



**MARSH HARBOUR
COMMUNITY DEVELOPMENT
DISTRICT**

**PALM BEACH COUNTY
REGULAR BOARD MEETING
MARCH 18, 2022
10:00 A.M.**

Special District Services, Inc.
The Oaks Center
2501A Burns Road
Palm Beach Gardens, FL 33410

www.marshharbourcdd.org

561.630.4922 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile

AGENDA
MARSH HARBOUR
COMMUNITY DEVELOPMENT DISTRICT
Marsh Harbour Community Clubhouse
1000 Marsh Harbour Drive
Riviera Beach, Florida 33404
REGULAR BOARD MEETING
March 18, 2022
10:00 a.m.

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Establish Quorum
- D. Additions or Deletions to Agenda
- E. Comments from the Public for Items Not on the Agenda
- F. Approval of Minutes
 - 1. February 18, 2022 Regular Board Meeting.....Page 3
- G. Old Business
 - 1. Discussion Regarding Security Rate Increase.....Page 6
 - 2. Discussion Regarding Brightview Current Contract and Amendment.....Page 8
- H. New Business
 - 1. Consider Resolution No. 2022-01 – Adopting a Fiscal Year 2022/2023 Proposed Budget.....Page 11
 - 2. Discussion Regarding Landscape Proposal.....Page 18
- I. Administrative Matters
- J. Board Members Comments
- K. Adjourn

PROOF OF PUBLICATION STATE OF FLORIDA

PUBLIC NOTICE

Before the undersigned authority, personally appeared Teal Pontarelli, who on oath, says that he/she is a Legal Advertising Representative of The Palm Beach Post, a daily and Sunday newspaper, published in West Palm Beach and distributed in Palm Beach County, Martin County, and St. Lucie County, Florida; that the attached copy of advertising for a Legal - PublicNotice was published in said newspaper in issues dated: first date of Publication 10/01/2021 and last date of Publication 10/01/2021. Affiant further says that the said The Palm Beach Post is a newspaper published in West Palm Beach, in said Palm Beach County, Florida and that the said newspaper has heretofore been continuously published in said Palm Beach County, Florida, daily and Sunday and has been entered as second class mail matter at the post office in West Palm Beach, in said Palm Beach County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he/she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in said newspaper.

MARSH HARBOUR CDD
2501 BURNS RD
STE A
PALM BEACH GARDENS, FL 33410-5207

Invoice/Order Number:	0000662092
Ad Cost:	\$264.88
Paid:	\$0.00
Balance Due:	\$264.88

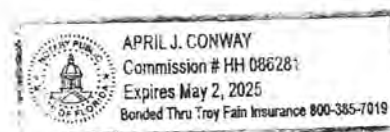
Signed



(Legal Advertising Agent)

Sworn or affirmed to, and subscribed before me, this 6th day of October, 2021 in Testimony whereof, I have hereunto set my hand and affixed my official seal, the day and year aforesaid.

Signed



Please see Ad on following page(s).

Invoice/Order Number:	0000662092
Ad Cost:	\$264.88
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**MARSH HARBOUR
COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2021/2022
REGULAR MEETING SCHEDULE**

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Marsh Harbour Community Development District will hold Regular Meetings at 10:00 a.m. in the Marsh Harbour Community Clubhouse located at 1000 Marsh Harbour Drive, Riviera Beach, Florida 33404 on the following dates:

October 15, 2021
November 19, 2021
December 17, 2021
January 21, 2022
February 18, 2022
March 18, 2022
April 15, 2022
May 20, 2022
June 17, 2022
July 15, 2022
August 19, 2022
September 16, 2022

The purpose of the meetings is to conduct any business coming before the Board. Meetings are open to the public and will be conducted in accordance with the provisions of Florida law. Copies of the Agendas for any of the meetings may be obtained from the District's website or by contacting the District Manager at (561) 630-4922 and/or toll free at 1-877-737-4922 prior to the date of the particular meeting.

From time to time one or more Supervisors may participate by telephone; therefore a speaker telephone will be present at the meeting location so that Supervisors may be fully informed of the discussions taking place. Meetings may be continued as found necessary to a time and place specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at (561) 630-4922 and/or toll-free at 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

Meetings may be cancelled from time to time without advertised notice.

