

***Majorca Isles
Community Development District***

August 5, 2026

Majorca Isles

Community Development District

Agenda

Seat 5: Eric Moss – (C)	
Seat 4: Jeffrey Durandis – (V.C)	
Seat 1: Open Seat	
Seat 3: Toni Harrison – (A.S)	
Seat 2: Tamara Price – (A.S)	

Wednesday
August 5, 2026
6:00 p.m.

City of Miami Gardens City Hall, Community Room
18605 NW 27 Avenue, Miami Gardens, FL 33056

Join the meeting now

Meeting ID: 211 396 292 545 64 and Passcode: 4pW2q2Wn
1 872-240-4685 and Phone Conference ID:533 946 654#

1. Oath of Office for Ms. Tamara Price – **Page 4**
2. Roll Call
3. Organizational Matters
 - A. Acceptance of Resignation Letter from Mr. Reginald Andre – **Page 5**
 - B. Consideration of Appointment of Supervisor(s) to Unexpired Term(s) of Office – Seat #1 (11/2028)
 - C. Oath of Office for Newly Appointed Supervisor(s) – **Page 6**
 - D. Election of Officer(s)
4. Approval of Minutes of the March 4, 2026 Meeting – **Page 7**
5. Consideration of **Resolution #2026-03** Resetting Budget Hearing – **Page 12**
6. Public Hearing to Adopt the Fiscal Year 2027 Budget – **Page 13**
 - A. Motion to Open the Public Hearing
 - B. Public Comment and Discussion
 - C. Consideration of **Resolution #2026-04** Annual Appropriation Resolution – **Page 22**
 - D. Consideration of **Resolution #2026-05** Levy of Non Ad Valorem Assessments – **Page 25**
 - E. Motion to Close the Public Hearing
7. **Appointment of Audit Selection Committee – Page 42**

Audit Selection Committee Meeting:

 - A. **Opening Audit Selection Committee Meeting**
 - B. **Roll Call**
 - C. **Selection of Criteria for Evaluation**
 - D. **Authorizing of RFP**
 - E. **Adjournment**

8. Update on Status of Camera Project
9. Staff Reports
 - A. Attorney
 - B. Engineer
 - 1) Update on Comcast Project
 - 2) District Engineer's Report for Fiscal Year 2026-2027 – **Page 46**
 - C. Manager
 - 1) Consideration of Proposed Fiscal Year 2027 Meeting Schedule – **Page 52**
 - 2) Form 1 Financial Disclosure Due July 1, 2026 – **everyone has filed – Page 53**
 - 3) Reminder to Complete Annual Ethics Training by December 31, 2026
 - 4) Number of Registered Voters in the District – **1,160 – Page 54**
 - 5) Final Approval of the FY2025 – FY2026 Report Performance Measures and Standards as Required by Florida Statute 189.069 – **Page 57**
 - 6) Consideration of FY2026 – FY2027 Performance Measures and Standards as Required by Florida Statute 189.069 – **Page 62**
10. Financial Reports
 - A. Approval of Check Run Summary – **Page 67**
 - B. Approval of Unaudited Financials – **Page 77**
11. Supervisors Requests and Audience Comments
12. Adjournment

Meetings are open to the public and may be continued to a time, date, and place certain. For more information regarding this CDD please visit the website: <http://www.majorcacdd.com>

Oath of Office

I, _____ a resident of the State of Florida and citizen of the United States of America, and being a Supervisor of the **Majorca Isles Community Development District** and a recipient of public funds on behalf of the District, do hereby solemnly swear or affirm that I will support the Constitution of the United States and of the State of Florida, and will faithfully, honestly and impartially discharge the duties devolving upon me in the office of Supervisor of the **Majorca Isles Community Development District**, _____ **County, Florida.**

Signature: _____

Mailing Address: _____

County of Residence: _____

Telephone #: _____

E-mail: _____

Date: _____

Sworn to (or affirmed) before me this _____ day of _____, by _____ whose signature appears hereinabove.

Notary Public State of Florida

Print Name

My Commission expires

Personally known _____ or produced identification _____

Type of identification _____

June 3rd 2026

Dear Paul,

I hope you are doing well.

I am writing to formally resign from the Majorca Isles District CDD, effective today, June 3, 2026.

It has been a pleasure working with you and the Board, and I am grateful for the opportunity to serve alongside such a dedicated group. I wish you and the Board continued success in the future.

Please let me know if there are any next steps or paperwork I need to complete regarding my resignation.

Thank you again for the opportunity.

Sincerely,

Reginald "Andre" Andre

Oath of Office

I, _____ a resident of the State of Florida and citizen of the United States of America, and being a Supervisor of the **Majorca Isles Community Development District** and a recipient of public funds on behalf of the District, do hereby solemnly swear or affirm that I will support the Constitution of the United States and of the State of Florida, and will faithfully, honestly and impartially discharge the duties devolving upon me in the office of Supervisor of the **Majorca Isles Community Development District**, _____ **County, Florida.**

Signature: _____

Mailing Address: _____

County of Residence: _____

Telephone #: _____

E-mail: _____

Date: _____

Sworn to (or affirmed) before me this _____ day of _____, by _____ whose signature appears hereinabove.

Notary Public State of Florida

Print Name

My Commission expires

Personally known _____ or produced identification _____

Type of identification _____

**MINUTES OF MEETING
MAJORCA ISLES
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Majorca Isles Community Development District was held on Wednesday, March 4, 2026, at 6:00 p.m. at 18605 NW 27th Avenue, Miami Gardens, Florida.

Present and constituting a quorum were:

Eric Moss	Chairman
Jeff Durandis	Vice Chairman
Toni Harrison	Assistant Secretary

Also present were:

Paul Winkeljohn	District Manager
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FIRST ORDER OF BUSINESS

Oath of Office for Ms. Tamara Price

Mr. Winkeljohn: Tamara Price is not here today so we'll table this item for next time.

SECOND ORDER OF BUSINESS

Roll Call

Mr. Winkeljohn called the meeting to order and stated we have a quorum.

Mr. Winkeljohn: We have a lot of housekeeping items today, there's one walk on item that I handled privately offline for the meeting, so we should be able to do this pretty quickly.

THIRD ORDER OF BUSINESS

**Approval of Minutes of the
October 8, 2025 Meeting**

Mr. Winkeljohn: The minutes from the October 8th meeting have been circulated, any questions on those, or a motion would be appreciated.

On MOTION by Ms. Harrison seconded by Mr. Moss with all in favor, the Minutes of the October 8, 2025 Meeting were approved.

March 4, 2026

Majorca Isles CDD

FOURTH ORDER OF BUSINESS

**Consideration of Resolution
#2026-01 Approving the Proposed
Fiscal Year 2027 Budget and
Setting the Public Hearing**

Mr. Winkeljohn: The main reason we're here is to kick off the budget cycle, and resolution #2026-01 accomplishes that. I am not proposing any change so this basically setting the same assessment level we've had for quite a few years now, it meets all your needs, you have your project money for anything above that, there's no new maintenance costs for our security system that's not budgeted, so staff recommends in resolution #2026-01 retaining the existing assessment level, as you know you can also adjust throughout the year, so it doesn't hold you. The proposed portion of the budget sets the ceiling for next year, you can lower it, I don't think you will but, you could if you wanted to. The hardest part, especially after tonight is picking a day and time for the adoption with the three of you at least being here because that one you have to have quorum and it's an expensive ad and I'd hate to mess it up. So with that, we would put you at, the earliest you could do it is May, if you wanted to punt into August or even September you could but, if you want to try to get it done, if it somehow doesn't work in May, we can push it out, so we can do that but, if we push it all the way to September and something happens we're out of luck, we blow the whole thing and we don't meet the requirements.

Mr. Durandis: Ok.

Mr. Winkeljohn: So, it's sort of up to you, the May meeting would work for me, and anything you pick, I can get somebody here if I can't be here.

Ms. Harrison: So we're saying May 6th?

Mr. Winkeljohn: Yes, I think that's right, yes it's May 6th, this location at this time.

Ms. Harrison: That works.

Mr. Winkeljohn: Any objections?

Mr. Moss: No.

Mr. Durandis: I don't have any.

Mr. Winkeljohn: Ok, so a so moved with that date and time would be welcomed.

On MOTION by Mr. Durandis seconded by Mr. Moss with all in favor, Resolution #2026-01 approving the proposed Fiscal Year 2027 Budget and setting the Public Hearing on May 6, 2026 at 6:00 p.m. at 18605 NW 27th Avenue, Miami Gardens, Florida was approved.

FIFTH ORDER OF BUSINESS

Acceptance of Audit for Fiscal Year Ending September 30, 2025

Mr. Winkeljohn: Also your audit was received, no comments, so that's excellent news, that's what you want to keep the state of our backs. Your job as the Board is to accept that audit by motion, is there a motion to accept.

On MOTION by Mr. Moss seconded by Ms. Harrison with all in favor, accepting the audit for Fiscal Year ending September 30, 2025 was approved.

SIXTH ORDER OF BUSINESS

Discussion on:

A. Procedures for the General Election

B. Freebee and Challenges with Public Transportation

Mr. Winkeljohn: Item No. 6A is really important and it's in your tablets but, I'll just give you the quick highlights. Seats #3, which is you Toni, seat #4, which is you Jeff, and seat #5, which is you Eric, your seats are up and the qualification period is June 8th through June 12th. Correct me if I'm wrong but, I think the last time any of you ran they would let you send it in early, and register online and pay with a credit card, like it's gotten efficient where you don't have to, it used to be you had to be there physically in person, you had to be there within that 5-day window from 12:00 noon to 12:00 noon, and if you were there after that they wouldn't take it. So you can give them a call to check that, so that's really important, Juan 8th through the 12th, it's always noon to noon, so if you call the Supervisor of Elections office, and I have their number, and it's in your book also but, I can read it to you real quick right now, 499-8683 or 8410, they have two numbers, it's the Doral Supervisor of Elections office. Give them a call and see what they say about setting it up and don't forget what seat you're in because I've seen Boards make the mistake, Eric puts the wrong seat down and ends up running against Toni, so that's the whole story. If you have any questions or they don't have you down right, I know it's in their records but, if something weird happens give us a call. Item B, we covered, it's a little discussion about some logistics with the city freebee system, it's not a District topic, the District is forbidden from participating in transportation

activities because we're a limited form of local government but, I have background in that and I've talked offline with Jeff and I'll help him out.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Winkeljohn: The attorney apparently was excused for good behavior today, he's not on the phone but, I do have a topic for him about an idea and we can talk about that real quick. Your community doesn't have a master association for some reason, each area is not unified with a Board and I'll send him an email and ask him about it but, I was thinking you guys could, and there's things the District can't do and can't spend money on that you collectively, if you had a master Board somehow created, if there's no assessment to it, each HOA could agree to fund into just enough to make it operate and you could contract with the CDD for all the CDD maintenance and you could maybe pull off with the HOA a little more of these projects that fit more of a local flavor if that make sense.

Mr. Durandis: Ok, yes.

Mr. Winkeljohn: So, that's just an idea I had with your idea.

Mr. Durandis: So, it kind of eliminates some of the restrictions that the District has.

Mr. Winkeljohn: Right, the District just wants to stay in the boring utility world, and we do security but, it's really typical, and then you could have one of your property managers be both and they would know what's going on and you could put a little more money into that person maybe and get a little bit bigger out of your dollar, so that's just an idea.

Ms. Harrison: Ok.

Mr. Winkeljohn: It's happened in other communities where there is no central master Board, and the District ends up being it, and then it becomes political and nobody has time for that, that's just my opinion, so that was that idea.

B. Engineer

Mr. Winkeljohn: Nothing from your engineer.

C. Manager – Final Approval of the FY2024-FY2025 Report Performance Measures and Standards

Mr. Winkeljohn: Under your manager's report, I have the annual requirement from the stated for your performance measures, that's been done for you, we put the new on, so a motion to accept the report is welcomed.

On MOTION by Mr. Durandis seconded by Mr. Moss with all in favor, final approval of the FY2025-FY2025 Report Performance Measures and Standards was approved.

Mr. Winkeljohn: And it was on the state legislature to remove this requirement which they stuck on about 4 years ago but, it didn't make it through so far.

EIGHTH ORDER OF BUSINESS Financial Reports

A. Approval of Check Run Summary

B. Acceptance of Unaudited Financials

Mr. Winkeljohn: The last item is your check run summary and the unaudited financials. I've seen the emails go through, there's been no problems to my understanding with the payments. Is there a motion to accept the financials?

On MOTION by Mr. Durandis seconded by Ms. Harrison with all in favor, the Check Run Summary and unaudited financials were approved.

NINTH ORDER OF BUSINESS Supervisors Requests and Audience Comments

Mr. Winkeljohn: Those are all my action items, are there any Supervisor's comments or requests that we haven't covered?

Mr. Durandis: No.

TENTH ORDER OF BUSINESS Adjournment

Mr. Winkeljohn: I really appreciate you all getting here and a motion to adjourn would be in order.

On MOTION by Mr. Durandis seconded by Mr. Moss with all in favor, the meeting was adjourned.

Secretary / Assistant Secretary

Chairman / Vice Chairman

RESOLUTION 2026-03

A RESOLUTION OF THE MAJORCA ISLES COMMUNITY DEVELOPMENT DISTRICT APPROVING THE DISTRICT'S PROPOSED BUDGET FOR FISCAL YEAR **2027 AND **RE-SETTING** A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW**

WHEREAS, the District Manager has prepared the proposed budget for the Fiscal Year 2027; and

WHEREAS, the Board of Supervisors approves the proposed budget for purpose of submitting said budget to the local governing authorities not less than 60 days prior to the public hearing date in accordance with Chapter 190.008(b), Florida Statutes; and

WHEREAS, the Board of Supervisors desires to **re-set** the public hearing date;

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

1. The proposed budget for Fiscal Year 2027 is hereby approved for the purpose of conducting a public hearing to adopt said budget.
2. A public hearing on said approved budget is hereby declared and **re-set** for the following date, hour and place:

Date: August 5, 2026

Hour: 6 PM

Place: City of Miami Gardens, City Hall
Community Room, 18605 NW 27 Ave
Miami Gardens, Florida

Notice of public hearing shall be published in accordance with Florida Law.

Adopted this 5th day of August 2026

Chairman/Vice Chairman

Secretary/Assistant Secretary

Majorca Isles
Community Development District

Approved Proposed Budget
FY 2027



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Majorca Isles
Community Development District
Approved Proposed Budget
General Fund

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Approved Proposed Budget FY 2027
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REVENUES:

Special Assessments - On Roll	\$ 174,898	\$ 176,403	\$ -	\$ 176,403	\$ 174,898
Interest income	8,000	10,800	2,200	13,000	8,000
Carry Forward Surplus	6,977	36,950	-	36,950	24,589
TOTAL REVENUES	\$ 189,875	\$ 224,153	\$ 2,200	\$ 226,353	\$ 207,487

EXPENDITURES:

Administrative:

Supervisor Fees	\$ 12,000	\$ 800	\$ 1,000	\$ 1,800	\$ 12,000
FICA Taxes	918	61	77	138	918
Engineering	5,000	1,961	3,039	5,000	5,000
Attorney	10,000	375	9,625	10,000	10,000
Annual Audit	5,500	5,500	-	5,500	5,600
Arbitrage Rebate	600	-	600	600	600
Dissemination Agent	2,836	2,127	709	2,836	3,006
Trustee Fees	4,435	4,095	-	4,095	4,600
Management Fees	51,039	38,279	12,760	51,039	54,101
Information Technology	1,134	851	284	1,134	1,202
Website Maintenance	1,701	1,276	426	1,701	1,803
Telephone	150	-	150	150	150
Travel & Per Diem	865	-	865	865	865
Postage & Delivery	300	112	88	200	200
Insurance General Liability	12,540	11,815	-	11,815	12,997
Printing & Binding	600	-	200	200	300
Legal Advertising	1,100	1,481	1,873	3,354	1,100
Other Current Charges	500	60	390	450	300
Bank Charges	1,022	1,084	356	1,440	1,500
Office Supplies	200	-	30	30	50
Dues, Licenses & Subscriptions	175	175	-	175	175
TOTAL ADMINISTRATIVE	\$ 112,615	\$ 70,051	\$ 32,470	\$ 102,521	\$ 116,467

Majorca Isles
Community Development District
Approved Proposed Budget
General Fund

	Adopted Budget	Actuals Thru	Projected Next	Projected Thru	Approved Proposed Budget
Description	FY2026	6/30/26	3 Months	9/30/26	FY 2027

Operations & Maintenance

Field Expenditures

Utilities-Internet	\$ -	\$ 1,772	\$ 540	\$ 2,312	\$ 2,160
Landscape Service	17,000	15,050	8,900	23,950	15,600
Irrigation Repair and Maintenance	4,800	1,568	1,800	3,368	4,800
Plant Replacement	15,000	7,587	7,413	15,000	15,000
Repair and Maintenance	6,500	-	6,500	6,500	6,500
Rust Prevention	4,560	3,420	1,140	4,560	4,560
Street/Median Cleaning	11,400	13,050	4,350	17,400	17,400
Stormwater Drainage	10,000	1,250	8,750	10,000	10,000
Holiday Decoration	8,000	12,553	-	12,553	15,000
Contingency	-	3,600	-	3,600	-

Total Field Expenditures	\$ 77,260	\$ 59,850	\$ 39,393	\$ 99,243	\$ 91,020
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TOTAL EXPENDITURES	\$ 189,875	\$ 129,901	\$ 71,863	\$ 201,764	\$ 207,487
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EXCESS REVENUES (EXPENDITURES)	\$ -	\$ 94,252	\$ (69,663)	\$ 24,589	\$ -
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Product	Assessable Units	Total Gross Assessment	FY26 Gross Per Unit	FY27 Gross Per Unit	Increase/ (Decrease)
Single Family	51	\$ 14,647.84	\$ 287.21	\$ 287.21	\$ 0.00
Townhomes	590	\$ 169,455.42	\$ 287.21	\$ 287.21	\$ 0.00
Total	641	\$ 184,103.26			
Less: Discounts & Collections 5%		9,205.16			
Net Assessments		<u>\$ 174,898.10</u>			

Majorca Isles
Community Development District
Budget Narrative
FY 2027

REVENUES

Special Assessments-Tax Roll

The District will levy a Non-Ad Valorem assessment on all sold and platted parcels within the District in order to pay for the operating expenditures during the Fiscal Year.

Interest

The District earns interest on the monthly average collected balance for each of their investment accounts.

Expenditures - Administrative

Supervisors Fees

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting in which they attend. The budgeted amount for the fiscal year is based on all supervisors attending 6 meetings.

FICA Taxes

Payroll taxes on Board of Supervisor's compensation. The budgeted amount for the fiscal year is calculated at 7.65% of the total Board of Supervisor's payroll expenditures.

