

**CORKSCREW FARMS  
COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS  
REGULAR MEETING  
MAY 9, 2018**

**CORKSCREW FARMS  
COMMUNITY DEVELOPMENT DISTRICT AGENDA  
WEDNESDAY, MAY 9, 2018  
1:00 P.M.**

The Place at Corkscrew  
Located at 4954 Royal Gulf Circle, Fort Myers FL 33966

<b>District Board of Supervisors</b>	Chairman	Joseph Cameratta
	Vice Chairman	Anthony Cameratta
	Supervisor	Laura Youmans
	Supervisor	Cheryl Smith
	Supervisor	Russell Cameratta
<b>District Manager</b>	Meritus	Brian Lamb
<b>District Attorney</b>	Coleman, Yovanovich & Koester, PA	Greg Urbancic
<b>District Engineer</b>	Barraco & Associates	Carl A. Barraco

*All cellular phones and pagers must be turned off while in the meeting room*

**The District Agenda is comprised of four different sections:**

The meeting will begin at **1:00 p.m.** with the third section called **Business Matters**. The business matters section contains items for approval by the District Board of Supervisors that may require discussion, motion and votes on an item-by-item basis. If any member of the audience would like to speak on one of the business items, they will need to register with the District Administrator prior to the presentation of that agenda item. Agendas can be reviewed by contacting the Manager's office at (813) 397-5120 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The fourth section is called **Consent Agenda**. The Consent Agenda section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The fifth section is called **Staff Reports**. This section allows the District Administrator, Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action. The final sections are called **Board Members Comments and Public Comments**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet residential needs. The Audience Comment portion of the agenda is where individuals may comment on matters that concern the District. Each individual is limited to **three (3) minutes** for such comment. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted. IF THE COMMENT CONCERNS A MAINTENANCE RELATED ITEM, THE ITEM WILL NEED TO BE ADDRESSED BY THE DISTRICT ADMINSTRATOR OUTSIDE THE CONTEXT OF THIS MEETING.

Public workshops sessions may be advertised and held in an effort to provide informational services. These sessions allow staff or consultants to discuss a policy or business matter in a more informal manner and allow for lengthy presentations prior to scheduling the item for approval. Typically no motions or votes are made during these sessions.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 397-5120, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

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

Board of Supervisors  
**Corkscrew Farms Community Development District**

Dear Board Members:

The Regular Meeting of Corkscrew Farms Community Development District will be held on **May 9, 2018 at 1:00 p.m.** at The Place at Corkscrew located at 4654 Royal Gulf Circle Fort Myers, FL 33966. Following is the Agenda for the Meeting:

**Call In Number: 1-866-906-9330**

**Access Code: 4863181**

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT ON AGENDA ITEMS**
- 3. BUSINESS ADMINISTRATIVE**
  - A. Consideration of Resolution 2018-07; Re-Designating Officers ..... Tab 01
  - B. Consideration of Resolution 2018-08; Approving Fiscal Year 2019 Proposed Budget  
& Setting Public Hearing ..... Tab 02
  - C. Annual Disclosure of Qualified Electors ..... Tab 03
  - D. Announcement of Landowners Election in November 2018 ..... Tab 04
    - i. Sample Ballot and Proxy
  - E. Consideration of Resolution 2018-09; Landowners Election ..... Tab 05
  - F. Ratification of Temporary Access, Drainage and Utility Easement ..... Tab 06
  - G. General Matters of the District
- 4. CONSENT AGENDA**
  - A. Consideration of Board of Supervisors Meeting Minutes April 11, 2018 ..... Tab 07
  - B. Consideration of Operations and Maintenance Expenditures March 2018 ..... Tab 08
  - C. Consideration of Operations and Maintenance Expenditures April 2018 ..... Tab 09
  - D. Review of Financial Statements Month Ending March 31, 2018 ..... Tab 10
- 5. STAFF REPORTS**
  - A. District Counsel
  - B. District Engineer
  - C. District Manager
- 6. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS**
- 7. ADJOURNMENT**

We 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) 397-5120.

Brian Lamb,  
District Manager

**RESOLUTION 2018-07**

**A RESOLUTION OF THE BOARD OF SUPERVISORS  
DESIGNATING THE OFFICERS OF CORKSCREW  
FARMS COMMUNITY DEVELOPMENT DISTRICT AND  
PROVIDING FOR AN EFFECTIVE DATE.**

**WHEREAS**, Corkscrew Farms Community Development District (the “District”), is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within the County of Lee; and

**WHEREAS**, the initial supervisors have taken and subscribed to the oath of office per F.S. 190.006(4); and

**WHEREAS**, the Board of Supervisors (hereinafter the “Board”) now desires to organize by designating the Officers of the District per F.S. 190.006(6).

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

1. The following persons are elected to the offices shown, to wit:

_____	Chairman
_____	Vice-Chairman
<u>Brian Lamb</u>	Secretary
<u>Eric Davidson</u>	Treasurer
<u>Brian Howell</u>	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary
_____	Assistant Secretary

2. This Resolution shall become effective immediately upon its adoption.

**PASSED AND ADOPTED THIS 9<sup>th</sup> DAY OF MAY, 2018.**

**ATTEST:**

**CORKSCREW FARMS COMMUNITY  
DEVELOPMENT DISTRICT**

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

\_\_\_\_\_  
Chairman

## RESOLUTION 2018-08

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CORKSCREW FARMS COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGET(S) FOR FISCAL YEAR 2018/2019 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the District Manager has heretofore prepared and submitted to the Board of Supervisors (“**Board**”) of Corkscrew Farms Community Development District (“**District**”) prior to June 15, 2018, proposed budget(s) (“**Proposed Budget**”) for the fiscal year beginning October 1, 2018 and ending September 30, 2019 (“**Fiscal Year 2018/2019**”); and

**WHEREAS**, the Board has considered the Proposed Budget and desires to set the required public hearing thereon.

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

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2018/2019 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set for the following date, hour and location:

DATE: Wednesday, August 8, 2018

HOOR: 1:00 p.m.

LOCATION: The Place at Corkscrew  
4654 Royal Gulf Circle  
Fort Myers, FL 33966

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Lee County at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, *Florida Statutes*, the District’s Secretary is further directed to post the approved Proposed Budget on the District’s website at least two days before the budget hearing date as set forth in Section 2, and shall remain on the website for at least 45 days.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed in Florida law.

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

**PASSED AND ADOPTED THIS 9<sup>th</sup> DAY OF MAY, 2018.**

ATTEST:

**CORKSCREW FARMS COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary

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

Exhibit A: FY 2018/2019 Proposed Annual Budget

2019



# CORKSCREW FARMS

## COMMUNITY DEVELOPMENT DISTRICT

**FISCAL YEAR 2019**  
PROPOSED ANNUAL OPERATING BUDGET

MAY 9, 2018

# CORKSCREW FARMS

## COMMUNITY DEVELOPMENT DISTRICT

### FISCAL YEAR 2019 PROPOSED ANNUAL OPERATING BUDGET

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MAY 9, 2018



# CORKSCREW FARMS

## COMMUNITY DEVELOPMENT DISTRICT

### BUDGET INTRODUCTION

#### **Background Information**

The Corkscrew Farms Community Development District is a local special purpose government authorized by Chapter 190, Florida Statutes, as amended. The Community Development District (CDD) is an alternative method for planning, financing, acquiring, operating and maintaining community-wide infrastructure in master planned communities. The CDD also is a mechanism that provides a “solution” to the State’s needs for delivery of capital infrastructure to service projected growth without overburdening other governments and their taxpayers. CDDs represent a major advancement in Florida’s effort to manage its growth effectively and efficiently. This allows the community to set a higher standard for construction along with providing a long-term solution to the operation and maintenance of community facilities.

The following report represents the District budget for Fiscal Year 2019, which begins on October 1, 2018. The District budget is organized by fund to segregate financial resources and ensure that the segregated resources are used for their intended purpose, and the District has established the following funds.

<b><u>Fund Number</u></b>	<b><u>Fund Name</u></b>	<b><u>Services Provided</u></b>
001	General Fund	Operations and Maintenance of Community Facilities Financed by Non-Ad Valorem Assessments
200	Debt Service Fund	Collection of Special Assessments for Debt Service on the Series 2016 Capital Improvement Revenue Bonds
300	Debt Service Fund	Collection of Special Assessments for Debt Service on the Series 2017 Capital Improvement Revenue Bonds

#### **Facilities of the District**

The District’s facilities will include drainage & surface water management system, on-site roadways, off-site utilities and roadway improvements, on-site utilities, professional fees and environmental & wildlife restoration and mitigation and other related public improvements.

#### **Maintenance of the Facilities**

In order to maintain the facilities, the District conducts hearings to adopt an operating budget each year. This budget includes a detailed description of the maintenance program along with an estimate of the cost of the program. The funding of the maintenance budget is levied as a non-ad valorem assessment on your property by the District Board of Supervisors.

# CORKSCREW FARMS

## COMMUNITY DEVELOPMENT DISTRICT

	Fiscal Year 2018 Final Operating Budget	Current Period Actuals 10/1/17 - 3/31/18	Projected Revenues & Expenditures 4/1/18 to 9/30/18	Total Actuals and Projections Through 9/30/18	Over/(Under) Budget Through 9/30/18
<b>REVENUES</b>					
<b>SPECIAL ASSESSMENTS</b>					
Operations & Maintenance Assmts-Tax Roll	8,029.00	20,063.08	100.00	20,163.08	12,134.08
Operations & Maintenance Assmts-Off Roll	189,556.11	5,891.53	5,891.53	11,783.06	(177,773.05)
Discounts and Collection Fees	(104,375.11)	0.00	0.00	0.00	104,375.11
<b>TOTAL SPECIAL ASSESSMENTS</b>	<b>93,210.00</b>	<b>25,954.61</b>	<b>5,991.53</b>	<b>31,946.14</b>	<b>(61,263.86)</b>
<b>CONTRIBUTIONS &amp; DONATIONS FROM PRIVATE SOURCES</b>					
Developer Contribution	0.00	183,724.66	15,911.85	199,636.51	199,636.51
<b>TOTAL CONTRIBUTIONS &amp; DONATIONS FROM PRIVATE SOURCE</b>	<b>0.00</b>	<b>183,724.66</b>	<b>15,911.85</b>	<b>199,636.51</b>	<b>199,636.51</b>
<b>TOTAL REVENUES</b>	<b>93,210.00</b>	<b>209,679.27</b>	<b>21,903.38</b>	<b>231,582.65</b>	<b>138,372.65</b>
<b>EXPENDITURES</b>					
<b>FINANCIAL &amp; ADMINISTRATIVE</b>					
District Manager	34,000.00	16,875.00	17,125.00	34,000.00	0.00
District Engineer	12,500.00	1,505.00	1,505.00	3,010.00	(9,490.00)
Disclosure Report	0.00	0.00	4,200.00	4,200.00	4,200.00
Trustees Fees	8,000.00	5,040.63	0.00	5,040.63	(2,959.37)
Auditing Services	5,500.00	23.00	5,477.00	5,500.00	0.00
Postage, Phone, Faxes, Copies	150.00	104.45	30.00	134.45	(15.55)
Public Officials Insurance	2,500.00	0.00	1,500.00	1,500.00	(1,000.00)
Legal Advertising	0.00	5,202.37	0.00	5,202.37	5,202.37
Bank Fees	300.00	10.00	0.00	10.00	(290.00)
Dues, Licenses & Fees	260.00	175.00	0.00	175.00	(85.00)
<b>TOTAL FINANCIAL &amp; ADMINISTRATIVE</b>	<b>63,210.00</b>	<b>28,935.45</b>	<b>29,837.00</b>	<b>58,772.45</b>	<b>(4,437.55)</b>
<b>LEGAL COUNSEL</b>					
District Counsel	12,500.00	4,883.57	2,500.00	7,383.57	(5,116.43)
<b>TOTAL LEGAL COUNSEL</b>	<b>12,500.00</b>	<b>4,883.57</b>	<b>2,500.00</b>	<b>7,383.57</b>	<b>(5,116.43)</b>
<b>OTHER PHYSICAL ENVIRONMENT</b>					
Contingency Expense	0.00	161,826.63	0.00	161,826.63	161,826.63
Property & Casualty Insurance	15,000.00	0.00	3,600.00	3,600.00	(11,400.00)
<b>TOTAL OTHER PHYSICAL ENVIRONMENT</b>	<b>15,000.00</b>	<b>161,826.63</b>	<b>3,600.00</b>	<b>165,426.63</b>	<b>150,426.63</b>
<b>RESERVES</b>					
Undesignated Reserve	2,500.00	0.00	0.00	0.00	(2,500.00)
<b>TOTAL RESERVES</b>	<b>2,500.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>(2,500.00)</b>
<b>TOTAL EXPENDITURES</b>	<b>93,210.00</b>	<b>195,645.65</b>	<b>35,937.00</b>	<b>231,582.65</b>	<b>138,372.65</b>
<b>EXCESS OF REVENUES OVER (UNDER) EXPENDITURES</b>	<b>0.00</b>	<b>14,033.62</b>	<b>(14,033.62)</b>	<b>(0.00)</b>	<b>(0.00)</b>