MARSH HARBOUR
COMMUNITY DEVELOPMENT DISTRICT
www.marshharbourcdd.org
10-1/2021

0000662092-01

**MARSH HARBOUR
COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
FEBRUARY 18, 2022**

A. CALL TO ORDER

The February 18, 2022, Regular Board Meeting of the Marsh Harbour Community Development District (the “District”) was called to order at 10:00 a.m. in the Marsh Harbour Community Clubhouse located at 1000 Marsh Harbour Drive, Riviera Beach, Florida 33404.

B. PROOF OF PUBLICATION

Proof of publication was presented that notice of the Regular Board Meeting had been published in *The Palm Beach Post* on October 1, 2021, as part of the District’s Fiscal Year 2021/2022 Regular Meeting Schedule, as legally required.

C. ESTABLISH A QUORUM

It was determined that the attendance of Chairperson Allen Walker, Vice Chairman Kent Pollock and Supervisors Judy Briggs and Nadine Sampson constituted a quorum and it was in order to proceed with the meeting.

Staff present included: District Manager Sylvia Bethel of Special District Services, Inc.; District Counsel Gregory George of Billing, Cochran, Lyles, Mauro & Ramsey, P.A.; and Onsite HOA Manager Tara Bennett.

Also present were the following District residents: Nakia Morton and Tasha Mullings.

D. ADDITIONS OR DELETIONS TO THE AGENDA

There were no additions or deletions

E. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA

There were no comments from the public for items not on the agenda.

F. APPROVAL OF MINUTES

1. January 21, 2022, Regular Board Meeting

The minutes of January 21, 2022, Regular Board Meeting were presented.

A **motion** was made by Mr. Pollock, seconded by Ms. Briggs and passed unanimously approving the minutes of the January 21, 2022, Regular Board Meeting, as presented.

G. OLD BUSINESS

1. Discussion Regarding Security

Ms. Bethel advised of Hi-Tek Security's increase and went over the two proposals for Hi-Tek. Mr. Pollock inquired about how the holidays were calculated. Ms. Bennett advised of all holidays calculated over a 12 month period. A lengthy discussion ensued about security. Mr. Pollock suggested maybe cutting or eliminating the roving guard. Mr. Walker disagreed. Mr. Pollock would like to keep costs down for residents.

Ms. Bethel advised that there was a previous inquiry about updating the cameras in the guardhouse. She further noted that there was enough funds in the budget to accomplish this. The HOA owns the guardhouse so it would not necessarily be a CDD cost. Mr. Gregory went over Hi-Tek's post orders and reminded the Board that security cannot enforce HOA rules. Mr. Pollock would like to go over the budget at the next meeting.

2. Discussion Regarding Landscaping

Ms. Bethel went over the tree removal proposal from Russ Total Lawn Maintenance. Ms. Bennett stated that this was for the two remaining trees that should be removed.

A **motion** was made by Mr. Pollock, seconded by Ms. Sampson and unanimously passed approving the Russ Total Lawn Maintenance, LLC tree removal proposal in the amount of \$3,200, as presented.

3. Discussion Regarding BrightView Contract

Ms. Bethel went over the amendment for additional services, which the Board requested during the last meeting. She also went over the Russ Total Lawn Maintenance, LLC proposal. A lengthy discussion ensued with the Board ultimately directing staff to get other proposals for lawn maintenance. Mr. Gregory suggested the Board come up with a scope of work to send to all vendors submitting a proposal.

H. NEW BUSINESS

There were no New Business items to come before the Board.

I. ADMINISTRATIVE MATTERS

Ms. Bethel advised of the two residents attending today's who expressed interest in being on the District Board. Ms. Bethel noted that the Board could appoint someone today or wait until the next meeting. The Board decided to have both residents return next month, at which time they would make a decision.

J. BOARD MEMBER COMMENTS

There were no comments from the Board Members.

K. ADJOURNMENT

There being no further business to come before the Board, the Regular Board Meeting was adjourned at 10:59 a.m. on a **motion** made by Mr. Pollock, seconded by Ms. Briggs and the **motion** passed unanimously.

Secretary/Assistant Secretary

Chairman/Vice Chairman



HI-TEK SECURITY SERVICES, INC.

