during the recent legislative session, but the Sovereign Immunity Bill did not. He reviewed the implications for the Supervisors associated with these bills.

B. Presentation of Aquatics Report

Mr. Margo reviewed the waterway inspection report with the Board, noting that the ponds are dry. He touched on the ponds with the biggest concerns, explaining that pond 16 has an erosion issue that District Engineer will need to look at.

The Board reviewed the Aquatic Planting proposal for ponds 17, 19, and 37.

On a motion from Mr. Cartwright, seconded by Ms. Stremming, with all in favor, the Board of Supervisors approved the Solitude aquatic planting proposal with a not-to-exceed amount of \$18,000, for the Grand Hampton Community Development District.

C. Field Inspection Report

No Report

D. District Engineer

Mr. Schappacher updated the Board on the status of the pond 22 project, noting that it will be completed by next week.

The Board asked Mr. Schappacher to investigate the depression in pond 16 and asked for an easement audit of Phase 1B-1 to be completed relative to a resident request to install a fence. They asked that he work with Mr. Babbar on the matter, and they be sent a copy of the HOA approval paperwork.

The Board will discuss this again at the next meeting.

E. District Manager

Mr. Adams reminded the Board the next regular meeting will be held Thursday, July 6, 2023, at 3:00 p.m.

The Board received the District Manager report and Monthly Financial Statement from Mr. Adams.

Mr. Adams announced that as of April 15, 2023, there were 2,422 registered voters residing in the district.

FIFTH ORDER OF BUSINESS

**Discussion Regarding Cypress Trees
on Dry Marsh Areas**

The Board tabled this item until next month.

SIXTH ORDER OF BUSINESS

**Consideration of Solitude Lake
Maintenance's Contract**

A brief discussion was held regarding concerns with the termination clause. Solitude will go back to their legal team to review again. It was stated that Solitude will continue to service the community this month.

SEVENTH ORDER OF BUSINESS

**Discussion Regarding Hiller/Cardona
Litigation**

Mr. Babbar stated that he has reviewed the litigation and recommended that an easement audit be completed. Once completed the District will have two options; 1: deny the request if the proposed fence would encroach on Distract property or 2: allow the encroachment.

On a motion from Mr. Cartwright, seconded by Ms. Tutich, with all in favor, the Board of Supervisors approved utilizing option 1 to deny the fencing request if the proposed fence would encroach on Distract property, for the Grand Hampton Community Development District.

EIGHTH ORDER OF BUSINESS

**Consideration of Minutes of the Board
of Supervisors' Meeting held on May
4, 2023**

The Board received and reviewed the Minutes of the Board of Supervisors' Regular Meeting held on May 4, 2023.

On a motion from Ms. Tutich, seconded by Mr. Cartwright, with all in favor, the Board of Supervisors approved the Minutes of the Regular Meeting held on May 4, 2023, as presented, for the Grand Hampton Community Development District.

NINTH ORDER OF BUSINESS

**Consideration of Operation &
Maintenance Expenditures for April
2023**

Mr. Adams presented the April 2023 Operation and Maintenance Expenditures for Board consideration.

On a motion from Mr. Farrell, seconded by Mr. Cartwright, with all in favor, the Board of Supervisors ratified the Operation and Maintenance Expenditures for April 2023 in the amount of \$13,592.54 for the Grand Hampton Community Development District.

TENTH ORDER OF BUSINESS

Supervisor Requests

There were no Supervisor requests put forward.

135
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ELEVENTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Cartwright, seconded by Ms. Tutich, with all in favor, the Board of Supervisors adjourned the meeting at 4:26 p.m. for the Grand Hampton Community Development District.

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139
140
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Secretary / Assistant Secretary

Chairman / Vice Chairman

DRAFT

Exhibit A

RESOLUTION 2023-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT ADOPTING A DECORUM AND CIVILITY POLICY; PLEDGING TO FOLLOW SUCH POLICY; AND PROVIDING AN EFFECTIVE DATE.

