

**CATALINA AT WINKLER PRESERVE
COMMUNITY DEVELOPMENT DISTRICT**

DISTRICT OFFICE · 9530 MARKETPLACE ROAD · SUITE 206 · FT. MYERS, FLORIDA 33912

**CATALINA AT WINKLER PRESERVE
COMMUNITY DEVELOPMENT DISTRICT**

**BOARD OF SUPERVISORS MEETING
MAY 10, 2016**

CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT AGENDA May 10, 2016 at 2:30 p.m.

At the office Rizzetta & Company, Inc., located at 9530 Marketplace Rd., Ste. 206, Ft. Myers, FL 33912

District Board of Supervisors	J. Keith Sherman John Kirkbride Floyd "Butch" Johnston Richard Bonito Louis Sanchez	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Matthew Huber	Rizzetta & Company, Inc.
District Counsel	Mike Eckert	Hopping Green & Sams, P.A.
District Engineer	Carl Barraco	Barraco & Associates, Inc.

All Cellular phones and pagers must be turned off while in the meeting room.

The District Agenda is comprised of five different sections:

The meeting will begin promptly at **2:30 p.m.** with the first section which is called **Public Comment**. The Public Comment portion of the agenda is where individuals may comment on matters for which the Board may be taking action or that may otherwise concern the District. Each individual is limited to three **(3) minutes** for such comment. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted. **IF THE COMMENT CONCERNS A MAINTENANCE RELATED ITEM, THE ITEM WILL NEED TO BE ADDRESSED BY THE DISTRICT MANAGER OUTSIDE THE CONTEXT OF THIS MEETING.** The second section is called **Business Administration**. The Business Administration section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The third section is called **Business Items**. The business items section contains items for approval by the District Board of Supervisors that may require discussion, motion and votes on an item-by-item basis. Occasionally, certain items for decision within this section are required by Florida Statute to be held as a Public Hearing. During the Public Hearing portion of the agenda item, each member of the public will be permitted to provide one comment on the issue, prior to the Board of Supervisors' discussion, motion and vote. The fourth section is called **Staff Reports**. This section allows the District Manager, Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action. The final section is called **Supervisor Requests and Comments**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet residential needs. Agendas can be reviewed by contacting the Manager's office at (239) 936-0913 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting.

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

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (239) 936-0913, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

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

CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE • 9530 MARKETPLACE ROAD, SUITE 206 • FORT MYERS, FL 33912

www.catalinacdd.org

May 2, 2016

Board of Supervisors

Catalina at Winkler Preserve

Community Development District

AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of Catalina at Winkler Preserve Community Development District will be held on **Tuesday, May 10, 2016 at 2:30 p.m.** at the office of Rizzetta & Company, Inc., located at 9530 Marketplace Road, Suite 206, Fort Myers, FL 33912. The following is the advance agenda for this meeting.

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT**
- 3. BUSINESS ADMINISTRATION**
 - A. Consideration of the Minutes of the Board of Supervisor's Meeting held on February 9, 2016..... Tab 1
 - B. Consideration of the Operation and Maintenance Expenditures For the Months of January, February and March 2015 Tab 2
- 4. BUSINESS ITEMS**
 - A. Update Regarding Bond Refinance
 - B. Consideration of Resolution 2016-02, Re-appointing an Assistant Secretary..... Tab 3
 - C. Consideration of Audit for Fiscal Year End September 30, 2015 as Prepared by Grau & Associates..... Tab 4
 - D. Presentation of Proposed Budget for Fiscal Year 2016/2017..... Tab 5
 1. Consideration of Resolution 2016-03, Approving a Proposed Budget for Fiscal Year 2016/2017 and Setting a Public Hearing Thereon Tab 6
- 5. STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - C. District Manager
- 6. SUPERVISOR REQUESTS AND COMMENTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (239) 936-0913.

Very truly yours,

Matthew Huber

Matthew Huber
District Manager

Cc: Mike Eckert, Hopping Green & Sams, PA

Tab 1

MINUTES OF MEETING

**CATALINA AT WINKLER PRESERVE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Catalina at Winkler Preserve Community Development District was held on **Tuesday, February 9, 2016 at 2:35 p.m.** at the office of Rizzetta & Company, Inc., located at 9530 Marketplace Road, Suite 206, Fort Myers, Florida 33912.

Present and constituting a quorum:

Keith Sherman
John Kirkbride
Butch Johnston
Dick Bonito
Louis Sanchez

Board Supervisor, Chairman
Board Supervisor, Vice Chairman
Board Supervisor, Assistant Secretary
Board Supervisor, Assistant Secretary
Board Supervisor, Assistant Secretary

Also present were:

Kristen Suit
Lindsay Whelan

District Manager, Rizzetta & Company, Inc.
District Counsel, Hopping Green & Sams, P.A.
(via speaker phone)

Wes Kayne
Scott Brizendine

District Engineer, Barraco & Associates, Inc.
Assoc. Dir. of Financial Svcs., Rizzetta & Company, Inc.
(via speaker phone)

FIRST ORDER OF BUSINESS

Call to Order

Ms. Suit called the meeting to order and conducted roll call.

SECOND ORDER OF BUSINESS

Public Comment

Ms. Suit stated for the record that no members of the public were present.

THIRD ORDER OF BUSINESS

**Consideration of the Minutes of the
Board of Supervisors' Meeting held on
November 10, 2015**

Ms. Suit presented the minutes of the Board of Supervisors' Meeting held on November 10, 2015 and asked if there were any questions or comments related to the minutes. There were none.

On a Motion by Mr. Sanchez, seconded by Mr. Bonito, with all in favor, the Board approved the Minutes of the Board of Supervisors' Meeting held on November 10, 2015, for the Catalina at Winkler Preserve Community Development District.

FOURTH ORDER OF BUSINESS

**Consideration of the Operations and
Maintenance Expenditures for the
Months of October, November, and
December 2015**

Ms. Suit presented the operations and maintenance expenditures for the period of October 1-31, 2015 which total \$13,073.31, the period of November 1-30, 2015 which total \$10,390.09, and the period of December 1-31, 2015 which total \$9,526.29. She asked if there were any questions. Discussion ensued regarding various invoices. Board discussion ensued regarding the expenses related to the Yorgensen's not installing the 6" drain per the variance agreement. The Board directed District Management to write a letter to the Yorgensen's requesting that they reimburse the District for additional expenses incurred related to installation of the 6" drain pipe.

On a Motion by Mr. Sherman, seconded by Mr. Kirkbride, with all in favor, the Board approved the Operations and Maintenance Expenditures for the Months of October, November, and December 2015, for the Catalina at Winkler Preserve Community Development District.

FIFTH ORDER OF BUSINESS

Update Regarding Bond Refinancing

Ms. Whelan discussed the bond refinancing with the Board. She advised Robbie Cox of MBS attended the last meeting to discuss the potential bond refinancing opportunities though items regarding deferred costs needed to be resolved prior to the refinancing. Ms. Whelan explained that deferred costs are amounts that the developer incurred prior to bonds being issued. She advised that previously the District certified that there were approximately \$300,000 in deferred costs to be reimbursed to the Developer. Counsel has reached out to the developer to see if they would be willing to waive a portion of deferred costs or take a lesser portion of deferred costs since those monies could be used to help effectuate the refunding. There is approximately \$10,000 still in the deferred cost account and what they would like the District to do before they would entertain reducing the amount of deferred costs they would accept, is to pay the remaining balance of the deferred costs. They haven't said that they would negotiate but this would be a first step. Other than the deferred cost issue, Mr. Cox believes the District would be able to refund the bonds. Discussion ensued.

SIXTH ORDER OF BUSINESS

**Consideration of Deferred Cost
Requisition #12**

Ms. Whelan discussed the requisition with the Board. Ms. Suit advised the amount of the deferred cost requisition is \$11,676.93. Discussion ensued.

On a Motion by Mr. Kirkbride, seconded by Mr. Sanchez, with all in favor, the Board approved Deferred Cost Requisition #12, in the amount of \$11,676.93, for the Catalina at Winkler Preserve Community Development District.

Mr. Sherman asked if DR Horton insisted on receiving the additional \$290,000.00 would the refunding still be able to move forward. Ms. Whelan advised they would possibly have to raise the principal amount of the bonds. Mr. Sherman asked what leverage the District has in asking that the Developer negotiate the \$290,000. Ms. Whelan advised that as of now the District is not required to pay the additional \$290,000, until such time as the District attempts to refinance the bonds and as monies are routinely transferred to the deferred cost account.

SEVENTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel
Ms. Whelan advised the drainage issue at the Yorgensen property has been resolved.
- B. District Engineer
Mr. Kayne advised the NPDES MS4 report inspection has been completed; all drainage structures were inspected. They are now working on the report which is due next month. They hope to have a draft out next week. He advised the FDEP may be looking for outfall water quality testing to be required as part of the NPDES MS4 permit. Mr. Kayne advised Barraco and Associates can provide a proposal for the work, should it be required, or the District can contract with another firm. Mr. Kayne further advised he will be providing documents related to the NPDES MS4 permit that will need to be added to the Catalina website.
- C. District Manager
Ms. Suit announced that the next meeting of the Board of Supervisors is scheduled for Tuesday, May 10, 2016 at 2:30pm.

EIGHTH ORDER OF BUSINESS

Supervisor Requests and Comments

Ms. Suit opened the floor for Supervisor requests and comments.

Mr. Sherman inquired regarding the middle lake bank restoration. Ms. Suit advised she would get estimates. Discussion ensued.

NINTH ORDER OF BUSINESS

Adjournment

Ms. Suit stated there are no other agenda items to come before the Board. She asked for a motion to adjourn the meeting.

On a Motion by Mr. Johnston, seconded by Mr. Bonito, with all in favor, the Board adjourned the meeting at 3:20 p.m. for the Catalina at Winkler Preserve Community Development District.

Tab 2

CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 9530 MARKETPLACE ROAD · SUITE 206 · FT. MYERS, FLORIDA 33912

Operation and Maintenance Expenditures January 2016 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from January 1, 2016 through January 31, 2016. This does not include expenditures previously approved by the Board.

The total items being presented:

\$8,361.91

Approval of Expenditures:

_____ Chairman

_____ Vice Chairman

_____ Assistant Secretary

Catalina at Winkler Community Development District

Paid Operation & Maintenance Expenses

January 1, 2016 Through January 31, 2016

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Barraco and Associates, Inc.	000139	16109	Engineering Services 11/15	\$ 275.00
Catalina at Winkler Homeowner's Association, Inc.	000142	Dec-15	Reimb HOA for Electric Aerator Sys 12/15	\$ 140.00
Florida Power and Light Company	000140	09846-68343 12/15	17043 Tremont St #Aerator 12/15	\$ 102.46
Florida Power and Light Company	000140	11246-08348 12/15	17213 Wrigley Cir #Aerator 12/15	\$ 31.28
Grau & Associates P.A.	000143	13742	Audit Services FYE 09/30/15	\$ 500.00
Lake Masters Aquatic Weed Control, Inc.	000144	16-00103	Monthly Aquatic Weed Control 01/16	\$ 435.00
Rizzetta & Company, Inc.	000137	2606	District Management Fees 01/16	\$ 3,470.67
Rizzetta Technology Services, LLC	000138	INV0000000931	Website Email & Hosting Services 01/16	\$ 175.00
US Bank	000141	4171450	Trustee Fees Series 2005A 12/01/15-11/30/16	<u>\$ 3,232.50</u>

Report Total

\$ 8,361.91

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

Date Received JAN 04 2016
 By/Approval HS Date _____
 Date entered JAN 07 2016
 Fund 001 GL 51300 OC 3103
 Check # _____ Invoice number 16109
 Date 12/31/2015

Catalina @ Winkler Preserve CDD
3434 Colwell Ave
Suite 200
Tampa, FL 33544

Project 22271 Catalina @ Winkler CDD

Description	Contract Amount	Percent Complete	Billed To Date	Less Previous Billing	Amount Due This Billing
01 (TM) General Consultation	4,000.00	1,158.10	46,324.00	46,324.00	0.00
02 (LS) Engineer's Report	6,000.00	100.00	6,000.00	6,000.00	0.00
03 (TM) Document Review	4,000.00	170.38	6,815.00	6,815.00	0.00
04 (LS) Meeting Representation - Addendum 1	1,500.00	100.00	1,500.00	1,500.00	0.00
05 (LS) SOP - Addendum 1	3,500.00	100.00	3,500.00	3,500.00	0.00
06 (LS) TMDL Prior Rpt Monitoring - Addendum 1	3,000.00	100.00	3,000.00	3,000.00	0.00
07 (LS) Inspection & docum. of Fac. - Addendum 1	1,500.00	100.00	1,500.00	1,500.00	0.00
08 (LS) Proactive Discharge Insp - Addendum 1	1,500.00	100.00	1,500.00	1,500.00	0.00
09 (LS) Annual Report - Addendum 1	2,500.00	100.00	2,500.00	2,500.00	0.00
10 (LS) Meeting Representation - Add 2	1,500.00	100.00	1,500.00	1,500.00	0.00
11 (LS) Inspection & Docum of Fac. - Add 2	1,500.00	100.00	1,500.00	1,500.00	0.00
12 (LS) Proactive Illicit Disch. Inspections - Add 2	1,500.00	100.00	1,500.00	1,500.00	0.00
13 (LS) Annual Report - Add 2	2,500.00	100.00	2,500.00	2,500.00	0.00
14 (LS) Meeting Representation - Add 3	1,500.00	100.00	1,500.00	1,500.00	0.00
15 (LS) Inspection & Docum of Fac - Add 3	2,500.00	100.00	2,500.00	2,500.00	0.00
16 (LS) Proactive Illicit Disch Inspec - Add 3	1,500.00	100.00	1,500.00	1,500.00	0.00
17 (LS) TMDL Rpt - Add 3	0.00	0.00	0.00	0.00	0.00
18 (LS) Annual Report - Add 3	2,500.00	100.00	2,500.00	2,500.00	0.00
19 (LS) Meeting Representation - Add 4	1,500.00	0.00	0.00	0.00	0.00
20 (LS) Inspection & Docum of Fac - Add 4	2,500.00	0.00	0.00	0.00	0.00
21 (LS) Proactive Illicit Disch Inspec - Add 4	1,500.00	0.00	0.00	0.00	0.00
22 (LS) Annual Report Preparation - Add 4	2,500.00	0.00	0.00	0.00	0.00
23 (TM) Out of Scope Services	0.00	0.00	26,353.50	26,078.50	275.00
24 (TM) Reimbursables	0.00	0.00	190.66	190.66	0.00
Total	50,500.00	226.11	114,183.16	113,908.16	275.00

23 (TM) Out of Scope Services

	Hours	Rate	Billed Amount
Professional Engineer	2.50	110.00	275.00
<i>Prepare for and attend CDD BOS meeting.</i>			
Out of Scope Services subtotal			275.00

Catalina @ Winkler Preserve CDD
Project **22271 Catalina @ Winkler CDD**

Invoice number 16109
Date 12/31/2015

Invoice total **275.00**

INVOICE

Catalina at Winkler
12650 Whitehall Drive
Fort Myers, FL 33907

DATE: December 31, 2015
INVOICE # Dec-15
FOR: Electric Service

Bill To:

Catalina at Winkler Preserve CDD
3434 Colwell Ave., Suite 200
Tampa, FL 33614

DESCRIPTION	AMOUNT
Dec - Aerator electrical service running of pool electric at Catalina	\$140.00
<div>RECEIVED JAN 15 2016</div> <div>Date Received <u>1/15/2016</u> By/Approval <u>[Signature]</u> Date <u>1/15/2016</u> Date entered <u>JAN 21 2016</u> Fund <u>001</u> GL <u>53100</u> OC <u>4311</u> Check # _____</div>	
Please make check payable to: Catalina at Winkler 12650 Whitehall Drive Ft Myers, FL 33907	
TOTAL	\$140.00



FPL

/ 27

5319098466834376420100000

Please request changes on the back.
Notes on the front will not be detected.