## FISCAL YEAR 2018 BUDGET ANALYSIS

# CORKSCREW FARMS

## COMMUNITY DEVELOPMENT DISTRICT

	Fiscal Year 2018 Final Operating Budget	Total Actuals and Projections Through 9/30/18	Over/(Under) Budget Through 9/30/18	Fiscal Year 2018 Final Operating Budget	Increase / (Decrease) from FY 2017 to FY 2018
<b>REVENUES</b>					
<b>SPECIAL ASSESSMENTS</b>					
Operations & Maintenance Assmts-Tax Roll	8,029.00	20,163.08	12,134.08	94,370.61	(86,341.61)
Operations & Maintenance Assmts-Off Roll	189,556.11	11,783.06	(177,773.05)	103,214.50	86,341.61
Discounts and Collection Fees	(104,375.11)	0.00	104,375.11	(104,375.11)	0.00
<b>TOTAL SPECIAL ASSESSMENTS</b>	<b>93,210.00</b>	<b>31,946.14</b>	<b>(61,263.86)</b>	<b>93,210.00</b>	<b>(0.00)</b>
<b>CONTRIBUTIONS &amp; DONATIONS FROM PRIVATE SOURCES</b>					
Developer Contribution	0.00	199,636.51	199,636.51	0.00	0.00
<b>TOTAL CONTRIBUTIONS &amp; DONATIONS FROM PRIVATE SOURCE</b>	<b>0.00</b>	<b>199,636.51</b>	<b>199,636.51</b>	<b>0.00</b>	<b>0.00</b>
<b>TOTAL REVENUES</b>	<b>93,210.00</b>	<b>231,582.65</b>	<b>138,372.65</b>	<b>93,210.00</b>	<b>(0.00)</b>
<b>EXPENDITURES</b>					
<b>FINANCIAL &amp; ADMINISTRATIVE</b>					
District Manager	34,000.00	34,000.00	0.00	34,000.00	0.00
District Engineer	12,500.00	3,010.00	(9,490.00)	10,000.00	2,500.00
Disclosure Report	0.00	4,200.00	4,200.00	4,200.00	(4,200.00)
Trustees Fees	8,000.00	5,040.63	(2,959.37)	8,800.00	(800.00)
Auditing Services	5,500.00	5,500.00	0.00	5,500.00	0.00
Postage, Phone, Faxes, Copies	150.00	134.45	(15.55)	150.00	0.00
Public Officials Insurance	2,500.00	1,500.00	(1,000.00)	2,500.00	0.00
Legal Advertising	0.00	5,202.37	5,202.37	0.00	0.00
Bank Fees	300.00	10.00	(290.00)	300.00	0.00
Dues, Licenses & Fees	260.00	175.00	(85.00)	260.00	0.00
<b>TOTAL FINANCIAL &amp; ADMINISTRATIVE</b>	<b>63,210.00</b>	<b>58,772.45</b>	<b>(4,437.55)</b>	<b>65,710.00</b>	<b>(2,500.00)</b>
<b>LEGAL COUNSEL</b>					
District Counsel	12,500.00	7,383.57	(5,116.43)	10,000.00	2,500.00
<b>TOTAL LEGAL COUNSEL</b>	<b>12,500.00</b>	<b>7,383.57</b>	<b>(5,116.43)</b>	<b>10,000.00</b>	<b>2,500.00</b>
<b>OTHER PHYSICAL ENVIRONMENT</b>					
Contingency Expense	0.00	161,826.63	161,826.63	0.00	0.00
Property & Casualty Insurance	15,000.00	3,600.00	(11,400.00)	15,000.00	0.00
<b>TOTAL OTHER PHYSICAL ENVIRONMENT</b>	<b>15,000.00</b>	<b>165,426.63</b>	<b>150,426.63</b>	<b>15,000.00</b>	<b>0.00</b>
<b>RESERVES</b>					
Undesignated Reserve	2,500.00	0.00	(2,500.00)	2,500.00	0.00
<b>TOTAL RESERVES</b>	<b>2,500.00</b>	<b>0.00</b>	<b>(2,500.00)</b>	<b>2,500.00</b>	<b>0.00</b>
<b>TOTAL EXPENDITURES</b>	<b>93,210.00</b>	<b>231,582.65</b>	<b>138,372.65</b>	<b>93,210.00</b>	<b>0.00</b>
<b>EXCESS OF REVENUES OVER (UNDER) EXPENDITURES</b>	<b>0.00</b>	<b>(0.00)</b>	<b>(0.00)</b>	<b>0.00</b>	<b>0.00</b>

**FISCAL YEAR 2019**  
PROPOSED ANNUAL OPERATING BUDGET

# CORKSCREW FARMS

## COMMUNITY DEVELOPMENT DISTRICT

### GENERAL FUND 001

#### **Financial & Administrative**

##### **District Manager**

The District retains the services of a consulting manager, who is responsible for the daily administration of the District's business, including any and all financial work related to the Bond Funds and Operating Funds of the District, and preparation of the minutes of the Board of Supervisors. In addition, the District Manager prepares the Annual Budget(s), implements all policies of the Board of Supervisors, and attends all meetings of the Board of Supervisors.

##### **District Engineer**

Consists of attendance at scheduled meetings of the Board of Supervisors, offering advice and consultation on all matters related to the works of the District, such as bids for yearly contracts, operating policy, compliance with regulatory permits, etc.

##### **Disclosure Reporting**

On a quarterly and annual basis, disclosure of relevant district information is provided to the Muni Council, as required within the bond indentures.

##### **Trustees Fees**

This item relates to the fee assessed for the annual administration of bonds outstanding, as required within the bond indentures.

##### **Auditing Services**

The District is required to annually undertake an independent examination of its books, records and accounting procedures. This audit is conducted pursuant to State Law and the Rules of the Auditor General.

##### **Postage, Phone, Fax, Copies**

This item refers to the cost of materials and service to produce agendas and conduct day-to-day business of the District.

##### **Miscellaneous Administration**

This is required of the District to store its official records.

##### **Public Officials Insurance**

The District carries Public Officials Liability in the amount of \$1,000,000.

##### **Legal Advertising**

This is required to conduct the official business of the District in accordance with the Sunshine Law and other advertisement requirements as indicated by the Florida Statutes.

##### **Bank Fees**

The District operates a checking account for expenditures and receipts.

##### **Dues, Licenses & Fees**

The District is required to file with the County and State each year.

# CORKSCREW FARMS COMMUNITY DEVELOPMENT DISTRICT

## GENERAL FUND 001

### **Miscellaneous Fees**

To provide for unbudgeted administrative expenses.

### **Investment Reporting Fees**

This is to provide an investment report to the District on a quarterly basis.

### **Office Supplies**

Cost of daily supplies required by the District to facilitate operations.

### **Technology Services**

This is to upgrade and keep current the operating components to comply with new governmental accounting standards along with basic website maintenance.

### **Website Administration**

This is for maintenance and administration of the Districts official website.

### **Capital Outlay**

This is to purchase new equipment as required.

## **Legal Counsel**

### **District Counsel**

Requirements for legal services are estimated at an annual expenditures on an as needed and also cover such items as attendance at scheduled meetings of the Board of Supervisor's, Contract preparation and review, etc.

## **Other Physical Environment**

### **Property & Casualty Insurance**

The District carries insurance coverage on all facilities and structures based on the value of District assets.

# CORKSCREW FARMS

## COMMUNITY DEVELOPMENT DISTRICT

### DEBT SERVICE FUND

### SERIES 2016

#### REVENUES

CDD Debt Service Assessments	\$	1,207,325
<b>TOTAL REVENUES</b>	<b>\$</b>	<b>1,207,325</b>

#### EXPENDITURES

Series 2016 May Bond Interest Payment	\$	431,163
Series 2016 November Bond Principal Payment	\$	345,000
Series 2016 November Bond Interest Payment	\$	431,163
<b>TOTAL EXPENDITURES</b>	<b>\$</b>	<b>1,207,325</b>
<b>EXCESS OF REVENUES OVER EXPENDITURES</b>	<b>\$</b>	<b>-</b>

#### ANALYSIS OF BONDS OUTSTANDING

Bonds Outstanding - Period Ending 11/1/2018	\$	18,260,000
Principal Payment Applied Toward Series 2016 Bonds	\$	345,000
<b>Bonds Outstanding - Period Ending 11/1/2019</b>	<b>\$</b>	<b>17,915,000</b>

# CORKSCREW FARMS

## COMMUNITY DEVELOPMENT DISTRICT

### DEBT SERVICE FUND

### SERIES 2017

#### REVENUES

CDD Debt Service CAPI	\$	1,384,238
<b>TOTAL REVENUES</b>	<b>\$</b>	<b>1,384,238</b>

#### EXPENDITURES

Series 2017 May Bond CAPI Payment	\$	692,119
Series 2017 November Bond Principal Payment	\$	-
Series 2017 November Bond CAPI Payment	\$	692,119
<b>TOTAL EXPENDITURES</b>	<b>\$</b>	<b>1,384,238</b>
<b>EXCESS OF REVENUES OVER EXPENDITURES</b>	<b>\$</b>	<b>-</b>

#### ANALYSIS OF BONDS OUTSTANDING

Bonds Outstanding - Period Ending 11/1/2018	\$	28,000,000
Principal Payment Applied Toward Series 2016 Bonds	\$	-
<b>Bonds Outstanding - Period Ending 11/1/2019</b>	<b>\$</b>	<b>28,000,000</b>

# CORKSCREW FARMS

## COMMUNITY DEVELOPMENT DISTRICT

### SCHEDULE OF ANNUAL ASSESSMENTS

FISCAL YEAR 2018							FISCAL YEAR 2019				
Lot Size	EAU Value	Unit Count	Debt Service Per Unit	O&M Per Unit	Discounts and Collection Fees <sup>(1)</sup>	FY 2018 Total Assessment	Debt Service Per Unit	O&M Per Unit	Discounts and Collection Fees <sup>(1)</sup>	FY 2019 Total Assessment	Total Increase / (Decrease) in Annual Assmt
PHASE 1 -- SERIES 2016 BONDS											
Single Family 52'	1.00	267	\$1,000.00	\$70.35	\$68.32	<b>\$1,138.67</b>	\$1,000.00	\$70.35	\$68.32	<b>\$1,138.67</b>	\$0.00
Single Family 62'	1.20	230	\$1,200.00	\$70.35	\$81.09	<b>\$1,351.43</b>	\$1,200.00	\$70.35	\$81.09	<b>\$1,351.43</b>	\$0.00
Single Family 75'	1.50	132	\$1,500.00	\$70.35	\$100.23	<b>\$1,670.58</b>	\$1,500.00	\$70.35	\$100.23	<b>\$1,670.58</b>	\$0.00
PHASE 2 -- SERIES 2017 BONDS											
Single Family 52'	1.00	342	\$1,000.00	\$70.35	\$68.32	<b>\$1,138.67</b>	\$1,000.00	\$70.35	\$68.32	<b>\$1,138.67</b>	\$0.00
Single Family 62'	1.20	240	\$1,200.00	\$70.35	\$81.09	<b>\$1,351.43</b>	\$1,200.00	\$70.35	\$81.09	<b>\$1,351.43</b>	\$0.00
Single Family 75'	1.50	114	\$1,500.00	\$70.35	\$100.23	<b>\$1,670.58</b>	\$1,500.00	\$70.35	\$100.23	<b>\$1,670.58</b>	\$0.00

**Notations:**

<sup>(1)</sup> Annual assessments for are adjusted for Lee County collection fees and statutory discounts for early payment.