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

Whereas, there exist certain basic principles concerning behavior and decorum that is the foundation for being a part of modern society;

Whereas, as a cornerstone of democracy Americans have observed certain rules of behavior generally known as civility;

Whereas, the open exchange of public discourse in a civil manner is essential to the democratic style of government;

Whereas, the District is empowered to maintain orderly conduct and preserve proper decorum in a public meeting;

Whereas, the Board of Supervisors of the District (the “**Board**”) are elected officials and officers of the State of Florida and as such are looked upon to represent their community and constituents in a positive and professional manner;

Whereas, disturbances or disorderly conduct are a distraction from the limited time the Board has to make decisions that must occur at public meetings. Aggressive gestures, facial expressions, displays of anger, rudeness, ridicule, impatience, a lack of respect, and personal attacks detract from the open exchange of ideas, prevent fair discussion of the issues, and can discourage individuals from participation in government;

Whereas, whether verbally or in writing, vulgar language, undignified or disparaging personal remarks, or hostility is simply unproductive and puts everyone in a more anxious state of mind;

Whereas, allowing ill feelings toward others or the beliefs of others to influence your own behavior results in a loss of control and may result in words or actions that are later regretted;

Whereas, failure to treat people and vendors with the basic elements of respect and professionalism will attach a negative stigma and reputation to the District and will result in being avoided by vendors who do not and should not have to put up with such behavior and thus cascading into work not being performed in a timely manner or increased costs to the District and its residents because of limited interest in providing services to the District;

Whereas, there can be disagreement without being disagreeable. Effective and zealous advocacy for their positions does not require hostile behavior. Being respectful, courteous, and civil are far more effective means of communicating and conducting business.

Whereas, civility can assist in reaching consensus, provides for a safe and comfortable environment to honestly share ideas and opinions, can uplift our daily life, make it more pleasant to live and work in an organized society, and foster a sense of community and connection.

Whereas, the Board finds that it is in the best interests of the District to agree to a decorum and civility policy and to respect and be civil to one another, to its vendors, and to its residents and calls upon all participants in District meetings to exercise respect and civility toward one another at all times.

Now, therefore, be it resolved by the Board:

Section 1. Adoption and Pledge. The Board hereby adopts the above recitals as its Decorum and Civility Policy and pledges to strive to follow such policy.

Section 2. Effective Date. This resolution shall become effective immediately upon its adoption.

Passed and Adopted on March 2, 2023.

Attest:

**Grand Hampton
Community Development District**

Assistant Secretary

Mercedes Tutich
Chair of the Board of Supervisors

Tab 7

GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT

District Office · Wesley Chapel, Florida · (813) 933-5571
Mailing Address · 3434 Colwell Avenue, Suite 200 · Tampa, Florida 33614
www.grandhamptoncdd.org

Operation and Maintenance Expenditures May 2023 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from May 1, 2023 through May 31, 2023. This does not include expenditures previously approved by the Board.

The total items being presented: \$ **25,664.83**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Grand Hampton Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2023 Through May 31, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Alicia F Stremming	100095	AS050423	Board of Supervisors Meeting 05/04/23	\$ 200.00
Crosscreek Environmental, Inc.	100096	13806	Lake Bank Maintenance Deposit 30%	\$ 11,326.50
Grau & Associates, P.A.	100091	23856	Audit FYE 21-22	\$ 2,000.00
Grau & Associates, P.A.	100097	24051	Audit FYE 21-22	\$ 1,200.00
Joseph Farrell	100098	JF050423	Board of Supervisors Meeting 05/04/23	\$ 200.00
Mercedes Tutich	100099	MT050423	Board of Supervisors Meeting 05/04/23	\$ 200.00
Rizzetta & Company, Inc.	100089	INV0000079716	District Management Fees 05/23	\$ 4,261.92
Rizzetta & Company, Inc.	100090	INV0000079757	Personnel Reimbursement 04/23	\$ 147.50
Rizzetta & Company, Inc.	100094	INV0000079846	Amenity Management & Oversight /Personnel	\$ 493.73

Grand Hampton Community Development District

Paid Operation & Maintenance Expenditures

May 1, 2023 Through May 31, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Rizzetta & Company, Inc.	100103	INV0000080462	Personnel Reimbursement 05/23	\$ 117.63
Schappacher Engineering, LLC	100100	2401	Engineering Services 04/23	\$ 948.75
Shawn Cartwright	100092	SC040623	Board of Supervisors Meeting 04/06/23	\$ 200.00
Shawn Cartwright	100101	SC050423	Board of Supervisors Meeting 05/04/23	\$ 200.00
Solitude Lake Management, LLC	100093	PSI-68486	Lake & Pond Management Services 04/23	\$ 3,643.00
Straley Robin Vericker	100102	23085	Legal Services 04/23	<u>\$ 489.80</u>
Report Total				<u>\$ 25,664.83</u>

Grand Hampton CDD
Meeting Date: May 4, 2023

SUPERVISOR PAY REQUEST

Name of Board Supervisor	Check if paid	
Mercedes Tutich	Yes	MT050823
Shawn Cartwright	Yes	SC050823
Joe Farrell	Yes	JF050823
Alicia Stremming	Yes	AS050823
Adnrew Tapp	No	
(*) Does not get paid		
NOTE: Supervisors are only paid if checked.		