B 5,8

5319 7

AUTO **C0 1459

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CATALINA AT WINKLER
PRESERVE CDD
C/O RIZZETTA & COMPANY INC
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



Make check payable to FPL in U.S. funds
and mail along with this coupon to:

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
09846-68343	\$102.46	Jan 19 2016	\$

Your electric statement**Account number: 09846-68343**

For: Nov 24 2015 to Dec 29 2015 (35 days)

Customer name: CATALINA AT WINKLER

Service address: 17043 TREMONT ST # AERATOR

Statement date: Dec 29 2015

Next meter reading: Jan 27 2016

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
83.50	83.50 CR	0.00	0.00	102.46	\$102.46	Jan 19 2016

Meter reading - Meter ACD7513

Current reading 53370

Previous reading - 52429

kWh used 941

Energy usage

	Last Year	This Year
kWh this month	1468	941
Service days	34	35
kWh per day	43	27

****The electric service amount includes the following charges:**

Customer charge: \$7.46

Fuel: \$29.45

(\$0.031300 per kWh)

Non-fuel: \$57.64

(\$0.061260 per kWh)

Amount of your last bill 83.50

Payment received - Thank you 83.50 CR

Balance before new charges \$0.00

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS)

Electric service amount	94.55**
Storm charge	0.86
Gross receipts tax	2.45
Franchise charge	4.60
Total new charges	\$102.46

Total amount you owe \$102.46

- Payment received after **March 16, 2016** is considered **LATE**; a late payment charge of **1%** will apply.
- The number of days included in your bill can vary month to month. So even if you use the same amount of energy per day, your bill may be higher this month due to greater number of service days. Visit www.FPL.com for more information.
- The Florida Public Service Commission approved changes that result in a net decrease to FPL's rates, which will apply to your bill beginning Jan. 2016. Learn more about the changes at www.FPL.com/rates.

RECEIVEDDate received JAN 0 4 2016M approval [Signature] Date Date entered JAN 0 7 2016Fund 061 GL 53100 OC 4311Check #

Please have your account number ready when contacting FPL.

Customer service: 1-800-375-2434

Outside Florida: 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243)

Hearing/speech impaired: 711 (Relay Service)

Online at: www.FPL.com

FPL

Your electric statement

For: Nov 24 2015 to Dec 29 2015 (35 days)

Customer name: CATALINA AT WINKLER

Service address: 17213 WRIGLEY CIR # AERATOR

Account number: 11246-08348

Statement date: Dec 29 2015

Next meter reading: Jan 27 2016

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
59.61	59.61 CR	0.00	0.00	31.28	\$31.28	Jan 19 2016

Meter reading - Meter ACD7626

Current reading 23756

Previous reading - 23524

kWh used 232

Energy usage

	Last Year	This Year
kWh this month	661	232
Service days	34	35
kWh per day	19	7

****The electric service amount includes the following charges:**

Customer charge: \$7.46

Fuel: \$7.26

(\$0.031300 per kWh)

Non-fuel: \$14.20

(\$0.061260 per kWh)

Amount of your last bill 59.61

Payment received - Thank you 59.61 CR

Balance before new charges \$0.00

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS)

Electric service amount 28.92**

Storm charge 0.21

Gross receipts tax 0.75

Franchise charge 1.40

Total new charges

\$31.28

Total amount you owe

\$31.28

- Payment received after **March 16, 2016** is considered **LATE**; a late payment charge of **1%** will apply.
- The number of days included in your bill can vary month to month. So even if you use the same amount of energy per day, your bill may be higher this month due to greater number of service days. Visit www.FPL.com for more information.
- The Florida Public Service Commission approved changes that result in a net decrease to FPL's rates, which will apply to your bill beginning Jan. 2016. Learn more about the changes to your bill www.FPL.com/rates.

RECEIVED

Date received JAN 04 2016

By/for approval [Signature] Date

Date entered JAN 07 2016

Fund 001 GL 5300 OC 4311

Check #



Please have your account number ready when contacting FPL.

Customer service: 1-800-375-2434

Outside Florida: 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243)

Hearing/speech impaired: 711 (Relay Service)

Online at: www.FPL.com

Grau and Associates

2700 N. Military Trail, Suite 350
Boca Raton, FL 33431-
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

Catalina at Winkler Preserve Comm. Dev. District
9530 Marketplace Road
Suite 206
Fort Myers, FL 33912

Invoice No. 13742
Date 01/04/2016

SERVICE	AMOUNT
Audit FYE 09/30/2015	\$ 500.00
Current Amount Due	\$ 500.00

RECEIVED

date received 01/08/2016

Approval [Signature] Date

date entered JAN 12 2016

fund 001 GL 51300 OC 3202

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
500.00	0.00	0.00	0.00	0.00	500.00

Payment due upon receipt.

Lake Masters Aquatic Weed Control, Inc.
P.O. Box 2300
Palm City, FL 34991
Toll Free: 1-877-745-5729

Invoice

DATE	INVOICE #
1/1/2016	16-00103

Bill To:

CATALINA AT WINKLER PRESERVE CDD
3434 COLWELL AVENUE., SUITE 200
TAMPA, FL 33614

susan.oraczewski@lakemasters.com	P.O. NO.	TERMS	REP	PROJECT
		Net 30	JLM	

QUANTITY	DESCRIPTION	RATE	AMOUNT
	MONTHLY SERVICE - AQUATIC WEED CONTROL	435.00	435.00
	6.00% SALES TAX	6.00%	0.00
	<p>Date Rec'd Rizzetta & Co., Inc. <u>JAN 05 2015</u></p> <p>D/M approval <u>KS</u> Date <u> </u></p> <p>Date entered <u>JAN 21 2016</u></p> <p>Fund <u>001</u> GL <u>53800</u> OC <u>4605</u></p> <p>Check # <u> </u></p>		

THIS INVOICE AND SERVICE IS FOR THE MONTH INDICATED IN THE DATE SECTION ABOVE.

Total	\$435.00
Payments/Credits	\$0.00
Balance Due	\$435.00

RIZZETTA & COMPANY, INC.

5020 W Linebaugh Avenue

Suite 200

Tampa, FL 33624

DATE	INVOICE NO.
1/1/2016	2606

BILL TO
CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT 3434 Colwell Avenue, Suite 200 Tampa, Florida 33614

TERMS	PROJECT
Due Upon Rec't	327 - CDD

ITEM	DESCRIPTION	QTY	RATE	AMOUNT
	PROFESSIONAL FEES:			
DM	District Management Services		3101 1,604.00	1,604.00
ADMIN	Administrative Services		3100 450.00	450.00
ACTG	Accounting Services		3201 1,000.00	1,000.00
FC	Financial Consulting Services		3111 416.67	416.67
	Services for the period January 1, 2016 through January 31, 2016			
	<p>DEC 3 0 REC'D</p> <p>Date Rec'd Rizzetta & Co., Inc. _____</p> <p>D/M approval <u>KS</u> Date _____</p> <p>Date entered _____ DEC 3 0 2015</p> <p>Fund <u>601</u> GL <u>51300</u> OC <u>*</u></p> <p>Check # _____</p>			

Total	\$3,470.67
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Rizzetta Technology Services
5020 W Linebaugh Ave.
Suite 200
Tampa FL 33624

Invoice

Date	Invoice #
1/1/2016	INV0000000931

Bill To:

CATALINA AT WINKLER PRESERVE CDD
3434 Colwell Avenue, Suite 200
Tampa FL 33614

Services for the month of		Terms	Client Number	
January			00327	
Description	Qty	Rate	Amount	
EMail Hosting	5	\$15.00	\$75.00	
Website Hosting Services	1	\$100.00	\$100.00	
<div>DEC 16 REC'D</div> <div>Date Rec'd Rizzetta & Co., Inc. _____</div> <div>D/M approval <u>KS</u> Date _____</div> <div>Date entered _____ DEC 16 2015</div> <div>Fund <u>001</u> GL <u>51300</u> OC <u>5103</u></div> <div>Check # _____</div>		Subtotal	\$175.00	
		Total	\$175.00	



Corporate Trust Services
EP-MN-WN3L
60 Livingston Ave.
St. Paul, MN 55107

Invoice Number: 4171450
Account Number: 4076055616
Invoice Date: 12/24/2015
Direct Inquiries To: MARY JANICE ENTSMINGER
Phone: 407-835-3810

CATALINA AT WINKLER PRESERVE CDD
WILLIAM RIZZETTA DISTRICT MANAGER
3434 COLWELL AVENUE STE 200
TAMPA, FL 33614

**CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2005A**

The following is a statement of transactions pertaining to your account. For further information, please review the attached.

STATEMENT SUMMARY

PLEASE REMIT BOTTOM COUPON PORTION OF THIS PAGE WITH CHECK PAYMENT OF INVOICE.

TOTAL AMOUNT DUE

\$3,232.50

All invoices are due upon receipt.

RECEIVED
Date Received: 1/15/2016
By: [Signature] Date: [Signature]
Date entered: JAN 07 2016
Fund: 001 GLS1300 OC 3105
Check #

Please detach at perforation and return bottom portion of the statement with your check, payable to U.S. Bank.

**CATALINA AT WINKLER PRESERVE COMMUNITY
DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2005A**

Invoice Number: 4171450
Account Number: 4076055616
Current Due: \$3,232.50

Direct Inquiries To: MARY JANICE ENTSMINGER
Phone: 407-835-3810

Wire Instructions:

U.S. Bank
ABA # 091000022
Acct # 1-801-5013-5135
Trust Acct # 4076055616
Invoice # 4171450
Attn: Fee Dept St. Paul

Please mail payments to:

U.S. Bank
CM-9690
PO BOX 70870
St. Paul, MN 55170-9690



Corporate Trust Services
EP-MN-WN3L
60 Livingston Ave.
St. Paul, MN 55107

Invoice Number: 4171450
Invoice Date: 12/24/2015
Account Number: 4076055616
Direct Inquiries: MARY JANICE ENTSMINGER
Phone: 407-835-3810

**CATALINA AT WINKLER PRESERVE COMMUNITY
DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2005A**

Accounts Included 26006 4076055607 4076055616 4076055625 4076055634 4076055643
In This Relationship: 4076055670

CURRENT CHARGES SUMMARIZED FOR ENTIRE RELATIONSHIP

Detail of Current Charges	Volume	Rate	Portion of Year	Total Fees
04280 Administration	1.00	3,000.00	100.00%	\$3,000.00
Subtotal Administration Fees - In Advance 12/01/2015 - 11/30/2016				\$3,000.00
Incidental Expenses	3,000.00	0.0775		\$232.50
Subtotal Incidental Expenses				\$232.50
TOTAL AMOUNT DUE				\$3,232.50

CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 9530 MARKETPLACE ROAD · SUITE 206 · FT. MYERS, FLORIDA 33912

Operation and Maintenance Expenditures February 2016 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from February 1, 2016 through February 29, 2016. This does not include expenditures previously approved by the Board.

The total items being presented: **\$13,485.53**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Catalina at Winkler Preserve Community Development District

Paid Operation & Maintenance Expenditures

February 1, 2016 Through February 29, 2016

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Aquatic Systems, Inc.	000158	0000332177	Quarterly Aerator Maintenance 02/16	\$ 238.00
Aquatic Systems, Inc.	000158	0000332178	Quarterly Fountain Maintenance 02/16	\$ 110.00
Barraco and Associates, Inc.	000150	16185	Engineering Services 01/16	\$ 3,625.00
Florida Power and Light Company	000148	09846-68343 01/16	17043 Tremont St #Aerator 01/16	\$ 84.01
Florida Power and Light Company	000148	11246-08348 01/16	17213 Wrigley Cir #Aerator 01/16	\$ 35.97
Floyd Johnston	000153	BJ020916	Board of Supervisors Meeting 02/09/16	\$ 200.00
Grau & Associates P.A.	000152	13828	Progress Billing Audit Services FYE 09/30/15	\$ 2,000.00
Hopping Green & Sams	000149	85976	General/Monthly Legal Services 12/15	\$ 93.50
Hopping Green & Sams	000159	86265	General/Monthly Legal Services 01/16	\$ 614.38
John E. Kirkbride	000154	JK020916	Board of Supervisors Meeting 02/09/16	\$ 200.00
Keith Sherman	000157	KS020916	Board of Supervisors Meeting 02/09/16	\$ 200.00
Lake Masters Aquatic Weed Control, Inc.	000160	16-00905	Monthly Aquatic Weed Control 02/16	\$ 435.00
Lee County Comm Dev/Public Works Center	000155	1972	Annual Regulatory Program & Surveillance Fee 2016	\$ 560.00
Louis G. Sanchez	000156	LS020916	Board of Supervisors Meeting 02/09/16	\$ 200.00
Prager & Co., LLC	000161	5702	Annual Dissemination Agent Fee FY 2015-2016	\$ 1,000.00
Richard Bonito	000151	RB020916	Board of Supervisors Meeting 02/09/16	\$ 200.00
Rizzetta & Company, Inc.	000145	2718	District Management Services 02/16	\$ 3,470.67
Rizzetta Technology Services, LLC	000146	INV0000001013	Website & Email Hosting Services 02/16	\$ 175.00
The Breeze Corporation	000147	101845 01/27/16	Legal Advertising 01/16	\$ 44.00
Report Total				\$ 13,485.53



Aquatic Systems, Inc.

LAKE & WETLAND MANAGEMENT SERVICES

2100 NW 33rd Street Pompano Beach, FL 33069

1-800-432-4302 - Fax (954) 977-7877

Invoice

INVOICE DATE: 2/1/2016

INVOICE NUMBER: 0000332177

CUSTOMER NUMBER: 0590680

PO NUMBER:

PAYMENT TERMS: Net 30

Catalina@Winkler CDD-AM
C/O Rizzetta & Company
3434 Colwell Ave., Suite 200
Tampa, FL 33614

QTY ORD	ITEM DESCRIPTION	U/M	UNIT PRICE	EXT PRICE
1	Quarterly Aerator Maintenance - February		238.00	238.00

RECEIVED
Date Heco Rizzetta & Co., Inc. FEB 01 2016
U/M approval RS Date _____
Date entered FEB 02 2016
Fund 001 GL 53800 OC 4601
Check # _____

SALES TAX: \$0.00

LESS PAYMENT: \$0.00

TOTAL DUE: \$238.00

A 1.5% FINANCE CHARGE IS ADDED TO BALANCES 31 OR MORE DAYS PAST DUE

PLEASE RETURN THIS PORTION WITH PAYMENT.
MAKE CHECKS PAYABLE TO: **Aquatic Systems, Inc.**

Address Changes (Note on Back of this Slip)
Please include contact name and phone number

DATE: 2/1/2016

INVOICE NUMBER: 0000332177

CUSTOMER NUMBER: 0590680

TOTAL AMOUNT DUE: \$238.00

Aquatic Systems, Inc.
2100 NW 33rd Street
Pompano Beach, FL 33069

AMOUNT PAID:

THANK YOU FOR YOUR BUSINESS!



Aquatic Systems, Inc.

