



Rizzetta & Company

# Astoria Community Development District

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**Board of Supervisors' Meeting  
June 10, 2020**

**District Office:  
5844 Old Pasco Road, Suite 100  
Pasco, Florida 33544  
813.994.1615**

[www.asturiacdd.org](http://www.asturiacdd.org)

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT**

Rizzetta & Company, Inc., 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544

<b>Board of Supervisors</b>	Lane Gardener Walter O' Shea Lee Thompson Carla Luigs Matthew Gallagher	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
<b>District Manager</b>	Matthew Huber	Rizzetta & Company, Inc.
<b>District Counsel</b>	Sarah Warren	Hopping, Green & Sams
<b>District Engineer</b>	Al Belluccia	Florida Design Consultants

**All cellular phones must be placed on mute while in the meeting room.**

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

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 994-1001. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

June 2, 2020

Board of Supervisors  
**Asturia Community  
Development District**

**FINAL AGENDA**

The **Continued** meeting of the Board of Supervisors of the Asturia Community Development District will be held on **June 10, 2020 at 1:00 p.m.** to be conducted by means of communications media technology pursuant to Executive Orders 20-52, 20-69, 20-112, and 20-123 issued by Governor DeSantis on March 9, 2020, March 20, 2020, April 29, 2020, and May 14, 2020, respectively, and pursuant to Section 120.54(5)(b)2., Florida Statutes. The following is the tentative agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 3. BUSINESS ADMINISTRATION**  
None
- 4. BUSINESS ITEMS**
  - A. Consideration of Resolution 2020-05, Approving a Proposed Budget for FY20-21 & Setting a Public Hearing Thereon..... Tab 1
  - B. Consideration of Resolution 2020-06, Declaring Assessments on Expansion Parcels..... Tab 2
  - C. Consideration of Resolution 2020-07, Setting Public Hearing on the Levy of Assessments on Expansion Parcels..... Tab 3
  - D. Consideration of Resolution 2020-08, Setting a Public Hearing on the District's Intent to Utilize the Uniform Method (Expansion Parcels) ..... Tab 4
  - E. Consideration of Resolution 2020-09, Declaring Series 2014 Project Complete..... Tab 5
  - F. Consideration of Resolution 2020-10, Declaring Series 2016 Project Complete..... Tab 6
  - G. Consideration of Resolution 2020-11, Implementing General Election... Tab 7
  - H. Consideration of Resolution 2020-12, Announcing Landowners Election..... Tab 8
- 5. STAFF REPORTS**
  - A. Clubhouse Manager
  - B. District Engineer
  - C. District Counsel
  - D. District Manager
- 6. AUDIENCE COMMENTS AND SUPERVISOR REQUESTS**

## **7. ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call me at (813) 994-1001.

Very truly yours,

Matthew Huber  
District Manager

# Tab 1

**RESOLUTION 2020-05**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGETS FOR FISCAL YEAR 2020/2021 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 Asturia Community Development District (“**District**”) prior to June 15, 2020, proposed budgets (“**Proposed Budget**”) for the fiscal year beginning October 1, 2020 and ending September 30, 2021 (“**Fiscal Year 2020/2021**”); 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 ASTURIA COMMUNITY DEVELOPMENT DISTRICT:**

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2020/2021 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 as follows:

DATE: August 25, 2020  
HOUR: 1:00 PM

The hearing may be conducted remotely, pursuant to communications media technology and/or by telephone pursuant to Executive Orders 20-52, 20-69, 20-112, and 20-123 issued by Governor DeSantis on March 9, 2020, March 20, 2020, April 29, 2020, and May 14, 2020, respectively, and pursuant to Section 120.54(5)(b)2., Florida Statutes. In the event that conditions allow the meeting to be held in person, it will be held at the following location:

LOCATION: Asturia Clubhouse  
14575 Promenade Parkway  
Odessa, FL 33556.

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 10<sup>TH</sup> DAY OF JUNE 2020.**

ATTEST:

**ASTURIA COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary

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



Rizzetta & Company

# Astoria Community Development District

[Austriacdd.org](http://Austriacdd.org)

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**Proposed Budget for Fiscal Year 2020/2021**

**Presented by: Rizzetta & Company, Inc.**

5844 Old Pasco Road  
Suite 100  
Wesley Chapel, Florida 33544  
Phone: 813-994-1001

[rizzetta.com](http://rizzetta.com)



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## GENERAL FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

The General Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all General Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

### REVENUES:

**Interest Earnings:** The District may earn interest on its monies in the various operating accounts.

**Tax Roll:** The District levies Non-Ad Valorem Special Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County.

**Off Roll:** For lands not on the tax roll and that is by way of a direct bill from the District to the appropriate property owner.

**Developer Contributions:** The District may enter into a funding agreement and receive certain prescribed dollars from the Developer to off-set expenditures of the District.

**Event Rental:** The District may receive monies for event rentals for such things as weddings, birthday parties, etc.

**Miscellaneous Revenues:** The District may receive monies for the sale or provision of electronic access cards, entry decals etc.

**Facilities Rentals:** The District may receive monies for the rental of certain facilities by outside sources, for such items as office space, snack bar/restaurants etc.

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## EXPENDITURES – ADMINISTRATIVE:

**Supervisor Fees:** The District may compensate its supervisors within the appropriate statutory limits of \$200.00 maximum per meeting within an annual cap of \$4,800.00 per supervisor.

**Administrative Services:** The District will incur expenditures for the day to today operation of District matters. These services include support for the District Management function, recording and preparation of meeting minutes, records retention and maintenance in accordance with Chapter 119, Florida Statutes, and the District's adopted Rules of Procedure, preparation and delivery of agenda, overnight deliveries, facsimiles and phone calls.

**District Management:** The District as required by statute, will contract with a firm to provide for management and administration of the District's day to day needs. These services include the conducting of board meetings, workshops, overall administration of District functions, all required state and local filings, preparation of annual budget, purchasing, risk management, preparing various resolutions and all other secretarial duties requested by the District throughout the year is also reflected in this amount.

**District Engineer:** The District's engineer provides general engineering services to the District. Among these services are attendance at and preparation for monthly board meetings, review of construction invoices and all other engineering services requested by the district throughout the year.

**Disclosure Report:** The District is required to file quarterly and annual disclosure reports, as required in the District's Trust Indenture, with the specified repositories. This is contracted out to a third party in compliance with the Trust Indenture.

**Trustee's Fees:** The District will incur annual trustee's fees upon the issuance of bonds for the oversight of the various accounts relating to the bond issues.

**Assessment Roll:** The District will contract with a firm to maintain the assessment roll and annually levy a Non-Ad Valorem assessment for operating and debt service expenses.

**Financial & Revenue Collections:** Services include all functions necessary for the timely billing and collection and reporting of District assessments in order to ensure adequate funds to meet the District's debt service and operations and maintenance obligations. These services include, but are not limited to, assessment roll preparation and certification, direct billings and funding request processing as well as responding to property owner questions regarding District assessments. This line item also includes the fees incurred for a Collection Agent to collect the funds for the principal and interest payment for its short-term bond issues and any other bond related collection needs. These funds are collected as prescribed in the Trust Indenture. The Collection Agent also provides for the release of liens on property after the full collection of bond debt levied on particular properties.

**Accounting Services:** Services include the preparation and delivery of the District's financial statements in accordance with Governmental Accounting Standards, accounts payable and accounts receivable functions, asset tracking, investment tracking, capital program administration and requisition processing, filing of annual reports required by the State of Florida and monitoring of trust account activity.

**Auditing Services:** The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting firm, once it reaches certain revenue and expenditure levels, or has issued bonds and incurred debt.

**Arbitrage Rebate Calculation:** The District is required to calculate the interest earned from bond proceeds each year pursuant to the Internal Revenue Code of 1986. The Rebate Analyst is required to verify that the District has not received earnings higher than the yield of the bonds.

**Travel:** Each Board Supervisor and the District Staff are entitled to reimbursement for travel expenses per Florida Statutes 190.006(8).

**Public Officials Liability Insurance:** The District will incur expenditures for public officials' liability insurance for the Board and Staff.

**Legal Advertising:** The District will incur expenditures related to legal advertising. The items for which the District will advertise include, but are not limited to meeting schedules, special meeting notices, and public hearings, bidding etc. for the District based on statutory guidelines

**Bank Fees:** The District will incur bank service charges during the year.

**Dues, Licenses & Fees:** The District is required to pay an annual fee to the Department of Economic Opportunity, along with other items which may require licenses or permits, etc.

**Miscellaneous Fees:** The District could incur miscellaneous throughout the year, which may not fit into any standard categories.

**Website Hosting, Maintenance and Email:** The District may incur fees as they relate to the development and ongoing maintenance of its own website along with possible email services if requested.

**District Counsel:** The District's legal counsel provides general legal services to the District. Among these services are attendance at and preparation for monthly board meetings, review of operating and maintenance contracts and all other legal services requested by the district throughout the year.

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## **EXPENDITURES - FIELD OPERATIONS:**

**Deputy Services:** The District may wish to contract with the local police agency to provide security for the District.

**Security Services and Patrols:** The District may wish to contract with a private company to provide security for the District.

**Electric Utility Services:** The District will incur electric utility expenditures for general purposes such as irrigation timers, lift station pumps, fountains, etc.

**Streetlights:** The District may have expenditures relating to streetlights throughout the community. These may be restricted to main arterial roads or in some cases to all streetlights within the District's boundaries.

**Utility - Recreation Facility:** The District may budget separately for its recreation and or amenity electric separately.

**Gas Utility Services:** The District may incur gas utility expenditures related to district operations at its facilities such as pool heat etc.

**Garbage - Recreation Facility:** The District will incur expenditures related to the removal of garbage and solid waste.

**Solid Waste Assessment Fee:** The District may have an assessment levied by another local government for solid waste, etc.

**Water-Sewer Utility Services:** The District will incur water/sewer utility expenditures related to district operations.

**Utility - Reclaimed:** The District may incur expenses related to the use of reclaimed water for irrigation.

**Aquatic Maintenance:** Expenses related to the care and maintenance of the lakes and ponds for the control of nuisance plant and algae species.

**Fountain Service Repairs & Maintenance:** The District may incur expenses related to maintaining the fountains within throughout the Parks & Recreational areas

**Lake/Pond Bank Maintenance:** The District may incur expenditures to maintain lake banks, etc. for the ponds and lakes within the District's boundaries, along with planting of beneficial aquatic plants, stocking of fish, mowing and landscaping of the banks as the District determines necessary.

**Wetland Monitoring & Maintenance:** The District may be required to provide for certain types of monitoring and maintenance activities for various wetlands and waterways by other governmental entities.

**Mitigation Area Monitoring & Maintenance:** The District may be required to provide for certain types of monitoring and maintenance activities for various mitigation areas by other governmental entities.

**Aquatic Plant Replacement:** The expenses related to replacing beneficial aquatic plants, which may or may not have been required by other governmental entities.

**General Liability Insurance:** The District will incur fees to insure items owned by the District for its general liability needs

**Property Insurance:** The District will incur fees to insure items owned by the District for its property needs

**Entry and Walls Maintenance:** The District will incur expenditures to maintain the entry monuments and the fencing.

**Landscape Maintenance:** The District will incur expenditures to maintain the rights-of-way, median strips, recreational facilities including pond banks, entryways, and similar planting areas within the District. These services include but are not limited to monthly landscape maintenance, fertilizer, pesticides, annuals, mulch, and irrigation repairs.

**Irrigation Maintenance:** The District will incur expenditures related to the maintenance of the irrigation systems.

**Irrigation Repairs:** The District will incur expenditures related to repairs of the irrigation systems.

**Landscape Replacement:** Expenditures related to replacement of turf, trees, shrubs etc.

**Field Services:** The District may contract for field management services to provide landscape maintenance oversight.

**Miscellaneous Fees:** The District may incur miscellaneous expenses that do not readily fit into defined categories in field operations.

**Gate Phone:** The District will incur telephone expenses if the District has gates that are to be opened and closed.

**Street/Parking Lot Sweeping:** The District may incur expenses related to street sweeping for roadways it owns or are owned by another governmental entity, for which it elects to maintain.

**Gate Facility Maintenance:** Expenses related to the ongoing repairs and maintenance of gates owned by the District if any.

**Sidewalk Repair & Maintenance:** Expenses related to sidewalks located in the right of way of streets the District may own if any.

**Roadway Repair & Maintenance:** Expenses related to the repair and maintenance of roadways owned by the District if any.

**Employees - Salaries:** The District may incur expenses for employees/staff members needed for the recreational facilities such as Clubhouse Staff.

**Employees - P/R Taxes:** This is the employer's portion of employment taxes such as FICA etc.

**Employee - Workers' Comp:** Fees related to obtaining workers compensation insurance.

**Management Contract:** The District may contract with a firm to provide for the oversight of its recreation facilities.

**Maintenance & Repair:** The District may incur expenses to maintain its recreation facilities.

**Facility Supplies:** The District may have facilities that required various supplies to operate.

**Gate Maintenance & Repairs:** Any ongoing gate repairs and maintenance would be included in this line item.

**Telephone, Fax, Internet:** The District may incur telephone, fax and internet expenses related to the recreational facilities.

**Office Supplies:** The District may have an office in its facilities which require various office related supplies.

**Clubhouse - Facility Janitorial Service:** Expenses related to the cleaning of the facility and related supplies.

**Pool Service Contract:** Expenses related to the maintenance of swimming pools and other water features.

**Pool Repairs:** Expenses related to the repair of swimming pools and other water features.

**Security System Monitoring & Maintenance:** The District may wish to install a security system for the clubhouse

**Clubhouse Miscellaneous Expense:** Expenses which may not fit into a defined category in this section of the budget

**Athletic/Park Court/Field Repairs:** Expense related to any facilities such as tennis, basketball etc.

**Trail/Bike Path Maintenance:** Expenses related to various types of trail or pathway systems the District may own, from hard surface to natural surfaces.

**Special Events:** Expenses related to functions such as holiday events for the public enjoyment

**Miscellaneous Fees:** Monies collected and allocated for fees that the District could incur throughout the year, which may not fit into any standard categories.

**Miscellaneous Contingency:** Monies collected and allocated for expenses that the District could incur throughout the year, which may not fit into any standard categories.

**Capital Outlay:** Monies collected and allocated for various projects as they relate to public improvements.



## RESERVE FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

The Reserve Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all Reserve Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

### REVENUES:

**Tax Roll:** The District levies Non-Ad Valorem Special Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County.

**Off Roll:** For lands not on the tax roll and that is by way of a direct bill from the District to the appropriate property owner.

**Developer Contributions:** The District may enter into a funding agreement and receive certain prescribed dollars from the Developer to off-set expenditures of the District.

**Miscellaneous Revenues:** The District may receive monies for the sale or provision of electronic access cards, entry decals etc.

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### EXPENDITURES:

**Capital Reserve:** Monies collected and allocated for the future repair and replacement of various capital improvements such as club facilities, swimming pools, athletic courts, roads, etc.

**Capital Outlay:** Monies collected and allocated for various projects as they relate to public improvements.

## DEBT SERVICE FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

The Debt Service Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all Debt Service Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

### REVENUES:

**Special Assessments:** The District may levy special assessments to repay the debt incurred by the sale of bonds to raise working capital for certain public improvements. The assessments may be collected in the same fashion as described in the Operations and Maintenance Assessments.

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### EXPENDITURES – ADMINISTRATIVE:

**Bank Fees:** The District may incur bank service charges during the year.

**Debt Service Obligation:** This would be a combination of the principal and interest payment to satisfy the annual repayment of the bond issue debt.

**Proposed Budget**  
**Astoria Community Development District**  
**General Fund**  
**Fiscal Year 2020/2021**

	Chart of Accounts Classification	Actual YTD through 04/30/20	Projected Annual Totals 2019/2020	Annual Budget for 2019/2020	Projected Budget variance for 2019/2020	Budget for 2020/2021	Budget Increase (Decrease) vs 2019/2020	Comments
1								
2	<b>REVENUES</b>							
3								
4	Interest Earnings							
5	Interest Earnings	\$ 34	\$ 58	\$ -	\$ 58	\$ -	\$ -	
6	Special Assessments							
7	Tax Roll*	\$ 621,551	\$ 621,550	\$ 620,833	\$ 717	\$ 709,007	\$ 88,174	
8	Street Light Assessment							
9	Off Roll*	\$ 23,162	\$ 23,162	\$ 23,162	\$ -	\$ -	\$ (23,162)	
10	Contributions & Donations from Private Sources							
11	Developer Contributions	\$ 5,669	\$ 9,718	\$ 45,000	\$ (35,282)	\$ 20,000	\$ (25,000)	
12	Other Miscellaneous Revenues							
13	Event Rental	\$ 2,058	\$ 3,528	\$ 5,000	\$ (1,472)	\$ 2,500	\$ (2,500)	
14	Miscellaneous Revenues	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
15								
16	<b>TOTAL REVENUES</b>	<b>\$ 652,474</b>	<b>\$ 658,017</b>	<b>\$ 693,995</b>	<b>\$ (35,978)</b>	<b>\$ 731,507</b>	<b>\$ 37,512</b>	
17								
18	Balance Forward from Prior Year	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
19								
20	<b>TOTAL REVENUES AND BALANCE FORWARD</b>	<b>\$ 652,475</b>	<b>\$ 658,017</b>	<b>\$ 693,995</b>	<b>\$ (35,978)</b>	<b>\$ 731,507</b>	<b>\$ 37,512</b>	
21								
22	<i>*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.</i>							
23								
24	<b>EXPENDITURES - ADMINISTRATIVE</b>							
25								
26	Legislative							
27	Supervisor Fees	\$ 800	\$ 1,371	\$ 2,000	\$ 629	\$ 4,400	\$ 2,400	2 new res. supervisors @ 10mths
28	Financial & Administrative							
29	Administrative Services	\$ 3,150	\$ 5,400	\$ 5,400	\$ -	\$ 5,400	\$ -	
30	District Management	\$ 11,617	\$ 19,914	\$ 19,914	\$ -	\$ 19,914	\$ -	
31	District Engineer	\$ -	\$ -	\$ 2,500	\$ 2,500	\$ 2,500	\$ -	
32	Disclosure Report	\$ 7,000	\$ 7,500	\$ 7,500	\$ -	\$ 7,500	\$ -	Series 14 A-1& A-2 / 16 A-1&A-2
33	Trustees Fees	\$ 4,250	\$ 7,500	\$ 7,500	\$ -	\$ 7,500	\$ -	
34	Tax Collector /Property Appraiser Fees	\$ -	\$ -	\$ 150	\$ 150	\$ 150	\$ -	
35	Financial & Revenue Collections	\$ 2,100	\$ 3,600	\$ 3,600	\$ -	\$ 3,600	\$ -	
36	Assessment Roll	\$ 5,000	\$ 5,000	\$ 5,000	\$ -	\$ 5,000	\$ -	
37	Accounting Services	\$ 10,500	\$ 18,000	\$ 18,000	\$ -	\$ 18,000	\$ -	
38	Auditing Services	\$ 3,600	\$ 3,600	\$ 3,600	\$ -	\$ 4,000	\$ 400	Estimated New Audit contract
39	Arbitrage Rebate Calculation	\$ 500	\$ 500	\$ 500	\$ -	\$ 1,500	\$ 1,000	Three bond issuances \$500 each
40	Public Officials Liability Insurance	\$ 2,819	\$ 2,819	\$ 3,000	\$ 181	\$ 3,000	\$ -	
41	Legal Advertising	\$ 1,026	\$ 1,026	\$ 1,000	\$ (26)	\$ 1,500	\$ 500	Public Hearings advertised
42	Mailed Notices - Postage	\$ -	\$ -	\$ -	\$ -	\$ 1,000	\$ 1,000	Anticipate mailed notices
43	Dues, Licenses & Fees	\$ 205	\$ 351	\$ 450	\$ 99	\$ 500	\$ 50	
44	Website Hosting, Maintenance, Backup & Email	\$ 6,693	\$ 7,474	\$ 7,500	\$ 26	\$ 7,500	\$ -	ADA website remediation
45	Legal Counsel							
46	District Counsel	\$ 12,175	\$ 15,871	\$ 15,000	\$ (871)	\$ 20,000	\$ 5,000	
47								
48	<b>Administrative Subtotal</b>	<b>\$ 71,435</b>	<b>\$ 99,927</b>	<b>\$ 102,614</b>	<b>\$ 2,687</b>	<b>\$ 112,964</b>	<b>\$ 10,350</b>	
49								
50	<b>EXPENDITURES - FIELD OPERATIONS</b>							
51	Electric Utility Services							
52	Utility Services	\$ 619	\$ 1,061	\$ 2,000	\$ 939	\$ 1,200	\$ (800)	FY18-19 \$1131
53	Utility - Recreation Facilities	\$ 11,011	\$ 18,876	\$ 20,000	\$ 1,124	\$ 20,000	\$ -	FY18-19 \$21035
54	Utility-Irrigation	\$ 1,052	\$ 1,803	\$ 1,500	\$ (303)	\$ 1,800	\$ 300	FY18-19 \$1461
55	Street Lights	\$ 65,421	\$ 112,150	\$ 115,000	\$ 2,850	\$ 119,000	\$ 4,000	FY18-19 \$119,744
56	Garbage/Solid Waste Control Services							
57	Garbage - Recreation Facility	\$ 238	\$ 408	\$ 400	\$ (8)	\$ 400	\$ -	
58	Solid Waste Assessment	\$ 523	\$ 523	\$ 500	\$ (23)	\$ 525	\$ 25	
59	Water-Sewer Combination Services							
60	Utility - Reclaimed	\$ 43,388	\$ 74,379	\$ 45,000	\$ (29,379)	\$ 70,000	\$ 25,000	FY18-19 \$57,712
61	Stormwater Control							
62	Aquatic Maintenance	\$ 4,420	\$ 7,577	\$ 8,000	\$ 423	\$ 10,280	\$ 2,280	Phase 3 ponds added to contract
63	Stormwater Assessment	\$ 866	\$ 866	\$ 625	\$ (241)	\$ 900	\$ 275	
64	Other Physical Environment							
65	General Liability Insurance	\$ 3,075	\$ 3,075	\$ 3,150	\$ 75	\$ 3,150	\$ -	EGIS proposed amt
66	Property Insurance	\$ 11,341	\$ 11,341	\$ 9,150	\$ (2,191)	\$ 13,527	\$ 4,377	EGIS proposed amt
67	Entry & Walls Maintenance	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 500	\$ (500)	
68	Landscape Maintenance	\$ 126,556	\$ 186,953	\$ 185,000	\$ (1,953)	\$ 185,000	\$ -	Down to Earth (w/Mulch&Annals)
69	Landscape Replacement Plants, Shrubs, Trees	\$ 1,160	\$ 1,989	\$ 2,500	\$ 511	\$ 2,000	\$ (500)	
70	Irrigation Repairs & Maint.	\$ 3,582	\$ 6,141	\$ 4,000	\$ (2,141)	\$ -	\$ (4,000)	Est. Materials & Labor for repairs
71	Landscape ROW mowings	\$ 1,768	\$ 3,031	\$ 4,000	\$ 969	\$ 1,000	\$ (3,000)	Estimated Southern Land Services
72	Field Operations	\$ 4,200	\$ 8,400	\$ 8,400	\$ -	\$ 8,400	\$ -	
73	Holiday Decorations	\$ 549	\$ 549	\$ 500	\$ (49)	\$ 5,000	\$ 4,500	Resident requested
74	Road & Street Facilities							
75	Street/ Parking Lot Maintenance	\$ -	\$ -	\$ 500	\$ 500	\$ 500	\$ -	
76	Sidewalk Repair & Maintenance	\$ 4,650	\$ 7,971	\$ 500	\$ (7,471)	\$ 2,000	\$ 1,500	
77	Pressure Washing of Community Areas	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
78	Pressure Washing of Clubhouse Area	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
79	Roadway Repair & Maintenance	\$ 5,586	\$ 5,586	\$ 5,000	\$ (586)	\$ 5,000	\$ -	
80	Parks & Recreation							
81	Employment Salaries	\$ 55,466	\$ 102,085	\$ 102,121	\$ 36	\$ 92,100	\$ (10,021)	Reduced staffing
82	Management Contract	\$ 6,300	\$ 10,800	\$ 10,800	\$ -	\$ 10,800	\$ -	
83	Pool Service Contract	\$ 6,090	\$ 10,440	\$ 10,440	\$ -	\$ 10,440	\$ -	Suncoast pools
84	Fitness Equipment Lease	\$ 14,049	\$ 14,049	\$ 9,894	\$ (4,155)	\$ 900	\$ (8,994)	Lease ends 3-29-20 - New FitRev PM contract
85	Pool Permits	\$ -	\$ -	\$ 300	\$ 300	\$ 300	\$ -	
86	Amenity Maintenance & Repair	\$ 6,658	\$ 6,414	\$ 4,000	\$ (2,414)	\$ 5,000	\$ 1,000	Increased based on age & trend
87	Pool Furniture repair & replacement	\$ -	\$ -	\$ -	\$ -	\$ 3,500	\$ 3,500	Repairs to pool furniture
88	Facility A/C & Heating Maintenance & Repair	\$ -	\$ -	\$ 1,500	\$ 1,500	\$ 1,500	\$ -	Nuccio HVAC Prevent Maint. agreement
89	Telephone Fax, Internet	\$ 1,738	\$ 2,979	\$ 2,000	\$ (979)	\$ 2,000	\$ -	Spectrum Agreement for Amenities
90	Clubhouse - Facility Janitorial Service	\$ 1,970	\$ 4,877	\$ 3,780	\$ (1,097)	\$ 4,875	\$ 1,095	New Cleaning agreement
91	Clubhouse - Facility Janitorial Supplies	\$ 499	\$ 1,610	\$ 1,400	\$ (210)	\$ 1,500	\$ 100	FY18-19 \$1568
92	Boardwalk and Bridge Maintenance	\$ -	\$ -	\$ 500	\$ 500	\$ 500	\$ -	Staining and Sealing





**Budget Template**  
**Asturia Community Development District**  
**Debt Service**  
**Fiscal Year 2020/2021**

Chart of Accounts Classification	Series 2014A-1	Series 2016A-1	Series 2018A-2	Budget for 2020/2021
<b>REVENUES</b>				
Special Assessments				
Net Special Assessments	\$ 562,222.08	\$ 141,778.56	\$ 40,044.66	\$ 744,045.30
<b>TOTAL REVENUES</b>	<b>\$ 562,222.08</b>	<b>\$ 141,778.56</b>	<b>\$ 40,044.66</b>	<b>\$ 744,045.30</b>
<b>EXPENDITURES</b>				
<b>Administrative</b>				
Financial & Administrative				
Debt Service Obligation	\$ 562,222.08	\$ 141,778.56	\$ 40,044.66	\$ 744,045.30
<b>Administrative Subtotal</b>	<b>\$ 562,222.08</b>	<b>\$ 141,778.56</b>	<b>\$ 40,044.66</b>	<b>\$ 744,045.30</b>
<b>TOTAL EXPENDITURES</b>	<b>\$ 562,222.08</b>	<b>\$ 141,778.56</b>	<b>\$ 40,044.66</b>	<b>\$ 744,045.30</b>
<b>EXCESS OF REVENUES OVER EXPENDITURES</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>

Collection Costs (2%) and Early Payment Discount (4%) : 6.0%

**Gross assessments** **\$ 790,864.48**

**Notes:**

Tax Roll Collection Cost (2%) and Early Payment Discount (4%) for Pasco County is a total 6.0% of Tax Roll.  
 Budgeted net of tax roll assessments. See Assessment Table.