Engineering

The District's engineer will provide general engineering services to the District, i.e. attendance and preparation for monthly board meetings, review of invoices, and other specifically requested assignments.

Attorney

The District's Attorney, will be providing general legal services to the District, i.e., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research assigned as directed by the Board of Supervisors and the District Manager.

Annual Audit

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on contracted fees from the previous year engagement plus anticipated increase.

Arbitrage Rebate

The District has contracted with its independent auditors to annually calculate the arbitrage rebate liability on its bonds.

Dissemination Agent

The District is required by the Security and Exchange Commission to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for un-rated bond issues.

Trustee Fees

The District bonds will be held and administered by a Trustee. This represents the trustee annual fee.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with **Governmental Management Services-South Florida, LLC**. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement.

Information Technology

The District processes all of its financial activities, i.e. accounts payable, financial statements, etc. on a main frame computer leased by **Governmental Management Services - South Florida, LLC**.

Website Maintenance

Per Chapter 2014-22, Laws of Florida, all Districts must have a website to provide detailed information on the CDD as well as links to useful websites regarding Compliance issues. This website will be maintained by **GMS-SF, LLC** and updated monthly.

Communication - Telephone

New internet and Wi-Fi service for Office.

Postage and Delivery

Actual postage and/or freight used for District mailings including agenda packages, vendor checks and other correspondence.

Majorca Isles
Community Development District
Budget Narrative
FY 2027

Expenditures - Administrative (continued)

Insurance General Liability

The District's General Liability & Public Officials Liability Insurance policy is with a qualified entity that specializes in providing insurance coverage to governmental agencies. The amount is based upon similar Community Development Districts.

Printing and Binding

Copies used in the preparation of agenda packages, required mailings, and other special projects.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings and other public hearings in a newspaper of general circulation.

Other Current Charges

This includes monthly other miscellaneous expenses that incur during the year.

Bank Charges

This includes monthly bank charges.

Office Supplies

Supplies used in the preparation and binding of agenda packages, required mailings, and other special projects.

Due, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Commerce for \$175.

Expenditures - Field

Landscape Service

Landscaping service 13th CT Right of Way Majorca East of ROW and Walden West of ROW and 14th Place corridor - 1200 linear feet of grass and trimming Clusia hedges. HOA has a contract with landscaping services.

Description	Vendor	Monthly amount	Total Amount
Monthly mowing	Proscapes Enterprises	1,300.00	15,600.00

Irrigation Repair and Maintenance

Represent wet check services for Walden Park and repairs.

Plant Replacement

Plant replacement of plants and annuals within the district boundary.

Repair and Maintenance

Represents and repairs throughout the district.

Rust Prevention

Represents chemical for rust prevention. HOA has a contract with Rust-Off LLC.

Description	Vendor	Monthly amount	Total Amount
Rust prevention	Rust-Off LLC	380.00	4,560.00

Street/Median Cleaning

Represents cleaning of median on 13th CT Right of Way. HOA have a contract with The Sanitizer LLC.

Description	Vendor	Monthly amount	Total Amount
Monthly mowing	The Sanitizer LLC	1,450.00	17,400.00

Stormwater Drainage

Storm Drain Cleaning for all Storm Drains throughout the District

Holiday Decoration

Represents holiday decoration and Christmas Tree within district boundary.

Majorca Isles
Community Development District
Approved Proposed Budget
Debt Service Series 2015 Special Assessment Revenue Bonds

Description	Adopted Budget FY2026	Actuals Thru 6/30/26	Projected Next 3 Months	Projected Thru 9/30/26	Approved Proposed Budget FY 2027
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REVENUES:

Special Assessments-On Roll	\$ 461,471	\$ 463,662	\$ -	\$ 463,662	\$ 461,471
Interest Earnings	13,000	19,248	2,000	21,248	10,000
Carry Forward Surplus ⁽¹⁾	313,376	145,471	-	145,471	169,316
TOTAL REVENUES	\$ 787,847	\$ 628,381	\$ 2,000	\$ 630,381	\$ 640,787

EXPENDITURES:

Interest - 11/01	\$ 150,578	\$ 150,578	\$ -	\$ 150,578	\$ 146,816
Interest - 05/01	150,578	150,578	-	150,578	146,816
Principal - 05/01	140,000	140,000	-	140,000	150,000
TOTAL EXPENDITURES	\$ 441,156	\$ 441,156	\$ -	\$ 441,156	\$ 443,631

Other Sources/(Uses)

Interfund transfer In/(Out)	\$ -	\$ 19,909	\$ -	\$ 19,909	\$ -
TOTAL OTHER SOURCES/(USES)	\$ -	\$ 19,909	\$ -	\$ 19,909	\$ -
TOTAL EXPENDITURES	\$ 441,156	\$ 461,065	\$ -	\$ 461,065	\$ 443,631
EXCESS REVENUES (EXPENDITURES)	\$ 346,691	\$ 167,316	\$ 2,000	\$ 169,316	\$ 197,156

⁽¹⁾ Carry Forward is Net of Reserve Requirement

Interest Due 11/1/27 \$ 142,784

Product	Assessable Units	Total Gross Assessment	FY26 Gross Per Unit	FY27 Gross Per Unit	Increase/ (Decrease)
Single Family	51	\$ 43,341.84	\$ 849.84	\$ 849.84	\$ -
Townhomes	590	\$ 442,417.40	\$ 749.86	\$ 749.86	\$ -
Total	641	\$ 485,759.24			
Less: Discounts & Collections 5%		24,287.96			
Net Assessments		<u>\$ 461,471.28</u>			

Majorca Isles
Community Development District
AMORTIZATION SCHEDULE
Debt Service Series 2015 Special Assessment Revenue Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
11/01/15	\$ 6,725,000	5.000%	\$ -	\$ 89,694	\$ 89,694
05/01/16	6,725,000	5.000%	-	183,466	
11/01/16	6,725,000			183,466	366,931
05/01/17	6,725,000	5.000%	95,000	183,466	
11/01/17	6,630,000			181,091	459,556
05/01/18	6,630,000	5.000%	120,000	181,091	
11/01/18	6,510,000		5,000	178,034	484,125
05/01/19	6,505,000	5.000%	105,000	178,034	
11/01/19	6,400,000			175,269	458,303
05/01/20	6,400,000	5.000%	205,000	175,269	
11/01/20	6,195,000		5,000	169,916	555,184
05/01/21	6,190,000	5.000%	130,000	169,781	
11/01/21	6,060,000			166,491	466,272
05/01/22	6,060,000	5.000%	120,000	166,491	
11/01/22	5,940,000			163,491	449,981
05/01/23	5,940,000	5.000%	125,000	163,491	
11/01/23	5,815,000		110,000	160,366	558,857
05/01/24	5,705,000	5.000%	130,000	157,328	
11/01/24	5,575,000		-	154,094	441,422
05/01/25	5,575,000	5.000%	140,000	154,078	
11/01/25	5,435,000			150,578	444,656
05/01/26	5,435,000	5.375%	140,000	150,578	
11/01/26	\$ 5,295,000			\$ 146,816	\$ 437,394
05/01/27	5,295,000	5.375%	150,000	146,816	
11/01/27	5,145,000			142,784	439,600
05/01/28	5,145,000	5.375%	160,000	142,784	
11/01/28	4,985,000			138,484	441,269
05/01/29	4,985,000	5.375%	165,000	138,484	
11/01/29	4,820,000			134,050	437,534
05/01/30	4,820,000	5.375%	175,000	134,050	
11/01/30	4,645,000			129,347	438,397
05/01/31	4,645,000	5.375%	185,000	129,347	
11/01/31	4,460,000			124,375	438,722
05/01/32	4,460,000	5.375%	195,000	124,375	
11/01/32	4,265,000			119,134	438,509
05/01/33	4,265,000	5.375%	205,000	119,134	
11/01/33	4,060,000			113,625	437,759
05/01/34	4,060,000	5.375%	220,000	113,625	
11/01/34	3,840,000			107,713	441,338
05/01/35	3,840,000	5.375%	230,000	107,713	
11/01/35	3,610,000			101,531	439,244
05/01/36	3,610,000	5.625%	245,000	101,531	
11/01/36	3,365,000			94,641	441,172
05/01/37	3,365,000	5.625%	260,000	94,641	
11/01/37	3,105,000			87,328	441,969
05/01/38	3,105,000	5.625%	275,000	87,328	
11/01/38	2,830,000			79,594	441,922
05/01/39	2,830,000	5.625%	290,000	79,594	
11/01/39	2,540,000			71,438	441,031
05/01/40	2,540,000	5.625%	305,000	71,438	
11/01/40	2,235,000			62,859	439,297
05/01/41	2,235,000	5.625%	325,000	62,859	
11/01/41	1,910,000			53,719	441,578
05/01/42	1,910,000	5.625%	340,000	53,719	
11/01/42	1,570,000			44,156	437,875
05/01/43	1,570,000	5.625%	360,000	44,156	
11/01/43	1,210,000			34,031	438,188
05/01/44	1,210,000	5.625%	380,000	34,031	
11/01/44	830,000			23,344	437,375
05/01/45	830,000	5.625%	405,000	23,344	
11/01/45	425,000			11,953	440,297
05/01/46	425,000	5.625%	425,000	11,953	436,953
TOTAL			\$ 6,725,000	\$ 7,277,404	\$ 14,002,404

Majorca Isles
Community Development District
Non-Ad Valorem Assessments Comparison
2026-2027

Neighborhood	O&M Units	Bonds 2015 Units	Annual Maintenance Assessments			Annual Debt Assessments			Total Assessed Per Unit		
			FY 2027	FY2026	Increase/ (decrease)	FY 2027	FY2026	Increase/ (decrease)	FY 2027	FY2026	Increase/ (decrease)
Single Family	51	51	\$287.21	\$287.21	\$0.00	\$849.84	\$849.84	\$0.00	\$1,137.05	\$1,137.05	\$0.00
Townhomes	590	590	\$287.21	\$287.21	\$0.00	\$749.86	\$749.86	\$0.00	\$1,037.07	\$1,037.07	\$0.00
Total	641	641									

RESOLUTION 2026-04
[FY 2027 APPROPRIATION RESOLUTION]

THE ANNUAL APPROPRIATION RESOLUTION OF THE MAJORCA ISLES COMMUNITY DEVELOPMENT DISTRICT (“DISTRICT”) RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET(S) FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2026, AND ENDING SEPTEMBER 30, 2027; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, for the fiscal year beginning October 1, 2026, and ending September 30, 2027 (“FY 2027”), the District Manager prepared and submitted to the Board of Supervisors (“**Board**”) of the Majorca Isles Community Development District (“**District**”) prior to June 15, 2026, proposed budget(s) (“**Proposed Budget**”) along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, at least sixty (60) days prior to the adoption of the Proposed Budget, the District filed a copy of the Proposed Budget with the local general-purpose government(s) having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), *Florida Statutes*; and

WHEREAS, the Board set a public hearing on the Proposed Budget and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, the District Manager posted the Proposed Budget on the District’s website in accordance with Section 189.016, *Florida Statutes*; and

WHEREAS, Section 190.008(2)(a), *Florida Statutes*, requires that, prior to October 1st of each year, the Board, by passage of the Annual Appropriation Resolution, shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year.

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

SECTION 1. BUDGET

- a. The Proposed Budget, attached hereto as **Exhibit A**, as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* (“**Adopted Budget**”), and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budget may be

subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.

- b. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District's Local Records Office and identified as "The Budget for the Majorca Isles Community Development District for the Fiscal Year Ending September 30, 2027."
- c. The Adopted Budget shall be posted by the District Manager on the District's official website in accordance with Section 189.016, *Florida Statutes* and shall remain on the website for at least two (2) years.

SECTION 2. APPROPRIATIONS

There is hereby appropriated out of the revenues of the District, for FY 2027, the sum(s) set forth in **Exhibit A** to be raised by the levy of assessments and/or otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated as set forth in **Exhibit A**.

SECTION 3. BUDGET AMENDMENTS

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within FY 2027 or within 60 days following the end of the FY 2027 may amend its Adopted Budget for that fiscal year as follows:

- a. A line-item appropriation for expenditures within a fund may be decreased or increased by motion of the Board recorded in the minutes, and approving the expenditure, if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may approve an expenditure that would increase or decrease a line-item appropriation for expenditures within a fund if the total appropriations of the fund do not increase and if either (i) the aggregate change in the original appropriation item does not exceed the greater of \$15,000 or 15% of the original appropriation, or (ii) such expenditure is authorized by separate disbursement or spending resolution.
- c. Any other budget amendments shall be adopted by resolution and consistent with Florida law. The District Manager or Treasurer must ensure that any amendments to the budget under this paragraph c. are posted on the District's website in accordance with Section 189.016, *Florida Statutes*, and remain on the website for at least two (2) years.

SECTION 4. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 5th DAY OF August , 2026.

ATTEST:

**MAJORCA ISLES COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

Chair / Vice Chair

Exhibit A: FY 2027 Budget

RESOLUTION 2026-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE MAJORCA ISLES COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2027; PROVIDING FOR THE COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Majorca Isles Community Development District (the “District”) is a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes, for the purpose of providing, operating, and maintaining infrastructure improvements, facilities, and services to the lands within the District; and

WHEREAS, the District is located in [Miami-Dade County, Florida](#) (the “County”); and

WHEREAS, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District’s adopted capital improvement plan and Chapter 190, Florida Statutes; and

WHEREAS, the Board of Supervisors (the “Board”) of the District hereby determines to undertake various operations and maintenance and other activities described in the District’s budget (“Adopted Budget”) for the fiscal year beginning October 1, 2026, and ending September 30, 2027 (“Fiscal Year 2027”), attached hereto as Exhibit A and incorporated by reference herein; and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the Adopted Budget; and

WHEREAS, the provision of such services, facilities, and operations is a benefit to lands within the District; and

WHEREAS, Chapter 190, Florida Statutes, provides that the District may impose special assessments on benefitted lands within the District; and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the special assessments for operations and maintenance in the amount set forth in the Adopted Budget; and

WHEREAS, the District has previously levied an assessment for debt service, which the District desires to collect for Fiscal Year 2027; and

WHEREAS, Chapter 197, Florida Statutes, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector ("Uniform Method"), and the District has previously authorized the use of the Uniform Method by, among other things, entering into agreements with the Property Appraiser and Tax Collector of the County for that purpose; and

WHEREAS, it is in the best interests of the District to adopt the Assessment Roll of the Majorca Isles Community Development District ("Assessment Roll") attached to this Resolution as Exhibit B and incorporated as a material part of this Resolution by this reference, and to certify the Assessment Roll to the County Tax Collector pursuant to the Uniform Method; and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll, certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

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

SECTION 1. BENEFIT & ALLOCATION FINDINGS. The Board hereby finds and determines that the provision of the services, facilities, and operations as described in Exhibit A confers a special and peculiar benefit to the lands within the District, which benefit exceeds or equals the cost of the assessments. The allocation of the assessments to the specially benefitted lands, as shown in Exhibits A and B, is hereby found to be fair and reasonable.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapters 190 and 197, Florida Statutes, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefitted lands within the District, and in accordance with

Exhibits A and B. The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution. Moreover, pursuant to Section 197.3632(4), Florida Statutes, the lien amount shall serve as the “maximum rate” authorized by law for operation and maintenance assessments.

SECTION 3. COLLECTION. The collection of the operation and maintenance special assessments and previously levied debt service assessments shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method, as indicated on Exhibits A and B. The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

SECTION 4. ASSESSMENT ROLL. The Assessment Roll, attached to this Resolution as Exhibit B, is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the District.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution and shall amend the Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates in the District records.

SECTION 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.

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

PASSED AND ADOPTED this 5th day of August 2026.

ATTEST:

**MAJORCA ISLES COMMUNITY
DEVELOPMENT DISTRICT**

_____	By:_____
Secretary/Assistant Secretary	Chair / Vice Chair

Exhibit A: Adopted Budget for Fiscal Year 2027

Exhibit B: Assessment Roll

Exhibit A

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-037-0010	\$287.21	\$749.86	\$1,037.07
34-1135-037-0020	\$287.21	\$749.86	\$1,037.07
34-1135-037-0030	\$287.21	\$749.86	\$1,037.07
34-1135-037-0040	\$287.21	\$749.86	\$1,037.07
34-1135-037-0050	\$287.21	\$749.86	\$1,037.07
34-1135-037-0060	\$287.21	\$749.86	\$1,037.07
34-1135-037-0070	\$287.21	\$749.86	\$1,037.07
34-1135-037-0080	\$287.21	\$749.86	\$1,037.07
34-1135-037-0090	\$287.21	\$749.86	\$1,037.07
34-1135-037-0100	\$287.21	\$749.86	\$1,037.07
34-1135-037-0110	\$287.21	\$749.86	\$1,037.07
34-1135-037-0120	\$287.21	\$749.86	\$1,037.07
34-1135-037-0130	\$287.21	\$749.86	\$1,037.07
34-1135-037-0140	\$287.21	\$749.86	\$1,037.07
34-1135-037-0150	\$287.21	\$749.86	\$1,037.07
34-1135-037-0160	\$287.21	\$749.86	\$1,037.07
34-1135-037-0170	\$287.21	\$749.86	\$1,037.07
34-1135-037-0180	\$287.21	\$749.86	\$1,037.07
34-1135-037-0190	\$287.21	\$749.86	\$1,037.07
34-1135-037-0200	\$287.21	\$749.86	\$1,037.07
34-1135-037-0210	\$287.21	\$749.86	\$1,037.07
34-1135-037-0220	\$287.21	\$749.86	\$1,037.07
34-1135-037-0230	\$287.21	\$749.86	\$1,037.07
34-1135-037-0240	\$287.21	\$749.86	\$1,037.07
34-1135-037-0250	\$287.21	\$749.86	\$1,037.07
34-1135-037-0260	\$287.21	\$749.86	\$1,037.07
34-1135-037-0270	\$287.21	\$749.86	\$1,037.07
34-1135-037-0280	\$287.21	\$749.86	\$1,037.07
34-1135-037-0290	\$287.21	\$749.86	\$1,037.07
34-1135-037-0300	\$287.21	\$749.86	\$1,037.07
34-1135-037-0310	\$287.21	\$749.86	\$1,037.07
34-1135-037-0320	\$287.21	\$749.86	\$1,037.07
34-1135-037-0330	\$287.21	\$749.86	\$1,037.07
34-1135-037-0340	\$287.21	\$749.86	\$1,037.07
34-1135-037-0350	\$287.21	\$749.86	\$1,037.07
34-1135-037-0360	\$287.21	\$749.86	\$1,037.07
34-1135-037-0370	\$287.21	\$749.86	\$1,037.07
34-1135-037-0380	\$287.21	\$749.86	\$1,037.07
34-1135-037-0390	\$287.21	\$749.86	\$1,037.07
34-1135-037-0400	\$287.21	\$749.86	\$1,037.07
34-1135-037-0410	\$287.21	\$749.86	\$1,037.07
34-1135-037-0420	\$287.21	\$749.86	\$1,037.07
34-1135-037-0430	\$287.21	\$749.86	\$1,037.07
34-1135-037-0440	\$287.21	\$749.86	\$1,037.07
34-1135-037-0450	\$287.21	\$749.86	\$1,037.07
34-1135-037-0460	\$287.21	\$749.86	\$1,037.07
34-1135-037-0470	\$287.21	\$749.86	\$1,037.07
34-1135-037-0480	\$287.21	\$749.86	\$1,037.07
34-1135-037-0490	\$287.21	\$749.86	\$1,037.07
34-1135-037-0500	\$287.21	\$749.86	\$1,037.07
34-1135-037-0510	\$287.21	\$749.86	\$1,037.07
34-1135-037-0520	\$287.21	\$749.86	\$1,037.07
34-1135-037-0530	\$287.21	\$749.86	\$1,037.07