LAKE & WETLAND MANAGEMENT SERVICES

2100 NW 33rd Street Pompano Beach, FL 33069

1-800-432-4302 - Fax (954) 977-7877

Invoice

INVOICE DATE: 2/1/2016

INVOICE NUMBER: 0000332178

CUSTOMER NUMBER: 0590780

PO NUMBER:

PAYMENT TERMS: Net 30

Catalina@Winkler CDD-FM
C/O Rizzetta & Company
3434 Colwell Ave., Suite 200
Tampa, FL 33614

QTY ORD	ITEM DESCRIPTION	U/M	UNIT PRICE	EXT PRICE
1	Quarterly Fountain Maintenance - February		110.00	110.00

Date Hec Rizzetta & Co., Inc. _____

U/M approval RS Date _____

Date entered FEB 02 2016

Fund 001 GL 53800 OC 4601

Check # _____

SALES TAX: \$0.00

LESS PAYMENT: \$0.00

TOTAL DUE: \$110.00

A 1.5% FINANCE CHARGE IS ADDED TO BALANCES 31 OR MORE DAYS PAST DUE

PLEASE RETURN THIS PORTION WITH PAYMENT.
MAKE CHECKS PAYABLE TO: **Aquatic Systems, Inc.**

Address Changes (Note on Back of this Slip)
Please include contact name and phone number

DATE: 2/1/2016

INVOICE NUMBER: 0000332178

CUSTOMER NUMBER: 0590780

TOTAL AMOUNT DUE: \$110.00

Aquatic Systems, Inc.
2100 NW 33rd Street
Pompano Beach, FL 33069

AMOUNT PAID:

THANK YOU FOR YOUR BUSINESS!

Barraco and Associates

2271 McGregor Boulevard, Suite 100
Fort Myers, FL 33901

Catalina @ Winkler Preserve CDD

3434 Colwell Ave

Suite 200

Tampa, FL 33544

ate neccunizzella & co., inc.

Approval KS Date

Entered FEB 08 2016

Invoice number

16185

Date

01/31/2016

und 001 GL 51300 OC 3103

check #

Project 22271 Catalina @ Winkler CDD

Description	Contract Amount	Percent Complete	Billed To Date	Less Previous Billing	Amount Due This Billing
01 (TM) General Consultation	4,000.00	1,158.10	46,324.00	46,324.00	0.00
02 (LS) Engineer's Report	6,000.00	100.00	6,000.00	6,000.00	0.00
03 (TM) Document Review	4,000.00	170.38	6,815.00	6,815.00	0.00
04 (LS) Meeting Representation - Addendum 1	1,500.00	100.00	1,500.00	1,500.00	0.00
05 (LS) SOP - Addendum 1	3,500.00	100.00	3,500.00	3,500.00	0.00
06 (LS) TMDL Prior Rpt Monitoring - Addendum 1	3,000.00	100.00	3,000.00	3,000.00	0.00
07 (LS) Inspection & docum. of Fac. - Addendum 1	1,500.00	100.00	1,500.00	1,500.00	0.00
08 (LS) Proactive Discharge Insp - Addendum 1	1,500.00	100.00	1,500.00	1,500.00	0.00
09 (LS) Annual Report - Addendum 1	2,500.00	100.00	2,500.00	2,500.00	0.00
10 (LS) Meeting Representation - Add 2	1,500.00	100.00	1,500.00	1,500.00	0.00
11 (LS) Inspection & Docum of Fac. - Add 2	1,500.00	100.00	1,500.00	1,500.00	0.00
12 (LS) Proactive Illicit Disch. Inspections - Add 2	1,500.00	100.00	1,500.00	1,500.00	0.00
13 (LS) Annual Report - Add 2	2,500.00	100.00	2,500.00	2,500.00	0.00
14 (LS) Meeting Representation - Add 3	1,500.00	100.00	1,500.00	1,500.00	0.00
15 (LS) Inspection & Docum of Fac - Add 3	2,500.00	100.00	2,500.00	2,500.00	0.00
16 (LS) Proactive Illicit Disch Insp - Add 3	1,500.00	100.00	1,500.00	1,500.00	0.00
17 (LS) TMDL Rpt - Add 3	0.00	0.00	0.00	0.00	0.00
18 (LS) Annual Report - Add 3	2,500.00	100.00	2,500.00	2,500.00	0.00
19 (LS) Meeting Representation - Add 4	1,500.00	25.00	375.00	0.00	375.00
20 (LS) Inspection & Docum of Fac - Add 4	2,500.00	75.00	1,875.00	0.00	1,875.00
21 (LS) Proactive Illicit Disch Insp - Add 4	1,500.00	75.00	1,125.00	0.00	1,125.00
22 (LS) Annual Report Preparation - Add 4	2,500.00	10.00	250.00	0.00	250.00
23 (TM) Out of Scope Services	0.00	0.00	26,353.50	26,353.50	0.00
24 (TM) Reimbursables	0.00	0.00	190.66	190.66	0.00
Total	50,500.00	233.28	117,808.16	114,183.16	3,625.00

Invoice total **3,625.00**

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
16185	01/31/2016	3,625.00	3,625.00				
	Total	3,625.00	3,625.00	0.00	0.00	0.00	0.00



/ 27

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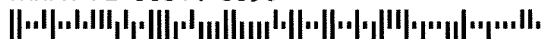
Please request changes on the back.
Notes on the front will not be detected.

B 4,5,8 5319 2

AUTO **C0 1459
1 120090



CATALINA AT WINKLER
PRESERVE CDD
C/O RIZZETTA & COMPANY INC
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



Make check payable to FPL in U.S. funds
and mail along with this coupon to:

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
09846-68343	\$84.01	Feb 17 2016	\$ 84.01

Your electric statement

For: Dec 29 2015 to Jan 27 2016 (29 days)

Customer name: CATALINA AT WINKLER

Service address: 17043 TREMONT ST # AERATOR

Account number: 09846-68343

Statement date: Jan 27 2016

Next meter reading: Feb 25 2016

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
102.46	102.46 CR	0.00	0.00	84.01	\$84.01	Feb 17 2016

Meter reading - Meter ACD7513

Current reading 54150
Previous reading - 53370
kWh used 780

Energy usage

	Last Year	This Year
kWh this month	1310	780
Service days	30	29
kWh per day	44	27

****The electric service amount includes the following charges:**

Customer charge: \$7.46
Fuel: \$22.67
(\$0.029070 per kWh)
Non-fuel: \$47.39
(\$0.060760 per kWh)

Amount of your last bill 102.46
Payment received - Thank you 102.46 CR
Balance before new charges \$0.00

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS)

Electric service amount 77.52**
Storm charge 0.71
Gross receipts tax 2.01
Franchise charge 3.77
Total new charges \$84.01

Total amount you owe \$84.01

- Payment received after **April 19, 2016** is considered **LATE**; a late payment charge of **1%** will apply.

ate recd rizzetta & co., inc.
/Mapproval KS Date 2/17/16
ate entered FEB 02 2016
und 001 GL 53100 OC 4311
book #

Please have your account number ready when contacting FPL.
Customer service: 1-800-375-2434
Outside Florida: 1-800-226-3545
To report power outages: 1-800-4OUTAGE (468-8243)
Hearing/speech impaired: 711 (Relay Service)
Online at: www.FPL.com





FPL

2 120090

/ 27

5319112460834827953000000

Please request changes on the back.
Notes on the front will not be detected.

B 4,5,8 5319 2

CATALINA AT WINKLER
PRESERVE CDD
C/O RIZZETTA & COMPANY INC
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Make check payable to FPL in U.S. funds
and mail along with this coupon to:

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
11246-08348	\$35.97	Feb 17 2016	\$ 35.97

Your electric statement**Account number: 11246-08348**

For: Dec 29 2015 to Jan 27 2016 (29 days) !

Customer name: CATALINA AT WINKLER

Service address: 17213 WRIGLEY CIR # AERATOR

Statement date: Jan 27 2016

Next meter reading: Feb 25 2016

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
31.28	31.28 CR	0.00	0.00	35.97	\$35.97	Feb 17 2016

Meter reading - Meter ACD7626

Current reading 24043
Previous reading - 23756
kWh used 287

Energy usage

	Last Year	This Year
kWh this month	578	287
Service days	30	29
kWh per day	19	10

****The electric service amount includes the following charges:**

Customer charge: \$7.46
Fuel: \$8.34
(\$0.029070 per kWh)
Non-fuel: \$17.44
(\$0.060760 per kWh)

Amount of your last bill 31.28
Payment received - Thank you 31.28 CR
Balance before new charges \$0.00

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS)

Electric service amount 33.24**
Storm charge 0.26
Gross receipts tax 0.86
Franchise charge 1.61
Total new charges \$35.97

Total amount you owe \$35.97

- Payment received after **April 19, 2016** is considered **LATE**; a late payment charge of 1% will apply.

att: necc rizzetta & co., inc.
/ Managerial KS Date FEB 02 2016
reentered
ind 001 GL 53100 OC 4311



FPL

Please have your account number ready when contacting FPL.
Customer service: 1-800-375-2434
Outside Florida: 1-800-226-3545
To report power outages: 1-800-4OUTAGE (468-8243)
Hearing/speech impaired: 711 (Relay Service)
Online at: www.FPL.com

Date Rec'd Rizzetta & Co., Inc. FEB 11 2016

**CATALINA AT WINKLER PRESERVE CDD
SUPERVISOR PAY REQUEST**

D/M approval YES Date _____

Date entered FEB 11 2016

Meeting Date: February 9, 2016

Fund 001 GL 51100 OC 1101

Check # _____

Name of Board Supervisor	Check if present	Travel Reimbursement
* Keith Sherman	X	
* John Kirkbride	X	
* Butch Johnston	X	
* Richard Bonito <u>Dan</u>	X	
* Louis Sanchez	X	

*Supervisors to be paid if present

EXTENDED MEETING TIMECARD

Meeting Start Time:	<u>2:35 pm</u>
Meeting End Time:	<u>3:20 pm</u>
Total Meeting Time:	

Time Over Three (3) Hours: _____

Total at \$175 per Hour: _____

Bill Client for above?	yes	<u>no</u>
Accumulate for future billing?	yes	<u>no</u>

Kristen Sutt

Please forward completed timecard to Marcia Eannetta and copy Susan Garcia.

Grau and Associates

2700 N. Military Trail, Suite 350
Boca Raton, FL 33431-
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

Catalina at Winkler Preserve Comm. Dev. District
9530 Marketplace Road
Suite 206
Fort Myers, FL 33912

Invoice No. 13828
Date 02/03/2016

SERVICE

AMOUNT

Audit FYE 09/30/2015

\$ 2,000.00

Current Amount Due

\$ 2,000.00

Date Rec'd Rizzetta & Co., Inc. FEB 05 2016
D/M approval NS Date _____
Date entered FEB 08 2016
Fund 001 GL 51300 OC 3202
Check # _____

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
2,500.00	0.00	0.00	0.00	0.00	2,500.00

Payment due upon receipt.

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

STATEMENT

January 25, 2016

Catalina at Winkler Preserve CDD
c/o Rizzetta & Company, Inc
3434 Colwell Ave
Suite 200
Tampa, FL 33614

Bill Number 85976
Billed through 12/31/2015

General Counsel/Monthly Meeting
CATCDD 00001 MCE

RECEIVED
HOPPING GREEN & SAMSON, INC. FEB 12 2016
Approval JS Date
Entered FEB 02 2016
no 001 GL51400 OC 3107

FOR PROFESSIONAL SERVICES RENDERED

12/15/15	LCW	Confer with staff regarding status of resident installation of drainage pipe.	0.10 hrs
12/30/15	CGS	Monitor proposed legislation which may impact district.	0.20 hrs
Total fees for this matter			\$93.50

MATTER SUMMARY

Stuart, Cheryl G.	0.20 hrs	355 /hr	\$71.00
Whelan, Lindsay C.	0.10 hrs	225 /hr	\$22.50

TOTAL FEES \$93.50

TOTAL CHARGES FOR THIS MATTER

\$93.50

BILLING SUMMARY

Stuart, Cheryl G.	0.20 hrs	355 /hr	\$71.00
Whelan, Lindsay C.	0.10 hrs	225 /hr	\$22.50

TOTAL FEES \$93.50

TOTAL CHARGES FOR THIS BILL

\$93.50

Please include the bill number on your check.

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

STATEMENT

February 12, 2016

Catalina at Winkler Preserve CDD
c/o Rizzetta & Company, Inc
3434 Colwell Ave
Suite 200
Tampa, FL 33614

Bill Number 86265
Billed through 01/31/2016

General Counsel/Monthly Meeting
CATCDD 00001 MCE

Date Rec'd Rizzetta & Co., Inc. FEB 17 2016

D/M approval _____ Date _____

Date entered _____

Fund 001 GL _____ OC _____

Check # _____

FOR PROFESSIONAL SERVICES RENDERED

01/06/16	MCE	Review tasks to be completed; prepare for board meeting.	0.40 hrs
01/07/16	KEM	Prepare letter to developer regarding waiver of deferred costs.	0.90 hrs
01/20/16	MCE	Research best management specifications regarding stormwater management agreements.	0.20 hrs
01/25/16	JLE	Review auditor letter; prepare response.	0.20 hrs
01/25/16	LCW	Confer with staff regarding reportable matters for fiscal year 2015 audit.	0.10 hrs
01/25/16	JLG	Prepare response to auditor letter.	0.70 hrs
01/26/16	LCW	Review tentative agenda.	0.10 hrs
01/29/16	CNG	Research best management specifications regarding stormwater management agreements.	0.20 hrs
01/31/16	CGS	Monitor proposed legislation which may impact district.	0.30 hrs
Total fees for this matter			\$609.50

DISBURSEMENTS

Copying Charges	2.00
Postage	2.88
Total disbursements for this matter	\$4.88

MATTER SUMMARY

Stuart, Cheryl G.	0.30 hrs	355 /hr	\$106.50
Gates, Clark N.	0.20 hrs	215 /hr	\$43.00
Earlywine, Jere L.	0.20 hrs	275 /hr	\$55.00
Gillis, Jennifer L. - Legal Assistant	0.70 hrs	105 /hr	\$73.50

Ibarra, Katherine E. - Paralegal	0.90 hrs	125 /hr	\$112.50
Whelan, Lindsay C.	0.20 hrs	225 /hr	\$45.00
Eckert, Michael C.	0.60 hrs	290 /hr	\$174.00

TOTAL FEES	\$609.50
TOTAL DISBURSEMENTS	\$4.88

TOTAL CHARGES FOR THIS MATTER	\$614.38
--------------------------------------	-----------------

BILLING SUMMARY

Stuart, Cheryl G.	0.30 hrs	355 /hr	\$106.50
Gates, Clark N.	0.20 hrs	215 /hr	\$43.00
Earlywine, Jere L.	0.20 hrs	275 /hr	\$55.00
Gillis, Jennifer L. - Legal Assistant	0.70 hrs	105 /hr	\$73.50
Ibarra, Katherine E. - Paralegal	0.90 hrs	125 /hr	\$112.50
Whelan, Lindsay C.	0.20 hrs	225 /hr	\$45.00
Eckert, Michael C.	0.60 hrs	290 /hr	\$174.00

TOTAL FEES	\$609.50
TOTAL DISBURSEMENTS	\$4.88

TOTAL CHARGES FOR THIS BILL	\$614.38
------------------------------------	-----------------

Please include the bill number on your check.

RECEIVED
FEB 16 2016

Date Received 2/16/2016
By/Approval KS Date 2/17/2016
Date entered FEB 17 2016
and 001 GL 51400 OC 3107

Invoice

Lake Masters Aquatic Weed Control, Inc.
P.O. Box 2300
Palm City, FL 34991
Toll Free: 1-877-745-5729

DATE	INVOICE #
2/1/2016	16-00905

Bill To:
CATALINA AT WINKLER PRESERVE CDD 3434 COLWELL AVENUE., SUITE 200 TAMPA, FL 33614

susan.oraczewski@lakemasters.com	P.O. NO.	TERMS	REP	PROJECT
		Net 30	JLM	

QUANTITY	DESCRIPTION	RATE	AMOUNT
	MONTHLY SERVICE - AQUATIC WEED CONTROL	435.00	435.00
	6.00% SALES TAX	6.00%	0.00
			FEB 01 2016
			Date Rec'd Rizzotto & Co., Inc. _____
			D/M approval <u>RS</u> Date _____
			Date entered FEB 02 2016 _____
			Fund <u>001</u> GL <u>53800</u> OC <u>4605</u> _____
			Check # _____

THIS INVOICE AND SERVICE IS FOR THE MONTH INDICATED IN THE DATE SECTION ABOVE.