Asturia Community Development District

FISCAL YEAR 2020/2021 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

2020/2021 O&M Budget		\$709,007.00
Collection Cost @ 2%	2%	\$15,085.26
Early Payment Discount @ 4%	4%	\$30,170.51
<b>2020/2021 Total:</b>		<b>\$754,262.77</b>

2019/2020 O&M Budget	\$643,995.00
2020/2021 O&M Budget	\$709,007.00
<b>Total Difference:</b>	<b>\$65,012.00</b>

	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease	
	2019/2020	2020/2021	\$	%
Series 2014A-1 Debt Service - SF 36' TND - Phase 1	\$950.00	\$950.00	\$0.00	0.00%
Operations/Maintenance - SF 36' TND - Phase 1	\$995.34	\$1,098.03	\$102.69	10.32%
<b>Total</b>	<b>\$1,945.34</b>	<b>\$2,048.03</b>	<b>\$102.69</b>	<b>5.28%</b>
Series 2014A-1 Debt Service - SF 45' TND - Phase 1	\$1,100.00	\$1,100.00	\$0.00	0.00%
Operations/Maintenance - SF 45' TND - Phase 1	\$1,034.03	\$1,139.13	\$105.10	10.16%
<b>Total</b>	<b>\$2,134.03</b>	<b>\$2,239.13</b>	<b>\$105.10</b>	<b>4.92%</b>
Series 2014A-1 Debt Service - SF 55' TND - Phase 1	\$1,250.00	\$1,250.00	\$0.00	0.00%
Operations/Maintenance - SF 55' TND - Phase 1	\$1,077.03	\$1,184.79	\$107.76	10.01%
<b>Total</b>	<b>\$2,327.03</b>	<b>\$2,434.79</b>	<b>\$107.76</b>	<b>4.63%</b>
Series 2014A-1 Debt Service - SF 55' - Phase 1	\$1,300.00	\$1,300.00	\$0.00	0.00%
Operations/Maintenance - SF 55' - Phase 1	\$1,077.03	\$1,184.79	\$107.76	10.01%
<b>Total</b>	<b>\$2,377.03</b>	<b>\$2,484.79</b>	<b>\$107.76</b>	<b>4.53%</b>
Series 2014A-1 Debt Service - SF 65' - Phase 1	\$1,350.00	\$1,350.00	\$0.00	0.00%
Operations/Maintenance - SF 65' - Phase 1	\$1,120.02	\$1,230.46	\$110.44	9.86%
<b>Total</b>	<b>\$2,470.02</b>	<b>\$2,580.46</b>	<b>\$110.44</b>	<b>4.47%</b>
Series 2014A-1 Debt Service - SF 55' - Phase 2	\$1,300.00	\$1,300.00	\$0.00	0.00%
Operations/Maintenance - SF 55' - Phase 2	\$1,077.03	\$1,184.79	\$107.76	10.01%
<b>Total</b>	<b>\$2,377.03</b>	<b>\$2,484.79</b>	<b>\$107.76</b>	<b>4.53%</b>
Series 2014A-1 Debt Service - SF 65' - Phase 2	\$1,350.00	\$1,350.00	\$0.00	0.00%
Operations/Maintenance - SF 65' - Phase 2	\$1,120.02	\$1,230.46	\$110.44	9.86%
<b>Total</b>	<b>\$2,470.02</b>	<b>\$2,580.46</b>	<b>\$110.44</b>	<b>4.47%</b>
Series 2014A-1 Debt Service - SF 45' TND - Phase 3	\$1,100.00	\$1,100.00	\$0.00	0.00%
Operations/Maintenance - SF 45' TND - Phase 3	\$1,034.03	\$1,139.13	\$105.10	10.16%
<b>Total</b>	<b>\$2,134.03</b>	<b>\$2,239.13</b>	<b>\$105.10</b>	<b>4.92%</b>
Series 2014A-1 Debt Service - SF 55' TND - Phase 3	\$1,250.00	\$1,250.00	\$0.00	0.00%
Operations/Maintenance - SF 55' TND - Phase 3	\$1,077.03	\$1,184.79	\$107.76	10.01%
<b>Total</b>	<b>\$2,327.03</b>	<b>\$2,434.79</b>	<b>\$107.76</b>	<b>4.63%</b>
Series 2014A-1 Debt Service - SF 65' - Phase 3	\$1,350.00	\$1,350.00	\$0.00	0.00%
Operations/Maintenance - SF 65' - Phase 3	\$1,120.02	\$1,230.46	\$110.44	9.86%
<b>Total</b>	<b>\$2,470.02</b>	<b>\$2,580.46</b>	<b>\$110.44</b>	<b>4.47%</b>

Asturia Community Development District

FISCAL YEAR 2020/2021 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

2020/2021 O&M Budget		\$709,007.00
Collection Cost @	2%	\$15,085.26
Early Payment Discount @	4%	\$30,170.51
2020/2021 Total:		<u>\$754,262.77</u>

2019/2020 O&M Budget	\$643,995.00
2020/2021 O&M Budget	\$709,007.00
Total Difference:	<u>\$65,012.00</u>

	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease	
	2019/2020	2020/2021	\$	%
Series 2016A-1 Debt Service - Townhomes - Phase 3	\$500.00	\$500.00	\$0.00	0.00%
Operations/Maintenance - Townhomes - Phase 3	\$935.15	\$1,034.10	\$98.95	10.58%
<b>Total</b>	<b>\$1,435.15</b>	<b>\$1,534.10</b>	<b>\$98.95</b>	<b>6.89%</b>
<hr/>				
Series 2016A-1 Debt Service - SF 55' - Phase 3	\$1,300.00	\$1,300.00	\$0.00	0.00%
Operations/Maintenance - SF 55' - Phase 3	\$1,077.03	\$1,184.79	\$107.76	10.01%
<b>Total</b>	<b>\$2,377.03</b>	<b>\$2,484.79</b>	<b>\$107.76</b>	<b>4.53%</b>
<hr/>				
Series 2016A-1 Debt Service - SF 65' - Phase 3	\$1,350.00	\$1,350.00	\$0.00	0.00%
Operations/Maintenance - SF 65' - Phase 3	\$1,120.02	\$1,230.46	\$110.44	9.86%
<b>Total</b>	<b>\$2,470.02</b>	<b>\$2,580.46</b>	<b>\$110.44</b>	<b>4.47%</b>
<hr/>				
Series 2016A-1 Debt Service - SF 65' - Phase 4	\$1,350.00	\$1,350.00	\$0.00	0.00%
Operations/Maintenance - SF 65' - Phase 4	\$1,120.02	\$1,230.46	\$110.44	9.86%
<b>Total</b>	<b>\$2,470.02</b>	<b>\$2,580.46</b>	<b>\$110.44</b>	<b>4.47%</b>



**ASTURIA**

**FISCAL YEAR 2020/2021 O&M & DEBT SERVICE ASSESSMENT SCHEDULE**

<b>TOTAL O&amp;M BUDGET</b>		\$709,007.00
<b>COLLECTION COSTS @</b>	2%	\$15,085.26
<b>EARLY PAYMENT DISCOUNT @</b>	4%	\$30,170.51
<b>TOTAL O&amp;M ASSESSMENT</b>		<u>\$754,262.77</u>

LOT SIZE	UNITS ASSESSED	UNITS ASSESSED			\$607,794.68			\$146,468.09			\$0.00			TOTAL				PER LOT ANNUAL ASSESSMENT				
		O&M	SERIES 2014 A-1	SERIES 2016 A-1	SERIES 2018A-2	ALLOCATION OF EQUALIZED COSTS			ALLOCATION OF STRATIFIED COSTS			ALLOCATION OF RESERVE FUND			SERIES 2014A-1 DEBT SERVICE ASSESSMENT	SERIES 2016A-1 DEBT SERVICE ASSESSMENT	SERIES 2016A-2 DEBT SERVICE ASSESSMENT	SERIES 2018A-2 DEBT SERVICE ASSESSMENT	TOTAL O&M	2014 A-1 DEBT SERVICE (2)	2016 A-1 DEBT SERVICE (2)	TOTAL (3)
						EAU FACTOR	TOTAL BUDGET	PER UNIT ASSESSMENT	EAU FACTOR	TOTAL BUDGET	PER UNIT ASSESSMENT	EAU FACTOR	TOTAL BUDGET	PER UNIT ASSESSMENT								
Single Family 36' TND	Phase 1	32	32	0	0	1.00	\$29,876.24	\$933.63	0.65	\$5,260.85	\$164.40	1.00	\$0.00	\$0.00	\$30,400.00	\$0.00	\$0.00	\$0.00	\$1,098.03	\$950.00	\$0.00	\$2,048.03
Single Family 45' TND	Phase 1	41	41	0	0	1.00	\$38,278.93	\$933.63	0.82	\$8,425.58	\$205.50	1.00	\$0.00	\$0.00	\$45,100.00	\$0.00	\$0.00	\$0.00	\$1,139.13	\$1,100.00	\$0.00	\$2,239.13
Single Family 55' TND	Phase 1	57	57	0	0	1.00	\$53,217.05	\$933.63	1.00	\$14,316.64	\$251.16	1.00	\$0.00	\$0.00	\$71,250.00	\$0.00	\$0.00	\$0.00	\$1,184.79	\$1,250.00	\$0.00	\$2,434.79
Single Family 55'	Phase 1	69	69	0	0	1.00	\$64,420.63	\$933.63	1.00	\$17,330.66	\$251.16	1.00	\$0.00	\$0.00	\$89,700.00	\$0.00	\$0.00	\$0.00	\$1,184.79	\$1,300.00	\$0.00	\$2,484.79
Single Family 65'	Phase 1	49	49	0	0	1.00	\$45,747.99	\$933.63	1.18	\$14,544.97	\$296.83	1.00	\$0.00	\$0.00	\$66,150.00	\$0.00	\$0.00	\$0.00	\$1,230.46	\$1,350.00	\$0.00	\$2,580.46
Single Family 55'	Phase 2	126	126	0	0	1.00	\$117,637.68	\$933.63	1.00	\$31,647.30	\$251.16	1.00	\$0.00	\$0.00	\$163,800.00	\$0.00	\$0.00	\$0.00	\$1,184.79	\$1,300.00	\$0.00	\$2,484.79
Single Family 65'	Phase 2	31	31	0	0	1.00	\$28,942.60	\$933.63	1.18	\$9,201.92	\$296.83	1.00	\$0.00	\$0.00	\$41,850.00	\$0.00	\$0.00	\$0.00	\$1,230.46	\$1,350.00	\$0.00	\$2,580.46
Single Family 45' TND	Phase 3	43	43	0	0	1.00	\$40,146.19	\$933.63	0.82	\$8,836.58	\$205.50	1.00	\$0.00	\$0.00	\$47,300.00	\$0.00	\$0.00	\$0.00	\$1,139.13	\$1,100.00	\$0.00	\$2,239.13
Single Family 55' TND	Phase 3	25	25	0	0	1.00	\$23,340.81	\$933.63	1.00	\$6,279.23	\$251.16	1.00	\$0.00	\$0.00	\$31,250.00	\$0.00	\$0.00	\$0.00	\$1,184.79	\$1,250.00	\$0.00	\$2,434.79
Single Family 65'	Phase 3	8	8	0	0	1.00	\$7,469.06	\$933.63	1.18	\$2,374.69	\$296.83	1.00	\$0.00	\$0.00	\$10,800.00	\$0.00	\$0.00	\$0.00	\$1,230.46	\$1,350.00	\$0.00	\$2,580.46
Townhomes	Phase 3	108	0	108	48	1.00	\$100,832.30	\$933.63	0.40	\$10,850.50	\$100.47	1.00	\$0.00	\$0.00	\$0.00	\$54,000.00	\$0.00	\$42,564.48	\$1,034.10	\$0.00	\$500.00	\$1,534.10
Single Family 55'	Phase 3	22	0	22	0	1.00	\$20,539.91	\$933.63	1.00	\$5,525.72	\$251.16	1.00	\$0.00	\$0.00	\$0.00	\$28,600.00	\$0.00	\$0.00	\$1,184.79	\$0.00	\$1,300.00	\$2,484.79
Single Family 65'	Phase 3	18	0	18	0	1.00	\$16,805.38	\$933.63	1.18	\$5,343.05	\$296.83	1.00	\$0.00	\$0.00	\$0.00	\$24,300.00	\$0.00	\$0.00	\$1,230.46	\$0.00	\$1,350.00	\$2,580.46
Single Family 65'	Phase 4	22	0	22	0	1.00	\$20,539.91	\$933.63	1.18	\$6,530.40	\$296.83	1.00	\$0.00	\$0.00	\$0.00	\$29,700.00	\$0.00	\$0.00	\$1,230.46	\$0.00	\$1,350.00	\$2,580.46
<b>TOTAL</b>		<u>651</u>	<u>481</u>	<u>170</u>	<u>48</u>		<u>\$607,794.68</u>			<u>\$146,468.09</u>			<u>\$0.00</u>		<u>\$597,600.00</u>	<u>\$150,700.00</u>	<u>\$0.00</u>	<u>\$42,564.48</u>				
							<u>(\$36,467.68)</u>			<u>(\$8,788.09)</u>			<u>\$0.00</u>		<u>(\$35,377.92)</u>	<u>(\$8,921.44)</u>	<u>\$0.00</u>	<u>(\$2,519.82)</u>				
							<u>\$571,327.00</u>			<u>\$137,680.00</u>			<u>\$0.00</u>		<u>\$562,222.08</u>	<u>\$141,778.56</u>	<u>\$0.00</u>	<u>\$40,044.66</u>				

(1) Reflects the number of total lots with Series 2014, Series 2016 and Series 2018 debt outstanding.

(2) Annual debt service assessment per lot adopted in connection with the Series 2014A-1 and Series 2016A-1 bond issues. Annual assessment includes principal, interest, Pasco County collection costs and early payment discount costs.

(3) Annual assessment that will appear on November 2020 Pasco County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early. Does not reflect the Series 2016A-2 and Preliminary Series 2018A-2 Assessments associated with individual lots which are expected to be prepaid at or prior to the conveyance of such lots to End Users.

## **Tab 2**

## RESOLUTION 2020-06

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT DECLARING SPECIAL ASSESSMENTS UPON THE EXPANSION PARCELS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE INFRASTRUCTURE IMPROVEMENTS WHOSE COST IS TO BE DEFRAID BY THE SPECIAL ASSESSMENTS; PROVIDING THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAID BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID; DESIGNATING LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.**

**WHEREAS**, the Asturia Community Development District (the “District”) is a local unit of special-purpose government duly organized and existing pursuant to the Uniform Community Development District Act of 1980, Chapter 190, *Florida Statutes*, as amended (the “Act”) and was established by Ordinance 14-17 of the Board of County Commissioners of Pasco County, Florida; and

**WHEREAS**, the District previously determined its intent to undertake, install, plan, establish, construct, reconstruct, equip, acquire, operate or maintain certain master infrastructure improvements within the District as described in the *Master Engineer’s Report* dated November 15, 2014, (the “Capital Improvement Plan”), attached hereto as **Exhibit A**, and, in order to finance the costs of the Project, the District levied and imposed non-ad valorem special assessments pursuant to Chapters 190, 170, and 197, *Florida Statutes*, upon all lands within the District receiving a benefit from the Capital Improvement Plan; and

**WHEREAS**, effective February 4, 2020, the boundaries of the District were subsequently amended by Ordinance 20-04 of the Board of County Commissioners of Pasco County, Florida to include approximately 3.639 additional acres of land to those lands within the boundaries of the District (the “Expansion Parcels”); and

**WHEREAS**, the Board of Supervisors (the “Board”) of the District now hereby determines to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain such infrastructure improvements set forth in the Capital Improvement Plan as supplemented by the District’s *First Addendum to Master Engineer’s Report* dated June 1, 2020, (the “First Addendum”), attached hereto as **Exhibit B** and incorporated herein by reference; and

**WHEREAS**, it is in the best interest of the District to pay the cost of the Capital Improvement Plan by special assessments on the benefited lands within the Expansion Parcels (the “Assessments”); and

**WHEREAS**, the District hereby determines that the benefit will accrue to the property improved, the amount of those benefits, and that special assessments will be made in proportion to the total benefits received by the Expansion Parcels from the Capital Improvement Plan as set forth in the *Second Amended and Restated Master Special Assessment Allocation Report* dated May 26, , 2020, attached hereto as **Exhibit C** and incorporated herein by reference and on file with District Manager, Rizzetta & Company, Inc., 5844 Old Pasco Road, Suite 100, Tampa, Florida 33544, (813) 994-1001, mhuber@rizzetta.com (the “District Manager’s Office”); and

**WHEREAS**, the lands within the Expansion Parcels benefit from the total Capital Improvement Plan, however, the District only anticipates issuing special assessment bonds in an amount which can be supported by developable lands within the Expansion Parcels (“Bonds”); and

**WHEREAS**, the District anticipates using the proceeds of the Bonds for the acquisition, construction, or installation of improvements within the District as more specifically described in the District’s Capital Improvement Plan (the “Improvements”); and

**WHEREAS**, the final Assessments levied and imposed by the District upon the benefited lands within the Expansion Parcels to pay the costs of the Improvements will be in an amount necessary to secure repayment of the Bonds; and

**WHEREAS**, therefore, the District hereby determines that Assessments to be levied will not exceed the benefit to the property improved; and

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

- 1.** Assessments shall be levied to defray a portion of the cost of the Capital Improvement Plan.
- 2.** The nature and general location of, and plans and specifications for, the Capital Improvement Plan are described in **Exhibit A**, which is on file at the District Manager’s Office. **Exhibit B** is also on file and available for public inspection at the same location.
- 3.** The total estimated cost of the Capital Improvement Plan is \$31,443,543 as supplemented by those costs determined to be reimbursable pursuant to the Capital Improvement Plan (the “Estimated Cost”); and
- 4.** The Assessments will defray costs of approximately \$36,670,000, which includes a portion of the Estimated Cost, plus financing-related costs, capitalized interest and a debt service reserve.

5. The manner in which the Assessments shall be apportioned and paid is set forth in **Exhibit B**, including provisions for supplemental assessment resolutions.

6. The Assessments shall be levied, within the Expansion Parcels, on all lots and lands adjoining and contiguous or bounding and abutting upon the Capital Improvement Plan or specially benefitted thereby and further designated by the assessment plat hereinafter provided for.

7. There is on file an assessment plat showing the area to be assessed, with certain plans and specifications describing the Improvements and the estimated cost of the Improvements, all of which shall be open to inspection by the public by contacting the District Manager's Office.

8. Commencing with the year in which the Assessments are levied and confirmed, the Assessments shall be paid in not more than (30) thirty annual installments. The Assessments may be payable at the same time and in the same manner as are ad valorem taxes and collected pursuant to Chapter 197, *Florida Statutes*; provided, however, that in the event the uniform non-ad valorem assessment method of collecting the Assessments is not legally available to the District in any year, or if determined by the District to be in its best interest, with any required consent of bondholders, the Assessments may be collected as is otherwise permitted by law.

9. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in **Exhibit B** hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll ("Preliminary Assessment Roll").

10. The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the making of the Improvements, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.

11. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) consecutive weeks) in a newspaper of general circulation within St. Johns County and to provide such other notice as may be required by law or desired in the best interests of the District.

12. This Resolution shall become effective upon its passage.

*[Remainder of Page Intentionally Left Blank]*

**PASSED AND ADOPTED** this 10<sup>th</sup> day of June, 2020.

**ATTEST:**

**ASTURIA COMMUNITY  
DEVELOPMENT DISTRICT**

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Secretary/Assistant Secretary

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Chairperson, Board of Supervisors

**Exhibit A:** *Master Engineer's Report*, dated November 15, 2014

**Exhibit B:** *First Addendum to Master Engineer's Report*, dated June 1, 2020

**Exhibit C:** *Second Amended and Restated Master Special Assessment Allocation Report*, dated May 26, 2020

## Exhibit A

SUPPLEMENTAL  
**ENGINEER'S REPORT**

FOR THE  
**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT**

PREPARED FOR:  
**BOARD OF SUPERVISORS**  
ASTURIA COMMUNITY DEVELOPMENT DISTRICT

PREPARED BY



**FLORIDA DESIGN**  
**CONSULTANTS, INC.**  
— THINK IT. ACHIEVE IT. —

Florida Design Consultants, Inc.  
707 N. Franklin Street, 6<sup>th</sup> Floor  
Tampa, Fl 33602

November 15, 2014





**FLORIDA DESIGN**  
**CONSULTANTS, INC.**  
— THINK IT. ACHIEVE IT. —

3030 Starkey Boulevard  
New Port Richey, Florida 34655

707 N. Franklin Street, 6<sup>th</sup> Floor  
Tampa, Florida 33602

800.532.1047  
www.fldesign.com

November 15, 2014

Mr. Lane Gardner, Chairman  
Board of Supervisors  
Astoria Community Development District

Re: **Astoria Community Development District**  
**Supplemental Engineer's Report for the Series 2014 Project**

Dear Mr. Chairman:

Pursuant to the Board of Supervisor's authorization, Florida Design Consultants, Inc., is pleased to submit this Supplemental Engineer's Report for the portion of the Capital Improvement Plan to be constructed in for the Series 2014 Project by the Astoria Community Development District. A detailed description of the improvements and their corresponding estimates of costs are outlined in the following report.

Thank you for the opportunity to be of professional service.

Sincerely,

A handwritten signature in blue ink, appearing to read "Stuart Rogers", is written over a light blue horizontal line.

Stuart M. Rogers, P.E.  
District Engineer

j:\admin\project\_docs\astoria fka behnke property - hines\reports\cdd engineers report 11-15-2014\supplemental\cover letter.docx

c: Scott Brizendine, District Manager, Rizzetta & Company

## BACKGROUND

The Asturia Community Development District (the "Asturia C.D.D." or the "District") is a 414.7± acre Community Development District located in Pasco County, Florida ("County"), located on the north side of S.R. 54 approximately 1.2 miles west of the Suncoast Expressway. The land use is outlined on the Concept Plan included in this report. The land within the District is wholly located within the Legacy MPUD – Pasco County Ordinance Petition No. 6668 (the "Development"). The authorized land uses within the District allows for residential development as well as open space and recreational amenities. The Legacy MPUD approval includes 550 single family lots, 200 townhomes, an amenity center and neighborhood parks.

In order to serve the residents of the Asturia Community Development District, the District plans to finance, acquire and/or construct, operate and maintain all or part of certain transportation, drainage, utility infrastructure, recreational facilities, security facilities and landscaping within and adjacent to the District (the District's Capital Improvement Plan "CIP" and/or the "Project"). A summary of the CIP and corresponding Opinion of Probable Cost is included in Exhibit 5. A detailed description and basis of costs for each improvement is included in the body of this report. The proposed infrastructure improvements outlined herein are necessary for the construction of the Development.

The CIP contained in this report reflects current estimates and the present intentions of the Asturia C.D.D. However, the Improvement Plan may be subject to modification in the future. The implementation of any improvement outlined within the Improvement Plan requires final approval by the Asturia Community Development District Board of Supervisors. Improvements contemplated in this plan encompass requirements set forth in both the Pasco County Land Development Code and the Legacy MPUD.

The purpose of this supplemental report is to provide a description of the improvements that will be financed by the District's Capital Improvement Bonds, Series 2014 ("the Series 2014 Project"). Refer to Table 1 for a costs summary of the Series 2014 Project. Public infrastructure and land improvements needed to service the Development include construction of subdivision infrastructure improvements in Master Infrastructure for Phase 1 and Neighborhood Infrastructure for Phase 1. Construction of the Series 2014 Project is expected to commence in November 2014 and to be completed in August 2015.

The Supplemental Engineer's Report for the 2014 project reflects the District's present intentions. The implementation and completion of any improvement outlined in this report requires final approval by the District's Board of Supervisors, including the award of contracts for the construction of the improvements and/or acquisition of finished improvements constructed by others. Cost estimates contained in this report have been prepared based on the District Engineer's Preliminary Opinion of Probable Cost. These estimates may not reflect final engineering design or complete environmental permitting. Actual costs will vary based upon final plans, design, planning, approvals from regulatory agencies, inflation, etc. Nevertheless, all costs contained herein may be reasonably expected to adequately fund the improvements described, and contingency costs as included are reasonable.

## **INFRASTRUCTURE IMPROVEMENTS**

The Asturia C.D.D. presently intends to finance, design, construct, and/or acquire certain improvements within and adjacent to the District boundaries. These improvements will be designed in accordance with the Legacy MPUD and Pasco County standards. The District or the County will own the improvements specifically, the 2014 project will include the following infrastructure for Master Infrastructure for Phase 1 and Neighborhood Infrastructure for Phase 1.

### **MASTER INFRASTRUCTURE**

#### **1) MASTER ENTRANCE AND LOOP ROAD**

This proposed improvement consists of a median-divided 44-foot wide four-lane curb and gutter entrance roadway and two 11-foot wide curb and gutter turn lanes. The CIP includes costs for turn lane improvements from S.R. 54 into the project. The CIP includes costs for landscaping and irrigation. The proposed improvements will also include the initial segment of a loop road which will consist of 24-foot wide two-lane curb and gutter roadways. The improvements may be dedicated to the County or owned by the District upon completion.

