

SILVERADO

**COMMUNITY DEVELOPMENT
DISTRICT**

April 21, 2025

BOARD OF SUPERVISORS

**REGULAR MEETING
AGENDA**

SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

AGENDA
LETTER

Silverado Community Development District
OFFICE OF THE DISTRICT MANAGER
2300 Glades Road, Suite 410W•Boca Raton, Florida 33431
Phone: (561) 571-0010•Toll-free: (877) 276-0889•Fax: (561) 571-0013

April 14, 2025

ATTENDEES:
Please identify yourself each time
you speak to facilitate accurate
transcription of meeting minutes.

Board of Supervisors
Silverado Community Development District

Dear Board Members:

The Board of Supervisors of the Silverado Community Development District will hold a Regular Meeting on April 21, 2025 at 5:00 p.m., at the Zephyrhills Train Depot Museum, 39110 South Avenue (Depot Park), Zephyrhills, Florida 33542. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments
3. Open Items/Updates
 - Lighting at Front of Silverado Entrance
 - FL Brothers Road Signage
 - CLS Repair of Weir Control Structure
 - Urinal Installation
 - Gate Latches at Dog Park
 - Juniper Clock 3 Repairs
 - Juniper Clock 1 Repairs
 - Juniper Clock 2 Repairs
4. Consideration of Proposals/Quotes/Estimates/Agreements
 - A. Cooper Pools Estimate 2025-144 [Commercial Repairs/Installation, Underwater Patch]
 - B. Juniper Contract No. 332292 [Hunter PGV Maintenance]
 - C. Juniper Proposal No. 330593 [March 2025 Wet Check Repairs - Completed Repairs Clock 1]
 - D. Juniper Proposal No. 330609 [March 2025 Wet Check Repairs - Completed Repairs Clock 2]

5. Consideration of Resolution 2025-04, Approving a Proposed Budget for Fiscal Year 2025/2026 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date
6. Consideration of Resolution 2025-05, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2025/2026 and Providing for an Effective Date
7. Presentation of SOLitude Lake Management, LLC Service Report
8. Presentation of Superior Water Services, Inc., Waterway Management Report
9. Presentation of Juniper Monthly Report
10. Discussion: Redline of Recreational Facilities Rules and Policies
 - A. Consideration of Resolution 2025-06, Adopting Amended Recreational Facilities Rules & Policies; Providing a Severability Clause; and Providing an Effective Date
11. Consideration of Resolution 2025-07, Approving the Florida Statewide Mutual Aid Agreement; Providing for Severability; and Providing for an Effective Date
12. Review of Landscape and Irrigation Maintenance Services Proposals
 - A. Respondents
 - I. Fieldstone Landscape Services LLC
 - II. Juniper Landscaping of Florida, LLC
 - III. Prince & Sons
 - IV. RedTree Landscape Systems,
 - V. Yellowstone Landscape
 - B. Board Discussion and Evaluation/Ranking
 - C. Authorization to Issue Notice of Intent to Award and Enter into Landscape Contract
13. Acceptance of Unaudited Financial Statements as of February 28, 2025
14. Approval of March 17, 2025 Regular Meeting Minutes
15. Board Member Comments

16. Staff Reports

- A. District Counsel: *Kilinski | Van Wyk*
- B. District Engineer: *Stantec*
- C. Operations Manager: *Breeze Home*
 - Safety Culture Report
- D. District Manager: *Wrathell, Hunt & Associates, LLC*
 - NEXT MEETING DATE: May 19, 2025 at 5:00 PM

○ QUORUM CHECK

| | | | | |
|--------|---------------------|------------------------------------|--------------------------------|-----------------------------|
| SEAT 1 | LARRY CONWILL | <input type="checkbox"/> IN-PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> NO |
| SEAT 2 | THOMAS SMITH | <input type="checkbox"/> IN-PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> NO |
| SEAT 3 | LEE CHAMOFF | <input type="checkbox"/> IN-PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> NO |
| SEAT 4 | LUIS GONZALEZ | <input type="checkbox"/> IN-PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> NO |
| SEAT 5 | FRANCISCO ALEXANDER | <input type="checkbox"/> IN-PERSON | <input type="checkbox"/> PHONE | <input type="checkbox"/> NO |

17. Public Comments

18. Adjournment

Should you have any questions or concerns, please do not hesitate to contact me directly at (561) 512-9027.

Sincerely,



Jamie Sanchez
District Manager

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE

CALL-IN NUMBER: 1-888-354-0094

PARTICIPANT PASSCODE: 131 733 0895

SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

4A

ESTIMATE

Cooper Pools, CP Leak
Detection, CP
Remodeling/Resurfacing
4850 Allen Rd
Zephyrhills, FL 33541-3551

info@cooperpoolsinc.com
+1 (844) 766-5256



CP Leak Detection:Silverado ICO Breeze Home

Bill to
Silverado ICO Breeze Home
6270 Silverado Ranch Boulevard
Zephyrhills, FL 33541 USA

Ship to
Silverado ICO Breeze Home
6270 Silverado Ranch Boulevard
Zephyrhills, FL 33541 USA

Estimate details

Estimate no.: 2025-144
Estimate date: 04/08/2025

| # | Date | Product or service | Description | Qty | Rate | Amount |
|----|------|--|-----------------------------------|-----|--------------|-----------------|
| 1. | | Commercial Repairs / Installation | Commercial Repairs / Installation | 2 | \$180.00 | \$360.00 |
| 2. | | MISC PRODUCTS | Underwater Patch | 1 | \$50.00 | \$50.00 |
| | | | | | Total | \$410.00 |

Accepted date

Accepted by

SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

4B



March 25, 2025
 Silverado CDD - Maintenance

Contract No. - 332292

After locating & diagnosing Clock 2- zone 40, I found out that the 1-1/2" Hunter PGV needed to be rebuilt.



| ITEM | QTY | UNIT PRICE | TOTAL PRICE |
|----------------------|------|------------|-----------------|
| 1.5" Valve Installed | 1.00 | \$354.14 | \$354.14 |
| | | | \$354.14 |

WORK ORDER SUMMARY

| SERVICES | SALES TAX | TOTAL PRICE |
|--------------------|-----------|-----------------|
| Control Components | \$0.00 | \$354.14 |
| | | \$0.00 |
| | | \$354.14 |

| | |
|------------------|-----------------|
| Sale | \$354.14 |
| Sales Tax | \$0.00 |
| Total | \$354.14 |

By _____
Elias Avila

Date 3/25/2025

**Juniper Landscaping of Florida
LLC**

By _____

Date _____

Silverado CDD - Maintenance

Irrigation Repair

Job Details

Date:
03/25/2025

Time:
07:48 AM

Account Owner Name: Laura-Lee Bishop

Property Name:
Silverado CDD - Maintenance

Are Repairs Billable:
Yes

Location and Details

| Location of Repair | Parts | Qty | Repairs Completed | Additional Repairs Required |
|--------------------------------|------------|-----|-------------------|-----------------------------|
| In reference to ticket #330614 | 1.5" Valve | 1 | No | Yes |

Description of Additional Repair:

After locating & diagnosing Clock 2- zone 40, I found out that the 1-1/2" Hunter PGV needed to be rebuilt. Labor 2.5 hrs



Technician Name: Crescencio Barranda

Job Stop Time: 07:48 AM

Supervisor Name: Crescencio Baranda

SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

4C



Proposal

Proposal No.: 330593
Proposed Date: 03/17/25

| PROPERTY: | FOR: |
|--|---|
| Silverado CDD - Maintenance C/O Wrathell, Hunt and Associates 6270 Silverado Ranch Blvd Zephyrhills, FL 33541 | March 2025 Wet Check Repairs - Completed Repairs Clock 1 |

See inspection and completed repairs for March 2025 Wet Check

6-Rotors= Entr side Silverado Ranch frontage corners Eiland

9-Sprays = Entr side Silverado Ranch / clock to Delta Gold Straighten spray



15-Sprays = Exit side Silverado Ranch, after Z-16 to lift station

28-Sprays = Exit side Silverado Ranch / across clubhouse

| ITEM | QTY | UOM | TOTAL |
|---------------------------|------|-----|-----------------|
| Irrigation Install | | | |
| Lateral Components | | | \$100.13 |
| 4" Rotor Installed | 1.00 | EA | |
| Nozzles Installed | 4.00 | EA | |
| Total: | | | \$100.13 |

Guarantee: Any alteration from these specs involving additional costs will be executed only upon written order and will become an extra charge over and above estimate.

Standard Warranty: Juniper agrees to warranty irrigation, drainage and lighting for 1 year, trees and palms for 6 months, shrubs and ground cover for 3 months, and sod for 30 days. This warranty is subject to and specifically limited by the following:

Warranty is not valid on relocated material, annuals and any existing irrigation, drainage and lighting systems. Warranty is not valid on new plant material or sod installed without automatic irrigation. Warranty does not cover damage from pests or disease encountered on site, act of God, or damaged caused by others. Failure of water or power source not caused by Juniper will void warranty. The above identified warranty periods commence upon the date of completion of all items included in this proposal. Standard Warranty does not modify or supersede any previously written agreement. Juniper is not responsible for damage to non-located underground.

Residential Agreement: A deposit or payment in full will be required before any work will begin. Any and all balance will be due upon job completion in full, unless otherwise noted in writing. All work will be performed in a workman like manner in accordance to said proposal. Any additional work added to original proposal will require written approval, may require additional deposits and will be due on completion with any remaining balances owed.

DUE TO THE NATURE OF MATERIAL COST VOLATILITY, WE ARE CURRENTLY HOLDING PRICING FOR THIRTY (30) DAYS FROM PROPOSAL DATE

Signature (Owner/Property Manager) _____
Date

Printed Name (Owner/Property Manager)

Signature - Representative _____
Date

SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

4D



Proposal

Proposal No.: 330609
Proposed Date: 03/17/25

| PROPERTY: | FOR: |
|--|---|
| Silverado CDD - Maintenance C/O Wrathell, Hunt and Associates 6270 Silverado Ranch Blvd Zephyrhills, FL 33541 | March 2025 Wet Check Repairs - Completed Repairs Clock 2 |

Silverado CDD - Clock 2 - Completed repairs during wet check March 2025

6- MP & Rotors Rotors were not rotating at all



18-Sprays Unburied 2 sprays

| ITEM | QTY | UOM | TOTAL |
|---------------------------|------|-----|-----------------|
| Irrigation Install | | | |
| Lateral Components | | | \$279.53 |
| 4" Rotor Installed | 2.00 | EA | |
| Bubblers Installed | 1.00 | EA | |
| Nozzles Installed | 8.00 | EA | |

6" Pop Up Installed

1.00

EA

Total: \$279.53

Guarantee: Any alteration from these specs involving additional costs will be executed only upon written order and will become an extra charge over and above estimate.

Standard Warranty: Juniper agrees to warranty irrigation, drainage and lighting for 1 year, trees and palms for 6 months, shrubs and ground cover for 3 months, and sod for 30 days. This warranty is subject to and specifically limited by the following:

Warranty is not valid on relocated material, annuals and any existing irrigation, drainage and lighting systems. Warranty is not valid on new plant material or sod installed without automatic irrigation. Warranty does not cover damage from pests or disease encountered on site, act of God, or damaged caused by others. Failure of water or power source not caused by Juniper will void warranty. The above identified warranty periods commence upon the date of completion of all items included in this proposal. Standard Warranty does not modify or supersede any previously written agreement. Juniper is not responsible for damage to non-located underground.

Residential Agreement: A deposit or payment in full will be required before any work will begin. Any and all balance will be due upon job completion in full, unless otherwise noted in writing. All work will be performed in a workman like manner in accordance to said proposal. Any additional work added to original proposal will require written approval, may require additional deposits and will be due on completion with any remaining balances owed.

DUE TO THE NATURE OF MATERIAL COST VOLATILITY, WE ARE CURRENTLY HOLDING PRICING FOR THIRTY (30) DAYS FROM PROPOSAL DATE

Signature (Owner/Property Manager) _____
Date

Printed Name (Owner/Property Manager)

Signature - Representative _____
Date

SILVERADO

COMMUNITY DEVELOPMENT DISTRICT

5

RESOLUTION 2025-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SILVERADO COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2025/2026 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors ("**Board**") of the Silverado Community Development District ("**District**") prior to June 15, 2025, a proposed budget ("**Proposed Budget**") for the fiscal year beginning October 1, 2025 and ending September 30, 2026 ("**Fiscal Year 2025/2026**"); 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 THE SILVERADO COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2025/2026 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: _____, 2025

HOUR: 5:00 p.m.

LOCATION: Zephyrhills Train Depot Museum
39110 South Avenue (Depot Park)
Zephyrhills, Florida 33542

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 Pasco 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. **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.

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

PASSED AND ADOPTED THIS 21ST DAY OF APRIL, 2025.

ATTEST:

**SILVERADO COMMUNITY DEVELOPMENT
DISTRICT**

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

EXHIBIT A: FY 2025/2026 Proposed Budget

EXHIBIT A: FY 2025/2026 Proposed Budget

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
PROPOSED BUDGET
FISCAL YEAR 2026**

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
TABLE OF CONTENTS**

| Description | Page Number(s) |
|---|-----------------------|
| General Fund Budget | 1 - 2 |
| Definitions of General Fund Expenditures | 3 - 5 |
| Debt Service Fund Budget - Series 2016A-1 Bonds | 6 |
| Debt Service Schedule - Series 2016A-1 Bonds | 7 |
| Debt Service Fund Budget - Series 2017A-1 Bonds | 8 |
| Debt Service Schedule - Series 2017A-1 Bonds | 9 |
| Debt Service Fund Budget - Series 2018A-1 Bonds | 10 |
| Debt Service Schedule - Series 2018A-1 Bonds | 11 |
| Debt Service Fund Budget - Series 2018A-2 Bonds | 12 |
| Debt Service Schedule - Series 2018A-2 Bonds | 13 |
| Assessment Summary | 14 |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2026**

| | Fiscal Year 2025 | | | Proposed Budget FY 2026 | |
|--|------------------------------|---------------------------------|-----------------------------------|-------------------------------|--------------------------------|
| | Adopted Budget FY 2025 | Actual through 02/28/2025 | Projected through 9/30/2025 | | Total Actual & Projected |
| REVENUES | | | | | |
| Assessment levy - gross | \$ 861,581 | \$ - | \$ - | - | \$ 861,585 |
| Allowable discounts (4%) | (34,463) | - | - | - | (34,463) |
| Assessment levy - net | 827,118 | 807,620 | 19,498 | 827,118 | 827,122 |
| Miscellaneous | - | 60 | - | 60 | - |
| Total revenues | <u>827,118</u> | <u>807,680</u> | <u>19,498</u> | <u>827,178</u> | <u>827,122</u> |
| EXPENDITURES | | | | | |
| Professional & administration | | | | | |
| Supervisors' fees and FICA | 12,918 | 4,091 | 8,827 | 12,918 | 12,918 |
| Management | 48,000 | 20,000 | 28,000 | 48,000 | 48,000 |
| Audit | 3,450 | - | 3,450 | 3,450 | 3,450 |
| Legal - general | 25,000 | 19,098 | 10,000 | 29,098 | 25,000 |
| Engineering | 10,000 | 5,814 | 4,186 | 10,000 | 10,000 |
| Telephone | 200 | 84 | 116 | 200 | 200 |
| Postage | 500 | 111 | 389 | 500 | 500 |
| Insurance | 7,000 | 7,558 | - | 7,558 | 8,000 |
| Printing and binding | 500 | 209 | 291 | 500 | 500 |
| Legal advertising | 1,500 | 116 | 1,384 | 1,500 | 1,500 |
| Website hosting | 705 | 705 | - | 705 | 705 |
| ADA website compliance | 210 | - | 210 | 210 | 210 |
| Annual district filing fee | 175 | 175 | - | 175 | 175 |
| Bank fees & contingency | 500 | 564 | 1,000 | 1,564 | 1,500 |
| Meeting room rental | 720 | - | 720 | 720 | 720 |
| Debt administration | | | | | |
| Trustee | 16,080 | 4,256 | 11,824 | 16,080 | 16,080 |
| DSF accounting | 5,500 | 2,292 | 3,208 | 5,500 | 5,500 |
| Dissemination agent | 3,000 | 1,250 | 1,750 | 3,000 | 3,000 |
| Arbitrage rebate calculation | 3,000 | - | 3,000 | 3,000 | 3,000 |
| Total professional & Administration | <u>138,958</u> | <u>66,323</u> | <u>78,355</u> | <u>144,678</u> | <u>140,958</u> |
| Field operations | | | | | |
| Comprehensive field tech services | 15,120 | 6,300 | 8,820 | 15,120 | 15,120 |
| Reserve study | 10,000 | 3,100 | 6,900 | 10,000 | - |
| Field ops accounting | 6,000 | 2,500 | 3,500 | 6,000 | 6,000 |
| Streetpole lighting | 95,000 | 32,184 | 62,816 | 95,000 | 95,000 |
| Electricity (irrigation & pond pumps) | 4,134 | 1,237 | 2,897 | 4,134 | 4,134 |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2026**

| | Fiscal Year 2025 | | | | Proposed Budget FY 2026 |
|--|------------------------------|---------------------------------|-----------------------------------|--------------------------------|-------------------------------|
| | Adopted Budget FY 2025 | Actual through 02/28/2025 | Projected through 9/30/2025 | Total Actual & Projected | |
| Water | 6,672 | 1,902 | 4,770 | 6,672 | 6,672 |
| Landscaping maintenance | 205,192 | 90,356 | 114,836 | 205,192 | 225,712 |
| Landscape replenishment | 10,000 | - | 10,000 | 10,000 | 10,000 |
| Palms & tree trimming | 15,000 | - | 15,000 | 15,000 | 15,000 |
| Irrigation maintenance | 25,000 | 3,011 | 21,989 | 25,000 | 25,000 |
| Pond maintenance | 35,000 | 14,434 | 20,566 | 35,000 | 31,584 |
| Fertilizer & mulch | 20,800 | - | 20,800 | 20,800 | 20,800 |
| Wetland maintenance | 8,200 | 2,400 | 5,800 | 8,200 | 8,200 |
| Storm readiness | 5,000 | - | 11,200 | 11,200 | 5,000 |
| Stormwater Repair & Maintenance | - | 53,178 | 59,961 | 113,139 | 20,000 |
| Solid waste disposal | 540 | 264 | 276 | 540 | 540 |
| Pet waste removal | 3,000 | 965 | 2,035 | 3,000 | 3,000 |
| Property insurance | 30,000 | 23,348 | 6,652 | 30,000 | 33,000 |
| Signage | 1,000 | 3,887 | - | 3,887 | 3,500 |
| <i>Amenity center</i> | | | | | |
| Pool service contract | 23,850 | 6,250 | 17,600 | 23,850 | 23,850 |
| Pool maintenance & repairs | 8,500 | 459 | 8,041 | 8,500 | 8,500 |
| Pool resurfacing | 20,000 | - | 20,000 | 20,000 | 20,000 |
| Pool furniture | 12,000 | - | 12,000 | 12,000 | 12,000 |
| Pool permit | 275 | - | 275 | 275 | 275 |
| Cleaning & maintenance | 7,200 | 5,000 | 2,200 | 7,200 | 7,200 |
| Internet | 2,150 | 789 | 1,361 | 2,150 | 2,150 |
| Electricity | 12,500 | 8,953 | 12,547 | 21,500 | 21,500 |
| Pest control | 1,320 | 550 | 770 | 1,320 | 1,320 |
| Camera monitoring | 3,600 | 1,090 | 2,510 | 3,600 | 3,600 |
| Refuse service | 200 | - | 200 | 200 | 200 |
| Holiday decorations | 6,000 | 5,500 | - | 5,500 | 5,500 |
| Contingency | 37,500 | 518 | 36,982 | 37,500 | 37,500 |
| Miscellaneous repairs & maintenance | 40,000 | 1,167 | 38,833 | 40,000 | 40,000 |
| Total field operations | <u>670,753</u> | <u>269,342</u> | <u>532,137</u> | <u>801,479</u> | <u>711,857</u> |
| Other fees and charges | | | | | |
| Property appraiser | 175 | - | 175 | 175 | 175 |
| Tax collector | 17,232 | 16,137 | 1,095 | 17,232 | 17,232 |
| Total other fees and charges | <u>17,407</u> | <u>16,137</u> | <u>1,270</u> | <u>17,407</u> | <u>17,407</u> |
| Total expenditures | <u>827,118</u> | <u>351,802</u> | <u>611,762</u> | <u>963,564</u> | <u>870,222</u> |
| Excess/(deficiency) of revenues over/(under) expenditures | - | 455,878 | (592,264) | (136,386) | (43,100) |
| Fund balance - beginning (unaudited) | 314,334 | 460,518 | 916,396 | 460,518 | 324,132 |
| Fund balance - ending (projected) | | | | | |
| Assigned | | | | | |
| Working capital | 234,530 | 227,821 | 227,821 | 227,821 | 242,306 |
| Unassigned | 79,804 | 688,575 | 96,311 | 96,311 | 38,726 |
| Fund balance - ending (projected) | <u>\$ 314,334</u> | <u>\$ 916,396</u> | <u>\$ 324,132</u> | <u>\$ 324,132</u> | <u>\$ 281,032</u> |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES

Professional & administration

| | |
|---|-----------|
| Supervisors' fees and FICA | \$ 12,918 |
| Statutory set at \$200 (plus applicable taxes) for each meeting of the Board of | |
| Management | 48,000 |
| Wrathell, Hunt and Associates, LLC specializes in managing community development | |
| Audit | 3,450 |
| The District is required to annually undertake an independent examination of its books, records and accounting procedures. This audit is conducted pursuant to Florida State Law and the Rules of the Auditor General. | |
| Legal - general | 25,000 |
| Provides on-going general counsel and legal representation. These lawyers are confronted with issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts. In this capacity, they provide service as "local government lawyers," realizing that this type of local government is very limited in its scope - providing infrastructure and services to development. | |
| Engineering | 10,000 |
| Provides a broad array of engineering, consulting and construction services to the Districts, which assists in crafting solutions with sustainability for the long term interest of the community - recognizing the needs of government, the environment and maintenance of the District's facilities. | |
| Telephone | 200 |
| Telephone and fax machine. | |
| Postage | 500 |
| Mailing of agenda packages, overnight deliveries, correspondence, etc. | |
| Insurance | 8,000 |
| General Liability Insurance | - |
| The District carries public officials liability and general liability insurance. | |
| Printing and binding | 500 |
| Letterhead, envelopes, copies, etc. | |
| Legal advertising | 1,500 |
| The District advertises in the Naples Daily News for monthly meetings, special meetings, public hearings, bidding, etc. | |
| Website hosting | 705 |
| ADA website compliance | 210 |
| Accounting and administrative supplies. | |
| Meeting room rental | 720 |
| Annual district filing fee | 175 |
| Annual fee paid to the Florida Department of Community Affairs. | |
| Bank fees & contingency | 1,500 |
| Miscellaneous, automated AP routing unforeseen costs incurred throughout the year. | |
| <i>Debt administration</i> | |
| Trustee | 16,080 |
| Annual fee paid to U.S. Bank for the services provided as trustee, paying agent and registrar. | |
| DSF accounting | 5,500 |
| Dissemination agent | 3,000 |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

| | |
|--|---------|
| Arbitrage rebate calculation | 3,000 |
| To ensure the District's compliance with tax regulations, annual computations are necessary to calculate the arbitrage rebate liability. | |
| Field operations | |
| Comprehensive field tech services | 15,120 |
| Reserve study | - |
| Field ops accounting | 6,000 |
| Streetpole lighting | 95,000 |
| District has currently 236 fixtures and 236 poles. Acct 9824 phases 3 and 4. Acct 9215 phases 6,8, and 9A. Acct 0215 phase 1. Acct 0835 phase 5B. Account 9025 phase 11. Accot 9405 phase 7. Acct 9596 phase 5A. Acct 9976 phase 10. | |
| Electricity (irrigation & pond pumps) | 4,134 |
| 6285 & 6010 Silverado Ranch Blvd well electricity, approximately \$300 per month. | |
| Water | 6,672 |
| 6270 Silverado Ranch Pump Station. Average bill was \$85 monthly | |
| Landscaping maintenance | 225,712 |
| Base Price of \$205,192 is inclusive of fertilization. | |
| Landscape replenishment | 10,000 |
| Proposed number includes seasonal plant rotations throughout the year. | |
| Palms & tree trimming | 15,000 |
| Palm fronds cut back and seed pod removal. | |
| Irrigation maintenance | 25,000 |
| As needed repairs and maintenance (estimate) | |
| Pond maintenance | 31,584 |
| Ponds 1 - 24 at \$2632 monthly + additional maintenance | |
| Fertilizer & mulch | 20,800 |
| Pinestraw is \$12 a bale. | |
| Wetland maintenance | 8,200 |
| Herbicide treatment of both mitigation areas, removal of dead vegetation, plant installation, annual reporting, and monthly maintenance for at least one year. | |
| Storm readiness | 5,000 |
| Stormwater Repair & Maintenance | 20,000 |
| Solid waste disposal | 540 |
| Pet waste removal | 3,000 |
| Pick up and maintenance of 7 pet waste stations. | |
| Property insurance | 33,000 |
| Signage | 3,500 |
| Amenity center | |
| Pool service contract | 23,850 |
| Cleaning 7 days a week, 52 weeks | |
| Pool maintenance & repairs | 8,500 |
| Miscellaneous repairs as needed | |
| Pool resurfacing | 20,000 |
| Pool furniture | 12,000 |
| Pool permit | 275 |
| Florida Statutorily mandated | |
| Cleaning & maintenance | 7,200 |
| 4 day cleaning of clubhouse facilities and pressure wash 2x per month \$1,000 monthly (plus extra party clean up - \$154 x 6 = \$840) | |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

| | |
|---|------------|
| Internet | 2,150 |
| Internet for amenity center entrance system (\$142 per month) | |
| Electricity | 21,500 |
| Historical average for 18 months is about \$1040 per month | |
| Pest control | 1,320 |
| Pest control services estimated at \$120 monthly | |
| Camera monitoring | 3,600 |
| General services provided with camera viewing by Ops. Mgr. Monitoring available at an | |
| Refuse service | 200 |
| Unexpected debris removal | |
| Holiday decorations | 5,500 |
| Contingency | 37,500 |
| Miscellaneous repairs & maintenance | 40,000 |
| Furniture repair and replacement, painting, etc., plumbing , other (\$5000 estimate, because some items are under warranty, may increase in future) | |
| Other fees and charges | |
| Property appraiser | |
| The property appraiser charges a fixed amount for the assessment levy | 175 |
| Tax collector | |
| The tax collector charges 2% of the assessment levy. | 17,232 |
| Total expenditures | \$ 870,222 |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2016A-1 BONDS
FISCAL YEAR 2026**

| | Fiscal Year 2025 | | | Total Actual & Projected | Proposed Budget FY 2026 |
|---|------------------------------|---------------------------------|-----------------------------------|--------------------------------|-------------------------------|
| | Adopted Budget FY 2025 | Actual through 02/28/2025 | Projected through 9/30/2025 | | |
| REVENUES | | | | | |
| Assessment levy: on-roll - gross | \$ 60,192 | - | | | \$ 60,192 |
| Allowable discounts (4%) | (2,408) | - | | | (2,408) |
| Assessment levy: on-roll - net | 57,784 | \$ 56,421 | \$ 1,363 | \$ 57,784 | 57,784 |
| Interest | - | 2,491 | - | 2,491 | - |
| Total revenues | 57,784 | 58,912 | 1,363 | 60,275 | 57,784 |
| EXPENDITURES | | | | | |
| Debt service | | | | | |
| Principal | 14,000 | 14,000 | - | 14,000 | 15,000 |
| Interest | 40,800 | 20,460 | 20,340 | 40,800 | 39,930 |
| Total debt service | 54,800 | 34,460 | 20,340 | 54,800 | 54,930 |
| Other fees & charges | | | | | |
| Tax collector | 1,204 | 1,127 | 77 | 1,204 | 1,204 |
| Total other fees & charges | 1,204 | 1,127 | 77 | 1,204 | 1,204 |
| Total expenditures | 56,004 | 35,587 | 20,417 | 56,004 | 56,134 |
| Excess/(deficiency) of revenues over/(under) expenditures | 1,780 | 23,325 | (19,054) | 4,271 | 1,650 |
| Beginning fund balance (unaudited) | 143,115 | 147,604 | 170,929 | 147,604 | 151,875 |
| Ending fund balance (projected) | <u>\$144,895</u> | <u>\$ 170,929</u> | <u>\$151,875</u> | <u>\$ 151,875</u> | <u>153,525</u> |
| Use of fund balance | | | | | |
| Debt service reserve account balance (required) | | | | | (56,120) |
| Principal and interest expense - November 1, 2026 | | | | | (34,740) |
| Projected fund balance surplus/(deficit) as of September 30, 2026 | | | | | <u>\$ 62,665</u> |

Silverado
Community Development District
Series 2016A-1

Debt Service Schedule

| Date | Principal | Coupon | Interest | Total P+I |
|--------------|---------------------|---------------|---------------------|-----------------------|
| 11/01/2025 | 15,000.00 | 6.000% | 20,190.00 | 35,190.00 |
| 05/01/2026 | | - | 19,740.00 | 19,740.00 |
| 11/01/2026 | 15,000.00 | 6.000% | 19,740.00 | 34,740.00 |
| 05/01/2027 | | - | 19,290.00 | 19,290.00 |
| 11/01/2027 | 16,000.00 | 6.000% | 19,290.00 | 35,290.00 |
| 05/01/2028 | | - | 18,810.00 | 18,810.00 |
| 11/01/2028 | 17,000.00 | 6.000% | 18,810.00 | 35,810.00 |
| 05/01/2029 | | - | 18,300.00 | 18,300.00 |
| 11/01/2029 | 18,000.00 | 6.000% | 18,300.00 | 36,300.00 |
| 05/01/2030 | | - | 17,760.00 | 17,760.00 |
| 11/01/2030 | 19,000.00 | 6.000% | 17,760.00 | 36,760.00 |
| 05/01/2031 | | - | 17,190.00 | 17,190.00 |
| 11/01/2031 | 21,000.00 | 6.000% | 17,190.00 | 38,190.00 |
| 05/01/2032 | | - | 16,560.00 | 16,560.00 |
| 11/01/2032 | 22,000.00 | 6.000% | 16,560.00 | 38,560.00 |
| 05/01/2033 | | - | 15,900.00 | 15,900.00 |
| 11/01/2033 | 23,000.00 | 6.000% | 15,900.00 | 38,900.00 |
| 05/01/2034 | | - | 15,210.00 | 15,210.00 |
| 11/01/2034 | 20,000.00 | 6.000% | 15,210.00 | 35,210.00 |
| 05/01/2035 | | - | 14,610.00 | 14,610.00 |
| 11/01/2035 | 26,000.00 | 6.000% | 14,610.00 | 40,610.00 |
| 05/01/2036 | | - | 13,830.00 | 13,830.00 |
| 11/01/2036 | 28,000.00 | 6.000% | 13,830.00 | 41,830.00 |
| 05/01/2037 | | - | 12,990.00 | 12,990.00 |
| 11/01/2037 | 29,000.00 | 6.000% | 12,990.00 | 41,990.00 |
| 05/01/2038 | | - | 12,120.00 | 12,120.00 |
| 11/01/2038 | 31,000.00 | 6.000% | 12,120.00 | 43,120.00 |
| 05/01/2039 | | - | 11,190.00 | 11,190.00 |
| 11/01/2039 | 33,000.00 | 6.000% | 11,190.00 | 44,190.00 |
| 05/01/2040 | | - | 10,200.00 | 10,200.00 |
| 11/01/2040 | 35,000.00 | 6.000% | 10,200.00 | 45,200.00 |
| 05/01/2041 | | - | 9,150.00 | 9,150.00 |
| 11/01/2041 | 37,000.00 | 6.000% | 9,150.00 | 46,150.00 |
| 05/01/2042 | | - | 8,040.00 | 8,040.00 |
| 11/01/2042 | 39,000.00 | 6.000% | 8,040.00 | 47,040.00 |
| 05/01/2043 | | - | 6,870.00 | 6,870.00 |
| 11/01/2043 | 37,000.00 | 6.000% | 6,870.00 | 43,870.00 |
| 05/01/2044 | | - | 5,760.00 | 5,760.00 |
| 11/01/2044 | 44,000.00 | 6.000% | 5,760.00 | 49,760.00 |
| 05/01/2045 | | - | 4,440.00 | 4,440.00 |
| 11/01/2045 | 47,000.00 | 6.000% | 4,440.00 | 51,440.00 |
| 05/01/2046 | | - | 3,030.00 | 3,030.00 |
| 11/01/2046 | 49,000.00 | 6.000% | 3,030.00 | 52,030.00 |
| 05/01/2047 | | - | 1,560.00 | 1,560.00 |
| 11/01/2047 | 52,000.00 | 6.000% | 1,560.00 | 53,560.00 |
| Total | \$673,000.00 | | \$565,290.00 | \$1,238,290.00 |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2017A-1
FISCAL YEAR 2026**

| | Fiscal Year 2025 | | | | Proposed Budget FY 2026 |
|---|------------------------------|---------------------------------|-----------------------------------|--------------------------------|-------------------------------|
| | Adopted Budget FY 2025 | Actual through 02/28/2025 | Projected through 9/30/2025 | Total Actual & Projected | |
| REVENUES | | | | | |
| Assessment levy: on-roll - gross | \$ 56,729 | | | | \$ 56,729 |
| Allowable discounts (4%) | (2,269) | | | | (2,269) |
| Assessment levy: on-roll - net | 54,460 | \$ 53,176 | \$ 1,284 | \$ 54,460 | 54,460 |
| Interest | - | 2,592 | - | 2,592 | - |
| Total revenues & proceeds | 54,460 | 55,768 | 1,284 | 57,052 | 54,460 |
| EXPENDITURES | | | | | |
| Debt service | | | | | |
| Principal | 15,000 | 15,000 | - | 15,000 | 15,000 |
| Interest | 36,175 | 18,275 | 17,900 | 36,175 | 35,425 |
| Total debt service & cost of issuance | 51,175 | 33,275 | 17,900 | 51,175 | 50,425 |
| Other fees & charges | | | | | |
| Tax collector | 1,135 | 1,062 | 73 | 1,135 | 1,135 |
| Total other fees & charges | 1,135 | 1,062 | 73 | 1,135 | 1,135 |
| Total expenditures | 52,310 | 34,337 | 17,973 | 52,310 | 51,560 |
| Excess/(deficiency) of revenues over/(under) expenditures | 2,150 | 21,431 | (16,689) | 4,742 | 2,900 |
| Beginning fund balance (unaudited) | 148,733 | 153,010 | 174,441 | 153,010 | 157,752 |
| Ending fund balance (projected) | <u>\$150,883</u> | <u>\$ 174,441</u> | <u>\$ 157,752</u> | <u>\$ 157,752</u> | <u>160,652</u> |
| Use of fund balance: | | | | | |
| Debt service reserve account balance | | | | | (53,325) |
| Principal and interest expense - November 1, 2026 | | | | | (32,525) |
| Projected fund balance surplus/(deficit) as of September 30, 2026 | | | | | <u>\$ 74,802</u> |

Silverado
Community Development District
Special Assessment Bonds, Series 2017A-1

Debt Service Schedule

| Date | Principal | Coupon | Interest | Total P+I |
|--------------|-------------------|---------------|-------------------|---------------------|
| 11/01/2025 | \$15,000 | 5.000% | 17,900.00 | 32,900.00 |
| 05/01/2026 | | - | 17,525.00 | 17,525.00 |
| 11/01/2026 | \$15,000 | 5.000% | 17,525.00 | 32,525.00 |
| 05/01/2027 | | - | 17,150.00 | 17,150.00 |
| 11/01/2027 | \$15,000 | 5.000% | 17,150.00 | 32,150.00 |
| 05/01/2028 | | - | 16,775.00 | 16,775.00 |
| 11/01/2028 | \$15,000 | 5.500% | 16,775.00 | 31,775.00 |
| 05/01/2029 | | - | 16,362.50 | 16,362.50 |
| 11/01/2029 | \$20,000 | 5.500% | 16,362.50 | 36,362.50 |
| 05/01/2030 | | - | 15,812.50 | 15,812.50 |
| 11/01/2030 | \$20,000 | 5.500% | 15,812.50 | 35,812.50 |
| 05/01/2031 | | - | 15,262.50 | 15,262.50 |
| 11/01/2031 | \$20,000 | 5.500% | 15,262.50 | 35,262.50 |
| 05/01/2032 | | - | 14,712.50 | 14,712.50 |
| 11/01/2032 | \$20,000 | 5.500% | 14,712.50 | 34,712.50 |
| 05/01/2033 | | - | 14,162.50 | 14,162.50 |
| 11/01/2033 | \$25,000 | 5.500% | 14,162.50 | 39,162.50 |
| 05/01/2034 | | - | 13,475.00 | 13,475.00 |
| 11/01/2034 | \$25,000 | 5.500% | 13,475.00 | 38,475.00 |
| 05/01/2035 | | - | 12,787.50 | 12,787.50 |
| 11/01/2035 | \$25,000 | 5.500% | 12,787.50 | 37,787.50 |
| 05/01/2036 | | - | 12,100.00 | 12,100.00 |
| 11/01/2036 | \$25,000 | 5.500% | 12,100.00 | 37,100.00 |
| 05/01/2037 | | - | 11,412.50 | 11,412.50 |
| 11/01/2037 | \$30,000 | 5.500% | 11,412.50 | 41,412.50 |
| 05/01/2038 | | - | 10,587.50 | 10,587.50 |
| 11/01/2038 | \$30,000 | 5.500% | 10,587.50 | 40,587.50 |
| 05/01/2039 | | - | 9,762.50 | 9,762.50 |
| 11/01/2039 | \$30,000 | 5.500% | 9,762.50 | 39,762.50 |
| 05/01/2040 | | - | 8,937.50 | 8,937.50 |
| 11/01/2040 | \$35,000 | 5.500% | 8,937.50 | 43,937.50 |
| 05/01/2041 | | - | 7,975.00 | 7,975.00 |
| 11/01/2041 | \$35,000 | 5.500% | 7,975.00 | 42,975.00 |
| 05/01/2042 | | - | 7,012.50 | 7,012.50 |
| 11/01/2042 | \$35,000 | 5.500% | 7,012.50 | 42,012.50 |
| 05/01/2043 | | - | 6,050.00 | 6,050.00 |
| 11/01/2043 | \$40,000 | 5.500% | 6,050.00 | 46,050.00 |
| 05/01/2044 | | - | 4,950.00 | 4,950.00 |
| 11/01/2044 | \$40,000 | 5.500% | 4,950.00 | 44,950.00 |
| 05/01/2045 | | - | 3,850.00 | 3,850.00 |
| 11/01/2045 | \$45,000 | 5.500% | 3,850.00 | 48,850.00 |
| 05/01/2046 | | - | 2,612.50 | 2,612.50 |
| 11/01/2046 | \$45,000 | 5.500% | 2,612.50 | 47,612.50 |
| 05/01/2047 | | - | 1,375.00 | 1,375.00 |
| 11/01/2047 | \$50,000 | 5.500% | 1,375.00 | 51,375.00 |
| Total | 655,000.00 | | 499,200.00 | 1,154,200.00 |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2018A-1
FISCAL YEAR 2026**

| | Fiscal Year 2025 | | | Total Actual & Projected | Proposed Budget FY 2026 |
|---|------------------------------|---------------------------------|-----------------------------------|--------------------------------|-------------------------------|
| | Adopted Budget FY 2025 | Actual through 02/28/2025 | Projected through 9/30/2025 | | |
| REVENUES | | | | | |
| Assessment levy: on-roll - gross | \$ 153,351 | | | | \$ 153,351 |
| Allowable discounts (4%) | (6,134) | | | | (6,134) |
| Assessment levy: on-roll - net | <u>147,217</u> | \$ 143,747 | \$ 3,470 | \$ 147,217 | <u>147,217</u> |
| Interest | - | 3,182 | - | 3,182 | - |
| Total revenues & proceeds | <u>147,217</u> | <u>146,929</u> | <u>3,470</u> | <u>150,399</u> | <u>147,217</u> |
| EXPENDITURES | | | | | |
| Debt service | | | | | |
| Principal | 40,000 | 40,000 | - | 40,000 | 40,000 |
| Interest | 101,650 | 51,325 | 50,325 | 101,650 | 99,650 |
| Total debt service & cost of issuance | <u>141,650</u> | <u>91,325</u> | <u>50,325</u> | <u>141,650</u> | <u>139,650</u> |
| Other fees & charges | | | | | |
| Tax collector | 3,067 | 2,872 | 195 | 3,067 | 3,067 |
| Total other fees & charges | <u>3,067</u> | <u>2,872</u> | <u>195</u> | <u>3,067</u> | <u>3,067</u> |
| Total expenditures | <u>144,717</u> | <u>94,197</u> | <u>50,520</u> | <u>144,717</u> | <u>142,717</u> |
| Excess/(deficiency) of revenues over/(under) expenditures | 2,500 | 52,732 | (47,050) | 5,682 | 4,500 |
| Beginning fund balance (unaudited) | <u>196,207</u> | <u>203,008</u> | <u>255,740</u> | <u>203,008</u> | <u>208,690</u> |
| Ending fund balance (projected) | <u>\$ 198,707</u> | <u>\$ 255,740</u> | <u>\$ 208,690</u> | <u>\$ 208,690</u> | <u>213,190</u> |
| Use of fund balance: | | | | | |
| Debt service reserve account balance | | | | | (72,075) |
| Principal and interest expense - November 1, 2026 | | | | | <u>(94,325)</u> |
| Projected fund balance surplus/(deficit) as of September 30, 2026 | | | | | <u>\$ 46,790</u> |