Total \$435.00

Payments/Credits \$0.00

Balance Due \$435.00



LEE COUNTY
SOUTHWEST FLORIDA

Invoice

BILL TO

Catalina at Winkler Preserve
Ms. Kristen Suit
Rizzetta and Company, Inc.
9530 Marketplace Road, Suite 206
Ft. Myers, FL 33912

FROM

LEE COUNTY NATURAL RESOURCES
1500 Monroe Street
Fort Myers, FL 33901

DATE	INVOICE #	TERMS
2/1/2016	1972	Net 30

DESCRIPTION	QTY	RATE	AMOUNT
Year 2016 Annual Regulatory Program and Surveillance Fees for Municipal Separate Storm Sewer System Permit		560.00	560.00
Date Rec'd Rizzetta & Co., Inc. <u>FEB 04 2016</u>			
D/M approval <u>[Signature]</u> Date <u>FEB 05 2016</u>			
Date entered _____			
Fund <u>001</u> GL <u>5/300</u> OC <u>4902</u>			
Check # _____			
Make Checks Payable to: LEE COUNTY BOARD OF COUNTY COMMISSIONERS (LEE COUNTY BOCC)			TOTAL \$560.00

Please Remit to:
Lee County Comm. Dev/Public Works Center
1500 Monroe Street, 4th Floor Fort Myers, FL 33901
Attn: Fiscal Pool

For Questions, please call Amanda Wilson 239-533-8551



John E. Manning
District One

Cecil L. Pendergrass
District Two

Larry Kiker
District Three

Brian Hamman
District Four

Frank Mann
District Five

Roger Desjardais
County Manager

Richard Wm. Wesch
County Attorney

Donna Marie Collins
Hearing Examiner

February 1, 2016

CATALINA AT WINKLER PRESERVE CDD
Kristen Suit, District Manager
Rizzetta & Company, Inc
9530 Marketplace Road, Suite 206
Ft. Myers, FL 33912

SUBJECT: NPDES Permit Fee Allocation

Dear Ms. Suit:

Please find the enclosed Invoice No. 1972 in the amount of \$560.00 representing the Catalina at Winkler Preserve Community Development District's cost share for the 2016 Stormwater Annual Surveillance Fee. The fees are delineated in the attached "Cycle 3 Year 5 NPDES MS4 Permit Fees Chapter 62-4 versus proposed ILA" spreadsheet. The fee remains unchanged from prior years and relevant back-up is provided for your information.

Should you require any further information, do not hesitate to contact this office.

Sincerely,

DEPARTMENT OF PUBLIC WORKS
Division of Natural Resources

Keith Kibbey
Operations Manager

Enclosures

Cycle 3 Year 5 NPDES MS4 Permit Fees Chapter 62-4 versus proposed ILA

Municipal Fees	Permit Fees per Chapter 62-4	Proposed by Agreement	Net Savings by Agreement
Bonita Springs	\$ 1,987	\$ 1,301	\$ 686
Cape Coral	\$ 7,054	\$ 4,574	\$ 2,480
Fort Myers	\$ 3,001	\$ 1,845	\$ 1,155
Fort Myers Beach	\$ 314	\$ 186	\$ 128
Sanibel	\$ 289	\$ 192	\$ 97
Lee County	\$ 14,092	\$ 10,238	\$ 3,854
Municipal Sub-Total	\$ 26,736	\$ 18,336	\$ 8,400

District Fees

San Carlos Estates	\$ 1,875	\$ 560	\$ 1,315
Bay Creek/Bayside	\$ 1,875	\$ 560	\$ 1,315
Brooks	\$ 1,875	\$ 560	\$ 1,315
Gateway	\$ 1,875	\$ 560	\$ 1,315
East Mulloch	\$ 1,875	\$ 560	\$ 1,315
East County	\$ 1,875	\$ 560	\$ 1,315
FDOT	\$ 1,875	\$ 560	\$ 1,315
River Ridge	\$ 1,875	\$ 560	\$ 1,315
Heritage Palms	\$ 1,875	\$ 560	\$ 1,315
Lucaya	\$ 1,875	\$ 560	\$ 1,315
Miromar Lakes	\$ 1,875	\$ 560	\$ 1,315
River Hall	\$ 1,875	\$ 560	\$ 1,315
Catalina at Winkler			
Preserve	\$ 1,875	\$ 560	\$ 1,315
CFM CDD	\$ 1,875	\$ 560	\$ 1,315
Colonial Country Club	\$ 1,875	\$ 560	\$ 1,315
Districts Sub-Total	\$ 28,125	\$ 8,400	\$ 19,725

	W/O Agreement	W/ Agreement	Savings
Permit Total	\$ 54,861	\$ 26,736	\$ 28,125

The Permit Fee is established by Chapter 62-4 F.A.C.

"For permitted counties with populations greater than 100,000 the permit fee is \$13,000 plus \$0.025 times the total permitted population. (b) Except as provided in paragraph 62-4.052(10)(c), F.A.C., permittees and co-permittees to each permit will be invoiced individually for their respective share of the annual fee. The individual fee shall be pro-rated based on the percentage of each co-permittee's population as compared to the total permit population listed above. Additional fees apply as follows:

1. Invoices under this subsection shall be a minimum of \$100 to cover processing costs.
2. For co-permittees that do not have associated populations, such as Florida Department of Transportation Districts and Drainage Districts, other than existing state water management districts, the fee shall be \$1,875.

(c) For convenience, co-permittees of any one permit may choose to receive only one invoice to cover the entire annual fee. In order to receive one invoice, co-permittees to any one permit shall:

1. Mutually agree to share the cost of the annual fee and be party to an executed interlocal agreement for cost sharing among all co-permittees.
2. Designate a specific co-permittee to act as representative for all co-permittees regarding the annual fee. The fee designee shall notify the Department in writing, not less than 120 days prior to the end of a calendar year, that only one invoice will be required for the annual fee for the forthcoming calendar year."

Prager & Co., LLC

Invoice

Attn: Mary Danielsen
 c/o Disclosure Services, LLC
 152 Lincoln Avenue
 Winter Park, FL 32789
 Phone # 407-622-0296
 Fax # 407-622-0135
 E-mail mdanielsen@disclosureservices.info

Date	Invoice #
2/15/2016	5702

Bill To
Catalina at Winkler Preserve CDD c/o Rizzetta & Company

Terms	Due Date
Net 30	3/16/2016

Description	Amount
Special Assessment Bonds, Series 2005 <div style="text-align: right;"> Date Rec'd Rizzetta & Co., Inc. FEB 16 2016 D/M approval <u>KS</u> Date _____ Date entered FEB 17 2016 Fund <u>001</u> GL <u>51300</u> OC <u>3104</u> Check # _____ </div>	1,000.00

Dissemination Agent Fees FY2016	Total	\$1,000.00
	Payments/Credits	\$0.00
	Balance Due	\$1,000.00

RIZZETTA & COMPANY, INC.

5020 W Linebaugh Avenue

Suite 200

Tampa, FL 33624

DATE	INVOICE NO.
2/1/2016	2718

BILL TO
CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT 3434 Colwell Avenue, Suite 200 Tampa, Florida 33614

TERMS	PROJECT
Due Upon Rec't	327 - CDD

ITEM	DESCRIPTION	QTY	RATE	AMOUNT
DM ADMIN ACTG FC	PROFESSIONAL FEES:			
	District Management Services -3101		1,604.00	1,604.00
	Administrative Services 3100		450.00	450.00
	Accounting Services -3201		1,000.00	1,000.00
	Financial Consulting Services 3111		416.67	416.67
	Services for the period February 1, 2016 through February 29, 2016			
	RECEIVED			
	Date Rec'd Rizzetta & Co., Inc. <u>JAN 25 2016</u>			
	D/M approval <u>[Signature]</u> Date <u>JAN 27 2016</u>			
	Date entered <u>JAN 27 2016</u>			
	Fund <u>001</u> GL <u>513000C</u> <u>VARIOUS</u>			
	Check # _____			

Total	\$3,470.67
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Rizzetta Technology Services
5020 W Linebaugh Ave.
Suite 200
Tampa FL 33624

Invoice

Date	Invoice #
2/1/2016	INV0000001013

Bill To:

CATALINA AT WINKLER PRESERVE CDD
3434 Colwell Avenue, Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
February		00327

Description	Qty	Rate	Amount
Email Hosting	5	\$15.00	\$75.00
Website Hosting Services	1	\$100.00	\$100.00
<div>RECEIVED JAN 27 2016 Date rec'd Rizzetta Tech, Inc. _____ D/M approval <u>HS</u> Date <u>JAN 27 2016</u> Date entered _____ Fund <u>001</u> GL <u>5300</u> OC <u>5103</u> Check # _____</div>			
Subtotal			\$175.00
Total			\$175.00

Classified/Legal Advertising Invoice

The Breeze Legals

2510 DEL PRADO BLVD.

CAPE CORAL, FL

33904

(239) 574-1110

CATALINA AT WINKLER PRESERVE CDD

9530 MARKETPLACE ROAD

SUITE 206

FORT MYERS, FL

01/27/2016 2:42:19PM

33912

No: 101845

Phone: 239 936-0913

Ad No 101845	Customer No: L00993	Start Date 01-27-2016	Stop Date 01-27-2016	Category: Legals		Classification: MISCELLANEOUS		
Order No	Rate: LA	Lines: 88	Words: 300	Inches: 8.56		Cost 44.00	Payments .00	Balance 44.00
Publications ... Runs Breeze Legals ... 1 Online Legals ... 1		Solicitor: SM	Origin: 17	Sales Rep: 3	Credit Card	Credit Card Number	Card Expire	
		<div style="border: 1px solid black; padding: 5px;"><p style="text-align: center;">Identifier</p><p>Notice of Public Meeting Catalina at Winkler Preserve Community Development District</p><p>The regular meeting of the Board of Supervisors of the</p></div> <div style="text-align: right; margin-top: 10px;"><p>ate Hecorizzetti & Co., Inc.</p><p>Approval KS Date FEB 02 2016</p><p>ate entered</p><p>und 001 GL 51300 OC 4801</p><p>hark #</p></div>						
		*=Extend Expiration Date						

CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 9530 MARKETPLACE ROAD · SUITE 206 · FT. MYERS, FLORIDA 33912

Operation and Maintenance Expenditures March 2016 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from March 1, 2016 through March 31, 2016. This does not include expenditures previously approved by the Board.

The total items being presented: **\$9,798.80**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Catalina at Winkler Preserve Community Development District

Paid Operation & Maintenance Expenditures

March 1, 2016 Through March 31, 2016

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Barraco and Associates, Inc.	000165	16265	Engineering Services 02/16	\$ 1,755.68
Barraco and Associates, Inc.	000169	16330	Engineering Services 03/16	\$ 2,170.00
Catalina at Winkler Homeowner's Association, Inc.	000167	Feb-16	Reimb HOA for Electric Service for Aerator System 02/16	\$ 140.00
Catalina at Winkler Homeowner's Association, Inc.	000167	Jan-16	Reimb HOA for Electric Service for Aerator System 01/16	\$ 140.00
Florida Power and Light Company	000164	09846-68343 02/16	17043 Tremont St #Aerator 02/16	\$ 84.11
Florida Power and Light Company	000164	11246-08348 02/16	17213 Wrigley Cir #Aerator 02/16	\$ 38.31
Grau & Associates P.A.	000166	13952	Progress Billing Audit Services FYE 09/30/15	\$ 700.00
Hopping Green & Sams	000170	86851	General/Monthly Legal Services 02/16	\$ 690.03
Lake Masters Aquatic Weed Control, Inc.	000168	16-01764	Monthly Aquatic Weed Control 03/16	\$ 435.00
Rizzetta & Company, Inc.	000162	2849	District Management Fees 03/16	\$ 3,470.67
Rizzetta Technology Services, LLC	000163	INV0000001094	Website & Email Hosting Services 03/16	\$ 175.00
Report Total				<u>\$ 9,798.80</u>

Barraco and Associates

2271 McGregor Boulevard, Suite 100
Fort Myers, FL 33901

Catalina @ Winkler Preserve CDD
3434 Colwell Ave
Suite 200
Tampa, FL 33544

RECEIVED
MAR 03 2016
MAR 04 2016
Date entered
und 001 GL 51300 00
Date 3103

Invoice number 16265
Date 02/26/2016
Project 22271 Catalina @ Winkler CDD

Description	Contract Amount	Percent Complete	Billed To Date	Less Previous Billing	Amount Due This Billing
01 (TM) General Consultation	4,000.00	1,158.10	46,324.00	46,324.00	0.00
02 (LS) Engineer's Report	6,000.00	100.00	6,000.00	6,000.00	0.00
03 (TM) Document Review	4,000.00	170.38	6,815.00	6,815.00	0.00
04 (LS) Meeting Representation - Addendum 1	1,500.00	100.00	1,500.00	1,500.00	0.00
05 (LS) SOP - Addendum 1	3,500.00	100.00	3,500.00	3,500.00	0.00
06 (LS) TMDL Prior Rpt Monitoring - Addendum 1	3,000.00	100.00	3,000.00	3,000.00	0.00
07 (LS) Inspection & docum. of Fac. - Addendum 1	1,500.00	100.00	1,500.00	1,500.00	0.00
08 (LS) Proactive Discharge Insp - Addendum 1	1,500.00	100.00	1,500.00	1,500.00	0.00
09 (LS) Annual Report - Addendum 1	2,500.00	100.00	2,500.00	2,500.00	0.00
10 (LS) Meeting Representation - Add 2	1,500.00	100.00	1,500.00	1,500.00	0.00
11 (LS) Inspection & Docum of Fac. - Add 2	1,500.00	100.00	1,500.00	1,500.00	0.00
12 (LS) Proactive Illicit Disch. Inspections - Add 2	1,500.00	100.00	1,500.00	1,500.00	0.00
13 (LS) Annual Report - Add 2	2,500.00	100.00	2,500.00	2,500.00	0.00
14 (LS) Meeting Representation - Add 3	1,500.00	100.00	1,500.00	1,500.00	0.00
15 (LS) Inspection & Docum of Fac - Add 3	2,500.00	100.00	2,500.00	2,500.00	0.00
16 (LS) Proactive Illicit Disch Inspect - Add 3	1,500.00	100.00	1,500.00	1,500.00	0.00
17 (LS) TMDL Rpt - Add 3	0.00	0.00	0.00	0.00	0.00
18 (LS) Annual Report - Add 3	2,500.00	100.00	2,500.00	2,500.00	0.00
19 (LS) Meeting Representation - Add 4	1,500.00	50.00	750.00	375.00	375.00
20 (LS) Inspection & Docum of Fac - Add 4	2,500.00	100.00	2,500.00	1,875.00	625.00
21 (LS) Proactive Illicit Disch Inspect - Add 4	1,500.00	100.00	1,500.00	1,125.00	375.00
22 (LS) Annual Report Preparation - Add 4	2,500.00	25.00	625.00	250.00	375.00
23 (TM) Out of Scope Services	0.00	0.00	26,353.50	26,353.50	0.00
24 (TM) Reimbursables	0.00	0.00	196.34	190.66	5.68
Total	50,500.00	236.76	119,563.84	117,808.16	1,755.68

24 (TM) Reimbursables

8 1/2 x 11 copies

Reimbursables subtotal

Units	Billed Amount
80.00	5.68
	5.68

Invoice total **1,755.68**

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
16265	02/26/2016	1,755.68	1,755.68				
	Total	1,755.68	1,755.68	0.00	0.00	0.00	0.00