Oak Ridge Business Park
1860 Old Okeechobee Road, Suite 503
West Palm Beach, FL 33409
561-687-8172 • Fax: 561-687-8176

CUSTOMER

MARSH HARBOUR COMMUNITY DEVELOPMENT DISTRICT,
SPECIAL DISTRICT SERVICES, INC.
SYLVIA BETHEL,
2501 BURNS ROAD, SUITE A
PALM BEACH GARDENS, FL 33410

SERVICES LOCATION

MARSH HARBOUR H.O.A.
KENA BROWN / PROPERT MANAGER
1000 MARSH HARBOR DR.
RIVIERA BEACH, FL 33404

WEEKLY INVOICE

HRS PER WEEK 280HRS

DESCRIPTION	UNIT	HRS	DAYS	MTHLY HRS	PRICE	AMOUNT
GATEHOUSE ACCESS CONTROL S/O	MON - SUN 7AM - 7AM	24	7	168 HRS	\$22.55	\$3,788.40
UNARMED SECURITY PATROL S/O	MON - SUN 3PM - 7AM	16	7	112 HRS	\$22.55	\$2,525.60
GAS GOLF CART, MAINTAINCE & GAS	NO CHARGE			0 HRS	\$22.55	\$0.00
CELL PHONE	NO CHARGE			0 HRS	\$22.55	\$0.00
				280HRS	TOTAL	\$6,314.00

ANNUALLY

HRS PER YEAR 14,560HRS

DESCRIPTION	UNIT	HRS	DAYS	WKS	PRICE	AMOUNT
GATEHOUSE ACCESS CONTROL S/O	MON - SUN 7AM - 7AM	24	7	8,568 HRS	\$22.55	\$193,208.40
UNARMED SECURITY PATROL S/O	MON - SUN 3PM - 7AM	16	7	5712 HRS	\$22.55	\$128,805.60
(7) NATIONAL HOLIDAYS-EASTER, MEM DAY, IND DAY, LABOR, THANKSGIVING, XMAS & NEW YEARS						
GATEHOUSE ACCESS CONTROL OFFICER	MON - SUN 7AM - 7AM	24	7	168 HRS	\$33.84	\$5,685.12
UNARMED SECURITY PATROL OFFICER	MON - SUN 3PM - 7AM	16	7	112 HRS	\$33.84	\$3,790.08
GAS GOLF CART, MAINTAINCE & GAS	NO CHARGE			0 HRS	\$22.55	\$0.00
CELL PHONE	NO CHARGE			0 HRS	\$22.55	\$0.00
				14,560HRS	TOTAL	\$331,489.20

FYI

THE REASON FOR HI-TEK SECURITY SERVICE, INC. IS ASKING FOR A 10% INCREASE IS DO TO FOLLOWING INFLATION. THE RENT, GAS, ELECTRICITY & GROCERIES, LIABILITY INS, TAXES FOR THE EMPLOYEES, WHICH WHAT THEY ARE GETTING PAID IS NOT ENOUGH FOR THEM.

\$27,1624.10 monthly

good until 2024

effective Sept 2022

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HI-TEK SECURITY SERVICES, INC.

Oak Ridge Business Park
1860 Old Okeechobee Road, Suite 503
West Palm Beach, FL 33409
561-687-8172 • Fax: 561-687-8176

CUSTOMER

MARSH HARBOUR COMMUNITY DEVELOPMENT DISTRICT,
SPECIAL DISTRICT SERVICES, INC.
SYLVIA BETHEL,
2501 BURNS ROAD, SUITE A
PALM BEACH GARDENS, FL 33410

SERVICES LOCATION

MARSH HARBOUR H.O.A.
KENA BROWN / PROPERT MANAGER
1000 MARSH HARBOR DR.
RIVIERA BEACH, FL 33404

WEEKLY INVOICE

HRS PER WEEK 280HRS

DESCRIPTION	UNIT	HRS	DAYS	MTHLY HRS	PRICE	AMOUNT
GATEHOUSE ACCESS CONTROL S/O	MON - SUN 7AM - 7AM	24	7	168 HRS	\$22.55	\$3,788.40
UNARMED SECURITY PATROL S/O	MON - SUN 3PM - 7AM	16	7	112 HRS	\$22.55	\$2,525.60
GAS GOLF CART, MAINTAINCE & GAS	NO CHARGE			0 HRS	\$22.55	\$0.00
CELL PHONE	NO CHARGE			0 HRS	\$22.55	\$0.00
				280HRS	TOTAL	\$6,314.00