EXTENDED MEETING TIMECARD

Meeting Start Time:	3:02pm
Meeting End Time:	3:40pm
Total Meeting Time:	38 min

Time Over (3) Hours: _____

Total at \$175 per Hour: _____

ADDITIONAL OR CONTINUED MEETING TIMECARD

Meeting Date:	
Additional or Continued Meeting?	
Total Meeting Time:	
Total at \$175 per Hour:	\$0.00

Business Mileage Round Trip	
IRS Rate per Mile	\$0.655
Mileage to Charge	\$0.00

DM Signature: L. Adams



Crosscreek Environmental Inc.

111 61st Street East
Palmetto, FL 34221

Invoice

Date 5/1/2023
Invoice # 13806

Bill To

Grand Hampton CDD
Attn: Rizzetta and Company, Inc.
12750 Citrus Park Lane, Ste 115
Tampa, FL 33625

Project Info

P.O. #

Terms

Due on receipt

Ship Date 5/1/2023

Due Date 5/1/2023

Description	Qty	Price	Amount
30% deposit due prior to commencement of work. Amount to be deducted from final invoice.		11,326.50	11,326.50
GRAND HAMPTON LAKE BANK REPAIRS			
Bank Stabilization utilizing Method B, including backfill, compaction, C350 Coconut Mesh Reinforcement Mat, and 4"-6" rip-rap	530		
Backfill and compact undermined mkitered end structure	1		
Sod (to match existing)	590		
Water sod 3 times per week for 30 days (unless area is adequately watered by rains)	10		
Access repair	1		
Miscellaneous cleanup and work	1		

RECOMMENDED FOR PAYMENT:

[Signature] 5/4/23

Thank you for your business

Crosscreek Environmental Inc.

Subtotal	\$11,326.50
Sales Tax (0.0%)	\$0.00
Total	\$11,326.50
Payments/Credits	\$0.00
Balance Due	\$11,326.50



Grau and Associates

951 W. Yamato Road, Suite 280
Boca Raton, FL 33431-
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

*Grand Hampton Community Development District
12750 Citrus Park Lane, Suite 115
Tampa, FL 33625*

Invoice No. 23856
Date 04/04/2023

SERVICE	AMOUNT
Audit FYE 09/30/2022	\$ <u>2,000.00</u>
Current Amount Due	\$ <u><u>2,000.00</u></u>

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
2,000.00	0.00	0.00	0.00	0.00	2,000.00

Payment due upon receipt.

RECEIVED
05/02/23

Grau and Associates

951 W. Yamato Road, Suite 280
Boca Raton, FL 33431-
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

*Grand Hampton Community Development District
12750 Citrus Park Lane, Suite 115
Tampa, FL 33625*

Invoice No. 24051
Date 05/02/2023

SERVICE	AMOUNT
Audit FYE 09/30/2022	\$ <u>1,200.00</u>
Current Amount Due	\$ <u><u>1,200.00</u></u>

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
3,200.00	0.00	0.00	0.00	0.00	3,200.00

Payment due upon receipt.

Rizzetta & Company, Inc.
 3434 Colwell Avenue
 Suite 200
 Tampa FL 33614

Invoice

Date	Invoice #
5/1/2023	INV0000079716

Bill To:

GRAND HAMPTON CDD 3434 Colwell Avenue, Suite 200 Tampa FL 33614

Services for the month of	Terms	Client Number
May	Upon Receipt	00770

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,380.17	\$1,380.17
Administrative Services	1.00	\$390.00	\$390.00
Financial & Revenue Collections	1.00	\$433.33	\$433.33
Management Services	1.00	\$1,958.42	\$1,958.42
Website Compliance & Management	1.00	\$100.00	\$100.00
Subtotal			\$4,261.92
Total			\$4,261.92

Rizzetta & Company, Inc.
 3434 Colwell Avenue
 Suite 200
 Tampa FL 33614

Invoice

Date	Invoice #
4/28/2023	INV0000079757

Bill To:

Grand Hampton CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614

Services for the month of	Terms	Client Number
April	Upon Receipt	00024

Description	Qty	Rate	Amount
Personnel Reimbursement	1.00	\$147.50	\$147.50
Subtotal			\$147.50
Total			\$147.50

Rizzetta & Company, Inc.
 3434 Colwell Avenue
 Suite 200
 Tampa FL 33614

Invoice

Date	Invoice #
5/12/2023	INV0000079846

Bill To:

Grand Hampton CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614

Services for the month of	Terms	Client Number
May	Upon Receipt	00024

Description	Qty	Rate	Amount
Amenity Management & Oversight	1.00	\$400.00	\$400.00
Personnel Reimbursement	1.00	\$93.73	\$93.73
Subtotal			\$493.73
Total			\$493.73