Barraco and Associates

2271 McGregor Boulevard, Suite 100
Fort Myers, FL 33901

RECEIVED

MAR 21 2016

Catalina @ Winkler Preserve CDD
3434 Colwell Ave
Suite 200
Tampa, FL 33544

Invoice number 16330
Date 03/15/2016

Project **22271 Catalina @ Winkler CDD**

Description	Contract Amount	Percent Complete	Billed To Date	Less Previous Billing	Amount Due This Billing
01 (TM) General Consultation	4,000.00	1,171.23	46,849.00	46,324.00	525.00
02 (LS) Engineer's Report	6,000.00	100.00	6,000.00	6,000.00	0.00
03 (TM) Document Review	4,000.00	186.50	7,460.00	6,815.00	645.00
04 (LS) Meeting Representation - Addendum 1	1,500.00	100.00	1,500.00	1,500.00	0.00
05 (LS) SOP - Addendum 1	3,500.00	100.00	3,500.00	3,500.00	0.00
06 (LS) TMDL Prior Rpt Monitoring - Addendum 1	3,000.00	100.00	3,000.00	3,000.00	0.00
07 (LS) Inspection & docum. of Fac. - Addendum 1	1,500.00	100.00	1,500.00	1,500.00	0.00
08 (LS) Proactive Discharge Insp - Addendum 1	1,500.00	100.00	1,500.00	1,500.00	0.00
09 (LS) Annual Report - Addendum 1	2,500.00	100.00	2,500.00	2,500.00	0.00
10 (LS) Meeting Representation - Add 2	1,500.00	100.00	1,500.00	1,500.00	0.00
11 (LS) Inspection & Docum of Fac. - Add 2	1,500.00	100.00	1,500.00	1,500.00	0.00
12 (LS) Proactive Illicit Disch. Inspections - Add 2	1,500.00	100.00	1,500.00	1,500.00	0.00
13 (LS) Annual Report - Add 2	2,500.00	100.00	2,500.00	2,500.00	0.00
14 (LS) Meeting Representation - Add 3	1,500.00	100.00	1,500.00	1,500.00	0.00
15 (LS) Inspection & Docum of Fac - Add 3	2,500.00	100.00	2,500.00	2,500.00	0.00
16 (LS) Proactive Illicit Disch Inspec - Add 3	1,500.00	100.00	1,500.00	1,500.00	0.00
17 (LS) TMDL Rpt - Add 3	0.00	0.00	0.00	0.00	0.00
18 (LS) Annual Report - Add 3	2,500.00	100.00	2,500.00	2,500.00	0.00
19 (LS) Meeting Representation - Add 4	1,500.00	75.00	1,125.00	750.00	375.00
20 (LS) Inspection & Docum of Fac - Add 4	2,500.00	100.00	2,500.00	2,500.00	0.00
21 (LS) Proactive Illicit Disch Inspec - Add 4	1,500.00	100.00	1,500.00	1,500.00	0.00
22 (LS) Annual Report Preparation - Add 4	2,500.00	50.00	1,250.00	625.00	625.00
23 (TM) Out of Scope Services	0.00	0.00	26,353.50	26,353.50	0.00
24 (TM) Reimbursables	0.00	0.00	196.34	196.34	0.00
Total	50,500.00	241.06	121,733.84	119,563.84	2,170.00

01 (TM) General Consultation

	Hours	Rate	Billed Amount
Professional Engineer	3.00	175.00	525.00
<i>Prepare for and attend BOS meeting.</i>			
<i>Deferred Costs Req 12</i>			

03 (TM) Document Review

	Hours	Rate	Billed Amount
Principal Professional Engineer	3.00	215.00	645.00
Review and process PR #12			

Invoice total **2,170.00**

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
16265	02/26/2016	1,755.68	1,755.68				
16330	03/15/2016	2,170.00	2,170.00				
Total		3,925.68	3,925.68	0.00	0.00	0.00	0.00

Date Rec'd Rizzetta & Co., Inc. MAR 21 2016
D/M approval RS Date
Date entered MAR 21 2016
Fund 001 GL 51300 OC 3103
Check #

INVOICE

Catalina at Winkler
12650 Whitehall Drive
Fort Myers, FL 33907

DATE: February 29, 2016
INVOICE # Feb-16
FOR: Electric Service

Bill To:

Catalina at Winkler Preserve CDD
3434 Colwell Ave., Suite 200
Tampa, FL 33614

DESCRIPTION	AMOUNT
Feb - Aerator electrical service running of pool electric at Catalina	\$140.00
<p>RECEIVED MAR 14 2016 date received/entered by/for approval <i>KS</i> Date date entered MAR 15 2016 fund 001 GL 53100.00 4311 check #</p>	
Please make check payable to: Catalina at Winkler 12650 Whitehall Drive Ft Myers, FL 33907	
TOTAL	\$140.00

INVOICE

Catalina at Winkler
12650 Whitehall Drive
Fort Myers, FL 33907

DATE: January 31, 2016
INVOICE # Jan-16
FOR: Electric Service

Bill To:

Catalina at Winkler Preserve CDD
3434 Colwell Ave., Suite 200
Tampa, FL 33614

DESCRIPTION	AMOUNT
Jan - Aerator electrical service running of pool electric at Catalina	\$140.00
<p>ate neeunizzell & co., inc.</p> <p>MM approval <u>KS</u> Date <u>MAR 14 2016</u></p> <p>ate entered <u>MAR 15 2016</u></p> <p>und <u>001</u> GL <u>53100</u> OC <u>4311</u></p>	
Please make check payable to: Catalina at Winkler 12650 Whitehall Drive Ft Myers, FL 33907	
TOTAL	\$140.00

Please request changes on the back.
Notes on the front will not be detected.

B 5,7,8 5319 4



AUTO **C0 1459
1 121510

CATALINA AT WINKLER
PRESERVE CDD
C/O RIZZETTA & COMPANY INC
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390



**Make check payable to FPL in U.S. funds
and mail along with this coupon to:**

**FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001**

Account number	Total amount you owe	New charges due by	Amount enclosed
09846-68343	\$84.11	Mar 17 2016	\$ 84.11

Your electric statement

For: Jan 27 2016 to Feb 25 2016 (29 days)

Customer name: CATALINA AT WINKLER

Service address: 17043 TREMONT ST # AERATOR

Account number: 09846-68343

Statement date: Feb 25 2016

Next meter reading: Mar 29 2016

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
84.01	84.01 CR	0.00	0.00	84.11	\$84.11	Mar 17 2016

Meter reading - Meter ACD7513

Current reading	54931
Previous reading	- 54150
<hr/> kWh used	<hr/> 781

Amount of your last bill	84.01
Payment received - Thank you	84.01 CR
<hr/> Balance before new charges	<hr/> \$0.00

Energy usage

Energy usage	Last Year	This Year
kWh this month	1127	781
Service days	28	29
kWh per day	40	27

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS)

Electric service amount	77.61**	
Storm charge	0.71	
Gross receipts tax	2.01	
Franchise charge	3.78	
Total new charges		\$84.11

Total amount you owe	\$84.11
-----------------------------	----------------

****The electric service amount includes the following charges:**

Customer charge:	\$7.46
Fuel:	\$22.70
(\$0.029070 per kWh)	
Non-fuel:	\$47.45
(\$0.060760 per kWh)	

- Payment received after **May 18, 2016** is considered **LATE**; a late payment charge of **1%** will apply.
- The number of days included in your bill can vary month to month. So even if you use the same amount of energy per day, your bill may be higher next month due to greater number of service days. Visit www.FPL.com for more information.
- The Florida Public Service Commission is reviewing a routine storm charge adjustment that would apply to your bill beginning in March. Visit FPL.com/rates to learn more about your electric bill.

late HECO Hizzelle & Co., Inc. **FEB 29 2016**
)/M approval **HS** **MAR 05 2016** Date _____
 late entered _____
 und 001 GL 53100 OC 4311
 'book # _____

Please have your account number ready when contacting FPL.

Customer service: 1-800-375-2434

Outside Florida: 1-800-226-3545

To report power outages: 1-800-4OUTAGE (468-8243)

Hearing/speech impaired: 711 (Relay Service)

Online at: www.FPL.com

2 121510

/ 27

5319112460834821383000000

Please request changes on the back.
Notes on the front will not be detected.

B 5,7,8

5319 2

CATALINA AT WINKLER
PRESERVE CDD
C/O RIZZETTA & COMPANY INC
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Make check payable to FPL in U.S. funds
and mail along with this coupon to:

FPL
GENERAL MAIL FACILITY
MIAMI FL 33188-0001

Account number	Total amount you owe	New charges due by	Amount enclosed
11246-08348	\$38.31	Mar 17 2016	\$ 38.31

Your electric statement**Account number: 11246-08348**

For: Jan 27 2016 to Feb 25 2016 (29 days) †

Customer name: CATALINA AT WINKLER

Service address: 17213 WRIGLEY CIR # AERATOR

Statement date: Feb 25 2016

Next meter reading: Mar 29 2016

Amount of your last bill	Payments (-)	Additional activity (+ or -)	Balance before new charges (=)	New charges (+)	Total amount you owe (=)	New charges due by
35.97	35.97 CR	0.00	0.00	38.31	\$38.31	Mar 17 2016

Meter reading - Meter ACD7626

Current reading 24354
Previous reading - 24043
kWh used 311

Energy usage

	Last Year	This Year
kWh this month	499	311
Service days	28	29
kWh per day	18	11

****The electric service amount includes the following charges:**

Customer charge: \$7.46
Fuel: \$9.04
(\$0.029070 per kWh)
Non-fuel: \$18.90
(\$0.060760 per kWh)

Amount of your last bill 35.97
Payment received - Thank you 35.97 CR
Balance before new charges \$0.00

New charges (Rate: GS-1 GENERAL SVC NON-DEMAND / BUSINESS)

Electric service amount 35.40**
Storm charge 0.28
Gross receipts tax 0.91
Franchise charge 1.72
Total new charges \$38.31

Total amount you owe \$38.31

- Payment received after **May 18, 2016** is considered **LATE**; a late payment charge of 1% will apply.
- The number of days included in your bill can vary month to month. So even if you use the same amount of energy per day, your bill may be higher next month due to greater number of service days. Visit www.FPL.com for more information.
- The Florida Public Service Commission is reviewing a routine storm charge adjustment that would apply to your bill beginning in March. Visit FPL.com/rates to learn more about your electric bill.

Date Rec'd Rizzetta & Co., Inc. Feb. 29, 2016D/M approval [Signature] Date _____Date entered MAR 03 2016Fund 001 GL 53100 CC 4311

Check # _____

Please have your account number ready when contacting FPL.
Customer service: 1-800-375-2434
Outside Florida: 1-800-226-3545
To report power outages: 1-800-4OUTAGE (468-8243)
Hearing/speech impaired: 711 (Relay Service)
Online at: www.FPL.com

Grau and Associates

2700 N. Military Trail, Suite 350
Boca Raton, FL 33431-
www.graucpa.com

Phone: 561-994-9299

Fax: 561-994-5823

Catalina at Winkler Preserve Comm. Dev. District
9530 Marketplace Road
Suite 206
Fort Myers, FL 33912

Invoice No. 13952
Date 03/02/2016

SERVICE	AMOUNT
Audit FYE 09/30/2015	\$ 700.00
Current Amount Due	\$ 700.00

Date Rec'd Rizzetta & Co., Inc. MAR 09 2016
D/M approval RS Date
Date entered MAR 10 2016
Fund 001 GL 51300 OC 3202
Check #

0 - 30	31 - 60	61 - 90	91 - 120	Over 120	Balance
700.00	0.00	0.00	0.00	0.00	700.00

Payment due upon receipt.

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

===== STATEMENT =====

March 18, 2016

Catalina at Winkler Preserve CDD
c/o Rizzetta & Company, Inc
3434 Colwell Ave
Suite 200
Tampa, FL 33614

Bill Number 86851
Billed through 02/29/2016

General Counsel/Monthly Meeting CATCDD 00001 MCE

FOR PROFESSIONAL SERVICES RENDERED

02/01/16	LCW	Review correspondence regarding payment of outstanding deferred cost amounts.	0.10 hrs
02/03/16	LCW	Review correspondence regarding revised agenda package for board meeting.	0.10 hrs
02/04/16	LCW	Prepare for board meeting.	0.60 hrs
02/09/16	LCW	Attend board meeting.	1.00 hrs
02/10/16	LCW	Follow-up from board meeting.	0.20 hrs
02/15/16	MCE	Prepare policies and procedures regarding compliance with prompt payment act.	0.20 hrs
02/17/16	LCW	Review meeting minutes.	0.20 hrs
02/26/16	MCE	Review proposed IRS revisions to "political subdivision" definition and potential impact on district.	0.10 hrs
02/29/16	CGS	Monitor proposed legislation which may impact district.	0.30 hrs
Total fees for this matter			\$688.50

DISBURSEMENTS

Long Distance	1.53
Total disbursements for this matter	\$1.53

MATTER SUMMARY

Stuart, Cheryl G.	0.30 hrs	355 /hr	\$106.50
Whelan, Lindsay C.	2.20 hrs	225 /hr	\$495.00
Eckert, Michael C.	0.30 hrs	290 /hr	\$87.00

TOTAL FEES	\$688.50
------------	----------

=====

TOTAL DISBURSEMENTS

\$1.53

TOTAL CHARGES FOR THIS MATTER


\$690.03**BILLING SUMMARY**

Stuart, Cheryl G.	0.30 hrs	355 /hr	\$106.50
Whelan, Lindsay C.	2.20 hrs	225 /hr	\$495.00
Eckert, Michael C.	0.30 hrs	290 /hr	\$87.00

TOTAL FEES	\$688.50
TOTAL DISBURSEMENTS	\$1.53

TOTAL CHARGES FOR THIS BILL

\$690.03**Please include the bill number on your check.**

date recognized _____
MAR 21 2016
by/for approval  Date _____
date entered MAR 21 2016
fund 001 GL 51400 OC 3107
book 0

Lake Masters Aquatic Weed Control, Inc.
P.O. Box 2300
Palm City, FL 34991
Toll Free: 1-877-745-5729

Invoice

DATE	INVOICE #
3/1/2016	16-01764

Bill To:
CATALINA AT WINKLER PRESERVE CDD 3434 COLWELL AVENUE., SUITE 200 TAMPA, FL 33614

susan.oraczewski@lakemasters.com	P.O. NO.	TERMS	REP	PROJECT
		Net 30	JLM	

QUANTITY	DESCRIPTION	RATE	AMOUNT
	MONTHLY SERVICE - AQUATIC WEED CONTROL	435.00	435.00
	6.00% SALES TAX	6.00%	0.00
	<p>Date Rec'd Rizzetta & Co., Inc. <u>MAR 01 2016</u></p> <p>D/M approval <u>MS</u> Date _____</p> <p>Date entered <u>MAR 03 2016</u></p> <p>Fund <u>001</u> GL <u>53800</u> OC <u>4605</u></p> <p>Check # _____</p>		

THIS INVOICE AND SERVICE IS FOR THE MONTH INDICATED IN THE DATE SECTION ABOVE.

Total	\$435.00
Payments/Credits	\$0.00
Balance Due	\$435.00

RIZZETTA & COMPANY, INC.