ANNUALLY

HRS PER YEAR 14,560HRS

DESCRIPTION	UNIT	HRS	DAYS	WKS	PRICE	AMOUNT
GATEHOUSE ACCESS CONTROL S/O	MON - SUN 7AM - 7AM	24	7	8,736 HRS	\$22.55	\$196,996.80
UNARMED SECURITY PATROL S/O	MON - SUN 3PM - 7AM	16	7	5824 HRS	\$22.55	\$131,331.20
GAS GOLF CART, MAINTAINCE & GAS	NO CHARGE			0 HRS	\$22.55	\$0.00
CELL PHONE	NO CHARGE			0 HRS	\$22.55	\$0.00
				14,560HRS	TOTAL	\$328,328.00

FYI

THE REASON FOR HI-TEK SECURITY SERVICE, INC. IS ASKING FOR A 10% INCREASE IS DO TO FOLLOWING INFLATION. THE RENT, GAS, ELECTRICITY & GROCERIES, LIABILITY INS, TAXES FOR THE EMPLOYEES, WHICH WHAT THEY ARE GETTING PAID IS NOT ENOUGH FOR THEM.

Monthly
27,360.66 est

Quarterly
2024

effective Sept 2022

QUALITY • INTEGRITY • COMMITMENT • SERVICE

www.hiteksecuritynow.com



Marsh Harbour

March 15, 2021

BrightView Landscape Services, Inc. Service Summary & Pricing

FREQUENCY		
► Mowing Service - <i>As per scope of work</i>	36 Services / Yr	Included
Mowing, edging, stringtrimming, and blowing St Augustine Turf will be mowed at 4" Spray all paved areas for weeds		
► Detail Service - <i>As per scope of work</i>	12 Services / Yr	Included
Prune, Trim, Weed, Spray and Detail all beds & plant material. Trim all Trees under 8 feet & Palms under 14 feet		
► Horticultural Program - <i>As per scope of work</i>		
Turf Fertilization	3 Apps / Yr	Included
Fertilize all turf areas		
Ornamental Shrub, Tree & Palm Fertilization	2 Apps / Yr	Included
Fertilize all plant material.		
Integrated Pest Management -	4 Apps / Yr	Included
Inspect landscape and treat chemically as needed.		
Turf Broadleaf Weed Control-	2 Apps / Yr	Included
Chemically treat broadleaf weeds in turf areas		
► Irrigation System Maintenance	12 Services / Yr	Included
Monthly Wet Checks		

Total Annual Investment for Services Listed Above: \$130,312.42 Per Year

\$10,859.36 Per Month

**AMENDMENT #1
BETWEEN
MARSH HARBOUR COMMUNITY DEVELOPMENT DISTRICT
AND
BRIGHTVIEW LANDSCAPE SERVICES, INC.**

This Amendment ("Amendment") is entered into as of [Click here to enter a date.](#) between March Harbour Community Development District ("District") and BrightView Landscape Services, Inc. ("Contractor").

WHEREAS, District and Contractor entered into an Agreement dated [Click here to enter a date.](#), (the "Agreement").

WHEREAS, District and Contractor desire to amend the Agreement pursuant to the terms of this Amendment.

NOW THEREFORE, in consideration of the mutual covenants contained herein, District and Contractor desire to amend the Agreement as follows:

1. The following shall be added as separate line items:
Yearly Tree trimming Hardwoods(Over 8 ft) and Palms(Over 12ft) 1x year \$49,362.50
Leaf clean up and removal 3x a year \$21,364.44
Each Leaf cleanup will take 4 days to complete the property. This quote includes Labor, materials, and disposal. Additional days can be scheduled for \$1,780.37 per day if needed)

This Amendment does not, and shall not be construed to; modify any term or condition of the Agreement other than those specific terms and conditions expressly referenced herein. Capitalized terms not otherwise defined herein shall be as defined in the Agreement. In all other respects, the Agreement shall remain in full force and effect. In the event of any inconsistency or discrepancy between the Agreement and this Amendment, the terms and conditions set forth in this Amendment shall control. This Amendment may be executed in multiple counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same document.