Silverado

Community Development District

Special Assessment Bonds, Series 2018A-1

Debt Service Schedule

| Date | Principal | Coupon | Interest | Total P+I |
|--------------|---------------------|---------------|---------------------|---------------------|
| 11/01/2025 | \$40,000 | 5.000% | 50,325.00 | 90,325.00 |
| 05/01/2026 | | - | 49,325.00 | 49,325.00 |
| 11/01/2026 | \$45,000 | 5.000% | 49,325.00 | 94,325.00 |
| 05/01/2027 | | - | 48,200.00 | 48,200.00 |
| 11/01/2027 | \$45,000 | 5.000% | 48,200.00 | 93,200.00 |
| 05/01/2028 | | - | 47,075.00 | 47,075.00 |
| 11/01/2028 | \$50,000 | 5.000% | 47,075.00 | 97,075.00 |
| 05/01/2029 | | - | 45,825.00 | 45,825.00 |
| 11/01/2029 | \$50,000 | 5.250% | 45,825.00 | 95,825.00 |
| 05/01/2030 | | - | 44,512.50 | 44,512.50 |
| 11/01/2030 | \$55,000 | 5.250% | 44,512.50 | 99,512.50 |
| 05/01/2031 | | - | 43,068.75 | 43,068.75 |
| 11/01/2031 | \$55,000 | 5.250% | 43,068.75 | 98,068.75 |
| 05/01/2032 | | - | 41,625.00 | 41,625.00 |
| 11/01/2032 | \$60,000 | 5.250% | 41,625.00 | 101,625.00 |
| 05/01/2033 | | - | 40,050.00 | 40,050.00 |
| 11/01/2033 | \$60,000 | 5.250% | 40,050.00 | 100,050.00 |
| 05/01/2034 | | - | 38,475.00 | 38,475.00 |
| 11/01/2034 | \$65,000 | 5.250% | 38,475.00 | 103,475.00 |
| 05/01/2035 | | - | 36,768.75 | 36,768.75 |
| 11/01/2035 | \$70,000 | 5.250% | 36,768.75 | 106,768.75 |
| 05/01/2036 | | - | 34,931.25 | 34,931.25 |
| 11/01/2036 | \$70,000 | 5.250% | 34,931.25 | 104,931.25 |
| 05/01/2037 | | - | 33,093.75 | 33,093.75 |
| 11/01/2037 | \$75,000 | 5.250% | 33,093.75 | 108,093.75 |
| 05/01/2038 | | - | 31,125.00 | 31,125.00 |
| 11/01/2038 | \$80,000 | 5.250% | 31,125.00 | 111,125.00 |
| 05/01/2039 | | - | 29,025.00 | 29,025.00 |
| 11/01/2039 | \$85,000 | 5.375% | 29,025.00 | 114,025.00 |
| 05/01/2040 | | - | 26,740.63 | 26,740.63 |
| 11/01/2040 | \$90,000 | 5.375% | 26,740.63 | 116,740.63 |
| 05/01/2041 | | - | 24,321.88 | 24,321.88 |
| 11/01/2041 | \$95,000 | 5.375% | 24,321.88 | 119,321.88 |
| 05/01/2042 | | - | 21,768.75 | 21,768.75 |
| 11/01/2042 | \$100,000 | 5.375% | 21,768.75 | 121,768.75 |
| 05/01/2043 | | - | 19,081.25 | 19,081.25 |
| 11/01/2043 | \$105,000 | 5.375% | 19,081.25 | 124,081.25 |
| 05/01/2044 | | - | 16,259.38 | 16,259.38 |
| 11/01/2044 | \$110,000 | 5.375% | 16,259.38 | 126,259.38 |
| 05/01/2045 | | - | 13,303.13 | 13,303.13 |
| 11/01/2045 | \$115,000 | 5.375% | 13,303.13 | 128,303.13 |
| 05/01/2046 | | - | 10,212.50 | 10,212.50 |
| 11/01/2046 | \$120,000 | 5.375% | 10,212.50 | 130,212.50 |
| 05/01/2047 | | - | 6,987.50 | 6,987.50 |
| 11/01/2047 | \$125,000 | 5.375% | 6,987.50 | 131,987.50 |
| 05/01/2048 | | - | 3,628.13 | 3,628.13 |
| 11/01/2048 | \$135,000 | 5.375% | 3,628.13 | 138,628.13 |
| Total | 1,900,000.00 | | 1,461,131.25 | 3,361,131.25 |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2018A-2 BONDS
FISCAL YEAR 2026**

| | Fiscal Year 2025 | | | | Proposed Budget FY 2026 |
|---|------------------------------|---------------------------------|-----------------------------------|--------------------------------|-------------------------------|
| | Adopted Budget FY 2025 | Actual through 02/28/2025 | Projected through 9/30/2025 | Total Actual & Projected | |
| REVENUES | | | | | |
| Assessment levy: on-roll - gross | \$ 120,441 | | | | \$ 120,441 |
| Allowable discounts (4%) | (4,818) | | | | (4,818) |
| Assessment levy: on-roll - net | 115,623 | \$ 112,901 | \$ 2,722 | \$ 115,623 | 115,623 |
| Interest income | - | 6,062 | - | 6,062 | - |
| Total revenues | 115,623 | 118,963 | 2,722 | 121,685 | 115,623 |
| EXPENDITURES | | | | | |
| Debt service | | | | | |
| Principal | 30,000 | - | 30,000 | 30,000 | 30,000 |
| Interest | 84,150 | 42,075 | 42,075 | 84,150 | 82,500 |
| Total debt service | 114,150 | 42,075 | 72,075 | 114,150 | 112,500 |
| Other fees & charges | | | | | |
| Tax collector | 2,409 | 2,256 | 153 | 2,409 | 2,409 |
| Total other fees & charges | 2,409 | 2,256 | 153 | 2,409 | 2,409 |
| Total expenditures | 116,559 | 44,331 | 72,228 | 116,559 | 114,909 |
| Excess/(deficiency) of revenues over/(under) expenditures | (936) | 74,632 | (69,506) | 5,126 | 714 |
| Beginning fund balance (unaudited) | 329,392 | 339,057 | 413,689 | 339,057 | 344,183 |
| Ending fund balance (projected) | <u>\$ 328,456</u> | <u>\$ 413,689</u> | <u>\$ 344,183</u> | <u>\$ 344,183</u> | <u>344,897</u> |
| Use of fund balance | | | | | |
| Debt service reserve account balance (required) | | | | | (252,638) |
| Interest expense - On-roll - November 1, 2026 | | | | | (40,425) |
| Projected fund balance surplus/(deficit) as of September 30, 2026 | | | | | <u>\$ 51,834</u> |

Silverado

Community Development District

Special Assessment Bonds, Series 2018A-2

Debt Service Schedule

| Date | Principal | Coupon | Interest | Total P+I |
|--------------|-----------------------|--------|-----------------------|-----------------------|
| 11/01/2025 | - | - | 41,250.00 | 41,250.00 |
| 05/01/2026 | 30,000.00 | 5.500% | 41,250.00 | 71,250.00 |
| 11/01/2026 | - | - | 40,425.00 | 40,425.00 |
| 05/01/2027 | 30,000.00 | 5.500% | 40,425.00 | 70,425.00 |
| 11/01/2027 | - | - | 39,600.00 | 39,600.00 |
| 05/01/2028 | 35,000.00 | 5.500% | 39,600.00 | 74,600.00 |
| 11/01/2028 | - | - | 38,637.50 | 38,637.50 |
| 05/01/2029 | 35,000.00 | 5.500% | 38,637.50 | 73,637.50 |
| 11/01/2029 | - | - | 37,675.00 | 37,675.00 |
| 05/01/2030 | 40,000.00 | 5.500% | 37,675.00 | 77,675.00 |
| 11/01/2030 | - | - | 36,575.00 | 36,575.00 |
| 05/01/2031 | 40,000.00 | 5.500% | 36,575.00 | 76,575.00 |
| 11/01/2031 | - | - | 35,475.00 | 35,475.00 |
| 05/01/2032 | 40,000.00 | 5.500% | 35,475.00 | 75,475.00 |
| 11/01/2032 | - | - | 34,375.00 | 34,375.00 |
| 05/01/2033 | 45,000.00 | 5.500% | 34,375.00 | 79,375.00 |
| 11/01/2033 | - | - | 33,137.50 | 33,137.50 |
| 05/01/2034 | 45,000.00 | 5.500% | 33,137.50 | 78,137.50 |
| 11/01/2034 | - | - | 31,900.00 | 31,900.00 |
| 05/01/2035 | 50,000.00 | 5.500% | 31,900.00 | 81,900.00 |
| 11/01/2035 | - | - | 30,525.00 | 30,525.00 |
| 05/01/2036 | 55,000.00 | 5.500% | 30,525.00 | 85,525.00 |
| 11/01/2036 | - | - | 29,012.50 | 29,012.50 |
| 05/01/2037 | 55,000.00 | 5.500% | 29,012.50 | 84,012.50 |
| 11/01/2037 | - | - | 27,500.00 | 27,500.00 |
| 05/01/2038 | 60,000.00 | 5.500% | 27,500.00 | 87,500.00 |
| 11/01/2038 | - | - | 25,850.00 | 25,850.00 |
| 05/01/2039 | 65,000.00 | 5.500% | 25,850.00 | 90,850.00 |
| 11/01/2039 | - | - | 24,062.50 | 24,062.50 |
| 05/01/2040 | 65,000.00 | 5.500% | 24,062.50 | 89,062.50 |
| 11/01/2040 | - | - | 22,275.00 | 22,275.00 |
| 05/01/2041 | 70,000.00 | 5.500% | 22,275.00 | 92,275.00 |
| 11/01/2041 | - | - | 20,350.00 | 20,350.00 |
| 05/01/2042 | 75,000.00 | 5.500% | 20,350.00 | 95,350.00 |
| 11/01/2042 | - | - | 18,287.50 | 18,287.50 |
| 05/01/2043 | 80,000.00 | 5.500% | 18,287.50 | 98,287.50 |
| 11/01/2043 | - | - | 16,087.50 | 16,087.50 |
| 05/01/2044 | 85,000.00 | 5.500% | 16,087.50 | 101,087.50 |
| 11/01/2044 | - | - | 13,750.00 | 13,750.00 |
| 05/01/2045 | 90,000.00 | 5.500% | 13,750.00 | 103,750.00 |
| 11/01/2045 | - | - | 11,275.00 | 11,275.00 |
| 05/01/2046 | 95,000.00 | 5.500% | 11,275.00 | 106,275.00 |
| 11/01/2046 | - | - | 8,662.50 | 8,662.50 |
| 05/01/2047 | 100,000.00 | 5.500% | 8,662.50 | 108,662.50 |
| 11/01/2047 | - | - | 5,912.50 | 5,912.50 |
| 05/01/2048 | 105,000.00 | 5.500% | 5,912.50 | 110,912.50 |
| 11/01/2048 | - | - | 3,025.00 | 3,025.00 |
| 05/01/2049 | 110,000.00 | 5.500% | 3,025.00 | 113,025.00 |
| Total | \$1,500,000.00 | | \$1,251,250.00 | \$2,751,250.00 |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
ASSESSMENT COMPARISON
PROJECTED FISCAL YEAR 2026 ASSESSMENTS**

| On-Roll Assessments | | | | | |
|---------------------|------------|---------------------------------------|--------------------------------------|---|---|
| | Units | FY 2026 O&M Assessment per Unit | FY 2026 DS Assessment per Unit | FY 2026 Total Assessment per Unit | FY 2025 Total Assessment per Unit |
| Series 2016A-1 | | | | | |
| SF 55' | 44 | \$ 2,001.06 | \$ 696.02 | \$ 2,697.08 | \$ 2,697.07 |
| SF 60'/65' | 36 | 2,146.60 | 821.31 | 2,967.91 | 2,967.89 |
| | <u>80</u> | | | | |
| Series 2017A-1 | | | | | |
| SF 55' | 51 | 2,001.06 | 684.64 | 2,685.70 | 2,685.69 |
| SF 60'/65' | 27 | 2,146.60 | 807.88 | 2,954.48 | 2,954.46 |
| | <u>78</u> | | | | |
| Series 2018A-1 | | | | | |
| SF 50' | 145 | 1,819.15 | 903.66 | 2,722.81 | 2,722.80 |
| SF 60'/65' | 19 | 2,146.60 | 1,174.76 | 3,321.36 | 3,321.34 |
| | <u>164</u> | | | | |
| Series 2018A-2 | | | | | |
| SF 60'/65' | 106 | 2,146.60 | 1,136.27 | 3,282.87 | 3,282.85 |
| | <u>106</u> | | | | |
| Prepaid Units | | | | | |
| SF 55' | 1 | 2,001.06 | - | 2,001.06 | 2,001.05 |
| SF 60'/65' | 1 | 2,146.60 | - | 2,146.60 | 2,146.58 |
| | <u>2</u> | | | | |
| Total | 430 | | | | |

SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

6

RESOLUTION 2025-05

A RESOLUTION OF THE SILVERADO COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIMES AND LOCATIONS FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT FOR FISCAL YEAR 2025/2026 AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Silverado 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 the City of Zephyrhills, Florida; and

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

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

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

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE SILVERADO COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. ADOPTING REGULAR MEETING SCHEDULE. Regular meetings of the District’s Board shall be held during Fiscal Year 2025/2026 as provided on the schedule attached hereto as **Exhibit A**.

SECTION 2. FILING REQUIREMENT. In accordance with Section 189.015(1), *Florida Statutes*, the District’s Secretary is hereby directed to file a schedule of the District’s regular meetings annually with the City of Zephyrhills, Pasco County and the Florida Department of Economic Opportunity.

SECTION 3. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 21st day of April, 2025.

Attest:

SILVERADO COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A

| SILVERADO COMMUNITY DEVELOPMENT DISTRICT | | |
|--|-----------------------------------|----------------|
| BOARD OF SUPERVISORS FISCAL YEAR 2025/2026 MEETING SCHEDULE | | |
| LOCATION | | |
| <i>Zephyrhills Train Depot Museum, 39110 South Avenue (Depot Park), Zephyrhills, Florida 33542</i> | | |
| DATE | POTENTIAL DISCUSSION/FOCUS | TIME |
| | | |
| October 20, 2025 | Regular Meeting | 5:00 PM |
| | | |
| November 17, 2025 | Regular Meeting | 5:00 PM |
| | | |
| December 15, 2025 | Regular Meeting | 5:00 PM |
| | | |
| February 16, 2026 | Regular Meeting | 5:00 PM |
| | | |
| March 16, 2026 | Regular Meeting | 5:00 PM |
| | | |
| April 20, 2026 | Regular Meeting | 5:00 PM |
| | | |
| May 18, 2026 | Regular Meeting | 5:00 PM |
| | | |
| June 15, 2026 | Regular Meeting | 5:00 PM |
| | | |
| July 20, 2026 | Regular Meeting | 5:00 PM |
| | | |
| August 17, 2026 | Regular Meeting | 5:00 PM |
| | | |
| September 21, 2026 | Regular Meeting | 5:00 PM |
| | | |

SILVERADO

COMMUNITY DEVELOPMENT DISTRICT

7



| | | | |
|--------------|-----------|---------|---|
| Work Order | 00763878 | Account | Silverado Ranch CDD |
| Work Order | 00763878 | Contact | Jamie Sanchez |
| Number | | Address | 6010 Silverado Ranch Blvd Zephyrhills, FL 33541 United States |
| Created Date | 3/18/2025 | | |

| | | | |
|-------------|--|-------------|-------------------|
| Specialist | Sites treated for shoreline weeds site 7 treated | Prepared By | kenneth Morehouse |
| Comments to | for algae. Thanks for choosing Solitude. | | |
| Customer | | | |

Work Order Assets

| Asset | Status | Product Work Type |
|------------------------------|-----------|-------------------|
| Silverado Ranch Cdd-Lake-ALL | Inspected | |

Service Parameters

| Asset | Product Work Type | Specialist Comments to Customer |
|------------------------------|--------------------------------------|---------------------------------|
| Silverado Ranch Cdd-Lake-ALL | TRASH / DEBRIS COLLECTION (IN HOUSE) | |
| Silverado Ranch Cdd-Lake-ALL | SHORELINE WEED CONTROL | |
| Silverado Ranch Cdd-Lake-ALL | LAKE WEED CONTROL | |
| Silverado Ranch Cdd-Lake-ALL | ALGAE CONTROL | |
| Silverado Ranch Cdd-Lake-ALL | | |

SILVERADO

COMMUNITY DEVELOPMENT DISTRICT

8

WATERWAY MANAGEMENT REPORT

Superior Waterway Services, Inc.



Toll free: 1-877-966-9333 • Fax: (561) 844-9629
www.superiorwaterway.com

CUSTOMER Silverado CDD TECHNICIAN Josh DATE 9/2/25

TEMPERATURE (°F)

| | | |
|--------------|-------|-------|
| <55 | 55-65 | 66-75 |
| <u>76-85</u> | 86-95 | 96+ |

 CLOUD COVER

| | |
|--------------|----------|
| <u>Clear</u> | 25-50% |
| 50-75% | Overcast |

 WIND

| | |
|-------|-------------|
| 0-5 | <u>6-10</u> |
| 11-15 | 16+ |

| | | | | | | |
|---------------|------------------------|------------|------|------|--|--|
| Lake #'s | D, F, G, H, J, L, Q, R | S, U, 100, | J, Y | D, L | | |
| Weeds Treated | Ty, Pw | Ty, Pw | Pa | A | | |

- KEY**
- | | | | | |
|--------------------|--------------------|------------------------|------------------------|----------------------|
| A = Algae | Ch = Chara | Hyg = Hygrophila | Pr = Primrose | Ta = Tape Grass |
| Aw = Alligatorweed | Co = Coontail | Ip = Illinois Pondweed | Ru = Ruppia | Tg = Torpedoglass |
| Bt = Baby Tears | Cb = Cuban Bulrush | Lm = Limnophila | Sag = Sago Pondweed | Wh = Water Hyacinths |
| Ba = Bacopa | Dw = Duckweed | Mf = Mosquito Fern | Sa = Salvinia | Wl = Water Lettuce |
| Bl = Banana Lilies | Fw = Fanwort | N = Naiad | Sd = Sedges | Wli = Water Lilies |
| Bw = Bladderwort | Gb = Giant Bulrush | Pw = Pennywort | Ss = Slender Spikerush | Wm = Water Meal |
| Ct = Cattails | Hy = Hydrilla | Pa = Planktonic Algae | Sp = Spatterdock | Wt = Wild Taro |

REMARKS: Treated ponds D, F, G, H, J, L, Q, R, S, U, samp 100, for grasses. Treated ponds D, L for algae. Treated ponds J and Y for planktonic algae. Pond J has had planktonic algae, began treating in small amounts to avoid any negative effects.

WATER TESTING (COMBINED AVERAGE)

| | | | |
|-----------------------------------|-------------------------------------|---------------------------------------|--------------------------------------|
| TEMPERATURE H ₂ O (°F) | <input type="checkbox"/> High 85-95 | <input type="checkbox"/> Normal 75-86 | <input type="checkbox"/> Low 75 < |
| DISSOLVED OXYGEN (ppm.) | <input type="checkbox"/> High 6-8 | <input type="checkbox"/> Normal 4 -6 | <input type="checkbox"/> Low 4 < |
| pH READING | <input type="checkbox"/> Acid 1-7 | <input type="checkbox"/> Neutral 7 | <input type="checkbox"/> Base 7 - 14 |
| WATER CLARITY (Ft.) | <input type="checkbox"/> Good 6 > | <input type="checkbox"/> Fair 4-5 | <input type="checkbox"/> Poor 4 < |

FISH/WILDLIFE OBSERVATIONS

- FISH**
- | | | | | |
|---|---|--|---------------------------------------|--|
| <input checked="" type="checkbox"/> Largemouth Bass | <input type="checkbox"/> Bream | <input type="checkbox"/> Sunshine Bass | <input type="checkbox"/> Catfish | <input type="checkbox"/> Triploid Grass Carp |
| <input type="checkbox"/> Mosquitofish | <input type="checkbox"/> Oscar | <input type="checkbox"/> Suckermouth Catfish | <input type="checkbox"/> Peacock Bass | <input type="checkbox"/> Mayan Cichlid |
| <input type="checkbox"/> Snakehead | <input checked="" type="checkbox"/> Tilapia | <input type="checkbox"/> Florida Gar | <input type="checkbox"/> Piranha | <input type="checkbox"/> Clown Knife Fish |
- WILDLIFE**
- | | | | | |
|------------------------------------|-----------------------------------|----------------------------------|---------------------------------|----------------------------------|
| <input type="checkbox"/> Alligator | <input type="checkbox"/> Turtle | <input type="checkbox"/> Otter | <input type="checkbox"/> Iguana | <input type="checkbox"/> Fox |
| <input type="checkbox"/> Snake | <input type="checkbox"/> Wild Hog | <input type="checkbox"/> Raccoon | <input type="checkbox"/> Coyote | <input type="checkbox"/> Manatee |
- BIRDS**
- | | | | | |
|----------------------------------|-------------------------------------|--|---|--|
| <input type="checkbox"/> Egret | <input type="checkbox"/> Muscovies | <input type="checkbox"/> Coot | <input type="checkbox"/> Bald Eagle | <input type="checkbox"/> Osprey |
| <input type="checkbox"/> Anhinga | <input type="checkbox"/> Cormorant | <input checked="" type="checkbox"/> Wild Ducks | <input type="checkbox"/> Ibis | <input type="checkbox"/> Wood Stork |
| <input type="checkbox"/> Limpkin | <input type="checkbox"/> Pelican | <input checked="" type="checkbox"/> Sandhill Crane | <input type="checkbox"/> Tricolored Heron | <input type="checkbox"/> Roseate Spoonbill |
| <input type="checkbox"/> Moorhen | <input type="checkbox"/> Snail Kite | <input type="checkbox"/> Little Blue Heron | <input type="checkbox"/> Green Heron | <input type="checkbox"/> Great Blue Heron |

OTHER: _____

**Weed & Algae Control • Fountains & Aeration • Preserve Restoration
Fish Stocking • Wetland Planting & Maintenance • Water Clarification**

SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

10



Silverado
Community Development District
Recreational Facilities Rules
& Policies

Revised ~~May 23, 2024~~April 21, 2025

Definitions

“**Board**” shall mean the District’s Board of Supervisors.

“**Amenity Manager**” shall mean the person or firm so designated by the Board to manage the Recreational Facilities.

“**Amenity Staff**” shall mean the Amenity Manager, including their employees, or such other individuals so designated by the Board to operate the Recreational Facilities.

“**District**” shall mean the Silverado Community Development District.

“**District Manager**” shall mean the professional management company with which the District has contracted to provide management services to the District.

“**District’s website**” shall mean <https://www.silveradocdd.org>.

“**Guest**” shall mean any individual who is invited by a Patron and must be accompanied to use the Recreational Facilities by a Patron.

“**Non-Resident Annual User Fee**” shall mean the fee established by the Board for any person that wishes to become a Non-Resident Member. The amount of the user fee is set forth herein, and that amount is subject to change based on Board action at a noticed public hearing.

“**Non-Resident Member**” shall mean any individual not owning property in the District who has paid the Non-Resident Annual User Fee to the District for use of the Recreational Facilities.

“**Patron**” shall mean Residents, Non-Resident Members, Tenants, and individuals permanently residing in the households of any of the foregoing.