TOMMY DOYLE, SUPERVISOR OF ELECTIONS

**LEE COUNTY**

**ELECTIONS**

Received

APR 18 2018

CONSTITUTIONAL COMPLEX  
P.O. BOX 2545  
FORT MYERS, FLORIDA 33902  
(239) LEE-VOTE  
(239) 533-8683  
FAX: (239) 533-6310  
[www.lee.vote](http://www.lee.vote)

Pursuant to Section 190.006, Florida Statutes, the Lee County Supervisor of Elections is responding to your request to provide written notice of the number of qualified voters as of 15 April 2018 in the Community development District (CDD) listed below.

Community Development District	# Registered Voters
Corkscrew Farms CDD	0

If you have any questions, please do not hesitate to contact me.

Sincerely,

Todd Putnam

Systems Administrator

Lee County Supervisor of Elections

(239) 533-6364

Received

APR 18 2018

Date 04/15/2018  
Time 08:05 AMTommy Doyle  
Supervisor of Elections  
Active Voters by District

Lee County, FL

82

	<u>Dem</u>	<u>Rep</u>	<u>NPA</u>	<u>Other</u>	<u>Total</u>	<u>White</u>	<u>Black</u>	<u>Hispanic</u>	<u>Other</u>	<u>Male</u>	<u>Female</u>	<u>Other</u>
BONITA VILLAGE	0	4	2	0	6	6	0	0	0	4	2	0
VERANDAH EAST	84	306	129	0	519	488	7	10	14	251	257	11
CATAL-WINKLER PRE	115	228	119	3	465	386	14	27	38	237	220	8
CYPRESS SHADOWS	153	355	215	0	723	661	7	23	32	338	374	11
WATERFORD LNDG	146	226	194	4	570	435	45	54	36	267	288	15
PORTO COVE	18	17	22	0	57	30	10	12	5	35	22	0
TREELINE PRES	0	0	0	0	0	0	0	0	0	0	0	0
ALEXEN	0	0	0	0	0	0	0	0	0	0	0	0
PORTO SPGS	54	68	65	2	189	159	10	12	8	80	103	6
PORTO VINEYDS	0	0	0	0	0	0	0	0	0	0	0	0
VERONA	0	0	0	0	0	0	0	0	0	0	0	0
MERRICK PK	0	0	0	0	0	0	0	0	0	0	0	0
BELLA VIDA	138	275	183	4	600	509	17	54	20	276	316	8
PORTICO	1	26	5	1	33	31	0	2	0	19	12	2
LAGUNA EST	0	0	0	0	0	0	0	0	0	0	0	0
PALERMO	0	0	0	0	0	0	0	0	0	0	0	0
CFM	57	228	101	0	386	364	4	12	6	180	200	6
MIRADA CDD	13	18	28	0	59	42	8	1	8	31	28	0
BEACH GOLF EST	0	0	0	0	0	0	0	0	0	0	0	0
PASEO CDD	202	451	307	10	970	872	12	48	38	447	500	23
SAIL HARBOUR	122	171	151	1	445	373	10	43	19	198	239	8
VILLAGEWALK/BS	449	921	625	5	2,000	1,872	15	54	59	934	1,051	15
MIROMAR SOUTH	0	0	0	0	0	0	0	0	0	0	0	0
GATEWAY SERV DIST	2,067	4,555	2,607	41	9,270	7,964	298	548	460	4,340	4,754	176
BONITA LANDING	0	0	0	0	0	0	0	0	0	0	0	0
CORKSCREW FARMS	0	0	0	0	0	0	0	0	0	0	0	0
STONEYBROOK NORTH	0	0	0	0	0	0	0	0	0	0	0	0
CONGRESSIONAL 17	14,962	22,212	14,971	261	52,406	40,901	3,447	6,053	2,005	24,052	27,296	1,058
CONGRESSIONAL 19	102,967	165,998	114,223	1,842	385,030	308,746	20,961	38,080	17,243	176,684	201,061	7,285
LEE COUNTY	58,688	91,853	61,199	994	212,734	169,551	11,808	22,064	9,311	96,911	111,610	4,213
BONITA SPRINGS CITY-WIDE	6,958	16,176	9,561	159	32,854	29,247	230	2,189	1,188	15,474	16,956	424
CAPE CORAL CITY-WIDE	29,893	48,157	36,772	592	115,414	91,425	3,803	15,000	5,186	53,739	59,419	2,256
VILLAGE OF ESTERO CW	4,832	13,192	7,093	117	25,234	23,273	278	742	941	11,715	13,180	339
FT MYERS CITY-WIDE	15,127	13,666	11,764	198	40,755	26,171	8,255	4,029	2,300	17,918	21,858	979
TOWN OF FM BEACH	1,053	2,432	1,347	16	4,848	4,620	9	69	150	2,367	2,434	47
CITY OF SANIBEL	1,378	2,734	1,458	27	5,597	5,360	25	40	172	2,612	2,900	85
EAST COUNTY WATER	0	0	0	0	0	0	0	0	0	0	0	0

**CORKSCREW FARMS  
COMMUNITY DEVELOPMENT DISTRICT**

---

District Office ♦ 2005 Pan Am Circle ♦ Suite 120 ♦ Tampa, Florida 33607 ♦ (813) 397-5120 ♦ Fax (813) 873-7070

**To: Board of Supervisors**  
**From: Brian Lamb**  
**Re: Landowner Election November 2018**  
**Date: May 9, 2018**

A Landowner's Election will be held on November 14, 2018. The seats that are expiring November 2018 are Seats 3, 4, and 5.

Seat 3 is held by Laura Youmans

Seat 4 is held by Cheryl Smith.

Seat 5 is held by Russell Cameratta.

Thank you.

**PROXY**

**CORKSCREW FARMS COMMUNITY DEVELOPMENT DISTRICT  
LEE COUNTY, FLORIDA  
LANDOWNERS' MEETING – November 14, 2018**

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, the fee simple owner of the lands described herein, hereby constitutes and appoints \_\_\_\_\_ (**"Proxy Holder"**) for and on behalf of the undersigned, to vote as proxy at the meeting of the landowners of the Corkscrew Farms Community Development District to be held at The Place at Corkscrew located at 4654 Royal Gulf Circle Fort Myers, FL 33966, on November 14, 2018 at 1:00 p.m., and at any adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner that the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing that may be considered at said meeting including, but not limited to, the election of members of the Board of Supervisors. Said Proxy Holder may vote in accordance with his or her discretion on all matters not known or determined at the time of solicitation of this proxy, which may legally be considered at said meeting.

Any proxy heretofore given by the undersigned for said meeting is hereby revoked. This proxy is to continue in full force and effect from the date hereof until the conclusion of the landowners' meeting and any adjournment or adjournments thereof, but may be revoked at any time by written notice of such revocation presented at the landowners' meeting prior to the Proxy Holder's exercising the voting rights conferred herein.

\_\_\_\_\_  
Printed Name of Legal Owner

\_\_\_\_\_  
Signature of Legal Owner

\_\_\_\_\_  
Date

**Parcel Description**

**Acreage**

**Authorized Votes**

_____	_____	_____
_____	_____	_____
_____	_____	_____

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel. If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

**Total Number of Authorized Votes:** \_\_\_\_\_

NOTES: Pursuant to Section 190.006(2)(b), *Florida Statutes* (2017), a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, two (2) or more persons who own real property in common that is one acre or less are together entitled to only one vote for that real property.

If the fee simple landowner is not an individual, and is instead a corporation, limited liability company, limited partnership or other entity, evidence that the individual signing on behalf of the entity has the authority to do so should be attached hereto (e.g., bylaws, corporate resolution, etc.).

**OFFICIAL BALLOT**  
**CORKSCREW FARMS COMMUNITY DEVELOPMENT DISTRICT**  
**LEE COUNTY, FLORIDA**  
**LANDOWNERS' MEETING - NOVEMBER 14, 2018**

**For Election (3 Supervisors):** The candidates receiving the highest number of votes will receive a four (4) year term, with the term of office for the successful candidate commencing upon election.

The undersigned certifies that he/she/it is the fee simple owner of land, or the proxy holder for the fee simple owner of land, located within the Corkscrew Farms Community Development District and described as follows:

**Description**

**Acreage**

_____	_____
_____	_____
_____	_____

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel.] [If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

or

**Attach Proxy.**

I, \_\_\_\_\_, as Landowner, or as the proxy holder of \_\_\_\_\_  
(Landowner) pursuant to the Landowner's Proxy attached hereto, do cast my votes as follows:

SEAT #	NAME OF CANDIDATE	NUMBER OF VOTES
3		
4		
5		

Date: \_\_\_\_\_

Signed: \_\_\_\_\_

Printed Name: \_\_\_\_\_

## RESOLUTION 2018-09

### **A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CORKSCREW FARMS COMMUNITY DEVELOPMENT DISTRICT DESIGNATING A DATE, TIME AND LOCATION FOR A LANDOWNERS' MEETING AND ELECTION; PROVIDING FOR PUBLICATION; ESTABLISHING FORMS FOR THE LANDOWNER ELECTION; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.**

**WHEREAS**, the Corkscrew Farms Community Development District ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within Lee County, Florida; and

**WHEREAS**, pursuant to Section 190.006(1), *Florida Statutes*, the District's Board of Supervisors ("**Board**") "shall exercise the powers granted to the district pursuant to [Chapter 190, *Florida Statutes*]," and the Board shall consist of five members; and

**WHEREAS**, the District is statutorily required to hold a meeting of the landowners of the District for the purpose of electing Board Supervisors for the District on a date in November established by the Board, which shall be noticed pursuant to Section 190.006(2), *Florida Statutes*.

### **NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE CORKSCREW FARMS COMMUNITY DEVELOPMENT DISTRICT:**

1. **EXISTING BOARD SUPERVISORS; SEATS SUBJECT TO ELECTIONS.** The Board is currently made up of the following individuals:

<u>Seat Number</u>	<u>Supervisor</u>	<u>Term Expiration Date</u>
1	Joseph Cameratta	2020
2	Anthony Cameratta	2020
3	Laura Youmans	2018
4	Cheryl Smith	2018
5	Russell Cameratta	2018

This year, Seat 3, currently held by Laura Youmans, Seat 4, currently held by Cheryl Smith, Seat 5, currently held by Russell Cameratta is subject to a landowner election. The term of office for the successful landowner candidate shall commence upon election and shall be for a four-year period.

2. **LANDOWNER'S ELECTION.** In accordance with Section 190.006(2), *Florida Statutes*, the meeting of the landowners to elect Board Supervisor(s) of the District shall be held on the 14<sup>th</sup> day of November, 2018, at 1:00 p.m., and located at The Place at Corkscrew located at 4654 Royal Gulf Circle Fort Myers, FL 33966.

3. **PUBLICATION.** The District's Secretary is hereby directed to publish notice of the landowners' meeting and election in accordance with the requirements of Section 190.006(2), *Florida Statutes*.

4. **FORMS.** Pursuant to Section 190.006(2)(b), *Florida Statutes*, the landowners' meeting and election have been announced by the Board at its August 8, 2018 meeting. A sample notice of landowners' meeting and election, proxy, ballot form and instructions were presented at such meeting and

are attached hereto as **Exhibit A**. Such documents are available for review and copying during normal business hours at the District's Local Records Office, located at Meritus, 2005 Pan Am Circle Drive, Suite 120, Tampa, Florida 33607, Ph: (813) 397-5120.