IN WITNESS WHEREOF, the parties hereto have executed this Amendment as of the date written above.

District

By: _____

Title: _____

Date: _____

Contractor

By: _____

Title: _____

Date: _____

Schedule 1
MODIFICATION OF SERVICE FEE AND SCOPE

Job Name:

Job #:

Effective Date:

Provide additional per occurrence contract services to be added:

Per occurrence services:

Service Fee*:

Provide additional recurring contract services to be added:

Recurring contract services:

Service Fee*:

The monthly Service Fee shall increase \$INPUT MONTHLY \$ AMOUNT INCREASE/month* plus Per Occurrence Service Fee*

***Plus applicable sales tax**

RESOLUTION NO. 2022-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE MARSH HARBOUR COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2022/2023; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Board of Supervisors (“Board”) of the Marsh Harbour Community Development District (“District”) is required by Chapter 190.008, *Florida Statutes*, to approve a Proposed Budget for each fiscal year; and,

WHEREAS, the Proposed Budget including the Assessments for Fiscal Year 2022/2023 has been prepared and considered by the Board.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE MARSH HARBOUR COMMUNITY DEVELOPMENT DISTRICT THAT:

Section 1. The Proposed Budget including the Assessments for Fiscal Year 2022/2023 attached hereto as Exhibit “A” is approved and adopted.

Section 2. A Public Hearing is hereby scheduled for _____, 2022 at 10:00 a.m. in the Marsh Harbour Community Clubhouse, 1000 Marsh Harbour Drive, Riviera Beach, Florida 33404, for the purpose of receiving public comments on the Proposed Fiscal Year 2022/2023 Budget.

PASSED, ADOPTED and EFFECTIVE this 18th day of March, 2022

ATTEST:

**MARSH HARBOUR
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairman/Vice Chairman

Marsh Harbour Community Development District

**Proposed Budget For
Fiscal Year 2022/2023
October 1, 2022 - September 30, 2023**

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- II DETAILED PROPOSED BUDGET**
- III DETAILED PROPOSED DEBT SERVICE FUND BUDGET**
- IV ASSESSMENT COMPARISON**

PROPOSED BUDGET
MARSH HARBOUR COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2022/2023
OCTOBER 1, 2022 - SEPTEMBER 30, 2023

	FISCAL YEAR 2022/2023 BUDGET
REVENUES	
O & M Assessments	679,029
Debt Assessments	253,887
Other Revenues	0
Interest Income	360
TOTAL REVENUES	\$ 933,276
EXPENDITURES	
Supervisor Fees	11,000
Payroll Taxes - Employer	880
Engineering/Inspections	2,000
Lake Maintenance	12,000
Landscaping/Irrigation/Maintenance	150,000
Lighting	35,000
Security	348,000
Security - HOA/Police	0
Security - Fencing	0
Management	34,992
Secretarial	4,200
Legal	13,000
Assessment Roll	7,500
Audit Fees	3,600
Insurance	6,100
Legal Advertisements	1,500
Miscellaneous	800
Postage	300
Office Supplies	750
Dues & Subscriptions	175
Trustee Fee	2,500
Continuing Disclosure Fee	350
Website Management	2,000
Reserve	2,000
TOTAL EXPENDITURES	\$ 638,647
REVENUES LESS EXPENDITURES	\$ 294,629
Bond Payments	(238,654)
BALANCE	\$ 55,975
County Appraiser & Tax Collector Fee	(18,658)
Discounts For Early Payments	(37,317)
EXCESS/ (SHORTFALL)	\$ -
Carryover Funds From Prior Year	0
NET EXCESS/ (SHORTFALL)	\$ -

DETAILED PROPOSED BUDGET
MARSH HARBOUR COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2022/2023
OCTOBER 1, 2022 - SEPTEMBER 30, 2023