5020 W Linebaugh Avenue

Suite 200

Tampa, FL 33624

DATE	INVOICE NO.
3/1/2016	2849

BILL TO
CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT 3434 Colwell Avenue, Suite 200 Tampa, Florida 33614

ITEM	DESCRIPTION	QTY	TERMS	PROJECT
			Due Upon Rec't	327 - CDD
			RATE	AMOUNT
	PROFESSIONAL FEES:			
DM	District Management Services 3101		1,604.00	1,604.00
ADMIN	Administrative Services 3100		450.00	450.00
ACTG	Accounting Services 3201		1,000.00	1,000.00
FC	Financial Consulting Services 3111		416.67	416.67
	 Services for the period March 1, 2016 through March 31, 2016			
	 Date Rec'd Rizzetta & Co., Inc. FEB 24 2016			
	D/M approval <u>KS</u> Date _____			
	Date entered FEB 25 2016			
	Fund <u>001</u> GL <u>51300</u> OC <u>various</u>			
	Check # _____			

Total	\$3,470.67
--------------	-------------------

Rizzetta Technology Services

5020 W Linebaugh Ave.

Suite 200

Tampa FL 33624

Invoice

Date	Invoice #
3/1/2016	INV0000001094

Bill To:

CATALINA AT WINKLER PRESERVE CDD
3434 Colwell Avenue, Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
March		00327

Description	Qty	Rate	Amount
Email Hosting	5	\$15.00	\$75.00
Website Hosting Services	1	\$100.00	\$100.00
<div>Date Rec'd Rizzetta & Co., Inc. <u>MAR 01 2016</u></div> <div>D/M approval <u>KS</u> Date _____</div> <div>Date entered <u>MAR 01 2016</u></div> <div>Fund <u>001</u> GL <u>51300</u> OC <u>5103</u></div> <div>Check # _____</div>			
Subtotal			\$175.00
Total			\$175.00

Tab 3

RESOLUTION 2016-02

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF CATALINA
AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT
REAPPOINTING AN ASSISTANT SECRETARY OF THE DISTRICT,
AND PROVIDING FOR AN EFFECTIVE DATE**

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

WHEREAS, the Board of Supervisors (hereinafter the "Board") previously appointed **Kristen Suit** as an Assistant Secretary pursuant to Resolution 2015-08; and

WHEREAS, the Board now desires to reappoint an Assistant Secretary.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS
OF CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT
DISTRICT:**

Section 1. **Matthew Huber** is appointed as an Assistant Secretary.

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

PASSED AND ADOPTED THIS 10TH DAY OF MAY, 2016.

**CATALINA AT WINKLER PRESERVE
COMMUNITY DEVELOPMENT DISTRICT**

CHAIRMAN/VICE CHAIRMAN

ATTEST:

SECRETARY/ASSISTANT SECRETARY

Tab 4

**CATALINA AT WINKLER PRESERVE
COMMUNITY DEVELOPMENT DISTRICT
LEE COUNTY, FLORIDA
FINANCIAL REPORT
FOR THE FISCAL YEAR ENDED
SEPTEMBER 30, 2015**

**CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT
LEE COUNTY, FLORIDA**

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Grau & Associates

CERTIFIED PUBLIC ACCOUNTANTS

2700 North Military Trail • Suite 350
Boca Raton, Florida 33431
(561) 994-9299 • (800) 299-4728
Fax (561) 994-5823
www.graucpa.com

INDEPENDENT AUDITOR'S REPORT

To the Board of Supervisors
Catalina at Winkler Preserve Community Development District
Lee County, Florida

Report on the Financial Statements

We have audited the accompanying financial statements of the governmental activities and each major fund of Catalina at Winkler Preserve Community Development District, Lee County, Florida ("District") as of and for the fiscal year ended September 30, 2015, and the related notes to the financial statements, which collectively comprise the District's basic financial statements as listed in the table of contents.

Management's Responsibility for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

Auditor's Responsibility

Our responsibility is to express opinions on these financial statements based on our audit. We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. Accordingly, we express no such opinion. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Opinions

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the District as of September 30, 2015, and the respective changes in financial position thereof for the fiscal year then ended in accordance with accounting principles generally accepted in the United States of America

Other Matters

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis and budgetary comparison information be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquiries of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued our report dated April 13, 2016, on our consideration of the District's internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, grant agreements and other matters. The purpose of that report is to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the District's internal control over financial reporting and compliance.

Report on Other Legal and Regulatory Requirements

We have also issued our report dated April 13, 2016, on our consideration of the District's compliance with the requirements of Section 218.415, Florida Statutes, as required by Rule 10.556(10) of the Auditor General of the State of Florida. The purpose of that report is to provide an opinion based on our examination conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants.

April 13, 2016

MANAGEMENT'S DISCUSSION AND ANALYSIS

Our discussion and analysis of Catalina at Winkler Preserve Community Development District, Lee County, Florida ("District") provides a narrative overview of the District's financial activities for the fiscal year ended September 30, 2015. Please read it in conjunction with the District's Independent Auditor's Report, basic financial statements, accompanying notes and supplementary information to the basic financial statements.

FINANCIAL HIGHLIGHTS

- The liabilities of the District exceeded its assets at the close of the most recent fiscal year resulting in a net position deficit balance of (\$171,291).
- The change in the District's total net position in comparison with the prior fiscal year was a decrease of (\$77,230). The key components of the District's net position and change in net position are reflected in the table in the government-wide financial analysis section.
- At September 30, 2015, the District's governmental funds reported combined ending fund balance of \$448,515, a decrease of (\$15,367) in comparison with the prior year. A portion of the fund balance is non spendable for prepaids and deposits, restricted for debt service, capital projects and an escrow agreement, assigned for future repairs and maintenance, and the remainder is unassigned fund balance which is available for spending at the District's discretion.

OVERVIEW OF FINANCIAL STATEMENTS

This discussion and analysis is intended to serve as the introduction to the District's basic financial statements. The District's basic financial statements are comprised of three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the financial statements. This report also contains other supplementary information in addition to the basic financial statements themselves.

Government-Wide Financial Statements

The government-wide financial statements are designed to provide readers with a broad overview of the District's finances, in a manner similar to a private-sector business.

The statement of net position presents information on all the District's assets, deferred outflows of resources, liabilities, and deferred inflows of resources with the residual amount being reported as net position. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the District is improving or deteriorating.

The statement of activities presents information showing how the government's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will only result in cash flows in future fiscal periods.

The government-wide financial statements include all governmental activities that are principally supported by special assessment revenues. The District does not have any business-type activities. The governmental activities of the District include the general government (management) and maintenance functions.

Fund Financial Statements

A fund is a grouping of related accounts that is used to maintain control over resources that have been segregated for specific activities or objectives. The District, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements. The District has one fund category: governmental funds.

OVERVIEW OF FINANCIAL STATEMENTS (Continued)

Governmental Funds

Governmental funds are used to account for essentially the same functions reported as governmental activities in the government-wide financial statements. However, unlike the government-wide financial statements, governmental fund financial statements focus on near-term inflows and outflows of spendable resources, as well as on balances of spendable resources available at the end of the fiscal year. Such information may be useful in evaluating a District's near-term financing requirements.

Because the focus of governmental funds is narrower than that of the government-wide financial statements, it is useful to compare the information presented for governmental funds with similar information presented for governmental activities in the government-wide financial statements. By doing so, readers may better understand the long-term impact of the District's near-term financing decisions. Both the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balance provide a reconciliation to facilitate this comparison between governmental funds and governmental activities.

The District maintains three governmental funds for external reporting. Information is presented separately in the governmental fund balance sheet and the governmental fund statement of revenues, expenditures, and changes in fund balances for the general fund, debt service fund and capital projects fund, all of which are considered major funds.

The District adopts an annual appropriated budget for its general fund. A budgetary comparison schedule has been provided for the general fund to demonstrate compliance with the budget.

Notes to the Financial Statements

The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements.

GOVERNMENT-WIDE FINANCIAL ANALYSIS

As noted earlier, net position may serve over time as a useful indicator of an entity's financial position. In the case of the District, liabilities exceeded assets at the close of the most recent fiscal year.

Key components of the District's net position are reflected in the following table:

NET POSITION SEPTEMBER 30,		
	2015	2014
Assets, excluding capital assets	\$ 456,389	\$ 467,030
Capital assets, net	2,514,737	2,668,700
Total assets	2,971,126	3,135,730
Liabilities, excluding long-term liabilities	76,707	74,081
Long-term liabilities	3,065,710	3,155,710
Total liabilities	3,142,417	3,229,791
Net position		
Net investment in capital assets	351,867	442,216
Restricted for debt service	61,729	73,600
Restricted for capital projects	9,034	8,946
Restricted for SFWMD escrow agreement	35,143	35,127
Unrestricted	(629,064)	(653,950)
Total net position	\$ (171,291)	\$ (94,061)

GOVERNMENT-WIDE FINANCIAL ANALYSIS (Continued)

A portion of the District's net position reflects its investment in capital assets (e.g., land, land improvements, and infrastructure), less any related debt used to acquire those assets that is still outstanding. These assets are used to provide services to landowners; consequently, these assets are not available for future spending. Although the District's investment in capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources, since the capital assets themselves cannot be used to liquidate these liabilities.

The restricted portion of the District's net position represents resources that are subject to external restrictions on how they may be used.

The District's net position decreased during the most recent fiscal year. The majority of the decrease represents the extent to which the cost of operations and depreciation expense exceeded ongoing program revenues.

Key elements of the change in net position are reflected in the following table:

CHANGES IN NET POSITION FOR THE FISCAL YEAR ENDED SEPTEMBER 30,		
Revenues:	2015	2014
Program revenues		
Charges for services	\$ 424,036	\$ 368,894
General revenues	121	57
Total revenues	424,157	368,951
Expenses:		
General government	83,212	94,290
Maintenance and operations	250,315	254,953
Interest	167,860	172,550
Total expenses	501,387	521,793
Change in net position	(77,230)	(152,842)
Net position - beginning	(94,061)	58,781
Net position - ending	\$ (171,291)	\$ (94,061)

As noted above and in the statement of activities, the cost of all governmental activities during the fiscal year ended September 30, 2015 was \$501,387. The costs of the District's activities were primarily funded by program revenues. Program revenues, comprised primarily of assessments, increased during the fiscal year as a result of an increase in the per-unit operations and maintenance assessments. In total, expenses, including depreciation, decreased from the prior fiscal year, the decrease resulted from a combination of less engineering and legal fees, lake bank restoration, and interest expense.

GENERAL BUDGETING HIGHLIGHTS

An operating budget was adopted and maintained by the governing board for the District pursuant to the requirements of Florida Statutes. The budget is adopted using the same basis of accounting that is used in preparation of the fund financial statements. The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. The general fund budget for the fiscal year ended September 30, 2015 was amended to increase revenues by \$4,140, appropriations by \$12,628 and use of fund balance by \$8,488. Actual expenditures in the general fund did not exceed appropriations for the fiscal year ended September 30, 2015.

The variance between budgeted and actual general fund revenues was insignificant. The actual general fund expenditures for the 2015 fiscal year were lower than budgeted amounts due primarily to anticipated costs which were not incurred in the current fiscal year.

CAPITAL ASSETS AND DEBT ADMINISTRATION

Capital Assets

At September 30, 2015, the District had \$3,849,083 invested in infrastructure improvements for its governmental activities. In the government-wide financial statements depreciation of \$1,334,346 has been taken, which resulted in a net book value of \$2,514,737. More detailed information about the District's capital assets is presented in the notes to the financial statements.

Capital Debt

At September 30, 2015, the District had \$2,950,000 in Bonds outstanding for its governmental activities. In addition, the District has a deferred obligation due to the Developer of \$115,710. More detailed information about the District's capital debt and deferred obligation is presented in the notes to the financial statements.

ECONOMIC FACTORS AND NEXT YEAR'S BUDGET

The District does not anticipate any major projects or significant changes to its infrastructure maintenance program for the subsequent fiscal year. In addition, it is anticipated that the general operations of the District will decrease.

CONTACTING THE DISTRICT'S FINANCIAL MANAGEMENT

This financial report is designed to provide homeowners, customers, investors and creditors with a general overview of the District's finances and to demonstrate the District's accountability for the financial resources it manages and the stewardship of the facilities it maintains. If you have questions about this report or need additional financial information, contact the Catalina at Winkler Preserve Community Development District's Finance Department at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614.

FINANCIAL STATEMENTS

**CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT
LEE COUNTY, FLORIDA
STATEMENT OF NET POSITION
SEPTEMBER 30, 2015**

	Governmental Activities
ASSETS	
Cash and cash equivalents	\$ 170,650
Investments	97
Prepays and deposits	5,603
Restricted assets:	
Cash and cash equivalents	35,143
Investments	244,896
Capital assets:	
Depreciable, net	2,514,737
Total assets	<u>2,971,126</u>
LIABILITIES	
Accounts payable and accrued expenses	7,874
Accrued interest payable	68,833
Non-current liabilities:	
Due within one year	75,000
Due in more than one year	2,990,710
Total liabilities	<u>3,142,417</u>
NET POSITION	
Net investment in capital assets	351,867
Restricted for debt service	61,729
Restricted for capital projects	9,034
Restricted for SFWMD escrow agreement	35,143
Unrestricted	(629,064)
Total net position	<u>\$ (171,291)</u>

See notes to the financial statements

**CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT
LEE COUNTY, FLORIDA
STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2015**

<u>Functions/Programs</u>	<u>Expenses</u>	<u>Program Revenues Charges for Services</u>	<u>Net (Expense) Revenue and Changes in Net Position Governmental Activities</u>
Primary government:			
Governmental activities:			
General government	\$ 83,212	\$ 83,212	\$ -
Maintenance and operations	250,315	97,674	(152,641)
Interest on long-term debt	167,860	243,150	75,290
Total governmental activities	<u>501,387</u>	<u>424,036</u>	<u>(77,351)</u>
General revenues:			
Unrestricted investment earnings			<u>121</u>
Total general revenues			<u>121</u>
Change in net position			(77,230)
Net position - beginning			(94,061)
Net position - ending			<u><u>\$ (171,291)</u></u>

See notes to the financial statements

**CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT
LEE COUNTY, FLORIDA
BALANCE SHEET
GOVERNMENTAL FUNDS
SEPTEMBER 30, 2015**

	Major Funds			Total
	General	Debt Service	Capital Projects	Governmental Funds
ASSETS				
Cash and cash equivalents	\$ 205,793	\$ -	\$ -	\$ 205,793
Investments	97	235,862	9,034	244,993
Prepays and deposits	5,603	-	-	5,603
Total assets	\$ 211,493	\$ 235,862	\$ 9,034	\$ 456,389
LIABILITIES AND FUND BALANCES				
Liabilities:				
Accounts payable and accrued expenses	\$ 7,874	\$ -	\$ -	\$ 7,874
Total liabilities	7,874	-	-	7,874
Fund balances:				
Nonspendable				
Prepays and deposits	5,603	-	-	5,603
Restricted for:				
Debt service	-	235,862	-	235,862
Capital projects	-	-	9,034	9,034
SFWMD escrow agreement	35,143	-	-	35,143
Assigned to:				
Future repairs and maintenance	9,615	-	-	9,615
Unassigned	153,258	-	-	153,258
Total fund balances	203,619	235,862	9,034	448,515
Total liabilities and fund balances	\$ 211,493	\$ 235,862	\$ 9,034	\$ 456,389

See notes to the financial statements

**CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT
LEE COUNTY, FLORIDA
RECONCILIATION OF THE BALANCE SHEET –
GOVERNMENTAL FUNDS TO THE STATEMENT OF NET POSITION
SEPTEMBER 30, 2015**

Fund balance - governmental funds \$ 448,515

Amounts reported for governmental activities in the statement of net position are different because:

Capital assets used in governmental activities are not financial resources and therefore are not reported as assets in the governmental funds. The statement of net position includes those capital assets, net of accumulated depreciation, in the net position of the government as a whole.

Cost of capital assets	3,849,083	
Accumulated depreciation	<u>(1,334,346)</u>	2,514,737

Liabilities not due and payable from current available resources are not reported as liabilities in the governmental fund statements. All liabilities, both current and long-term, are reported in the government-wide financial statements.