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-037-0540	\$287.21	\$749.86	\$1,037.07
34-1135-037-0550	\$287.21	\$749.86	\$1,037.07
34-1135-037-0560	\$287.21	\$749.86	\$1,037.07
34-1135-037-0570	\$287.21	\$749.86	\$1,037.07
34-1135-037-0580	\$287.21	\$749.86	\$1,037.07
34-1135-037-0590	\$287.21	\$749.86	\$1,037.07
34-1135-037-0600	\$287.21	\$749.86	\$1,037.07
34-1135-037-0610	\$287.21	\$749.86	\$1,037.07
34-1135-037-0620	\$287.21	\$749.86	\$1,037.07
34-1135-037-0630	\$287.21	\$749.86	\$1,037.07
34-1135-037-0640	\$287.21	\$749.86	\$1,037.07
34-1135-037-0650	\$287.21	\$749.86	\$1,037.07
34-1135-037-0660	\$287.21	\$749.86	\$1,037.07
34-1135-037-0670	\$287.21	\$749.86	\$1,037.07
34-1135-037-0680	\$287.21	\$749.86	\$1,037.07
34-1135-037-0690	\$287.21	\$749.86	\$1,037.07
34-1135-037-0700	\$287.21	\$749.86	\$1,037.07
34-1135-037-0710	\$287.21	\$749.86	\$1,037.07
34-1135-038-0010	\$287.21	\$749.86	\$1,037.07
34-1135-038-0020	\$287.21	\$749.86	\$1,037.07
34-1135-038-0030	\$287.21	\$749.86	\$1,037.07
34-1135-038-0040	\$287.21	\$749.86	\$1,037.07
34-1135-038-0050	\$287.21	\$749.86	\$1,037.07
34-1135-038-0060	\$287.21	\$749.86	\$1,037.07
34-1135-038-0070	\$287.21	\$749.86	\$1,037.07
34-1135-038-0080	\$287.21	\$749.86	\$1,037.07
34-1135-038-0090	\$287.21	\$749.86	\$1,037.07
34-1135-038-0100	\$287.21	\$749.86	\$1,037.07
34-1135-038-0110	\$287.21	\$749.86	\$1,037.07
34-1135-038-0120	\$287.21	\$749.86	\$1,037.07
34-1135-038-0130	\$287.21	\$749.86	\$1,037.07
34-1135-038-0140	\$287.21	\$749.86	\$1,037.07
34-1135-038-0150	\$287.21	\$749.86	\$1,037.07
34-1135-038-0160	\$287.21	\$749.86	\$1,037.07
34-1135-038-0170	\$287.21	\$749.86	\$1,037.07
34-1135-038-0180	\$287.21	\$749.86	\$1,037.07
34-1135-038-0190	\$287.21	\$749.86	\$1,037.07
34-1135-038-0200	\$287.21	\$749.86	\$1,037.07
34-1135-038-0210	\$287.21	\$749.86	\$1,037.07
34-1135-038-0220	\$287.21	\$749.86	\$1,037.07
34-1135-038-0230	\$287.21	\$749.86	\$1,037.07
34-1135-038-0240	\$287.21	\$749.86	\$1,037.07
34-1135-038-0250	\$287.21	\$749.86	\$1,037.07
34-1135-038-0260	\$287.21	\$749.86	\$1,037.07
34-1135-038-0270	\$287.21	\$749.86	\$1,037.07
34-1135-038-0280	\$287.21	\$749.86	\$1,037.07
34-1135-038-0290	\$287.21	\$749.86	\$1,037.07
34-1135-038-0300	\$287.21	\$749.86	\$1,037.07
34-1135-038-0310	\$287.21	\$749.86	\$1,037.07
34-1135-038-0320	\$287.21	\$749.86	\$1,037.07
34-1135-038-0330	\$287.21	\$749.86	\$1,037.07
34-1135-038-0340	\$287.21	\$749.86	\$1,037.07
34-1135-038-0350	\$287.21	\$749.86	\$1,037.07
34-1135-038-0360	\$287.21	\$749.86	\$1,037.07
34-1135-038-0370	\$287.21	\$749.86	\$1,037.07

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-038-0380	\$287.21	\$749.86	\$1,037.07
34-1135-038-0390	\$287.21	\$749.86	\$1,037.07
34-1135-038-0400	\$287.21	\$749.86	\$1,037.07
34-1135-038-0410	\$287.21	\$749.86	\$1,037.07
34-1135-038-0420	\$287.21	\$749.86	\$1,037.07
34-1135-038-0430	\$287.21	\$749.86	\$1,037.07
34-1135-038-0440	\$287.21	\$749.86	\$1,037.07
34-1135-038-0450	\$287.21	\$749.86	\$1,037.07
34-1135-038-0460	\$287.21	\$749.86	\$1,037.07
34-1135-038-0470	\$287.21	\$749.86	\$1,037.07
34-1135-038-0480	\$287.21	\$749.86	\$1,037.07
34-1135-038-0490	\$287.21	\$749.86	\$1,037.07
34-1135-038-0500	\$287.21	\$749.86	\$1,037.07
34-1135-038-0510	\$287.21	\$749.86	\$1,037.07
34-1135-038-0520	\$287.21	\$749.86	\$1,037.07
34-1135-038-0530	\$287.21	\$749.86	\$1,037.07
34-1135-038-0540	\$287.21	\$749.86	\$1,037.07
34-1135-038-0550	\$287.21	\$749.86	\$1,037.07
34-1135-038-0560	\$287.21	\$749.86	\$1,037.07
34-1135-038-0570	\$287.21	\$749.86	\$1,037.07
34-1135-038-0580	\$287.21	\$749.86	\$1,037.07
34-1135-038-0590	\$287.21	\$749.86	\$1,037.07
34-1135-038-0600	\$287.21	\$749.86	\$1,037.07
34-1135-038-0610	\$287.21	\$749.86	\$1,037.07
34-1135-038-0620	\$287.21	\$749.86	\$1,037.07
34-1135-038-0630	\$287.21	\$749.86	\$1,037.07
34-1135-038-0640	\$287.21	\$749.86	\$1,037.07
34-1135-038-0650	\$287.21	\$749.86	\$1,037.07
34-1135-038-0660	\$287.21	\$749.86	\$1,037.07
34-1135-038-0670	\$287.21	\$749.86	\$1,037.07
34-1135-038-0680	\$287.21	\$749.86	\$1,037.07
34-1135-038-0690	\$287.21	\$749.86	\$1,037.07
34-1135-038-0700	\$287.21	\$749.86	\$1,037.07
34-1135-038-0710	\$287.21	\$749.86	\$1,037.07
34-1135-038-0720	\$287.21	\$749.86	\$1,037.07
34-1135-038-0730	\$287.21	\$749.86	\$1,037.07
34-1135-038-0740	\$287.21	\$749.86	\$1,037.07
34-1135-038-0750	\$287.21	\$749.86	\$1,037.07
34-1135-038-0760	\$287.21	\$749.86	\$1,037.07
34-1135-038-0770	\$287.21	\$749.86	\$1,037.07
34-1135-038-0780	\$287.21	\$749.86	\$1,037.07
34-1135-038-0790	\$287.21	\$749.86	\$1,037.07
34-1135-038-0800	\$287.21	\$749.86	\$1,037.07
34-1135-038-0810	\$287.21	\$749.86	\$1,037.07
34-1135-038-0820	\$287.21	\$749.86	\$1,037.07
34-1135-038-0830	\$287.21	\$749.86	\$1,037.07
34-1135-038-0840	\$287.21	\$749.86	\$1,037.07
34-1135-038-0850	\$287.21	\$749.86	\$1,037.07
34-1135-038-0860	\$287.21	\$749.86	\$1,037.07
34-1135-038-0870	\$287.21	\$749.86	\$1,037.07
34-1135-038-0880	\$287.21	\$749.86	\$1,037.07
34-1135-038-0890	\$287.21	\$749.86	\$1,037.07
34-1135-038-0900	\$287.21	\$749.86	\$1,037.07
34-1135-038-0910	\$287.21	\$749.86	\$1,037.07
34-1135-038-0920	\$287.21	\$749.86	\$1,037.07

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-038-0930	\$287.21	\$749.86	\$1,037.07
34-1135-038-0940	\$287.21	\$749.86	\$1,037.07
34-1135-038-0950	\$287.21	\$749.86	\$1,037.07
34-1135-038-0960	\$287.21	\$749.86	\$1,037.07
34-1135-038-0970	\$287.21	\$749.86	\$1,037.07
34-1135-038-0980	\$287.21	\$749.86	\$1,037.07
34-1135-038-0990	\$287.21	\$749.86	\$1,037.07
34-1135-038-1000	\$287.21	\$749.86	\$1,037.07
34-1135-038-1010	\$287.21	\$749.86	\$1,037.07
34-1135-038-1020	\$287.21	\$749.86	\$1,037.07
34-1135-038-1030	\$287.21	\$749.86	\$1,037.07
34-1135-038-1040	\$287.21	\$749.86	\$1,037.07
34-1135-038-1050	\$287.21	\$749.86	\$1,037.07
34-1135-038-1060	\$287.21	\$749.86	\$1,037.07
34-1135-039-0010	\$287.21	\$749.86	\$1,037.07
34-1135-039-0020	\$287.21	\$749.86	\$1,037.07
34-1135-039-0030	\$287.21	\$749.86	\$1,037.07
34-1135-039-0040	\$287.21	\$749.86	\$1,037.07
34-1135-039-0050	\$287.21	\$749.86	\$1,037.07
34-1135-039-0060	\$287.21	\$749.86	\$1,037.07
34-1135-039-0070	\$287.21	\$749.86	\$1,037.07
34-1135-039-0080	\$287.21	\$749.86	\$1,037.07
34-1135-039-0090	\$287.21	\$749.86	\$1,037.07
34-1135-039-0100	\$287.21	\$749.86	\$1,037.07
34-1135-039-0110	\$287.21	\$749.86	\$1,037.07
34-1135-039-0120	\$287.21	\$749.86	\$1,037.07
34-1135-039-0130	\$287.21	\$749.86	\$1,037.07
34-1135-039-0140	\$287.21	\$749.86	\$1,037.07
34-1135-039-0150	\$287.21	\$749.86	\$1,037.07
34-1135-039-0160	\$287.21	\$749.86	\$1,037.07
34-1135-039-0170	\$287.21	\$749.86	\$1,037.07
34-1135-039-0180	\$287.21	\$749.86	\$1,037.07
34-1135-039-0190	\$287.21	\$749.86	\$1,037.07
34-1135-039-0200	\$287.21	\$749.86	\$1,037.07
34-1135-039-0210	\$287.21	\$749.86	\$1,037.07
34-1135-039-0220	\$287.21	\$749.86	\$1,037.07
34-1135-039-0230	\$287.21	\$749.86	\$1,037.07
34-1135-039-0240	\$287.21	\$749.86	\$1,037.07
34-1135-039-0250	\$287.21	\$749.86	\$1,037.07
34-1135-039-0260	\$287.21	\$749.86	\$1,037.07
34-1135-039-0270	\$287.21	\$749.86	\$1,037.07
34-1135-039-0280	\$287.21	\$749.86	\$1,037.07
34-1135-039-0290	\$287.21	\$749.86	\$1,037.07
34-1135-039-0300	\$287.21	\$749.86	\$1,037.07
34-1135-039-0310	\$287.21	\$749.86	\$1,037.07
34-1135-039-0320	\$287.21	\$749.86	\$1,037.07
34-1135-039-0330	\$287.21	\$749.86	\$1,037.07
34-1135-039-0340	\$287.21	\$749.86	\$1,037.07
34-1135-039-0350	\$287.21	\$749.86	\$1,037.07
34-1135-039-0360	\$287.21	\$749.86	\$1,037.07
34-1135-039-0370	\$287.21	\$749.86	\$1,037.07
34-1135-039-0380	\$287.21	\$749.86	\$1,037.07
34-1135-039-0390	\$287.21	\$749.86	\$1,037.07
34-1135-039-0400	\$287.21	\$749.86	\$1,037.07
34-1135-039-0410	\$287.21	\$749.86	\$1,037.07

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-039-0420	\$287.21	\$749.86	\$1,037.07
34-1135-039-0430	\$287.21	\$749.86	\$1,037.07
34-1135-039-0440	\$287.21	\$749.86	\$1,037.07
34-1135-039-0450	\$287.21	\$749.86	\$1,037.07
34-1135-039-0460	\$287.21	\$749.86	\$1,037.07
34-1135-039-0470	\$287.21	\$749.86	\$1,037.07
34-1135-039-0480	\$287.21	\$749.86	\$1,037.07
34-1135-039-0490	\$287.21	\$749.86	\$1,037.07
34-1135-039-0500	\$287.21	\$749.86	\$1,037.07
34-1135-039-0510	\$287.21	\$749.86	\$1,037.07
34-1135-039-0520	\$287.21	\$749.86	\$1,037.07
34-1135-039-0530	\$287.21	\$749.86	\$1,037.07
34-1135-039-0540	\$287.21	\$749.86	\$1,037.07
34-1135-039-0550	\$287.21	\$749.86	\$1,037.07
34-1135-039-0560	\$287.21	\$749.86	\$1,037.07
34-1135-039-0570	\$287.21	\$749.86	\$1,037.07
34-1135-039-0580	\$287.21	\$749.86	\$1,037.07
34-1135-039-0590	\$287.21	\$749.86	\$1,037.07
34-1135-039-0600	\$287.21	\$749.86	\$1,037.07
34-1135-039-0610	\$287.21	\$749.86	\$1,037.07
34-1135-039-0620	\$287.21	\$749.86	\$1,037.07
34-1135-039-0630	\$287.21	\$749.86	\$1,037.07
34-1135-039-0640	\$287.21	\$749.86	\$1,037.07
34-1135-039-0650	\$287.21	\$749.86	\$1,037.07
34-1135-039-0660	\$287.21	\$749.86	\$1,037.07
34-1135-039-0670	\$287.21	\$749.86	\$1,037.07
34-1135-039-0680	\$287.21	\$749.86	\$1,037.07
34-1135-039-0690	\$287.21	\$749.86	\$1,037.07
34-1135-039-0700	\$287.21	\$749.86	\$1,037.07
34-1135-039-0710	\$287.21	\$749.86	\$1,037.07
34-1135-039-0720	\$287.21	\$749.86	\$1,037.07
34-1135-039-0730	\$287.21	\$749.86	\$1,037.07
34-1135-039-0740	\$287.21	\$749.86	\$1,037.07
34-1135-039-0750	\$287.21	\$749.86	\$1,037.07
34-1135-039-0760	\$287.21	\$749.86	\$1,037.07
34-1135-039-0770	\$287.21	\$749.86	\$1,037.07
34-1135-039-0780	\$287.21	\$749.86	\$1,037.07
34-1135-039-0790	\$287.21	\$749.86	\$1,037.07
34-1135-039-0800	\$287.21	\$749.86	\$1,037.07
34-1135-039-0810	\$287.21	\$749.86	\$1,037.07
34-1135-039-0820	\$287.21	\$749.86	\$1,037.07
34-1135-039-0830	\$287.21	\$749.86	\$1,037.07
34-1135-039-0840	\$287.21	\$749.86	\$1,037.07
34-1135-039-0850	\$287.21	\$749.86	\$1,037.07
34-1135-039-0860	\$287.21	\$749.86	\$1,037.07
34-1135-039-0870	\$287.21	\$749.86	\$1,037.07
34-1135-039-0880	\$287.21	\$749.86	\$1,037.07
34-1135-039-0890	\$287.21	\$749.86	\$1,037.07
34-1135-039-0900	\$287.21	\$749.86	\$1,037.07
34-1135-039-0910	\$287.21	\$749.86	\$1,037.07
34-1135-039-0920	\$287.21	\$749.86	\$1,037.07
34-1135-040-0010	\$287.21	\$749.86	\$1,037.07
34-1135-040-0020	\$287.21	\$749.86	\$1,037.07
34-1135-040-0030	\$287.21	\$749.86	\$1,037.07
34-1135-040-0040	\$287.21	\$749.86	\$1,037.07