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

6. **EFFECTIVE DATE.** This Resolution shall become effective upon its passage.

**PASSED AND ADOPTED THIS 9<sup>th</sup> DAY OF MAY, 2018.**

**CORKSCREW FARMS COMMUNITY  
DEVELOPMENT DISTRICT**

**ATTEST:**

\_\_\_\_\_  
**CHAIRMAN / VICE CHAIRMAN**

\_\_\_\_\_  
**SECRETARY / ASST. SECRETARY**

## EXHIBIT A

### NOTICE OF LANDOWNERS' MEETING AND ELECTION AND MEETING OF THE BOARD OF SUPERVISORS OF THE CORKSCREW FARMS COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given to the public and all landowners within Corkscrew Farms Community Development District ("**District**") location of which is generally described as comprising a parcel or parcels of land containing approximately 999.01 acres, located in the area located in unincorporated Lee County that is approximately 6 ½ miles East of Interstate 75, on the North side of Corkscrew Road and 1.7 miles East of Alico Road, advising that a meeting of landowners will be held for the purpose of electing three (3) persons to the District's Board of Supervisors ("**Board**", and individually, "**Supervisor**"). Immediately following the landowners' meeting there will be convened a meeting of the Board for the purpose of considering certain matters of the Board to include election of certain District officers, and other such business which may properly come before the Board.

DATE: November 14, 2018  
TIME: 1:00 p.m.  
PLACE: The Place at Corkscrew  
4654 Royal Gulf Circle  
Fort Myers, FL 33966

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, Meritus, 2005 Pan Am Circle Drive, Suite 120, Tampa, Florida 33607, Ph: (813) 397-5120 ("**District Manager's Office**"). At said meeting each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person to be elected to the position of Supervisor. A fraction of an acre shall be treated as one acre, entitling the landowner to one vote with respect thereto. Platted lots shall be counted individually and rounded up to the nearest whole acre. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner's proxy. At the landowners' meeting the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

The landowners' meeting and the Board meeting are open to the public and will be conducted in accordance with the provisions of Florida law. One or both of the meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from the District Manager's Office. There may be an occasion where one or more supervisors will participate by telephone.

Any person requiring special accommodations to participate in these meetings is asked to contact the District Manager's Office, at least 48 hours before the hearing. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

Brian Lamb  
District Manager  
Run Date(s): \_\_\_\_\_ & \_\_\_\_\_

PUBLISH: ONCE A WEEK FOR 2 CONSECUTIVE WEEKS, THE LAST DAY OF PUBLICATION TO BE NOT FEWER THAN 14 DAYS OR MORE THAN 28 DAYS BEFORE THE DATE OF ELECTION, IN A NEWSPAPER WHICH IS IN GENERAL CIRCULATION IN THE AREA OF THE DISTRICT



**INSTRUCTIONS RELATING TO LANDOWNERS' MEETING OF  
CORKSCREW FARMS COMMUNITY DEVELOPMENT DISTRICT  
FOR THE ELECTION OF SUPERVISORS**

DATE OF LANDOWNERS' MEETING: **November 14, 2018**

TIME: **1:00 P.M.**

LOCATION: **The Place at Corkscrew located at 4654 Royal Gulf Circle Fort Myers, FL 33966**

Pursuant to Chapter 190, *Florida Statutes*, and after a Community Development District ("**District**") has been established and the landowners have held their initial election, there shall be a subsequent landowners' meeting for the purpose of electing members of the Board of Supervisors ("**Board**") every two years until the District qualifies to have its board members elected by the qualified electors of the District. The following instructions on how all landowners may participate in the election are intended to comply with Section 190.006(2)(b), *Florida Statutes*.

A landowner may vote in person at the landowners' meeting, or the landowner may nominate a proxy holder to vote at the meeting in place of the landowner. Whether in person or by proxy, each landowner shall be entitled to cast one vote per acre of land owned by him or her and located within the District, for each position on the Board that is open for election for the upcoming term. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, please note that a particular parcel of real property is entitled to only one vote for each eligible acre of land or fraction thereof; therefore, two or more people who own real property in common, that is one acre or less, are together entitled to only one vote for that real property.

At the landowners' meeting, the first step is to elect a chair for the meeting, who may be any person present at the meeting. The landowners shall also elect a secretary for the meeting who may be any person present at the meeting. The secretary shall be responsible for the minutes of the meeting. The chair shall conduct the nominations and the voting. If the chair is a landowner or proxy holder of a landowner, he or she may nominate candidates and make and second motions. Candidates must be nominated and then shall be elected by a vote of the landowners. Nominees may be elected only to a position on the Board that is open for election for the upcoming term.

This year, one (3) seats on the Board will be up for election in a landowner seat for a four year period. The term of office for the successful landowner candidate shall commence upon election.

A proxy is available upon request. To be valid, each proxy must be signed by one of the legal owners of the property for which the vote is cast and must contain the typed or printed name of the individual who signed the proxy; the street address, legal description of the property or tax parcel identification number; and the number of authorized votes. If the proxy authorizes more than one vote, each property must be listed and the number of acres of each property must be included. The signature on a proxy does not need to be notarized.

This instrument was prepared without  
opinion of title and after recording return to:

Gregory L. Urbancic, Esq.  
Coleman, Yovanovich & Koester, P.A.  
4001 Tamiami Trail North, Suite 300  
Naples, Florida 34103  
(239) 435-3535

INSTR # 2018000103942, Pages 8  
Doc Type EAS, Recorded 05/01/2018 at 11:31 AM,  
Linda Doggett, Lee County Clerk of Circuit Court  
Deed Doc. \$0.70 Rec. Fee \$69.50  
Deputy Clerk CFELTMAN  
#1

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(space above this line for recording data)

### **TEMPORARY ACCESS, DRAINAGE AND UTILITY EASEMENT**

**THIS TEMPORARY ACCESS DRAINAGE AND UTILITY EASEMENT** (this "**Easement**") is made this 29 day of April, 2018, by **CFEE LAND INVESTMENTS-SUB, LLC**, a Florida limited liability company, whose address is 4954 Royal Gulf Circle, Fort Myers, Florida 33966 ("**Grantor**") to **CORKSCREW FARMS COMMUNITY DEVELOPMENT DISTRICT**, a community development district established and existing pursuant to Chapter 190, Florida Statutes, whose address is c/o Meritus Districts, 5680 W. Cypress St., Suite A, Tampa, FL 33607 ("**Grantee**").

(Wherever used herein the terms "Grantor" and "Grantee" include all the parties to this instrument and their respective heirs, legal representatives, successors and assigns. Grantor and Grantee are used for singular or plural, as the context requires.)

WHEREAS, Grantor is the fee simple owner of that certain real property described on **Exhibit "A"** attached hereto and made a part hereof ("**Phase 2**"), which real property is collectively the second phase of the residential development known as The Place at Corkscrew ("**Development**"); and

WHEREAS, Grantor has constructed, or is constructing, certain stormwater management and drainage facilities, irrigation facilities, potable water and sanitary sewer facilities, and other public improvements (collectively, "**Phase 2 Improvements**") within Phase 2 which are intended to be acquired or purchased by Grantee; and

WHEREAS, Phase 2 of the Development is in the process of being platted by Grantor, with such platting of Phase 2 to be completed in multiple subphases; and

WHEREAS, Grantor desires to grant to Grantee, a temporary easement to permit the operation and maintenance of the Improvements until such time as sufficient permanent easements are conveyed to Grantee by plat or otherwise; and

WHEREAS, it is the intention of the parties that this easement not endure in perpetuity and that this Easement is for the temporary use of Grantee.

### **WITNESSETH:**

NOW, THEREFORE, in consideration of the sum of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, the receipt and sufficiency of which is acknowledged, Grantor hereby states as follows:

1. Recitals. The recitals stated above are true and correct and are incorporated herein by reference.

2. Grant of Temporary Easement. Grantor hereby grants and conveys to Grantee a temporary, non-exclusive easement for access, drainage and utilities over, under, across, through and upon Phase 2 for the operation and maintenance of the Improvements. The easement granted herein shall include the right of pedestrian and vehicular ingress and egress over, across, upon, and through Phase 2 for purposes of effectuating this grant of Easement. Further, Grantee shall have full authority to enter upon Phase 2 and install, construct, use, operate, maintain, repair, replace, remove and relocate stormwater, drainage and utility facilities of any kind whatsoever thereon.

Due to Grantor's anticipated platting of Phase 2 in multiple subphases, this Easement shall partially terminate as to a particular subphase at such time that Grantor grants permanent access, drainage and utility easements to Grantee for the applicable subphase, which easements allow for Grantee's full operation and maintenance of the Improvements in that subphase, whether by plat dedication or express grant of easement. Upon the occurrence of the event of partial termination as to particular subphase, the term of this Easement shall expire as to said subphase only, and this Easement shall automatically be cancelled, become null and void, and be of no further force or effect as to said subphase only, without the recording of any further document evidencing such partial termination of Grantee's interest. At such time of any partial termination, however, if requested by Grantor to clarify the Public Records, Grantee shall execute a partial release of this Easement as to the applicable subphase.

IN WITNESS WHEREOF, Grantor has executed this Easement on the day and year written above.

**GRANTOR:**


**CFFEE LAND INVESTMENTS-SUB, LLC,**  
a Florida limited liability company

By: **CFFEE LAND INVESTMENTS, LLC,**  
a Florida limited liability company,  
its sole Member

By: **CORKSCREW FARMS, LLC,**  
a Florida limited liability company,  
its Authorized Member

Witnesses:

  
Signature  
Printed Name: Morgan Meiser

  
Signature  
Printed Name: LAURA YUMARS

By:   
Joseph Cameratta, Manager

STATE OF FLORIDA           )  
  ) ss.  
COUNTY OF LEE            )

The foregoing instrument was acknowledged before me, this 27 day of April, 2018, by Joseph Cameratta, as Manager of Corkscrew Farms, LLC, a Florida limited liability company, the Authorized Member of CFEE Land Investments, LLC, a Florida limited liability company, the sole member of CFEE Land Investments-Sub, LLC, a Florida limited liability company, on behalf of said entities, who is (X) personally known to me or (    ) has produced \_\_\_\_\_ as evidence of identification.

(SEAL)



Morgan Meiser  
NOTARY PUBLIC  
Name: Morgan Meiser  
(Type or Print)  
My Commission Expires:

## **Exhibit “A”**

EXHIBIT "A"

**Barraco**  
and Associates, Inc.

[www.barraco.net](http://www.barraco.net)

Civil Engineers, Land Surveyors and Planners

DESCRIPTION

Parcel in  
Section 24, Township 46 South, Range 26 East,  
and Section 19, Township 46 South, Range 27 East  
Lee County, Florida

A tract or parcel of land lying in Section 24, Township 46 South, Range 26 East and Section 19, Township 46 South, Range 27 East, Lee County, Florida, said tract or parcel of land being more particularly described as follows:

COMMENCING at the Northeast corner of said Section 24 run S88°49'23"W along the North line of the Northeast Quarter (NE 1/4) of said Section 24 for 607.74 feet; thence run S01°10'37"E for 409.71 feet to the POINT OF BEGINNING.