#### **2) MASTER STORMWATER SYSTEM**

The Asturia C.D.D. intends to finance, design, construct, and/or acquire certain master drainage improvements within and adjacent to the District boundaries. These drainage improvements will be owned and maintained by the District. These improvements have been or will be designed to Pasco County and Southwest Florida Water Management District standards.

The improvements include stormwater management facilities and mass grading of the District that are required by the County and the Southwest Florida Water Management District in order to provide for treatment of stormwater runoff. The master stormwater system includes the stormwater management ponds, outfall control structures, drainage structures, transmission pipes, and mass grading to ensure that the lands within the District will drain in accordance with the system design. The outfall control structures include the outfall pipes and associated end treatments. Transmission and equalizer pipes provide the interconnectivity required for the system to function as designed and also include the pipe end treatments. All control structures and drainage pipes will be constructed to Pasco County standards and will be maintained by the District.

The stormwater management facilities will be owned and maintained by the District.

#### **3) MASTER UTILITY SYSTEM**

The Asturia C.D.D. presently intends to finance, design, construct, and/or acquire certain master potable water, master reuse water and wastewater facilities within the District boundaries. These facilities will be owned and maintained by the Pasco County Utility Department (PCUD) upon completion of construction. These improvements will be designed, and constructed, to PCUD standards. PCUD has provided a letter of availability for the utilities indicating capacity to serve the project.

These improvements include the potable water mains, reuse mains, gravity sewer collection system, lift stations and the associated force mains that will convey the sanitary sewer flows from the development both onsite and offsite to the points of connection provided by PCUD.

#### **4) RECREATION AND AMENITY CENTER**

The Asturia C.D.D. presently intends to finance, design, construct, and/or acquire an amenity center and recreational facilities which may include parks with recreational improvements and multi-use paths within the District boundaries.

The basic components of this facility may include:

- ▶ Clubhouse
- ▶ Restrooms
- ▶ Pool
- ▶ Playground Equipment
- ▶ Parking
- ▶ Landscape and Lighting
- ▶ Parks
- ▶ Recreational Improvements
- ▶ Multi-Use Paths

#### **5) ENTRY FEATURE AND SIGNAGE**

The Asturia C.D.D. presently intends to finance, design, construct, and/or acquire an entry feature and community signage. These improvements may include entry monuments, community signage, lighting, walls, fencing, landscape, hardscape and irrigation to be located within or adjacent to the District.

#### **6) LANDSCAPING, FENCING AND STREET TREES**

The Asturia C.D.D. presently intends to finance, design, construct, and/or acquire landscape, fencing and street trees to be relocated within and adjacent to the District. These improvements may include landscape, hardscape, irrigation, landscape lighting, fencing and street trees to be located within and adjacent to the District.

## **NEIGHBORHOOD INFRASTRUCTURE**

The Asturia C.D.D. presently intends to finance, design, construct, and/or acquire certain infrastructure improvements for the neighborhoods within the District boundaries. These improvements include complete construction of the basic infrastructure for each neighborhood, including but not limited to: clearing and grubbing, earthwork, potable water, reuse irrigation water, sewer utilities, internal roadways, grassing, and sodding.

The internal roadways will provide access throughout the residential area of the District and will be constructed to County standards. The opinion of probable cost in the CIP includes design, permitting and construction costs for a network of two-lane roadways providing access to each residence. Some of these roadways include on-street parking. Roadways and rights of ways may be dedicated to the County or owned by the District upon completion.

The proposed water and reuse distribution improvements consist of the main underground transmission system necessary to service residents of the District, as required by Pasco County Utility Department (PCUD) and Florida Department of Environmental Protection (FDEP). The proposed sanitary sewer collection improvements consist of the manholes and gravity sanitary sewer mains required to serve residents of the District. These potable water, reuse, and sanitary sewer systems improvements will be designed according to the PCUD and FDEP standards and upon completion will be dedicated to the County and will be owned and maintained by the PCUD.

## **BASIS OF OPINION OF PROBABLE COST**

The following is the basis for the infrastructure opinion of probable cost:

- Design Plans for Phase 1 have been developed and are undergoing final review by the applicable agencies. Bids have been obtained for Phase 1 and costs have been obtained from these bids.
- Water, reuse and sanitary sewer utility facilities have been designed in accordance with PCUD, Pasco County and Florida Department of Environmental Protection (FDEP) Standards.
- Master stormwater design is in accordance with Southwest Florida Water Management District and Pasco County requirements. Costs have been included for the excavation of stormwater management facilities, mass grading of the District, pipes, and structures.
- Costs utilized for roadways include paving, drainage, water, reuse and sewer and were obtained from the Phase 1 bid and recent historical bids for similar work in this area.
- Jurisdictional wetland determinations have been completed for this project. Wetland impacts and the required mitigation have been defined for this project by the permit conditions established in the SWFWMD environmental resource permit.
- The typical roadway sections utilized for the roadway cost were developed using D.O.T.'s Manual of Uniform Minimum Standards for Design, Construction and Maintenance for Streets and Highways and the applicable Pasco County standards with adjustments made to accommodate the planting of street trees in or adjacent to the rights of way.

- The opinion of probable cost for the amenity center entry feature, landscape, hardscape, irrigation and recreation have been prepared based on available information and recent historical bids for similar work in this area.
- No costs have been included for excavation of material that may be unsuitable or the replacement with structural fill.
- Land costs have not been included for the acquisition of roadway rights-of-way, the amenity center, recreational improvements, pocket parks or greenway.
- The engineering fees, including geotechnical engineering and environmental services are included in the estimate.
- For the purposes of this report, a 10% contingency factor has been included for the proposed infrastructure improvements.
- The Opinions of Probable Cost contained in this report are based upon year 2014 dollars and have been prepared based upon the best available information. It is FDC's opinion that the cost are accurate based upon the available information, however, actual costs will vary based upon final engineering, planning and approvals from regulatory authorities.

**Astoria  
Community Development District**

**Permit Statust**

*The status of the Master Permits is outlined as follows:*

<u>Approval Date</u>	<u>Agency</u>	<u>Permit No.</u>	<u>Permit Name</u>
12/18/2007	Pasco County	6668	MPUD Zoning
1/12/2010	Pasco County	N/A	MPUD Development Agreement
10/7/2013	Pasco County	6668	MPUD Amended Conditions of Approval
7/25/2014	Pasco County	N/A	Critical Linkage Mitigation Plan
9/2/2014	Pasco County	N/A	Surface Water Monitoring Plan
5/23/2014	Pasco County	N/A	Master Roadway Plan
5/23/2014	Pasco County	N/A	Multi-Use Path Plan
9/18/2014	Pasco County	N/A	Master Utility Plan
Anticipated 11/2014	Pasco County	RSD14-014	Phase 1-Preliminary, Construction and Stormwater Master Plan
7/25/2014	SWFWMD	4929941.5	Conceptual Permit
9/25/2014	SWFWMD	329941.6	Phase 1 ERP
Anticipated 1/2015	ACOE	SAI-2005-10602	Individual Permit Application
10/27/2014	FDOT	2014-D-798-23	Phase 1 - Drainage Permit
Anticipated 12/2014	FDOT	2014-A-798-27	Phase 1 - Phase 1 - Driveway Connection Permit
9/18/2014	FDEP	1039-51CW06-205.03	Phase 1 - Water Permit
9/18/2014	FDEP	1127-51CS06-205.03	Phase 1 - Sewer Permit
9/18/2014	FDEP	1127-51RW06-205.03	Phase 1 - Reclaimed Water Permit
Anticipated 11/2014	FDEP	N/A	NPDES NOI

**ASTURIA CDD -- CAPITAL IMPROVEMENT PLAN  
OPINION OF PROBABLE COST FOR 2014 PROJECTS**

<b>Description</b>	<b>Amount</b>
Phase 1 - Entrance Road	\$ 1,172,110
S.R. 54 Intersection Turn Lanes/Signalization	\$ 305,660
Phase 1 - Master Roadway Infrastructure	\$ 1,976,250
Phase 1 - Master Storm Water System	\$ 779,168
Phase 1 - Master Sanitary Sewer Lift Station and Forcemain	\$ 1,081,280
Phase 1 - Offsite Utility Extensions	\$ 155,471
Amenity Center	\$ 2,790,000
Phase 1 - Entry Feature and Project Signage	\$ 520,800
Phase 1 - Recreation/Parks/Trails/Trees	\$ 871,968
<b>Subtotal Master Infrastructure Improvements =</b>	<b>\$ 9,652,707</b>

Phase 1 - Neighborhood Roadway Infrastructure	\$ 3,442,550
Phase 1 - Neighborhood Storm Water System	\$ 425,988
<b>Subtotal Neighborhood Infrastructure Improvements =</b>	<b>\$ 3,868,538</b>

**Total Capital Improvements 2014 = \$ 13,521,245**

Developer has pre-paid \$552,835 in design, engineering and permitting fees



## OWNERSHIP AND MAINTENANCE

<b>ASTURIA PROPOSED FUNDING, OWNERSHIP &amp; MAINTENANCE PLAN</b>		
<b>ITEM</b>	<b>Funded and Constructed by</b>	<b>Ownership and Maintenance Entity</b>
Entrance Road (Roadway and Landscape)	CDD	CDD/County*
Intersection Turn Lanes/Transit Stop/Signalization	CDD	County
Roadway and Sidewalks	CDD	CDD/County*
Sewer Infrastructure	CDD	County
Water Infrastructure	CDD	County
Reclaimed Water	CDD	County
Stormwater System	CDD	CDD
Master Utilities (Master Sanitary Sewer Lift Station/Force Main/Electric Feeder System)	CDD	County
Offsite Utility Extensions (Sanitary Sewer, Potable Water, Reuse)	CDD	County
Amenity Center	CDD	CDD
Entry Feature and Project Signage	CDD	CDD
Recreation/Parks/Trails and Trees	CDD	CDD

\*The Asturia CDD will be responsible for maintenance of sidewalks and trails within public rights-of-way pursuant to Pasco County requirements. The allocation of ownership and maintenance obligations for roadways will remain under discussion between the Petitioner and Pasco County.

## ENGINEER'S RECOMMENDATION

The infrastructure, as outlined above, is necessary for the functional development of the District as required by the applicable independent units of local government. The planning and design of the infrastructure is in accordance with current governmental regulatory requirements. The infrastructure will provide its intended function so long as construction is in substantial compliance with the design and permits. Items of construction in this report are based on current plan quantities for the infrastructure construction as shown on the approved construction documents and specifications (last revision).

The engineer recommends that in addition to the annual non-ad valorem assessment to be levied and collected by the District to pay debt service on its bonds, the District should levy and collect an annual "maintenance assessment" to be determined, assessed, and levied by the District Board of Supervisors upon the assessable real property within the district for the purpose of maintaining district owned improvements.

## CONCLUSION AND ENGINEER'S OPINION

It is my professional opinion that the infrastructure costs associated herein for the District improvements are reasonable to complete the construction of the infrastructure described herein and that these infrastructure improvements will benefit and add value to the district. All infrastructure costs are for public improvements or community facilities as set forth in section 190-012(1) and (2) of the Florida Statutes. The estimate of infrastructure construction costs is only an estimate and not a guarantee maximum price. The estimated cost is based on unit prices currently being experienced for ongoing and similar items of work in Pasco County and quantities as represented on construction plans. The labor market future costs of equipment and materials, increased regulatory actions and the actual construction process are all beyond the control of the Engineer and the District. Due to this inherent opportunity for fluctuation of cost, the total final cost may be more or less than this estimate. Assuming project construction continues in a timely manner, it is our opinion that the proposed improvements, if constructed and built in substantial accordance with the approved plans and specifications, can be completed and meet their intended functions. Where necessary, historical costs, information from other professional or utility consultants and contractors have been used in preparation of this report.

Consultants and contractors who have contributed in providing the cost data included in this report are reputable entities in the Pasco County area. It is therefore our opinion that the construction of the proposed project can be completed at the cost stated.

It is also my professional opinion that all permits and governmental approvals as required under Florida law have been obtained or that permits not heretofore issued and which are necessary to effect the improvements described herein, will be obtained during the ordinary course of development.



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Stuart M. Rogers, P.E.

Florida Registered Engineer #42718

Florida Design Consultants, Inc.

**Exhibit B**

**FIRST ADDENDUM TO:**

**ENGINEER'S REPORT**

FOR THE

**ASTURIA COMMUNITY DEVELOPMENT DISTRICT  
(BOUNDARY AMENDMENT)**

PREPARED FOR

**BOARD OF SUPERVISORS  
ASTURIA COMMUNITY DEVELOPMENT DISTRICT**

PREPARED BY



**FLORIDA DESIGN  
CONSULTANTS, INC.**  
— THINK IT. ACHIEVE IT. —

Florida Design Consultants, Inc.  
20525 Amberfield Drive, Suite 201  
New Port Richey, FL 34638

Original Report: November 15, 2014  
Adopted by the Board: August 25, 2014 (Resolution 2014-024)

**FIRST ADDENDUM: June 1, 2020**



**FLORIDA DESIGN**  
**CONSULTANTS, INC.**  
— THINK IT. ACHIEVE IT. —

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20525 Amberfield Drive, Suite 201  
Land O Lakes, FL 34638  
800.532.1047  
www.fldesign.com

June 1, 2020

Mr. Lane Gardner  
Chairman  
Board of Supervisors  
Asturia Community Development District

**RE: Asturia Community Development District  
First Addendum to Engineer's Report (CDD Boundary Amendment)**

Dear Mr. Chairman:

Pursuant to the Board of Supervisor's authorization, Florida Design Consultants, Inc. is pleased to submit this First Addendum to the Engineer's Report for Boundary Amendment No. 1 which expands the District's boundary by 3.64 acres for the addition of Phase 5. A detailed description of the improvements and their corresponding estimates of costs are outlined in the enclosed report.

Thank you for the opportunity to be of professional service.

Sincerely,

A handwritten signature in blue ink, appearing to read "James P. Choncholas".

James P. Choncholas, P.E.  
Vice President of Engineering

Enclosure

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## INTRODUCTION

The Asturia Community Development District (the “Asturia CDD” or the “District”) originally encompassed approximately 414.70 acres located in Pasco County, Florida (“County”), on the north side of S.R. 54 approximately 1.2 miles west of the Suncoast Expressway. The District has amended the boundary to include an additional 3.64 acres, which will include the new Phase 5 as shown on the Master Development Plan, Exhibit “A”. The total amended District boundary is 418.31 acres as described by the metes and bounds legal description and sketch shown on the CDD Parcel Exhibit “B”. The land within the District is wholly located within the Legacy MPUD – Pasco County Ordinance Petition No. 6668 (the “Development”). The authorized land uses (Planned Development PD) is within the District and allows for residential development as well as open space and recreational amenities. The Legacy MPUD approval includes 550 single family lots, 200 townhomes, an amenity center and neighborhood parks.

In order to serve the residents of the Asturia Community Development District, the District plans to finance, acquire and/or construct, operate and maintain all or part of certain transportation, drainage, utility infrastructure, recreational facilities, security facilities and landscaping within and adjacent to the District (the District’s Capital Improvement Plan “CIP” and/or the “Project”). An Opinion of Probable Cost for the improvements within the amended area (Phase 5) is included in Exhibit 3. A detailed description and basis of costs for each improvement is included in the body of this report. The proposed infrastructure improvements outlined herein are necessary for the construction of the improvements. The improvements proposed in this plan encompass requirements set forth in both the Pasco County Land Development Code and the Legacy MPUD. The implementation of any improvement outlined within this First Addendum to the Engineer’s Report requires final approval by the Asturia Community Development District Board of Supervisors (“Board”).

## INFRASTRUCTURE IMPROVEMENTS

The Asturia CDD presently intends to finance, design, construct, and/or acquire certain improvements within and adjacent to the District boundaries. These improvements will be designed in accordance with the Legacy MPUD and Pasco County standards. The District or the County will own and maintain the improvements as described below.

<b>ASTURIA PROPOSED FUNDING, OWNERSHIP &amp; MAINTENANCE PLAN</b>		
<b>Item</b>	<b>Funded and Constructed By</b>	<b>Ownership and Maintenance Entity</b>
Roadway and Sidewalks	District	District/County*
Sewer Infrastructure	District	County
Water Infrastructure	District	County
Reclaimed Water	District	County
Stormwater System	District	District
Recreation/Parks/Trails and Trees	District	District

\*The Asturia CDD will be responsible for maintenance of sidewalks and trails within public rights-of-way pursuant to Pasco County requirements. The allocation of ownership and maintenance obligations for roadways will remain under discussion between the District and Pasco County.



The amended CDD boundary includes the proposed Phase 5 improvements. The improvements within Phase 5 consist of seven (7) single family residences and twelve (12) townhomes. These seventeen (17) residences will be served by extending the existing storm water management system, potable water system, reclaimed water system and wastewater system as constructed within the Master Infrastructure and Neighborhood Infrastructure from previous phases of development. A summary of the Revised Development Plan is listed in the table below:

<b>PRODUCT</b>	<b>Phase I</b>	<b>Phase II</b>	<b>Phase III</b>	<b>Phase IV</b>	<b>Phase V</b>	<b>TOTAL</b>
Townhomes	0	0	108	0	10	<b>118</b>
Single Family 36'	32	0	0	0	0	<b>32</b>
Single Family 45'	41	0	43	0	0	<b>84</b>
Single Family 50'	0	0	0	0	7	<b>7</b>
Single Family 55'	126	126	47	0	0	<b>299</b>
Single Family 65'	49	31	26	22	0	<b>128</b>

## **MASTER INFRASTRUCTURE**

### **1) MASTER ROADWAY INFRASTRUCTURE**

Access to Phase 5 has been provided with the development of adjacent phases located within the CDD Boundary such as Asturian Parkway and Promenade Parkway. No other master roadway improvements are required.

### **2) MASTER STORMWATER SYSTEM**

The master stormwater system includes the stormwater management ponds, outfall control structures, drainage structures, transmission pipes, and mass grading to ensure that the lands within the District will drain in accordance with the system design. The outfall control structures include the outfall pipes and associated end treatments. Transmission and equalizer pipes provide the interconnectivity required for the system to function as designed and also include the pipe end treatments. All control structures and drainage pipes will be constructed to Pasco County standards and will be maintained by the District. The improvements for Phase 5 include construction of a stormwater collection system, including drainage structures and transmission pipes, which will convey stormwater to an existing stormwater management pond previously designed, permitted and constructed under an earlier phase of development. The previously constructed pond has adequate capacity for the Phase 5 improvements. The stormwater management facilities will be owned and maintained by the District.



### **3) MASTER UTILITY SYSTEM**

The master utility system includes the master potable water system, master reuse water and wastewater facilities within the District boundaries. These improvements include the potable water mains, reuse mains, and gravity sewer collection system that will convey the sanitary sewer flows from the development both onsite and offsite to the points of connection provided by PCUD. These facilities will be owned and maintained by the Pasco County Utilities (PCU) upon completion of construction. The existing master utility system has adequate capacity to serve the project.

### **4) RECREATION/PARKS/TRAILS/TREES**

Recreational facilities previously constructed within the Asturia CDD are adequate to serve the proposed Phase 5. No additional recreational facilities are proposed. A code minimum landscape plan for builder required landscape will be provided.

### **NEIGHBORHOOD INFRASTRUCTURE**

These improvements include complete construction of the basic infrastructure for each neighborhood, including but not limited to: clearing and grubbing, earthwork, potable water, reuse irrigation water, sewer utilities, internal roadways, grassing, and sodding.

The internal roadways will provide access throughout the residential area of the District and will be constructed to County standards. The opinion of probable cost includes the construction costs for an extension of a two-lane roadway and the alley way providing access to each of the proposed seventeen (17) residences within Phase 5. Roadways and rights of ways will owned and maintained by the District upon completion.

The proposed water and reuse distribution improvements consist of the main underground transmission system necessary to service residents of the District, as required by Pasco County Utilities (PCU) and the Florida Department of Environmental Protection (FDEP). The proposed sanitary sewer collection improvements consist of the manholes and gravity sanitary sewer mains required to serve residents of the District. Extensions to the existing potable water system, reuse water and wastewater facilities, as designed permitted and constructed under previous phases, are proposed to serve Phase 5. These potable water, reuse, and sanitary sewer systems extensions will be designed according to the PCU and FDEP standards and upon completion will be dedicated to the County and will be owned and maintained by the PCU.





## **BASIS OF OPINION OF PROBABLE COST**

The following is the basis for the infrastructure opinion of probable cost. Refer to Exhibit “3” on page 5:

- Design Plans as submitted to Pasco County and the Southwest Florida Water Management District for Phase 5. Design revisions may be applicable following agency review.
- Water, reuse and sanitary sewer utility facilities have been designed in accordance with PCU, Pasco County and Florida Department of Environmental Protection (FDEP) Standards.
- Master stormwater design is in accordance with Southwest Florida Water Management District and Pasco County requirements. Costs have been included for mass grading, pipes, and structures.
- Costs utilized for roadways and utilities were obtained from construction costs for previous phases.
- The typical roadway sections utilized for the roadway and alley way were based on the previously approved phases.
- The opinion of probable cost for the landscape, hardscape, irrigation and recreation have been prepared based on available information and recent historical bids for similar work in this area.
- Costs for excavation of material that may be unsuitable or the replacement with structural fill is not anticipated, therefore, has not been included.
- Land costs have not been included.
- The engineering fees, including geotechnical engineering and environmental services are not included in the estimate.
- For the purposes of this report, a 10% contingency factor has been included for the proposed infrastructure improvements.
- The Opinions of Probable Cost contained in this report have been prepared based upon the best available information and previous construction costs within the Asturia CDD. It is FDC’s opinion that the cost are accurate based upon the available information, however, actual costs may vary based upon final engineering, planning and approvals from regulatory authorities.



**EXHIBIT 3**  
**ASTURIA CDD - CAPITAL IMPROVEMENT PLAN**  
**OPINION OF PROBABLE COST FOR AMENDED AREA (PHASE 5)**

DESCRIPTION	PHASE 5
A&E	\$ 135,362
Roadway Infrastructure	\$ 648,452
Stormwater System	\$ 69,699
Utilities	\$ 138,294
<b>Total Master Infrastructure Costs =</b>	<b>\$ 991,807</b>

**MASTER PERMITS**

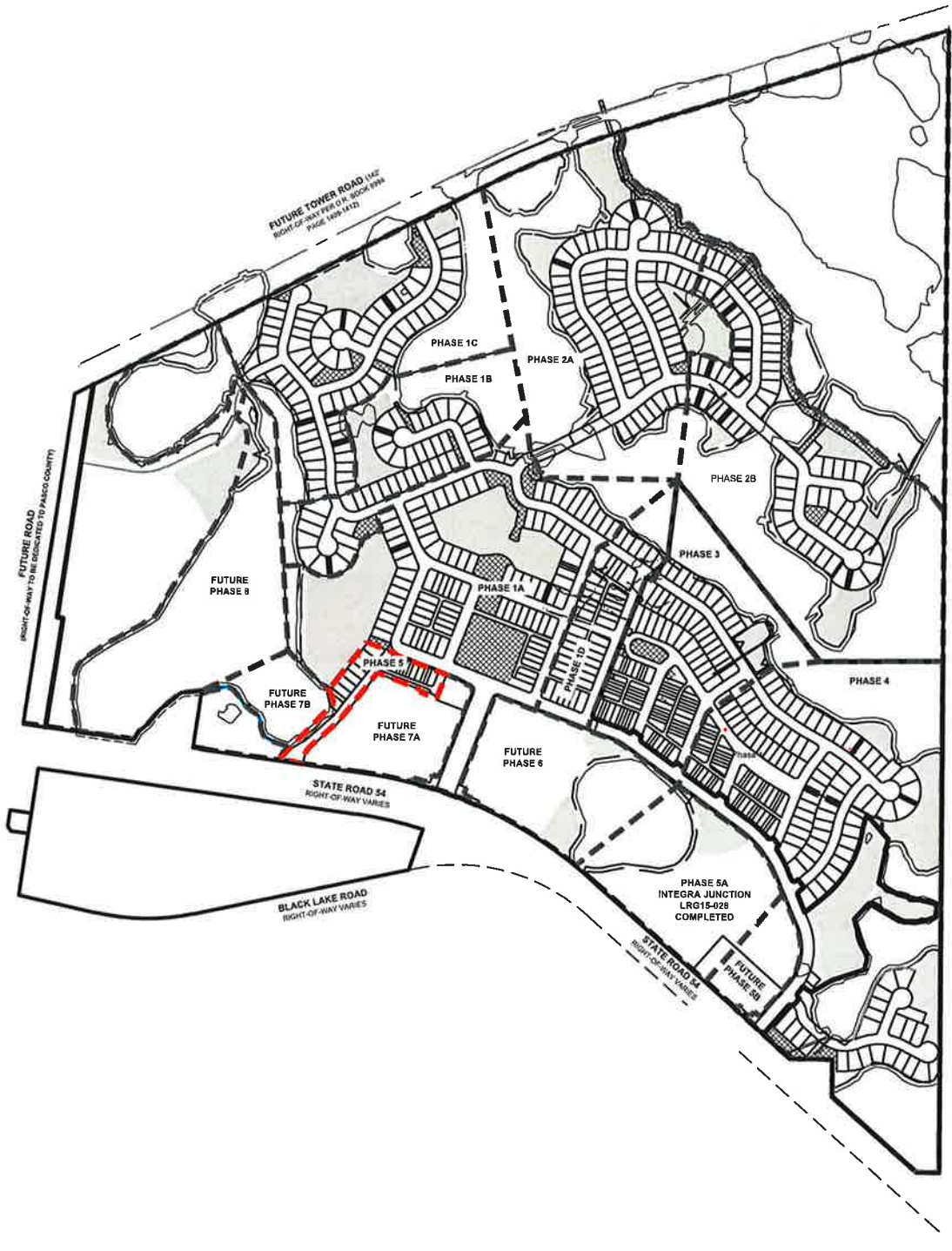
Design and permitting for the proposed Phase 5 improvements within the CDD boundary amendment area are underway and have been submitted to Pasco County Planning and Development Department and the Southwest Florida Water Management District as of the date of this First Amendment to the Engineer’s Report. There are no proposed impacts within the Army Corps of Engineers jurisdiction. There is a reasonable expectation that the permits for the District improvements outlined in this report will be issued by the aforementioned agencies, however, all permits are subject to final agency action. The status of permits is as follows:

<u>Approval Date</u>	<u>Agency</u>	<u>Permit No.</u>	<u>Permit Name</u>
12/18/2007	Pasco County	6668	MPUD Zoning
1/12/2010	Pasco County	N/A	MPUD Development Agreement
10/7/2013	Pasco County	6668	MPUD Amended Conditions of Approval
7/25/2014	Pasco County	N/A	Critical Linkage Mitigation Plan
9/2/2014	Pasco County	N/A	Surface Water Monitoring Plan
3/10/2016	Pasco County	N/A	Master Roadway Plan (Modified)
3/10/2016	Pasco County	N/A	Multi-Use Path Plan (Modified)
9/18/2014	Pasco County	N/A	Master Utility Plan



12/2/14	Pasco County	RSD14-014	Phase 1 - Preliminary, Construction and Stormwater Master Plan
6/10/16	Pasco County	RSD16-002	Phase 2 - Construction and Stormwater Plans
7/25/2014	SWFWMD	4929941.5	Conceptual Permit
5/23/2016	SWFWMD	299411.011	Phase 2 ERP
11/4/2015	ACOE	SAJ-2005-10602	Individual Permit Application
6/15/16	FDEP	1105-51CW06-205.11	Phase 2A - Water Permit
6/15/16	FDEP	1199-51CS06-205.11	Phase 2A - Sewer Permit
6/15/16	FDEP	1199-51CS06-205.11	Phase 2A - Reclaimed Water Permit
6/2016	FDEP	N/A	NPDES NOI
11/3/16	FDEP	1113-51CW06-205.09	Phase 2B - Water Permit
11/3/16	FDEP	1210-51RW06-205.09	Phase 2B - Reclaimed Water Permit
11/3/16	FDEP	1210-51CS06-205.09	Phase 2B - Sewer Permit
4/20/18	SWFWMD	756965	Phases 3&4 ERP
5/8/2018	Pasco County	RSD18-012	Phases 3&4 Construction/Stormwater Plan
5/1/2018	FDEP	1210-51CW06-205.14	Phase 3 - Water Permit
5/1/2018	FDEP	1318-51CS06-205.14	Phase 3 - Sewer Permit
5/1/2018	FDEP	1318-51RW06-205.14	Phase 3 - Reclaimed Water Permit
4/29/2020	FDEP	1347-51CW06-205.18	Phase 4 - Water Permit
4/29/2020	FDEP	1483-51CS06-205.18	Phase 4 - Sewer Permit
4/29/2020	FDEP	1483-51RW06-205.18	Phase 4 - Reclaimed Water Permit
The following are anticipated Approval dates for Phase 5:			
10/1/2020	SWFWMD	Not Yet Assigned	Phase 5 ERP
10/1/2020	Pasco County	Not Yet Assigned	Phase 5 Construction/Stormwater Plan
10/1/2020	FDEP	Not Yet Assigned	Phase 5 - Water Permit
10/1/2020	FDEP	Not Yet Assigned	Phase 5 - Sewer Permit
10/1/2020	FDEP	Not Yet Assigned	Phase 5 - Reclaimed Water Permit

K:\213\ProData\Exhibits\First Amendment Eng Report\213\_Astoria\_EMaster Development PLAN.dwg - Jun 01, 2020 @ 2:34pm - jdavis



DESCRIPTION:	<b>ASTORIA - MASTER DEVELOPMENT PLAN</b>		PROJECT No. 0506-100E	EPN. 213
	 <b>FLORIDA DESIGN CONSULTANTS, INC.</b> THINK IT. ACHIEVE IT. <small>3330 STARKEY BOULEVARD, NEW PORT RICHEY, FLORIDA 34655          PHONE: (800) 532-1047 WWW.FLDESIGN.COM C.A. No. 7421</small>	DATE: 06-01-2020	EXHIBIT: <b>A</b>	
			DRAWN BY: JMD	

**THIS IS NOT A SURVEY**

THERE MAY BE ADDITIONAL RESTRICTIONS AFFECTING THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

THIS LEGAL DESCRIPTION AND SKETCH WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT.

BEARINGS ARE BASED UPON THE EAST LINE OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 26 SOUTH, RANGE 17 EAST, PASCO COUNTY, FLORIDA, BEING S00°12'05"W.

**LEGAL DESCRIPTION:**

A parcel of land lying within Sections 23, 24, 25, 26 and 36, Township 26 South, Range 17 East, Pasco County, Florida being further described as follows:

COMMENCE at the East 1/4 corner of Section 24, Township 26 South, Range 17 East, Pasco County, Florida; thence S00°12'05"W along the East Line of the Southeast 1/4 of Section 24, Township 26 South, Range 17 East (being the basis of bearings for this legal description), for 428.33 feet to the point of intersection with the Northerly line of the former Seaboard Coastline Railroad Right of Way; thence S72°52'02"W along said Northerly line of the former Seaboard Coastline Railroad Right of Way, for 3463.77 feet; thence the following three (3) courses, along a line 3,309.55 feet West of and parallel with the East line of Section 25, Township 26, Range 17 East Pasco County, Florida; (1) thence leaving said Northerly line of the former Seaboard Coastline Railroad Right of Way, S00°23'37"W, for 274.78 feet to the POINT OF BEGINNING; (2) thence S00°23'37"W, for 3550.24 feet; (3) thence S00°16'14"W, for 3277.64 feet to the point of intersection with the Southerly line of the former Tract 2 according to the plat of "Revised Map of Keystone Park Colony", as recorded in Plat Book 1, page 64, as vacated by Resolution dated April 25, 2006 and recorded at Official Records Book 6985, page 2, all of the public records of Pasco County Florida; thence leaving said line 3309.55 feet West of and parallel with the East boundary of said Section 25, N89°08'18"W along said Southerly line of the former Tract 2, for 133.59 feet to the point of intersection with the Northerly right of way line of State Road 54, according to that certain State of Florida Department of Transportation Right of Way Map for State Road 54, w.p. Item/seg.: 256337-1, prepared by Cumby and Fair, Inc., dated 10-13-1999, same being the point of intersection with a non-tangent curve concave Northeasterly; thence Northwestery along the arc of said curve from a radial bearing of S40°19'04"W, having a radius of 1785.19 feet, a central angle of 01°20'58", an arc length of 42.04 feet, and a chord bearing N49°00'27"W for 42.04 feet to the point of tangent; thence N48°21'18"W along said Northerly right of way line of State Road 54, for 640.78 feet to the point of intersection with the Westerly line of said former Tract 2; thence leaving said Northerly right of way line of State Road 54 N00°21'12"E along said Westerly line of former Tract 2, for 222.14 feet to the point of intersection with the Northerly line of Tract 3 according to said plat of "Revised Map of Keystone Park Colony"; thence N89°02'24"W along said Northerly Line of Tract 3, for 256.03 feet to the point of intersection with the Northerly right of way line of State Road 54 as described in Official Records Book 4926, page 1228 of the public records of Pasco County Florida; thence along said Northerly right of way line of State Road 54, N48°21'18"W, for 446.60 feet; thence leaving said Northerly right of way line of State Road 54, N41°38'42"E, for 30.00 feet; thence S48°21'18"E, for 100.00 feet; thence N41°38'42"E, for 35.00 feet; thence S48°21'18"E, for 40.00 feet; thence N41°38'42"E, for 249.09 feet to a point of curvature of a curve concave Westerly; thence Northerly along the arc of said curve, having a radius of 330.00 feet, a central angle of 64°33'58", an arc length of 371.87 feet, and a chord bearing N09°21'43"E for 352.51 feet to the point of tangent; thence N22°55'16"W, for 335.02 feet to a point of curvature of a curve concave Southwesterly; thence Northwestery along the arc of said curve, having a radius of 625.00 feet, a central angle of 31°08'15", an arc length of 339.66 feet, and a chord bearing N38°29'24"W for 335.49 feet to the point of tangent; thence N54°03'32"W, for 872.49 feet to a point of curvature of a curve concave Southwesterly; thence Northwestery along the arc of said curve, having a radius of 220.00 feet, a central angle of 14°48'29", an arc length of 56.86 feet, and a chord bearing N61°27'46"W for 56.70 feet to the point of tangent; thence N68°52'01"W, for 432.02 feet; thence N72°34'22"W, for 108.31 feet; thence N68°52'01"W, for 205.02 feet to a point of curvature of a curve concave Southeasterly; thence Southwesterly along the arc of said curve, having a radius of 25.00 feet, a central angle of 90°00'00", an arc length of 39.27 feet, and a chord bearing S66°07'59"W for 35.36 feet to the point of tangent; thence S21°07'59"W, for 555.51 feet; thence S68°52'01"E, for 40.00 feet; thence S21°07'59"W, for 43.42 feet to a point of intersection with a non-tangent curve, concave Southwesterly; thence Southeasterly along the arc of said curve, from a radial bearing of S21°30'30"W, having a radius of 2,664.51 feet, a central angle of 02°09'04", an arc length of 100.04 feet, and a chord bearing S67°24'58"E for 100.03 feet, to the point of intersection with a non-tangent line; thence S23°39'38"W, for 30.00 feet to the point of intersection with said Northerly right of way line of State Road 54, same being a point of intersection with a non-tangent curve, concave Southerly; thence Westerly along said Northerly right of way line of State Road 54 and along the arc of said curve, from a radial bearing of S23°39'34"W, having a radius of 2,634.51 feet, a central angle of 08°54'59", an arc length of 409.99 feet, and a chord bearing N70°47'56"W for 409.58 feet, to the point of intersection with a non-tangent line; thence leaving said Northerly right of way line of State Road 54, N14°45'10"E, for 30.00 feet to a point of intersection with a non-tangent curve, concave Southerly; thence Easterly along the arc of said curve, from a radial bearing of S14°44'35"W, having a radius of 2,664.51 feet, a central angle of 02°09'35", an arc length of 100.44 feet, and a chord bearing S74°10'38"E for 100.43 feet, to the point of intersection with a non-tangent line; thence N21°07'59"E, for 50.62 feet; thence S68°52'01"E, for 38.00 feet; thence N21°07'59"E, for 550.45 feet to the point of curvature of a curve, concave Westerly; thence Northerly along the arc of said curve, having a radius of 25.00 feet, a central angle of 86°18'22", an arc length of 37.66 feet, and a chord bearing N22°01'12"W, for 34.20 feet, to the point of tangent; thence N65°10'24"W, for 64.16 feet; thence N52°45'57"W, for 28.77 feet; thence N68°52'01"W, for 65.04 feet; thence S21°07'59"W, for 140.00 feet; thence N68°52'01"W, for 385.05 feet; thence S38°23'26"W, for 365.79 feet to the point of curvature of a curve concave Northwestery; thence Southwesterly along the arc of said curve, having a radius of 110.00 feet, a central angle of 10°41'42", an arc length of 20.53 feet, and a chord bearing S43°44'16"W, for 20.50 feet to the point of tangent; thence S49°05'07"W, for 216.86 feet to the point of curvature of a curve concave Southeasterly; thence Southwesterly along the arc of said curve, having a radius of 100.00 feet, a central angle of 40°57'45", an arc length of 71.49 feet, and a chord bearing

NOTE: THE GEOMETRY PERTAINING TO THE PARCEL OF LAND DESCRIBED HEREIN IS BASED UPON RECORD DOCUMENTS AS REFERENCED HEREON AND THAT CERTAIN BOUNDARY SURVEY TITLED "BEHNKE RANCH" PREPARED BY FLORIDA DESIGN CONSULTANTS, INC. DATED 10-31-2013, JOB NUMBER 506-1000, AND IS SUBJECT TO AN ACCURATE FIELD BOUNDARY SURVEY.

PREPARED FOR: **ASTURIA**

SHEET DESCRIPTION: **CDD PARCEL**

SCALE:	DATE:	DRAWN:	CALCED:	CHECKED:
NONE	4-2-2014	BGD	BGD	JTP
JOB No.:	EPN:	SECTION:	TOWNSHIP:	RANGE:
506-1000	213	23, 24, 25, 26, 36	26 S	17 E

SEE SHEET I-2 FOR LEGAL DESCRIPTION  
SEE SHEET 3-5 FOR SKETCH, TABLES & LEGEND

REVISION 6, 1-13-2020 (BGD)



**FLORIDA DESIGN CONSULTANTS, INC.**  
— THINK IT. ACHIEVE IT. —

20525 AMBERFIELD DRIVE, SUITE 201, LAND O LAKES, FLORIDA 34638  
PHONE: (800) 532-1047 FAX: (727) 848-3548 WWW.FLDESIGN.COM L.B. NO. 6707

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.  
CERTIFIED AS TO LEGAL DESCRIPTION AND SKETCH  
JARED T. PATENAUE  
PROFESSIONAL SURVEYOR AND MAPPER  
LICENSE NUMBER: L.S. 6971  
STATE OF FLORIDA

**THIS IS NOT A SURVEY**

THERE MAY BE ADDITIONAL RESTRICTIONS AFFECTING THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

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BEARINGS ARE BASED UPON THE EAST LINE OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 26 SOUTH, RANGE 17 EAST, PASCO COUNTY, FLORIDA, BEING S00°12'05"W.

S28°36'15"W, for 69.98 feet to the point of tangent; thence S08°07'22"W, for 40.89 feet, to the point of intersection with the Northerly Right-of-Way of STATE ROAD 54 as described in Official Record Book 4926, Page 1228, of the Public Records of Pasco County, Florida; thence N81°52'38"W, along said Northerly Right-of-Way line of STATE ROAD 54, for 142.59 feet; thence leaving said Northerly right of way line of STATE ROAD 54, N08°07'22"E, for 12.10 feet, to the point of curvature of a curve concave Southeasterly; thence Northeasterly along the arc of said curve, having a radius of 85.00 feet, a central angle of 52°16'35", an arc length of 77.55 feet, and a chord bearing N34°15'40"E, for 74.89 feet to the point of tangent; thence N60°23'57"E, for 17.75 feet; thence N72°37'38"W for 55.14 feet, thence N71°42'41"W, for 35.66 feet; thence N61°13'17"W, for 48.17 feet; thence N60°54'24"W, for 35.12 feet; thence N18°12'00"W, for 51.77 feet; thence N02°29'20"E, for 38.48 feet; thence N25°52'10"W, for 40.16 feet; thence N56°27'05"W, for 65.38 feet; thence N47°20'37"W, for 45.00 feet; thence N28°15'53"W, for 24.64 feet; thence N40°21'06"W, for 60.33 feet; thence N43°20'52"W, for 33.36 feet; thence N69°47'51"W, for 21.40 feet; thence N86°40'03"W, for 28.55 feet; thence S69°30'47"W, for 46.97 feet; thence S80°10'49"W, for 47.99 feet; thence S62°17'30"W, for 46.37 feet; thence S84°41'06"W, for 7.15 feet to the point of intersection with the Northerly right of way line of State Road 54 as described in Official Records Book 4926, page 1228 of the public records of Pasco County Florida; thence the following seven (7) courses along said Northerly right of way of State Road 54; (1) thence N08°22'17"E, for 25.73 feet; (2) thence S84°41'06"W, for 124.98 feet; (3) thence S50°56'38"W, for 162.91 feet; (4) thence S39°19'24"W, for 107.87 feet; (5) thence S50°17'42"W, for 72.02 feet; (6) thence S31°04'25"W, for 59.37 feet; (7) thence N81°52'38"W, for 342.41 feet; thence leaving said Northerly right of way line of State Road 54, N00°07'45"E, for 43.59 feet; thence N08°46'58"W, for 47.55 feet; thence N10°09'44"W, for 49.15 feet; thence N11°05'28"W, for 40.32 feet; thence N04°28'24"E, for 104.38 feet; thence N04°38'17"E, for 73.51 feet; thence N24°41'42"E, for 55.70 feet; thence N51°03'50"E, for 107.14 feet; thence N56°41'56"E, for 104.83 feet; thence N61°57'16"E, for 59.33 feet; thence N60°49'17"E, for 83.19 feet; thence N60°30'02"E, for 45.00 feet; thence N61°13'53"E, for 96.41 feet; thence N54°26'20"E, for 42.94 feet; thence N31°38'44"E, for 52.49 feet; thence N28°37'16"E, for 107.86 feet; thence N32°02'35"E, for 57.72 feet; thence N33°12'30"E, for 79.35 feet; thence N34°28'42"E, for 99.86 feet; thence N31°19'57"E, for 138.08 feet; thence N46°46'21"E, for 52.95 feet; thence N31°51'36"E, for 92.76 feet; thence N32°02'59"E, for 110.41 feet; thence N20°51'39"E, for 27.22 feet; thence N01°24'35"E, for 56.48 feet; thence N55°05'53"E, for 38.28 feet; thence N16°13'36"E, for 261.34 feet to a point of curvature of a curve, concave Westerly; thence Northerly along the arc of said curve, having a radius of 147.00 feet, a central angle of 72°41'55", an arc length of 186.52 feet, and a chord bearing N20°11'47"W for 174.26 feet, to the point of tangent; thence N56°32'45"W, for 6.03 feet to a point of intersection with a non-tangent curve, concave Northwesterly; thence Northeasterly along the arc of said curve, from a radial bearing of N56°32'45"W, having a radius of 240.00 feet, a central angle of 21°07'16", an arc length of 88.47 feet, and a chord bearing N22°53'37"E for 87.97 feet, to the point of tangent; thence N12°19'59"E, for 20.37 feet to a point of curvature of a curve concave Easterly; thence Northerly along the arc of said curve, having a radius of 210.00 feet, a central angle of 13°02'02", an arc length of 47.77 feet, and a chord bearing N18°51'00"E for 47.67 feet to the point of intersection with a non-tangent line; thence N41°04'17"W, for 35.11 feet; thence N32°09'52"W, for 2.50 feet; thence N41°04'05"W, for 60.53 feet; thence S22°57'09"W, for 13.08 feet; thence S03°38'39"E, for 19.33 feet to a point of intersection with a non-tangent curve, concave Easterly; thence Southerly along the arc of said curve, from a radial bearing of S62°44'11"E, having a radius of 290.00 feet, a central angle of 10°50'54", an arc length of 54.91 feet, and a chord bearing S21°50'21"W for 54.83 feet, to the point of intersection with a non-tangent line; thence S71°59'04"W, for 21.01 feet; thence S12°02'14"W, for 21.78 feet; thence S58°51'15"E, for 18.26 feet; thence S12°19'59"W, for 2.72 feet to a point of curvature of a curve concave Northwesterly; thence Southwesterly along the arc of said curve, having a radius of 160.00 feet, a central angle of 22°11'24", an arc length of 61.97 feet, and a chord bearing S23°25'41"W for 61.58 feet to the point of intersection with a non-tangent line; thence N70°12'29"W, for 21.62 feet; thence S35°46'02"W, for 46.99 feet; thence S48°18'35"W, for 76.18 feet; thence S54°12'38"W, for 83.28 feet; thence S54°46'22"W, for 82.41 feet; thence S02°44'33"E, for 11.77 feet; thence S53°10'22"W, for 29.01 feet; thence S87°46'27"W, for 10.13 feet; thence S49°51'15"W, for 10.20 feet; thence S01°25'06"E, for 6.33 feet; thence S53°10'22"W, for 47.39 feet; thence N87°32'21"W, for 9.32 feet; thence S62°42'10"W, for 54.42 feet; thence S58°40'56"W, for 31.55 feet; thence S74°26'49"W, for 30.57 feet; thence S50°39'47"W, for 20.83 feet; thence N82°37'32"W, for 61.94 feet; thence N87°00'06"W, for 39.22 feet; thence N41°28'23"W, for 39.37 feet; thence N52°13'17"W, for 47.91 feet; thence N45°54'45"W, for 41.69 feet; thence N30°24'42"W, for 49.18 feet; thence N20°48'50"W, for 45.57 feet; thence N31°08'42"W, for 36.77 feet; thence N05°10'46"E, for 55.11 feet; thence N05°54'18"W, for 47.78 feet; thence N13°52'18"E, for 51.65 feet; thence N15°16'00"E, for 57.38 feet; thence N24°19'32"E, for 47.02 feet; thence N46°34'33"E, for 59.42 feet; thence N36°31'38"E, for 52.59 feet; thence N26°48'08"W, for 19.44 feet to the point of intersection with a line 142.00 feet South of and parallel with the Southerly line of said former Seaboard Coastline Railroad Right of Way, same being the point of intersection with the Southerly line of that certain property as described in Official Records Book 8994, Page 1409 of the Public Records of Pasco County, Florida; thence the following three (3) courses along said line 142.00 feet South of and parallel with the Southerly line of the former Seaboard Coastline Railroad Right of Way, same being said Southerly Line of that certain property as described in Official Records Book 8994, Page 1409; (1) thence N63°11'52"E, for 2389.70 feet to a point of curvature of a curve concave Southerly; (2) thence Easterly along the arc of said curve, having a radius of 5527.58 feet, a central angle of 09°39'05", an arc length of 931.11 feet, and a chord bearing N68°01'25"E, for 930.01 feet to the point of tangent; (3) thence N72°50'58"E, for 2034.79 feet to the POINT OF BEGINNING.

Containing 18,222,948 square feet or 418.341 acres, more or less.

NOTE: THE GEOMETRY PERTAINING TO THE PARCEL OF LAND DESCRIBED HEREIN IS BASED UPON RECORD DOCUMENTS AS REFERENCED HEREON AND THAT CERTAIN BOUNDARY SURVEY TITLED "BEHNKE RANCH" PREPARED BY FLORIDA DESIGN CONSULTANTS, INC. DATED 10-31-2013, JOB NUMBER 506-0100, AND IS SUBJECT TO AN ACCURATE FIELD BOUNDARY SURVEY.

PREPARED FOR:

**ASTURIA**

SHEET DESCRIPTION:

**CDD PARCEL**

SCALE	DATE	DRAWN	CALCED	CHECKED	
NONE	4-2-2014	BGD	BGD	JTP	SEE SHEET 1-2 FOR LEGAL DESCRIPTION SEE SHEET 3-5 FOR SKETCH, TABLES & LEGEND
JOB No.	EPN	SECTION	TOWNSHIP	RANGE	REVISION 6, 1-13-2020 (BGD)
506-100C	213	23, 24, 25, 26, 36	26 S	17 E	



**FLORIDA DESIGN CONSULTANTS, INC.**

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PHONE: (800) 532-1047 FAX: (727) 849-3648 WWW.FLDESIGN.COM L.B. 00,6707

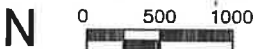
NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.  
CERTIFIED AS TO LEGAL DESCRIPTION AND SKETCH  
1-13-20  
JARED T. PATENAUDE  
PROFESSIONAL SURVEYOR AND MAPPER  
LICENSE NUMBER LS 6971  
STATE OF FLORIDA

**THIS IS NOT A SURVEY**

THERE MAY BE ADDITIONAL RESTRICTIONS AFFECTING THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

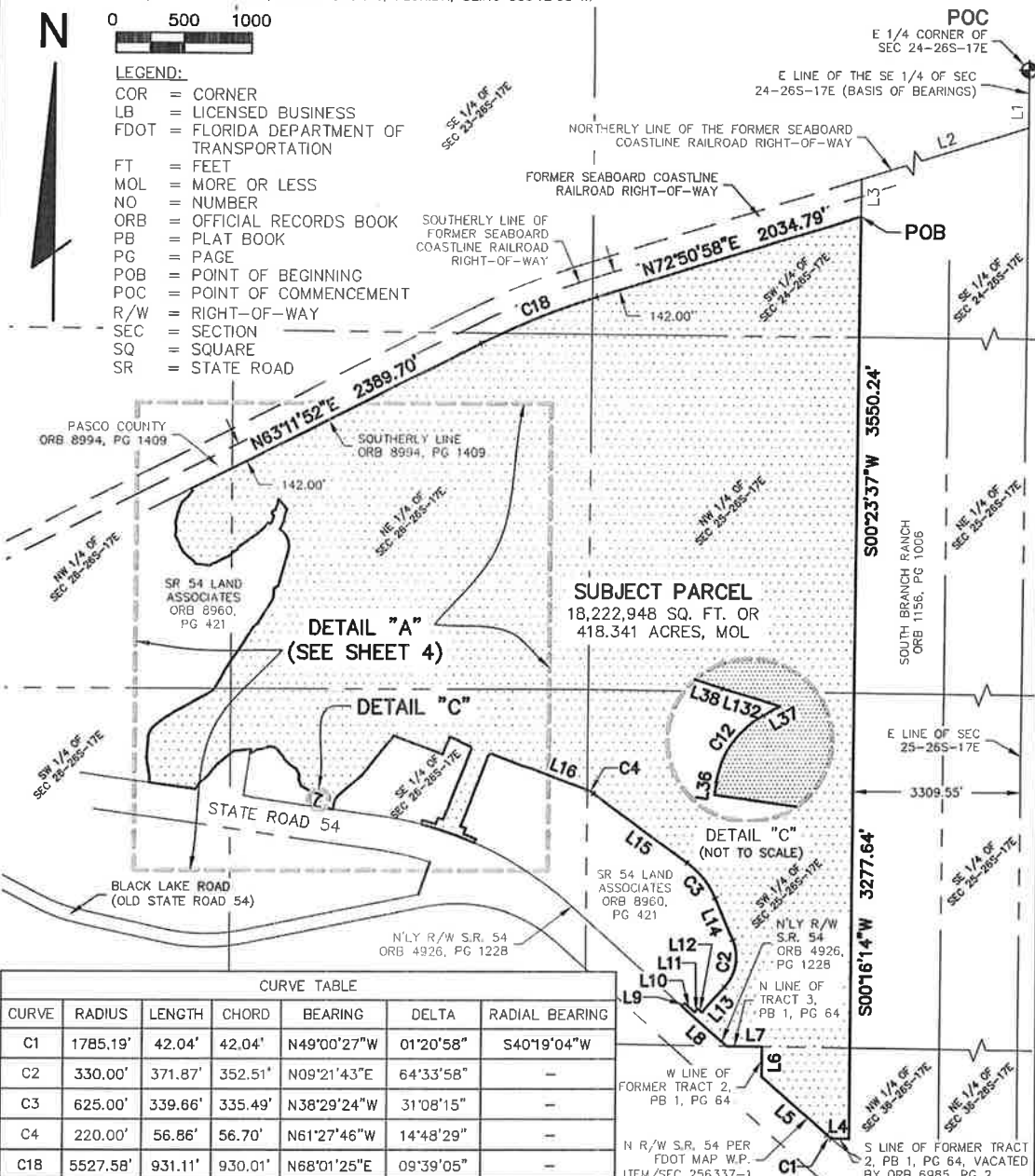
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BEARINGS ARE BASED UPON THE EAST LINE OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 26 SOUTH, RANGE 17 EAST, PASCO COUNTY, FLORIDA, BEING S00°12'05"W.