“**Recreational Facilities**” shall mean the properties and areas owned by the District intended for recreational use, including but not limited to, the District’s clubhouse, pool, splash area, playground area, and adjacent parking lot together with their appurtenant facilities, areas, and equipment.

“**Renter**” shall mean any person who rents certain portions or spaces of the Recreational Facilities for specified events pursuant to the approval of the District staff.

“**Resident**” shall mean any person, spouse, or registered domestic partner of a person or family owning property within the District.

“**Tenant**” shall mean any tenant residing in a Resident’s home pursuant to a valid rental or lease agreement.

Use of Recreational Facilities at Your Own Risk

All persons using the Recreational Facilities do so at their own risk and agree to abide by the District's rules and policies for the use of the Recreational Facilities. There are inherent risks in the use of the Recreational Facilities that could result in serious bodily injury or even death and the District does not provide any supervision with respect to the use of the Recreational Facilities. Parents and legal guardians are responsible for their minor children who use the Recreational Facilities. The District strongly encourages parents and legal guardians to accompany and supervise their minor children while at the Recreational Facilities. The District shall assume no responsibility and shall not be liable for any accidents, personal injury, or damage to, or loss of property arising from, the use of the Recreational Facilities or from the acts, omission, or negligence of other persons using the Recreational Facilities.

Persons interested in using the Recreational Facilities are encouraged to consult with a physician prior to commencing a physical fitness program.

Access Pin Codes

1. The District operates an access system for entry into certain Recreational Facilities equipped with access systems to ensure that only Patrons and their Guests enjoy such facilities.
2. The current Residents of a home in the District will be issued a pin code at no charge. If the current owners sell their property, the pin code will be discontinued.
3. Tenants who have proof of a valid rental agreement will be issued a pin code after providing a copy of said rental agreement to establish proof.
4. Under no circumstance should a Patron provide their Access pin code to another person to allow them to utilize the Recreational Facilities.

General Policies

1. The Board reserves the right to amend, modify, or delete, in part or in their entirety, any portion of these Recreational Facilities Rules and Policies.
2. Patrons and their Guests have the right to use the Recreational Facilities as set forth herein. In order to use the Recreational Facilities, each Patron, including all members of a Patron's household, and all Guests shall register with the District by executing the Consent and Waiver Agreement, a copy of which is attached hereto as **Attachment A**, and Registration Form. Patrons are responsible for their actions and those of their Guests.
3. All Patrons and their Guests using the Recreational Facilities are expected to conduct themselves in a responsible, courteous, respectful, and safe manner, in compliance with all District policies and rules governing the Recreational Facilities. Violation of the District's rules and policies and/or misuse or destruction of Recreational Facilities equipment may result in the suspension or termination of

privileges with respect to the offending Patron in accordance with the policies set forth herein.

4. Each Patron household may bring no more than six (6) persons as Guests to the Recreational Facilities at one time, provided that Guests must be accompanied by the Patron when using the Recreational Facilities. Patrons are responsible for any and all actions taken by any of their Guests, including any harm caused by the Patron's Guests while using the Recreational Facilities. Guests shall be subject to all rules and policies as the Board may adopt from time to time. Violation by a Guest of any of the District's rules or policies could result in loss of the privileges and/or membership of that Patron.
5. All Patrons and their Guests shall abide by and comply with any and all federal, state, and local laws and ordinances while present at or utilizing the Recreational Facilities and shall ensure that any minor for whom they are responsible also complies with the same.
6. Adult Patrons are responsible for all minor Patrons from their household or visiting the Recreational Facilities as Guests of the Patron. To better protect the health, welfare and safety of such minors, a parent/guardian (guardian 18 years of age or older) must accompany all such minors who are under the age of 14 or who are otherwise unable to govern and look after themselves in an appropriate manner.
7. Patrons, Tenants, or their Guests shall not bring, serve, or consume alcoholic beverages at the Recreational Facilities without the express written permission of the District as authorized by the Board. Patrons and Guests who exercise this right shall do so in a manner that is consistent with federal, state and local laws. For rentals and planned events, Patrons will be required to hire a licensed and insured vendor of alcoholic beverages, and they must provide proof of this to the Amenity Manager prior to the event. Notwithstanding the foregoing, the District reserves the right to require anyone appearing excessively intoxicated or displaying loud, unruly, or belligerent behavior to leave District property immediately and further reserves the right to call law enforcement to enforce the same.
8. Smoking (including e-cigarettes) is not permitted in any building, or enclosed or fenced area to the maximum extent of the prohibitions set forth in the Florida Clean Indoor Air Act or other subsequent legislation. All waste must be disposed of in the appropriate receptacles. No employee or contractor of the District shall smoke in any building, or enclosed or fenced area of the Recreational Facilities. Any violation of this policy shall be reported to the Amenity Manager.
9. Firearms are not permitted in any of the Recreational Facilities or on any District property in each case to the extent such prohibitions are permitted under Florida law. Among other prohibitions, no firearms may be carried to any meeting of the District's Board of Supervisors.
10. The Recreational Facilities are available for use by Patrons and their Guests during normal operating hours to be established and posted by the District.
11. Patrons are responsible for any damage, contamination, pollution, or other such action they or their Guests cause to District property and will be responsible for the costs associated with repairing, treating, remediating, or fixing such District property.

12. Patrons are responsible for any and all actions taken by any of their Guests. Violation by a Guest of any of these policies as set forth by the District could result in loss of the privileges and/or membership of that Patron.
13. All Patrons and their Guests may be required to present a valid government issued identification card in order to gain access to the Recreational Facilities.
14. Vehicles must be parked in designated areas. Vehicles must not be parked on grass lawns, in any way which blocks the normal flow of traffic or in any way that limits the ability of emergency service workers to respond to situations. The District Manager reserves the right to waive this parking restriction in the event overflow parking is needed for a large event. Overnight parking for vehicles of any kind in the parking lot will only be allowed with permission from the District Manager.
15. Except for designated parking areas, off-road motorbikes/vehicles are prohibited on all property owned, maintained, and operated by the District including, but not limited to, the Recreational Facilities.
16. Fireworks of any kind are not permitted anywhere at or in the Recreational Facilities or adjacent areas; however, notwithstanding this general prohibition, the Board may approve the use of fireworks over a body of water.
17. Only District contractors, vendors, or authorized personnel are allowed in the service areas of the Recreational Facilities.
18. Except for District contractors, vendors, or authorized personnel, no watercrafts of any kind are allowed in any District stormwater ponds.

19. No ~~fishing-wading~~ or swimming is permitted in any District stormwater ponds.

20. Subject to the following requirements, Patrons may fish from District stormwater ponds:

- a. Fishing from District stormwater ponds is permitted between dawn and dusk. Fishing from District stormwater ponds after dusk and before dawn is strictly prohibited.
- b. Compliance with State of Florida fishing licensure requirements must be met.
- c. The District has a “catch and release” policy for all fish caught in District stormwater ponds.
- d. The following items are prohibited on or near the District stormwater ponds: spears, large nets, traps, bows and arrows.
- e. To protect the fish and waterfowl, fishing lines must not be left unattended.
- f. Accessing District stormwater ponds through private property between homes is prohibited and can be considered trespassing.
- g. Easements through residential backyards along the community’s stormwater management system are for maintenance purposes only and are not general grants for access for fishing or any other recreational purpose. Access to residents’ backyards via these maintenance easements is prohibited, except for use by District staff and District vendors for use of the easement for its legal purpose. Unless individual property owners explicitly grant permission for others to access their backyards, entering their private property can be considered trespassing. Please be considerate of the privacy rights of other residents.

- h. Any hazardous condition concerning the District stormwater ponds must immediately be reported to the District Manager and the proper authorities.
- i. Violations of the above policies may result in the suspension or termination of a Patron's privilege to use the District stormwater ponds for fishing.
- a.j. The Silverado Community Development District is not responsible for injury or damage to persons or property, including accidental death, resulting from the use of District stormwater ponds. All persons, including but not limited to property owners, Patrons, Guests, and invitees, are using the District stormwater ponds at their own risk. There are no lifeguards or other safety personnel present at any time. The stormwater ponds contain wild animals or other natural or man-made hazards which may result in injury or death. The Silverado Community Development District makes no representation that the use of any District stormwater ponds is suitable for recreational boating or fishing. These policies and procedures are intended only to assist in the orderly and continued enjoyment of the natural surroundings.

19-21. Audio or video playing devices must be kept at reasonable volumes.

20-22. No signage or advertisements shall be posted or circulated within the Recreational Facilities property or other District property.

21-23. The Recreational Facilities shall not be used for commercial purposes without written permission from the District Manager or Amenity Manager. The term "commercial purposes" shall mean those activities which involve, in any way, the provision of goods or services for compensation or advertising.

22-24. The District Manager or Amenity Manager have the right to authorize all programs and activities, including the number of participants, usage of equipment and supplies etc., at the Recreational Facilities, except user and rental fees that have been established by the Board. The District Manager or Amenity Manager also have the right to authorize management sponsored events and programs to better serve the Patrons, and to reserve any Recreational Facilities for said events (if the schedule permits) and to collect revenue for those services provided. This includes, but is not limited to, various athletic events, cultural programs, and social events.

23-25. For any emergencies, please call 911. Afterwards please report all emergencies and injuries to the Amenity Manager as well as the District Manager via the contact information on the District's website.

24-26. All malfunctioning or broken equipment should immediately be reported to the District Manager via the contact information on the District's website.

Pets and Service Animals Policies

Dogs or other pets (with the exception of Service Animals - defined below) are not permitted on or within the Recreational Facilities. A "**Service Animal**" includes dogs or other pets trained to do work or perform tasks for an individual with a disability, including a physical, sensory, psychiatric, intellectual, or other mental disability. A Service Animal must be kept under the control of its handler by leash or harness,

unless doing so interferes with the Service Animal's work or tasks or the individual's disability prevents doing so. The District may remove the Service Animal under the following conditions:

- a. The Service Animal is out of control and its handler fails to take effective measures to control it; or
- b. The Service Animal is not housebroken; or
- c. The Service Animal's behavior poses a direct threat to the health and safety of others.

The District is prohibited from asking about the nature or extent of an individual's disability in order to determine whether an animal is a Service Animal or pet. However, the District may ask whether an animal is a Service Animal required because of a disability and what work or tasks the animal has been trained to perform. Where dogs or other pets are permitted on the grounds, they must be leashed. Owners of any pets are responsible for picking up after their pets as a courtesy to residents.

Pool and Splash Area Policies

1. There is no lifeguard on duty.
2. Swimming is permitted only during posted swimming hours.
3. No one should use the pool during inclement weather (especially when lightning is present).
4. Proper swimwear is required. Loose clothing, especially with strings, is prohibited.
5. Children under 3 years of age and those who are not reliably toilet trained, must wear rubber lined swim diapers and a swimsuit over the swim diaper.
6. The changing of diapers or clothes should only be done in the restrooms.
7. No glass containers are permitted in the fenced pool or splash area.
8. No food or beverages are permitted in the pool, splash area, or on the wet deck.
9. Patrons and their Guests should shower before entering the pool or splash area.
10. Pool furniture should not be removed from the fenced pool or splash area or placed in the pool or splash area.
11. Patrons and their Guests are responsible for returning umbrellas to their closed position after use and returning furniture to its original location on the deck.
12. No profanity, harassment, diving, running, rough housing, chicken fighting, horseplay, or similarly unsafe behavior is permitted.
13. No skates, skateboards, scooters, in-line roller skates, hover boards, bicycles or similar pedestrian conveyances are permitted within the fenced pool or splash area.

14. Pursuant to the Florida Department of Health's operating permit for the District's swimming pool, the maximum bathing load for the pool is 97 individuals ("**Capacity Limits**"). The Amenity Manager will post the Capacity Limits at the pool and will periodically monitor the area. In the event that the Capacity Limits are exceeded, the Amenity Manager shall request that Patrons leave the pool area until the Capacity Limits are met.

Playground Area Policies

1. Proper footwear and clothing are required. Loose clothing, especially with strings, is prohibited.
2. Mulch must not be picked up, thrown, or kicked for any reason.
3. No food, drinks, or gum are permitted at the playground.
4. No glass containers are permitted at the playground.
5. No jumping off from any climbing bar or platform.
6. Profanity, rough-housing, and disruptive behavior are prohibited.

Designation of Tenant to Use Resident's Membership Privileges

1. Residents who rent or lease out their home shall have the right to designate the Tenant of their home as the beneficial users of the Resident's membership privileges for purposes of Recreational Facilities use.
2. A Tenant who is designated as the beneficial user of the Resident's membership shall be entitled to the same rights and privileges to use the Recreational Facilities as a Resident. If the Resident does not designate the Tenant as a beneficial user of the Resident's membership privileges, the Tenant will be required to pay the Non-Resident Annual User Fee to acquire a membership, unless that Tenant is a Guest.
3. During the period when a Tenant is designated as the beneficial user of the membership, the Resident shall not be entitled to use the Recreational Facilities with respect to that membership.
4. Residents shall be responsible for all charges incurred by their Tenants which remain unpaid after the customary billing and collection procedure established by the District. Resident owners are responsible for the department of their respective Tenant.
5. Tenants shall be subject to all rules and policies as the Board may adopt from time to time.

Non-Resident Annual User Fee

A Non-Resident Member must pay the Non-Resident Annual User Fee in order to have the right to use the Recreational Facilities for one full year, which year begins from the date of receipt of payment by the District. The Non-Resident Annual User Fee is equal to the average annual operation and maintenance

assessment and debt assessment as established by the District in connection with the adoption of the District’s annual fiscal year budgets. This fee must be paid in full before the Non- Resident may use the Recreational Facilities. Each subsequent Annual User Fee shall be paid in full on the anniversary date of application. Upon payment of the Non-Resident Annual User Fee, the Non- Resident Member is entitled to one pool pin code for a family unit.

The Board may elect to cap the number of Non-Resident Members to account for size and capacity limitations of the Recreational Facilities.

Facility Rental Policies

1. The Recreational Facilities may be reserved by both Patrons and non-Patrons subject to the rental fees set forth below. Rental reservations may not be made by Patrons more than 4 months prior to the event. Rental reservations made by non-Patrons may be made no more than 3 months in advance of the event. Please contact the Amenity Manager regarding the anticipated date and time of the event to determine availability.
2. The District retains the right to reserve the Recreational Facilities and additional facilities for District use at any time.
3. The following Recreational Facilities are available for rental: the bar and seating area of the Recreational Facilities. The Bar and Seating Area of the Recreational Facilities may be rented for private events during non-regular hours and may be unavailable for private events on the following dates:

| | | |
|-------------------|----------------------|-------------------------|
| Easter Sunday | Memorial Day Weekend | 4 th of July |
| Labor Day Weekend | Thanksgiving | Christmas Eve |
| Christmas Day | New Year’s Eve | New Year’s Day |

4. Unless otherwise authorized by the District, each rental time period shall not exceed three (3) hours and is inclusive of set-up and post-event cleanup time. Additional fees may be charged for rentals that extend beyond the reserved hours. See **Attachment B, Rental Application**.
5. At the time the reservation is made, a check or money order (no cash) for the rental fee and a separate check for the security & cleaning deposit (both payable to the District) must be delivered to the Facility Manager along with a completed Rental Application and insurances, if necessary. Each Renter must sign a Rental Agreement and schedule a time to complete a rental check list with the Facility Manager one week in advance of the event date. The Renter is bound by the Rental Agreement, which is incorporated herein by reference, regardless of whether the Rental Agreement is executed.
6. A non-refundable facility rental fee will be charged according to the schedule below:

| | |
|--------------|--------|
| Patron Rates | \$0.00 |
|--------------|--------|

| | |
|------------------|--|
| Non-Patron Rates | \$250.00 for up to 20 attendees \$450.00 for 21 attendees or more, up to the maximum designated occupancy |
|------------------|--|

7. A refundable deposit of \$250.00 is required for any rental.
8. Renters interested in renting the Bar and Seating Area for private events must submit a request to the Amenity Manager, no later than 14 days prior to the event, a completed Rental Application indicating the date of the event, the hours when the event will be held, a description of the event, the number of attendees that will be attending, and whether alcohol and/or food will be served. The Amenity Manager will determine if a Special Event Agreement (including evaluating if security services are needed to ensure public safety and any applicable costs will be the responsibility of the Renter along with naming the District as an additional insured) will need to be executed. Where determined by the Amenity Manager to be required, a properly executed Special Event Agreement, along with all documentation required therein, must be received by the Amenity Manager no less than 10 days prior to the date of the event. The Amenity Manager will review the Rental Application on a case-by-case basis and has the authority to reasonably deny a request. Denial of a request may be appealed to the Board for consideration.
9. Upon approval and no later than 10 days from the rental date, Renters should submit a check or money order (no cash) to the Amenity Manager made payable to the Silverado Community Development District for the rental fee (if applicable) and for the deposit (should be separate checks or money orders). Failure to submit applicable payments in a timely manner may result in the room not being reserved. Checks will be cashed by the District prior to the event.
10. The Renter must provide written notice of cancellation to the Amenity Manager at least 10 days prior to the event. If the rental is cancelled less than 10 days prior to the event, 50% of the deposit will be retained as a cancellation fee and the remainder deposit will be returned to the Renter. Rental Fees are not subject to a refund.
11. The District will issue a refund for the amount of the deposit following the event provided the Amenity Manager determines that there has been no damage to the Recreational Facilities and the premises have been properly cleaned after use. If the premises are not properly cleaned, the deposit will be kept for this purpose. To receive a full refund of the deposit, the following must be completed:
 - a. Ensure that all garbage is removed and placed in the outside receptacles.
 - b. Remove all displays, favors or remnants of the event.
 - c. Restore the furniture and other items to their original position.
 - d. Wipe off counters, tabletops, and sink area.
 - e. Clean out and wipe down all cabinets and appliances used. Floor should be swept clean.
 - f. Ensure that no damage has occurred to the Recreational Facilities and its property.

If additional cleaning is required, the Renter will be liable for any expenses incurred by the District to hire an outside cleaning contractor. Additional cleaning costs shall first be subtracted from the amount of deposit. If the deposit is insufficient to cover all such cleaning costs, the Amenity Manager shall bill the Renter for the remaining balance. The Amenity Manager shall determine the

amount of deposit to return, if any.

12. Additional Policies:

- a. Renters renting the facilities are responsible for ensuring that their attendees adhere to the policies set forth herein.
- b. Please note all policies remain in force for these special circumstances and the District has final say in these matters.
- c. The volume of live or recorded music must not violate applicable City of Zephyrhills and Pasco County noise ordinances.
- d. Additional liability insurance coverage will be required for all events that are approved to serve alcoholic beverages, or for other events the District determines in its sole discretion should require additional liability coverage. The District, its staff, and consultants are to be named on these policies as an additional insured party.
- e. Unless the Renter renting the facilities is a Patron, they shall not use any other portion of the Recreational Facilities, including the pool or playground.

Silverado Community Development District
Disciplinary & Enforcement Rule

In accordance with Chapters 190 and 120 of the Florida Statutes, and after a duly noticed public meeting and public hearing, the Board of Supervisors of the Silverado Community Development District adopted the following rules.

1. **Introduction.** This rule addresses disciplinary and enforcement matters relating to the use of the amenities and other properties owned and managed by the District.

2. **General Rule.** All persons using the amenities and entering District properties are responsible for compliance with, and shall comply with, the rules established for the safe operations of the District's amenities.

3. **Suspension of Rights.** The District, through its Board, District Manager, and Amenities Manager, shall have the right to restrict, suspend, or terminate the amenities privileges of any person to use the amenities for any of the following behavior:

- a. Submits false information on any application for use of the amenities;
- b. Permits the unauthorized use of an Access Card;
- c. Exhibits unsatisfactory behavior, deportment or appearance;
- d. Fails to pay amounts owed to the District in a proper and timely manner;
- e. Fails to abide by any District rules or policies;
- f. Treats the District's supervisors, staff, amenities management, contractors, or other representatives, or other residents or guests, in an unreasonable or abusive manner;
- g. Damages or destroys District property; or
- h. Engages in conduct that is improper or likely to endanger the health, safety, or welfare of the District, or its supervisors, staff, amenities management, contractors, or other representatives, or other residents or guests.

4. **Authority of Amenity Manager.** The Amenity Manager or his or her designee has the ability to remove any person from one or all Recreational Facilities if any of the above-referenced behaviors are exhibited or actions committed. The Amenity Manager or his or her designee may at any time restrict or suspend for cause or causes, including but not limited to those described above, any person's (and his/her family's) privileges to use any or all of the Recreational Facilities for a period not to exceed thirty days.

5. **Authority of District Manager.** The District Manager may at any time restrict, suspend or terminate for cause or causes, including but not limited to those described above, any person's (and his/her family's) privileges to use any or all of the District Recreational Facilities for a period greater than thirty days. Any such person will have the right to appeal the imposition of the restriction, suspension or termination before the Board of Supervisors.

6. **Enforcement of Penalties/Fines.** For any of the reasons set forth in Section 3 above, the District shall additionally have the right to impose a fine of up to the amount of \$1,000 – in addition to any amounts for damages – and collect such fine, damages and attorney's fees as a contractual lien or as

otherwise provided pursuant to Florida law.

7. **Legal Action; Criminal Prosecution.** If any person is found to have committed any of the infractions noted in Section 3 above, such person may additionally be subject to arrest for trespassing or other applicable legal action, civil or criminal in nature.

8. **Severability.** If any section, paragraph, clause or provision of this rule shall be held to be invalid or ineffective for any reason, the remainder of this rule shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this rule would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause or provision.