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-040-0050	\$287.21	\$749.86	\$1,037.07
34-1135-040-0060	\$287.21	\$749.86	\$1,037.07
34-1135-040-0070	\$287.21	\$749.86	\$1,037.07
34-1135-040-0080	\$287.21	\$749.86	\$1,037.07
34-1135-040-0090	\$287.21	\$749.86	\$1,037.07
34-1135-040-0100	\$287.21	\$749.86	\$1,037.07
34-1135-040-0110	\$287.21	\$749.86	\$1,037.07
34-1135-040-0120	\$287.21	\$749.86	\$1,037.07
34-1135-040-0130	\$287.21	\$749.86	\$1,037.07
34-1135-040-0140	\$287.21	\$749.86	\$1,037.07
34-1135-040-0150	\$287.21	\$749.86	\$1,037.07
34-1135-040-0160	\$287.21	\$749.86	\$1,037.07
34-1135-040-0170	\$287.21	\$749.86	\$1,037.07
34-1135-040-0180	\$287.21	\$749.86	\$1,037.07
34-1135-040-0190	\$287.21	\$749.86	\$1,037.07
34-1135-040-0200	\$287.21	\$749.86	\$1,037.07
34-1135-040-0210	\$287.21	\$749.86	\$1,037.07
34-1135-040-0220	\$287.21	\$749.86	\$1,037.07
34-1135-040-0230	\$287.21	\$749.86	\$1,037.07
34-1135-040-0240	\$287.21	\$749.86	\$1,037.07
34-1135-040-0250	\$287.21	\$749.86	\$1,037.07
34-1135-040-0260	\$287.21	\$749.86	\$1,037.07
34-1135-040-0270	\$287.21	\$749.86	\$1,037.07
34-1135-040-0280	\$287.21	\$749.86	\$1,037.07
34-1135-040-0290	\$287.21	\$749.86	\$1,037.07
34-1135-040-0300	\$287.21	\$749.86	\$1,037.07
34-1135-040-0310	\$287.21	\$749.86	\$1,037.07
34-1135-040-0320	\$287.21	\$749.86	\$1,037.07
34-1135-040-0330	\$287.21	\$749.86	\$1,037.07
34-1135-040-0340	\$287.21	\$749.86	\$1,037.07
34-1135-040-0350	\$287.21	\$749.86	\$1,037.07
34-1135-040-0360	\$287.21	\$749.86	\$1,037.07
34-1135-040-0370	\$287.21	\$749.86	\$1,037.07
34-1135-040-0380	\$287.21	\$749.86	\$1,037.07
34-1135-040-0390	\$287.21	\$749.86	\$1,037.07
34-1135-040-0400	\$287.21	\$749.86	\$1,037.07
34-1135-040-0410	\$287.21	\$749.86	\$1,037.07
34-1135-040-0420	\$287.21	\$749.86	\$1,037.07
34-1135-040-0430	\$287.21	\$749.86	\$1,037.07
34-1135-040-0440	\$287.21	\$749.86	\$1,037.07
34-1135-040-0450	\$287.21	\$749.86	\$1,037.07
34-1135-040-0460	\$287.21	\$749.86	\$1,037.07
34-1135-040-0470	\$287.21	\$749.86	\$1,037.07
34-1135-040-0480	\$287.21	\$749.86	\$1,037.07
34-1135-040-0490	\$287.21	\$749.86	\$1,037.07
34-1135-040-0500	\$287.21	\$749.86	\$1,037.07
34-1135-040-0510	\$287.21	\$749.86	\$1,037.07
34-1135-040-0520	\$287.21	\$749.86	\$1,037.07
34-1135-040-0530	\$287.21	\$749.86	\$1,037.07
34-1135-040-0540	\$287.21	\$749.86	\$1,037.07
34-1135-040-0550	\$287.21	\$749.86	\$1,037.07
34-1135-040-0560	\$287.21	\$749.86	\$1,037.07
34-1135-040-0570	\$287.21	\$749.86	\$1,037.07
34-1135-040-0580	\$287.21	\$749.86	\$1,037.07
34-1135-040-0590	\$287.21	\$749.86	\$1,037.07

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-040-0600	\$287.21	\$749.86	\$1,037.07
34-1135-040-0610	\$287.21	\$749.86	\$1,037.07
34-1135-040-0620	\$287.21	\$749.86	\$1,037.07
34-1135-040-0630	\$287.21	\$749.86	\$1,037.07
34-1135-040-0640	\$287.21	\$749.86	\$1,037.07
34-1135-040-0650	\$287.21	\$749.86	\$1,037.07
34-1135-040-0660	\$287.21	\$749.86	\$1,037.07
34-1135-040-0670	\$287.21	\$749.86	\$1,037.07
34-1135-040-0680	\$287.21	\$749.86	\$1,037.07
34-1135-040-0690	\$287.21	\$749.86	\$1,037.07
34-1135-040-0700	\$287.21	\$749.86	\$1,037.07
34-1135-042-0010	\$287.21	\$749.86	\$1,037.07
34-1135-042-0020	\$287.21	\$749.86	\$1,037.07
34-1135-042-0030	\$287.21	\$749.86	\$1,037.07
34-1135-042-0040	\$287.21	\$749.86	\$1,037.07
34-1135-042-0050	\$287.21	\$749.86	\$1,037.07
34-1135-042-0060	\$287.21	\$749.86	\$1,037.07
34-1135-042-0070	\$287.21	\$749.86	\$1,037.07
34-1135-042-0080	\$287.21	\$749.86	\$1,037.07
34-1135-042-0090	\$287.21	\$749.86	\$1,037.07
34-1135-042-0100	\$287.21	\$749.86	\$1,037.07
34-1135-042-0110	\$287.21	\$749.86	\$1,037.07
34-1135-042-0120	\$287.21	\$749.86	\$1,037.07
34-1135-042-0130	\$287.21	\$749.86	\$1,037.07
34-1135-042-0140	\$287.21	\$749.86	\$1,037.07
34-1135-042-0150	\$287.21	\$749.86	\$1,037.07
34-1135-042-0160	\$287.21	\$749.86	\$1,037.07
34-1135-043-0010	\$287.21	\$749.86	\$1,037.07
34-1135-043-0020	\$287.21	\$749.86	\$1,037.07
34-1135-043-0030	\$287.21	\$749.86	\$1,037.07
34-1135-043-0040	\$287.21	\$749.86	\$1,037.07
34-1135-043-0050	\$287.21	\$749.86	\$1,037.07
34-1135-043-0060	\$287.21	\$749.86	\$1,037.07
34-1135-043-0070	\$287.21	\$749.86	\$1,037.07
34-1135-043-0080	\$287.21	\$749.86	\$1,037.07
34-1135-043-0090	\$287.21	\$749.86	\$1,037.07
34-1135-043-0100	\$287.21	\$749.86	\$1,037.07
34-1135-043-0110	\$287.21	\$749.86	\$1,037.07
34-1135-043-0120	\$287.21	\$749.86	\$1,037.07
34-1135-043-0130	\$287.21	\$749.86	\$1,037.07
34-1135-043-0140	\$287.21	\$749.86	\$1,037.07
34-1135-043-0150	\$287.21	\$749.86	\$1,037.07
34-1135-043-0160	\$287.21	\$749.86	\$1,037.07
34-1135-043-0170	\$287.21	\$749.86	\$1,037.07
34-1135-043-0180	\$287.21	\$749.86	\$1,037.07
34-1135-043-0190	\$287.21	\$749.86	\$1,037.07
34-1135-043-0200	\$287.21	\$749.86	\$1,037.07
34-1135-043-0210	\$287.21	\$749.86	\$1,037.07
34-1135-043-0220	\$287.21	\$749.86	\$1,037.07

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-043-0230	\$287.21	\$749.86	\$1,037.07
34-1135-043-0240	\$287.21	\$749.86	\$1,037.07
34-1135-043-0250	\$287.21	\$749.86	\$1,037.07
34-1135-043-0260	\$287.21	\$749.86	\$1,037.07
34-1135-043-0270	\$287.21	\$749.86	\$1,037.07
34-1135-043-0280	\$287.21	\$749.86	\$1,037.07
34-1135-043-0290	\$287.21	\$749.86	\$1,037.07
34-1135-043-0300	\$287.21	\$749.86	\$1,037.07
34-1135-043-0310	\$287.21	\$749.86	\$1,037.07
34-1135-043-0320	\$287.21	\$749.86	\$1,037.07
34-1135-043-0330	\$287.21	\$749.86	\$1,037.07
34-1135-043-0340	\$287.21	\$749.86	\$1,037.07
34-1135-043-0350	\$287.21	\$749.86	\$1,037.07
34-1135-043-0360	\$287.21	\$749.86	\$1,037.07
34-1135-043-0370	\$287.21	\$749.86	\$1,037.07
34-1135-043-0380	\$287.21	\$749.86	\$1,037.07
34-1135-043-0390	\$287.21	\$749.86	\$1,037.07
34-1135-043-0400	\$287.21	\$749.86	\$1,037.07
34-1135-043-0410	\$287.21	\$749.86	\$1,037.07
34-1135-043-0420	\$287.21	\$749.86	\$1,037.07
34-1135-043-0430	\$287.21	\$749.86	\$1,037.07
34-1135-043-0440	\$287.21	\$749.86	\$1,037.07
34-1135-043-0450	\$287.21	\$749.86	\$1,037.07
34-1135-043-0460	\$287.21	\$749.86	\$1,037.07
34-1135-043-0470	\$287.21	\$749.86	\$1,037.07
34-1135-043-0480	\$287.21	\$749.86	\$1,037.07
34-1135-043-0490	\$287.21	\$749.86	\$1,037.07
34-1135-043-0500	\$287.21	\$749.86	\$1,037.07
34-1135-043-0510	\$287.21	\$749.86	\$1,037.07
34-1135-043-0520	\$287.21	\$749.86	\$1,037.07
34-1135-043-0530	\$287.21	\$749.86	\$1,037.07
34-1135-043-0540	\$287.21	\$749.86	\$1,037.07
34-1135-043-0550	\$287.21	\$749.86	\$1,037.07
34-1135-043-0560	\$287.21	\$749.86	\$1,037.07
34-1135-043-0570	\$287.21	\$749.86	\$1,037.07
34-1135-043-0580	\$287.21	\$749.86	\$1,037.07
34-1135-043-0590	\$287.21	\$749.86	\$1,037.07
34-1135-043-0600	\$287.21	\$749.86	\$1,037.07
34-1135-043-0610	\$287.21	\$749.86	\$1,037.07
34-1135-043-0620	\$287.21	\$749.86	\$1,037.07
34-1135-043-0630	\$287.21	\$749.86	\$1,037.07
34-1135-043-0640	\$287.21	\$749.86	\$1,037.07
34-1135-043-0650	\$287.21	\$749.86	\$1,037.07
34-1135-043-0660	\$287.21	\$749.86	\$1,037.07
34-1135-043-0670	\$287.21	\$749.86	\$1,037.07
34-1135-043-0680	\$287.21	\$749.86	\$1,037.07
34-1135-043-0690	\$287.21	\$749.86	\$1,037.07

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-043-0700	\$287.21	\$749.86	\$1,037.07
34-1135-043-0710	\$287.21	\$749.86	\$1,037.07
34-1135-043-0720	\$287.21	\$749.86	\$1,037.07
34-1135-043-0730	\$287.21	\$749.86	\$1,037.07
34-1135-043-0740	\$287.21	\$749.86	\$1,037.07
34-1135-044-0010	\$287.21	\$849.84	\$1,137.05
34-1135-044-0020	\$287.21	\$849.84	\$1,137.05
34-1135-044-0030	\$287.21	\$849.84	\$1,137.05
34-1135-044-0040	\$287.21	\$849.84	\$1,137.05
34-1135-044-0050	\$287.21	\$849.84	\$1,137.05
34-1135-044-0060	\$287.21	\$849.84	\$1,137.05
34-1135-044-0070	\$287.21	\$849.84	\$1,137.05
34-1135-044-0080	\$287.21	\$849.84	\$1,137.05
34-1135-044-0090	\$287.21	\$849.84	\$1,137.05
34-1135-044-0100	\$287.21	\$849.84	\$1,137.05
34-1135-044-0110	\$287.21	\$849.84	\$1,137.05
34-1135-044-0120	\$287.21	\$849.84	\$1,137.05
34-1135-044-0130	\$287.21	\$849.84	\$1,137.05
34-1135-044-0140	\$287.21	\$849.84	\$1,137.05
34-1135-044-0150	\$287.21	\$849.84	\$1,137.05
34-1135-044-0160	\$287.21	\$849.84	\$1,137.05
34-1135-044-0170	\$287.21	\$849.84	\$1,137.05
34-1135-044-0180	\$287.21	\$849.84	\$1,137.05
34-1135-044-0190	\$287.21	\$849.84	\$1,137.05
34-1135-044-0200	\$287.21	\$849.84	\$1,137.05
34-1135-044-0210	\$287.21	\$849.84	\$1,137.05
34-1135-044-0220	\$287.21	\$849.84	\$1,137.05
34-1135-044-0230	\$287.21	\$849.84	\$1,137.05
34-1135-044-0240	\$287.21	\$849.84	\$1,137.05
34-1135-044-0250	\$287.21	\$849.84	\$1,137.05
34-1135-044-0260	\$287.21	\$849.84	\$1,137.05
34-1135-044-0270	\$287.21	\$849.84	\$1,137.05
34-1135-044-0280	\$287.21	\$849.84	\$1,137.05
34-1135-044-0290	\$287.21	\$849.84	\$1,137.05
34-1135-044-0300	\$287.21	\$849.84	\$1,137.05
34-1135-044-0310	\$287.21	\$849.84	\$1,137.05
34-1135-044-0320	\$287.21	\$849.84	\$1,137.05
34-1135-044-0330	\$287.21	\$849.84	\$1,137.05
34-1135-044-0340	\$287.21	\$849.84	\$1,137.05
34-1135-044-0350	\$287.21	\$849.84	\$1,137.05
34-1135-044-0360	\$287.21	\$849.84	\$1,137.05
34-1135-044-0370	\$287.21	\$849.84	\$1,137.05
34-1135-044-0380	\$287.21	\$849.84	\$1,137.05
34-1135-044-0390	\$287.21	\$849.84	\$1,137.05
34-1135-044-0400	\$287.21	\$849.84	\$1,137.05
34-1135-044-0410	\$287.21	\$849.84	\$1,137.05
34-1135-044-0420	\$287.21	\$849.84	\$1,137.05

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-044-0430	\$287.21	\$849.84	\$1,137.05
34-1135-044-0440	\$287.21	\$849.84	\$1,137.05
34-1135-044-0450	\$287.21	\$849.84	\$1,137.05
34-1135-044-0460	\$287.21	\$849.84	\$1,137.05
34-1135-044-0470	\$287.21	\$849.84	\$1,137.05
34-1135-044-0480	\$287.21	\$849.84	\$1,137.05
34-1135-044-0490	\$287.21	\$849.84	\$1,137.05
34-1135-044-0500	\$287.21	\$849.84	\$1,137.05
34-1135-044-0510	\$287.21	\$849.84	\$1,137.05
34-1135-045-0010	\$287.21	\$749.86	\$1,037.07
34-1135-045-0020	\$287.21	\$749.86	\$1,037.07
34-1135-045-0030	\$287.21	\$749.86	\$1,037.07
34-1135-045-0040	\$287.21	\$749.86	\$1,037.07
34-1135-045-0050	\$287.21	\$749.86	\$1,037.07
34-1135-045-0060	\$287.21	\$749.86	\$1,037.07
34-1135-045-0070	\$287.21	\$749.86	\$1,037.07
34-1135-045-0080	\$287.21	\$749.86	\$1,037.07
34-1135-045-0090	\$287.21	\$749.86	\$1,037.07
34-1135-045-0100	\$287.21	\$749.86	\$1,037.07
34-1135-045-0110	\$287.21	\$749.86	\$1,037.07
34-1135-045-0120	\$287.21	\$749.86	\$1,037.07
34-1135-045-0130	\$287.21	\$749.86	\$1,037.07
34-1135-045-0140	\$287.21	\$749.86	\$1,037.07
34-1135-045-0150	\$287.21	\$749.86	\$1,037.07
34-1135-045-0160	\$287.21	\$749.86	\$1,037.07
34-1135-045-0170	\$287.21	\$749.86	\$1,037.07
34-1135-045-0180	\$287.21	\$749.86	\$1,037.07
34-1135-045-0190	\$287.21	\$749.86	\$1,037.07
34-1135-045-0200	\$287.21	\$749.86	\$1,037.07
34-1135-045-0210	\$287.21	\$749.86	\$1,037.07
34-1135-045-0220	\$287.21	\$749.86	\$1,037.07
34-1135-045-0230	\$287.21	\$749.86	\$1,037.07
34-1135-045-0240	\$287.21	\$749.86	\$1,037.07
34-1135-045-0250	\$287.21	\$749.86	\$1,037.07
34-1135-045-0260	\$287.21	\$749.86	\$1,037.07
34-1135-045-0270	\$287.21	\$749.86	\$1,037.07
34-1135-045-0280	\$287.21	\$749.86	\$1,037.07
34-1135-045-0290	\$287.21	\$749.86	\$1,037.07
34-1135-045-0300	\$287.21	\$749.86	\$1,037.07
34-1135-045-0310	\$287.21	\$749.86	\$1,037.07
34-1135-045-0320	\$287.21	\$749.86	\$1,037.07
34-1135-045-0330	\$287.21	\$749.86	\$1,037.07
34-1135-045-0340	\$287.21	\$749.86	\$1,037.07
34-1135-045-0350	\$287.21	\$749.86	\$1,037.07
34-1135-045-0360	\$287.21	\$749.86	\$1,037.07
34-1135-045-0370	\$287.21	\$749.86	\$1,037.07
34-1135-045-0380	\$287.21	\$749.86	\$1,037.07

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-045-0390	\$287.21	\$749.86	\$1,037.07
34-1135-045-0400	\$287.21	\$749.86	\$1,037.07
34-1135-045-0410	\$287.21	\$749.86	\$1,037.07
34-1135-045-0420	\$287.21	\$749.86	\$1,037.07
34-1135-045-0430	\$287.21	\$749.86	\$1,037.07
34-1135-045-0440	\$287.21	\$749.86	\$1,037.07
34-1135-045-0450	\$287.21	\$749.86	\$1,037.07
34-1135-045-0460	\$287.21	\$749.86	\$1,037.07
34-1135-045-0470	\$287.21	\$749.86	\$1,037.07
34-1135-045-0480	\$287.21	\$749.86	\$1,037.07
34-1135-045-0490	\$287.21	\$749.86	\$1,037.07
34-1135-045-0500	\$287.21	\$749.86	\$1,037.07
34-1135-045-0510	\$287.21	\$749.86	\$1,037.07
34-1135-045-0520	\$287.21	\$749.86	\$1,037.07
34-1135-045-0530	\$287.21	\$749.86	\$1,037.07
34-1135-045-0540	\$287.21	\$749.86	\$1,037.07
34-1135-045-0550	\$287.21	\$749.86	\$1,037.07
34-1135-045-0560	\$287.21	\$749.86	\$1,037.07
34-1135-045-0570	\$287.21	\$749.86	\$1,037.07
34-1135-045-0580	\$287.21	\$749.86	\$1,037.07
34-1135-045-0590	\$287.21	\$749.86	\$1,037.07
34-1135-045-0600	\$287.21	\$749.86	\$1,037.07
34-1135-045-0610	\$287.21	\$749.86	\$1,037.07
34-1135-045-0620	\$287.21	\$749.86	\$1,037.07
34-1135-045-0630	\$287.21	\$749.86	\$1,037.07
34-1135-045-0640	\$287.21	\$749.86	\$1,037.07
34-1135-045-0650	\$287.21	\$749.86	\$1,037.07
34-1135-045-0660	\$287.21	\$749.86	\$1,037.07
34-1135-045-0670	\$287.21	\$749.86	\$1,037.07
34-1135-045-0680	\$287.21	\$749.86	\$1,037.07
34-1135-045-0690	\$287.21	\$749.86	\$1,037.07
34-1135-045-0700	\$287.21	\$749.86	\$1,037.07
34-1135-045-0710	\$287.21	\$749.86	\$1,037.07
34-1135-045-0720	\$287.21	\$749.86	\$1,037.07
34-1135-045-0730	\$287.21	\$749.86	\$1,037.07
34-1135-045-0740	\$287.21	\$749.86	\$1,037.07
34-1135-045-0750	\$287.21	\$749.86	\$1,037.07
34-1135-045-0760	\$287.21	\$749.86	\$1,037.07
34-1135-045-0770	\$287.21	\$749.86	\$1,037.07
34-1135-045-0780	\$287.21	\$749.86	\$1,037.07
34-1135-045-0790	\$287.21	\$749.86	\$1,037.07
34-1135-045-0800	\$287.21	\$749.86	\$1,037.07
34-1135-045-0810	\$287.21	\$749.86	\$1,037.07
34-1135-045-0820	\$287.21	\$749.86	\$1,037.07
34-1135-045-0830	\$287.21	\$749.86	\$1,037.07
34-1135-045-0840	\$287.21	\$749.86	\$1,037.07
34-1135-045-0850	\$287.21	\$749.86	\$1,037.07