**LEGEND:**

- COR = CORNER
- LB = LICENSED BUSINESS
- FDOT = FLORIDA DEPARTMENT OF TRANSPORTATION
- FT = FEET
- MOL = MORE OR LESS
- NO = NUMBER
- ORB = OFFICIAL RECORDS BOOK
- PB = PLAT BOOK
- PG = PAGE
- POB = POINT OF BEGINNING
- POC = POINT OF COMMENCEMENT
- R/W = RIGHT-OF-WAY
- SEC = SECTION
- SQ = SQUARE
- SR = STATE ROAD



DETAIL "A"  
(SEE SHEET 4)

DETAIL "C"  
(NOT TO SCALE)

CURVE TABLE						
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA	RADIAL BEARING
C1	1785.19'	42.04'	42.04'	N49°00'27"W	01°20'58"	S40°19'04"W
C2	330.00'	371.87'	352.51'	N09°21'43"E	64°33'58"	-
C3	625.00'	339.66'	335.49'	N38°29'24"W	31°08'15"	-
C4	220.00'	56.86'	56.70'	N61°27'46"W	14°48'29"	-
C18	5527.58'	931.11'	930.01'	N68°01'25"E	09°39'05"	-

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PREPARED FOR: **ASTURIA**

SHEET DESCRIPTION: **CDD PARCEL**

SCALE: 1" = 1000'	DATE: 4-2-2014	DRAWN: BGD	CALCED: BGD	CHECKED: JTP
JOB No.: 506-100C	EPN: 213	SECTION: 23, 24,25,26,36	TOWNSHIP: 26 S	RANGE: 17 E

SEE SHEET 1-2 FOR LEGAL DESCRIPTION  
SEE SHEET 3-5 FOR SKETCH, TABLES & LEGEND

REVISION 6, 1-13-2020 (BGD)

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NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

CERTIFIED AS TO LEGAL DESCRIPTION AND SKETCH

JARED T. PATENAUDE  
PROFESSIONAL SURVEYOR AND MAPPER  
LICENSE NUMBER LS 6971  
STATE OF FLORIDA

1-3-20

**THIS IS NOT A SURVEY**

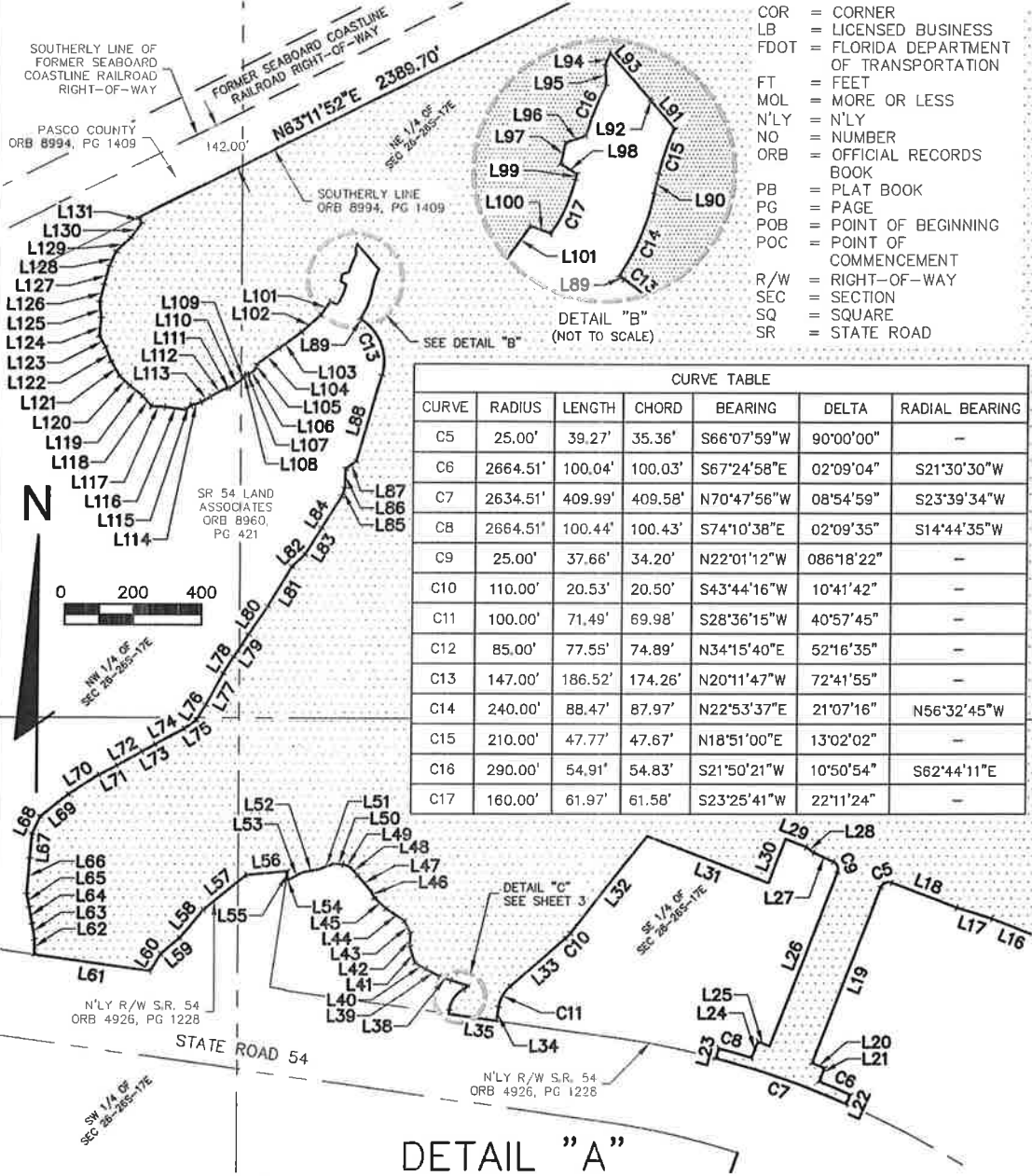
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BEARINGS ARE BASED UPON THE EAST LINE OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 26 SOUTH, RANGE 17 EAST, PASCO COUNTY, FLORIDA, BEING 500'12'05"W.

**LEGEND:**

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- R/W = RIGHT-OF-WAY
- SEC = SECTION
- SQ = SQUARE
- SR = STATE ROAD



CURVE TABLE						
CURVE	RADIUS	LENGTH	CHORD	BEARING	DELTA	RADIAL BEARING
C5	25.00'	39.27'	35.36'	S66°07'59"W	90°00'00"	-
C6	2664.51'	100.04'	100.03'	S67°24'58"E	02°09'04"	S21°30'30"W
C7	2634.51'	409.99'	409.58'	N70°47'56"W	08°54'59"	S23°39'34"W
C8	2664.51'	100.44'	100.43'	S74°10'38"E	02°09'35"	S14°44'35"W
C9	25.00'	37.66'	34.20'	N22°01'12"W	086°18'22"	-
C10	110.00'	20.53'	20.50'	S43°44'16"W	10°41'42"	-
C11	100.00'	71.49'	69.98'	S28°36'15"W	40°57'45"	-
C12	85.00'	77.55'	74.89'	N34°15'40"E	52°16'35"	-
C13	147.00'	186.52'	174.26'	N20°11'47"W	72°41'55"	-
C14	240.00'	88.47'	87.97'	N22°53'37"E	21°07'16"	N56°32'45"W
C15	210.00'	47.77'	47.67'	N18°51'00"E	13°02'02"	-
C16	290.00'	54.91'	54.83'	S21°50'21"W	10°50'54"	S62°44'11"E
C17	160.00'	61.97'	61.58'	S23°25'41"W	22°11'24"	-


**DETAIL "A"**

NOTE: THE GEOMETRY PERTAINING TO THE PARCEL OF LAND DESCRIBED HEREIN IS BASED UPON RECORD DOCUMENTS AS REFERENCED HEREON AND THAT CERTAIN BOUNDARY SURVEY TITLED "BEHNKE RANCH" PREPARED BY FLORIDA DESIGN CONSULTANTS, INC. DATED 10-31-2013, JOB NUMBER 506-OIOO, AND IS SUBJECT TO AN ACCURATE FIELD BOUNDARY SURVEY.

PREPARED FOR: **ASTURIA**

SHEET DESCRIPTION: **CDD PARCEL**

SCALE: 1" = 400'	DATE: 4-2-2014	DRAWN: BGD	CALCED: BGD	CHECKED: JTP	SEE SHEET 1-2 FOR LEGAL DESCRIPTION SEE SHEET 3-5 FOR SKETCH, TABLES & LEGEND
JOB No.: 506-100C	EPN: 213	SECTION: 23, 24, 25, 26, 36	TOWNSHIP: 26 S	RANGE: 17 E	REVISION 6, 1-13-2020 (BGD)



**FLORIDA DESIGN CONSULTANTS, INC.**  
— THINK IT. ACHIEVE IT. —

28525 AMBERFIELD DRIVE, SUITE 201, LAND O LAKES, FLORIDA 34688  
PHONE: (800) 532-1047 FAX: (727) 848-3648 WWW.FLDESIGN.COM L.B. NO. 6707

NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.  
CERTIFIED AS TO LEGAL DESCRIPTION AND SKETCH

STATE OF FLORIDA  
JARED T. PATENAUSE  
PROFESSIONAL SURVEYOR AND MAPPER  
LICENSE NUMBER LS 6971  
STATE OF FLORIDA

1-13-20



**THIS IS NOT A SURVEY**


THERE MAY BE ADDITIONAL RESTRICTIONS AFFECTING THIS PROPERTY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.

THIS LEGAL DESCRIPTION AND SKETCH WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT.

BEARINGS ARE BASED UPON THE EAST LINE OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 26 SOUTH, RANGE 17 EAST, PASCO COUNTY, FLORIDA, BEING S00°12'05"W.

LINE TABLE			LINE TABLE			LINE TABLE			LINE TABLE		
LINE	BEARING	LENGTH	LINE	BEARING	LENGTH	LINE	BEARING	LENGTH	LINE	BEARING	LENGTH
L1	S00°12'05"W	428.33'	L35	N81°52'38"W	142.59'	L69	N51°03'50"E	107.14'	L103	S54°12'38"W	83.28'
L2	S72°52'02"W	3463.77'	L36	N08°07'22"E	12.10'	L70	N56°41'56"E	104.83'	L104	S54°46'22"W	82.41'
L3	S00°23'37"W	274.78'	L37	N60°23'57"E	17.75'	L71	N61°57'16"E	59.33'	L105	S02°44'33"E	11.77'
L4	N89°08'18"W	133.59'	L38	N71°42'41"W	35.66'	L72	N60°49'17"E	83.19'	L106	S53°10'22"W	29.01'
L5	N48°21'18"W	640.78'	L39	N61°13'17"W	48.17'	L73	N60°30'02"E	45.00'	L107	S87°46'27"W	10.13'
L6	N00°21'12"E	222.14'	L40	N60°54'24"W	35.12'	L74	N61°13'53"E	96.41'	L108	S49°51'15"W	10.20'
L7	N89°02'24"W	256.03'	L41	N18°12'00"W	51.77'	L75	N54°26'20"E	42.94'	L109	S01°25'06"E	6.33'
L8	N48°21'18"W	446.60'	L42	N02°29'20"E	38.48'	L76	N31°38'44"E	52.49'	L110	S53°10'22"W	47.39'
L9	N41°38'42"E	30.00'	L43	N25°52'10"W	40.16'	L77	N28°37'16"E	107.86'	L111	N87°32'21"W	9.32'
L10	S48°21'18"E	100.00'	L44	N56°27'05"W	65.38'	L78	N32°02'35"E	57.72'	L112	S62°42'10"W	54.42'
L11	N41°38'42"E	35.00'	L45	N47°20'37"W	45.00'	L79	N33°12'30"E	79.35'	L113	S58°40'56"W	31.55'
L12	S48°21'18"E	40.00'	L46	N28°15'53"W	24.64'	L80	N34°28'42"E	99.86'	L114	S74°26'49"W	30.57'
L13	N41°38'42"E	249.09'	L47	N40°21'06"W	60.33'	L81	N31°19'57"E	138.08'	L115	S50°39'47"W	20.83'
L14	N22°55'16"W	335.02'	L48	N43°20'52"W	33.36'	L82	N46°46'21"E	52.95'	L116	N82°37'32"W	61.94'
L15	N54°03'32"W	872.49'	L49	N69°47'51"W	21.40'	L83	N31°51'36"E	92.76'	L117	N87°00'06"W	39.22'
L16	N68°52'01"W	432.02'	L50	N86°40'03"W	28.55'	L84	N32°02'59"E	110.41'	L118	N41°28'23"W	39.37'
L17	N72°34'22"W	108.31'	L51	S69°30'47"W	46.97'	L85	N20°51'39"E	27.22'	L119	N52°13'17"W	47.91'
L18	N68°52'01"W	205.02'	L52	S80°10'49"W	47.99'	L86	N01°24'35"E	56.48'	L120	N45°54'45"W	41.69'
L19	S21°07'59"W	555.51'	L53	S62°17'30"W	46.37'	L87	N55°05'53"E	38.28'	L121	N30°24'42"W	49.18'
L20	S68°52'01"E	40.00'	L54	S84°41'06"W	7.15'	L88	N16°13'36"E	261.34'	L122	N20°48'50"W	45.57'
L21	S21°07'59"W	43.42'	L55	N08°22'17"E	25.73'	L89	N56°32'45"W	6.03'	L123	N31°08'42"W	36.77'
L22	S23°39'38"W	30.00'	L56	S84°41'06"W	124.98'	L90	N12°19'59"E	20.37'	L124	N05°10'46"E	55.11'
L23	N14°45'10"E	30.00'	L57	S50°56'38"W	162.91'	L91	N41°04'17"W	35.11'	L125	N05°54'18"W	47.78'
L24	N21°07'59"E	50.62'	L58	S39°19'24"W	107.87'	L92	N32°09'52"W	2.50'	L126	N13°52'18"E	51.65'
L25	S68°52'01"E	38.00'	L59	S50°17'42"W	72.02'	L93	N41°04'05"W	60.53'	L127	N15°16'00"E	57.38'
L26	N21°07'59"E	550.45'	L60	S31°04'25"W	59.37'	L94	S22°57'09"W	13.08'	L128	N24°19'32"E	47.02'
L27	N65°10'24"W	64.16'	L61	N81°52'38"W	342.41'	L95	S03°38'39"E	19.33'	L129	N46°34'33"E	59.42'
L28	N52°45'57"W	28.77'	L62	N00°07'45"E	43.59'	L96	S71°59'04"W	21.01'	L130	N36°31'38"E	52.59'
L29	N68°52'01"W	65.04'	L63	N08°46'58"W	47.55'	L97	S12°02'14"W	21.78'	L131	N26°48'08"W	19.44'
L30	S21°07'59"W	140.00'	L64	N10°09'44"W	49.15'	L98	S58°51'15"E	18.26'	L132	N72°37'38"W	55.14'
L31	N68°52'01"W	385.05'	L65	N11°05'28"W	40.32'	L99	S12°19'59"W	2.72'			
L32	S38°23'26"W	365.79'	L66	N04°28'24"E	104.38'	L100	N70°12'29"W	21.62'			
L33	S49°05'07"W	216.86'	L67	N04°38'17"E	73.51'	L101	S35°46'02"W	46.99'			
L34	S08°07'22"W	40.89'	L68	N24°41'42"E	55.70'	L102	S48°18'35"W	76.18'			

NOTE: THE GEOMETRY PERTAINING TO THE PARCEL OF LAND DESCRIBED HEREIN IS BASED UPON RECORD DOCUMENTS AS REFERENCED HEREON AND THAT CERTAIN BOUNDARY SURVEY TITLED "BEHNKE RANCH" PREPARED BY FLORIDA DESIGN CONSULTANTS, INC. DATED 10-31-2013, JOB NUMBER 506-1000, AND IS SUBJECT TO AN ACCURATE FIELD BOUNDARY SURVEY.

PREPARED FOR:					<b>ASTURIA</b>	
SHEET DESCRIPTION:						
<b>CDD PARCEL</b>						
SCALE:	DATE:	DRAWN:	CALCED:	CHECKED:	SEE SHEET 1-2 FOR LEGAL DESCRIPTION SEE SHEET 3-5 FOR SKETCH, TABLES & LEGEND	
NONE	4-2-2014	BGD	BGD	JTP		
JOB No.:	EPN:	SECTION:	TOWNSHIP:	RANGE:	REVISION 6, 1-13-2020, (BGD)	
506-100C	213	23, 24,25,26,36	26 S	17 E	NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER. CERTIFIED AS TO LEGAL DESCRIPTION AND SKETCH DARED TUPATENAUDE PROFESSIONAL SURVEYOR AND MAPPER LICENSE NUMBER LS 6971 STATE OF FLORIDA	
		<b>FLORIDA DESIGN CONSULTANTS, INC.</b> THINK IT. ACHIEVE IT.			1-13-20	
		20525 AMBERFIELD DRIVE, SUITE 201, LAND O LAKES, FLORIDA 34638 PHONE: (800) 532-1047 FAX: (727) 848-3648 WWW.FLDESIGN.COM L.B. NO.8707				

## Exhibit C



Rizzetta & Company

# Astoria Community Development District

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## **Second Amended and Restated Master Special Assessment Allocation Report**

12750 Citrus Park Lane  
Suite 115  
Tampa, FL 33625  
[www.rizzetta.com](http://www.rizzetta.com)

Originally dated November 4, 2014  
Revised November 17, 2014  
further amended May 26, 2020

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## I. INTRODUCTION

This Second Amended and Restated Master Special Assessment Allocation Report is being presented in order to update the current development plan, including a change in total unit counts along with introducing a new product type, as well as update the District's Capital Improvement Program to reflect a recent boundary amendment adding 3.639 acres to the District boundaries. Boundary Ordinance No. 20-04 was adopted by the Pasco County Board of County Commissioners on February 4, 2020.

The District previously issued three bond series, its Series 2014A Bonds, its Series 2016A Bonds, and its Series 2018A-2 Bonds, and has levied debt special assessments securing the Series 2014A-1 Bonds, the Series 2016A-1 Bonds, and the Series 2018A-2 Bonds within the boundaries of the District. This report shall amend and update the Master Special Assessment Allocation Report, dated November 4, 2014, as revised on November 17, 2014.

## II. DEFINED TERMS

**“Capital Improvement Program”** – (or “CIP”) Construction and/or acquisition of public infrastructure planned for the District.

**“Developer”** – SR 54 Land Associates, LLC.

**“District”** – Asturia Community Development District.

**“District Engineer”** – Florida Design Consultants, Inc.

**“Engineer’s Reports”** – The Engineer’s Report dated November 15, 2014 (“Master Engineer’s Report”) and the Supplemental Engineer’s Reports dated November 15, 2014, July 19, 2016, February 1, 2018 and April 6, 2018, all prepared by Florida Design Consultants, Inc.

**“Equivalent Assessment Unit” or “EAU”** – Allocation factor which reflects a quantitative measure of the amount of special benefit conferred by the District’s CIP on a particular land use, relative to other land uses.

**“Maximum Assessments”** – The maximum amount of special assessments to be levied against a parcel in relation to the CIP.

**“Platted Units”** – Lands configured as their intended end-use and subject to a recorded plat.

**“Series 2014A Assessments”** – Collectively, the **“Series 2014A-1 Assessments”** and **“Series 2014A-2 Assessments”**, as contemplated by Chapters 190, 170, and 197, Florida Statutes, levied to secure repayment of the District’s Series 2014A-1 Bonds and Series 2014A-2 Bonds.



**“Series 2014A Bonds”** – Collectively, \$7,910,000.00 Asturia Community Development District Special Assessment Bonds, Series 2014A-1 (**“Series 2014A-1 Bonds”**) and \$4,040,000.00 Asturia Community Development District Special Assessment Bonds, Series 2014A-2 (**“Series 2014A-2 Bonds”**).

**“Series 2016A Assessments”** – Collectively, the **“Series 2016A-1 Assessments”** and **“Series 2016A-2 Assessments”**, as contemplated by Chapters 190, 170, and 197, Florida Statutes, levied to secure repayment of the District’s Series 2016A Bonds.

**“Series 2016A Bonds”** – Collectively, the \$2,115,000 Special Assessment Bonds, Series 2016A-1 (**“Series 2016A-1 Bonds”**) and the \$2,870,000 Special Assessment Bonds, Series 2016A-2 (**“Series 2016A-2 Bonds”**).

**“Series 2018A-2 Assessments”** – The special assessments, as contemplated by Chapters 190, 170, and 197, Florida Statutes, levied to secure repayment of the District’s Series 2018A-2 Bonds.

**“Series 2018A-2 Bonds”** – The \$4,410,000 Asturia Community Development District Special Assessment Bonds, Series 2018A-2.

**“Unplatted Parcels”** – Undeveloped lands or parcels not yet subject to a recorded plat in their final end-use configuration.

### III. DISTRICT INFORMATION

Asturia Community Development District was established pursuant to the Pasco County Ordinance 14-17 which became effective on August 5, 2014 and encompassed 414.702 acres. The District’s boundaries were amended by Pasco County Ordinance 20-04 on February 4, 2020 to include an additional 3.639 acres for a revised total acreage of 418.341 acres. The District is located north of S.R. 54 and approximately 1.5 miles west of S.R. 589 and is currently planned for a total of 669 residential units. Table 1 illustrates the District’s current development plan.

The District has previously issued its Series 2014A Bonds comprised of the Series 2014A-1 Bonds and the Series 2014A-2 Bonds which are collectively secured by the Series 2014A Assessments. The Series 2014A-2 Bonds which were secured by Series 2014A-2 Assessments have been redeemed in full and are no longer outstanding. The Series 2014A Assessments were initially levied over all of the acreage in the District and were to be allocated on a first platted, first assigned basis. Based upon the sizing of the Series 2014A Bonds and the anticipated order of priority of platting, the Series 2014A-1 Assessments levied in connection with the Series 2014A-1 Bonds are anticipated to be allocated to Phases 1, 2 and a portion of 3 and the Series 2014A-2 Assessments levied in connection with the Series 2014A-2 Bonds were allocated to Phase 1 only. As a result of the platting of Phases 1 and 2, (i) a portion of the Series 2014A-1 Assessments have been allocated to the 405 platted units in Phases 1 and 2 and 76 platted units allocated to a portion of Phase 3; (ii) all of the Series 2014A-2 Assessments were allocated to Phase 1 and have since



been redeemed in full.

The District has previously issued its Series 2016A Bonds comprised of the Series 2016A-1 Bonds and the Series 2016A-2 Bonds which are collectively secured by the Series 2016A Assessments. The Series 2016A Assessments were initially levied over all of the then-remaining undeveloped gross acreage in the District and are to be allocated on a first platted, first assigned basis following full assignment of the Series 2014A-1 Assessments. Based upon the sizing of the Series 2016A Bonds and the anticipated order of priority of platting, the Series 2016A-1 Assessments levied in connection with the Series 2016A-1 Bonds are anticipated to be allocated to a portion of Phase 3 and to Phase 4, and the Series 2016A-2 Assessments levied in connection with the Series 2016A-2 Bonds to Phase 2 only. Currently, (i) the Series 2016A-1 Assessments are allocated to the 170 platted units in a portion of Phase 3 and Phase 4; (ii) all of the Series 2016A-2 Assessments have been allocated to Phase 2.

The District has previously issued its Series 2018A-2 Bonds comprised of the Series 2018A-2 Assessments which will initially be levied over the remaining undeveloped gross acreage in the District located in Phases 3 and 4 on an equal acreage basis and therefore will initially overlap and be co-equal in lien with the unallocated portion of the Series 2014A-1 Assessments and the Series 2016A-1 Assessments. As such acreage is developed and platted, the Series 2014A-1 Assessments will first be allocated in their entirety to a portion of Phase 3, then the Series 2016A-1 Assessments will be allocated to a portion of Phase 3 and to Phase 4. The Series 2018A-2 Assessments levied in connection with the Series 2018A-2 Bonds will be allocated on a first-platted first-assessed basis as Phases 3 and 4 are platted. However, the Series 2018A-2 Assessments are ultimately expected to be allocated to the 224 planned units in Phase 3. The Series 2018A-2 Bonds are currently allocated to 48 platted units in Phase 3.

#### **IV. CAPITAL IMPROVEMENT PROGRAM**

The CIP to be constructed and/or acquired by the District includes, but is not limited to, roadways, water/sewer, landscaping, and recreational facilities, and is estimated to cost \$30,441,736.00 and the Expansion Area is estimated to cost \$991,807.00 as shown in detail on Table 2. The estimated construction costs of the CIP identified above were provided in the Engineer's Report for the Asturia Community Development District dated November 15, 2014. The Districts Series 2014A Bonds, Series 2016A Bonds, and Series 2018A-2 Bonds previously funded a portion of the CIP, with the balance to be funded by the developer, future bonds issued by the District, or other sources.

#### **V. MASTER ASSESSMENT ALLOCATION – MAXIMUM ASSESSMENTS**

Unlike property taxes, which are *ad valorem* in nature, a community development district may levy special assessments under Florida Statutes Chapters 170, 190 and 197 only if the parcels to be assessed receive special benefit from the infrastructure improvements acquired and/or constructed by the District. Special benefits act as a logical connection to property from the improvement system or services and facilities being constructed. These special benefits are peculiar to certain assessable lands within the designated assessment area within the District and differ in nature to those general or incidental benefits that landowners outside the designated assessment area within the District or the general public may enjoy. A district must also apportion



or allocate its special assessments so that the assessments are fairly and reasonably distributed relative to the special benefit conferred. Generally speaking, this means the amount of special assessment levied on a parcel should not exceed the amount of special benefit received by that parcel. A district typically may develop and adopt an assessment methodology based on front footage, square footage, or any other reasonable allocation method, so long as the assessment meets the benefit requirement, and so long as the assessments are fairly and reasonably allocated.