From said Point of Beginning run N89°01'39"E for 438.74 feet to a point of curvature; thence run Southeasterly along an arc of a curve to the right of radius 445.00 feet (delta 64°08'22") (chord bearing S58°54'10"E) (chord 472.55 feet) for 498.15 feet to a point of tangency; thence run S26°49'59"E for 471.36 feet; thence run N62°08'26"E for 354.01 feet to a point of curvature; thence run Northeasterly along an arc of a curve to the left of radius 105.00 feet (delta 43°41'16") (chord bearing N40°17'48"E) (chord 78.14 feet) for 80.06 feet to a point of compound curvature; thence run Northwesterly along an arc of a curve to the left of radius 40.00 feet (delta 115°52'09") (chord bearing N39°28'55"W) (chord 67.80 feet) for 80.89 feet to a point of compound curvature; thence run Westerly along an arc of a curve to the left of radius 250.00 feet (delta 22°06'50") (chord bearing S71°31'36"W) (chord 95.89 feet) for 96.49 feet to a point of reverse curvature; thence run Northerly along an arc of a curve to the right of radius 230.00 feet (delta 223°55'37") (chord bearing N07°34'00"W) (chord 426.61 feet) for 898.90 feet to a point of reverse curvature; thence run Easterly along an arc of a curve to the left of radius 250.00 feet (delta 20°24'48") (chord bearing S85°48'36"E) (chord 88.60 feet) for 89.07 feet to a point of tangency; thence run N83°59'00"E for 154.94 feet to a point of curvature; thence run Easterly along an arc of a curve to the right of radius 395.00 feet (delta 20°54'38") (chord bearing S85°33'41"E) (chord 143.36 feet) for 144.16 feet to a point of reverse curvature; thence run Easterly along an arc of a curve to the left of radius 250.00 feet (delta 32°04'05") (chord bearing N88°51'35"E) (chord 138.10 feet) for 139.92 feet to a point of reverse curvature; thence run Easterly along an arc of a curve to the right of radius 395.00 feet (delta 16°12'07") (chord bearing N80°55'36"E) (chord 111.33 feet) for 111.70 feet to a point of tangency; thence run N89°01'39"E for 661.12 feet to a point of curvature; thence run Southeasterly along an arc of a curve to the right of radius 395.00 feet (delta 90°00'00") (chord bearing S45°58'21"E) (chord 558.61 feet) for 620.46 feet to a point of tangency; thence run S00°58'21"E for 418.84 feet to a point of curvature; thence run Southwesterly along an arc of a curve to the right of radius 545.00 feet (delta 75°22'40") (chord bearing S36°42'59"W) (chord 666.40 feet) for 717.00 feet to a point of tangency; thence run S74°24'19"W for 423.02 feet to a point of curvature; thence run Southwesterly along an arc of a curve to the left of radius 605.00 feet (delta 72°52'58") (chord bearing S37°57'51"W) (chord 718.74 feet) for 769.59 feet to a point of tangency; thence run S01°31'22"W for 484.14 feet to a point of curvature; thence run Southerly

## DESCRIPTION (CONTINUED)

along an arc of a curve to the right of radius 1,945.00 feet (delta 06°41'03") (chord bearing S04°51'53"W) (chord 226.78 feet) for 226.91 feet to a point of reverse curvature; thence run Southerly along an arc of a curve to the left of radius 500.00 feet (delta 36°49'39") (chord bearing S10°12'24"E) (chord 315.88 feet) for 321.38 feet to a point of reverse curvature; thence run Southwesterly along an arc of a curve to the right of radius 405.00 feet (delta 110°04'33") (chord bearing S26°25'02"W) (chord 663.82 feet) for 778.08 feet to a point of reverse curvature; thence run Southwesterly along an arc of a curve to the left of radius 300.00 feet (delta 50°29'35") (chord bearing S56°12'31"W) (chord 255.91 feet) for 264.38 feet to a point of tangency; thence run S30°57'44"W for 177.98 feet to a point of curvature; thence run Southwesterly along an arc of a curve to the right of radius 945.00 feet (delta 65°46'52") (chord bearing S63°51'10"W) (chord 1,026.34 feet) for 1,084.95 feet to a point of tangency; thence run N83°15'24"W for 458.73 feet to a point of curvature; thence run Westerly along an arc of a curve to the left of radius 1,005.00 feet (delta 17°30'35") (chord bearing S87°59'18"W) (chord 305.94 feet) for 307.13 feet to a point of tangency; thence run S79°14'01"W for 265.16 feet to a point of curvature; thence run Westerly along an arc of a curve to the right of radius 1,395.00 feet (delta 03°09'49") (chord bearing S80°48'56"W) (chord 77.02 feet) for 77.03 feet; thence run N10°45'59"W for 230.42 feet to a point on a non-tangent curve; thence run Easterly along an arc of a curve to the left of radius 1,165.00 feet (delta 03°47'21") (chord bearing N81°07'41"E) (chord 77.03 feet) for 77.04 feet to a point of tangency; thence run N79°14'01"E for 265.16 feet to a point of curvature; thence run Easterly along an arc of a curve to the right of radius 1,235.00 feet (delta 03°56'34") (chord bearing N81°12'18"E) (chord 84.97 feet) for 84.98 feet; thence run N06°49'25"W for 184.26 feet; thence run N61°22'06"E for 24.09 feet to a point on a non-tangent curve; thence run Southeasterly along an arc of a curve to the left of radius 75.00 feet (delta 55°04'35") (chord bearing S65°55'15"E) (chord 69.35 feet) for 72.09 feet to a point of reverse curvature; thence run Easterly along an arc of a curve to the right of radius 1,395.00 feet (delta 10°12'09") (chord bearing S88°21'28"E) (chord 248.07 feet) for 248.40 feet to a point of tangency; thence run S83°15'24"E for 225.28 feet to a point of curvature; thence run Northeasterly along an arc of a curve to the left of radius 75.00 feet (delta 104°19'52") (chord bearing N44°34'40"E) (chord 118.47 feet) for 136.57 feet to a point of tangency; thence run N07°35'16"W for 274.47 feet to a point of curvature; thence run Northwesterly along an arc of a curve to the left of radius 555.00 feet (delta 42°20'14") (chord bearing N28°45'23"W) (chord 400.84 feet) for 410.10 feet to a point of tangency; thence run N49°55'30"W for 467.89 feet to a point of curvature; thence run Northwesterly along an arc of a curve to the right of radius 1,395.00 feet (delta 29°29'25") (chord bearing N35°10'48"W) (chord 710.11 feet) for 718.01 feet to a point of reverse curvature; thence run Northwesterly along an arc of a curve to the left of radius 75.00 feet (delta 75°47'56") (chord bearing N58°20'03"W) (chord 92.14 feet) for 99.22 feet to a point of tangency; thence run S83°45'59"W for 90.25 feet to a point of curvature; thence run Southwesterly along an arc of a curve to the left of radius 75.00 feet (delta 90°00'00") (chord bearing S38°45'59"W) (chord 106.07 feet) for 117.81 feet to a point of tangency; thence run S06°14'01"E for 131.86 feet to a point of curvature; thence run Southerly along an arc of a curve to the right of radius 2,195.00 feet (delta 15°53'15") (chord bearing S01°42'36"W) (chord 606.70 feet) for 608.65 feet to a point of

DESCRIPTION (CONTINUED)

reverse curvature; thence run Southerly along an arc of a curve to the left of radius 75.00 feet (delta 52°23'29") (chord bearing S16°32'31"E) (chord 66.22 feet) for 68.58 feet; thence run S40°00'59"W for 49.51 feet; thence run N77°41'14"W for 166.58 feet to a point on a radial curve; thence run Southerly along an arc of a curve to the right of radius 2,035.00 feet (delta 08°16'11") (chord bearing S16°26'52"W) (chord 293.47 feet) for 293.72 feet to a point of tangency; thence run S20°34'58"W for 603.18 feet; thence run N69°25'02"W for 70.00 feet; thence run N20°34'58"E for 235.66 feet; thence run N69°25'02"W for 160.00 feet; thence run N20°34'58"E for 367.52 feet to a point of curvature; thence run Northerly along an arc of a curve to the left of radius 1,805.00 feet (delta 26°48'59") (chord bearing N07°10'28"E) (chord 837.11 feet) for 844.80 feet to a point of tangency; thence run N06°14'01"W for 366.86 feet; thence run S83°45'59"W for 574.39 feet; thence run N04°03'30"W for 70.05 feet; thence run N83°45'59"E for 571.73 feet; thence run N06°14'01"W for 152.68 feet to a point of curvature; thence run Northeasterly along an arc of a curve to the right of radius 995.00 feet (delta 98°31'09") (chord bearing N43°01'33"E) (chord 1,507.77 feet) for 1,710.89 feet to a point of reverse curvature; thence run Northeasterly along an arc of a curve to the left of radius 80.00 feet (delta 75°10'41") (chord bearing N54°41'47"E) (chord 97.60 feet) for 104.97 feet to a point of tangency; thence run N17°06'27"E for 52.73 feet to a point of curvature; thence run Northerly along an arc of a curve to the left of radius 555.00 feet (delta 18°04'48") (chord bearing N08°04'03"E) (chord 174.41 feet) for 175.13 feet to a point of tangency; thence run N00°58'21"W for 134.38 feet to a point of curvature; thence run Northeasterly along an arc of a curve to the right of radius 445.00 feet (delta 90°00'00") (chord bearing N44°01'39"E) (chord 629.33 feet) for 699.00 feet to the POINT OF BEGINNING.

Containing 279.78 acres, more or less.

Bearings hereinabove mentioned are State Plane for the Florida West Zone (1983/NSRS 2007) and are based on the North line of the Northeast Quarter (NE 1/4) of said Section 24 to bear S88°49'23"W.

Scott A. Wheeler (For The Firm)  
Professional Surveyor and Mapper  
Florida Certificate No. 5949

L:\23244 - Corkscrew Farms (Cameratta)\Survey\Descriptions\Sketches\23244SK19.doc





**CORKSCREW FARMS  
COMMUNITY DEVELOPMENT DISTRICT**

April 11, 2018 Regular Board of Supervisors Meeting

**Minutes of the Public Hearing & Regular Meeting**

The Regular Meeting of the Corkscrew Farms Community Development District was held on Wednesday, April 11, 2018 at 1:00 p.m. at The Place at Corkscrew, located at 4954 Royal Gulf Circle, Fort Myers, FL 33966.

**1. CALL TO ORDER/ROLL CALL**

Brian Lamb called the Regular Meeting of the Board of Supervisors of the Corkscrew Farms Community Development District to order on **Wednesday, April 11, 2018 at 1:15 p.m.**

Board Members Present and Constituting a Quorum at the onset of the meeting:

Anthony Cameratta	Vice Chairman
Laura Youmans	Supervisor
Cheryl Yano	Supervisor

Staff Members Present:

Brian Lamb	Meritus	
Greg Urbancic	District Counsel	<i>via conference call</i>
Carl Barraco	District Engineer	
Ray Blacksmith	Cameratta Companies	
Dominic Cameratta	Cameratta Companies	

There were no members of the general public present.

**2. PUBLIC COMMENT ON AGENDA ITEMS**

There were no public comments on agenda items.

**3. BUSINESS ADMINISTRATIVE**

**A. Consideration of First Supplemental Assessment Methodology Report – AA2**

Mr. Lamb went over the First Supplemental Assessment Methodology Report with the Board. Mr. Urbancic and Mr. Lamb said that it should be renamed to First Amendment to the First Supplemental Assessment Methodology Report and change the date to today's date.

MOTION TO:	Approve the First Supplemental Assessment Methodology Report subject to the change of the name to First Amendment to the First Supplemental Assessment Methodology Report and the date changed to April 11, 2018.
MADE BY:	Supervisor A. Cameratta
SECONDED BY:	Supervisor Yano
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 – Motion Passed Unanimously

**B. Consideration of Resolution 2018-06; Acceptance of Responsibility of Ownerships, Operations and Maintenance – Phase 2-A**

Mr. Urbancic went over Resolution 2018-06 with the Board.

MOTION TO:	Approve Resolution 2018-06, noted that the Phase 2A plat covers constructions phases 2A, 2B, and 2D.
MADE BY:	Supervisor A. Cameratta
SECONDED BY:	Supervisor Youmans
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 – Motion Passed Unanimously

**C. General Matters of the District**

Mr. Lamb explained that there is a vacant Board seat and that it can be filled by a resident of the state of Florida and US citizen. He asked for nominations. Supervisor A. Cameratta nominated Russ Cameratta.

MOTION TO:	Appoint Russ Cameratta to the vacant Board seat.
MADE BY:	Supervisor Yano
SECONDED BY:	Supervisor Youmans
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 – Motion Passed Unanimously

Mr. Lamb said he will scan in the recorded deed for the parcels in Phase 1 that have been transferred to the CDD and send it to Mr. Urbancic and Mr. Barraco.