Accrued interest payable	(68,833)	
Deferred obligation	(115,710)	
Bonds payable	<u>(2,950,000)</u>	<u>(3,134,543)</u>
Net position of governmental activities		<u><u>\$ (171,291)</u></u>

See notes to the financial statements

**CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT
LEE COUNTY, FLORIDA
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GOVERNMENTAL FUNDS
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2015**

	Major Funds			Total Governmental Funds
	General	Debt Service	Capital Projects	
REVENUES				
Assessments	\$ 180,886	\$ 243,150	\$ -	\$ 424,036
Investment earnings	121	-	-	121
Total revenues	181,007	243,150	-	424,157
EXPENDITURES				
Current:				
General government	83,212	-	-	83,212
Maintenance and operations	96,352	-	-	96,352
Debt service:				
Principal	-	90,000	-	90,000
Interest	-	169,960	-	169,960
Total expenditures	179,564	259,960	-	439,524
Excess (deficiency) of revenues over (under) expenditures	1,443	(16,810)	-	(15,367)
OTHER FINANCING SOURCES (USES)				
Transfer in	-	-	89	89
Transfer out	-	(89)	-	(89)
Total other financing sources (uses)	-	(89)	89	-
Net change in fund balances	1,443	(16,899)	89	(15,367)
Fund balances - beginning	202,176	252,761	8,945	463,882
Fund balances - ending	\$ 203,619	\$ 235,862	\$ 9,034	\$ 448,515

See notes to the financial statements

**CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT
LEE COUNTY, FLORIDA
RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCES OF GOVERNMENTAL FUNDS TO THE STATEMENT OF ACTIVITIES
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2015**

Amounts reported for governmental activities in the statement of activities are different because:

Net change in fund balances - total governmental funds	\$ (15,367)
Depreciation on capital assets is not recognized in the governmental fund statement but is reported as an expense in the statement of activities.	(153,963)
Repayment of long-term liabilities are reported as expenditures in the governmental fund statements but such repayments reduce liabilities in the statement of net position and are eliminated in the statement of activities.	90,000
The change in accrued interest between the current and prior year is shown as an adjustment to interest expense on the statement of activities but not on the fund financial statements.	<u>2,100</u>
Change in net position of governmental activities	<u><u>\$ (77,230)</u></u>

See notes to the financial statements

**CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT
LEE COUNTY, FLORIDA
NOTES TO THE FINANCIAL STATEMENTS**

NOTE 1 – NATURE OF ORGANIZATION AND REPORTING ENTITY

Catalina at Winkler Preserve Community Development District ("District") was established on September 19, 2005, pursuant to the Uniform Community Development District Act of 1980, otherwise known as Chapter 190, Florida Statutes, by Lee County Ordinance 05-16. The Act provides, among other things, the power to manage basic services for community development, power to borrow money and issue bonds, and to levy and assess non-ad valorem assessments for the financing and delivery of capital infrastructure.

The District is governed by the Board of Supervisors ("Board"), which is composed of five members. The Supervisors are elected by the resident electors within the District. The Board of Supervisors of the District exercises all powers granted to the District pursuant to Chapter 190, Florida Statutes.

The Board has the final responsibility for, among other things:

1. Allocating and levying assessments.
2. Approving budgets.
3. Exercising control over facilities and properties.
4. Controlling the use of funds generated by the District.
5. Approving the hiring and firing of key personnel.
6. Financing improvements.

The financial statements were prepared in accordance with Governmental Accounting Standards Board ("GASB") Statements. Under the provisions of those standards, the financial reporting entity consists of the primary government, organizations for which the District is considered to be financially accountable, and other organizations for which the nature and significance of their relationship with the District are such that, if excluded, the financial statements of the District would be considered incomplete or misleading. There are no entities considered to be component units of the District; therefore, the financial statements include only the operations of the District.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

Government-Wide and Fund Financial Statements

The basic financial statements include both government-wide and fund financial statements.

The government-wide financial statements (i.e., the statement of net position and the statement of activities) report information on all of the non-fiduciary activities of the primary government. For the most part, the effect of interfund activity has been removed from these statements.

The statement of activities demonstrates the degree to which the direct expenses of a given function or segment are offset by program revenues. *Direct expenses* are those that are clearly identifiable with a specific function or segment. *Program revenues* include 1) charges to customers who purchase, use, or directly benefit from goods, services, or privileges provided by a given function or segment; operating-type special assessments for maintenance and debt service are treated as charges for services and 2) grants and contributions that are restricted to meeting the operational or capital requirements of a particular function or segment. Other items not included among program revenues are reported instead as *general revenues*.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Measurement Focus, Basis of Accounting and Financial Statement Presentation

The government-wide financial statements are reported using the *economic resources measurement focus* and the *accrual basis of accounting*. Revenues are recorded when earned and expenses are recorded when a liability is incurred, regardless of the timing of related cash flows. Assessments are recognized as revenues in the year for which they are levied. Grants and similar items are to be recognized as revenue as soon as all eligibility requirements imposed by the provider have been met.

Governmental fund financial statements are reported using the *current financial resources measurement focus* and the *modified accrual basis of accounting*. Revenues are recognized as soon as they are both measurable and available. Revenues are considered to be *available* when they are collectible within the current period or soon enough thereafter to pay liabilities of the current period. For this purpose, the government considers revenues to be available if they are collected within 60 days of the end of the current fiscal period. Expenditures are recorded when a liability is incurred, as under accrual accounting; however, debt service expenditures are recorded only when payment is due.

Assessments

Assessments including debt service assessments and operations and maintenance assessments, are non-ad valorem assessments imposed on all lands located within the District and benefitted by the District's activities. Assessments are levied by the District prior to the start of the fiscal year which begins October 1st and ends on September 30th. Operation and maintenance special assessments are imposed upon all benefitted lands within the District. Debt service assessments are imposed upon certain lots and lands described in each resolution imposing the special assessment for each of the series of Bonds issued by the District.

Assessments and interest associated with the current fiscal period are all considered to be susceptible to accrual and so have been recognized as revenues of the current fiscal period. Only the portion of assessments receivable due within the current fiscal period is considered to be susceptible to accrual as revenue of the current period.

The District reports the following major governmental funds:

General Fund

The general fund is the general operating fund of the District. It is used to account for all financial resources except those required to be accounted for in another fund.

Debt Service Fund

The debt service fund is used to account for the accumulation of resources for the annual payment of principal and interest on the Bonds.

Capital Projects Fund

This fund accounts for the financial resources to be used for the acquisition or construction of major infrastructure within the District financed with the Bonds.

As a general rule, the effect of interfund activity has been eliminated from the government-wide financial statements.

When both restricted and unrestricted resources are available for use, it is the District's policy to use restricted resources first for qualifying expenditures, then unrestricted resources as they are needed.

Assets, Liabilities and Net Position or Equity

Restricted Assets

These assets represent cash and investments set aside pursuant to Bond covenants or other contractual restrictions.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Deposits and Investments

The District's cash on hand and demand deposits are considered to be cash and cash equivalents.

The District has adopted a written investment policy, which complies with the requirements of Section 218.415 (17) Florida Statutes. All investments comply with the requirements of the written investment policy. The District may invest any surplus public funds in the following:

- a) The Local Government Surplus Trust Funds, or any intergovernmental investment pool authorized pursuant to the Florida Interlocal Cooperation Act;
- b) Securities and Exchange Commission registered money market funds with the highest credit quality rating from a nationally recognized rating agency;
- c) Interest bearing time deposits or savings accounts in qualified public depositories;
- d) Direct obligations of the U.S. Treasury;
- e) Short-term Bond Funds.

In addition, surplus funds may be deposited into certificates of deposit which are insured. Any unspent proceeds are required to be held in investments allowed in as specified in the Bond Indenture.

The District records all interest revenue related to investment activities in the respective funds and reports investments at fair value.

Inventories and Prepaid Items

Inventories of governmental funds are recorded as expenditures when consumed rather than when purchased.

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements.

Capital Assets

Capital assets, which include property, plant and equipment, and infrastructure assets (e.g., roads, sidewalks and similar items) are reported in the governmental activities columns in the government-wide financial statements. Capital assets are defined by the government as assets with an initial, individual cost of more than \$5,000 (amount not rounded) and an estimated useful life in excess of two years. Such assets are recorded at historical cost or estimated historical cost if purchased or constructed. Donated capital assets are recorded at estimated fair market value at the date of donation.

The costs of normal maintenance and repairs that do not add to the value of the asset or materially extend assets lives are not capitalized. Major outlays for capital assets and improvements are capitalized as projects are constructed.

Property, plant and equipment of the District are depreciated using the straight-line method over the following estimated useful lives:

<u>Asset</u>	<u>Years</u>
Infrastructure - stormwater system	25

In the governmental fund financial statements, amounts incurred for the acquisition of capital assets are reported as fund expenditures. Depreciation expense is not reported in the governmental fund financial statements.

Unearned Revenue

Governmental funds report unearned revenue in connection with resources that have been received, but not yet earned.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Assets, Liabilities and Net Position or Equity (Continued)

Long-Term Obligations

In the government-wide financial statements, long-term debt and other long-term obligations are reported as liabilities in the statement of net position. Bond premiums and discounts are deferred and amortized ratably over the life of the Bonds using the straight line method. Bonds payable are reported net of applicable premiums or discounts. Bond issuance costs are expensed when incurred.

In the fund financial statements, governmental fund types recognize premiums and discounts, as well as issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether or not withheld from the actual debt proceeds received, are reported as capital projects fund expenditures.

Deferred Outflows/Inflows of Resources

Deferred outflows of resources represent a consumption of net position that applies to future reporting period(s). For example, the District would record deferred outflows of resources on the statement of net position related to debit amounts resulting from current and advance refundings resulting in the defeasance of debt (i.e. when there are differences between the reacquisition price and the net carrying amount of the old debt).

Deferred inflows of resources represent an acquisition of net position that applies to future reporting period(s). For example, when an asset is recorded in the governmental fund financial statements, but the revenue is unavailable, the District reports a deferred inflow of resources on the balance sheet until such time as the revenue becomes available.

Fund Equity/Net Position

In the fund financial statements, governmental funds report non spendable and restricted fund balance for amounts that are not available for appropriation or are legally restricted by outside parties for use for a specific purpose. Assignments of fund balance represent tentative management plans that are subject to change.

The District can establish limitations on the use of fund balance as follows:

Committed fund balance – Amounts that can be used only for the specific purposes determined by a formal action (resolution) of the Board of Supervisors. Commitments may be changed or lifted only by the Board of Supervisors taking the same formal action (resolution) that imposed the constraint originally. Resources accumulated pursuant to stabilization arrangements sometimes are reported in this category.

Assigned fund balance – Includes spendable fund balance amounts established by the Board of Supervisors that are intended to be used for specific purposes that are neither considered restricted nor committed. The Board may also assign fund balance as it does when appropriating fund balance to cover differences in estimated revenue and appropriations in the subsequent year's appropriated budget. Assignments are generally temporary and normally the same formal action need not be taken to remove the assignment.

The District first uses committed fund balance, followed by assigned fund balance and then unassigned fund balance when expenditures are incurred for purposes for which amounts in any of the unrestricted fund balance classifications could be used.

Net position is the difference between assets and deferred outflows of resources less liabilities and deferred inflows of resources. Net position in the government-wide financial statements are categorized as net investment in capital assets, restricted or unrestricted. Net investment in capital assets represents net position related to infrastructure and property, plant and equipment. Restricted net position represents the assets restricted by the District's Bond covenants or other contractual restrictions. Unrestricted net position consists of the net position not meeting the definition of either of the other two components.

NOTE 2 – SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES (Continued)

Other Disclosures

Use of Estimates

The preparation of financial statements in conformity with generally accepted accounting principles requires management to make estimates and assumptions that affect the reported amounts of assets and liabilities, and disclosure of contingent assets and liabilities at the date of the financial statements, and the reported amounts of revenues and expenditures during the reporting period. Actual results could differ from those estimates.

NOTE 3 – BUDGETARY INFORMATION

The District is required to establish a budgetary system and an approved Annual Budget. Annual Budgets are adopted on a basis consistent with generally accepted accounting principles for the general fund. All annual appropriations lapse at fiscal year-end.

The District follows these procedures in establishing the budgetary data reflected in the financial statements.

- a) Each year the District Manager submits to the District Board a proposed operating budget for the fiscal year commencing the following October 1.
- b) A public hearing is conducted to obtain comments.
- c) Prior to October 1, the budget is legally adopted by the District Board.
- d) Subject to the terms of the District's annual appropriation resolutions, all budget changes must be approved by the District Board.
- e) The budgets are adopted on a basis consistent with generally accepted accounting principles.
- f) Unused appropriation for annually budgeted funds lapse at the end of the year.

NOTE 4 – DEPOSITS AND INVESTMENTS

Deposits

The District's cash balances as shown below were entirely covered by federal depository insurance or by a collateral pool pledged to the State Treasurer. Florida Statutes Chapter 280, "Florida Security for Public Deposits Act", requires all qualified depositories to deposit with the Treasurer or another banking institution eligible collateral equal to various percentages of the average daily balance for each month of all public deposits in excess of any applicable deposit insurance held. The percentage of eligible collateral (generally, U.S. Governmental and agency securities, state or local government debt, or corporate bonds) to public deposits is dependent upon the depository's financial history and its compliance with Chapter 280. In the event of a failure of a qualified public depository, the remaining public depositories would be responsible for covering any resulting losses.

Investments

The District's investments were held as follows at September 30, 2015:

	Fair Value	Credit Risk	Weighted Average Maturities
First American Treasury Obligation Fund - Class Z	\$ 244,896	S&P AAAm	43 days
Florida Prime	97	S&P AAAm	29 days
Total Investments	<u>\$ 244,993</u>		

Credit risk – For investments, credit risk is generally the risk that an issuer of an investment will not fulfill its obligation to the holder of the investment. This is measured by the assignment of a rating by a nationally recognized statistical rating organization. Investment ratings by investment type are included in the preceding summary of investments.

NOTE 4 – DEPOSITS AND INVESTMENTS (Continued)

Investments (Continued)

Concentration risk – The District places no limit on the amount the District may invest in any one issuer.

Interest rate risk – The District does not have a formal policy that limits investment maturities as a means of managing exposure to fair value losses arising from increasing interest rates.

However, the Bond Indenture limits the type of investments held using unspent proceeds.

NOTE 5 – CAPITAL ASSETS

Capital asset activity for the fiscal year ended September 30, 2015 was as follows:

	Beginning Balance	Additions	Disposals	Ending Balance
Capital assets, being depreciated				
Infrastructure - stormwater system	\$ 3,849,083	\$ -	\$ -	\$ 3,849,083
Total capital assets, being depreciated	3,849,083	-	-	3,849,083
Less accumulated depreciation for:				
Infrastructure - stormwater system	1,180,383	153,963	-	1,334,346
Total accumulated depreciation	1,180,383	153,963	-	1,334,346
Total capital assets, being depreciated, net	2,668,700	(153,963)	-	2,514,737
Governmental activities capital assets, net	\$ 2,668,700	\$ (153,963)	\$ -	\$ 2,514,737

In connection with the 2005 project, in the event there are certain excess funds in the Series 2005 reserve account, they are to be used to repay funds advanced for the project or for the purchase of additional components. However, if funds in the account are not needed for that purpose, they are to be used to redeem outstanding related debt. During a prior fiscal year, the District determined that it owes no more than \$300,000 in deferred costs to the Developer (the "Deferred Costs Obligation"). A liability for \$115,710 has been established and included in due in more than one year on the statement of net position. The amount reported in the government-wide statement of net position is contingent on the reserve account maintaining the required balance per the Bond indenture and may be adjusted if the reserve balance is not available for any reason. No amounts were remitted to the Developer during the current fiscal year. See Note 10 for additional information subsequent to fiscal year end.

Depreciation expense was charged to the maintenance and operations function.