Law Implemented: ss. 120.69, 190.011, 190.012, Fla. Stat. (2024)

ATTACHMENT A
Consent and Waiver Agreement

CONSENT AND WAIVER AGREEMENT
- Silverado Community Development District -

The Silverado Community Development District (“**District**”) owns and operates certain properties and areas intended for recreational use, including a clubhouse, pool, splash area, and playground area (“**Recreational Facilities**”). In consideration for being allowed to use the Recreational Facilities, I hereby voluntarily assume any and all risk, including injury to my person and property, relating to the Recreational Facilities, and agree to indemnify, defend and hold harmless the District and any of their affiliates, supervisors, officers, staff, agents, employees, volunteers, organizers, officials or contractors (collectively, the “**Indemnitees**”) from any claim, liability, cost, or loss of any kind sustained or incurred by either any of the Indemnitees or by other residents, users, or guests, and resulting from any acts or omissions of myself, my family members, or my guests, and arising out of or incident to the Recreational Facilities, unless such loss is solely the result of Indemnitees’ gross negligence or intentional, willful, or wanton misconduct. I further acknowledge and agree that I shall be bound at all times by the terms and conditions of the policies, rules and regulations of the District, as currently in effect and as may be amended from time to time. I have read and understand the terms of this Consent and Waiver Agreement and have willingly signed below as my own free act, being both of lawful age and legally competent to do so. Nothing herein shall constitute or be construed as a waiver of the District’s limitations on liability contained in section 768.28, *Florida Statutes*, or other statute or law.

Participant Name: _____

Participant Signature: _____ Date: _____
(if Participant is 18 years of age or older)

Parent/Guardian Name: _____
(if Participant is a minor child)

Parent/Guardian Signature: _____ Date: _____
(if Participant is a minor child)

Address: _____

Phone Number (home): _____

Phone Number (alternate): _____

Emergency Contact & Phone Number: _____

NOTE TO STAFF: THIS FORM MAY CONTAIN CONFIDENTIAL INFORMATION. DO NOT DISCLOSE ITS CONTENTS WITHOUT FIRST CONSULTING THE DISTRICT MANAGER.

PRIVACY NOTICE: Under Florida’s Public Records Law, Chapter 119, Florida Statutes, the information you submit on this form may become part of a public record. This means that, if a citizen makes a public records request, we may be required to disclose the information you submit to us. Under certain circumstances, we may only be required to disclose part of the information submitted to us. If you believe that your records may qualify for an exemption under Chapter 119, Florida Statutes, please notify the District Manager.

ATTACHMENT B
Rental Application

RENTAL APPLICATION
- Silverado Community Development District -

The Silverado Community Development District ("**District**") owns and operates certain properties and areas intended for recreational use, including a clubhouse, pool, splash area, and playground area ("**Recreational Facilities**"). In consideration for being allowed to use the Recreational Facilities, I hereby voluntarily assume any and all risk, including injury to my person and property, relating to the Recreational Facilities, and agree to indemnify, defend and hold harmless the District and any of their affiliates, supervisors, officers, staff, agents, employees, volunteers, organizers, officials or contractors (collectively, the "**Indemnitees**") from any claim, liability, cost, or loss of any kind sustained or incurred by either any of the Indemnitees or by other residents, users, or guests, and resulting from any acts or omissions of myself, my family members, or my guests, and arising out of or incident to the Recreational Facilities, unless such loss is solely the result of Indemnitees' gross negligence or intentional, willful, or wanton misconduct. I further acknowledge and agree that I shall be bound at all times by the terms and conditions of the policies, rules and regulations of the District, as currently in effect and as may be amended from time to time. I have read and understand the terms of this Consent and Waiver Agreement and have willingly signed below as my own free act, being both of lawful age and legally competent to do so. Nothing herein shall constitute or be construed as a waiver of the District's limitations on liability contained in section 768.28, Florida Statutes or other statute or law.

Participant Name: _____

Participant Signature: _____ Date: _____
(if Participant is 18 years of age or older)

Parent/Guardian Name: _____
(if Participant is a minor child)

Parent/Guardian Signature: _____ Date: _____
(if Participant is a minor child)

Address: _____

Phone Number (home): _____

Phone Number (alternate): _____

Emergency Contact & Phone Number: _____

NOTE TO STAFF: THIS FORM MAY CONTAIN CONFIDENTIAL INFORMATION. DO NOT DISCLOSE ITS CONTENTS WITHOUT FIRST CONSULTING THE DISTRICT MANAGER.

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SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

10A

RESOLUTION 2025-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF SILVERADO COMMUNITY DEVELOPMENT DISTRICT ADOPTING AMENDED RECREATIONAL FACILITIES RULES & POLICIES; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, Silverado Community Development District (“**District**”) is a local unit of special purpose government created and existing pursuant to Chapter 190, Florida Statutes, being located in the City of Zephyrhills, Pasco County, Florida; and

WHEREAS, the Board of Supervisors of the District (“**Board**”) is authorized by Sections 190.011(5) and 190.035, *Florida Statutes*, to adopt rules, orders, policies, rates, fees and charges pursuant to Chapter 120, Florida Statutes; and

WHEREAS, the District desires to adopt an *Amended Recreational Facilities Rules & Policies* (“**Recreational Facilities Use Policy**”), attached hereto as **Exhibit A** and incorporated herein, pursuant to the provisions of Sections 190.011(5) and 190.035 and Chapter 120, Florida Statutes; and

WHEREAS, the Board finds that it is in the best interests of the District to adopt by resolution the Recreational Facilities Use Policy for immediate use and application.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SILVERADO COMMUNITY DEVELOPMENT DISTRICT:

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

SECTION 2. The District hereby adopts the Recreational Facilities Use Policy, attached hereto as **Exhibit A**.

SECTION 3. If any provision of this resolution or the Recreational Facilities Use Policy is held to be illegal or invalid, the other provisions shall remain in full force and effect.

SECTION 4. This resolution shall become effective upon its passage and shall remain in effect unless rescinded or repealed.

PASSED AND ADOPTED THIS 21ST DAY OF APRIL, 2025.

ATTEST:

SILVERADO COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A: Amended Recreational Facilities Use Policy

SILVERADO

COMMUNITY DEVELOPMENT DISTRICT

11

RESOLUTION 2025-07

A RESOLUTION OF THE BOARD OF SUPERVISORS OF SILVERADO COMMUNITY DEVELOPMENT DISTRICT, APPROVING THE FLORIDA STATEWIDE MUTUAL AID AGREEMENT; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the State Emergency Management Act, Chapter 252, Florida Statutes, authorizes the state and its political subdivisions to develop and enter into mutual aid agreements for reciprocal emergency aid and assistance in case of emergencies too extensive to be dealt with unassisted; and

WHEREAS, the Board of Supervisors of Silverado Community Development District desires to move forward and approve an agreement with the State of Florida, Division of Emergency Management, concerning the Statewide Mutual Aid Agreement; and

WHEREAS, the Florida Department of Economic Opportunity requires an independent special district to participate in the Statewide Mutual Aid Agreement to be eligible for funds under Administrative Rule 9G-1.9, Base Funding for County Emergency Management Agencies and Municipal Competitive Grant and Loan Programs;

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

1. **RECITALS.** The foregoing “**WHEREAS**” clauses are true and correct and are hereby ratified and confirmed by the Board of Supervisors.
2. **APPROVAL OF AGREEMENT.** The execution of the attached Statewide Mutual Aid Agreement is hereby authorized, and the Agreement is hereby approved.
3. **EFFECTIVE DATE.** This Resolution shall become effective immediately upon its passage and adoption.

PASSED AND ADOPTED this 21st day of April, 2025.

ATTEST:

SILVERADO COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A

Statewide Mutual Aid Agreement



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

STATEWIDE MUTUAL AID AGREEMENT - 2023

This Agreement is an acknowledgment of receipt by the Florida Division of Emergency Management (“the Division”) and the local government (“Participating Party”) signing this Agreement. Execution of this agreement replaces all previous iterations and is active until a new agreement is drafted and requested by The Division.

This Agreement is based on the existence of the following conditions:

- A. The State of Florida is vulnerable to a wide range of emergencies and disasters that are likely to cause the disruption of essential services and the destruction of the infrastructure needed to deliver those services.
- B. Such emergencies and disasters often exceed the emergency response and recovery capabilities of any one county or local government.
- C. Such incidents may also give rise to unusual and unanticipated physical and technical needs which a local government cannot meet with existing resources, but that other local governments within the State of Florida may be able to provide.
- D. The Emergency Management Act, chapter 252, *Florida Statutes*, provides each local government of the state the authority to develop and enter into mutual aid agreements within the state for reciprocal emergency aid in case of emergencies too extensive to be dealt with unassisted, and through such agreements ensure the timely reimbursement of costs incurred by the local governments which render such assistance.
- E. Pursuant to chapter 252.32, *Florida Statutes*, the Division renders mutual aid among the political subdivisions of the state to carry out emergency management functions and responsibilities.
- F. Pursuant to chapter 252, *Florida Statutes*, the Division has the authority to coordinate and direct emergency management assistance between local governments and concentrate available resources where needed.

Based on the existence of the foregoing conditions, the Parties agree to the following articles:

ARTICLE I: DEFINITIONS

As used in this Agreement, the following expressions shall have the following meanings:

- A. The “Agreement” is this Agreement, which shall be referred to as the Statewide Mutual Aid Agreement (“SMAA”).



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

- B. The “Division” is the Florida Division of Emergency Management.
- C. A “Requesting Party” to this Agreement is a Participating Party who requests assistance under this agreement.
- D. An “Assisting Party” to this Agreement is a Participating Party who provides assistance to a Requesting Party under this agreement.
- E. The “Period of Assistance” is the time during which an Assisting Party renders assistance to a Requesting Party under this agreement and includes the time necessary for the resources and personnel of the Assisting Party to travel to the place specified by the Requesting Party and the time necessary to return to their place of origin.
- F. A “Mission” is a documented emergency response activity performed during a Period of Assistance, usually in reference to one operational function or activity.
- G. A “local government” is any educational district, special district, or any entity that is a “local governmental entity” within the meaning of section 11.45(1)(g), *Florida Statutes*.
- H. An “educational district” is any school district within the meaning of section 1001.30, *Florida Statutes*, and any Florida College System Institution or State University within the meaning of section 1000.21, *Florida Statutes*.
- I. A “special district” is any local or regional governmental entity which is an independent special district within the meaning of section 189.012(3), *Florida Statutes*, established by local, special, or general act, or by rule, ordinance, resolution, or interlocal agreement.
- J. A “tribal council” is the respective governing bodies of the Seminole Tribe of Florida and Miccosukee Tribe of Indians recognized as special improvement district by section 285.18(1), *Florida Statutes*.
- K. An “interlocal agreement” is any agreement between local governments within the meaning of section 163.01(3)(a), *Florida Statutes*.
- L. A “Resource Support Agreement” as used in this Agreement refers to a supplemental agreement of support between a Requesting Party and an Assisting Party.
- M. “Proof of work” as used in this Agreement refers to original and authentic documentation of a single individual or group of individuals’ emergency response activity at a tactical level.



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

- N. "Proof of payment" as used in this Agreement refers to original and authentic documentation of an emergency response expenditure made by an Assisting Party.
- O. A "Reimbursement Package" as used in this Agreement refers to a full account of mission response documentation supported by proof of work and proof of payment.
- P. Any expressions not assigned definitions elsewhere in this Agreement shall have the definitions assigned them by the Emergency Management Act, Chapter 252, *Florida Statutes*.

ARTICLE II: APPLICABILITY OF THE AGREEMENT

Any Participating Party, including the Division, may request assistance under this Agreement for a "major disaster" or "catastrophic disaster" as defined in section 252.34, *Florida Statutes*, minor disasters, and other such emergencies as lawfully determined by a Participating Party.

ARTICLE III: INVOCATION OF THE AGREEMENT

In the event of an emergency or anticipated emergency, a Participating Party may request assistance under this Agreement from any other Participating Party or the Division if, in the judgement of the Requesting Party, its own resources are inadequate to meet the needs of the emergency or disaster.

- A. Any request for assistance under this Agreement may be oral, but within five (5) calendar days must be confirmed in writing by the Requesting Party. All requests for assistance under this Agreement shall be transmitted by the Requesting Party to another Participating Party or the Division. If the Requesting Party transmits its request for Assistance directly to a Participating Party other than the Division, the Requesting Party and Assisting Party shall keep the Division advised of their activities.
- B. The Division shall relay any requests for assistance under this Agreement to such other Participating Parties as it may deem appropriate and coordinate the activities of the Assisting Parties to ensure timely assistance to the Requesting Party. All such activities shall be carried out in accordance with the State's Comprehensive Emergency Management Plan.

ARTICLE IV: RESPONSIBILITIES OF REQUESTING PARTIES

To the extent practicable, all Requesting Parties shall provide the following information to their respective county emergency management agency, the Division, and the intended Assisting Party or Parties. In providing such information, Requesting Parties should utilize Section I of the



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, *Governor*

Kevin Guthrie, *Executive Director*

Resource Support Agreement (RSA) Form, available via the [Division approved documents SharePoint site](#)¹.

- A. A description of the Mission to be performed by the Assisting Party;
- B. A description of the resources and capabilities needed to complete the Mission successfully;
- C. The location, date, and time personnel and resources from the Assisting Party should arrive at the incident site, staging area, facility, or other location designated by the Requesting Party;
- D. A description of the health, safety, and working conditions expected for deploying personnel;
- E. Lodging and meal availability;
- F. Any logistical requirements;
- G. A description of any location or facility outside the territorial jurisdiction of the Requesting Party needed to stage incoming resources and personnel;
- H. The location date, and time for personnel of the Requesting Party to meet and receive the personnel and equipment of the Assisting Party; and
- I. A technical description of any communications equipment needed to ensure effective information sharing between the Requesting Party, any Assisting Parties, and all relevant responding entities.

ARTICLE V: RESPONSIBILITIES OF ASSISTING PARTIES

Each Party shall render assistance under this Agreement to any Requesting Party to the extent practicable that its personnel, equipment, resources, and capabilities can render assistance. If upon receiving a request for assistance under this Agreement a Party determines that it has the capacity to render some or all of such assistance, it shall provide the following information without delay to the Requesting Party, the Division, and the Assisting Party's County emergency management agency. In providing such information, the Assisting Party should utilize the Section II of the Resource Support Agreement (RSA) Form, available via the [Division approved documents SharePoint site](#).

¹ FDEM approved documents such as activity logs and mutual aid forms can be found at:
https://portal.floridadisaster.org/projects/FROC/FROC_Documents/Forms/AllItems.aspx?View=%7B6F3CF7BD%2DC0A4%2D4BE2%2DB809%2DC8009D7D0686%7D



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, *Governor*

Kevin Guthrie, *Executive Director*

- A. A description of the personnel, equipment, supplies, services and capabilities it has available, together with a description of the qualifications of any skilled personnel;
- B. An estimate of the time such personnel, equipment, supplies, and services will continue to be available;
- C. An estimate of the time it will take to deliver such personnel, equipment, supplies, and services to the location(s) specified by the Requesting Party;
- D. A technical description of any communications and telecommunications equipment available for timely communications with the Requesting Party and other Assisting Parties;
- E. The names and contact information of all personnel whom the Assisting Party has designated as team leaders or supervisors; and
- F. An estimated cost for the provision of assistance.

ARTICLE VI: RENDITION OF ASSISTANCE

The Requesting Party shall afford the emergency response personnel of all Assisting Parties, while operating within the jurisdictional boundaries of the Requesting Party, the same powers, duties, rights, and privileges, except that of arrest unless specifically authorized by the Requesting Party, as are afforded the equivalent emergency response personnel of the Requesting Party. Emergency response personnel of the Assisting Party will remain under the command and control of the Assisting Party, but during the Period of Assistance, the resources and responding personnel of the Assisting Party will perform response activities under the operational and tactical control of the Requesting Party.

- A. Unless otherwise agreed upon between the Requesting and Assisting Party, the Requesting Party shall be responsible for providing food, water, and shelter to the personnel of the Assisting Party. For Missions performed in areas where there are insufficient resources to support responding personnel and equipment throughout the Period of Assistance, the Assisting Party shall, to the fullest extent practicable, provide their emergency response personnel with the equipment, fuel, supplies, and technical resources necessary to make them self-sufficient throughout the Period of Assistance. When requesting assistance, the Requesting Party may specify that Assisting Parties send only self-sufficient personnel and resources but must specify the length of time self-sufficiency should be maintained.



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

- B. Unless the Requesting Party has specified the contrary, it shall, to the fullest extent practicable, coordinate all communications between its personnel and the responding personnel of the Assisting Parties, and shall determine and share the frequencies and other technical specifications of all communications equipment to be used, as appropriate, with the deployed personnel of the Assisting Parties.
- C. Personnel of the Assisting Party who render assistance under this Agreement shall receive the usual wages, salaries, and other compensation as are normally afforded to personnel for emergency response activities within their home jurisdiction, and shall have all the immunities, rights, interests, and privileges applicable to their normal employment. If personnel of the Assisting Party hold local licenses or certifications limited to the jurisdiction of issue, then the Requesting Party shall recognize and honor those licenses or certifications for the duration of the Period of Assistance.

ARTICLE VII: REIMBURSEMENT

After the Period of Assistance has ended, the Assisting Party shall have 45 days to develop a full reimbursement package for services rendered and resources supplied during the Period of Assistance. All expenses claimed to the Requesting Party must have been incurred in direct response to the emergency as requested by the Requesting Party and must be supported by proof of work and proof of payment.

To guide the proper documentation and accountability of expenses, the Assisting Party should utilize the Claim Summary Form, available via the [Division approved documents SharePoint site](#) as a guide and summary of expense to collect information to then be formally submitted for review by the Requesting Party.

To receive reimbursement for assistance provided under this agreement, the Assisting Party shall provide, at a minimum, the following supporting documentation to the Requesting Party unless otherwise agreed upon between the Requesting and Assisting Parties:

- A. A complete and authentic description of expenses incurred by the Assisting Party during the Period of Assistance;
- B. Copy of a current and valid Internal Revenue Service W-9 Form;
- C. Copies of all relevant payment and travel policies in effect during the Period of Assistance;
- D. Daily personnel activity logs demonstrating emergency response activities performed for all time claimed (for FDEM reimbursement Division approved activity logs will be required for personnel activity claims);



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, *Governor*

Kevin Guthrie, *Executive Director*

- E. Official payroll and travel reimbursement records for all claimed personnel expenses;
- F. Neat and comprehensive fringe benefit calculations for each position class or category of claimed personnel;
- G. Written justification for all additional expenses/purchases incurred during the Period of Assistance;
- H. Proof of payment for additional/miscellaneous expenses incurred during the Period of Assistance
- I. Equipment activity logs demonstrating equipment use and operation in support of emergency response activities for all time claimed (for FDEM reimbursement Division approved forms will be required for equipment activity claims);
- J. Proof of reimbursement to all employees who incurred emergency response expenses with personal money;
- K. Justification for equipment repair expenses; and
- L. Copies of any applicable supporting agreements or contracts with justification.

If a dispute or disagreement regarding the eligibility of any expense arises, the Requesting Party, Assisting Party, or the Division may elect binding arbitration. If binding arbitration is elected, the Parties must select as an arbitrator any elected official of another Participating Party, or any other official of another Participating Party whose normal duties include emergency management, and the other Participating Party shall also select such an official as an arbitrator, and the arbitrators thus chosen shall select another such official as a third arbitrator.

The three (3) arbitrators shall convene by teleconference or videoconference within thirty (30) calendar days to consider any documents and any statements or arguments by the Division, the Requesting Party, or the Assisting Party concerning the protest, and shall render a decision in writing not later than ten (10) business days after the close of the hearing. The decision of a majority of the arbitrators shall bind the parties and shall be final.

If the Participating Parties do not elect binding arbitration, this agreement and any disputes arising thereunder shall be governed by the laws of the State of Florida and venue shall be in Leon County, Florida. Nothing in this Agreement shall be construed to create an employer-employee relationship or a partnership or joint venture between the participating parties. Furthermore, nothing contained herein shall constitute a waiver by either Party of its sovereign immunity or the provisions of section 768.28, Florida Statutes. Nothing herein shall be construed as consent by either Party to be sued by third parties.



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, *Governor*

Kevin Guthrie, *Executive Director*

ARTICLE VIII: COST ELIGIBLE FOR REIMBURSEMENT

The costs incurred by the Assisting Party under this Agreement shall be reimbursed as needed to make the Assisting Party whole to the fullest extent practicable.

- A. Employees of the Assisting Party who render assistance under this Agreement shall be entitled to receive from the Assisting Party all their usual wages, salaries, and any and all other compensation for mobilization, hours worked, and demobilization. Such compensation shall include any and all contributions for insurance and retirement, and such employees shall continue to accumulate seniority at the usual rate. As between the employees and the Assisting Party, the employees shall have all the duties, responsibilities, immunities, rights, interests, and privileges incident to their usual employment. The Requesting Party shall reimburse the Assisting Party for these costs of employment.
- B. The costs of equipment supplied by the Assisting Party shall be reimbursed at the rental rate established in FEMA' s Schedule of Equipment, or at any other rental rate agreed to by the Requesting Party. In order to be eligible for reimbursement, equipment must be in actual operation performing eligible work. The labor costs of the operator are not included in the rates and should be approved separately from equipment costs. The Assisting Party shall pay for fuels, other consumable supplies, and repairs to its equipment as needed to keep the equipment in a state of operational readiness. Rent for the equipment shall be deemed to include the cost of fuel and other consumable supplies, maintenance, service, repairs, and ordinary wear and tear. With the consent of the Assisting Party, the Requesting Party may provide fuels, consumable supplies, maintenance, and repair services for such equipment at the site. In that event, the Requesting Party may deduct the actual costs of such fuels, consumable supplies, maintenance, and services from the total costs otherwise payable to the Assisting Party. If the equipment is damaged while in use under this Agreement and the Assisting Party receives payment for such damage under any contract of insurance, the Requesting Party may deduct such payment from any item or items billed by the Assisting Party for any of the costs for such damage that may otherwise be payable.
- C. The Requesting Party shall pay the total costs for the use and consumption of any and all consumable supplies delivered by the Assisting Party for the Requesting Party under this Agreement. In the case of perishable supplies, consumption shall be deemed to include normal deterioration, spoilage, and damage notwithstanding the exercise of reasonable care in its storage and use. Supplies remaining unused shall be returned to the Assisting Party in usable condition upon the close of the Period of Assistance, and the Requesting Party may deduct the cost of such returned supplies from the total costs billed by the Assisting Party for such supplies. If the Assisting Party agrees, the Requesting Party may also replace any and all used consumable supplies with like



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, *Governor*

Kevin Guthrie, *Executive Director*

supplies in usable condition and of like grade, quality and quantity within the time allowed for reimbursement under this Agreement.