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-046-0010	\$287.21	\$749.86	\$1,037.07
34-1135-046-0020	\$287.21	\$749.86	\$1,037.07
34-1135-046-0030	\$287.21	\$749.86	\$1,037.07
34-1135-046-0040	\$287.21	\$749.86	\$1,037.07
34-1135-046-0050	\$287.21	\$749.86	\$1,037.07
34-1135-046-0060	\$287.21	\$749.86	\$1,037.07
34-1135-046-0070	\$287.21	\$749.86	\$1,037.07
34-1135-046-0080	\$287.21	\$749.86	\$1,037.07
34-1135-046-0090	\$287.21	\$749.86	\$1,037.07
34-1135-046-0100	\$287.21	\$749.86	\$1,037.07
34-1135-046-0110	\$287.21	\$749.86	\$1,037.07
34-1135-046-0120	\$287.21	\$749.86	\$1,037.07
34-1135-046-0130	\$287.21	\$749.86	\$1,037.07
34-1135-046-0140	\$287.21	\$749.86	\$1,037.07
34-1135-046-0150	\$287.21	\$749.86	\$1,037.07
34-1135-046-0160	\$287.21	\$749.86	\$1,037.07
34-1135-046-0170	\$287.21	\$749.86	\$1,037.07
34-1135-046-0180	\$287.21	\$749.86	\$1,037.07
34-1135-046-0190	\$287.21	\$749.86	\$1,037.07
34-1135-046-0200	\$287.21	\$749.86	\$1,037.07
34-1135-046-0210	\$287.21	\$749.86	\$1,037.07
34-1135-046-0220	\$287.21	\$749.86	\$1,037.07
34-1135-046-0230	\$287.21	\$749.86	\$1,037.07
34-1135-046-0240	\$287.21	\$749.86	\$1,037.07
34-1135-046-0250	\$287.21	\$749.86	\$1,037.07
34-1135-046-0260	\$287.21	\$749.86	\$1,037.07
34-1135-046-0270	\$287.21	\$749.86	\$1,037.07
34-1135-046-0280	\$287.21	\$749.86	\$1,037.07
34-1135-046-0290	\$287.21	\$749.86	\$1,037.07
34-1135-046-0300	\$287.21	\$749.86	\$1,037.07
34-1135-046-0310	\$287.21	\$749.86	\$1,037.07
34-1135-046-0320	\$287.21	\$749.86	\$1,037.07
34-1135-046-0330	\$287.21	\$749.86	\$1,037.07
34-1135-046-0340	\$287.21	\$749.86	\$1,037.07
34-1135-046-0350	\$287.21	\$749.86	\$1,037.07
34-1135-046-0360	\$287.21	\$749.86	\$1,037.07
34-1135-046-0370	\$287.21	\$749.86	\$1,037.07
34-1135-046-0380	\$287.21	\$749.86	\$1,037.07
34-1135-046-0390	\$287.21	\$749.86	\$1,037.07
34-1135-046-0400	\$287.21	\$749.86	\$1,037.07
34-1135-046-0410	\$287.21	\$749.86	\$1,037.07
34-1135-046-0420	\$287.21	\$749.86	\$1,037.07
34-1135-046-0430	\$287.21	\$749.86	\$1,037.07
34-1135-046-0440	\$287.21	\$749.86	\$1,037.07
34-1135-046-0450	\$287.21	\$749.86	\$1,037.07
34-1135-046-0460	\$287.21	\$749.86	\$1,037.07
34-1135-046-0470	\$287.21	\$749.86	\$1,037.07

Folio	Operations & Maintenance Assessment	Debt Assessment	Total
34-1135-046-0480	\$287.21	\$749.86	\$1,037.07
34-1135-046-0490	\$287.21	\$749.86	\$1,037.07
34-1135-046-0500	\$287.21	\$749.86	\$1,037.07
34-1135-046-0510	\$287.21	\$749.86	\$1,037.07
34-1135-046-0520	\$287.21	\$749.86	\$1,037.07
34-1135-046-0530	\$287.21	\$749.86	\$1,037.07
34-1135-046-0540	\$287.21	\$749.86	\$1,037.07
34-1135-046-0550	\$287.21	\$749.86	\$1,037.07
34-1135-046-0560	\$287.21	\$749.86	\$1,037.07
34-1135-046-0570	\$287.21	\$749.86	\$1,037.07
34-1135-046-0580	\$287.21	\$749.86	\$1,037.07
34-1135-046-0590	\$287.21	\$749.86	\$1,037.07
34-1135-046-0600	\$287.21	\$749.86	\$1,037.07
34-1135-046-0610	\$287.21	\$749.86	\$1,037.07
34-1135-046-0620	\$287.21	\$749.86	\$1,037.07
34-1135-046-0630	\$287.21	\$749.86	\$1,037.07
34-1135-046-0640	\$287.21	\$749.86	\$1,037.07
34-1135-046-0650	\$287.21	\$749.86	\$1,037.07
34-1135-046-0660	\$287.21	\$749.86	\$1,037.07
34-1135-046-0670	\$287.21	\$749.86	\$1,037.07
34-1135-046-0680	\$287.21	\$749.86	\$1,037.07
34-1135-046-0690	\$287.21	\$749.86	\$1,037.07
34-1135-046-0700	\$287.21	\$749.86	\$1,037.07
34-1135-046-0710	\$287.21	\$749.86	\$1,037.07
34-1135-046-0720	\$287.21	\$749.86	\$1,037.07
34-1135-046-0730	\$287.21	\$749.86	\$1,037.07
34-1135-046-0740	\$287.21	\$749.86	\$1,037.07
34-1135-046-0750	\$287.21	\$749.86	\$1,037.07
34-1135-046-0760	\$287.21	\$749.86	\$1,037.07
	\$184,101.61	\$485,759.24	\$669,860.85

**Majorca Isles Community Development District
Request for Proposals for Annual Audit Services**

The Majorca Isles Community Development District hereby requests proposals for annual financial auditing services. The proposals must provide for the auditing of the District's financial records for the fiscal year ending September 30, 2026, with an option for nine (9) additional annual renewals. The District is a local unit of special-purpose government created under Chapter 190, Florida Statutes, for the purpose of financing, constructing, and maintaining public infrastructure. The District is located in **Miami Dade County** and is approximately 60,2 acres in area. The District currently has an operating budget of approximately \$207,487.

The auditing entity submitting a proposal must be duly licensed under Chapter 473, Florida Statutes and be qualified to conduct audits in accordance with "Governmental Auditing Standards", as adopted by the Florida Board of Accountancy. The Audit shall be conducted in accordance with Florida Law and particularly Section 218.39, Florida Statutes, and the rules of the Florida Auditor General.

Proposal packages, which include additional qualification requirements, evaluation criteria and instructions to proposers are available from the District's Manager at the address and telephone number listed below.

Proposers must submit an electronic copy of their proposal via email to jmccConnell@gmssf.com. Proposals must be received no later than 11:00 a.m. on **August 24, 2026**, at the email address listed above. Please direct all questions regarding this notice to the Treasurer, Patti Powers at (954) 721-8681.

Patti Powers
Treasurer

**Majorca Isles COMMUNITY DEVELOPMENT DISTRICT
REQUEST FOR PROPOSALS**

**District Auditing Services for Fiscal Year 2026
Miami Dade, Florida**

INSTRUCTIONS TO PROPOSERS

SECTION 1. DUE DATE. Sealed and electronic proposals must be received no later than 11:00 am, August 24, 2026, at the offices of District Manager, located at 5385 N Nob Hill Road, Sunrise, FL 33351. Proposals will be publicly opened at that time.

SECTION 2. FAMILIARITY WITH THE LAW. By submitting a proposal, the Proposer is assumed to be familiar with all federal, state, and local laws, ordinances, rules and regulations that in any manner affect the work. Ignorance on the part of the Proposer will in no way relieve it from responsibility to perform the work covered by the proposal in compliance with all such laws, ordinances and regulations.

SECTION 3. QUALIFICATIONS OF PROPOSER. The contract, if awarded, will only be awarded to a responsible Proposer who is qualified by experience and licensing to do the work specified herein. The Proposer shall submit with its proposal satisfactory evidence of experience in similar work and show that it is fully prepared to complete the work to the satisfaction of the District.

SECTION 4. SUBMISSION OF ONLY ONE PROPOSAL. Proposers shall be disqualified and their proposals rejected if the District has reason to believe that collusion may exist among the Proposers, the Proposer has defaulted on any previous contract or is in arrears on any previous or existing contract, or for failure to demonstrate proper licensure and business organization.

SECTION 5. SUBMISSION OF PROPOSAL. Submit (1) hardcopy and (1) electronic copy of the Proposal Documents, and other requested attachments at the time and place indicated herein. Hardcopy shall be enclosed in an opaque sealed envelope, marked with the title "Auditing Services – Majorca Isles Community Development District" on the face of it. Electronic copy shall be emailed to JMCCONNELL@GMSSF.COM.

SECTION 6. MODIFICATION AND WITHDRAWAL. Proposals may be modified or withdrawn by an appropriate document duly executed and delivered to the place where proposals are to be submitted at any time prior to the time and date the proposals are due. No proposal may be withdrawn after opening for a period of ninety (90) days.

SECTION 7. PROPOSAL DOCUMENTS. The proposal documents shall consist of the notice announcing the request for proposals, these instructions, the Evaluation Criteria Sheet and a proposal with all required documentation pursuant to Section 12 of these instructions (the "Proposal Documents").

SECTION 8. PROPOSAL. In making its proposal, each Proposer represents that it has read and understands the Proposal Documents and that the proposal is made in accordance therewith.

SECTION 9. BASIS OF AWARD/RIGHT TO REJECT. The District, Majorca Isles CDD, has the right to reject any and all proposals, make modifications to the work, and waive any informalities or irregularities in proposals as it is deemed in the best interests of the District.

SECTION 10. CONTRACT AWARD. Within fourteen (14) days of receipt of the Notice of Award from the District, the Proposer shall enter into and execute a Contract (engagement letter) with the District.

SECTION 11. LIMITATION OF LIABILITY. Nothing herein shall be construed as or constitute a waiver of District's limited waiver of liability contained in section 768.28, Florida Statutes, or any other statute or law.

SECTION 12. MISCELLANEOUS. All proposals shall include the following information in addition to any other requirements of the proposal documents.

- A. List position or title of all personnel to perform work on the District audit. Include resumes for each person listed; list years of experience in present position for each party listed and years of related experience.
- B. Describe proposed staffing levels, including resumes with applicable certifications.
- C. Three references from projects of similar size and scope. The Proposer should include information relating to the work it conducted for each reference as well as a name, address and phone number of a contact person.
- D. The lump sum cost of the provision of the services under the proposal, plus the lump sum cost of four (4) annual renewals.

SECTION 13. PROTESTS. Any protest regarding the Proposal Documents, must be filed in writing, at the offices of the District Manager, within seventy-two (72) hours after the receipt of the proposed contract documents. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest with respect to aforesaid contract award.

SECTION 14. EVALUATION OF PROPOSALS. The criteria to be used in the evaluation of proposals are presented in the Evaluation Criteria Sheet, contained within the Proposal Documents.

S COMMUNITY DEVELOPMENT DISTRICT AUDITOR SELECTION EVALUATION CRITERIA

1. Ability of Personnel. (20 Points)

(E.g., geographic location of the firm's headquarters or permanent office in relation to the project; capabilities and experience of key personnel; present ability to manage this project; evaluation of existing work load; proposed staffing levels, etc.)

2. *Proposer's Experience.* (20 Points)

(E.g. past record and experience of the Proposer in similar projects; volume of work previously performed by the firm; past performance for other or current Community Development District(s) in other contracts; character, integrity, reputation of Proposer, etc.)

3. *Understanding of Scope of Work.* (20 Points)

Extent to which the proposal demonstrates an understanding of the District's needs for the services requested.

4. *Ability to Furnish the Required Services.* (20 Points)

Extent to which the proposal demonstrates the adequacy of Proposer's financial resources and stability as a business entity necessary to complete the services required.

5. Price. (20 Points)

Points will be awarded based upon the lowest total proposal for rendering the services and the reasonableness of the proposal.

June 23, 2026

Mr. Paul Winkeljohn
District Manager
Majorca Isles Community Development District
Governmental Management Services, Inc.
5385 N. Nob Hill Road
Sunrise, FL 33351

**Re: Majorca Isles Community Development District
District Engineer's Report for Fiscal Year 2026-2027
Pursuant to Section 9.21 of the Master Trust Indenture as it relates to
Special Assessment Bonds, Series 2015.**

Via email only: pwinkeljohn@gmssf.com

Dear District Manager,

This statement is being made pursuant to Section 9.21 of the Master Indenture between Majorca Isles Community Development District (the "District" or "CDD") and U.S. Bank National Association as Trustee dated August 1, 2015, as it relates to the Special Assessment Bonds Series 2015.

- (i) Based on review of District documents and periodic visits and inspections of the public infrastructure currently owned by the District, we find that such public infrastructure is maintained in good working order and condition.
- (ii) The District's public infrastructure is described in detail in the District Engineer's Report dated March 17, 2015. The portions of the public infrastructure completed to date which is under District's maintenance responsibility is listed and located as shown in Exhibit 2 attached to this statement. Exhibit 2 also lists the easements granted to the District for access, operation and maintenance purposes.
We find that for Fiscal Year 2027, the District's budgeted amounts for field operations are sufficient to properly maintain, repair and operate the public infrastructure. (Refer to [AUDIT/BUDGETS | Majorca Isles](#) for the FY 2026-2027 Proposed Budget).
 - a. General: We recommend that the District consider creating a sinking fund to finance the future capital expense at the end of the service life of the CDD pavements within Walden Place, Walden Place II and the right of way of NW 208 Street. The table below provides an estimate of the replacement costs at the end of the pavement service life and the estimated annual contributions over the remaining service life to fund the future expense.

ESTIMATE OF COSTS FOR RESURFACING ROADS IN "n" YEARS									
Analysis and Annuity Recommendation									
Pavement Service Life (30 Years Estimated)		Present Year	Remaining Service Life (Yrs)	Present Year Cost (PC) of Pavement Replacement (Mill and Resurface 3/4" Thick)			Future Replacement Cost @ End of Service Life* For 2.5% Inflation Rate (r)	Annual Interest Rate	Annuity to Finance (FC) in (n) Years given (i)
From	To		(n)	Quantity (SY)	Unit Cost (\$/SY)	(PC)	$FC = (PC)(1+r/100)^n$	(i)	$FCi/((1+i)^n - 1)$
PAVEMENTS									
2021	2051	2026	25	19,480	\$10.00	\$194,800	\$361,148	0.25%	\$14,017
PAVEMENT MARKINGS AND SIGNING									
2021	2031	2026	5	19,480	\$2.50	\$48,700	\$55,100	0.25%	\$10,965

- b. Stormwater Management System: We recommend that the District consider creating a 5-year cyclical program for servicing the inlets, manholes, pipes, and French drains of the stormwater drainage system. The program consists of servicing 20% of the system every year so that at the end of the fifth year, 100% of the system will be serviced. The tables below show the estimated amount that would need to be budgeted yearly to service the approximately 166 drainage structures and 12,453 Linear Feet of pipes in the District. It is also estimated that 8-9 baffles will need to be replaced yearly. The program may be financed yearly or in one lump sum when needed, or at any other period combination, at the discretion of the Board of Supervisors. Refer to Exhibit 3.

5-YEAR CYCLE ESTIMATE OF YEARLY COSTS FOR SERVICING THE STORMWATER DRAINAGE					
Year	Drainage Component	Unit	Quantity (Q)	Unit Price (\$/Unit)	Cost (\$)
(Y1)	Structures Cleaning	EA	23	230.00	5,290
	Baffle Detachment	EA	22	50.00	1,100
	Baffle Replacement	EA	6	600.00	3,600
	Pipe Cleaning and CCTV	LF	749	6.75	5,056
	Cost				15,046
(Y2)	Structures Cleaning	EA	36	236.00	8,496
	Baffle Detachment	EA	37	51.00	1,887
	Baffle Replacement	EA	9	615.00	5,535
	Pipe Cleaning and CCTV	LF	2,926	6.92	20,248
	Cost				36,166
(Y3)	Structures Cleaning	EA	36	242.00	8,712
	Baffle Detachment	EA	37	53.00	1,961
	Baffle Replacement	EA	9	630.00	5,670
	Pipe Cleaning and CCTV	LF	2,926	7.09	20,745
	Cost				37,088
(Y4)	Structures Cleaning	EA	36	248.00	8,928
	Baffle Detachment	EA	37	54.00	1,998

5-YEAR CYCLE ESTIMATE OF YEARLY COSTS FOR SERVICING THE STORMWATER DRAINAGE					
	Baffle Replacement	EA	9	646.00	5,814
	Pipe Cleaning and CCTV	LF	2,926	7.27	21,272
	Cost				38,012
(Y5)	Structures Cleaning	EA	35	254.00	8,890
	Baffle Detachment	EA	35	55.00	1,925
	Baffle Replacement	EA	9	662.00	5,958
	Pipe Cleaning and CCTV	LF	2,926	7.45	21,799
	Cost				38,572
Total	Total Structures Cleaning	EA	166		
	Total Baffle Detachment	EA	168		
	Total Baffle Replacement	EA	42		
	Total Pipe Cleaning and CCTV	LF	12,453		
	Total Cost				164,884.00
Prices Annual Inflation Rate of:		%			2.50
Baffle Replacement Quantity to be 25 % of the Baffle Detachment.					
Quantities (Q) for First Year (Y1) were computed from plans and other sources.					
Quantities for Y2, Y3 and Y4 were computed as: $Q_2 = Q_3 = Q_4 = (Total\ Q - Q_1)/4$					
Quantities for Y5 were computed as: $Q_5 = Q - Q_1 - Q_2 - Q_3 - Q_4$					

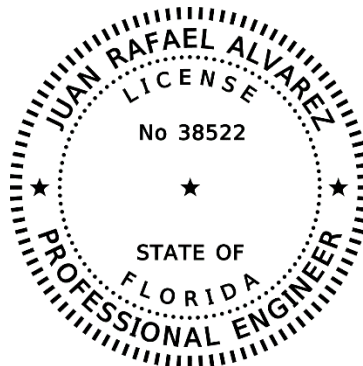
The District carries general liability, hired non-owned auto, employment practices liability, public officials liability and crime insurance under Agreement No. 100125165 with Florida Insurance Alliance, and has budgeted sufficient funds for policy renewal.