**4. CONSENT AGENDA**

- A. Consideration of Board of Supervisors Meeting Minutes December 13, 2017**
- B. Consideration of Operations and Maintenance Expenditures December 2017**
- C. Consideration of Operations and Maintenance Expenditures January 2018**
- D. Consideration of Operations and Maintenance Expenditures February 2018**
- E. Review of Financial Statements Month Ending February 28, 2018**

The Board reviewed the Consent Agenda items.

MOTION TO:	Approve the Consent Agenda items.
MADE BY:	Supervisor A. Cameratta
SECONDED BY:	Supervisor Youmans
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 3/0 – Motion Passed Unanimously

**5. STAFF REPORTS**

**A. District Counsel**

Mr. Urbancic noted that subsequent to the bond issuance, his office was processing requisitions pursuant to the Acquisition Agreement. 1-4 have been processed, and 5 is pending.

**B. District Engineer**

Mr. Barraco went over his report and said that the infrastructure is proceeding. There was also an update about FEMA from Mr. Blacksmith and Mr. D. Cameratta. The Board, Mr. Urbancic, and Mr. Barraco then discussed processing the requisitions.

*The full discussion is available on audio recording.*

**C. District Manager**

**6. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS**

There were no supervisor requests or audience comments.

**7. ADJOURNMENT**

MOTION TO:	Adjourn.
MADE BY:	Supervisor A. Cameratta
SECONDED BY:	Supervisor Youmans
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED
	3/0 – Motion Passed Unanimously

**\*Please note the entire meeting is available on disc.**

\*These minutes were done in a summary format.

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

Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on \_\_\_\_\_.

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Printed Name

Title:

☐ Chair

☐ Vice Chair

Title:

☐ Secretary

☐ Assistant Secretary

Recorded by Records Administrator

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

Official District Seal

## Corkscrew Farms Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
<b>Monthly Contract</b>				
Meritus Districts	8260	\$ 2,812.50		Management Services - March
<b>Monthly Contract Sub-Total</b>		<b>\$ 2,812.50</b>		
<b>Variable Contract</b>				
Coleman, Yovanovich & Koester, P.A.	6677 001M 18	\$ 271.25		Professional Services - thru 02/28/2018
<b>Variable Contract Sub-Total</b>		<b>\$ 271.25</b>		
<b>Utilities</b>				
<b>Utilities Sub-Total</b>		<b>\$ 0.00</b>		
<b>Regular Services</b>				
Egis	6904	\$ 2,030.00		Insurance Package New Business - 03/06/2018
Egis	6915	1,356.00	<b>\$ 3,386.00</b>	Policy Change - Add POL Coverage - 03/13/2018
<b>Regular Services Sub-Total</b>		<b>\$ 3,386.00</b>		
<b>Additional Services</b>				
The News-Press Media Group	9659 013118	\$ 63.77		Meeting Notice Payment - 01/08/2018
<b>Additional Services Sub-Total</b>		<b>\$ 63.77</b>		
<b>TOTAL:</b>		<b>\$ 6,533.52</b>		

Approved (with any necessary revisions noted):

# **Corkscrew Farms Community Development District Summary of Operations and Maintenance Invoices**

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
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Signature

Printed Name

**Title (check one):**

☐ Chairman ☐ Vice Chairman ☐ Assistant Secretary

# Meritus Districts

2005 Pan Am Circle  
Suite 120  
Tampa, FL 33607



# INVOICE

Invoice Number: 8260  
Invoice Date: Mar 1, 2018  
Page: 1

Voice: 813-397-5121  
Fax: 813-873-7070

<b>Bill To:</b>
Corkscrew Farms CDD 2005 Pan Am Circle Suite 120 Tampa, FL 33607

<b>Ship to:</b>

Customer ID	Customer PO	Payment Terms	
Corkscrew Farms CDD		Net Due	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	Airborne		3/1/18

Quantity	Item	Description	Unit Price	Amount
	DMS	District Management Services - March		2,812.50
				HA

Subtotal	2,812.50
Sales Tax	
Total Invoice Amount	2,812.50
Payment/Credit Applied	
<b>TOTAL</b>	<b>2,812.50</b>

Check/Credit Memo No:



Coleman, Yovanovich & Koester, P.A.  
Northern Trust Bank Building  
4001 Tamiami Trail North, Suite 300  
Naples, Florida 34103-3556  
Telephone: (239) 435-3535  
Fax: (239) 435-1218

Page: 1  
February 28, 2018  
File No: 6677-001M  
Statement No: 18

Corkscrew Farms CDD  
c/o Meritus Corp.  
Brian Lamb, District Manager  
5680 W. Cypress Street, Suite A  
Tampa FL 33607

Attn: Teresa Farlow

Gen Rep

SENT VIA EMAIL TO: [teresa.farlow@merituscorp.com](mailto:teresa.farlow@merituscorp.com)

Previous Balance	\$3,458.57
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Fees

01/03/2018	GLU	Exchange email correspondence with Brittany Crutchfield regarding agenda items	27.50
02/05/2018	GLU	Review and respond to email correspondence from Brittany Crutchfield on agenda	32.50
02/20/2018	GLU	Review multiple email correspondence from Tony Cameratta and Nicole Chamberlin regarding insurance questions and request for documentation	81.25
02/26/2018	GLU	Review email correspondence from Ray Blacksmith on transfer of properties; Initial review of documentation regarding transfer; Exchange email correspondence with Ray Blacksmith on same	130.00
		Professional Fees through 02/28/2018	271.25
		Total Current Work	271.25

Payments

Total Payments Through 03/22/2018	-3,458.57
Balance Due	<u>\$271.25</u>



**Corkscrew Farms Community Development District**  
**c/o Meritus**  
**2005 Pan Am Circle, Suite 120**  
**Tampa, FL 33607**

# INVOICE

<b>Customer</b>	Corkscrew Farms Community Development District
<b>Acct #</b>	795
<b>Date</b>	03/06/2018
<b>Customer Service</b>	Kristina Rudez
<b>Page</b>	1 of 1

Payment Information	
<b>Invoice Summary</b>	\$ 2,030.00
<b>Payment Amount</b>	
<b>Payment for:</b>	Invoice#6904
100117337	

Thank You



Please detach and return with payment

Customer: Corkscrew Farms Community Development District

Invoice	Effective	Transaction	Description	Amount
6904	02/15/2018	New business	Policy #100117337 02/15/2018-02/15/2019 Florida Insurance Alliance Package - New business Due Date: 4/5/2018	2,030.00
				<b>Total</b>
				\$ 2,030.00

Thank You

**FOR PAYMENTS SENT OVERNIGHT:**  
 Egis Insurance Advisors LLC, Fifth Third Wholesale Lockbox, Lockbox #234021, 4900 W. 95th St Oaklawn, IL 60453

<b>Remit Payment To: Egis Insurance Advisors, LLC</b>	(321)320-7665	<b>Date</b>
Lockbox 234021 PO Box 84021		
Chicago, IL 60689-4002	cbitner@egisadvisors.com	03/06/2018



**Corkscrew Farms Community Development District**  
**c/o Meritus**  
**2005 Pan Am Circle, Suite 120**  
**Tampa, FL 33607**

# INVOICE

<b>Customer</b>	Corkscrew Farms Community Development District
<b>Acct #</b>	795
<b>Date</b>	03/13/2018
<b>Customer Service</b>	Kristina Rudez
<b>Page</b>	1 of 1

Payment Information	
<b>Invoice Summary</b>	\$ 1,356.00
<b>Payment Amount</b>	
<b>Payment for:</b>	Invoice#6915
100117337	

Thank You

Please detach and return with payment



Customer: Corkscrew Farms Community Development District

Invoice	Effective	Transaction	Description	Amount
6915	03/17/2018	Policy change	Policy #100117337 02/15/2018-10/1/2018 Florida Insurance Alliance Package - Add POL Coverage Due Date: 4/12/2018	1,356.00
				<b>Total</b>
				\$ 1,356.00

Thank You


**FOR PAYMENTS SENT OVERNIGHT:**  
 Egis Insurance Advisors LLC, Fifth Third Wholesale Lockbox, Lockbox #234021, 4900 W. 95th St Oaklawn, IL 60453

<b>Remit Payment To: Egis Insurance Advisors, LLC</b>	(321)320-7665	<b>Date</b>
Lockbox 234021 PO Box 84021 Chicago, IL 60689-4002	cbitner@egisadvisors.com	03/13/2018



# The News-Press media group

PART OF THE USA TODAY NETWORK

ACCOUNT NAME Corkscrew Farms CDD		ACCOUNT # 9659	PAGE # 1 of 1
STATEMENT # 0001231476	BILLING PERIOD Jan 1- Jan 31, 2018	PAYMENT DUE DATE February 20, 2018	
PREPAY (Memo Info) \$0.00	UNAPPLIED (included in amt due) \$0.00	TOTAL AMOUNT DUE <b>\$63.77</b>	
BILLING ACCOUNT NAME AND ADDRESS  CORKSCREW FARMS CDD ATTN: NICOLE CHAMBERLING 5680 W CYPRESS ST TAMPA, FL 33607-7002 		BILLING INQUIRIES/ADDRESS CHANGES 1-877-283-2392 or FTMY@ccc.gannett.com	FEDERAL ID 47-2493274
<b>Terms and Conditions:</b> Past due accounts are subject to interest at the rate of 12% per annum or the maximum legal rate (whichever is less). Advertiser claims for a credit related to rates incorrectly invoiced or paid must be submitted in writing to Publisher within 30 days of the invoice date or the claim will be waived. Any credit towards future advertising must be used within 30 days of issuance or the credit will be forfeited. <b>All funds payable in US dollars.</b>			

000000965900000000000000000012314760000637710260

**NOTE:** Your account number has changed. Your old account number was **0000009659**. Your new account number is **9659** and should be used for all future correspondence.

Date	Description	Amount
1/1/18	Balance Forward	\$4,802.05
1/8/18	PAYMENT - THANK YOU	-\$590.39
1/8/18	PAYMENT - THANK YOU	-\$4,147.89

NIXIE 339 DE 1270 0002/13/18

RETURN TO SENDER  
NO SUCH NUMBER  
UNABLE TO FORWARD

N BC: 53201066161 \*2374-03149-13-34  
1

PLEASE DETACH AND RETURN THIS PORTION WITH YOUR PAYMENT

## The News-Press media group

PART OF THE USA TODAY NETWORK

CURRENT DUE \$0.00		30 DAYS PAST DUE \$47.22	60 DAYS PAST DUE \$0.00	90 DAYS PAST DUE \$16.55
REMITTANCE ADDRESS (Include Account# & Invoice# on check)  News-Press Media Group P O Box 677583 Dallas, TX 75267-7583				
TO PAY WITH <input type="checkbox"/> VISA <input type="checkbox"/> M/C Card Number _____ Exp Date ____/____/____ Signature _____				

Please note correct mailing address!  
Corkscrew Farms CDD  
2005 Pan Am Circle  
Suite 120  
Tampa FL 33607

000000965900000000000000000012314760000637710260

## Corkscrew Farms Community Development District Summary of Operations and Maintenance Invoices

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
<b>Monthly Contract</b>				
Meritus Districts	8295	\$ 2,812.50		Management Services - April
<b>Monthly Contract Sub-Total</b>		<b>\$ 2,812.50</b>		
<b>Variable Contract</b>				
<b>Variable Contract Sub-Total</b>		<b>\$ 0.00</b>		
<b>Utilities</b>				
<b>Utilities Sub-Total</b>		<b>\$ 0.00</b>		
<b>Regular Services</b>				
Egis	6943	\$ 838.00		Insurance Package - Added Property - 03/27/2018
<b>Regular Services Sub-Total</b>		<b>\$ 838.00</b>		
<b>Additional Services</b>				
Barraco and Associates	18321	\$ 1,505.00		Surveying Services - 03/28/2018
<b>Additional Services Sub-Total</b>		<b>\$ 1,505.00</b>		
<b>TOTAL:</b>		<b>\$ 5,155.50</b>		

Approved (with any necessary revisions noted):

Signature

Printed Name

Title (check one):