- D. The Assisting Party shall keep records to document all assistance rendered under this Agreement. Such records shall present information sufficient to meet the audit requirements specified in the regulations of FEMA and any applicable circulars issued by the State of Florida. Upon reasonable notice, the Assisting Party shall make its records available the Requesting Party for inspection or duplication between 8:00 a.m. and 5:00 p.m. on all weekdays, except for official holidays.

ARTICLE IX: INSURANCE

Each Participating Party shall determine for itself what insurance to procure, if any. With the exceptions in this Article, nothing in this Agreement shall be construed to require any Participating Party to procure insurance.

- A. Each Participating Party shall procure employers' insurance meeting the requirements of the Workers' Compensation Act, as amended, affording coverage for any of its employees who may be injured while performing any activities under the authority of this Agreement, and shall be provided to each Participating Party.
- B. Participating Parties may elects additional insurance affording liability coverage for any activities that may be performed under the authority of this Agreement .
- C. Subject to the limits of such liability insurance as any Participating Party may elect to procure, nothing in this Agreement shall be construed to waive, in whole or in part, any immunity any Participating Party may have in any judicial or quasi-judicial proceeding.
- D. Each Participating Party which renders assistance under this Agreement shall be deemed to stand in the relation of an independent contractor to all other Participating Parties and shall not be deemed to be the agent of any other Participating Party.
- E. Nothing in this Agreement shall be construed to relieve any Participating Party of liability for its own conduct and that of its employees.
- F. Nothing in this Agreement shall be construed to obligate any Participating Party to indemnify any other Participating Party from liability to third parties.



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, *Governor*

Kevin Guthrie, *Executive Director*

ARTICLE X: GENERAL REQUIREMENTS

Notwithstanding anything to the contrary elsewhere in this Agreement, all Participating Parties shall be subject to the following requirements in the performance of this Agreement:

- A. All Participating Parties shall allow public access to all documents, papers, letters, or other materials subject to the requirements of the Public Records Act, as amended, and made or received by any Participating Party in conjunction with this Agreement.
- B. No Participating Party may hire employees in violation of the employment restrictions in the Immigration and Nationality Act, as amended.
- C. No costs reimbursed under this Agreement may be used directly or indirectly to influence legislation or any other official action by the Legislature of the State of Florida or any of its agencies.
- D. Any communication to the Division under this Agreement shall be sent via either email, the Division of Emergency Managements Enterprise System (DEMES), or mail to the Response Bureau, Florida Division of Emergency Management, 2555 Shumard Oak Boulevard, Tallahassee, Florida 32399-2100.
- E. Any communication to a Participating Party shall be sent to the official or officials specified by that Participating Party. For the purpose of this section, any such communication may be sent by the U.S. Mail, e-mail, or other electronic platforms.

ARTICLE XI: EFFECTS OF AGREEMENT

Upon its execution by a Participating Party, this Agreement shall have the following effect with respect to that Participating Party:

- A. The execution of this Agreement by any Participating Party which is a signatory to the Statewide Mutual Aid Agreement of 1994 shall terminate the rights, interests, duties, responsibilities, and obligations of that Participating Party under the Statewide Mutual Aid Agreement of 1994, but such termination shall not affect the liability of the Participating Party for the reimbursement of any costs due under the Statewide Mutual Aid Agreement of 1994, regardless of whether such costs are billed or unbilled.
- B. The execution of this Agreement by any Participating Party which is a signatory to the Public Works Mutual Aid Agreement shall terminate the rights, interests, duties, responsibilities and obligations of that Participating Party under the Public Works Mutual Aid Agreement, but such termination shall not affect the liability of the Participating Party for the reimbursement of any costs due under the Public Works Mutual Aid Agreement,



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, *Governor*

Kevin Guthrie, *Executive Director*

regardless of whether such costs are billed or unbilled.

- C. Upon the activation of this Agreement by the Requesting Party, this Agreement shall supersede any other existing agreement between it and any Assisting Party to the extent that the former may be inconsistent with the latter.
- D. Upon its execution by any Participating Party, this Agreement will continue in effect for one (1) year from its date of execution by that Participating Party, and it shall automatically renew each year after its execution, unless within sixty (60) calendar days before the renewal date the Participating Party notifies the Division, in writing, of its intent to withdraw from the Agreement.
- E. The Division shall transmit any amendment to this Agreement by sending the amendment to all Participating Parties not later than five (5) business days after its execution by the Division. Such amendment shall take effect not later than sixty (60) calendar days after the date of its execution by the Division and shall then be binding on all Participating Parties. Notwithstanding the preceding sentence, any Participating Party who objects to the amendment may withdraw from the Agreement by notifying the Division in writing of its intent to do so within that time in accordance with section F of this Article.
- F. A Participating Party may rescind this Agreement at will after providing the other Participating Party a written SMAA withdrawal notice. Such notice shall be provided at least 30 days prior to the date of withdrawal. This 30-day withdrawal notice must be: written, signed by an appropriate authority, duly authorized on the official letterhead of the Participating Party, and must be sent via email, the Division of Emergency Managements Enterprise System (DEMES), or certified mail.

ARTICLE XII: INTERPRETATION AND APPLICATION OF AGREEMENT

The interpretation and application of this Agreement shall be governed by the following conditions:

- A. The obligations and conditions resting upon the Participating Parties under this Agreement are not independent, but dependent.
- B. Time shall be of the essence of this Agreement, and of the performance of all conditions, obligations, duties, responsibilities, and promises under it.
- C. This Agreement states all the conditions, obligations, duties, responsibilities, and promises of the Participating Parties with respect to the subject of this Agreement, and there are no conditions, obligations, duties, responsibilities, or promises other than those expressed in this Agreement.



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

- D. If any sentence, clause, phrase, or other portion of this Agreement is ruled unenforceable or invalid, every other sentence, clause, phrase, or other portion of the Agreement shall remain in full force and effect, it being the intent of the Division and the other Participating Parties that every portion of the Agreement shall be severable from every other portion to the fullest extent practicable. The Division reserves the right, at its sole and absolute discretion, to change, modify, add, or remove portions of any sentence, clause, phrase, or other portion of this Agreement that conflicts with state law, regulation, or policy. If the change is minor, the Division will notify the Participating Party of the change and such changes will become effective immediately; therefore, please check these terms periodically for changes. If the change is substantive, the Participating Parties may be required to execute the Agreement with the adopted changes. Any continued or subsequent use of this Agreement following the posting of minor changes to this Agreement shall signify implied acceptance of such changes.
- E. The waiver of any obligation or condition in this Agreement by a Participating Party shall not be construed as a waiver of any other obligation or condition in this Agreement.

NOTE: This iteration of the State of Florida Statewide Mutual Aid Agreement will replace all previous versions.

The Division shall provide reimbursement to Assisting Parties in accordance with the terms and conditions set forth in this Article for missions performed at the direct request of the Division. Division reimbursement eligible expenses must be in direct response to the emergency as requested by the State of Florida. All required cost estimations and claims must be executed through the DEMES Mutual Aid Portal and assisting agencies must use all required [FDEM forms](#) for documentation and cost verification. If a Requesting Party has not forwarded a request through the Division, or if an Assisting Party has rendered assistance without being requested to do so by the Division, the Division shall not be liable for the costs of any such assistance.

FDEM reserves the right to deny individual reimbursement requests if deemed to not be in direct response to the incident for which asset was requested.

IN WITNESS WHEREOF, the Parties have duly executed this Agreement on the date specified below:



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

FOR ADOPTION BY A COUNTY

STATE OF FLORIDA
DIVISION OF EMERGENCY MANAGEMENT

By: _____ Date: _____

Kevin Guthrie, Executive Director or
Ian Guidicelli, Authorized Designee

ATTEST:
CLERK OF THE CIRCUIT COURT

BOARD OF COUNTY COMMISSIONERS
OF _____ COUNTY,
STATE OF FLORIDA

By: _____

Clerk or Deputy Clerk

By: _____

Chair

Date: _____

Approved as to Form:

By: _____

County Attorney



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

FOR ADOPTION BY A CITY

STATE OF FLORIDA
DIVISION OF EMERGENCY MANAGEMENT

By: _____ Date: _____

Kevin Guthrie, Executive Director or
Ian Guidicelli, Authorized Designee

ATTEST:
CITY CLERK

CITY OF _____
STATE OF FLORIDA

By: _____

By: _____

Title: _____

Title: _____

Date: _____

Approved as to Form:

By: _____

City Attorney



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

FOR ADOPTION BY A COUNTY SHERIFF'S OFFICE

STATE OF FLORIDA
DIVISION OF EMERGENCY MANAGEMENT

By: _____ Date: _____

Kevin Guthrie, Executive Director or
Ian Guidicelli, Authorized Designee

COUNTY SHERIFF'S OFFICE, STATE OF FLORIDA

By: _____ By: _____

Title: _____ Title: _____

Date: _____

Approved as to Form:

By: _____

Attorney for Entity



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, *Governor*

Kevin Guthrie, *Executive Director*

FOR ADOPTION BY A COUNTY OR CITY FIRE DEPARTMENT/DISTRICT OFFICE

STATE OF FLORIDA
DIVISION OF EMERGENCY MANAGEMENT

By: _____ Date: _____

Kevin Guthrie, Executive Director or
Ian Guidicelli, Authorized Designee

COUNTY OR CITY FIRE DEPARTMENT/DISTRICT, STATE OF FLORIDA

By: _____ By: _____

Title: _____ Title: _____

Date: _____

Approved as to Form:

By: _____

Attorney for Entity



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, *Governor*

Kevin Guthrie, *Executive Director*

FOR ADOPTION BY AN EDUCATIONAL DISTRICT

STATE OF FLORIDA
DIVISION OF EMERGENCY MANAGEMENT

By: _____ Date: _____

Kevin Guthrie, Executive Director or
Ian Guidicelli, Authorized Designee

_____ SCHOOL DISTRICT, STATE OF FLORIDA

By: _____ By: _____

Title: _____ Title: _____

Date: _____

Approved as to Form:

By: _____

Attorney for District



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, *Governor*

Kevin Guthrie, *Executive Director*

FOR ADOPTION BY STATE COLLEGE, COMMUNITY COLLEGE OR STATE UNIVERSITY

STATE OF FLORIDA
DIVISION OF EMERGENCY MANAGEMENT

By: _____ Date: _____

Kevin Guthrie, Executive Director or
Ian Guidicelli, Authorized Designee

ATTEST:

BOARD OF TRUSTEES
OF _____
STATE COLLEGE, COMMUNITY
COLLEGE, or STATE OF FLORIDA

BOARD OF TRUSTEES
OF _____
UNIVERISTY,
STATE OF FLORIDA

By: _____

Clerk

By: _____

Chairman

Date: _____

Approved as to Form:

By: _____

Attorney for Board



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

FOR ADOPTION BY A SPECIAL DISTRICT

STATE OF FLORIDA
DIVISION OF EMERGENCY MANAGEMENT

By: _____ Date: _____

Kevin Guthrie, Executive Director or
Ian Guidicelli, Authorized Designee

_____ SPECIAL DISTRICT, STATE OF FLORIDA

By: _____ By: _____

Title: _____ Title: _____

Date: _____

Approved as to Form:

By: _____

Attorney for District



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

FOR ADOPTION BY AN AUTHORITY

STATE OF FLORIDA
DIVISION OF EMERGENCY MANAGEMENT

By: _____ Date: _____

Kevin Guthrie, Executive Director or
Ian Guidicelli, Authorized Designee

ATTEST:

BOARD OF TRUSTEES
OF _____
AUTHORITY,
STATE OF FLORIDA

By: _____

Clerk

By: _____

Chairman

Date: _____

Approved as to Form:

By: _____

Attorney for Board



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

FOR ADOPTION BY A NATIVE AMERICAN TRIBE

STATE OF FLORIDA
DIVISION OF EMERGENCY MANAGEMENT

By: _____ Date: _____

Kevin Guthrie, Executive Director or
Ian Guidicelli, Authorized Designee

ATTEST:

TRIBAL COUNCIL OF THE
_____ TRIBE OF FLORIDA

By: _____

Council Clerk

By: _____

Chairman

Date: _____

Approved as to Form:

By: _____

Attorney for Council



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

FOR ADOPTION BY A COMMUNITY DEVELOPMENT DISTRICT

STATE OF FLORIDA
DIVISION OF EMERGENCY MANAGEMENT

By: _____ Date: _____

Kevin Guthrie, Executive Director or
Ian Guidicelli, Authorized Designee

SILVERADO

COMMUNITY DEVELOPMENT DISTRICT, STATE OF FLORIDA

By: _____ By: _____

Title: _____ Title: _____

Date: **04/21/2025**

Approved as to Form:

By: _____

Attorney for District



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

SAMPLE AUTHORIZING RESOLUTION FOR ADOPTION OF STATEWIDE MUTUAL AID AGREEMENT

RESOLUTION NO. _____

WHEREAS, the State of Florida Emergency Management Act, Chapter 252, authorizes the State and its political subdivisions to provide emergency aid and assistance in the event of a disaster or emergency; and

WHEREAS the statutes also authorize the State to coordinate the provision of any equipment, services, or facilities owned or organized by the State or its political subdivisions for use in the affected area upon the request of the duly constituted authority of the area; and

WHEREAS this Resolution authorizes the request, provision, and receipt of interjurisdictional mutual assistance in accordance with the Emergency Management Act, Chapter 252, among political subdivisions within the State; and

NOW, THEREFORE, be it resolved by _____

_____ that in order to maximize the prompt, full and effective use of resources of all participating governments in the event of an emergency or disaster we hereby adopt the Statewide Mutual Aid Agreement which is attached hereto and incorporated by reference.

ADOPTED BY: _____

DATE: _____

I certify that the foregoing is an accurate copy of the Resolution adopted by

_____ on _____.

BY: _____

TITLE: _____

DATE: _____



STATE OF FLORIDA DIVISION OF EMERGENCY MANAGEMENT



Ron DeSantis, Governor

Kevin Guthrie, Executive Director

STATEWIDE MUTUAL AID AGREEMENT – SAMPLE ATTACHMENT **Encompassed Entities**

This notice is an acknowledgment of an amendment to the 2023 SMAA by the Florida Division of Emergency Management (“the Division”) which allows parent entities to include individual departments and subdivisions, within their authority, to be listed as SMAA designees eligible for SMAA request and assistance procedures.

By our authority and adoption of the attached 2023 Statewide Mutual Aid agreement, as the parent entity, the following departments and subdivisions will be included as SMAA signatories for all asset request, assistance, and applicable reimbursement processes:

All entities listed herein will still require access to the DEMES Mutual Aid System for FDEM Reimbursement process requirements.

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SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

12B

SILVERADO COMMUNITY DEVELOPMENT DISTRICT

REQUEST FOR PROPOSALS LANDSCAPE MAINTENANCE AND IRRIGATION SERVICES

EVALUATION CRITERIA

1. Personnel & Equipment (20 Points Possible) (____Points Awarded)

This category addresses the following criteria: skill set and experience of key management and assigned personnel, including the project manager and other specifically trained individuals who will manage the property; present ability to manage this project; proposed staffing levels; capability of performing the work; geographic location; subcontractor listing; inventory of all equipment; etc. Skill set includes certification, technical training, and experience with similar projects. Please include resumes, certifications, etc., with proposal. Please also provide evidence of the proposer's ability to meet deadlines and be responsive to client needs.

2. Experience (25 Points Possible) (____Points Awarded)

A full twenty-five (25) points will be awarded to the Proposer which clearly distinguishes past & current record and experience of the Proposer in similar projects; volume of work previously awarded to the firm; past performance in any other contracts; etc.

3. Understanding Scope of RFP (15 Points Possible) (____Points Awarded)

This category addresses the following issues: Does the proposal demonstrate an understanding of the District's needs for the services requested? Does it provide all information as requested by the District including pricing, scheduling, staffing, etc.? Does it demonstrate clearly the ability to perform these services? Were any suggestions for "best practices" included? Does the proposal as a whole appear to be feasible, in light of the scope of work? Did the contractor use the forms provided from the Project Manual in responding to the proposal?

4. Financial Capacity (5 Points Possible) (____Points Awarded)

This category addresses whether the Proposer has demonstrated that it has the financial resources and stability as a business entity necessary to implement and execute the work. Proposer should include proof of ability to provide insurance coverage as required by the District as well as audited financial statements, or similar information.

5. Price (20 Points Possible) (____Points Awarded)

Twenty (20) points will be awarded to the Proposer submitting the lowest bid for the combined pricing of unirrigated landscape areas (identified in red) and irrigated landscape areas (identified in dark green) for Parts 1 - 4 (the Contract Amount). AN AVERAGE OF ALL THREE YEARS PRICING IS TO BE CONSIDERED WHEN AWARDING POINTS FOR PRICING - THE INITIAL TERM AND THE FIRST AND SECOND ANNUAL RENEWALS. All other proposers will receive a percentage of this amount based upon a formula which divides the low bid by the proposer's bid and is then multiplied by the number of points possible in this part of the Price evaluation.

EXAMPLE: Contractor "A" turns in a bid of \$210,000 and is deemed to be low bid and will receive the full 20 points. Contractor "B" turns in a bid of \$265,000. Bid "A" is divided by Bid "B" then multiplied by the number of points possible (20). $(210,000/265,000) \times 20 = 15.85$, therefore, Contractor "B" will receive 15.85 of 20 possible points. Contractor "C" turns in a bid of \$425,000. Bid "A" is divided by Bid "C" then multiplied by the number of points possible (20). $(210,000/425,000) \times 20 = 9.88$, therefore, Contractor "C" will receive 9.88 of 20 points.

6. Reasonableness of ALL Numbers (15 Points Possible) (____ Points Awarded)

Up to fifteen (15) points will be awarded as to the reasonableness of ALL numbers, quantities & costs (including, but not limited to fertilizer quantities, mulch quantities based on Contractor's field measurements) provided, including Parts 1, 2, 3, 4, 5 and 6 as well as unit costs from the additional schedules.

Proposer's Total Score (100 Points Possible) (____ Points Awarded)

END

SILVERADO COMMUNITY DEVELOPMENT DISTRICT
LANDSCAPE & IRRIGATION MAINTENANCE SERVICES
EVALUATION MATRIX

| | PERSONNEL & EQUIPMENT | EXPERIENCE | UNDERSTANDING SCOPE OF RFP | FINANCIAL CAPACITY | PRICE | REASONABLENESS OF ALL NUMBERS | TOTAL POINTS |
|--|----------------------------------|-------------------|-----------------------------------|---------------------------|------------------|--------------------------------------|---------------------|
| RESPONDENT | 20 POINTS | 25 POINTS | 15 POINTS | 5 POINTS | 20 POINTS | 15 POINTS | 100 POINTS |
| | | | | | | | |
| Fieldstone Landscape Services LLC | | | | | | | |
| | | | | | | | |
| Juniper Landscaping of Florida, LLC | | | | | | | |
| | | | | | | | |
| Prince & Sons | | | | | | | |
| | | | | | | | |
| Redtree Landscape | | | | | | | |
| | | | | | | | |
| Yellowstone Landscape | | | | | | | |
| | | | | | | | |