If you have any questions, or require additional information, please do not hesitate to contact me at 305-640-1345 or at Alvarez@Alvarezeng.com.

Sincerely,

Alvarez Engineers, Inc.

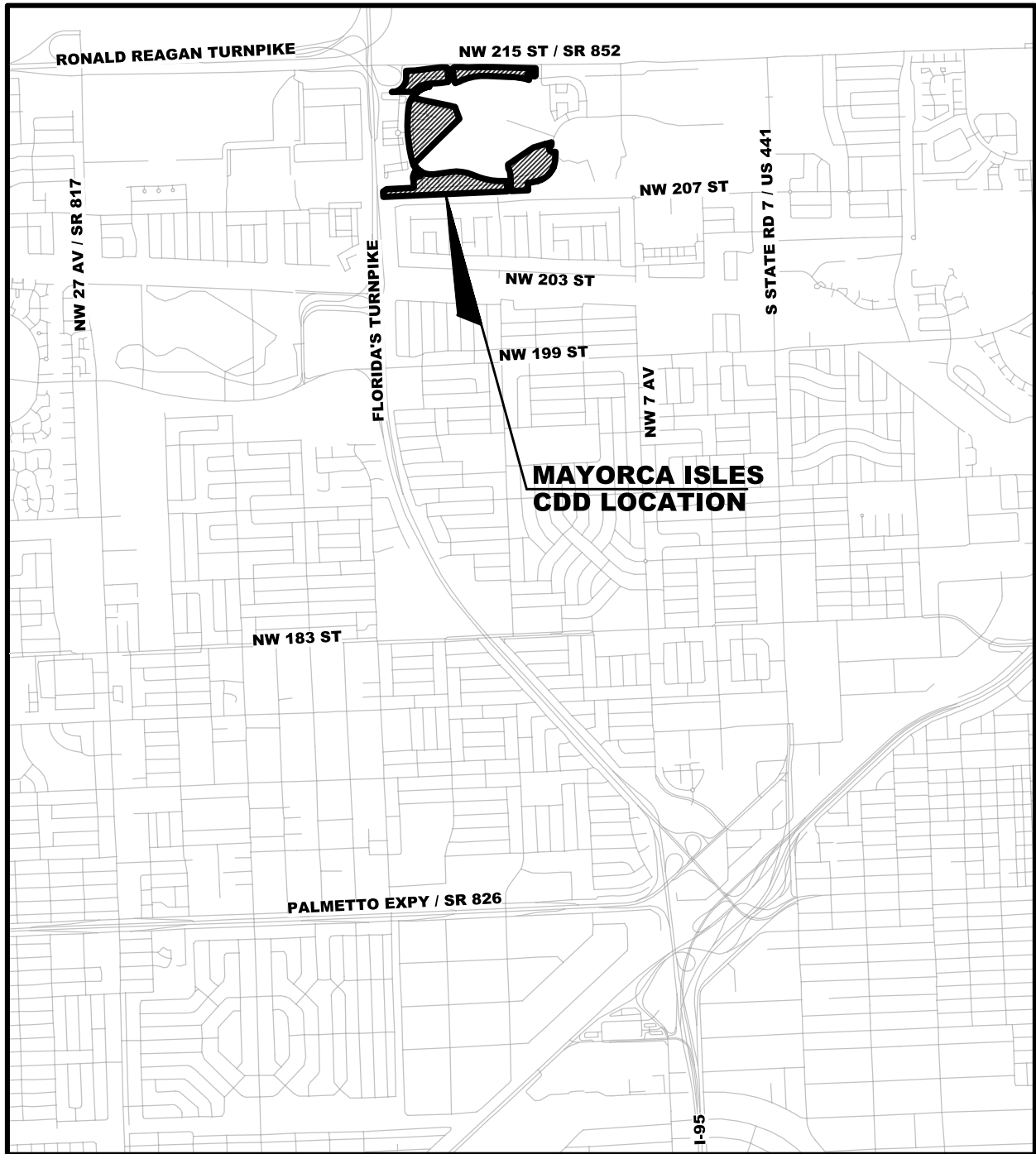
Juan R. Alvarez, PE
District Engineer
Date: June 23, 2026



This item has been digitally signed and sealed by
Juan R. Alvarez, PE on the date adjacent to the seal.

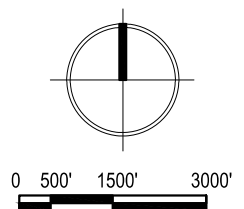
Signature must be verified on any electronic copies.

Cc Austin Hackney, Ahackney@gmstnn.com



ALVAREZ ENGINEERS, INC.

**MAYORCA ISLES CDD
LOCATION MAP**





LEGEND:

CDD MAINTAINED AREAS

- TRACT "J" OF WALDEN GARDEN (PB 164, PG 65)
FOLIO: 34-1135-035-0010
OWNER: MAJORCA ISLES MASTER ASSN.
CDD EASEMENT: ORB 27401, PG 3282
CATEGORY: STORMWATER

- TRACT A OF WALDEN TOWNHOMES (PB 171, PG 020)
FOLIO: 34-1135-043-0750
OWNER: WALDEN TOWNHOMES HOA
QCD: ORB 30306, PG 2639
CATEGORY: STORMWATER

- TRACT A OF WALDEN PLACE (PB 174, PG 054)
FOLIO: 34-1135-045-0860
OWNER: WALDEN PLACE TOWNHOMES HOA
CDD EASEMENT: ORB 32800, PG 79
CATEGORY: ROADWAY & STORMWATER

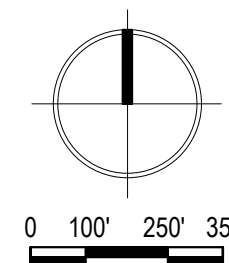
- TRACT B OF WALDEN PLACE II (PB 174, PG 069)
FOLIO: 34-1135-046-0770
OWNER: WALDEN PLACE TOWNHOMES HOA
CDD EASEMENT: ORB 32800, PG 79
CATEGORY: ROADWAY & STORMWATER

- TRACT B OF GROVE AT PORTOFINO GARDENS (PB 174, PG 069)
FOLIO: 34-1135-036-0010
OWNER: MAJORCA ISLES MASTER ASSN
CDD EASEMENT: ORB 27401, PG 3282
CATEGORY: STORMWATER

- TRACTS A AND B OF MAJORCA ESTATES (PB 172, PG 44)
FOLIOS: 34-1135-044-0520 & 34-1135-044-0530
OWNER: WALDEN MAINTENANCE ASS. INC.
CDD EASEMENT: 32919, PG 1357
CATEGORY: ROADWAY & STORMWATER

- NW 13 CT MEDIAN
CATEGORY: LANDSCAPING & IRRIGATION
MAINTENANCE AGREEMENT CDD/CITY DATED MARCH, 2019

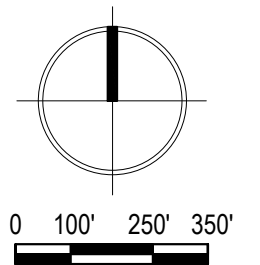
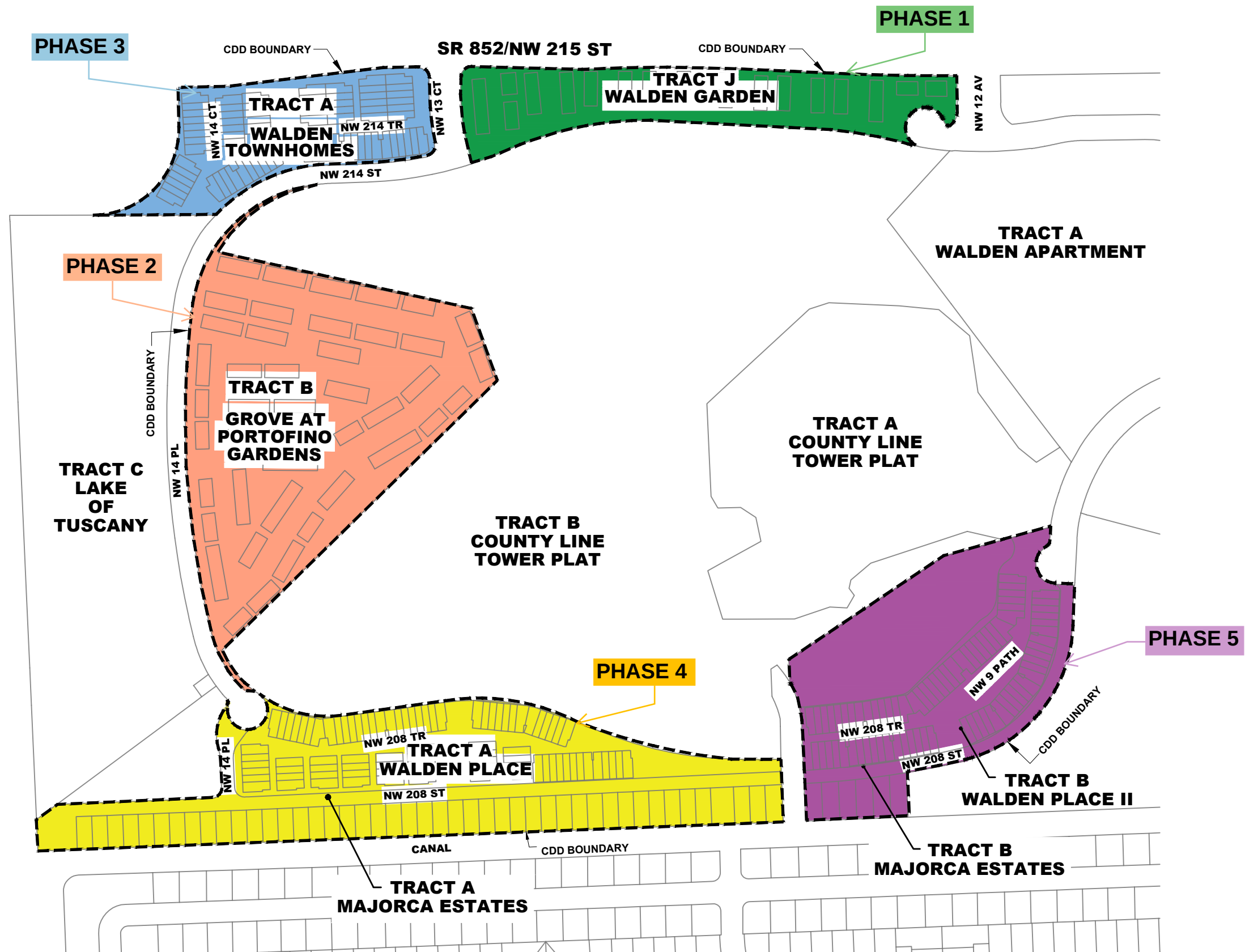
- NW 14 PL AND NW 9 PATH ROUNDABOUTS
CATEGORY: LANDSCAPING & IRRIGATION
MAINTENANCE AGREEMENT CDD/CITY DATED (PENDING)



ALVAREZ ENGINEERS, INC.

**MAJORCA ISLES CDD
CDD EASEMENTS**

EXHIBIT 2



ALVAREZ ENGINEERS, INC.

MAJORCA ISLES CDD
DRAINAGE SYSTEM MAINTENANCE

EXHIBIT 3

BOARD OF SUPERVISORS MEETING DATES
MAJORCA ISLES COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2026/2027

The Board of Supervisors of the Majorca Isles Community Development District will hold their regular meetings for the Fiscal Year 2026/2027 at 6:00 pm at the City of Miami Gardens City Hall, the Community Room, 18605 NW 27 Avenue, Miami Gardens, FL 33056 o on the first Wednesday of each month as follows:

October 07, 2026
November 04, 2026
December 02, 2026
January 06, 2027
February 03, 2027
March 03, 2027
April 07, 2027
May 05, 2027
June 02, 2027
July 07, 2027
August 04, 2027
September 01, 2027

The meetings are open to the public and will be conducted in accordance with the provision of Florida Law for Community Development Districts. The meetings may be continued to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for these meetings may be obtained from Governmental Management Services, LLC, 5385 North Nob Hill Road, Sunrise, Florida 33351, (954) 721-8681, or on the District's website at <https://www.majorcacdd.com>

There may be occasions when one or more Supervisors or staff will participate by telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (904) 940-5850 at least three (3) business days prior to the meeting. 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 Office.

A person who decides to appeal any decision made at the meeting with respect to any matter considered at the meeting 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 such appeal is to be based.

Paul Winkeljohn
Manager

Public Search Results

In the search results grid, organization names are linked to coordinator contact information. The ⓘ links display the relevant contact information. The coordinator is the person who is responsible for adding/removing individuals from the filer list.

When a form is logged, the status will contain the date received and the message "Form Available Soon". When the Form becomes available online, the Filing Requirement Fulfilled status will have a link to "View Form" for electronic forms and (not available online) for any paper forms.

Section 112.31445, Florida Statutes, requires that all forms filed in the Electronic Financial Disclosure Management System (EFDMS) be posted online. Before being posted online, any information required by law to be maintained as confidential must be redacted. This process is not automated and may take up to five business days.

Export to Excel 

COMPLETED

Suborganization

Board of Supervisors

Sort by:

PID

Form Year

Filer Name

Filing Requirement

PID	FORM YEAR	NAME ^	ORGANIZATION(S)	FILING REQUIREMENT	FILING REQUIREMENT FULFILLED	FILINGS
314540	2025	Reginald Andre	• Majorca Isles Community Development District - Board of Supervisors ⓘ	Form 1 with COE ⓘ	✓ Form 1 - 6/9/2026	View Filings
15376	2025	Toni Gilliam Harrison	• Majorca Isles Community Development District - Board of Supervisors ⓘ	Form 1 with COE ⓘ	✓ Form 1 - 6/5/2026	View Filings
299213	2025	Jeffrey Lidon Durandis	• Majorca Isles Community Development District - Board of Supervisors ⓘ	Form 1 with COE ⓘ	✓ Form 1 - 6/5/2026	View Filings
273925	2025	Eric Moss	• Majorca Isles Community Development District - Board of Supervisors ⓘ	Form 1 with COE ⓘ	✓ Form 1 - 6/4/2026	View Filings
268838	2025	Tamara Price	• Majorca Isles Community Development District - Board of Supervisors ⓘ	Form 1 with COE ⓘ	✓ Form 1 - 6/1/2026	View Filings

1-5 of 5

Rows per page: 25

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Back

Alina Garcia
Supervisor of Elections

2700 NW 87th Ave
Miami, FL 33172



T 305-499-VOTE(8683)
F 305-499-8501
TTY 305-499-8480

votemiamidade.gov
@votemiamidade

April 29, 2026

Ms. Jennifer McConnell
Governmental Management Services-SF, LLC
5385 N. Nob Hill Road
Sunrise, FL 33351

Dear Ms. Jennifer McConnell:

The Office of the Supervisor of Elections has completed a review of the area described as ***Majorca Isles Community Development District***. A certification of the number of registered voters is enclosed for your reference.

A fee of \$ 60.00 has been assessed for the research and labor involved in determining the number of registered voters in the proposed Community Development District (CDD).

Should you have any questions or concerns, please feel free to contact Michelle McClain, Deputy Supervisor of Elections for Voter Services at 305-499-8302 or by email at Michelle.McClain@votemiamidade.gov.

Best regards,

Alina Garcia
Supervisor of Elections
Office of the Supervisor of Elections
Miami-Dade County

Enclosure (2)

Alina Garcia
Supervisor of Elections

2700 NW 87th Ave
Miami, FL 33172



T 305-499-VOTE(8683)
F 305-499-8501
TTY 305-499-8480

votemiamidade.gov
@votemiamidade

CERTIFICATION

STATE OF FLORIDA)

COUNTY OF MIAMI-DADE)

I, Alina Garcia, Supervisor of Elections of Miami-Dade County, Florida, do hereby certify that **Majorca Isles Community Development District**, as described in the attached **MAP**, has **1160** voters.

Alina Garcia
Supervisor of Elections

WITNESS MY HAND
AND OFFICIAL SEAL,
AT MIAMI, MIAMI-DADE
COUNTY, FLORIDA,
ON THIS 29th DAY OF
APRIL, 2026

Please submit a check for \$60.00 to our office payable to "Miami-Dade County Office of the Supervisor of Elections" for the cost of certifying the number of registered voters.



Office of the Supervisor of Elections

2026 Majorca Isles CDD with Precincts





Memorandum

To: Majorca Isles Board of Supervisors

From: District Management

Date: October 1, 2026

RE: HB7013 – Special Districts Performance Measures and Standards-FINAL Report

To enhance accountability and transparency, new regulations were established for all special districts, by the Florida Legislature, during their 2025 legislative session. Starting on October 1, 2025, or by the end of the first full fiscal year after its creation (whichever comes later), each special district must establish goals and objectives for each program and activity, as well as develop performance measures and standards to assess the achievement of these goals and objectives. Additionally, by December 1 each year (initial report due on December 1, 2026), each special district is required to publish an annual report on its website, detailing the goals and objectives achieved, the performance measures and standards used, and any goals or objectives that were not achieved.

District Management has identified the following key categories to focus on for Fiscal Year 2026 and develop statutorily compliant goals for each:

- Community Communication and Engagement
- Infrastructure and Facilities Maintenance
- Financial Transparency and Accountability

Additionally, special districts must provide an annual reporting form to share with the public that reflects whether the goals & objectives were met for the year. District Management has streamlined these requirements into a single document that meets both the statutory requirements for goal/objective setting and annual reporting.

The proposed goals/objectives and the annual reporting form are attached as exhibit A to this memo. District Management recommends that the Board of Supervisors adopt these goals and objectives to maintain compliance with HB7013 and further enhance their commitment to the accountability and transparency of the District.

Exhibit A:
Goals, Objectives and Annual Reporting Form

Majorca Isles Community Development District Performance Measures/Standards & Annual Reporting Form

October 1, 2025 – September 30, 2026

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

Objective: Hold at least three regular Board of Supervisor meetings per year to conduct CDD related business and discuss community needs.

Measurement: Number of public board meetings held annually as evidenced by meeting minutes and legal advertisements.

Standard: A minimum of three board meetings were held during the Fiscal Year.

Achieved: Yes ☒ No ☐

Goal 1.2: Notice of Meetings Compliance

Objective: Provide public notice of meetings in accordance with Florida Statutes, using at least two communication methods.