### **A. Benefit Analysis**

As described in the Engineer's Reports, the CIP will provide special benefit to lands within the District. This infrastructure project is a District-wide system of improvements and was designed specifically to facilitate the development of District properties into a viable community, from both a legal and socioeconomic standpoint. Therefore, special benefits will accrue to the land uses within the District. Similarly, it is expected that the construction of improvements will be relatively proportionate to the construction of the overall CIP.

Valid special assessments under Florida law have two requirements. First, the properties assessed must receive a special benefit from the improvements paid for via the assessments. Second, the assessments must be fairly and reasonably allocated to the properties being assessed. If these two requirements are met, Florida law provides the District's board of supervisors with the ability to use discretion in determining the allocation of the assessments as long as the manner in which the board allocates the assessments is fairly and reasonably determined.

Florida Statute 170.201 states that the governing body of a municipality may apportion costs of such special assessments based on:

- (a) The front or square footage of each parcel of land; or
- (b) An alternative methodology, so long as the amount of the assessment for each parcel of land is not in excess of the proportional benefits as compared to other assessments on other parcels of land.

The benefit determination was made with the original Master Report and subsequently with the Supplemental Reports. As described previously, the development plan for the expansion parcel has been updated to include a new product type, a Single Family 50' TND unit. Following the adopted methodology, the new product will be assigned an EAU factor of .91.

Table 3 demonstrates the allocation of the estimated CIP costs among the updated development plan. The costs are allocated using EAU factors, which have the effect of stratifying the costs based on lot size. These EAU Factors, which utilize a Single Family 55' lot frontage as the standard lot size, as provided therein. This method of EAU allocation based on lot front footage meets statutory requirements and is commonly accepted in the industry.

The CIP costs allocable to each of the different land uses have been calculated by first allocating all units a share of the master, or District-wide infrastructure costs. The land uses are then all allocated a share of the neighborhood infrastructure costs in the





same way the master assessments are allocated, with the combined master and phase-specific cost amounts resulting in the amounts reflected on Table 3.

## **B. Maximum Assessment Methodology**

Initially, the District will be imposing a master Maximum Assessment lien based on the maximum benefit conferred on each parcel by the CIP. Accordingly, Table 6 reflects the Maximum Assessments per Platted Unit. Because the District has issued bonds in various par amounts, maturities and structures, the special assessments necessary to secure repayment of those bonds will not exceed the amounts on Table 6. It is expected that the standard long-term special assessments borne by property owners will be lower than the amounts in Table 6, and will reflect assessment levels which conform with the current market.

Some of the lands subject to the Maximum Assessments are Unplatted Parcels. Assessments will be initially levied on these Unplatted Parcels on an equal assessment per acre basis. At the time parcels are platted or otherwise subdivided into Platted Units, individual Maximum Assessments will be assigned to those Platted Units at the per-unit amounts described in Table 6, thereby reducing the Maximum Assessments encumbering the Unplatted Parcels by a corresponding amount. Any unassigned amount of Maximum Assessments encumbering the remaining Unplatted Parcels will continue to be calculated and levied on an equal assessment per acre basis.

In the event an Unplatted Parcel is sold to a third party not affiliated with the Developer, Maximum Assessments will be assigned to that Unplatted Parcel based on the maximum total number of Platted Units assigned by the Developer to that Unplatted Parcel. The owner of that Unplatted Parcel will be responsible for the total assessments applicable to the Unplatted Parcel, regardless of the total number of Platted Units ultimately actually platted. These total assessments are fixed to the Unplatted Parcel at the time of the sale. If the Unplatted Parcel is subsequently sub-divided into smaller parcels, the total assessments initially allocated to the Unplatted Parcel will be re-allocated to the smaller parcels pursuant to the methodology as described herein (i.e. equal assessment per acre until platting).

In the event that developable lands that derive benefit from the CIP are added to the District boundaries, whether by boundary amendment or increase in density, Maximum Assessments will be allocated to such lands, pursuant to the methodology described herein.

At the time parcels were platted or otherwise subdivided into Platted Units, individual Maximum Assessments were assigned to those Platted Units at the per-unit amounts described in Table 6.

Because this methodology assigns defined, fixed assessments to Platted Units, the District's assessment program is predicated on the development of lots in the manner described in Table 1. However, if a change in development results in a net decrease in the overall principal amount of Assessments able to be assigned to the lands within the District,



then a “true-up payment,” equal to the shortfall in Assessments (including principal and applicable interest, as well as any collection fees and costs), will be required to cure the deficiency. If a change in development would result in a net increase in the overall principal amount of Assessments able to be assigned, then the District may undertake a pro rata reduction of Assessments for all assessed properties within the District or may take such other action permitted by law. The “true-up” requirements described herein are part of the District’s assessment lien, and will be described in more detail in the District’s applicable assessment resolution(s) and a “true-up” agreement with the Developer.

In the event that the Project is not completed, required contributions are not made, or under certain other circumstances, the District may elect to reallocate the special assessments, and the District expressly reserves the right to do so, provided however that any such reallocation shall not be construed to relieve any party of contractual or other obligations to the District.

## **VI. ADDITIONAL STIPULATIONS**

Certain financing, development, and engineering data was provided by members of District staff including the District Underwriter, District Engineer and the Developer. The allocation methodology described herein was based on information provided by those professionals. Rizzetta & Company, Inc. makes no representations regarding said information transactions beyond restatement of the factual information necessary for compilation of this report.

Rizzetta & Company, Inc., does not represent the Asturia Community Development District as a Municipal Advisor or Securities Broker nor is Rizzetta & Company, Inc., registered to provide such services as described in Section 15B of the Securities and Exchange Act of 1934, as amended. Similarly, Rizzetta & Company, Inc., does not provide the Wiregrass Community Development District with financial advisory services or offer investment advice in any form.



Rizzetta & Company

**EXHIBIT A:**

**ALLOCATION METHODOLOGY**



Rizzetta & Company

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
AMENDED MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

**TABLE 1: AMENDED DEVELOPMENT PLAN**

**Previous Development Plan**

<b>PRODUCT</b>	<b>PHASE I</b>	<b>PHASE II</b>	<b>PHASE III</b>	<b>PHASE IV</b>	<b>PHASE V</b>	<b>TOTAL</b>
Townhomes	0	0	36	91	0	<b>127</b>
Single Family 36'	32	0	20	0	0	<b>52</b>
Single Family 45'	41	0	25	0	0	<b>66</b>
Single Family 50'	0	0	0	0	0	<b>0</b>
Single Family 55'	126	135	11	54	0	<b>326</b>
Single Family 65'	49	31	0	27	0	<b>107</b>
<b>TOTAL:</b>	<b>248</b>	<b>166</b>	<b>92</b>	<b>172</b>	<b>0</b>	<b>678</b>

**Revised Development Plan**

<b>PRODUCT</b>	<b>PHASE I</b>	<b>PHASE II</b>	<b>PHASE III</b>	<b>PHASE IV</b>	<b>PHASE V</b>	<b>TOTAL</b>
Townhomes	0	0	108	0	10	<b>118</b>
Single Family 36'	32	0	0	0	0	<b>32</b>
Single Family 45'	41	0	43	0	0	<b>84</b>
Single Family 50'	0	0	0	0	7	<b>7</b>
Single Family 55'	126	126	47	0	0	<b>299</b>
Single Family 65'	49	31	26	22	0	<b>128</b>
<b>TOTAL:</b>	<b>248</b>	<b>157</b>	<b>224</b>	<b>22</b>	<b>17</b>	<b>668</b>

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
AMENDED MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

**TABLE 2: TOTAL CIP COST DETAIL**

<b>MASTER INFRASTRUCTURE</b>	<b>ESTIMATED COSTS</b>	<b>EXPANSION AREA COSTS</b>	<b>TOTAL ESTIMATED COSTS</b>
A&E	\$0.00	\$135,362.00	\$135,362.00
Entrance Road	\$1,646,410	\$373,471	\$2,019,881.00
S.R. 54 Intersection Turn Lanes/Signalization	\$863,660	\$0	\$863,660.00
Intersection Turn Lanes	\$0	\$204,101	\$204,101.00
Master Roadway Infrastructure	\$4,388,143	\$0	\$4,388,143.00
Roadways and Sidewalks	\$0	\$41,128	\$41,128.00
Master Storm Water System	\$3,348,151	\$69,699	\$3,417,850.00
Master Sanitary Sewer Lift Station and Forcemain	\$1,430,340	\$0	\$1,430,340.00
Sewer Infrastructure	\$0	\$56,655	\$56,655.00
Water Infrastructure	\$0	\$32,903	\$32,903.00
Reclaimed Water	\$0	\$25,610	\$25,610.00
Master Utilities (Electric Feeder System)	\$0	\$23,126	\$23,126.00
Offsite Utility Extensions	\$316,051	\$0	\$316,051.00
Amenity Center	\$2,790,000	\$0	\$2,790,000.00
Entry Feature and Project Signage	\$607,600	\$29,752	\$637,352.00
Recreation/Parks/Trails/Trees	\$2,179,920	\$0	\$2,179,920.00
<b>Total Master Infrastructure Costs</b>	<b>\$17,570,275</b>	<b>\$991,807</b>	<b>\$18,562,082</b>
<b>NEIGHBORHOOD INFRASTRUCTURE</b>			
Neighborhood Roadway Infrastructure	\$7,962,319	\$0	\$7,962,319
Master Stormwater System	\$4,909,142	\$0	\$4,909,142
<b>Total Neighborhood Infrastructure Costs</b>	<b>\$12,871,461</b>	<b>\$0</b>	<b>\$12,871,461</b>
<b>Total CIP Construction Costs</b>	<b>\$30,441,736</b>	<b>\$991,807</b>	<b>\$31,433,543</b>

NOTE: Infrastructure cost estimates provided by the amended District Engineers report dated November 15, 2014 and the Supplemental Engineer's Reports dated April 6, 2018.

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
AMENDED MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

**TABLE 3: TOTAL CIP COST ALLOCATION**

<b>DESCRIPTION</b>	<b>EAU FACTOR</b>	<b>UNITS</b>	<b>MASTER COSTS (1)</b>	<b>NEIGHBORHOOD COSTS (1)</b>	<b>TOTAL COSTS</b>	<b>PER UNIT COSTS</b>
Townhomes	0.40	118	\$1,476,731.90	\$1,024,006.74	\$2,500,738.64	\$21,193
Single Family 36'	0.65	32	\$650,763.21	\$451,257.21	\$1,102,020.42	\$34,438
Single Family 45'	0.82	84	\$2,155,027.40	\$1,494,355.60	\$3,649,383.00	\$43,445
Single Family 50'	0.91	7	\$199,296.23	\$138,197.52	\$337,493.75	\$48,213
Single Family 55'	1.00	299	\$9,354,721.16	\$6,486,822.36	\$15,841,543.52	\$52,982
Single Family 65'	1.18	128	\$4,725,542.09	\$3,276,821.57	\$8,002,363.66	\$62,518
		<b>668</b>	<b>\$18,562,082</b>	<b>\$12,871,461</b>	<b>\$31,433,543</b>	

(1) Total costs shown for illustrative purposes and are not fixed per product type.

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
AMENDED MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

**TABLE 4: FINANCING INFORMATION - MAXIMUM BONDS**

Maximum Coupon Rate		6.500%
Maximum Annual Debt Service ("MADS")		\$2,808,094.81
 <b>SOURCES:</b>		
	<b>MAXIMUM PRINCIPAL AMOUNT</b>	<b>\$36,670,000.00</b> (1)
Total Net Proceeds		\$36,670,000.00
 <b>USES:</b>		
Construction Account		(\$31,433,543.00)
Debt Service Reserve Fund		(\$2,808,094.81)
Capitalized Interest		(\$1,394,962.19)
Costs of Issuance		(\$300,000.00)
Underwriter's Discount		(\$733,400.00)
Rounding		\$0.00
Total Uses		(\$36,670,000.00)

(1) The District is not obligated to issue this amount of bonds.

**TABLE 5: FINANCING INFORMATION -MAXIMUM ASSESSMENTS**

Maximum Interest Rate		6.500%
<b>Aggregate Principal Amount</b>		<b>\$36,670,000</b>
Aggregate Annual Installment		\$2,808,095 (1)
Estimated County Collection Costs	2.00%	\$57,308 (2)
Maximum Early Payment Discounts	4.00%	\$119,392 (2)
Estimated Total Annual Installment		\$2,984,795

(1) Based on MADS for the Maximum Bonds.

(2) May vary as provided by law.

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
AMENDED MASTER SPECIAL ASSESSMENT ALLOCATION REPORT**

**TABLE 6: ASSESSMENT ALLOCATION - MAXIMUM ASSESSMENTS (1)**

<b>PRODUCT</b>	<b>UNITS</b>	<b>EAU</b>	<b>PRODUCT TOTAL PRINCIPAL (2)</b>	<b>PER UNIT PRINCIPAL</b>	<b>PRODUCT ANNUAL INSTLMT. (2)(3)</b>	<b>PER UNIT INSTLMT. (3)</b>
Townhomes	118	0.40	\$2,917,332	\$24,723	\$237,459	\$2,012
Single Family 36'	32	0.65	\$1,285,604	\$40,175	\$104,643	\$3,270
Single Family 45'	84	0.82	\$4,257,327	\$50,682	\$346,530	\$4,125
Single Family 50'	7	0.91	\$393,716	\$56,245	\$32,047	\$4,578
Single Family 55'	299	1.00	\$18,480,558	\$61,808	\$1,504,245	\$5,031
Single Family 65'	128	1.18	\$9,335,463	\$72,933	\$759,870	\$5,936
<b>TOTAL</b>	<b>668</b>		<b>\$36,670,000</b>		<b>\$2,984,795</b>	

(1) Represents maximum assessments based on total CIP and allocated by EAU. Actual imposed amounts expected to be significantly lower.  
(2) Product total shown for illustrative purposes only and are not fixed per product type.  
(3) Includes estimated Pasco County collection costs/payment discounts, which may fluctuate.



**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
MAXIMUM ASSESSMENT LIEN ROLL**

Parcel	Product Type	Max Principal	Max Annual (1)
26-26-17-0050-00200-0160	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00100-0110	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00200-0140	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01500-0090	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00100-0150	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00200-0090	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00100-0100	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00200-0070	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00200-0030	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00100-0120	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01500-0100	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01500-0030	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00100-0090	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00200-0100	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01400-0110	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01500-0110	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01400-0100	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00100-0140	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00200-0040	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01500-0070	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00200-0080	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00100-0130	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01500-0060	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00200-0020	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00200-0150	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00200-0110	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01500-0130	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01500-0140	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01500-0040	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01500-0080	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01400-0090	36TND.PH1	\$40,175	\$3,270
26-26-17-0070-01500-0020	36TND.PH1	\$40,175	\$3,270
26-26-17-0050-00200-0210	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00100-0020	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00200-0010	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0130	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0050	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00100-0060	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00100-0040	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0200	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00200-0130	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00100-0050	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00100-0080	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0010	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0140	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00200-0120	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0040	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01500-0120	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0020	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0060	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0160	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00100-0010	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00200-0050	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00200-0170	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00200-0180	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00200-0200	45TND.PH1	\$50,682	\$4,125

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
MAXIMUM ASSESSMENT LIEN ROLL**

Parcel	Product Type	Max Principal	Max Annual (1)
26-26-17-0050-00100-0070	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00200-0190	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0150	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00100-0030	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0080	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01500-0010	45TND.PH1	\$50,682	\$4,125
26-26-17-0050-00200-0060	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01500-0050	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0070	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0030	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0170	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0190	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0120	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01400-0180	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01500-0150	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01500-0160	45TND.PH1	\$50,682	\$4,125
26-26-17-0070-01500-0170	45TND.PH1	\$50,682	\$4,125
25-26-17-0010-03300-0190	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0270	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0170	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0160	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0250	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0280	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0140	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0240	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0130	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0290	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0190	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0110	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0040	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0010	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0150	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0020	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0220	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0140	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0160	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0030	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0120	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0110	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0070	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0150	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0210	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0170	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0200	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0050	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0230	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0230	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0240	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0180	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0260	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0130	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0090	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0060	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0100	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0210	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-03300-0220	45TND.PH3	\$50,682	\$4,125

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
MAXIMUM ASSESSMENT LIEN ROLL**

Parcel	Product Type	Max Principal	Max Annual (1)
25-26-17-0010-02700-0180	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0120	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0080	45TND.PH3	\$50,682	\$4,125
25-26-17-0010-02700-0200	45TND.PH3	\$50,682	\$4,125
26-26-17-0060-00700-0100	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0040	55PH1	\$61,808	\$5,031
26-26-17-0060-00900-0040	55PH1	\$61,808	\$5,031
26-26-17-0060-01200-0050	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0090	55PH1	\$61,808	\$5,031
26-26-17-0060-01100-0040	55PH1	\$61,808	\$5,031
26-26-17-0060-00700-0020	55PH1	\$61,808	\$5,031
26-26-17-0060-00700-0120	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0050	55PH1	\$61,808	\$5,031
26-26-17-0060-00900-0070	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0130	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0050	55PH1	\$61,808	\$5,031
26-26-17-0060-01100-0030	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0120	55PH1	\$61,808	\$5,031
26-26-17-0060-00900-0020	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0110	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0090	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0010	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0040	55PH1	\$61,808	\$5,031
26-26-17-0060-00700-0050	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0070	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0070	55PH1	\$61,808	\$5,031
26-26-17-0060-01100-0050	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0150	55PH1	\$61,808	\$5,031
26-26-17-0060-01100-0020	55PH1	\$61,808	\$5,031
26-26-17-0060-01200-0040	55PH1	\$61,808	\$5,031
26-26-17-0060-00900-0080	55PH1	\$61,808	\$5,031
26-26-17-0060-01200-0020	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0160	55PH1	\$61,808	\$5,031
26-26-17-0060-01200-0070	55PH1	\$61,808	\$5,031
26-26-17-0060-01200-0060	55PH1	\$61,808	\$5,031
26-26-17-0060-00700-0030	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0010	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0030	55PH1	\$61,808	\$5,031
26-26-17-0060-00700-0070	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0110	55PH1	\$61,808	\$5,031
26-26-17-0060-00700-0040	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0140	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0130	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0060	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0170	55PH1	\$61,808	\$5,031
26-26-17-0060-01200-0010	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0060	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0200	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0100	55PH1	\$61,808	\$5,031
26-26-17-0060-01100-0060	55PH1	\$61,808	\$5,031
26-26-17-0060-00900-0010	55PH1	\$61,808	\$5,031
26-26-17-0060-00700-0090	55PH1	\$61,808	\$5,031
26-26-17-0060-00700-0110	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0020	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0120	55PH1	\$61,808	\$5,031
26-26-17-0060-00700-0060	55PH1	\$61,808	\$5,031

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
MAXIMUM ASSESSMENT LIEN ROLL**

Parcel	Product Type	Max Principal	Max Annual (1)
26-26-17-0060-00700-0130	55PH1	\$61,808	\$5,031
26-26-17-0060-00900-0030	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0180	55PH1	\$61,808	\$5,031
26-26-17-0060-00900-0050	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0100	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0140	55PH1	\$61,808	\$5,031
26-26-17-0060-01100-0010	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0190	55PH1	\$61,808	\$5,031
26-26-17-0060-01200-0080	55PH1	\$61,808	\$5,031
26-26-17-0060-00700-0010	55PH1	\$61,808	\$5,031
26-26-17-0060-00700-0080	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0020	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0030	55PH1	\$61,808	\$5,031
26-26-17-0060-01000-0080	55PH1	\$61,808	\$5,031
26-26-17-0060-01200-0030	55PH1	\$61,808	\$5,031
26-26-17-0060-00900-0060	55PH1	\$61,808	\$5,031
26-26-17-0060-00800-0080	55PH1	\$61,808	\$5,031
26-26-17-0080-01800-0010	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0030	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0020	55PH2	\$61,808	\$5,031
25-26-17-0080-01700-0050	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0110	55PH2	\$61,808	\$5,031
25-26-17-0080-01800-0260	55PH2	\$61,808	\$5,031
25-26-17-0080-01800-0290	55PH2	\$61,808	\$5,031
25-26-17-0080-01700-0010	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0040	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0180	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0010	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0070	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0030	55PH2	\$61,808	\$5,031
25-26-17-0080-01800-0250	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0160	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0130	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0130	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0050	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0120	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0100	55PH2	\$61,808	\$5,031
25-26-17-0080-02100-0030	55PH2	\$61,808	\$5,031
25-26-17-0080-01700-0030	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0110	55PH2	\$61,808	\$5,031
25-26-17-0080-01800-0270	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0140	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0160	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0070	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0090	55PH2	\$61,808	\$5,031
25-26-17-0080-01700-0020	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0090	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0100	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0080	55PH2	\$61,808	\$5,031
25-26-17-0080-01700-0060	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0020	55PH2	\$61,808	\$5,031
25-26-17-0080-02100-0020	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0130	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0010	55PH2	\$61,808	\$5,031
25-26-17-0080-01800-0310	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0040	55PH2	\$61,808	\$5,031

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
MAXIMUM ASSESSMENT LIEN ROLL**

Parcel	Product Type	Max Principal	Max Annual (1)
25-26-17-0080-02200-0040	55PH2	\$61,808	\$5,031
25-26-17-0080-01800-0330	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0140	55PH2	\$61,808	\$5,031
25-26-17-0080-01700-0080	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0170	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0150	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0010	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0030	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0020	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0030	55PH2	\$61,808	\$5,031
25-26-17-0080-01700-0070	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0050	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0060	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0050	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0080	55PH2	\$61,808	\$5,031
25-26-17-0080-02100-0040	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0120	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0020	55PH2	\$61,808	\$5,031
25-26-17-0080-01800-0340	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0110	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0090	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0070	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0080	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0100	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0040	55PH2	\$61,808	\$5,031
25-26-17-0080-02100-0060	55PH2	\$61,808	\$5,031
25-26-17-0080-01800-0280	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0150	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0110	55PH2	\$61,808	\$5,031
26-26-17-0080-01900-0250	55PH2	\$61,808	\$5,031
26-26-17-0080-01900-0240	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0120	55PH2	\$61,808	\$5,031
26-26-17-0080-01900-0210	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0040	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0020	55PH2	\$61,808	\$5,031
25-26-17-0080-02100-0010	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0190	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0070	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0060	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0030	55PH2	\$61,808	\$5,031
25-26-17-0080-02100-0070	55PH2	\$61,808	\$5,031
25-26-17-0080-01800-0230	55PH2	\$61,808	\$5,031
26-26-17-0080-01900-0260	55PH2	\$61,808	\$5,031
25-26-17-0080-01800-0240	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0090	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0080	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0050	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0100	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0150	55PH2	\$61,808	\$5,031
26-26-17-0080-01900-0220	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0160	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0170	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0090	55PH2	\$61,808	\$5,031
25-26-17-0080-01800-0300	55PH2	\$61,808	\$5,031
25-26-17-0080-02000-0140	55PH2	\$61,808	\$5,031
26-26-17-0080-01900-0270	55PH2	\$61,808	\$5,031

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
MAXIMUM ASSESSMENT LIEN ROLL**

Parcel	Product Type	Max Principal	Max Annual (1)
25-26-17-0080-02000-0060	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0180	55PH2	\$61,808	\$5,031
25-26-17-0080-02100-0050	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0070	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0080	55PH2	\$61,808	\$5,031
25-26-17-0080-02200-0120	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0060	55PH2	\$61,808	\$5,031
25-26-17-0080-01800-0320	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0050	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0130	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0140	55PH2	\$61,808	\$5,031
26-26-17-0080-01900-0190	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0010	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0060	55PH2	\$61,808	\$5,031
25-26-17-0080-02300-0190	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0210	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0200	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0150	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0130	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0110	55PH2	\$61,808	\$5,031
26-26-17-0080-01900-0230	55PH2	\$61,808	\$5,031
26-26-17-0080-01900-0200	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0220	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0100	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0120	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0160	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0180	55PH2	\$61,808	\$5,031
26-26-17-0080-01800-0170	55PH2	\$61,808	\$5,031
25-26-17-0080-01700-0040	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0140	55PH2	\$61,808	\$5,031
25-26-17-0080-01900-0150	55PH2	\$61,808	\$5,031
25-26-17-0010-03400-0120	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0130	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0090	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0220	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0040	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0030	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0010	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0180	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0190	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0150	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0020	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0170	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0200	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0060	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0050	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0110	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0210	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0100	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0160	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0070	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0140	55PH3	\$61,808	\$5,031
25-26-17-0010-03400-0080	55PH3	\$61,808	\$5,031
25-26-17-0070-01600-0060	55TND.PH1	\$61,808	\$5,031
25-26-17-0070-01600-0030	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0160	55TND.PH1	\$61,808	\$5,031

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
MAXIMUM ASSESSMENT LIEN ROLL**

Parcel	Product Type	Max Principal	Max Annual (1)
26-26-17-0050-00300-0100	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0090	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0060	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0190	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0100	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0270	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0140	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00500-0020	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0010	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0120	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0200	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0260	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0040	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0020	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0220	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0070	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0130	55TND.PH1	\$61,808	\$5,031
25-26-17-0070-01600-0050	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00500-0010	55TND.PH1	\$61,808	\$5,031
25-26-17-0070-01600-0040	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0050	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0240	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00500-0080	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0210	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0010	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0170	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0180	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0110	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0040	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0110	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0020	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0070	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00500-0070	55TND.PH1	\$61,808	\$5,031
25-26-17-0070-01600-0020	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0120	55TND.PH1	\$61,808	\$5,031
25-26-17-0070-01600-0010	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0050	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0080	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0150	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0030	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0090	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00500-0060	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0140	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0030	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0060	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0230	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0250	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00300-0130	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00500-0040	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00500-0090	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00500-0030	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00500-0050	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00400-0080	55TND.PH1	\$61,808	\$5,031
26-26-17-0050-00500-0100	55TND.PH1	\$61,808	\$5,031
25-26-17-0010-03300-0070	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-02600-0040	55TND.PH3	\$61,808	\$5,031

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
MAXIMUM ASSESSMENT LIEN ROLL**