Completed by: _____
 Board Member's Signature

 Printed Name of Board Member

Date: _____

SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

UNAUDITED
FINANCIAL
STATEMENTS

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
FEBRUARY 28, 2025**

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GOVERNMENTAL FUNDS
FEBRUARY 28, 2025**

| | General Fund | Debt Service Fund Series 2016A-1 | Debt Service Fund Series 2017A-1 | Debt Service Fund Series 2018A-1 | Debt Service Fund Series 2018A-2 | Capital Projects Fund Series 2018A-1 | Total Governmental Funds |
|-------------------------------------|-------------------|--|--|--|--|--|--------------------------------|
| ASSETS | | | | | | | |
| Cash | \$ 923,635 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ 923,635 |
| Investments | | | | | | | |
| Revenue | - | 115,509 | 121,116 | 183,665 | 161,051 | - | 581,341 |
| Reserve | - | 55,360 | 53,325 | 72,075 | 252,638 | - | 433,398 |
| Prepayment | - | 60 | - | - | - | - | 60 |
| Construction | - | - | - | - | - | 2,720 | 2,720 |
| Utility deposit | 3,408 | - | - | - | - | - | 3,408 |
| Total assets | <u>\$ 927,043</u> | <u>\$170,929</u> | <u>\$174,441</u> | <u>\$255,740</u> | <u>\$413,689</u> | <u>\$ 2,720</u> | <u>\$ 1,944,562</u> |
| LIABILITIES | | | | | | | |
| Liabilities: | | | | | | | |
| Accrued taxes payable | \$ 275 | \$ - | \$ - | \$ - | \$ - | \$ - | \$ 275 |
| Developer advance | 10,372 | - | - | - | - | - | 10,372 |
| Total liabilities | <u>10,647</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>-</u> | <u>10,647</u> |
| FUND BALANCES | | | | | | | |
| Restricted for | | | | | | | |
| Debt service | - | 170,929 | 174,441 | 255,740 | 413,689 | - | 1,014,799 |
| Capital projects | - | - | - | - | - | 2,720 | 2,720 |
| Assigned | | | | | | | |
| Working capital | 234,530 | - | - | - | - | - | 234,530 |
| Unassigned | 681,866 | - | - | - | - | - | 681,866 |
| Total fund balances | <u>916,396</u> | <u>170,929</u> | <u>174,441</u> | <u>255,740</u> | <u>413,689</u> | <u>2,720</u> | <u>1,933,915</u> |
| Total liabilities and fund balances | <u>\$ 927,043</u> | <u>\$170,929</u> | <u>\$174,441</u> | <u>\$255,740</u> | <u>\$413,689</u> | <u>\$ 2,720</u> | <u>\$ 1,944,562</u> |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
FOR THE PERIOD ENDED FEBRUARY 28, 2025**

| | Current Month | Year to Date | Budget | % of Budget |
|--|------------------|-----------------|----------------|----------------|
| REVENUES | | | | |
| Assessment levy | \$ 8,000 | \$ 807,620 | \$ 827,118 | 98% |
| Miscellaneous | - | 60 | - | N/A |
| Total revenues | <u>8,000</u> | <u>807,680</u> | <u>827,118</u> | 98% |
| EXPENDITURES | | | | |
| Professional & administrative | | | | |
| General administration | | | | |
| Supervisors' fees and FICA | 861 | 4,091 | 12,918 | 32% |
| Management consulting services | 4,000 | 20,000 | 48,000 | 42% |
| Field management | 500 | 2,500 | - | N/A |
| Printing and binding | 42 | 209 | 500 | 42% |
| Telephone | 16 | 84 | 200 | 42% |
| Other current charges | - | 564 | 500 | 113% |
| Audit | - | - | 3,450 | 0% |
| Postage | - | 111 | 500 | 22% |
| Insurance | - | 3,910 | 7,000 | 56% |
| General Liability Insurance | - | 3,648 | - | N/A |
| Regulatory and permit fees | - | 175 | 175 | 100% |
| Legal advertising | 116 | 116 | 1,500 | 8% |
| Engineering | 910 | 5,814 | 10,000 | 58% |
| District Counsel (Legal) | 2,271 | 19,098 | 25,000 | 76% |
| Website hosting | - | 705 | 705 | 100% |
| Debt administration | | | | |
| Dissemination agent | 250 | 1,250 | 3,000 | 42% |
| DSF accounting | 458 | 2,292 | 5,500 | 42% |
| Trustee | - | 4,256 | 16,080 | 26% |
| Arbitrage rebate calculation | - | - | 3,000 | 0% |
| Total professional & administrative | <u>9,424</u> | <u>68,823</u> | <u>138,958</u> | 50% |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
FOR THE PERIOD ENDED FEBRUARY 28, 2025**

| | Current Month | Year to Date | Budget | % of Budget |
|--|-------------------|-------------------|-------------------|----------------|
| Field operations | | | | |
| Physical environment expenditures | | | | |
| Streetpole lighting | 3,923 | 32,184 | 95,000 | 34% |
| Electricity (irrigation & pond pumps) | 253 | 1,237 | 4,134 | 30% |
| Landscaping maintenance | 17,734 | 90,356 | 205,192 | 44% |
| Landscape replenishment | - | - | 10,000 | 0% |
| Palms & tree trimming | - | - | 15,000 | 0% |
| Irrigation maintenance | - | 3,011 | 25,000 | 12% |
| Pond maintenance | 2,886 | 14,434 | 35,000 | 41% |
| Fertilizer & mulch | - | - | 20,800 | 0% |
| Property insurance | - | 23,348 | 30,000 | 78% |
| Solid waste disposal | - | 264 | 540 | 49% |
| Comprehensive field tech services | 2,520 | 6,300 | 15,120 | 42% |
| Field ops accounting | - | - | 6,000 | 0% |
| Pet waste removal | 241 | 965 | 3,000 | 32% |
| Signage | - | 3,887 | 1,000 | 389% |
| Wetland maintenance | - | 2,400 | 8,200 | 29% |
| Stormwater Repair & Maintenance | - | 53,178 | - | N/A |
| Storm readiness | - | - | 5,000 | 0% |
| Reserve study | 3,100 | 3,100 | 10,000 | 31% |
| Amenity center | | | | |
| Pool service contract | 1,250 | 6,250 | 23,850 | 26% |
| Pool maintenance & repairs | 459 | 459 | 8,500 | 5% |
| Pool resurfacing | - | - | 20,000 | 0% |
| Pool Furniture | - | - | 12,000 | 0% |
| Pool permit | - | - | 275 | 0% |
| Cleaning & maintenance | 1,000 | 5,000 | 7,200 | 69% |
| Internet | 160 | 789 | 2,150 | 37% |
| Electricity | 4,676 | 8,953 | 12,500 | 72% |
| Water | 663 | 1,902 | 6,672 | 29% |
| Pest control | 110 | 550 | 1,320 | 42% |
| Camera monitoring | 189 | 1,090 | 3,600 | 30% |
| Refuse service | - | - | 200 | 0% |
| Holiday decorations | - | 5,500 | 6,000 | 92% |
| Contingency | - | 518 | 37,500 | 1% |
| Miscellaneous repairs & maintenance | - | 1,167 | 40,000 | 3% |
| Total field operations | <u>39,164</u> | <u>266,842</u> | <u>670,753</u> | 40% |
| Other fees & charges | | | | |
| Property appraiser | - | - | 175 | 0% |
| Tax collector | 160 | 16,137 | 17,232 | 94% |
| Total other fees & charges | <u>160</u> | <u>16,137</u> | <u>17,407</u> | 93% |
| Total expenditures | <u>48,748</u> | <u>351,802</u> | <u>827,118</u> | 43% |
| Excess/(deficiency) of revenues over/(under) expenditures | (40,748) | 455,878 | - | |
| Fund balances - beginning | <u>957,144</u> | <u>460,518</u> | <u>314,334</u> | |
| Fund balance - ending | | | | |
| Assigned | | | | |
| Working capital | 234,530 | 234,530 | 234,530 | |
| Unassigned | 681,866 | 681,866 | 79,804 | |
| Fund balances - ending | <u>\$ 916,396</u> | <u>\$ 916,396</u> | <u>\$ 314,334</u> | |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2016A-1 BONDS
FOR THE PERIOD ENDED FEBRUARY 28, 2025**

| | Current Month | Year To Date | Budget | % of Budget |
|--|-------------------|-------------------|-------------------|----------------|
| REVENUES | | | | |
| Assessment levy | \$ 559 | \$ 56,421 | \$ 57,784 | 98% |
| Interest | 538 | 2,491 | - | N/A |
| Total revenues | <u>1,097</u> | <u>58,912</u> | <u>57,784</u> | 102% |
| EXPENDITURES | | | | |
| Debt service | | | | |
| Interest | - | 20,460 | 40,800 | 50% |
| Principal | - | 14,000 | 14,000 | 100% |
| Total debt service | <u>-</u> | <u>34,460</u> | <u>54,800</u> | 63% |
| Other fees & charges | | | | |
| Tax collector | 11 | 1,127 | 1,204 | 94% |
| Total other fees and charges | <u>11</u> | <u>1,127</u> | <u>1,204</u> | 94% |
| Total expenditures | <u>11</u> | <u>35,587</u> | <u>56,004</u> | 64% |
| Excess/(deficiency) of revenues over/(under) expenditures | 1,086 | 23,325 | 1,780 | |
| Fund balances - beginning | 169,843 | 147,604 | 143,115 | |
| Fund balances - ending | <u>\$ 170,929</u> | <u>\$ 170,929</u> | <u>\$ 144,895</u> | |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2017A-1 BONDS
FOR THE PERIOD ENDED FEBRUARY 28, 2025**

| | <u>Current Month</u> | <u>Year To Date</u> | <u>Budget</u> | <u>% of Budget</u> |
|--|--------------------------|-------------------------|-------------------|------------------------|
| REVENUES | | | | |
| Assessment levy | \$ 527 | \$ 53,176 | \$ 54,460 | 98% |
| Interest | 552 | 2,592 | - | N/A |
| Total revenues | <u>1,079</u> | <u>55,768</u> | <u>54,460</u> | 102% |
| EXPENDITURES | | | | |
| Debt service | | | | |
| Interest | - | 18,275 | 36,175 | 51% |
| Principal | - | 15,000 | 15,000 | 100% |
| Total debt service | <u>-</u> | <u>33,275</u> | <u>51,175</u> | 65% |
| Other fees & charges | | | | |
| Tax collector | 11 | 1,062 | 1,135 | 94% |
| Total other fees and charges | <u>11</u> | <u>1,062</u> | <u>1,135</u> | 94% |
| Total expenditures | <u>11</u> | <u>34,337</u> | <u>52,310</u> | 66% |
| Excess/(deficiency) of revenues over/(under) expenditures | 1,068 | 21,431 | 2,150 | |
| Fund balances - beginning | 173,373 | 153,010 | 148,733 | |
| Fund balances - ending | <u>\$ 174,441</u> | <u>\$ 174,441</u> | <u>\$ 150,883</u> | |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2018A-1 BONDS
FOR THE PERIOD ENDED FEBRUARY 28, 2025**

| | <u>Current Month</u> | <u>Year To Date</u> | <u>Budget</u> | <u>% of Budget</u> |
|--|--------------------------|-------------------------|-------------------|------------------------|
| REVENUES | | | | |
| Assessment levy | \$ 1,424 | \$ 143,747 | \$ 147,217 | 98% |
| Interest | 762 | 3,182 | - | N/A |
| Total revenues | <u>2,186</u> | <u>146,929</u> | <u>147,217</u> | 100% |
| EXPENDITURES | | | | |
| Debt service | | | | |
| Interest | - | 51,325 | 101,650 | 50% |
| Principal | - | 40,000 | 40,000 | 100% |
| Total debt service | <u>-</u> | <u>91,325</u> | <u>141,650</u> | 64% |
| Other fees & charges | | | | |
| Tax collector | 28 | 2,872 | 3,067 | 94% |
| Total other fees and charges | <u>28</u> | <u>2,872</u> | <u>3,067</u> | 94% |
| Total expenditures | <u>28</u> | <u>94,197</u> | <u>144,717</u> | 65% |
| Excess/(deficiency) of revenues over/(under) expenditures | 2,158 | 52,732 | 2,500 | |
| Fund balances - beginning | 253,582 | 203,008 | 196,207 | |
| Fund balances - ending | <u>\$ 255,740</u> | <u>\$ 255,740</u> | <u>\$ 198,707</u> | |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2018A-2 BONDS
FOR THE PERIOD ENDED FEBRUARY 28, 2025**

| | <u>Current Month</u> | <u>Year To Date</u> | <u>Budget</u> | <u>% of Budget</u> |
|--|--------------------------|-------------------------|-------------------|------------------------|
| REVENUES | | | | |
| Assessment levy | \$ 1,119 | \$ 112,901 | \$ 115,623 | 98% |
| Interest | 1,319 | 6,062 | - | N/A |
| Total revenues | <u>2,438</u> | <u>118,963</u> | <u>115,623</u> | 103% |
| EXPENDITURES | | | | |
| Debt service | | | | |
| Interest | - | 42,075 | 84,150 | 50% |
| Principal | - | - | 30,000 | 0% |
| Total debt service | <u>-</u> | <u>42,075</u> | <u>114,150</u> | 37% |
| Other fees & charges | | | | |
| Tax collector | 22 | 2,256 | 2,409 | 94% |
| Total other fees and charges | <u>22</u> | <u>2,256</u> | <u>2,409</u> | 94% |
| Total expenditures | <u>22</u> | <u>44,331</u> | <u>116,559</u> | 38% |
| Excess/(deficiency) of revenues over/(under) expenditures | 2,416 | 74,632 | (936) | |
| Fund balances - beginning | 411,273 | 339,057 | 329,392 | |
| Fund balances - ending | <u>\$ 413,689</u> | <u>\$ 413,689</u> | <u>\$ 328,456</u> | |

**SILVERADO
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
CAPITAL PROJECTS FUND SERIES 2018 A-1 BONDS
FOR THE PERIOD ENDED FEBRUARY 28, 2025**

| | Current Month | Year To Date |
|---------------------------------|------------------|-----------------|
| REVENUES | | |
| Interest | \$ 10 | \$ 487 |
| Total revenues | 10 | 487 |
| EXPENDITURES | | |
| Capital outlay | - | 37,794 |
| Total expenditures | - | 37,794 |
| Excess/(deficiency) of revenues | | |
| over/(under) expenditures | 10 | (37,307) |
| Fund balances - beginning | 2,710 | 40,027 |
| Fund balances - ending | \$ 2,720 | \$ 2,720 |

SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

MINUTES

DRAFT

**MINUTES OF MEETING
SILVERADO COMMUNITY DEVELOPMENT DISTRICT**

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The Board of Supervisors of the Silverado Community Development District held a Regular Meeting on March 17, 2025 at 5:00 p.m., at the Zephyrhills Train Depot Museum, 39110 South Avenue (Depot Park), Zephyrhills, Florida 33542.

Present:

| | |
|-------------------------------|---------------------|
| Lee Chamoff | Chair |
| Thomas Smith | Vice Chair |
| Francisco Alexander | Assistant Secretary |
| Larry Conwill | Assistant Secretary |
| Luis Gonzalez (via telephone) | Assistant Secretary |

Also present:

| | |
|----------------------------|----------------------------|
| Jamie Sanchez | District Manager |
| Meredith Hammock | District Counsel |
| Tyson Waag (via telephone) | District Engineer |
| Angie Lynch | Breeze Management (Breeze) |
| Matt Gerich | Juniper |

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Ms. Sanchez called the meeting to order at 5:00 p.m. Supervisors Chamoff, Smith, Alexander and Conwill were present. Supervisor Gonzalez attended via telephone.

SECOND ORDER OF BUSINESS

Public Comments

No members of the public spoke.

THIRD ORDER OF BUSINESS

Open Items/Updates

Ms. Sanchez provided updates on the following:

- **Soffit Gutter Repairs**
The gutter repairs were completed. This item will be removed from the agenda.
- **Lighting at Front of Silverado Entrance**
The lighting proposals will be considered later in the meeting.
- **RedTree Large Oak Pruning**
This item was completed and will be removed from the agenda.

41 • **FL Brothers Road Signage**

42 This item was completed.

43 A Board Member stated a stop sign that used to be at the end of Silverado Ranch
44 Boulevard is no longer there and nearly caused an accident. Ms. Sanchez suggested further
45 discussion of this when Ms. Lynch arrives at the meeting. This item will remain on the agenda.

46 • **Juniper Irrigation Repairs**

47 In response to Ms. Sanchez's question, Mr. Gerich stated that the irrigation repairs were
48 completed. This item will be removed from the agenda.

49 • **Playground Shades Install**

50 This item was completed and will be removed from the agenda.

51 • **CLS Repair of Weir Control Structure**

52 Ms. Sanchez stated she emailed the Board yesterday alerting them of additional
53 unforeseen damages discovered by CLS during the repair work, which was temporarily halted
54 until the change order was approved in between meetings.

55 Mr. Waag stated CLS is requesting approval of a change order to build a special
56 structure to help support and reset the weir. He opined that the proposed option would be
57 better than replacing the control structure entirely, which would cost significantly more than
58 the additional \$30,000 cost.

59 Mr. Chamoff asked if the items on the recently approved change order are work that
60 could have been captured initially and if it is possible for CLS to conduct a survey or full
61 assessment and provide a complete estimated cost of the remaining work. Mr. Waag stated his
62 understanding is that CLS crews uncovered additional damage as they started excavation to
63 remove and reset the structure. This is not something that necessarily could have been
64 foreseen. He will ask if CLS can provide some type of survey of the entire area and inform the
65 Board if this is the final billing or if there will be additional charges in the future.

66 **Mr. Waag left the call.**

67 **Ms. Lynch arrived at the meeting.**

68 Discussion ensued regarding whether the builder can be held responsible for some of
69 the weir repair costs, the Engineer's refusal to attest to original installation damage, a potential
70 construction defects claim and missing road signs.

71 Ms. Lynch will check the maps and confer with Florida Brothers.

72 • **Urinal Installation**

73 Ms. Lynch stated the urinal will be repaired this week and the same vendor will repair a
74 gate near the tot lot at no cost. This item will be removed from the agenda.

75 • **Gutter Repairs**

76 This item was completed and will be removed from the agenda.
77

78 **FOURTH ORDER OF BUSINESS** **Consideration of Proposals, Quotes,**
79 **Estimates and Agreements**
80

81 Ms. Sanchez stated some of the Juniper proposals were revised to include photographs.

82 **A. Juniper Proposal No. 313094 [Tree Trimming and Removal]**

83 **B. Juniper Proposal No. 323891 [Stump Removal]**

84 **C. Juniper Proposal No. 325388 [Tree Removal]**

85 **D. Juniper Proposal No. 325409 [Clean up Trees Around Pond 1]**

86 Items 4A, 4B and 4C were considered and removed.

87 The Board’s consensus was to disregard the Juniper proposals because the trees in
88 question are in remote, unimpactful areas and do not need to be removed.

89 Discussion ensued regarding total costs of the proposals, incomplete post-hurricane
90 cleanup by Juniper, Juniper’s storm readiness plan, why hurricane-damaged trees had to be
91 reported to the vendor, a revised storm readiness proposal and previous communication
92 failures by Juniper.

93 ▪ **Consideration of Additional Juniper Proposals**

94 **This item was an addition to the agenda.**

95 Ms. Sanchez distributed the following additional Juniper proposals that were emailed
96 before the meeting:

97 ➤ **Juniper Proposal #330600 for Clock 1 Wet Check Repairs**
98

99 **On MOTION by Mr. Conwill and seconded by Mr. Alexander, with all in favor,**
100 **Juniper Proposal #330600, in the amount of \$270, was approved.**

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103 ➤ **Juniper Proposal #330604 for Clock 3 Wet Check Repairs/Completed Repairs**
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On MOTION by Mr. Alexander and seconded by Mr. Chamoff, with all in favor, Juniper Proposal #330604, in the amount of \$61.18, was approved.

➤ **Juniper Proposal #330614 for Clock 2, Zone 40 Irrigation Repair; Low Pressure.**

Ms. Hammock stated that this is for diagnostic and repair work.

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116

On MOTION by Mr. Gonzalez and seconded by Mr. Conwill, with all in favor, Juniper Proposal #330614, in the amount of \$200, was approved.

▪ **Presentation of Juniper Monthly Report**

This item, previously the Seventh Order of Business, was presented out of order.

Ms. Sanchez distributed recently emailed photographs from Ms. Laura Lee and read an accompanying note into the record as follows:

“I just wanted to give you an update of the work that was done last week. The crew was on site and all general maintenance and detail work was completed. Detail crew focused inside the pool and finished cutting back all of the grasses. I have attached a few of the pictures I took when I was onsite Friday checking. the overgrowth section was completed up to the culvert next to the road, I have attached a picture of this as well. The section that did not get cut had standing water; we will continue getting that on the next mow.

I have also attached two pictures of some items I noticed on the property. Number 1, a homeowner seems to be making a pile of brush on the CDD side; I have attached a picture for you to see. How would you like to handle? Number 2, it looks like a dual-wheel truck jumped the curb and ran over the grass; would you like a quote to repair with sod? On the next visit, I will make sure the crew focuses on curbed crack weeds; I noticed quite a few coming up. I have really been looking at the pool area and trying to think of ways to revamp it. I started by working up a basic proposal for the box woods in the front in between the two sidewalks; please see attached proposal. I am still working on the other proposals I mentioned to you and I should have those completed by the middle of the week. I apologize for the delay; I have been out of the office for a few days at the end of last week.”

Ms. Sanchez stated she emailed Mr. Gerich regarding Juniper’s last month of service and asked for the Board’s feedback regarding the two questions in Ms. Lee’s email.

138 Regarding the pile of brush, Mr. Chamoff stated, if Staff can identify the resident, Ms.
 139 Hammock could follow up and, if not, he would like to know exactly where the debris pile is
 140 located. Regarding the damaged grass from the truck that jumped the curb, Mr. Chamoff stated
 141 Juniper should clean up the area as best they can.

142 Discussion ensued regarding the upcoming expiration of the Juniper Service Contract,
 143 status of a previous sprinkler issue, the fence and homeowners threatening Juniper crews.

144 **E. Superior Waterway Services, Inc. Lake Beautification and Enhancement Report and**
 145 **Aquatic Management Agreement**

146 Ms. Sanchez stated this item was previously tabled to allow CLS to also submit a lake
 147 management proposal for consideration, which they did.

- 148 ▪ **CLS Environmental Services, Inc., Proposal for Environmental Consulting Services**
 149 **This item, previously the Sixth Order of Business, was presented out of order.**

150 Ms. Sanchez stated, in addition to Environmental Consulting Services, CLS added the
 151 aquatic plan costs. They previously specified engaging subcontractors to perform the work.

152 Discussion ensued regarding the total CLS proposal costs, the Superior Waterway
 153 proposal, the current lake management budget, CLS’ tendency to submit change orders after
 154 bidding low, CLS subcontracting the work out and termination of the SOLitude contract.

155

156 **On MOTION by Mr. Chamoff and seconded by Mr. Gonzalez, with all in favor,**
 157 **the Superior Waterway Services, Inc. Services Agreement, was approved.**

158

159

160 **F. Blue Wave Lighting Landscape Lighting Proposal**

161 This item was discussed and removed from the agenda.

- 162 ▪ **Consideration of TPG Lighting Proposal #1416**

163 **This item was an addition to the agenda.**

164 Three TPG lighting proposals were considered and approved.

165

166 **On MOTION by Mr. Chamoff and seconded by Mr. Conwill, with all in favor,**
 167 **TPG Lighting Proposal #1416, for landscape lighting, in the amount of**
 168 **\$1,913.70, was approved.**

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On MOTION by Mr. Chamoff and seconded by Mr. Conwill, with all in favor, TPG Lighting Proposal #1418, for permanent lighting, in the amount of \$4,983.13, was approved.