Measurement: Timeliness and method of meeting notices as evidenced by posting to CDD website, publishing in local newspaper and via electronic communication.

Standard: 100% of meetings were advertised per Florida statute on at least two mediums (i.e., newspaper, CDD website, electronic communications).

Achieved: Yes ☒ No ☐

Goal 1.3: Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly CDD website checks.

Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management's records.

Standard: 100% of monthly website checks were completed by District Management.

Achieved: Yes ☒ No ☐

2. Infrastructure and Facilities Maintenance

Goal 2.1: Field Management and/or District Management Site Inspections

Objective: Field manager and/or district manager will conduct inspections per District Management services agreement to ensure safety and proper functioning of the District's infrastructure.

Measurement: Field manager and/or district manager visits were successfully completed per management agreement as evidenced by field manager and/or district manager's reports, notes or other record keeping method.

Standard: 100% of site visits were successfully completed as described within district management services agreement

Achieved: Yes ☒ No ☐

Goal 2.2: District Infrastructure and Facilities Inspections

Objective: District Engineer will conduct an annual inspection of the District's infrastructure and related systems.

Measurement: A minimum of one inspection completed per year as evidenced by district engineer's report related to district's infrastructure and related systems.

Standard: Minimum of one inspection was completed in the Fiscal Year by the district's engineer.

Achieved: Yes ☒ No ☐

3. Financial Transparency and Accountability

Goal 3.1: Annual Budget Preparation

Objective: Prepare and approve the annual proposed budget by June 15 and final budget was adopted by September 30 each year.

Measurement: Proposed budget was approved by the Board before June 15 and final budget was adopted by September 30 as evidenced by meeting minutes and budget documents listed on CDD website and/or within district records.

Standard: 100% of budget approval & adoption were completed by the statutory deadlines and posted to the CDD website.

Achieved: Yes ☒ No ☐

Goal 3.2: Financial Reports

Objective: Publish to the CDD website the most recent versions of the following documents: Annual audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.

Measurement: Annual audit, previous years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the CDD's website.

Standard: CDD website contains 100% of the following information: Most recent annual audit, most recent adopted/amended fiscal year budget, and most recent agenda package with updated financials.

Achieved: Yes ☒ No ☐

Goal 3.3: Annual Financial Audit

Objective: Conduct an annual independent financial audit per statutory requirements and publish the results to the CDD website for public inspection, and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing board approval and annual audit is available on the CDD's website and transmitted to the State of Florida.

Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the CDD website and transmitted to the State of Florida.

Achieved: Yes ☒ No ☐

Chair/Vice Chair:_____

Print Name:_____

Majorca Isles Community Development District

Date:_____

District Manager:_____

Print Name:_____

Majorca Isles Community Development District

Date:_____



Memorandum

To: Majorca Isles Board of Supervisors

From: District Management

Date: August 5, 2026

RE: HB7013 – Special Districts Performance Measures and Standards

To enhance accountability and transparency, new regulations were established for all special districts, by the Florida Legislature, during their 2026 legislative session. Starting on October 1, 2026, or by the end of the first full fiscal year after its creation (whichever comes later), each special district must establish goals and objectives for each program and activity, as well as develop performance measures and standards to assess the achievement of these goals and objectives. Additionally, by December 1 each year (initial report due on December 1, 2027), each special district is required to publish an annual report on its website, detailing the goals and objectives achieved, the performance measures and standards used, and any goals or objectives that were not achieved.

District Management has identified the following key categories to focus on for Fiscal Year 2027 and develop statutorily compliant goals for each:

- Community Communication and Engagement
- Infrastructure and Facilities Maintenance
- Financial Transparency and Accountability

Additionally, special districts must provide an annual reporting form to share with the public that reflects whether the goals & objectives were met for the year. District Management has streamlined these requirements into a single document that meets both the statutory requirements for goal/objective setting and annual reporting.

The proposed goals/objectives and the annual reporting form are attached as exhibit A to this memo. District Management recommends that the Board of Supervisors adopt these goals and objectives to maintain compliance with HB7013 and further enhance their commitment to the accountability and transparency of the District.

Exhibit A:
Goals, Objectives and Annual Reporting Form

Majorca Isles Community Development District

Performance Measures/Standards & Annual Reporting Form

October 1, 2026 – September 30, 2027

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

Objective: Hold at least three regular Board of Supervisor meetings per year to conduct CDD related business and discuss community needs.

Measurement: Number of public board meetings held annually as evidenced by meeting minutes and legal advertisements.

Standard: A minimum of three board meetings were held during the Fiscal Year.

Achieved: Yes ☐ No ☐

Goal 1.2: Notice of Meetings Compliance

Objective: Provide public notice of meetings in accordance with Florida Statutes, using at least two communication methods.

Measurement: Timeliness and method of meeting notices as evidenced by posting to CDD website, publishing in local newspaper and via electronic communication.

Standard: 100% of meetings were advertised per Florida statute on at least two mediums (i.e., newspaper, CDD website, electronic communications).

Achieved: Yes ☐ No ☐

Goal 1.3: Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly CDD website checks.

Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management's records.

Standard: 100% of monthly website checks were completed by District Management.

Achieved: Yes ☐ No ☐

2. Infrastructure and Facilities Maintenance

Goal 2.1: Field Management and/or District Management Site Inspections

Objective: Field manager and/or district manager will conduct inspections per District Management services agreement to ensure safety and proper functioning of the District's infrastructure.

Measurement: Field manager and/or district manager visits were successfully completed per management agreement as evidenced by field manager and/or district manager's reports, notes or other record keeping method.

Standard: 100% of site visits were successfully completed as described within district management services agreement

Achieved: Yes ☐ No ☐

Goal 2.2: District Infrastructure and Facilities Inspections

Objective: District Engineer will conduct an annual inspection of the District's infrastructure and related systems.

Measurement: A minimum of one inspection completed per year as evidenced by district engineer's report related to district's infrastructure and related systems.

Standard: Minimum of one inspection was completed in the Fiscal Year by the district's engineer.

Achieved: Yes ☐ No ☐

3. Financial Transparency and Accountability

Goal 3.1: Annual Budget Preparation

Objective: Prepare and approve the annual proposed budget by June 15 and final budget was adopted by September 30 each year.

Measurement: Proposed budget was approved by the Board before June 15 and final budget was adopted by September 30 as evidenced by meeting minutes and budget documents listed on CDD website and/or within district records.

Standard: 100% of budget approval & adoption were completed by the statutory deadlines and posted to the CDD website.

Achieved: Yes ☐ No ☐

Goal 3.2: Financial Reports

Objective: Publish to the CDD website the most recent versions of the following documents: Annual audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.

Measurement: Annual audit, previous years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the CDD's website.

Standard: CDD website contains 100% of the following information: Most recent annual audit, most recent adopted/amended fiscal year budget, and most recent agenda package with updated financials.

Achieved: Yes ☐ No ☐

Goal 3.3: Annual Financial Audit

Objective: Conduct an annual independent financial audit per statutory requirements and publish the results to the CDD website for public inspection, and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing board approval and annual audit is available on the CDD's website and transmitted to the State of Florida.

Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the CDD website and transmitted to the State of Florida.

Achieved: Yes ☐ No ☐

Chair/Vice Chair: _____
Print Name: _____
Majorca Isles Community Development District

Date: _____

District Manager: _____
Print Name: _____
Majorca Isles Community Development District

Date: _____

Majorca Isles
COMMUNITY DEVELOPMENT DISTRICT

Check Register

<i>Date</i>	<i>check #'s</i>	<i>Amount</i>
2/1 - 2/28/26	1924-1935	\$26,172.08
3/1 - 3/31/26	1936-1945	\$17,086.67
4/1 - 4/30/26	1946-1954	\$24,175.56
5/1 - 5/31/26	1955-1965	\$13,501.73
6/1 - 6/30/26	1966-1971	\$8,493.53
TOTAL		\$89,429.57

CHECK DATE	VEND#	INVOICE DATE	INVOICE INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	...
2/03/26	00004	1/07/26	8928	202512	310-51300	31100			ALVAREZ ENGINEERS, INC	*	101.25	101.25	001924
2/03/26	00046	1/11/26	84956000	202602	320-53800	41000			COMCAST	*	163.86	163.86	001925
2/03/26	00050	10/16/25	21477	202512	320-53800	49500			HOLIDAY OUTDOOR DECOR	*	3,304.00	4,956.00	001926
		11/22/25	22469	202601	320-53800	49500				*	3,304.00		
		11/22/25	22469	202601	320-53800	49500				*	1,652.00		
2/03/26	00016	2/03/26	02032026	202602	300-20700	10100			MAJORCA ISLES CDD	*	4,797.85	4,797.85	001927
2/03/26	00010	1/15/26	51387	202601	320-53800	46600			RUSTOFF LLC	*	380.00	380.00	001928
2/03/26	00040	1/10/26	14004	202601	320-53800	49500			THE SANITIZER LLC	*	1,847.00	1,847.00	001929
2/18/26	00046	2/11/26	84956000	202603	320-53800	41000			COMCAST	*	159.91	159.91	001930
2/18/26	00001	2/01/26	182	202602	310-51300	34000			GMS	*	4,253.25	4,728.79	001931
		2/01/26	182	202602	310-51300	35100				*	94.50		
		2/01/26	182	202602	310-51300	31200				*	236.33		
		2/01/26	182	202602	310-51300	49500				*	141.75		
		2/01/26	182	202602	310-51300	42000				*	2.96		
2/18/26	00016	2/18/26	02182026	202602	300-20700	10100			MAJORCA ISLES CDD	*	5,907.42	5,907.42	001932
MAJ2 MAJORCA ISLES TCESSNA													

CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK..... AMOUNT #
2/18/26	00036	2/01/26 19718 FEB 26 -	202602 320-53800-46200 LANDSCAPE MAINT	PROSCAPES ENTERPRISES LLC	*	1,300.00	1,300.00 001933
2/18/26	00010	2/15/26 51748 FEB 26 -	202602 320-53800-46600 CHEM/RUST PREVENT	RUSTOFF LLC	*	380.00	380.00 001934
2/18/26	00040	2/01/26 16001 JANITORIAL 2/1-2/28/26	202602 320-53800-46000	THE SANITIZER LLC	*	1,450.00	1,450.00 001935
TOTAL FOR BANK A						26,172.08	
TOTAL FOR REGISTER						26,172.08	

MAJ2 MAJORCA ISLES TCESSNA

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO DPT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	...
3/05/26	00023	2/17/26	9-181-10 DELIVERY	202602 310-51300-42000 THRU 2/06/26			FEDEX	*	55.59	55.59	001936
3/05/26	00006	2/20/26	11274 LEGAL SV	202601 310-51300-31500 THRU 1/20/26			GLAZER & SACHS	*	175.00	175.00	001937
3/05/26	00009	2/19/26	4395 WET CHECK	202601 320-53800-46300 1/26/26			PRO IRRIGATON SYSTEMS LLC	*	240.00	240.00	001938
3/16/26	00004	3/03/26	9030 ENGINEERING SV	202602 310-51300-31100 2/1-2/28			ALVAREZ ENGINEERS, INC	*	410.00	410.00	001939
3/16/26	00046	3/11/26	84956000 SECURITY	202604 320-53800-41000 INTERNET 4/14			COMCAST	*	159.91	159.91	001940
3/16/26	00001	3/01/26	183 MAR 26 -	202603 310-51300-34000 MGMT FEES				*	4,253.25		
		3/01/26	183 MAR 26 -	202603 310-51300-35100 COMPUTER TIME				*	94.50		
		3/01/26	183 MAR 26 -	202603 310-51300-31200 DISSEMINATION				*	236.33		
		3/01/26	183 MAR 26 -	202603 310-51300-49500 WEBSITE ADMIN				*	141.75		
		3/01/26	183 MAR 26 -	202603 310-51300-42000 POSTAGE				*	8.88		
							GMS			4,734.71	001941
3/16/26	00016	3/16/26	03162026 TXFER TAX	202603 300-20700-10100 COLLECTIONS			MAJORCA ISLES CDD	*	8,178.96	8,178.96	001942
3/16/26	00009	3/03/26	4454 WET CHECK	202602 320-53800-46300 2/26/26			PRO IRRIGATON SYSTEMS LLC	*	382.50	382.50	001943
3/16/26	00036	3/01/26	19846 MAR 26 -	202603 320-53800-46200 LANDSCAPE MAINT			PROSCAPES ENTERPRISES LLC	*	1,300.00	1,300.00	001944
3/16/26	00040	3/01/26	16002 JANITORIAL	202603 320-53800-46000 3/1-3/31/26			THE SANITIZER LLC	*	1,450.00	1,450.00	001945
TOTAL FOR BANK A										17,086.67	
MAJ2 MAJORCA ISLES TCESSNA											

CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK..... AMOUNT #
TOTAL FOR REGISTER						17,086.67	

CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK..... AMOUNT	#.....
4/08/26	00035	4/01/26 17286	202604 320-53800-46210		CERTIFIED GOLD MULCH	*	4,571.00		
					FLORIDA MULCH, INC			4,571.00	001946
4/08/26	00006	3/20/26 11293	202603 310-51300-31500		LEGAL SV THRU 3/20/26	*	37.50		
					GLAZER & SACHS			37.50	001947
4/08/26	00001	4/01/26 184	202604 310-51300-34000		APR 26 - MGMT FEES	*	4,253.25		
		4/01/26 184	202604 310-51300-35100		APR 26 - COMPUTER TIME	*	94.50		
		4/01/26 184	202604 310-51300-31200		APR 26 - DISSEMINATION	*	236.33		
		4/01/26 184	202604 310-51300-49500		APR 26 - WEBSITE ADMIN	*	141.75		
		4/01/26 184	202604 310-51300-42000		APR 26 - POSTAGE	*	6.92		
					GMS			4,732.75	001948
4/08/26	00010	3/15/26 52089	202603 320-53800-46600		MAR 26- CHEM/RUST PREVENT	*	380.00		
					RUSTOFF LLC			380.00	001949
4/15/26	00046	4/11/26 84956000	202605 320-53800-41000		SECURITY INTERNET 5/14	*	159.91		
					COMCAST			159.91	001950
4/15/26	00016	4/15/26 04152026	202604 300-20700-10100		TXFER TAX COLLECTIONS	*	11,331.90		
					MAJORCA ISLES CDD			11,331.90	001951
4/15/26	00009	4/07/26 4510	202604 320-53800-46300		WET CHECK 3/30/26	*	212.50		
					PRO IRRIGATON SYSTEMS LLC			212.50	001952
4/15/26	00036	4/01/26 19988	202604 320-53800-46200		APR 26 - LANDSCAPE MAINT	*	1,300.00		
					PROSCAPES ENTERPRISES LLC			1,300.00	001953
4/15/26	00040	4/01/26 16003	202604 320-53800-46000		JANITORIAL 4/1-4/30/26	*	1,450.00		
					THE SANITIZER LLC			1,450.00	001954
					TOTAL FOR BANK A		24,175.56		
					MAJ2 MAJORCA ISLES TCESSNA				

CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK..... AMOUNT #
TOTAL FOR REGISTER						24,175.56	

CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK..... AMOUNT #
5/06/26	00004	4/08/26 9108	202603 310-51300-31100 ENGINEERING SV 3/1-3/31	ALVAREZ ENGINEERS, INC	*	135.00	135.00 001955
5/06/26	00041	5/01/26 121779	202605 310-51300-48000 FY27 BUDGET	MCCLATCHY COMPANY LLC	*	1,009.05	1,009.05 001956
5/06/26	00036	4/28/26 20164	202604 320-53800-46200 MULCH	PROSCAPES ENTERPRISES LLC	*	3,950.00	3,950.00 001957
5/06/26	00010	4/15/26 52444	202604 320-53800-46600 APR 26- CHEM/RUST PREVENT	RUSTOFF LLC	*	380.00	380.00 001958
5/06/26	00040	4/24/26 12023	202604 320-53800-46210 MULCH PROJECT	THE SANITIZER LLC	*	260.00	260.00 001959
5/19/26	00004	5/06/26 9165	202604 310-51300-31100 ENGINEERING SV 4/1-4/30	ALVAREZ ENGINEERS, INC	*	67.50	67.50 001960
5/19/26	00046	5/11/26 84956000	202606 320-53800-41000 SECURITY INTERNET 6/14	COMCAST	*	159.91	159.91 001961
5/19/26	00001	5/01/26 185	202605 310-51300-34000 MAY 26 - MGMT FEES		*	4,253.25	
		5/01/26 185	202605 310-51300-35100 MAY 26 - COMPUTER TIME		*	94.50	
		5/01/26 185	202605 310-51300-31200 MAY 26 - DISSEMINATION		*	236.33	
		5/01/26 185	202605 310-51300-49500 MAY 26 - WEBSITE ADMIN		*	141.75	
		5/01/26 185	202605 310-51300-42000 MAY 26 - POSTAGE		*	4.44	
			GMS				4,730.27 001962
5/19/26	00032	4/29/26 04292026	202604 310-51300-49000 REGISTERED VOTERS	MIAMI DADE COUNTY	*	60.00	60.00 001963
5/19/26	00036	5/01/26 20126	202605 320-53800-46200 MAY 26 - LANDSCAPE MAINT	PROSCAPES ENTERPRISES LLC	*	1,300.00	1,300.00 001964

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CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK..... AMOUNT #
5/19/26	00040	5/01/26 16004	202605 320-53800-46000 JANITORIAL 5/1-5/30/26	THE SANITIZER LLC	*	1,450.00	1,450.00 001965

TOTAL FOR BANK A						13,501.73	
TOTAL FOR REGISTER						13,501.73	

CHECK DATE	VEND#	INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK..... AMOUNT #
6/03/26	00041	5/31/26 IN152842	202605 310-51300-48000	NOT QUAL PER CANDIDATES	*	471.87	
				MCCLATCHY COMPANY LLC			471.87 001966
6/03/26	00010	5/15/26 52834	202605 320-53800-46600	MAY 26- CHEM/RUST PREVENT	*	380.00	
				RUSTOFF LLC			380.00 001967
6/17/26	00046	6/11/26 84956000	202606 320-53800-41000	INTERNET 6/15-7/14/26	*	159.91	
				COMCAST			159.91 001968
6/17/26	00001	6/01/26 186	202606 310-51300-34000	JUN 26- MGMT FEES	*	4,253.25	
		6/01/26 186	202606 310-51300-35100	JUN 26- IT	*	94.50	
		6/01/26 186	202606 310-51300-31200	JUN 26- DISSEMINATION	*	236.33	
		6/01/26 186	202606 310-51300-49500	JUN 26- WEBSITE ADMIN	*	141.75	
		6/01/26 186	202606 310-51300-42000	JUN 26- POSTAGE	*	5.92	
				GMS			4,731.75 001969
6/17/26	00036	6/01/26 20254	202606 320-53800-46200	JUN 26- LANDSCAPE MAINT	*	1,300.00	
				PROSCAPES ENTERPRISES LLC			1,300.00 001970
6/17/26	00040	6/01/26 16005	202606 320-53800-46000	JANITORIAL 6/1-6/30/26	*	1,450.00	
				THE SANITIZER LLC			1,450.00 001971
TOTAL FOR BANK A						8,493.53	
TOTAL FOR REGISTER						8,493.53	