Parcel	Product Type	Max Principal	Max Annual (1)
25-26-17-0010-03300-0090	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-03300-0060	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-03300-0100	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-03300-0040	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-02600-0010	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-02600-0030	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-03300-0050	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-03000-0040	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-03300-0080	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-02600-0090	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-03000-0020	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-03000-0030	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-02600-0070	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-03000-0010	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-02600-0080	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-02600-0110	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-03300-0010	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-02600-0020	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-02600-0050	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-03300-0020	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-02600-0060	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-03300-0030	55TND.PH3	\$61,808	\$5,031
25-26-17-0010-02600-0100	55TND.PH3	\$61,808	\$5,031
26-26-17-0060-00600-0070	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0200	65PH1	\$72,933	\$5,936
26-26-17-0060-00600-0100	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0120	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0100	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0140	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0100	65PH1	\$72,933	\$5,936
26-26-17-0060-00600-0050	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0170	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0230	65PH1	\$72,933	\$5,936
26-26-17-0050-00400-0280	65PH1	\$72,933	\$5,936
26-26-17-0060-00600-0010	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0040	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0080	65PH1	\$72,933	\$5,936
26-26-17-0060-00600-0020	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0120	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0270	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0060	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0130	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0130	65PH1	\$72,933	\$5,936
26-26-17-0050-00400-0330	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0240	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0010	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0160	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0090	65PH1	\$72,933	\$5,936
26-26-17-0060-00600-0060	65PH1	\$72,933	\$5,936
26-26-17-0050-00400-0320	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0220	65PH1	\$72,933	\$5,936
26-26-17-0050-00400-0300	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0190	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0050	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0180	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0070	65PH1	\$72,933	\$5,936



**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
MAXIMUM ASSESSMENT LIEN ROLL**

Parcel	Product Type	Max Principal	Max Annual (1)
26-26-17-0060-01300-0110	65PH1	\$72,933	\$5,936
26-26-17-0060-00600-0080	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0260	65PH1	\$72,933	\$5,936
26-26-17-0050-00400-0290	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0110	65PH1	\$72,933	\$5,936
26-26-17-0060-00600-0040	65PH1	\$72,933	\$5,936
26-26-17-0060-00600-0090	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0250	65PH1	\$72,933	\$5,936
26-26-17-0060-00600-0030	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0210	65PH1	\$72,933	\$5,936
26-26-17-0050-00400-0310	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0140	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0150	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0030	65PH1	\$72,933	\$5,936
26-26-17-0060-01300-0020	65PH1	\$72,933	\$5,936
26-26-17-0060-00900-0090	65PH1	\$72,933	\$5,936
25-26-17-0080-02500-0190	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0170	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0010	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0020	65PH2	\$72,933	\$5,936
25-26-17-0080-02400-0010	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0140	65PH2	\$72,933	\$5,936
25-26-17-0080-02400-0110	65PH2	\$72,933	\$5,936
25-26-17-0080-02400-0040	65PH2	\$72,933	\$5,936
25-26-17-0080-02400-0050	65PH2	\$72,933	\$5,936
25-26-17-0080-02400-0100	65PH2	\$72,933	\$5,936
25-26-17-0080-02400-0070	65PH2	\$72,933	\$5,936
25-26-17-0080-02400-0060	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0130	65PH2	\$72,933	\$5,936
25-26-17-0080-02400-0080	65PH2	\$72,933	\$5,936
25-26-17-0080-02400-0030	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0180	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0030	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0160	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0060	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0100	65PH2	\$72,933	\$5,936
25-26-17-0080-02400-0020	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0150	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0080	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0120	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0090	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0050	65PH2	\$72,933	\$5,936
25-26-17-0080-02400-0090	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0040	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0070	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0110	65PH2	\$72,933	\$5,936
25-26-17-0080-02500-0200	65PH2	\$72,933	\$5,936
25-26-17-0010-03000-0280	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0290	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0300	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0250	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0170	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0260	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0140	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0130	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0270	65PH3	\$72,933	\$5,936

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
MAXIMUM ASSESSMENT LIEN ROLL**

Parcel	Product Type	Max Principal	Max Annual (1)
25-26-17-0010-03000-0240	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0150	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0160	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0180	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0200	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0220	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0230	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0190	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0210	65PH3	\$72,933	\$5,936
25-26-17-0010-03000-0110	65PH3.14	\$72,933	\$5,936
25-26-17-0010-03000-0060	65PH3.14	\$72,933	\$5,936
25-26-17-0010-03000-0090	65PH3.14	\$72,933	\$5,936
25-26-17-0010-03000-0070	65PH3.14	\$72,933	\$5,936
25-26-17-0010-03000-0050	65PH3.14	\$72,933	\$5,936
25-26-17-0010-03000-0100	65PH3.14	\$72,933	\$5,936
25-26-17-0010-03000-0120	65PH3.14	\$72,933	\$5,936
25-26-17-0010-03000-0080	65PH3.14	\$72,933	\$5,936
25-26-17-0010-02800-0030	TH	\$24,723	\$2,012
25-26-17-0010-03100-0090	TH	\$24,723	\$2,012
25-26-17-0010-03100-0140	TH	\$24,723	\$2,012
25-26-17-0010-02800-0260	TH	\$24,723	\$2,012
25-26-17-0010-02900-0180	TH	\$24,723	\$2,012
25-26-17-0010-03100-0080	TH	\$24,723	\$2,012
25-26-17-0010-03100-0050	TH	\$24,723	\$2,012
25-26-17-0010-03100-0220	TH	\$24,723	\$2,012
25-26-17-0010-02900-0010	TH	\$24,723	\$2,012
25-26-17-0010-02900-0080	TH	\$24,723	\$2,012
25-26-17-0010-02900-0090	TH	\$24,723	\$2,012
25-26-17-0010-03100-0200	TH	\$24,723	\$2,012
25-26-17-0010-02900-0120	TH	\$24,723	\$2,012
25-26-17-0010-03100-0020	TH	\$24,723	\$2,012
25-26-17-0010-03100-0170	TH	\$24,723	\$2,012
25-26-17-0010-03100-0190	TH	\$24,723	\$2,012
25-26-17-0010-03100-0160	TH	\$24,723	\$2,012
25-26-17-0010-02800-0120	TH	\$24,723	\$2,012
25-26-17-0010-02800-0130	TH	\$24,723	\$2,012
25-26-17-0010-03200-0010	TH	\$24,723	\$2,012
25-26-17-0010-02900-0060	TH	\$24,723	\$2,012
25-26-17-0010-03100-0120	TH	\$24,723	\$2,012
25-26-17-0010-02900-0130	TH	\$24,723	\$2,012
25-26-17-0010-02800-0290	TH	\$24,723	\$2,012
25-26-17-0010-02800-0250	TH	\$24,723	\$2,012
25-26-17-0010-03100-0210	TH	\$24,723	\$2,012
25-26-17-0010-02800-0100	TH	\$24,723	\$2,012
25-26-17-0010-02800-0070	TH	\$24,723	\$2,012
25-26-17-0010-02900-0170	TH	\$24,723	\$2,012
25-26-17-0010-03100-0060	TH	\$24,723	\$2,012
25-26-17-0010-02900-0150	TH	\$24,723	\$2,012
25-26-17-0010-02900-0100	TH	\$24,723	\$2,012
25-26-17-0010-02900-0140	TH	\$24,723	\$2,012
25-26-17-0010-02800-0160	TH	\$24,723	\$2,012
25-26-17-0010-02800-0140	TH	\$24,723	\$2,012
25-26-17-0010-02900-0050	TH	\$24,723	\$2,012
25-26-17-0010-03100-0130	TH	\$24,723	\$2,012
25-26-17-0010-02800-0080	TH	\$24,723	\$2,012
25-26-17-0010-03100-0100	TH	\$24,723	\$2,012

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
MAXIMUM ASSESSMENT LIEN ROLL**

Parcel	Product Type	Max Principal	Max Annual (1)
25-26-17-0010-03100-0180	TH	\$24,723	\$2,012
25-26-17-0010-02800-0280	TH	\$24,723	\$2,012
25-26-17-0010-02800-0110	TH	\$24,723	\$2,012
25-26-17-0010-02900-0070	TH	\$24,723	\$2,012
25-26-17-0010-02900-0020	TH	\$24,723	\$2,012
25-26-17-0010-02900-0030	TH	\$24,723	\$2,012
25-26-17-0010-02800-0300	TH	\$24,723	\$2,012
25-26-17-0010-02800-0060	TH	\$24,723	\$2,012
25-26-17-0010-02800-0010	TH	\$24,723	\$2,012
25-26-17-0010-02800-0210	TH	\$24,723	\$2,012
25-26-17-0010-02900-0040	TH	\$24,723	\$2,012
25-26-17-0010-02800-0040	TH	\$24,723	\$2,012
25-26-17-0010-02800-0090	TH	\$24,723	\$2,012
25-26-17-0010-02800-0220	TH	\$24,723	\$2,012
25-26-17-0010-03100-0070	TH	\$24,723	\$2,012
25-26-17-0010-03100-0040	TH	\$24,723	\$2,012
25-26-17-0010-02900-0200	TH	\$24,723	\$2,012
25-26-17-0010-02900-0250	TH	\$24,723	\$2,012
25-26-17-0010-02900-0240	TH	\$24,723	\$2,012
25-26-17-0010-02800-0150	TH	\$24,723	\$2,012
25-26-17-0010-03100-0110	TH	\$24,723	\$2,012
25-26-17-0010-02800-0180	TH	\$24,723	\$2,012
25-26-17-0010-02900-0310	TH	\$24,723	\$2,012
25-26-17-0010-02900-0230	TH	\$24,723	\$2,012
25-26-17-0010-02800-0190	TH	\$24,723	\$2,012
25-26-17-0010-03100-0030	TH	\$24,723	\$2,012
25-26-17-0010-02800-0020	TH	\$24,723	\$2,012
25-26-17-0010-02900-0110	TH	\$24,723	\$2,012
25-26-17-0010-02800-0240	TH	\$24,723	\$2,012
25-26-17-0010-03100-0150	TH	\$24,723	\$2,012
25-26-17-0010-02800-0270	TH	\$24,723	\$2,012
25-26-17-0010-02900-0190	TH	\$24,723	\$2,012
25-26-17-0010-03100-0010	TH	\$24,723	\$2,012
25-26-17-0010-03200-0020	TH	\$24,723	\$2,012
25-26-17-0010-02800-0050	TH	\$24,723	\$2,012
25-26-17-0010-02900-0160	TH	\$24,723	\$2,012
25-26-17-0010-02800-0230	TH	\$24,723	\$2,012
25-26-17-0010-02900-0290	TH	\$24,723	\$2,012
25-26-17-0010-02800-0170	TH	\$24,723	\$2,012
25-26-17-0010-02800-0200	TH	\$24,723	\$2,012
25-26-17-0010-02900-0320	TH	\$24,723	\$2,012
25-26-17-0010-02900-0300	TH	\$24,723	\$2,012
25-26-17-0010-02900-0210	TH	\$24,723	\$2,012
25-26-17-0010-02900-0270	TH	\$24,723	\$2,012
25-26-17-0010-02900-0260	TH	\$24,723	\$2,012
25-26-17-0010-02900-0280	TH	\$24,723	\$2,012
25-26-17-0010-02900-0220	TH	\$24,723	\$2,012
25-26-17-0010-03200-0130	TH	\$24,723	\$2,012
25-26-17-0010-03200-0240	TH	\$24,723	\$2,012
25-26-17-0010-03200-0090	TH	\$24,723	\$2,012
25-26-17-0010-03200-0110	TH	\$24,723	\$2,012
25-26-17-0010-03200-0150	TH	\$24,723	\$2,012
25-26-17-0010-03200-0030	TH	\$24,723	\$2,012
25-26-17-0010-03200-0230	TH	\$24,723	\$2,012
25-26-17-0010-03200-0170	TH	\$24,723	\$2,012
25-26-17-0010-03200-0180	TH	\$24,723	\$2,012

**ASTURIA  
COMMUNITY DEVELOPMENT DISTRICT  
MAXIMUM ASSESSMENT LIEN ROLL**

<b>Parcel</b>	<b>Product Type</b>	<b>Max Principal</b>	<b>Max Annual (1)</b>
25-26-17-0010-03200-0080	TH	\$24,723	\$2,012
25-26-17-0010-03200-0100	TH	\$24,723	\$2,012
25-26-17-0010-03200-0160	TH	\$24,723	\$2,012
25-26-17-0010-03200-0200	TH	\$24,723	\$2,012
25-26-17-0010-03200-0210	TH	\$24,723	\$2,012
25-26-17-0010-03200-0040	TH	\$24,723	\$2,012
25-26-17-0010-03200-0220	TH	\$24,723	\$2,012
25-26-17-0010-03200-0140	TH	\$24,723	\$2,012
25-26-17-0010-03200-0190	TH	\$24,723	\$2,012
25-26-17-0010-03200-0070	TH	\$24,723	\$2,012
25-26-17-0010-03200-0120	TH	\$24,723	\$2,012
25-26-17-0010-03200-0060	TH	\$24,723	\$2,012
25-26-17-0010-03200-0050	TH	\$24,723	\$2,012
25-26-17-0000-00100-0021	Unplatted - Phase IV	\$1,604,533	\$130,603
26-26-17-0000-00200-0032	Unplatted - Phase V	\$640,948	\$52,171
		<b>\$36,670,000</b>	<b>\$2,984,795</b>

(1) Includes estimated county collection costs/payment discounts, which may fluctuate.

## **Tab 3**

**RESOLUTION 2020-07**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT SETTING A PUBLIC HEARING TO BE HELD ON \_\_\_\_\_, 2020, AT \_\_\_\_\_ .M. FOR THE PURPOSE OF HEARING PUBLIC COMMENT ON IMPOSING SPECIAL ASSESSMENTS ON CERTAIN PROPERTY WITHIN THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT REFERRED TO AS THE EXPANSION PARCELS IN ACCORDANCE WITH CHAPTERS 170, 190 AND 197, *FLORIDA STATUTES*.**

**WHEREAS**, the Board of Supervisors of the Asturia Community Development District (“**Board**”) has previously adopted Resolution 2020-06 entitled:

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT DECLARING SPECIAL ASSESSMENTS UPON THE EXPANSION PARCELS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE INFRASTRUCTURE IMPROVEMENTS WHOSE COST IS TO BE DEFRAID BY THE SPECIAL ASSESSMENTS; PROVIDING THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAID BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID; DESIGNATING LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.**

**WHEREAS**, in accordance with Resolution 2020-06, a Preliminary Special Assessment Roll has been prepared and all other conditions precedent set forth in Chapters 170, 190 and 197, *Florida Statutes*, to the holding of the aforementioned public hearing have been satisfied, and the roll and related documents are available for public inspection by contacting Rizzetta & Company, Inc., 5844 Old Pasco Road, Suite 100, Tampa, Florida 33544, (813) 994-1001, mhuber@rizzetta.com (“**District Manager’s Office**”).

**NOW THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT:**

1. There is hereby declared a public hearing to be held at \_\_\_\_\_ .m., on \_\_\_\_\_, 2020, for the purpose of hearing comment and objections to the proposed

special assessments for infrastructure improvements within the area of the District known as the Expansion Parcels, as identified in the preliminary assessment roll, a copy of which is on file. Due to the current COVID-19 public health emergency, the public hearing may be conducted remotely, pursuant to virtual media technology and/or by telephone pursuant to Executive Orders 20-52, 20-69, and 20-114 issued by Governor DeSantis on March 9, 2020, March 20, 2020, and May 8, 2020, respectively, as such orders may be supplemented, amended, and/or extended, and pursuant to Section 120.54(5)(b)2., *Florida Statutes*. In the event that conditions allow the meeting to be held in person, it will be held at the following location:

LOCATION: Asturia Clubhouse  
14575 Promenade Parkway  
Odessa, Florida 33556

Affected parties may appear at the public hearing, or participate by using the communications media technology access information provided by the District, as applicable. Affected parties may also submit their comments in writing prior to the meeting to the office of the District Manager, Rizzetta & Company, Inc., 5844 Old Pasco Road, Suite 100, Tampa, Florida 33544, (813) 994-1001, [mhuber@rizzetta.com](mailto:mhuber@rizzetta.com).

2. Notice of said hearing shall be advertised in accordance with Chapters 170, 190 and 197, *Florida Statutes*, and the District Manager is hereby authorized and directed to place said notice in a newspaper(s) of general circulation within Pasco County (by two publications one week apart with the first publication at least twenty (20) days prior to the date of the hearing established herein). The District Manager shall file a publisher's affidavit with the District Secretary verifying such publication of notice. The District Manager is further authorized and directed to give thirty (30) days written notice by mail of the time and place of this hearing to the owners of all property to be assessed and include in such notice the amount of the assessment for each such property owner, a description of the areas to be improved and notice that information concerning all assessments may be ascertained at the District Manager's Office. The District Manager shall file proof of such mailing by affidavit with the District Secretary.

3. This Resolution shall become effective upon its passage.

**PASSED AND ADOPTED** this 10<sup>th</sup> day of June, 2020.

**ATTEST:**

**ASTURIA COMMUNITY  
DEVELOPMENT DISTRICT**

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Secretary/Assistant Secretary

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Chairperson, Board of Supervisors

## **Tab 4**



**RESOLUTION 2020-08**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SANDMINE ROAD COMMUNITY DEVELOPMENT DISTRICT DESIGNATING A DATE, TIME, AND LOCATION OF A PUBLIC HEARING REGARDING THE DISTRICT'S INTENT TO USE THE UNIFORM METHOD FOR THE LEVY, COLLECTION, AND ENFORCEMENT OF NON-AD VALOREM SPECIAL ASSESSMENTS FOR THE EXPANSION PARCELS AS AUTHORIZED BY SECTION 197.3632, *FLORIDA STATUTES*; AUTHORIZING THE PUBLICATION OF THE NOTICE OF SUCH HEARING; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the Asturia Community Development District (the "District") is a local unit of special-purpose government duly organized and existing pursuant to the Uniform Community Development District Act of 1980, Chapter 190, *Florida Statutes*, as amended (the "Act") and was established by Ordinance 14-17 of the Board of County Commissioners of Pasco County, Florida; and

**WHEREAS**, the District pursuant to the provisions of Chapter 190, *Florida Statutes*, is authorized to levy, collect, and enforce certain special assessments, which include benefit and maintenance assessments and further authorizes the District's Board of Supervisors (the "Board") to levy, collect, and enforce special assessments pursuant to Chapters 170, 190 and 197, *Florida Statutes*; and

**WHEREAS**, the District previously determined its intent to utilize the Uniform Method for the levy, collection, and enforcement of non-ad valorem special assessments authorized by Section 197.3632, *Florida Statutes* (the "Uniform Method"); and

**WHEREAS**, effective February 4, 2020, the boundaries of the District were subsequently amended by Ordinance 20-04 of the Board of County Commissioners of Pasco County, Florida to include approximately 3.639 additional acres of land to those lands within the boundaries of the District (the "Expansion Parcels"); and

**WHEREAS**, the District now desires to use the Uniform Method for the levy, collection and enforcement of non-ad valorem special assessments with respect to the Expansion Parcels;

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

**1. SECTION 1.** A Public Hearing will be held to adopt the Uniform Method on \_\_\_\_\_ at \_\_\_\_\_.m. for the purpose of hearing comment and objections to the District's intent to utilize the Uniform Method with respect to the Expansion Parcels. It is anticipated that, due to the current COVID-19 public health emergency, the public hearing may be conducted remotely utilizing communications media technology and/or by telephone pursuant to Executive Orders 20-52, 20-69 and 20-114 issued by Governor DeSantis on March 9, 2020, March 20, 2020, and May 8, 2020, respectively, as such orders may be

supplemented, amended, and/or extended, and pursuant to Section 120.54(5)(b)2., *Florida Statutes*. Anyone wishing to listen to or participate in the Board meeting and/or public hearings can do so by using the communications media technology access information provided by the District. The public may access the hearing via communications media technology and obtain the applicable access information and instructions from the District Manager in advance of the scheduled hearing date and time. In the event that conditions allow the meeting to be held in person, it will be held at the following location:

LOCATION: Asturia Clubhouse  
14575 Promenade Parkway  
Odessa, Florida 33556

**SECTION 2.** The District Secretary is directed to publish notice of the hearing in accordance with Section 197.3632, *Florida Statutes*.

**SECTION 3.** This Resolution shall become effective immediately upon its adoption.

**PASSED AND ADOPTED** this 10<sup>th</sup> day of June, 2020.

ATTEST:

**ASTURIA COMMUNITY  
DEVELOPMENT DISTRICT**

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

\_\_\_\_\_  
Chairperson, Board of Supervisors

## **Tab 5**

## RESOLUTION 2020-09

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT ACCEPTING THE CERTIFICATION OF THE DISTRICT ENGINEER THAT THE SERIES 2014 PROJECT IS COMPLETE; DECLARING THE SERIES 2014 PROJECT COMPLETE; FINALIZING THE SPECIAL ASSESSMENTS SECURING THE DISTRICT'S SERIES 2014 SPECIAL ASSESSMENT BONDS; PROVIDING FOR A SUPPLEMENT TO THE IMPROVEMENT LIEN BOOK; PROVIDING FOR SEVERABILITY, CONFLICTS, AND AN EFFECTIVE DATE.**

**WHEREAS**, the Asturia Community Development District ("**District**") is a local unit of special-purpose government established pursuant to the Uniform Community Development District Act of 1980, as codified in Chapter 190, Florida Statutes, and by Ordinance No. 14-17 of the Board of County Commissioners of Pasco County, Florida; and

**WHEREAS**, on August 25, 2014, the Board of Supervisors ("**Board**") of the District adopted Resolution No. 2014-24 authorizing, among other things, the issuance of not to exceed \$44,195,000 aggregate principal amount of its special assessment bonds in order to finance the costs of the design, permitting, construction, installation and/or acquisition of public infrastructure, improvements, and services on lands within the District; and

**WHEREAS**, on August 25, 2014, the Board adopted Resolution No. 2014-25, declaring that project costs would be defrayed by the imposition of special assessments levied pursuant to Chapters 170, 190 and 197, Florida Statutes, and that such special assessments would be paid in annual installments commencing in the year in which the special assessments were certified; and

**WHEREAS**, on December 18, 2014, the Board, after notice and public hearing, met as an Equalizing Board pursuant to the provisions of Section 170.08, Florida Statutes, and adopted Resolution No. 2015-06 authorizing the projects described therein, equalizing and levying special assessments to defray the total project costs and providing that the levy shall be a lien on the property so assessed co-equal with the lien of all state, county, district, municipal or other governmental taxes, all in accordance with Section 170.08, Florida Statutes; and

**WHEREAS**, Resolution No. 2015-08 confirmed its intent to design, permit, construct and/or install the infrastructure improvements described in the *Supplemental Engineer's Report*, dated November 15, 2014 ("**Series 2014 Project**"), which is attached hereto as **Exhibit A**; and

**WHEREAS**, the Series 2014 Project was estimated by Florida Design Consultants, Inc. ("**District Engineer**"), to cost \$13,521,245, including professional services and contingencies; and

**WHEREAS**, Resolution No. 2015-08 also adopted the *Final Supplemental Special Assessment Allocation Report*, dated December 18, 2014 ("**Series 2014 Assessment Report**") to the Series 2014 Project and the actual terms of the \$7,910,000 Asturia Community Development

District Special Assessment Bonds, Series 2014A-1, and the \$3,999,600 Asturia Community Development District Special Assessment Bonds, Series 2014A-2 (together, the “**Series 2014 Bonds**”) issued to design, permit, construct, install and/or acquire the Series 2014 Project; and

**WHEREAS**, the Series 2014 Project specially benefits all of the developable acreage in the District as set forth in Resolution 2015-08 and the Series 2014 Assessment Report, and it is reasonable, proper, just and right to assess the portion of the costs of the Series 2014 Project financed with the Series 2014 Bonds to the specially benefited properties within the District as set forth in Resolution 2014-25, Resolution 2015-08, and this Resolution (“**Series 2014 Assessments**”); and

**WHEREAS**, pursuant to Chapter 170, Florida Statutes, and the *Master Trust Indenture*, dated December 1, 2014 (“**Master Indenture**”), as amended and supplemented by the *First Supplemental Trust Indenture*, dated December 1, 2014 (“**First Supplemental Indenture**,” and together with the Master Indenture, “**Trust Indenture**”), each by and between the District and Hancock Bank, a trade name of Whitney Bank, as successor trustee (“**Trustee**”), the District Engineer executed and delivered a *Certificate of the District Engineer* dated May 22, 2020 (“**Engineer’s Certification**”), attached hereto as **Exhibit B**, wherein the District Engineer certified the Series 2014 Project complete; and

**WHEREAS**, upon receipt of and in reliance upon the Engineer’s Certification evidencing the completion date of the Series 2014 Project as described above, the Board desires to certify the Series 2014 Project complete in accordance with the Trust Indenture; and

**WHEREAS**, the actual costs incurred by the District to complete the Series 2014 Project totaled approximately \$13,521,245.00 (“**Actual Project Costs**”) resulting in a zero balance in the Series 2014 Acquisition and Construction Account; and

**WHEREAS**, pursuant to the Trust Indenture, the amount expended from the Series 2014 Acquisition and Construction Account (“**Construction Account**”) to fund the Series 2014 Project totaled \$10,479,514.53; and

**WHEREAS**, Chapter 170, Florida Statutes, requires that upon completion of the Series 2014 Project, the District is to credit each of the Series 2014 Assessments the difference, if any, between the amount assessed and the actual cost of the improvements.

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

**SECTION 1. RECITALS.** The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Resolution.

**SECTION 2. AUTHORITY FOR THIS RESOLUTION.** This Resolution is adopted pursuant to the provisions of Florida law, including Chapters 170, 190 and 197, Florida Statutes, and in accordance with the provisions of Resolution No. 2015-08.

**SECTION 3. ACCEPTANCE AND CERTIFICATION OF COMPLETION OF THE SERIES 2014 PROJECT.** The Board hereby accepts the Engineer's Certification attached hereto as **Exhibit B**, certifying the Series 2014 Project complete and in reliance thereon, certifies the Series 2014 Project complete, in accordance with Resolution No. 2015-08, and the Trust Indenture.