# **Corkscrew Farms Community Development District Summary of Operations and Maintenance Invoices**

Vendor	Invoice/Account Number	Amount	Vendor Total	Comments/Description
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[ ] Chairman [ ] Vice Chairman [ ] Assistant Secretary

# Meritus Districts

2005 Pan Am Circle  
Suite 120  
Tampa, FL 33607



## INVOICE

Invoice Number: 8295  
Invoice Date: Apr 1, 2018  
Page: 1

Voice: 813-397-5121  
Fax: 813-873-7070

**Bill To:**

Corkscrew Farms CDD  
2005 Pan Am Circle  
Suite 120  
Tampa, FL 33607

**Ship to:**

Customer ID	Customer PO	Payment Terms	
Corkscrew Farms CDD		Net Due	
Sales Rep ID	Shipping Method	Ship Date	Due Date
	Airborne		4/1/18

Quantity	Item	Description	Unit Price	Amount
	DMS	District Management Services - April		2,812.50
		PA		

Subtotal	2,812.50
Sales Tax	
Total Invoice Amount	2,812.50
Payment/Credit Applied	
<b>TOTAL</b>	<b>2,812.50</b>

Check/Credit Memo No:



Corkscrew Farms Community Development District  
 c/o Meritus  
 2005 Pan Am Circle, Suite 120  
 Tampa, FL 33607

# INVOICE

Customer	Corkscrew Farms Community Development District
Acct #	795
Date	04/06/2018
Customer Service	Kristina Rudez
Page	1 of 1

Payment Information	
Invoice Summary	\$ 838.00
Payment Amount	
Payment for:	Invoice#6943
100117337	

Thank You

Please detach and return with payment



Customer: Corkscrew Farms Community Development District

Invoice	Effective	Transaction	Description	Amount
6943	03/27/2018	Policy change	Policy #100117337 02/15/2018-02/15/2019 Florida Insurance Alliance Package - Added Property Due Date: 5/6/2018	838.00
				<b>Total</b>
				\$ 838.00

Thank You

FOR PAYMENTS SENT OVERNIGHT:  
 Egis Insurance Advisors LLC, Fifth Third Wholesale Lockbox, Lockbox #234021, 4900 W. 95th St Oaklawn, IL 60453

Remit Payment To: Egis Insurance Advisors, LLC	(321)320-7665	Date
Lockbox 234021 PO Box 84021		
Chicago, IL 60689-4002	cbitner@egisadvisors.com	04/06/2018



**Barraco and Associates**  
 2271 McGregor Boulevard, Suite 100  
 Fort Myers, FL 33901

Corkscrew Farms CDD  
 Meritus Districts  
 2005 Pan Am Circle, Suite 120  
 Tampa, FL 33607

Invoice number 18321  
 Date 03/28/2018

Project **23331 Corkscrew Farms CDD**

Description	Contract Amount	Percent Complete	Billed To Date	Less Previous Billing	Amount Due This Billing
Task IA (LS) Surveying Services	1,750.00	100.00	1,750.00	1,750.00	0.00
Task IIA (LS) Location Map	250.00	100.00	250.00	250.00	0.00
Task IIB (LS) CDD Boundaries Map	1,900.00	100.00	1,900.00	1,900.00	0.00
Task IIC (LS) Estimates	4,000.00	100.00	4,000.00	4,000.00	0.00
Task IID (LS) Research & Explanation of Designations	1,500.00	100.00	1,500.00	1,500.00	0.00
Task IIE (LS) Project Development Plan	1,200.00	100.00	1,200.00	1,200.00	0.00
Task IIIA (TME) Miscellaneous Services	4,000.00	1,372.96	54,918.50	53,413.50	1,505.00
Task IIIB (TM) Reimbursable Expenses	0.00	0.00	204.10	204.10	0.00
01 (TM) Engineer's Report	0.00	0.00	15,462.50	15,462.50	0.00
Total	14,600.00	556.06	81,185.10	79,680.10	1,505.00

**Task IIIA (TME) Miscellaneous Services**

	Hours	Rate	Billed Amount
Principal Professional Engineer	7.00	215.00	1,505.00
Review Greg U document PR #1 A002			
Review RP A002 #3			
Review PR A002 #4			
PR A002 #3 and #4 final			

*distr. eng.*

Invoice total **1,505.00**

**Aging Summary**

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
17961	12/06/2017	4,729.55				4,729.55	
18168	02/22/2018	7,937.59		7,937.59			
Total		12,667.14	0.00	7,937.59	0.00	4,729.55	0.00

# Corkscrew Farms Community Development District

Financial Statements  
(Unaudited)

Period Ending  
March 31, 2018



Meritus Districts  
2005 Pan Am Circle ~ Suite 120 ~ Tampa, FL 33607-1775  
Phone (813) 873-7300 ~ Fax (813) 873-7070

# Corkscrew Farms CDD

## Balance Sheet

As of 3/31/2018

	General Fund	Debt Service Fund - Series 2016	Debt Service Fund - Series 2017	Capital Project Fund - Series 2016	Capital Project Fund - Series 2017	General Fixed Assets	General Long-Term Debt	Total
<b>Assets</b>								
Cash--Operating Account	18,596.95	0.00	0.00	0.00	0.00	0.00	0.00	18,596.95
Revenue - Series 2016 #3000	0.00	447,605.42	0.00	0.00	0.00	0.00	0.00	447,605.42
Interest - Series 2016 #3001	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Sinking - Series 2016 #3002	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Reserve - Series 2016 #3004	0.00	934,732.33	0.00	0.00	0.00	0.00	0.00	934,732.33
Prepayment - Series 2016 #3005	0.00	865,883.10	0.00	0.00	0.00	0.00	0.00	865,883.10
Capital Int- Series 2016 #3007	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Const/Aquis - Series 2016 #3006	0.00	0.00	0.00	41.72	0.00	0.00	0.00	41.72
Cost of Issuance - Series 2016	0.00	0.00	0.00	0.04	0.00	0.00	0.00	0.04
Reserve - Series 2017 #2003	0.00	0.00	1,359,050.94	0.00	0.00	0.00	0.00	1,359,050.94
Prepayment - Series 2017 #2004	0.00	0.00	465.08	0.00	0.00	0.00	0.00	465.08
Const/Aquis - Series 2017 #2005	0.00	0.00	0.00	0.00	15,523,770.25	0.00	0.00	15,523,770.25
Capitalized Interest - Series 2017 #2006	0.00	0.00	2,578,457.65	0.00	0.00	0.00	0.00	2,578,457.65
Costs of Issuance - Series 2017 #2007	0.00	0.00	0.00	0.00	4,804.66	0.00	0.00	4,804.66
Due from Developer	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Due From General Fund	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Prepaid Items	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Prepaid General Liability Insurance	5,937.25	0.00	0.00	0.00	0.00	0.00	0.00	5,937.25
Prepaid D & O Insurance	929.56	0.00	0.00	0.00	0.00	0.00	0.00	929.56
Construction Work in Progress	0.00	0.00	0.00	0.00	0.00	23,747,333.63	0.00	23,747,333.63
Amount Available-Debt Service	0.00	0.00	0.00	0.00	0.00	0.00	1,525,732.37	1,525,732.37
Amount To Be Provided-Debt Service	0.00	0.00	0.00	0.00	0.00	0.00	46,074,267.63	46,074,267.63
Other	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>Total Assets</b>	<b>25,463.76</b>	<b>2,248,220.85</b>	<b>3,937,973.67</b>	<b>41.76</b>	<b>15,528,574.91</b>	<b>23,747,333.63</b>	<b>47,600,000.00</b>	<b>93,087,608.58</b>
<b>Liabilities</b>								
Accounts Payable	1,505.00	0.00	0.00	0.00	0.00	0.00	0.00	1,505.00
Accounts Payable-Other	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Due To Debt Service Fund	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Accrued Expenses Payable	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Bonds Payable - Series 2016	0.00	0.00	0.00	0.00	0.00	0.00	19,600,000.00	19,600,000.00
Bond Payable - Series 2017	0.00	0.00	0.00	0.00	0.00	0.00	28,000,000.00	28,000,000.00
<b>Total Liabilities</b>	<b>1,505.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>47,600,000.00</b>	<b>47,601,505.00</b>
<b>Fund Equity &amp; Other Credits</b>								
Fund Balance-All Other Reserves	0.00	1,615,419.07	0.00	41.57	0.00	0.00	0.00	1,615,460.64

# Corkscrew Farms CDD

## Balance Sheet

As of 3/31/2018

	General Fund	Debt Service Fund - Series 2016	Debt Service Fund - Series 2017	Capital Project Fund - Series 2016	Capital Project Fund - Series 2017	General Fixed Assets	General Long-Term Debt	Total
Fund Balance-Unreserved	9,925.14	0.00	0.00	0.00	0.00	0.00	0.00	9,925.14
Investment in General Fixed Assets	0.00	0.00	0.00	0.00	0.00	23,747,333.63	0.00	23,747,333.63
Other	14,033.62	632,801.78	3,937,973.67	0.19	15,528,574.91	0.00	0.00	20,113,384.17
Total Fund Equity & Other Credits	23,958.76	2,248,220.85	3,937,973.67	41.76	15,528,574.91	23,747,333.63	0.00	45,486,103.58
Total Liabilities & Fund Equity	25,463.76	2,248,220.85	3,937,973.67	41.76	15,528,574.91	23,747,333.63	47,600,000.00	93,087,608.58

# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

General Fund - 001

From 10/1/2017 Through 3/31/2018

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
<b>Revenues</b>				
Special Assessments - Service Charges				
Discounts & Collection Fees	(104,375)	0	104,375	(100)%
Operations & Maintenance-Tax Roll	8,029	20,063	12,034	150 %
Operation & Maintenance-Off Roll	189,556	5,892	(183,665)	(97)%
Contributions & Donations From Private Sources				
Developer Contribution	0	183,725	183,725	0 %
Total Revenues	93,210	209,679	116,469	125 %
<b>Expenditures</b>				
Financial & Administrative				
District Manager	34,000	16,875	17,125	50 %
District Engineer	12,500	1,505	10,995	88 %
Trustee Fees	8,000	5,041	2,959	37 %
Auditing Services	5,500	23	5,477	100 %
Postage, Phone, Faxes, Copies	150	104	46	30 %
Public Officials Insurance	2,500	0	2,500	100 %
Legal Advertising	0	5,202	(5,202)	0 %
Bank Fees	300	10	290	97 %
Dues, Licenses, & Fees	260	175	85	33 %
Legal Counsel				
District Counsel	12,500	4,884	7,616	61 %
Other Physical Environment				
Contingency Expense	0	161,827	(161,827)	0 %
Property & Casualty Insurance	15,000	0	15,000	100 %
Reserves				
Undesignated Reserves	2,500	0	2,500	100 %
Total Expenditures	93,210	195,646	(102,436)	(110)%
Excess of Revenues Over (Under) Expenditures	0	14,034	14,034	0 %
Fund Balance, Beginning of Period	0	9,925	9,925	0 %
Fund Balance, End of Period	0	23,959	23,959	0 %

# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

Debt Service Fund - Series 2016 - 200

From 10/1/2017 Through 3/31/2018

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Special Assessments - Capital Improvements				
Debt Service Assessments-Tax Roll	1,274,563	328,376	(946,187)	(74)%
Debt Service Prepayments	0	1,201,989	1,201,989	0 %
Debt Service Assessments-Off Roll	0	132,295	132,295	0 %
Debt Service Assessments-Developer	0	745,526	745,526	0 %
Interest Earnings				
Interest Earnings	0	5,575	5,575	0 %
Total Revenues	1,274,563	2,413,761	1,139,198	89 %
Expenditures				
Debt Service Payments				
Interest	924,562	470,959	453,603	49 %
Principal	350,000	1,310,000	(960,000)	(274)%
Total Expenditures	1,274,562	1,780,959	(506,397)	(40)%
Excess of Revenues Over (Under) Expenditures	1	632,802	632,801	63,280,078 %
Fund Balance, Beginning of Period	0	1,615,419	1,615,419	0 %
Fund Balance, End of Period	1	2,248,221	2,248,220	224,821,985 %

# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

Debt Service Fund - Series 2017 - 201

From 10/1/2017 Through 3/31/2018

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	9,290	9,290	0 %
Total Revenues	0	9,290	9,290	0 %
Other Financing Sources				
Debt Proceeds				
Bond Proceeds	0	3,928,684	3,928,684	0 %
Total Other Financing Sources	0	3,928,684	3,928,684	0 %
Excess of Revenues Over (Under)	0	3,937,974	3,937,974	0 %
Expenditures				
Fund Balance, End of Period	0	3,937,974	3,937,974	0 %

# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

Capital Project Fund - Series 2016 - 300

From 10/1/2017 Through 3/31/2018

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	0	0	0 %
Total Revenues	0	0	0	0 %
Excess of Revenues Over (Under) Expenditures	0	0	0	0 %
Fund Balance, Beginning of Period	0	42	42	0 %
Fund Balance, End of Period	0	42	42	0 %



# Corkscrew Farms CDD

## Statement of Revenues & Expenditures

Capital Project Fund - Series 2017 - 301

From 10/1/2017 Through 3/31/2018

(In Whole Numbers)

	Total Budget - Original	Current Period Actual	Total Budget Variance - Original	Percent Total Budget Remaining - Original
Revenues				
Interest Earnings				
Interest Earnings	0	37,885	37,885	0 %
Total Revenues	0	37,885	37,885	0 %
Expenditures				
Financial & Administrative				
District Manager	0	35,000	(35,000)	0 %
Trustee Fees	0	10,750	(10,750)	0 %
Underwriting Counsel	0	42,500	(42,500)	0 %
Bond Counsel	0	50,000	(50,000)	0 %
Miscellaneous Fees	0	1,250	(1,250)	0 %
Legal Counsel				
District Counsel	0	42,500	(42,500)	0 %
Other Physical Environment				
Improvements Other Than Buildings	0	7,838,626	(7,838,626)	0 %
Total Expenditures	0	8,020,626	(8,020,626)	0 %
Other Financing Sources				
Debt Proceeds				
Bond Proceeds	0	23,511,316	23,511,316	0 %
Total Other Financing Sources	0	23,511,316	23,511,316	0 %
Excess of Revenues Over (Under) Expenditures	0	15,528,575	15,528,575	0 %
Fund Balance, End of Period	0	15,528,575	15,528,575	0 %

Corkscrew Farms CDD  
Reconcile Cash Accounts

Summary

Cash Account: 10101 Cash--Operating Account  
Reconciliation ID: 03/31/2018  
Reconciliation Date: 3/31/2018  
Status: Locked

Bank Balance	20,224.20
Less Outstanding Checks/Vouchers	1,627.25
Plus Deposits in Transit	0.00
Plus or Minus Other Cash Items	0.00
Plus or Minus Suspense Items	<u>0.00</u>
Reconciled Bank Balance	18,596.95
Balance Per Books	<u>18,596.95</u>
Unreconciled Difference	<u><u>0.00</u></u>

Click the Next Page toolbar button to view details.

**Corkscrew Farms CDD**  
**Reconcile Cash Accounts**

**Detail**

**Cash Account: 10101 Cash--Operating Account**

**Reconciliation ID: 03/31/2018**

**Reconciliation Date: 3/31/2018**

**Status: Locked**

**Outstanding Checks/Vouchers**

<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>	<u>Payee</u>
1059	3/14/2018	System Generated Check/Voucher	1,356.00	Egis Insurance Advisors, LLC
1060	3/29/2018	System Generated Check/Voucher	271.25	Coleman, Yovanovich & Koester, P.
1061	3/29/2018	System Generated Check/Voucher	2,812.50	Meritus Districts
1061	3/29/2018	System Generated Check/Voucher	(2,812.50)	Meritus Districts
1062	3/30/2018	System Generated Check/Voucher	2,812.50	Meritus Districts
1062	3/30/2018	System Generated Check/Voucher	(2,812.50)	Meritus Districts
Outstanding Checks/Vouchers			1,627.25	

Corkscrew Farms CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash--Operating Account

Reconciliation ID: 03/31/2018

Reconciliation Date: 3/31/2018

Status: Locked

Cleared Checks/Vouchers

Document Number	Document Date	Document Description	Document Amount	Payee
1056	2/22/2018	System Generated Check/Voucher	2,812.50	Meritus Districts
1057	2/22/2018	System Generated Check/Voucher	63.77	News-Press Media Group
1058	3/8/2018	System Generated Check/Voucher	2,030.00	Egis Insurance Advisors, LLC
Cleared Checks/Vouchers			4,906.27	

Corkscrew Farms CDD  
Reconcile Cash Accounts

Detail

Cash Account: 10101 Cash--Operating Account

Reconciliation ID: 03/31/2018

Reconciliation Date: 3/31/2018

Status: Locked

Cleared Deposits

<u>Deposit Number</u>	<u>Document Number</u>	<u>Document Date</u>	<u>Document Description</u>	<u>Document Amount</u>
	CR018	2/27/2018	CK # 1410 Reimburse Advertising	501.80
	CR022	3/2/2018	3-2-2018 Lot Closings	2,870.93
	CR023	3/21/2018	3-21-2018 Lot Closings	<u>416.01</u>
Cleared Deposits				<u><u>3,788.74</u></u>



FLORIDA COMMUNITY BANK  
(866) 764-0006 • www.FloridaCommunityBank.com  
26381 S. Tamiami Trail, Suite 200, Bonita Springs, FL 34134  
Return Service Requested

00005224-0012391-0001-0002-FIMC8006580401189938

CORKSCREW FARMS COMMUNITY DEVELOPMENT  
2005 PAN AM CIR SUITE 120  
TAMPA FL 33607-2380

Last statement: February 28, 2018  
This statement: March 31, 2018  
Total days in statement period: 31

Page: 1 of 3  
XXXXXX9400  
(6)

Direct inquiries to:  
Local Branch, 239 437-0025

Florida Community Bank, N.A.  
7900 Summerlin Lakes Dr  
Fort Myers, FL 33907

## Public Funds Checking

Account number	XXXXXX9400	Beginning balance	\$21,341.73
Enclosures	6	Total additions	3,788.74
		Total subtractions	4,906.27
		Ending balance	\$20,224.20

## CHECKS

Number	Date	Amount	Number	Date	Amount
1056	03-02	2,812.50	1058	03-19	2,030.00
1057	03-12	63.77			

## CREDITS

Date	Description	Additions
03-01	Deposit	501.80
03-05	Deposit	2,870.93
03-29	Deposit	416.01

## DAILY BALANCES

Date	Amount	Date	Amount	Date	Amount
02-28	21,341.73	03-05	21,901.96	03-29	20,224.20
03-01	21,843.53	03-12	21,838.19		
03-02	19,031.03	03-19	19,808.19		

*Thank you for banking with Florida Community Bank, N.A.*



PLEASE SEE REVERSE SIDE FOR IMPORTANT INFORMATION.  
FLORIDA COMMUNITY BANK  
1255 TAMIAHI TRAIL, PORT CHARLOTTE, FL 33953 • TELEPHONE: 1 (866) 764-0006



## CORKSCREW FARMS COMMUNITY DEVELOP

Account: \*\*\*\*\*9400

Page: 2 of 3

DEPOSIT TICKET  
FOR CASH, COIN, PRESS FINELY

DATE: 2/27/2018

CHECKS: 141.00

COIN: 105.80

TOTAL: 501.80

CORKSCREW FARMS CDO  
2005 PAN AM CIR SUITE 100  
TAMPA, FL 33607-2380

FCB  
FLORIDA COMMUNITY BANK

10660167664 1520219400 500

03/01/2018 Deposit \$501.80

THIS SIDE FOR BANK USE ONLY

CHECK: 141.00

LESS DEPOSIT: 105.80

CASH RETURNED: 0.00

TOTAL: 501.80

CORKSCREW FARMS CDO  
2005 PAN AM CIR SUITE 100  
TAMPA, FL 33607-2380

FCB  
FLORIDA COMMUNITY BANK

DEPOSIT TICKET  
FOR CASH, COIN, PRESS FINELY

DATE: 3/5/18

CHECKS: 1218.00

COIN: 2429.93

TOTAL: 2870.93

CORKSCREW FARMS CDO  
2005 PAN AM CIR SUITE 100  
TAMPA, FL 33607-2380

FCB  
FLORIDA COMMUNITY BANK

10660167664 1520219400 500

03/05/2018 Deposit \$2,870.93

THIS SIDE FOR BANK USE ONLY

CHECK: 1218.00

LESS DEPOSIT: 2429.93

CASH RETURNED: 0.00

TOTAL: 2870.93

CORKSCREW FARMS CDO  
2005 PAN AM CIR SUITE 100  
TAMPA, FL 33607-2380

FCB  
FLORIDA COMMUNITY BANK

DEPOSIT TICKET  
FOR CASH, COIN, PRESS FINELY

DATE: 3/22/18

CHECKS: 1223.97

COIN: 416.01

TOTAL: 416.01

CORKSCREW FARMS CDO  
2005 PAN AM CIR SUITE 100  
TAMPA, FL 33607-2380

FCB  
FLORIDA COMMUNITY BANK

10660167664 1520219400 500

03/29/2018 Deposit \$416.01

THIS SIDE FOR BANK USE ONLY

CHECK: 1223.97

LESS DEPOSIT: 416.01

CASH RETURNED: 0.00

TOTAL: 416.01

CORKSCREW FARMS CDO  
2005 PAN AM CIR SUITE 100  
TAMPA, FL 33607-2380

FCB  
FLORIDA COMMUNITY BANK

CORKSCREW FARMS  
COMMUNITY DEVELOPMENT  
2005 PAN AM CIR SUITE 100  
TAMPA, FL 33607-2380

FOR FLORIDA COMMUNITY BANK

DATE: 2/22/2018

AMOUNT: \$2,812.50

Two Thousand Eight Hundred Twelve and 50/100 Dollars

Valid after 100 Days  
Two Signatures Required

1056

10660167664 1520219400

03/02/2018 1056 \$2,812.50

PAY TO THE ORDER OF  
CASH  
TAMPA, FL 33607-2380  
FOR FLORIDA COMMUNITY BANK  
DEPOSITED BY  
CASH  
1056  
10660167664 1520219400

CORKSCREW FARMS  
COMMUNITY DEVELOPMENT  
2005 PAN AM CIR SUITE 100  
TAMPA, FL 33607-2380

FOR FLORIDA COMMUNITY BANK

DATE: 2/22/2018

AMOUNT: \$63.77

Sixty Three and 77/100 Dollars

Valid after 100 Days  
Two Signatures Required

1057

10660167664 1520219400

03/12/2018 1057 \$63.77

PAY TO THE ORDER OF  
CASH  
TAMPA, FL 33607-2380  
FOR FLORIDA COMMUNITY BANK  
DEPOSITED BY  
CASH  
1057  
10660167664 1520219400

CORKSCREW FARMS COMMUNITY DEVELOI

Account: \*\*\*\*\*9400

Page: 3 of 3

<b>CORKSCREW FARMS COMMUNITY DEVELOPMENT</b> 2005 PAN AM CIR SUITE 120 TAMPA, FL 33607-2390		FOR FUTURE CASH/ATM DEPOSIT	DATE 03/19/2018	1058 03/19/2018
****Two Thousand Thirty and 00/100 Dollars:		AMOUNT \$	3/8/2018	\$2,030.00
PAY TO THE ORDER OF:	Egis Insurance Advisors, LLC Lockbox 254021 PO Box 84021 Chicago, IL 60689-4002 USA	Void after 180 Days Two Signatures Required  AUTHORIZED SIGNATURE		
⑆001058⑆ ⑆066016766⑆ ⑆520219400⑆				

03/19/2018 1058 \$2,030.00

03-18-2018 234021 *543000314* ⑆06⑆ ⑆03⑆ TO REC'D BY 03/19/2018 ⑆4624⑆0000 ENDORSEMENT GUARANTEED FIFTH THIRD BANK
--