Majorca Isles
Community Development District

Unaudited Financial Reporting
June 30, 2026



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8	<u>Long Term Debt Report</u>
9	<u>Assessment Receipt Schedule</u>
10	<u>Construction Schedule</u>

Majorca Isles
Community Development District
Combined Balance Sheet
June 30, 2026

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Capital Project Fund</i>	<i>Totals Governmental Funds</i>
Assets:				
<u>Cash:</u>				
Operating Account	\$ 17,159	\$ -	\$ -	\$ 17,159
Due from General Fund	-	14,757	-	14,757
<u>Investments:</u>				
State Board - Excess Funds	373,378	-	-	373,378
<u>Series 2015</u>				
Reserve A	-	220,984	-	220,984
General	-	245,908	-	245,908
Revenue A	-	188,593	-	188,593
Interest	-	3,918	-	3,918
Construction	-	-	995,306	995,306
Prepaid Expenses	160	-	-	160
Total Assets	\$ 390,697	\$ 674,160	\$ 995,306	\$ 2,060,163
Liabilities:				
Accounts Payable	\$ 490	\$ -	\$ -	\$ 490
Due to Debt Service	14,757	-	-	14,757
Total Liabilities	\$ 15,247	\$ -	\$ -	\$ 15,247
Fund Balance:				
Nonspendable:				
Prepaid Items	\$ 160	\$ -	\$ -	\$ 160
Restricted for:				
Debt Service	-	674,160	-	674,160
Capital Project	-	-	995,306	995,306
Unassigned	375,290	-	-	375,290
Total Fund Balances	\$ 375,450	\$ 674,160	\$ 995,306	\$ 2,044,916
Total Liabilities & Fund Balance	\$ 390,697	\$ 674,160	\$ 995,306	\$ 2,060,163

Majorca Isles
Community Development District
General Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending June 30, 2026

	Adopted Budget	Prorated Budget Thru 06/30/26	Actual Thru 06/30/26	Variance
Revenues:				
Special Assessments - Tax Roll	\$ 174,898	\$ 174,898	\$ 176,403	\$ 1,505
Interest Income	8,000	6,000	10,800	4,800
Total Revenues	\$ 182,898	\$ 180,898	\$187,203	\$ 6,305
Expenditures:				
<u>General & Administrative:</u>				
Supervisor Fees	\$ 12,000	\$ 9,000	\$ 800	\$ 8,200
PR-FICA	918	689	61	627
Engineering	5,000	3,750	1,961	1,789
Attorney	10,000	7,500	375	7,125
Annual Audit	5,500	5,500	5,500	-
Arbitrage Rebate	600	-	-	-
Dissemination Agent	2,836	2,127	2,127	(0)
Trustee Fees	4,435	4,435	4,095	341
Management Fees	51,039	38,279	38,279	-
Information Technology	1,134	851	851	0
Website Maintenance	1,701	1,276	1,276	0
Telephone	150	113	-	113
Travel & Per Diem	865	649	-	649
Postage & Delivery	300	225	112	113
Insurance General Liability	12,540	12,540	11,815	725
Printing & Binding	600	450	-	450
Legal Advertising	1,100	825	1,481	(656)
Other Current Charges	500	375	60	315
Bank Charges	1,022	767	1,084	(317)
Office Supplies	200	150	-	150
Dues, Licenses & Subscriptions	175	175	175	-
Total General & Administrative	\$ 112,615	\$ 89,674	\$ 70,051	\$ 19,623
<u>Operations & Maintenance</u>				
Field Expenditures				
Utilities-Internet	\$ -	\$ -	\$ 1,772	\$ (1,772)
Landscape Service	17,000	12,750	15,050	(2,300)
Irrigation Repair and Maintenance	4,800	3,600	1,568	2,032
Plant Replacement	15,000	7,587	7,587	-
Repair and Maintenance	6,500	4,875	-	4,875
Rust Prevention	4,560	3,420	3,420	-
Street/Median Cleaning	11,400	8,550	13,050	(4,500)
Storm Water Drainage	10,000	7,500	1,250	6,250
Holiday Décor	8,000	8,000	12,553	(4,553)
Contingency	-	-	3,600	(3,600)
Subtotal Field Expenditures	\$ 77,260	\$ 56,282	\$ 59,850	\$ (3,568)
Total Expenditures	\$ 189,875	\$ 145,956	\$ 129,901	\$ 16,055

Majorca Isles
Community Development District
General Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending June 30, 2026

	Adopted Budget	Prorated Budget Thru 06/30/26	Actual Thru 06/30/26	Variance
Excess (Deficiency) of Revenues over Expenditure	\$ (6,977)	\$ 34,942	\$ 57,302	\$ 22,360
Net Change in Fund Balance	\$ (6,977)	\$ 34,942	\$ 57,302	\$ 22,360
Fund Balance - Beginning	\$ 6,977		\$ 318,148	
Fund Balance - Ending	\$ -		\$ 375,450	

Majorca Isles
Community Development District
Debt Service Fund Series 2015
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending June 30, 2026

	Adopted Budget	Prorated Budge Thru 06/30/26	Actual Thru 06/30/26	Variance
<u>Revenues:</u>				
Special Assessments - Tax Roll	\$ 461,471	\$ 461,471	\$ 463,662	\$ 2,191
Interest Income	13,000	9,750	19,248	9,498
Total Revenues	\$ 474,471	\$ 471,221	\$ 482,910	\$ 11,689
<u>Expenditures:</u>				
Interest - 11/01	\$ 150,578	\$ 150,578	\$ 150,578	\$ -
Interest - 05/01	150,578	150,578	150,578	-
Principal - 05/01	140,000	140,000	140,000	-
Total Expenditures	\$ 441,156	\$ 441,156	\$ 441,156	\$ -
Excess (Deficiency) of Revenues over Expenditure	\$ 33,315	\$ 30,065	\$ 41,754	\$ 11,689
<u>Other Financing Sources/(Uses):</u>				
Interfund Transfer In/(Out)	\$ -	\$ -	\$ 19,909	\$ 19,909
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ 19,909	\$ 19,909
Net Change in Fund Balance	\$ 33,315	\$ 30,065	\$ 61,663	\$ 31,598
Fund Balance - Beginning	\$ 309,861		\$ 612,497	
Fund Balance - Ending	\$ 343,176		\$ 674,160	

Majorca Isles
Community Development District
Capital Projects Fund Series 2015
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending June 30, 2026

	Adopted Budget	Prorated Budget Thru 06/30/26	Actual Thru 06/30/26	Variance
<u>Revenues</u>				
Interest Income	\$ -	\$ -	\$ 25,605	\$ 25,605
Total Revenues	\$ -	\$ -	\$ 25,605	\$ 25,605
<u>Expenditures:</u>				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Expenditure	\$ -	\$ -	\$ 25,605	\$ 25,605
<u>Other Financing Sources/(Uses)</u>				
Interfund Transfer In/(Out)	\$ -	\$ -	\$ (19,909)	\$ (19,909)
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ (19,909)	\$ (19,909)
Net Change in Fund Balance	\$ -	\$ -	\$ 5,696	\$ 5,696
Fund Balance - Beginning	\$ -		\$ 989,610	
Fund Balance - Ending	\$ -		\$ 995,306	

Majorca Isles
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Special Assessments - Tax Roll	\$ -	\$ 10,975	\$ 147,708	\$ 2,433	\$ 2,239	\$ 3,100	\$ 4,357	\$ 1,163	\$ 4,430	\$ -	\$ -	\$ -	\$ 176,403
Interest Income	1,094	991	1,276	1,365	1,178	1,284	1,217	1,223	1,172	-	-	-	10,800
Total Revenues	\$ 1,094	\$ 11,965	\$ 148,983	\$ 3,798	\$ 3,417	\$ 4,384	\$ 5,574	\$ 2,386	\$ 5,602	\$ -	\$ -	\$ -	\$ 187,203
Expenditures:													
General & Administrative:													
Supervisor Fees	\$ 600	\$ -	\$ -	\$ -	\$ -	\$ 200	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 800
PR-FICA	46	-	-	-	-	15	-	-	-	-	-	-	61
Engineering	935	203	101	-	410	135	68	110	-	-	-	-	1,961
Attorney	163	-	-	-	175	38	-	-	-	-	-	-	375
Annual Audit	-	1,000	4,500	-	-	-	-	-	-	-	-	-	5,500
Arbitrage Rebate	-	-	-	-	-	-	-	-	-	-	-	-	-
Dissemination Agent	236	236	236	236	236	236	236	236	236	-	-	-	2,127
Trustee Fees	4,095	-	-	-	-	-	-	-	-	-	-	-	4,095
Management Fees	4,253	4,253	4,253	4,253	4,253	4,253	4,253	4,253	4,253	-	-	-	38,279
Information Technology	95	95	95	95	95	95	95	95	95	-	-	-	851
Website Maintenance	142	142	142	142	142	142	142	142	142	-	-	-	1,276
Telephone	-	-	-	-	-	-	-	-	-	-	-	-	-
Travel & Per Diem	-	-	-	-	-	-	-	-	-	-	-	-	-
Postage & Delivery	6	10	6	5	59	9	7	4	6	-	-	-	112
Insurance General Liability	11,815	-	-	-	-	-	-	-	-	-	-	-	11,815
Printing & Binding	-	-	-	-	-	-	-	-	-	-	-	-	-
Legal Advertising	-	-	-	-	-	-	-	1,481	-	-	-	-	1,481
Other Current Charges	-	-	-	-	-	-	60	-	-	-	-	-	60
Bank Charges	127	145	97	85	127	113	147	113	129	-	-	-	1,084
Office Supplies	-	-	-	-	-	-	-	-	-	-	-	-	-
Dues, Licenses & Subscriptions	175	-	-	-	-	-	-	-	-	-	-	-	175
Total General & Administrative	\$ 22,687	\$ 6,083	\$ 9,430	\$ 4,817	\$ 5,496	\$ 5,236	\$ 5,007	\$ 6,435	\$ 4,861	\$ -	\$ -	\$ -	\$ 70,051

Majorca Isles
Community Development District
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
<u>Operations & Maintenance</u>													
Field Expenditures													
Utilities-Internet	\$ 456	\$ 176	\$ 173	\$ 164	\$ 164	\$ 160	\$ 160	\$ 160	\$ 160	\$ -	\$ -	\$ -	\$ 1,772
Landscape Service	1,000	1,000	1,300	1,300	1,300	1,300	5,250	1,300	1,300	-	-	-	15,050
Irrigation Repair and Maintenance	248	223	262	240	383	213	-	-	-	-	-	-	1,568
Plant Replacement	606	2,150	-	-	-	-	4,831	-	-	-	-	-	7,587
Repair and Maintenance	-	-	-	-	-	-	-	-	-	-	-	-	-
Rust Prevention	380	380	380	380	380	380	380	380	380	-	-	-	3,420
Street/Median Cleaning	1,450	1,450	1,450	1,450	1,450	1,450	1,450	1,450	1,450	-	-	-	13,050
Storm Water Drainage	1,250	-	-	-	-	-	-	-	-	-	-	-	1,250
Holiday Décor	-	-	9,057	3,496	-	-	-	-	-	-	-	-	12,553
Contingency	-	-	-	3,600	-	-	-	-	-	-	-	-	3,600
Subtotal Field Expenditures	\$ 5,390	\$ 5,379	\$ 12,622	\$ 10,630	\$ 3,676	\$ 3,502	\$ 12,071	\$ 3,290	\$ 3,290	\$ -	\$ -	\$ -	\$ 59,850
Total Operations & Maintenance	\$ 5,390	\$ 5,379	\$ 12,622	\$ 10,630	\$ 3,676	\$ 3,502	\$ 12,071	\$ 3,290	\$ 3,290	\$ -	\$ -	\$ -	\$ 59,850
Total Expenditures	\$ 28,077	\$ 11,462	\$ 22,052	\$ 15,446	\$ 9,173	\$ 8,738	\$ 17,078	\$ 9,724	\$ 8,151	\$ -	\$ -	\$ -	\$ 129,901
Excess (Deficiency) of Revenues over Expenditures	\$ (26,983)	\$ 503	\$ 126,931	\$ (11,649)	\$ (5,756)	\$ (4,354)	\$ (11,504)	\$ (7,339)	\$ (2,549)	\$ -	\$ -	\$ -	\$ 57,302
Net Change in Fund Balance	\$ (26,983)	\$ 503	\$ 126,931	\$ (11,649)	\$ (5,756)	\$ (4,354)	\$ (11,504)	\$ (7,339)	\$ (2,549)	\$ -	\$ -	\$ -	\$ 57,302

Majorca Isles

Community Development District

Long Term Debt Report

Series 2015, Special Assessment Bonds		
Original Issue Amount:	8/3/2015	\$6,725,000
Term 1:		\$1,050,000
Interest Rate:		5.000%
Maturity Date:		5/1/2025
Term 2:		\$1,915,000
Interest Rate:		5.375%
Maturity Date:		5/1/2035
Term 3:		\$3,760,000
Interest Rate:		5.625%
Maturity Date:		5/1/2046
Reserve Fund Definition	50% of Maximum Annual Debt Service	
Reserve Fund Requirement		\$230,716
Reserve Fund Balance		220,984
Bond Outstanding:		\$6,725,000
Less: Principal Payment - 5/1/17		(\$95,000)
Less: Principal Payment - 5/1/18		(\$100,000)
Less: Special Call - 5/1/18		(\$20,000)
Less: Special Call - 11/1/18		(\$5,000)
Less: Principal Payment - 5/1/19		(\$105,000)
Less: Principal Payment - 5/1/20		(\$110,000)
Less: Special Call - 9/2/20		(\$95,000)
Less: Special Call - 11/1/20		(\$5,000)
Less: Principal Payment - 5/1/21		(\$115,000)
Less: Special Call - 5/1/21		(\$15,000)
Less: Principal Payment - 5/1/22		(\$120,000)
Less: Principal Payment - 5/1/23		(\$125,000)
Less: Special Call - 11/1/23		(\$110,000)
Less: Principal Payment - 5/1/24		(\$130,000)
Less: Principal Payment - 5/1/25		(\$135,000)
Less: Special Call - 5/1/25		(\$5,000)
Less: Principal Payment - 5/1/26		(\$140,000)
Current Bonds Outstanding		\$5,295,000

Majorca Isles
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Receipts - Miami Dade County
Fiscal Year 2026

Gross Assessments \$ 184,101.61 \$ 485,759.24 \$ 669,860.85
Net Assessments \$ 174,896.53 \$ 461,471.28 \$ 636,367.81

ON ROLL ASSESSMENTS

allocation in % 27.48% 72.52% 100.00%

Date	Distribution	Gross Amount	Discount/ (Penalty)	Commission	Interest	Net Receipts	O&M Portion	2015Debt Service	Total
11/12/25	10/01-10/31/25	\$ 2,074.14	\$ 82.96	\$ 19.91	\$ -	\$ 1,971.27	\$ 541.78	\$ 1,429.49	\$ 1,971.27
11/19/25	11/01-11/10/25	18,667.26	746.64	179.21	-	17,741.41	4,875.97	12,865.44	17,741.41
11/21/25	06/01-10/31/25	2,523.60	117.31	24.06	-	2,382.23	654.72	1,727.51	2,382.23
11/28/25	11/11-11/20/25	18,767.24	750.64	180.17	-	17,836.43	4,902.09	12,934.34	17,836.43
12/09/25	11/21-11/30/25	556,120.36	22,243.39	5,338.77		528,538.20	145,261.11	383,277.09	528,538.20
12/24/25	12/01-12/15/25	9,333.63	342.21	89.91		8,901.51	2,446.45	6,455.06	8,901.51
01/09/26	12/16-12/31/25	6,881.51	198.46	66.83		6,616.22	1,818.37	4,797.85	6,616.22
01/26/26	interest	-	-	-	614.19	614.19	614.19	-	614.19
02/10/26	01/01-01/31/26	8,396.54	167.93	82.29		8,146.32	2,238.90	5,907.42	8,146.32
03/10/26	02/01-02/28/26	11,507.75	115.07	113.92	-	11,278.76	3,099.80	8,178.96	11,278.76
04/18/26	03/01-03/31/26	14,718.94	-	147.20	-	14,571.74	4,004.83	10,566.91	14,571.74
04/18/26	03/01-03/31/26	1,065.57	-	10.65	-	1,054.92	289.93	764.99	1,054.92
04/24/26	interest	-	-	-	61.94	61.94	61.94	-	61.94
05/15/26	04/01-04/30/26	4,148.28	(124.44)	42.73	-	4,229.99	1,162.55	3,067.44	4,229.99
06/15/26	05/01-05/31/26	5,185.35	(155.55)	53.41		5,287.49	1,453.19	3,834.30	5,287.49
06/29/26	06/14-06/15/26	10,470.68	(471.20)	109.41	-	10,832.47	2,977.15	7,855.32	10,832.47
TOTAL		\$ 669,860.85	\$ 24,013.42	\$ 6,458.47	\$ 676.13	\$ 640,065.09	\$ 176,402.97	\$ 463,662.12	\$ 640,065.09

100.00%	Percent Collected
\$ -	Balance Remaining to Collect

Majorca Isles
Community Development District
Series 2015 Special Assessment Bonds

1. Recap of Capital Project Fund Activity Through June 30, 2026

Opening Balance in Construction Account		\$6,037,658.80
Source of Funds:	Interest Earned	\$351,741.75
	Developer Proceeds	\$25,873.78
	Interfund Transfer	(\$313,064.71)
Use of Funds:		
Disbursements:	Roadway Improvements.	(\$1,517,486.21)
	Stormwater Management	(\$1,211,762.25)
	Water Distribution System	(\$1,013,330.58)
	Sanitary Sewer System	(\$836,367.09)
	Smart Camera System	(\$29,712.00)
	Landscape Improvements	(\$9,807.90)
	Professional Fees	(\$114,129.23)
	Cost of Issuance	(\$374,308.16)
Adjusted Balance in Construction Account at June 30, 2026		<u><u>\$995,306.20</u></u>

2. Funds Available For Construction at June 30, 2026

Book Balance of Construction Fund June 30, 2026	\$995,306.20
Construction Funds available at June 30, 2026	<u><u>\$995,306.20</u></u>

3. Investments - US Bank

June 30, 2026	<u>Principal</u>
Construction Fund:	\$995,306.20
	Contracts Payable <u>\$0.00</u>
	Balance at 06/30/2026 <u><u>\$995,306.20</u></u>