**SECTION 4. FINALIZATION OF SPECIAL ASSESSMENTS SECURING SERIES 2014 BONDS.** Pursuant to Section 170.08, Florida Statutes, and Resolution No. 2015-08, the Series 2014 Assessments on all developable land within the District are to be credited the difference in the Series 2014 Assessments as originally made, approved, and confirmed and a proportionate part of the Actual Project Costs of the Series 2014 Project. Attached hereto as **Exhibit C**, and incorporated herein by reference, is the *Final Supplemental Special Assessment Allocation Report*, dated December 18, 2014 which, based on the zero balance of the Construction Account at the time of receipt of the Engineer's Certification, accurately reflects the amount of Series 2014 Assessments after the closing of the Series 2014 Acquisition and Construction Account. The Series 2014 Assessments levied pursuant to Resolution No. 2015-08, also correctly reflect an amount of debt assessment equal to the amount being finalized. Therefore, pursuant to Section 170.08, Florida Statutes, and Resolution No. 2015-08, the Series 2014 Assessments on parcels specially benefitted by the Series 2014 Project are hereby finalized in the amount of the outstanding debt due on the Series 2014 Bonds in accordance with **Exhibit C** herein, and is apportioned in accordance with the methodology described in **Exhibit C**, upon the specially benefitted lands indicated in the District's Assessment Lien Roll attached hereto, and incorporated herein, as **Exhibit D**, and reflects the finalized assessments due on the parcels benefitted by the Series 2014 Bonds.

**SECTION 5. IMPROVEMENT LIEN BOOK.** Immediately following the adoption of this resolution these special assessments as reflected herein shall be recorded by the Secretary of the Board in the District's "Improvement Lien Book." The special assessment or assessments against each respective parcel shall be and shall remain a legal, valid and binding first lien on such parcel until paid and such lien shall be coequal with the lien of all state, county, district, municipal or other governmental taxes and superior in dignity to all other liens, titles, and claims.

**SECTION 6. SEVERABILITY.** If any section or part of a section of this Resolution is declared invalid or unconstitutional, the validity, force and effect of any other section or part of a section of this Resolution shall not thereby be affected or impaired unless it clearly appears that such other section or part of a section of this Resolution is wholly or necessarily dependent upon the section or part of a section so held to be invalid or unconstitutional.

**SECTION 8. CONFLICTS.** This Resolution is intended to supplement Resolution No. 2015-08, which remain in full force and effect. This Resolution and Resolution No. 2015-08, shall each be construed to the maximum extent possible to give full force and effect to the provisions of each resolution. All District resolutions or parts thereof in actual conflict with this Resolution are, to the extent of such conflict, superseded and repealed.

**SECTION 9. EFFECTIVE DATE.** This Resolution shall take effect immediately upon its adoption.

**PASSED AND ADOPTED** this 10<sup>th</sup> day of June, 2020.

ATTEST:

**ASTURIA COMMUNITY  
DEVELOPMENT DISTRICT**

---

Secretary

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Lane Gardner  
Chair, Board of Supervisors

- Exhibit A:** *Supplemental Engineer's Report*, dated November 15, 2014  
**Exhibit B:** *District Engineer's Certificate of Completion*, dated May 22, 2020  
**Exhibit C:** *Final Supplemental Special Assessment Allocation Report*, dated  
December 18, 2014  
**Exhibit D:** Assessment Lien Roll

**Exhibit A**

*Supplemental Engineer's Report*, dated November 15, 2014



**Exhibit B**

*District Engineer's Certificate of Completion, dated May 22, 2020*

**CERTIFICATE REGARDING COMPLETION OF CONSTRUCTION  
ASTURIA COMMUNITY DEVELOPMENT DISTRICT  
SERIES 2014 PROJECT**

**May 22, 2020**

Asturia Community Development District  
c/o Rizzetta & Company  
5844 Old Pasco Road, Suite 100  
Wesley Chapel, Florida 33544

U.S. Bank National Association, as Trustee  
Orlando, Florida

Re: Certification of Completion of Series 2014 Project ("**Certificate**")  
Asturia Community Development District

This certificate is furnished in accordance with Section 5.04 of the Master Trust Indenture ("**Indenture**") between the Asturia Community Development District ("**District**") and U.S. Bank National Association, as trustee and is intended to evidence the completion of the Series 2014 Project undertaken by the District. All capitalized terms used herein shall have the meaning ascribed to them in the Indenture, as amended and supplemented. To the best of my knowledge and belief, the following statements are true:

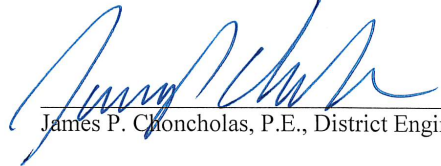
- I. The Series 2014 Project has been completed in substantial compliance with the plans and specifications therefor and all labor, services, materials, and supplies used in the Series 2014 Project have been paid for and acknowledgment of such payments has been obtained from all contractors and suppliers.
- II. All other facilities necessary in connection with the Series 2014 Project have been constructed, acquired, and installed in accordance with the specifications therefore and all Costs and expenses incurred in connection therewith have been paid or adequate provision has been made for such payment by the District.
- III. All plans, permits and specifications necessary for the operation and maintenance of the improvements made pursuant to the Series 2014 Project are complete, in good standing, and on file with the District Engineer or have been transferred to the appropriate governmental entity having charge of such operation and maintenance.
- IV. There are no funds remaining in the Series 2014 Acquisition and Construction Account.

This Certificate is given without prejudice to any rights against third parties which exist as of the date of this Certificate or which may subsequently come into being. This Certificate may be executed in several counterparts, each of which shall be an original and all of which shall constitute

but one and the same instrument and the signature of any party to any counterpart shall be deemed a signature to, and may be appended to any other counterpart.

Dated: 5/22/20

FLORIDA DESIGN  
CONSULTANTS, INC.



James P. Choncholas, P.E., District Engineer

Dated: \_\_\_\_\_

ASTURIA COMMUNITY  
DEVELOPMENT DISTRICT

\_\_\_\_\_  
Matthew Huber, District Manager

**Exhibit C**

*Final Supplemental Special Assessment Allocation Report*, dated December 18, 2014

**Exhibit D**  
Assessment Lien Roll

# Tab 6

## RESOLUTION 2020-10

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT ACCEPTING THE CERTIFICATION OF THE DISTRICT ENGINEER THAT THE SERIES 2016A PROJECT IS COMPLETE; DECLARING THE SERIES 2016A PROJECT COMPLETE; FINALIZING THE SPECIAL ASSESSMENTS SECURING THE DISTRICT'S SERIES 2016A SPECIAL ASSESSMENT BONDS; PROVIDING FOR A SUPPLEMENT TO THE IMPROVEMENT LIEN BOOK; PROVIDING FOR SEVERABILITY, CONFLICTS, AND AN EFFECTIVE DATE.**

**WHEREAS**, the Asturia Community Development District (“**District**”) is a local unit of special-purpose government established pursuant to the Uniform Community Development District Act of 1980, as codified in Chapter 190, Florida Statutes, and by Ordinance No. 14-17 of the Board of County Commissioners of Pasco County, Florida; and

**WHEREAS**, on August 25, 2014, the Board of Supervisors (“**Board**”) of the District adopted Resolution No. 2014-24 authorizing, among other things, the issuance of not to exceed \$44,195,000 aggregate principal amount of its special assessment bonds in order to finance the costs of the design, permitting, construction, installation and/or acquisition of public infrastructure, improvements, and services on lands within the District; and

**WHEREAS**, on August 25, 2014, the Board adopted Resolution No. 2014-25, declaring that project costs would be defrayed by the imposition of special assessments levied pursuant to Chapters 170, 190 and 197, Florida Statutes, and that such special assessments would be paid in annual installments commencing in the year in which the special assessments were certified; and

**WHEREAS**, on December 18, 2014, the Board, after notice and public hearing, met as an Equalizing Board pursuant to the provisions of Section 170.08, Florida Statutes, and adopted Resolution No. 2015-06 authorizing the projects described therein, equalizing and levying special assessments to defray the total project costs and providing that the levy shall be a lien on the property so assessed co-equal with the lien of all state, county, district, municipal or other governmental taxes, all in accordance with Section 170.08, Florida Statutes; and

**WHEREAS**, Resolution Nos. 2016-09 and 2016-14 (“**Series 2016 Supplemental Assessment Resolutions**”) supplemented and confirmed the District’s intent to design, permit, construct and/or install the infrastructure improvements described in the *Supplemental Engineer’s Report*, dated July 19, 2016 (“**Series 2016A Project**”), which is attached hereto as **Exhibit A**; and

**WHEREAS**, the Series 2016A Project was estimated by Florida Design Consultants, Inc. (“**District Engineer**”), to cost \$5,984,138, including professional services and contingencies; and

**WHEREAS**, on July 19, 2016, the Board of Supervisors (“**Board**”) of the District adopted Resolution No. 2016-07, authorizing, among other things, the issuance of not to exceed \$5,500,000

aggregate principal amount of its special assessment bonds in order to finance the costs of the design, permitting, construction, installation and/or acquisition of public infrastructure, improvements, and services for the 2016A Project;

**WHEREAS**, the Series 2016 Supplemental Assessment Resolutions adopted the *Final Second Supplemental Special Assessment Allocation Report*, dated August 10, 2016 (“**Series 2016 Assessment Report**”) to the Series 2016A Project and the actual terms of the \$2,115,000 Asturia Community Development District Special Assessment Bonds, Series 2016A-1, and the \$2,870,000, Asturia Community Development District Special Assessment Bonds, Series 2016A-2 (together, the “**Series 2016A Bonds**”) issued to design, permit, construct, install and/or acquire the Series 2016A Project; and

**WHEREAS**, the Series 2016A Project specially benefits all of the developable acreage in the District as set forth in the Series 2016 Assessment Resolutions and the Series 2016 Assessment Report, and it is reasonable, proper, just and right to assess the portion of the costs of the Series 2016A Project financed with the Series 2016A Bonds to the specially benefited properties within the District as set forth in the Series 2016 Assessment Resolutions and this Resolution (“**Series 2016 Assessments**”); and

**WHEREAS**, pursuant to Chapter 170, Florida Statutes, and the *Master Trust Indenture*, dated December 1, 2014 (“**Master Indenture**”), as amended and supplemented by the *Second Supplemental Trust Indenture*, dated August 1, 2016 (“**Second Supplemental Indenture**,” and together with the Master Indenture, “**Trust Indenture**”), each by and between the District and Hancock Bank, a trade name of Whitney Bank, as successor trustee (“**Trustee**”), the District Engineer executed and delivered a *Certificate of the District Engineer* dated May 22, 2020 (“**Engineer’s Certification**”), attached hereto as **Exhibit B**, wherein the District Engineer certified the Series 2016A Project complete; and

**WHEREAS**, upon receipt of and in reliance upon the Engineer’s Certification evidencing the completion date of the Series 2016A Project as described above, the Board desires to certify the Series 2016A Project complete in accordance with the Trust Indenture; and

**WHEREAS**, the actual costs incurred by the District to complete the Series 2016A Project totaled approximately \$5,984,138 (“**Actual Project Costs**”) resulting in a zero balance in the Series 2016 Acquisition and Construction Account; and

**WHEREAS**, pursuant to the Trust Indenture, the amount expended from the Series 2016 Acquisition and Construction Account (“**Construction Account**”) to fund the Series 2016A Project totaled \$4,557,857; and

**WHEREAS**, Chapter 170, Florida Statutes, requires that upon completion of the Series 2016A Project, the District is to credit each of the Series 2016 Assessments the difference, if any, between the amount assessed and the actual cost of the improvements.

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

**SECTION 1. RECITALS.** The recitals so stated are true and correct and by this reference are incorporated into and form a material part of this Resolution.

**SECTION 2. AUTHORITY FOR THIS RESOLUTION.** This Resolution is adopted pursuant to the provisions of Florida law, including Chapters 170, 190 and 197, Florida Statutes, and in accordance with the provisions of the Series 2016 Supplemental Assessment Resolutions.

**SECTION 3. ACCEPTANCE AND CERTIFICATION OF COMPLETION OF THE SERIES 2016A PROJECT.** The Board hereby accepts the Engineer's Certification attached hereto as **Exhibit B**, certifying the Series 2016A Project complete and in reliance thereon, certifies the Series 2016A Project complete, in accordance with the Series 2016 Supplemental Assessment Resolutions, and the Trust Indenture.

**SECTION 4. FINALIZATION OF SPECIAL ASSESSMENTS SECURING SERIES 2016 BONDS.** Pursuant to Section 170.08, Florida Statutes, and the Series 2016 Supplemental Assessment Resolutions, the Series 2016 Assessments on all developable land within the District are to be credited the difference in the Series 2016 Assessment as originally made, approved, and confirmed and a proportionate part of the Actual Project Costs of the Series 2016A Project. Attached hereto as **Exhibit C**, and incorporated herein by reference, is the *Final Second Supplemental Special Assessment Allocation Report*, dated August 10, 2016 which, based on the zero balance of the Construction Account at the time of receipt of the Engineer's Certification, accurately reflects the amount of Series 2016 Assessments after the closing of the Series 2016 Acquisition and Construction Account. The Series 2016 Assessments levied pursuant to the Series 2016 Supplemental Assessment Resolutions also correctly reflect an amount of debt assessment equal to the amount being finalized. Therefore, pursuant to Section 170.08, Florida Statutes, and the Series 2016 Supplemental Assessment Resolutions, the Series 2016 Assessments on parcels specially benefitted by the Series 2016A Project are hereby finalized in the amount of the outstanding debt due on the Series 2016A Bonds in accordance with **Exhibit C** herein, and is apportioned in accordance with the methodology described in **Exhibit C**, upon the specially benefitted lands indicated in the District's Assessment Lien Roll attached hereto, and incorporated herein, as **Exhibit D**, and reflects the finalized assessments due on the parcels benefitted by the Series 2016A Bonds.

**SECTION 5. IMPROVEMENT LIEN BOOK.** Immediately following the adoption of this resolution these special assessments as reflected herein shall be recorded by the Secretary of the Board in the District's "Improvement Lien Book." The special assessment or assessments against each respective parcel shall be and shall remain a legal, valid and binding first lien on such parcel until paid and such lien shall be coequal with the lien of all state, county, district, municipal or other governmental taxes and superior in dignity to all other liens, titles, and claims.

**SECTION 6. SEVERABILITY.** If any section or part of a section of this Resolution is declared invalid or unconstitutional, the validity, force and effect of any other section or part of a section of this Resolution shall not thereby be affected or impaired unless it clearly appears that such other section or part of a section of this Resolution is wholly or necessarily dependent upon the section or part of a section so held to be invalid or unconstitutional.



**SECTION 8. CONFLICTS.** This Resolution is intended to supplement Resolution No. 2015-08, which remain in full force and effect. This Resolution and the Series 2016 Supplemental Assessment Resolutions shall be construed to the maximum extent possible to give full force and effect to the provisions of each resolution. All District resolutions or parts thereof in actual conflict with this Resolution are, to the extent of such conflict, superseded and repealed.

**SECTION 9. EFFECTIVE DATE.** This Resolution shall take effect immediately upon its adoption.

**PASSED AND ADOPTED** this 10<sup>th</sup> day of June, 2020.

ATTEST:

**ASTURIA COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary

\_\_\_\_\_  
Lane Gardner  
Chair, Board of Supervisors

- Exhibit A:** *Supplemental Engineer's Report*, dated July 19, 2016
- Exhibit B:** *District Engineer's Certificate of Completion*, dated May 22, 2020
- Exhibit C:** *Final Second Supplemental Special Assessment Allocation Report*, dated August 10, 2016
- Exhibit D:** Assessment Lien Roll

**Exhibit A**

*Supplemental Engineer's Report*, dated July 19, 2016

## Exhibit B

*District Engineer's Certificate of Completion, dated May 22, 2020*

**CERTIFICATE REGARDING COMPLETION OF CONSTRUCTION  
ASTURIA COMMUNITY DEVELOPMENT DISTRICT  
SERIES 2016 PROJECT**

**May 22, 2020**

Astoria Community Development District  
c/o Rizzetta & Company  
5844 Old Pasco Road, Suite 100  
Wesley Chapel, Florida 33544

U.S. Bank National Association, as Trustee  
Orlando, Florida

Re: Certification of Completion of Series 2016 Project ("**Certificate**")  
Astoria Community Development District

This certificate is furnished in accordance with Section 5.04 of the Master Trust Indenture ("**Indenture**") between the Astoria Community Development District ("**District**") and U.S. Bank National Association, as trustee and is intended to evidence the completion of the Series 2016 Project undertaken by the District. All capitalized terms used herein shall have the meaning ascribed to them in the Indenture, as amended and supplemented. To the best of my knowledge and belief, the following statements are true:

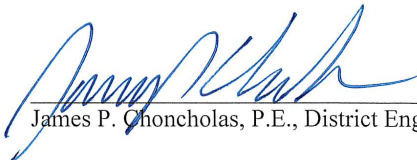
- I. The Series 2016 Project has been completed in substantial compliance with the plans and specifications therefor and all labor, services, materials, and supplies used in the Series 2016 Project have been paid for and acknowledgment of such payments has been obtained from all contractors and suppliers.
- II. All other facilities necessary in connection with the Series 2016 Project have been constructed, acquired, and installed in accordance with the specifications therefore and all Costs and expenses incurred in connection therewith have been paid or adequate provision has been made for such payment by the District.
- III. All plans, permits and specifications necessary for the operation and maintenance of the improvements made pursuant to the Series 2016 Project are complete, in good standing, and on file with the District Engineer or have been transferred to the appropriate governmental entity having charge of such operation and maintenance.
- IV. There are no funds remaining in the Series 2016 Acquisition and Construction Account.

This Certificate is given without prejudice to any rights against third parties which exist as of the date of this Certificate or which may subsequently come into being. This Certificate may be executed in several counterparts, each of which shall be an original and all of which shall constitute

but one and the same instrument and the signature of any party to any counterpart shall be deemed a signature to, and may be appended to any other counterpart.

Dated: 5/22/20

FLORIDA DESIGN  
CONSULTANTS, INC.



James P. Choncholas, P.E., District Engineer

Dated: \_\_\_\_\_

ASTURIA COMMUNITY  
DEVELOPMENT DISTRICT

\_\_\_\_\_  
Matthew Huber, District Manager

**Exhibit C**

*Final Second Supplemental Special Assessment Allocation Report, dated August 10, 2016*

**Exhibit D**  
Assessment Lien Roll

# Tab 7

## RESOLUTION 2020-11

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ASTURIA COMMUNITY DEVELOPMENT DISTRICT IMPLEMENTING SECTION 190.006(3), *FLORIDA STATUTES*, AND REQUESTING THAT THE PASCO COUNTY SUPERVISOR OF ELECTIONS BEGIN CONDUCTING THE DISTRICT'S GENERAL ELECTIONS; PROVIDING FOR COMPENSATION; SETTING FORTH THE TERMS OF OFFICE; AUTHORIZING NOTICE OF THE QUALIFYING PERIOD; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.**

**WHEREAS**, the Asturia 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 unincorporated Pasco County, Florida; and

**WHEREAS**, the Board of Supervisors of the District ("**Board**") seeks to implement Section 190.006(3), *Florida Statutes*, and to instruct the Pasco County Supervisor of Elections ("**Supervisor**") to conduct the District's elections by the qualified electors of the District at the general election ("**General Election**").

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

**1. GENERAL ELECTION SEATS.** Seat 1, currently held by Lee Thompson, and Seat 2, currently held by Matthew Gallagher, are scheduled for the General Election beginning in November 2020. The District Manager is hereby authorized to notify the Supervisor of Elections as to what seats are subject to General Election for the current election year, and for each subsequent election year.

**2. QUALIFICATION PROCESS.** For each General Election, all candidates shall qualify for individual seats in accordance with Section 99.061, *Florida Statutes*, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Pasco County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, *Florida Statutes*.

**3. COMPENSATION.** Members of the Board receive \$200 per meeting for their attendance and no Board member shall receive more than \$4,800 per year.

**4. TERM OF OFFICE.** The term of office for the individuals to be elected to the Board in the General Election is four years. The newly elected Board members shall assume office on the second Tuesday following the election.



**5. REQUEST TO SUPERVISOR OF ELECTIONS.** The District hereby requests the Supervisor to conduct the District's General Election in November 2020, and for each subsequent General Election unless otherwise directed by the District's Manager. The District understands that it will be responsible to pay for its proportionate share of the General Election cost and agrees to pay same within a reasonable time after receipt of an invoice from the Supervisor.

**6. PUBLICATION.** The District Manager is directed to publish a notice of the qualifying period for each General Election, in a form substantially similar to **Exhibit A** attached hereto.

**7. 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.

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

**PASSED AND ADOPTED** this 10 day of June 2020.

**ASTURIA DEVELOPMENT DISTRICT**

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CHAIRPERSON/VICE CHAIRPERSON

ATTEST:

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SECRETARY/ASSISTANT SECRETARY

**EXHIBIT A**

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES  
FOR THE BOARD OF SUPERVISORS OF THE  
ASTURIA COMMUNITY DEVELOPMENT DISTRICT**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Asturia Community Development District ("District") will commence at noon on June 8, 2020, and close at noon on June 12, 2020. Candidates must qualify for the office of Supervisor with the Pasco County Supervisor of Elections located at 4111 Land O'Lakes Blvd, Room105, Land O' Lakes, Florida 34639; Ph: 813-929-2788. All candidates shall qualify for individual seats in accordance with Section 99.061, *Florida Statutes*, and must also be a "qualified elector" of the District, as defined in Section 190.003, *Florida Statutes*. A "qualified elector" is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Pasco County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, *Florida Statutes*.

The Pasco Community Development District has two (2) seats up for election, specifically seats 1 and 2. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 3, 2020, and in the manner prescribed by law for general elections.

For additional information, please contact the Pasco County Supervisor of Elections.

## **Tab 8**

**RESOLUTION 2020-12**

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

**WHEREAS**, Asturia 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 Pasco County, Florida; and

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

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

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

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

<u>Seat Number</u>	<u>Supervisor</u>	<u>Term Expiration Date</u>
1	Lee Thompson	2020
2	Matthew Gallagher	2020
3	Carla Luigs	2020
4	Walter O'Shea	2022
5	Lane Gardner	2022

This year, Seat 3, currently held by Carla Luigs, is subject to a landowner election. The term of office for the successful landowner candidate shall commence upon election, and shall be for a four year period. Seat 1, currently held by Lee Thompson, and Seat 2, currently held by Matthew Gallagher, are subject to a General Election process to be conducted by the Pasco County Supervisor of Elections, which General Election process shall be addressed by a separate resolution.

2. **LANDOWNER'S ELECTION.** In accordance with Section 190.006(2), *Florida Statutes*, the meeting of the landowners to elect Board Supervisor(s) of the District shall be held on the \_\_\_\_\_ day of November, 2020, at \_\_\_\_\_ a/p.m., and located at \_\_\_\_\_.

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

4. **FORMS.** Pursuant to Section 190.006(2)(b), *Florida Statutes*, the landowners' meeting and election have been announced by the Board at its \_\_\_\_\_, 2020 meeting. A

sample notice of landowners' meeting and election, proxy, ballot form and instructions were presented at such meeting and are attached hereto as **Exhibit A**. Such documents are available for review and copying during normal business hours at the District's Local Records Office, located at \_\_\_\_\_, or at the office of the District Manager, Rizzetta & Company, Inc., 5844 Old Pasco Road, Suite 100, Wesley Chapel, Florida 33544, Ph: (813) 994-1001.

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

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

**PASSED AND ADOPTED THIS 10th DAY OF JUNE 2020.**

**ASTURIA COMMUNITY DEVELOPMENT  
DISTRICT**

**ATTEST:**

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

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

**EXHIBIT A**

**NOTICE OF LANDOWNERS' MEETING AND ELECTION AND MEETING OF THE BOARD OF SUPERVISORS OF THE  
ASTURIA COMMUNITY DEVELOPMENT DISTRICT**

Notice is hereby given to the public and all landowners within Asturia Community Development District (“**District**”) the location of which is generally described as comprising a parcel or parcels of land containing approximately 414.702 acres, located north of State Road 54 and west of Suncoast Parkway (State Road 589), in Pasco County, Florida, advising that a meeting of landowners will be held for the purpose of electing one (1) person to the District’s Board of Supervisors (“**Board**”, and individually, “**Supervisor**”). Immediately following the landowners’ meeting there will be convened a meeting of the Board for the purpose of considering certain matters of the Board to include election of certain District officers, and other such business which may properly come before the Board.

DATE: \_\_\_\_\_  
TIME: \_\_\_\_\_  
PLACE: \_\_\_\_\_  
\_\_\_\_\_

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, Rizzetta & Company, Inc., 5844 Old Pasco Road, Suite 100, Wesley Chapel, Florida 33544, Ph: (813) 994-1001 (“**District Manager’s Office**”). At said meeting each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person to be elected to the position of Supervisor. A fraction of an acre shall be treated as one acre, entitling the landowner to one vote with respect thereto. Platted lots shall be counted individually and rounded up to the nearest whole acre. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner’s proxy. At the landowners’ meeting the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

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

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

A person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that such person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

Matthew Huber  
District Manager  
Run Date(s): \_\_\_\_\_ & \_\_\_\_\_

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

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

DATE OF LANDOWNERS' MEETING: \_\_\_\_\_, November \_\_, 2020

TIME: \_\_\_\_\_ .M.

LOCATION:

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

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

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

This year, one (1) seat on the Board will be up for election in a landowner seat for a four-year period. The term of office for the successful landowner candidate shall commence upon election.

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

**LANDOWNER PROXY**

**ASTURIA COMMUNITY DEVELOPMENT DISTRICT  
PASCO COUNTY, FLORIDA  
LANDOWNERS' MEETING – [DATE]**

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

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

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

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

\_\_\_\_\_  
Date

**Parcel Description**

**Acreage**

**Authorized Votes**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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

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

NOTES: Pursuant to Section 190.006(2)(b), *Florida Statutes* (2019), a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, two (2) or more persons who own real property in common that is one acre or less are together entitled to only one vote for that real property.

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



**OFFICIAL BALLOT**  
**ASTURIA COMMUNITY DEVELOPMENT DISTRICT**  
**PASCO COUNTY, FLORIDA**  
**LANDOWNERS' MEETING - NOVEMBER \_\_, 2020**

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**For Election (1 Supervisor):** The candidate receiving the highest number of votes will receive a four (4) year term, with the term of office for the successful candidate commencing upon election.

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

<u>Description</u>	<u>Acreage</u>
_____	_____
_____	_____
_____	_____

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

or

**Attach Proxy.**

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

SEAT #	NAME OF CANDIDATE	NUMBER OF VOTES
3		

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

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

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