On MOTION by Mr. Chamoff and seconded by Mr. Conwill, with all in favor, TPG Lighting Proposal #1425, for optional lighting, in the amount of \$1,788.50, was approved.

FIFTH ORDER OF BUSINESS **Presentation of SOLitude Lake Management, LLC Service Reports**

Ms. Sanchez presented the SOLitude Service Reports for February 11, 2025 and February 25, 2025, which were included for informational purposes.

SIXTH ORDER OF BUSINESS **CLS Environmental Services, Inc., Proposal for Environmental Consulting Services**

This item was presented during the Fourth Order of Business and will be removed from the agenda.

SEVENTH ORDER OF BUSINESS **Presentation of Juniper Monthly Report**

This item was presented during the Fourth Order of Business.

EIGHTH ORDER OF BUSINESS **Acceptance of Unaudited Financial Statements as of January 31, 2025**

On MOTION by Mr. Chamoff and seconded by Mr. Alexander, with all in favor, the Unaudited Financial Statements as of January 31, 2025, were accepted.

NINTH ORDER OF BUSINESS **Approval of February 17, 2025 Regular Meeting Minutes**

On MOTION by Mr. Chamoff and seconded by Mr. Smith, with all in favor, the February 17, 2025 Regular Meeting Minutes, as presented, were approved.

TENTH ORDER OF BUSINESS **Board Member Comments**

211 Mr. Chamoff stated the dog waste stations are either not being refilled or not being
212 refilled sufficiently. He requested an update about a resident with a pool construction issue.
213 Ms. Lynch stated she spoke with the homeowner and the pool company and sent a violation
214 letter. The homeowner did not obtain CDD approval before commencing the project and is
215 trying to resolve the damage by seeding and watering the grassy area behind the home. Mr.
216 Chamoff stated that the construction company damaged the trail leading to the resident's pool.

217 Discussion ensued regarding the resident roping off CDD property; HOA guidelines;
218 Breeze not collecting a deposit from the homeowner; asking that the homeowner sod the
219 damaged area; a tri-party agreement between the homeowner, their vendor and the CDD
220 whereby the vendor is legally obligated to repair damaged property and the CDD's recourse.

221 Ms. Sanchez distributed and read the following resident email, into the record:

222 "Dear Ms. Sanchez,

223 On October 11, 2024, I initially contacted the Silverado Ranch HOA to report that the
224 rear fence behind my home is located on Boxer Round Place was damaged by hurricanes. I was
225 initially told the CDD was looking into it. On December 13, 2024, I followed up with the
226 supervisor of the community experience, Ashley Perez, because repairs had not been made yet.
227 On December 18, 2024, I received an email that it was determined that the fence falls under my
228 responsibility if it is located on my property line. I have attached my survey, which clearly shows
229 the fence is not within my property line as the HOA stated but it sits across approximately 12"
230 from my property line, on property owned and controlled by the CDD. When I moved into my
231 home, I contacted the HOA's ARB regarding installing a fence, I had to obtain permission from
232 our Community Director, Angie Lynch, to connect my side of the fence to the rear fence
233 because the rear fence, that was installed by the Developer, was property of the HOA and did
234 not sit on my property line. I have attached the email from the association stating that the
235 fence was not on my property line and that the fence is HOA community property. I briefly
236 mentioned my issue with the CDD president of my neighborhood and he was unfamiliar with
237 the topic. I am unsure if the management team has even ordered it to the CDD's attention, I
238 understand there is a CDD meeting on Monday, and I hope my topic can be discussed in front of
239 the Board."

240 Mr. Chamoff stated he communicated with this resident via Facebook and explained
241 that there has been a lot of fence damage discussion since the hurricane but did not recall
242 specifically which one was her address.

243 Discussion ensued regarding homeowner responsibility for fences 6" past their property
244 lines, fencing installed by the Developer and the CDD absolving itself of all vinyl fencing, doing a
245 one-time repair then conveying responsibility to the homeowner and providing homeowners
246 with options before expending any funds.

247 Asked how other CDDs handled similar situations, Ms. Hammock stated she is reviewing
248 HOA Declarations to ensure that fence was not intended to be maintained by the homeowner.
249 Assuming that it is the CDD's fence, the HOA does not have any declaration addressing the
250 issue. The resident has affixed personal property to CDD property without the CDD's permission
251 so they are in violation by modifying the property without CDD permission if that is the case.
252 Ms. Hammock stated Staff has, in the past, had homeowners enter into a license to install and
253 maintain improvement agreement where they affix their fence to the CDD fence. In that license
254 agreement, which can be easily put in place and recorded so future homeowners see it in the
255 title, the homeowner is responsible for all maintenance of their fence and the CDD's fence to
256 which they are affixed. The homeowner must insure it and name the District as an additional-
257 insured on the insurance policy. Because the homeowner opted to attach to what might be the
258 CDD's property, it is incumbent upon them to enter into this agreement to begin with;
259 otherwise, they are in violation.

260 The Board and Staff discussed DR Horton, the CDD setting a precedent if it repairs the
261 fence, the maintenance contract, blanket easements in the Declarations, the fence being an
262 HOA matter instead of a CDD matter, building codes and the next steps.

263 Ms. Lynch will email to Carlo, of the HOA, and copy Ms. Hammock. Ms. Sanchez will
264 notify the resident who made the inquiry.

265

266 ELEVENTH ORDER OF BUSINESS

Staff Reports

267

268 A. District Counsel: Kilinski | Van Wyk

269

- **Fishing Policies**

270

Ms. Hammock presented sample fishing policies from other Districts.

271

Recreational fishing, sample policies and amending the existing policy were discussed.

272 Ms. Hammock will redline the Amenity Policy and present it at the next meeting.

273 **B. District Engineer: Stantec**

274 There was no report.

275 **C. Operations Manager: Breeze Home**

276 • **Safety Culture Report**

277 The March Safety Culture report was included for informational purposes.

278 Ms. Lynch presented the following:

279 ➤ Florida Commercial Care Proposal to repair a fence near an oak tree, trimmed by the
280 Arborist.

281 Discussion ensued regarding fence ownership and payment responsibility.

282 Ms. Sanchez stated Staff will review this and include it on the next agenda.

283 ➤ Florida Brothers Estimate #1425 to repair latches on the dog park gate.

284

285 **On MOTION by Mr. Conwill and seconded by Mr. Chamoff, with all in favor,**
286 **Florida Brothers Estimate 1425 to repair latches on the dog park gate, in the**
287 **amount of \$275.50, was approved.**

288

289

290 Regarding the mailbox covering, Ms. Lynch stated repairs should be under warranty. She
291 will follow up with the vendor and provide an update at the next meeting.

292 **D. District Manager: Wrathell, Hunt & Associates, LLC**

293 Ms. Sanchez stated the proposed Fiscal Year 2026 budget will be presented at the next
294 meeting and a bid opening meeting for the RFP for landscaping is scheduled for Monday.

295 • **NEXT MEETING DATE: April 21, 2025 at 5:00 PM**

296 ○ **QUORUM CHECK**

297

298 **TWELFTH ORDER OF BUSINESS**

Public Comments

299

300 There were no public comments.

301

302 **THIRTEENTH ORDER OF BUSINESS**

Adjournment

303

304 **On MOTION by Mr. Conwill and seconded by Mr. Gonzalez, with all in favor,**
305 **the meeting adjourned at 8:07 p.m.**

306

307

308

309

310

311 _____
Secretary/Assistant Secretary

_____ Chair/Vice Chair

SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

STAFF
REPORTS
C



Silverado

Angie Lynch

Complete

| | | | | | |
|--------------|-------------------|----------------------|---|----------------|---|
| Score | 75 / 115 (65.22%) | Flagged items | 1 | Actions | 1 |
|--------------|-------------------|----------------------|---|----------------|---|

Apr 11, 2025 1:42 PM EDT

Prepared by

Angie Lynch

Ponds

30 / 45 (66.67%)

Ponds 1

2 / 3 (66.67%)

Ponds

Fair

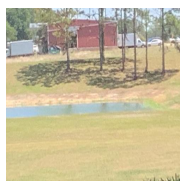


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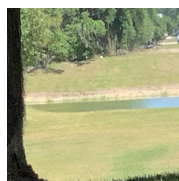


Photo 2

Pond Location

East side of entrance

Ponds 2

2 / 3 (66.67%)

Ponds

Fair

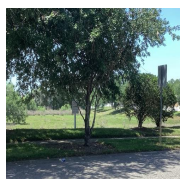


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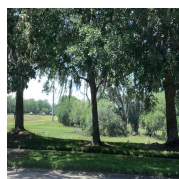


Photo 4

Pond Location

West side of entrance

Ponds 3

2 / 3 (66.67%)

Ponds

Fair

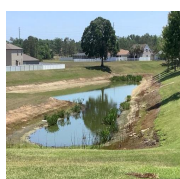


Photo 5

Pond Location

South side of amenity center

Ponds 4

2 / 3 (66.67%)

Ponds

Fair



Photo 6



Photo 7

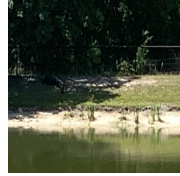


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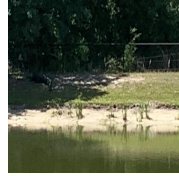


Photo 9

Pond Location

Across from amenity center

Ponds 5

2 / 3 (66.67%)

Ponds

Fair



Photo 10



Photo 11

Pond Location

North side of amenity center

Ponds 6

2 / 3 (66.67%)

Ponds

Fair



Photo 12



Photo 13

Pond Location

Cobble Bliss

Ponds 7

2 / 3 (66.67%)

Ponds

Fair



Photo 14



Photo 15

Pond Location

Across from Saddle Palm

Ponds 8

2 / 3 (66.67%)

Ponds

Fair



Photo 16



Photo 17

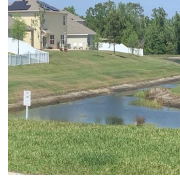


Photo 18

Pond Location

East side south of Wagon Trail

Ponds 9

2 / 3 (66.67%)

Ponds

Fair



Photo 19



Photo 20

Pond Location

West side south of Wagon Trail

Ponds 10

2 / 3 (66.67%)

Ponds

Fair



Photo 21



Photo 22

Pond Location

Morse Willow

Ponds 11

2 / 3 (66.67%)

Ponds

Fair



Photo 23



Photo 24

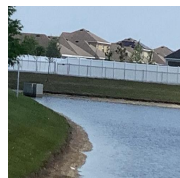


Photo 25

Pond Location

Corner of Stella Vast and Silverado Ranch Blvd.

Ponds 12

2 / 3 (66.67%)

Ponds

Fair



Photo 26

Pond Location

Behind Burma Reed

Ponds 13

2 / 3 (66.67%)

Ponds

Fair



Photo 27



Photo 28

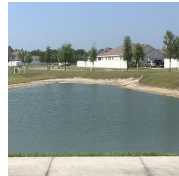


Photo 29

Pond Location

Corner of Silverado Ranch and
Rider Way

Ponds 14

2 / 3 (66.67%)

Ponds

Fair



Photo 30



Photo 31

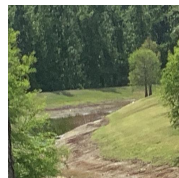


Photo 32

Pond Location

South of Paden Wheel

Ponds 15

2 / 3 (66.67%)

Ponds

Fair



Photo 33



Photo 34

Pond Location

In dog park

1 flagged, 1 action, 23 / 36 (63.89%)

Landscaping 1

Landscaping

Fair



Photo 35



Photo 36



Photo 37



Photo 38

Landscaping Location

Front entrance

1 flagged, 1 action, 1 / 3 (33.33%)

Landscaping

Poor



Photo 39



Photo 40



Photo 41



Photo 42



Photo 43



Photo 44



Photo 45



Photo 46



Photo 47



Photo 48



Photo 49

To do | Assignee: Angie Lynch | Priority: Low | Due: Apr 18, 2025 2:00 PM EDT | Created by: Angie Lynch

Amenity center landscaping

Unmaintained

Landscaping Location

Amenity center

Landscaping 3

2 / 3 (66.67%)

Landscaping

Fair



Photo 50



Photo 51

Landscaping Location

Cobble Bliss island

Landscaping 4

2 / 3 (66.67%)

Landscaping

Fair



Photo 52

Landscaping Location

Cobble Bliss

Landscaping 5

2 / 3 (66.67%)

Landscaping

Fair



Photo 53



Photo 54



Photo 55



Photo 56



Photo 57



Photo 58



Photo 59



Photo 60

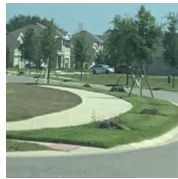


Photo 61

Landscaping Location

Silverado Blvd

Landscaping 6

2 / 3 (66.67%)

Landscaping

Fair



Photo 62



Photo 63

Landscaping Location

Carriage Pine island

Landscaping 7

2 / 3 (66.67%)

Landscaping

Fair

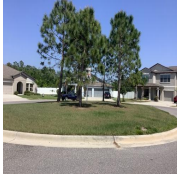


Photo 64



Photo 65

Landscaping Location

Saddle Palm island

Landscaping 8

2 / 3 (66.67%)

Landscaping

Fair



Photo 66



Photo 67



Photo 68

Landscaping Location

Morse Willow

Landscaping 9

2 / 3 (66.67%)

Landscaping

Fair

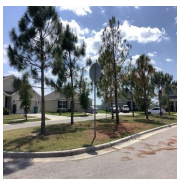


Photo 69



Photo 70

Landscaping Location

Stella Vast island

Landscaping 10

2 / 3 (66.67%)

Landscaping

Fair

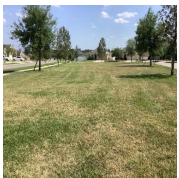


Photo 71



Photo 72

Landscaping Location

Ezra Loft island

Landscaping 11

2 / 3 (66.67%)

Landscaping

Fair



Photo 73



Photo 74

Landscaping Location

Wagon Trail island

Landscaping 12

Landscaping

Fair



Photo 75



Photo 76

Landscaping Location

Paden Wheel island

Mailbox

Fair



Photo 77



Photo 78



Photo 79



Photo 80



Photo 81

Mailbox Location

Amenity center

Streetlights

Working



Photo 82



Photo 83

Streetlights Location

Throughout community Duke energy

Entrance Monument - Main

Fair



Photo 84



Photo 85

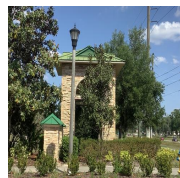


Photo 86



Photo 87

Gates - Main

Good

Sidewalks

Fair



Photo 88



Photo 89



Photo 90

Sidewalks Location

Throughout community

Common Area Fence

Roads

Fair



Photo 91

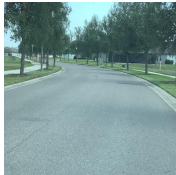


Photo 92

Roads Location

Throughout community

Amenities

10 / 15 (66.67%)

Amenities 1

10 / 15 (66.67%)

Clubhouse

Fair

2 fans not working and 1 is broken. Getting proposal



Photo 93

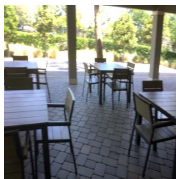


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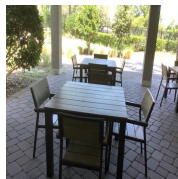


Photo 95



Photo 96

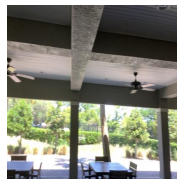


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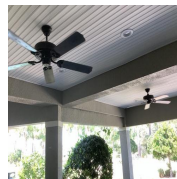


Photo 98



Photo 99



Photo 100



Photo 101



Photo 102



Photo 103

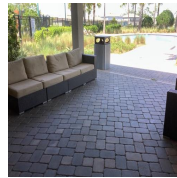


Photo 104



Photo 105

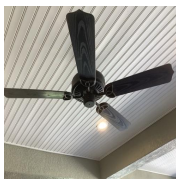


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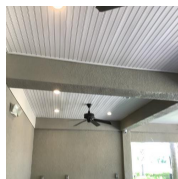


Photo 107



Photo 108



Photo 109



Photo 110



Photo 111

Clubhouse Restrooms

Fair

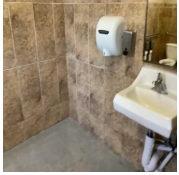


Photo 112



Photo 113

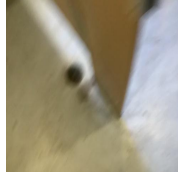


Photo 114



Photo 115

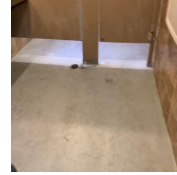


Photo 116



Photo 117



Photo 118

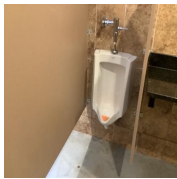


Photo 119

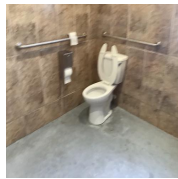


Photo 120



Photo 121

Pool

Fair



Photo 122



Photo 123



Photo 124



Photo 125



Photo 126

Tot Lot

Fair



Photo 127



Photo 128



Photo 129

WiFi Speeds at Clubhouse

Dog Park

Fair



Photo 130



Photo 131



Photo 132



Photo 133

Sign Off

Angie Lynch

Apr 11, 2025 5:12 PM EDT

Flagged items

Page 1: Initial questions / Landscaping / Landscaping 2

Landscaping

Poor



Photo 39



Photo 40



Photo 41



Photo 42



Photo 43

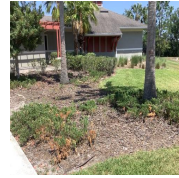


Photo 44



Photo 45



Photo 46



Photo 47



Photo 48



Photo 49

To do | Assignee: Angie Lynch | Priority: Low | Due: Apr 18, 2025 2:00 PM EDT | Created by: Angie Lynch

Amenity center landscaping

Unmaintained

Other actions

0 actions

Media summary



Photo 1



Photo 2



Photo 3



Photo 4



Photo 5



Photo 6



Photo 7



Photo 8



Photo 9



Photo 10



Photo 11



Photo 12



Photo 13



Photo 14



Photo 15



Photo 16



Photo 17



Photo 18



Photo 19



Photo 20



Photo 21



Photo 22



Photo 23



Photo 24



Photo 25



Photo 26



Photo 27



Photo 28



Photo 29



Photo 30



Photo 31



Photo 32



Photo 33



Photo 34



Photo 35



Photo 36



Photo 37



Photo 38



Photo 39



Photo 40



Photo 41



Photo 42



Photo 43



Photo 44



Photo 45



Photo 46



Photo 47



Photo 48



Photo 49



Photo 50



Photo 51



Photo 52



Photo 53



Photo 54



Photo 55



Photo 56



Photo 57



Photo 58



Photo 59



Photo 60



Photo 61



Photo 62



Photo 63



Photo 64



Photo 65



Photo 66



Photo 67



Photo 68



Photo 69



Photo 70



Photo 71



Photo 72



Photo 73



Photo 74



Photo 75



Photo 76



Photo 77



Photo 78



Photo 79



Photo 80



Photo 81



Photo 82



Photo 83



Photo 84



Photo 85



Photo 86



Photo 87



Photo 88



Photo 89



Photo 90



Photo 91



Photo 92



Photo 93



Photo 94



Photo 95



Photo 96



Photo 97



Photo 98



Photo 99



Photo 100



Photo 101



Photo 102



Photo 103



Photo 104



Photo 105



Photo 106



Photo 107



Photo 108



Photo 109



Photo 110



Photo 111



Photo 112



Photo 113



Photo 114



Photo 115



Photo 116



Photo 117



Photo 118



Photo 119

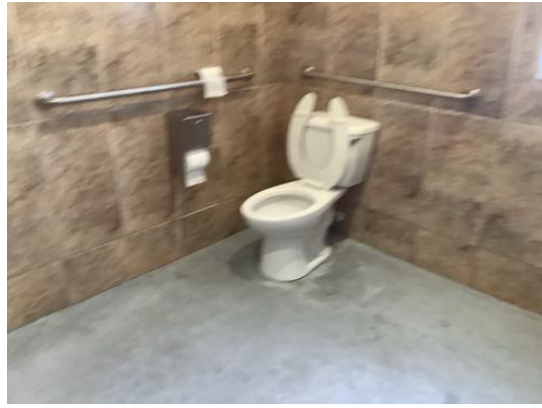


Photo 120



Photo 121



Photo 122



Photo 123



Photo 124



Photo 125



Photo 126



Photo 127



Photo 128



Photo 129



Photo 130



Photo 131



Photo 132



Photo 133

SILVERADO
COMMUNITY DEVELOPMENT DISTRICT

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SILVERADO COMMUNITY DEVELOPMENT DISTRICT

BOARD OF SUPERVISORS FISCAL YEAR 2024/2025 MEETING SCHEDULE

LOCATION

Zephyrhills Train Depot Museum, 39110 South Avenue (Depot Park), Zephyrhills, Florida 33542

¹The Genesis Center, 38112 15th Ave., Zephyrhills, Florida 33542

| DATE | POTENTIAL DISCUSSION/FOCUS | TIME |
|---------------------------------------|--|----------------|
| October 21, 2024 | Public Hearing and Regular Meeting <i>adoption of Rules of Procedure</i> | 5:00 PM |
| November 18, 2024 | Regular Meeting | 5:00 PM |
| December 16, 2024 | Regular Meeting | 5:00 PM |
| February 17, 2025 | Regular Meeting | 5:00 PM |
| March 17, 2025 | Regular Meeting | 5:00 PM |
| April 21, 2025 | Regular Meeting | 5:00 PM |
| May 19, 2025 | Regular Meeting | 5:00 PM |
| June 16, 2025¹ | Regular Meeting | 5:00 PM |
| July 21, 2025 | Regular Meeting | 5:00 PM |
| August 18, 2025 | Regular Meeting | 5:00 PM |
| September 15, 2025¹ | Regular Meeting | 5:00 PM |