	FISCAL YEAR 2020/2021 ACTUAL	FISCAL YEAR 2021/2022 BUDGET	FISCAL YEAR 2022/2023 BUDGET	COMMENTS
REVENUES				
O & M Assessments	532,670	532,908	679,029	Expenditures Less Interest & Carryover/.94
Debt Assessments	253,709	253,887	253,887	Bond Payments/.94
Other Revenues	0	0	0	
Interest Income	393	360	360	Interest Projected At \$30 Per Month
TOTAL REVENUES	786,772	\$ 787,155	\$ 933,276	
EXPENDITURES				
Supervisor Fees	9,600	11,000	11,000	Supervisor Fees
Payroll Taxes - Employer	734	880	880	Projected At 8% Of Supervisor Fees
Engineering/Inspections	0	2,000	2,000	No Change From 2021/2022 Budget
Lake Maintenance	8,015	12,000	12,000	No Change From 2021/2022 Budget
Landscaping/Irrigation/Maintenance	156,953	136,000	150,000	2021/2022 Expenditure Through 2-28-22 = \$59,641
Lighting	30,994	35,000	35,000	No Change From 2021/2022 Budget
Security	246,464	250,000	348,000	\$29,000 Per Month (Hi-Tek: \$28,000 - Other: \$1,000)
Security - HOA/Police	41,344	45,000	0	Line Item Eliminated
Security - Fencing	25,272	0	0	Fiscal Year 2020/2021 Expenditure
Management	33,516	33,984	34,992	CPI Adjustment (Capped At 3%)
Secretarial	4,200	4,200	4,200	No Change From 2020/2021 Budget
Legal	13,565	12,000	13,000	2021/2022 Expenditure Through 1-31-22 = \$4,380
Assessment Roll	7,500	7,500	7,500	As Per Contract
Audit Fees	3,600	3,600	3,600	Accepted Amount For 2021/2022 Audit
Insurance	5,513	5,900	6,100	Insurance Estimate
Legal Advertisements	1,135	1,500	1,500	No Change From 2021/2022 Budget
Miscellaneous	660	800	800	No Change From 2021/2022 Budget
Postage	124	300	300	No Change From 2021/2022 Budget
Office Supplies	505	775	750	\$25 Decrease From 2021/2022 Budget
Dues & Subscriptions	175	175	175	No Change From 2021/2022 Budget
Trustee Fee	2,500	2,500	2,500	No Change From 2021/2022 Budget
Continuing Disclosure Fee	350	350	350	No Change From 2021/2022 Budget
Website Management	2,000	2,000	2,000	No Change From 2021/2022 Budget
Reserve	1,200	2,000	2,000	Reserve
TOTAL EXPENDITURES	595,919	\$ 569,464	\$ 638,647	
REVENUES LESS EXPENDITURES	190,853	\$ 217,691	\$ 294,629	
Bond Payments	(242,651)	(238,654)	(238,654)	2023 P & I Payments Less Earned Interest
BALANCE	(51,798)	\$ (20,963)	\$ 55,975	
County Appraiser & Tax Collector Fee	(4,773)	(15,735)	(18,658)	Two Percent Of Total Assessment Roll
Discounts For Early Payments	(26,773)	(31,472)	(37,317)	Four Percent Of Total Assessment Roll
EXCESS/ (SHORTFALL)	\$ (83,344)	\$ (68,170)	\$ -	
Carryover Funds From Prior Year	0	68,170	0	Carryover Funds From Prior Year
NET EXCESS/ (SHORTFALL)	\$ (83,344)	\$ -	\$ -	

DETAILED PROPOSED DEBT SERVICE FUND BUDGET
MARSH HARBOUR COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2022/2023
OCTOBER 1, 2022 - SEPTEMBER 30, 2023

	FISCAL YEAR 2020/2021	FISCAL YEAR 2021/2022	FISCAL YEAR 2022/2023	
REVENUES	ACTUAL	BUDGET	BUDGET	COMMENTS
Interest Income	57	25	25	Projected Interest For 2022/2023
NAV Tax Collection	242,651	238,654	238,654	Maximum Debt Service Collection
Total Revenues	\$ 242,708	\$ 238,679	\$ 238,679	
EXPENDITURES				
Principal Payments	150,000	160,000	160,000	Principal Payment Due In 2023
Interest Payments	84,402	76,950	71,766	Interest Payments Due In 2023
Bond Redemption	0	1,729	6,913	Estimated Excess Debt Collections
Total Expenditures	\$ 234,402	\$ 238,679	\$ 238,679	
Excess/ (Shortfall)	\$ 8,306	\$ -	\$ -	