Rizzetta & Company, Inc.
 3434 Colwell Avenue
 Suite 200
 Tampa FL 33614

Invoice

Date	Invoice #
5/26/2023	INV0000080462

Bill To:

Grand Hampton CDD 3434 Colwell Avenue Suite 200 Tampa FL 33614

Services for the month of	Terms	Client Number
May	Upon Receipt	00024

Description	Qty	Rate	Amount
Personnel Reimbursement	1.00	\$117.63	\$117.63
Subtotal			\$117.63
Total			\$117.63

Schappacher Engineering LLC

RECEIVED
05/09/23

Invoice

PO Box 21256
Bradenton, FL 34204
941-251-7613

Date	Invoice #
5/8/2023	2401

Bill To
Grand Hampton CDD C/O Rizzetta & Company 3434 Colwell Avenue, Suite 200 Tampa, FL 33614

		Terms	Project	
			CDD Engineering Services	
Serviced	Description	Quantity	Rate	Amount
4/6/2023	Prep work for CDD meeting, review agenda items and print pertinent documents. Coordinate with lake bank repair vendor for schedule. Attend CDD meeting.	4	165.00	660.00
4/7/2023	Coordinate with both vendors for availability to complete bank restoration and discuss price revisions.	0.5	165.00	82.50
4/10/2023	Coordinate with bank restoration vendors for schedules to complete work, send summary e-mail to CDD chairperson.	0.25	165.00	41.25
4/28/2023	Coordinate with contractors for schedules regarding bank repairs and prepare contract for Crosscreek. Coordinate with CDD chairperson on contractor schedules to determine which contractor to award to project. Follow up with Crosscreek for revised contract price.	1	165.00	165.00
Please make checks payable to Schappacher Engineering Thank you for your business!			Total	\$948.75



INVOICE

Page: 1

Please Remit Payment to:

Solitude Lake Management, LLC
1320 Brookwood Drive
Suite H
Little Rock, AR 72202
Phone #: (888) 480-5253
Fax #: (888) 358-0088

Invoice Number: PSI-68486
Invoice Date: 4/27/2023

Bill
To: Grand Hampton CDD
Rizzetta & Company
3434 Colwell Avenue Suite 200
Tampa, FL 33614

Ship
To: Grand Hampton CDD
Rizzetta & Company
3434 Colwell Avenue Suite 200
Tampa, FL 33614
United States

Ship Via
Ship Date 4/27/2023
Due Date 5/27/2023
Terms Net 30

Customer ID 5472
P.O. Number
P.O. Date 4/27/2023
Our Order No.

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance Quoted Service Request Annual Maintenance - Products Grand Hampton Cdd-Lake-ALL April Treatments		1	1	3,643.00	3,643.00

Amount Subject to Sales Tax 0.00
Amount Exempt from Sales Tax 3,643.00

Subtotal: 3,643.00
Invoice Discount: 0.00
Total Sales Tax: 0.00
Payment Amount: 0.00
Total: 3,643.00

Straley Robin Vericker

1510 W. Cleveland Street

Tampa, FL 33606

Telephone (813) 223-9400

Federal Tax Id. - 20-1778458

GRAND HAMPTON COMMUNITY DEVELOPMENT DISTRICT
C/O RIZZETTA & COMPANY, INC.
3434 Colwell Ave., Suite 200
Tampa, FL 33614

May 11, 2023

Client: 001015

Matter: 000001

Invoice #: 23085

Page: 1

RE: General Matters

For Professional Services Rendered Through April 15, 2023

SERVICES

Date	Person	Description of Services	Hours	Amount
4/5/2023	VKB	REVIEW AGENDA PACKAGE; TELECONFERENCE WITH DISTRICT MANAGER RE: UPCOMING BOARD MEETING.	0.4	\$122.00
4/6/2023	VKB	PREPARE FOR AND ATTEND BOARD MEETING VIA TELEPHONE.	1.2	\$366.00
Total Professional Services			1.6	\$488.00

DISBURSEMENTS

Date	Description of Disbursements	Amount
4/15/2023	Photocopies	\$1.80
Total Disbursements		\$1.80

May 11, 2023
Client: 001015
Matter: 000001
Invoice #: 23085

Page: 2

Total Services	\$488.00	
Total Disbursements	\$1.80	
Total Current Charges		\$489.80
Previous Balance		\$1,146.50
<i>Less Payments</i>		<i>(\$1,146.50)</i>
PAY THIS AMOUNT		\$489.80

Please Include Invoice Number on all Correspondence