Series 2015 Bond Refunding Information

Original Par Amount =	\$3,295,000	Annual Principal Payments Due =	May 1st
Interest Rate =	3.24% - 5.45%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	August 2015		
Maturity Date =	May 2035		
Par Amount As Of 1/1/22 =	\$2,455,000		

MARSH HARBOUR COMMUNITY DEVELOPMENT DISTRICT ASSESSMENT COMPARISON

	Fiscal Year 2019/2020 <u>Assessment*</u>	Fiscal Year 2020/2021 <u>Assessment*</u>	Fiscal Year 2021/2022 <u>Assessment*</u>	Fiscal Year 2022/2023 <u>Projected Assessment*</u>
O & M For Two Bedroom Units	\$ 1,325.87	\$ 1,325.72	\$ 1,325.65	\$ 1,689.13
<u>Debt For Two Bedroom Units</u>	<u>\$ 499.52</u>	<u>\$ 499.52</u>	<u>\$ 499.52</u>	<u>\$ 499.52</u>
Total For Two Bedroom Units	\$ 1,825.39	\$ 1,825.24	\$ 1,825.17	\$ 2,188.65
O & M For Three Bedroom Units	\$ 1,325.87	\$ 1,325.72	\$ 1,325.65	\$ 1,689.13
<u>Debt For Three Bedroom Units</u>	<u>\$ 684.28</u>	<u>\$ 684.28</u>	<u>\$ 684.28</u>	<u>\$ 684.28</u>
Total For Three Bedroom Units	\$ 2,010.15	\$ 2,010.00	\$ 2,009.93	\$ 2,373.41

* Assessments Include the Following :

4% Discount for Early Payments

1% County Tax Collector Fee

1% County Property Appraiser Fee

Community Information:

Two Bedroom Units	111
<u>Three Bedroom Units</u>	<u>291</u>
Total Units	402

Three Bedroom Information

Total Units	291
<u>Prepayments</u>	<u>1</u>
Billed For Debt	290

From: JOHN RUSS <john_a_russ@yahoo.com>
Sent: Thursday, February 17, 2022 9:48 PM
To: Sylvia Bethel
Subject: Lawn Maintenance for Marsh Harbour

Marsh Harbour Community Development District,

Thank you for allowing Russ Total Lawn Maintenance (R.T.L.M.) the opportunity to entertain your bidding request. As promised the following is the proposal for the Marsh Harbour property at 1000 Marsh Harbour Dr. in Riviera Beach. If any questions please do not hesitate to contact me at: (561) 319-7110.

Lawn Maintenance Proposal Introduction

This document proposes that Russ Total Lawn Maintenance L.L.C. will perform the necessary maintenance in an effort to maintain the beauty of this property. The goal is to maintain a conspicuous landscape for the properties owner and tenants.

Deliverables

R.T.L.M. will be responsible for the following deliverables

- Trim all planted material up to 12ft. Planted material over 12ft. will be trimmed upon discussion with management
- All planted material beds will be weeded by hand or manually
- Cut and trim grass during the growing season, edge all road and concrete areas
- Blow off all road and concrete areas each visit throughout the year
- Keep all leaves, trash and other debris picked up each visit
- All trees, turf and shrubs will be treated with required fertilizer 2 times per year
- Spraying of Pesticides will be applied on an as needed basis
- A complete wet check of the irrigation will be performed once per month. All additional work such as breaks or reconfiguring irrigation material for better coverage will take place upon discussion with management.

Compensation

R.T.L.M. will perform 34 maintenance visits per year. The Lawn Maintenance schedule will be weekly May 15th through October 15th and Bi weekly October 16th through May 14th. Our complete price for this maintenance based on the deliverables outlined is: **\$12,500.00 monthly which totals: \$150,000 yearly.**

Thanks again for allowing Russ Total Lawn Maintenance to submit this proposal. Our company is small enough to give your properties the attention it deserves and yet we are large enough to handle the equipment and labor necessary to do the job right and on time!