NOTE 6 – LONG-TERM LIABILITIES

On December 1, 2005, the District issued \$3,560,000 of Special Assessment Bonds, consisting of \$3,560,000 Series 2005 Term Bonds due on May 1, 2036 with a fixed interest rate of 5.6%. The Bonds were issued to finance the acquisition and construction of certain improvements for the benefit of the District. Interest is paid semiannually on each May 1 and November 1. Principal on the Series 2005 Bonds is paid serially commencing May 1, 2007 through May 1, 2036.

The Bonds are subject to redemption at the option of the District prior to maturity. The Bonds are subject to extraordinary mandatory redemption prior to their selected maturity in the manner determined by the Bond Registrar if certain events occurred as outlined in the Bond Indenture. This occurred during the current fiscal year as the District collected prepaid assessments combined with releases from the reserve account and prepaid \$15,000 of the Bonds.

The Bond Indenture established a debt service reserve requirement as well as other restrictions and requirements relating principally to the use of proceeds to pay for the infrastructure improvements and the procedures to be followed by the District on assessments to property owners. The District agrees to levy special assessments in annual amounts adequate to provide payment of debt service. The District is in compliance with the requirements of the Bond Indenture at September 30, 2015.

NOTE 6 – LONG-TERM LIABILITIES (Continued)

Changes in long-term liability activity for the fiscal year ended September 30, 2015 were as follows:

	Beginning Balance	Additions	Reductions	Ending Balance	Due Within One Year
<u>Governmental activities</u>					
Bonds payable:					
Series 2005	\$ 3,040,000	\$ -	\$ 90,000	\$ 2,950,000	\$ 75,000
Deferred obligation	115,710	-	-	115,710	-
Total	<u>\$ 3,155,710</u>	<u>\$ -</u>	<u>\$ 90,000</u>	<u>\$ 3,065,710</u>	<u>\$ 75,000</u>

At September 30, 2015, the scheduled debt service requirements on the long - term debt were as follows:

Year ending September 30:	Governmental Activities		
	Principal	Interest	Total
2016	\$ 75,000	\$ 165,200	\$ 240,200
2017	80,000	161,000	241,000
2018	85,000	156,520	241,520
2019	90,000	151,760	241,760
2020	95,000	146,720	241,720
2021-2025	565,000	647,360	1,212,360
2026-2030	750,000	469,280	1,219,280
2031-2035	985,000	234,920	1,219,920
2036	225,000	12,600	237,600
Total	<u>\$ 2,950,000</u>	<u>\$ 2,145,360</u>	<u>\$ 5,095,360</u>

NOTE 7 – ESCROW AGREEMENT

During a prior fiscal year, the District and the management company entered into an escrow agreement for the benefit of the South Florida Water Management District ("SFWMD"). The agreement is to provide financial responsibility to complete the mitigation and monitoring plan pursuant to ERM Permit Application. Pursuant to the agreement, the District must set aside, in a separate account, \$34,898 for fulfillment of collateral security for the timely performance of the plan noted above. Any interest earned on said monies is also to be held in escrow. At September 30, 2015, the amount held in escrow is \$35,143.

NOTE 8 – MANAGEMENT COMPANY

The District has contracted with a management company to perform management advisory services, which include financial and accounting advisory services. Certain employees of the management company also serve as officers (Board appointed non-voting position) of the District. Under the agreement, the District compensates the management company for management, accounting, financial reporting, and other administrative costs.

NOTE 9 – RISK MANAGEMENT

The District is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; and natural disasters. The District has obtained commercial insurance from independent third parties to mitigate the costs of these risks; coverage may not extend to all situations. The District has not filed any claims under this commercial insurance coverage during the last three years.

NOTE 10 – SUBSEQUENT EVENTS

Subsequent to fiscal year end, the District paid the Developer \$11,677 towards the Deferred Costs Obligation, discussed in further detail in Note 5.

**CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT
LEE COUNTY, FLORIDA
SCHEDULE OF REVENUES, EXPENDITURES AND CHANGES IN
FUND BALANCE - BUDGET AND ACTUAL – GENERAL FUND
FOR THE FISCAL YEAR ENDED SEPTEMBER 30, 2015**

	Budgeted Amounts		Actual	Variance
	Original	Final	Amounts	with Final Budget - Favorable (Unfavorable)
REVENUES				
Assessments	\$ 176,860	\$ 180,886	\$ 180,886	\$ -
Investment earnings	-	114	121	7
Total revenues	176,860	181,000	181,007	7
EXPENDITURES				
Current:				
General government	87,930	91,044	83,212	7,832
Maintenance and operations	88,930	98,444	96,352	2,092
Total expenditures	176,860	189,488	179,564	9,924
Excess (deficiency) of revenues over (under) expenditures	-	(8,488)	1,443	9,931
OTHER FINANCING SOURCES (USES)				
Use of fund balance	-	8,488	-	(8,488)
Total other financing sources (uses)	-	8,488	-	(8,488)
Net change in fund balances	\$ -	\$ -	1,443	\$ 1,443
Fund balances - beginning			202,176	
Fund balances - ending			\$ 203,619	

See notes to required supplementary information

**CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT
LEE COUNTY, FLORIDA
NOTES TO REQUIRED SUPPLEMENTARY INFORMATION**

The District is required to establish a budgetary system and an approved Annual Budget for the General Fund. The District's budgeting process is based on estimates of cash receipts and cash expenditures which are approved by the Board. The budget approximates a basis consistent with accounting principles generally accepted in the United States of America (generally accepted accounting principles).

The legal level of budgetary control, the level at which expenditures may not exceed budget, is in the aggregate. Any budget amendments that increase the aggregate budgeted appropriations must be approved by the Board of Supervisors. The general fund budget for the fiscal year ended September 30, 2015 was amended to increase revenues by \$4,140, appropriations by \$12,628 and use of fund balance by \$8,488. Actual expenditures in the general fund did not exceed appropriations for the fiscal year ended September 30, 2015.

The variance between budgeted and actual general fund revenues was insignificant. The actual general fund expenditures for the 2015 fiscal year were lower than budgeted amounts due primarily to anticipated costs which were not incurred in the current fiscal year.



**INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL
REPORTING AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT
OF FINANCIAL STATEMENTS PERFORMED IN ACCORDANCE WITH
GOVERNMENT AUDITING STANDARDS**

To the Board of Supervisors
Catalina at Winkler Preserve Community Development District
Lee County, Florida

We have audited, in accordance with the auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities and each major fund of Catalina at Winkler Preserve Community Development District, Lee County, Florida ("District") as of and for the fiscal year ended September 30, 2015, and the related notes to the financial statements, which collectively comprise the District's basic financial statements, and have issued our opinion thereon dated April 13, 2016.

Internal Control Over Financial Reporting

In planning and performing our audit of the financial statements, we considered the District's internal control over financial reporting (internal control) to determine the audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the District's internal control. Accordingly, we do not express an opinion on the effectiveness of the District's internal control.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct misstatements on a timely basis. A *material weakness* is a deficiency, or a combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the entity's financial statements will not be prevented, or detected and corrected on a timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or, significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

Compliance and Other Matters

As part of obtaining reasonable assurance about whether the District's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts, and agreements, noncompliance with which could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

April 13, 2016



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**INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE WITH THE
REQUIREMENTS OF SECTION 218.415, FLORIDA STATUTES, REQUIRED BY
RULE 10.556(10) OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA**

To the Board of Supervisors
Catalina at Winkler Preserve Community Development District
Lee County, Florida

We have examined Catalina at Winkler Preserve Community Development District, Lee County, Florida, Florida's ("District") compliance with the requirements of Section 218.415, Florida Statutes, in accordance with Rule 10.556(10) of the Auditor General of the State of Florida during the fiscal year ended September 30, 2015. Management is responsible for the District's compliance with those requirements. Our responsibility is to express an opinion on the District's compliance based on our examination.

Our examination was conducted in accordance with attestation standards established by the American Institute of Certified Public Accountants and, accordingly, included examining, on a test basis, evidence about the District's compliance with those requirements and performing such other procedures as we considered necessary in the circumstances. We believe that our examination provides a reasonable basis for our opinion. Our examination does not provide a legal determination on the District's compliance with specified requirements.

In our opinion, the District complied, in all material respects, with the aforementioned requirements for the fiscal year ended September 30, 2015, except that the individual assigned to make investment decisions did not have the required hours for continuing education for the year. The District should adopt the alternative investment guidelines for investments according to Florida Statute 218.415 or ensure the investment officer obtains the required hours.

This report is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, management, and the Board of Supervisors of Catalina at Winkler Preserve Community Development District, Lee County, Florida and is not intended to be and should not be used by anyone other than these specified parties.

April 13, 2016



**MANAGEMENT LETTER PURSUANT TO THE RULES OF
THE AUDITOR GENERAL OF THE STATE OF FLORIDA**

To the Board of Supervisors
Catalina at Winkler Preserve Community Development District
Lee County, Florida

Report of the Financial Statements

We have audited the accompanying basic financial statements of Catalina at Winkler Preserve Community Development District, Lee County, Florida ("District") as of and for the fiscal year ended September 30, 2015, and have issued our report thereon dated April 13, 2016.

Auditor's Responsibility

We conducted our audit in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and Chapter 10.550, Rules of the Florida Auditor General.

Other Reports and Schedule

We have issued our Independent Auditor's Report on Internal Control over Financial Reporting and Compliance and Other Matters based on an audit of the financial statements performed in accordance with *Government Auditing Standards*; and Independent Auditor's Report on an examination conducted in accordance with *AICPA Professional Standards*, Section 601, regarding compliance requirements in accordance with Chapter 10.550, Rules of the Auditor General. Disclosures in those reports, which are dated April 13, 2016, should be considered in conjunction with this management letter.

Purpose of this Letter

The purpose of this letter is to comment on those matters required by Chapter 10.550 of the Rules of the Auditor General of the State of Florida. Accordingly, in connection with our audit of the financial statements of the District, as described in the first paragraph, we report the following:

- I. Current year findings and recommendations.**
- II. Status of prior year findings and recommendations.**
- III. Compliance with the Provisions of the Auditor General of the State of Florida.**

Our management letter is intended solely for the information and use of the Legislative Auditing Committee, members of the Florida Senate and the Florida House of Representatives, the Florida Auditor General, Federal and other granting agencies, as applicable, management, and the Board of Supervisors of Catalina at Winkler Preserve Community Development District, Lee County, Florida and is not intended to be and should not be used by anyone other than these specified parties.

We wish to thank Catalina at Winkler Preserve Community Development District, Lee County, Florida and the personnel associated with it, for the opportunity to be of service to them in this endeavor as well as future engagements, and the courtesies extended to us.

April 13, 2016

REPORT TO MANAGEMENT

I. CURRENT YEAR FINDINGS AND RECOMMENDATIONS

None

II. PRIOR YEAR FINDINGS AND RECOMMENDATIONS

None

III. COMPLIANCE WITH THE PROVISIONS OF THE AUDITOR GENERAL OF THE STATE OF FLORIDA

Unless otherwise required to be reported in the auditor's report on compliance and internal controls, the management letter shall include, but not be limited to the following:

1. A statement as to whether or not corrective actions have been taken to address findings and recommendations made in the preceding annual financial audit report.

There were no significant findings and recommendations made in the preceding annual financial audit report for the fiscal year ended September 30, 2014.

2. Any recommendations to improve the local governmental entity's financial management.

There were no such matters discovered by, or that came to the attention of, the auditor, to be reported for the fiscal year ended September 30, 2015.

3. Noncompliance with provisions of contracts and grant agreements or abuse that have occurred, or are likely to have occurred, that have an effect on the financial statements that is less than material but which warrants the attention of those charged with governance.

There were no such matters discovered by, or that came to the attention of, the auditor, to be reported for the fiscal year ended September 30, 2015.

4. The name or official title and legal authority of the District are disclosed in the notes to the financial statements.

5. The financial report filed with the Florida Department of Financial Services pursuant to Section 218.32(1)(a), Florida Statutes agrees with the September 30, 2015 financial audit report.

6. The District has not met one or more of the financial emergency conditions described in Section 218.503(1), Florida Statutes.

7. We applied financial condition assessment procedures and no deteriorating financial conditions were noted as of September 30, 2015. It is management's responsibility to monitor financial condition, and our financial condition assessment was based in part on representations made by management and the review of financial information provided by same.

Tab 5



Rizzetta & Company

Catalina at Winkler Preserve Community Development District

Budget Proposal Packet for Fiscal Year 2016/2017

Presented by: Rizzetta & Company, Inc.

**9530 Marketplace Road
Suite 206
Fort Myers, Florida 33912
Phone: 239.936.0913**

rizzetta.com

The following are enclosed in this Budget Proposal Packet:

- Proposed General Fund Budget, Reserve Fund, & Debt Service Fund Budget worksheets for Fiscal Year 2016/2017.
- Assessment Charts for current Fiscal Year 2015/2016 and Assessment Charts for Fiscal Year 2016/2017 if budget were to be adopted as proposed.
- General Fund Budget & Debt Service Fund Account Category Descriptions for Fiscal Year 2016/2017.

THE BUDGET PROPOSAL PACKET FOR FISCAL YEAR 2016/2017 IS SIMPLY A PROPOSED BUDGET AND PROPOSED LEVEL OF ASSESSMENTS WHICH ARE DONE AS PART OF THE BUDGET PROCESS. THESE ARE NOT FINAL AND SHOULD NOT BE CONSTRUED AS FINAL, UNTIL AFTER THE BOARD OF SUPERVISORS HAS HELD A PUBLIC HEARING ON THE BUDGET AND ADOPTED THE FINAL BUDGET AND LEVIED ASSESSMENTS.



Rizzetta & Company

Proposed Budget
Catalina at Winkler Preserve Community Development District
General Fund
Fiscal Year 2016/2017

	Chart of Accounts Classification	Actual YTD through 03/31/16	Projected Annual Totals 2015/2016	Annual Budget for 2015/2016	Projected Budget variance for 2015/2016	Budget for 2016/2017	Budget Increase (Decrease) vs 2015/2016	Comments
1								
2	REVENUES							
3								
4	Interest Earnings							
5	Interest Earnings	7	15	0	15	0	0	
6	Special Assessments							
7	Tax Roll	156,774	156,774	156,510	264	156,510	0	
8								
9	TOTAL REVENUES	\$156,782	\$156,789	\$156,510	\$279	\$156,510	\$0	
10								
11	TOTAL REVENUES AND BALANCE FORWARD	\$156,782	\$156,789	\$156,510	\$279	\$156,510	\$0	
12								
13								
14	EXPENDITURES - ADMINISTRATIVE							
15								
16	Legislative							
17	Supervisor Fees	2,000	2,800	4,000	1,200	4,000	0	\$200x5 members x 4 mtgs
18	Financial & Administrative							
19	Administrative Services	2,700	6,056	5,400	(656)	5,400	0	
	Printed Agendas					1,200	1,200	Printed Meeting Agendas
20	District Management	9,624	19,248	19,248	0	19,248	0	
21	District Engineer	8,441	16,882	10,500	(6,382)	10,500	0	
22	Disclosure Report	1,100	1,000	1,000	0	1,000	0	Prager & Co.
23	Trustees Fees	3,233	3,771	3,500	(271)	3,500	0	
24	Financial Consulting Services	7,500	10,000	10,000	0	10,000	0	Rizzetta & Co. (incl'd assess roll prep)
25	Accounting Services	6,000	12,000	12,000	0	12,000	0	Rizzetta & Co.
26	Auditing Services	3,200	3,000	3,200	200	3,200	0	Contract - Grau & Assoc
27	Public Officials Liability Insurance	2,250	2,250	2,300	50	2,588	288	Current Yr Actual Prem + 15%
28	Legal Advertising	94	425	750	325	750	0	
29	Bank Fees	0	0	0	0	0	0	Removed changed to SunTrust
30	Dues, Licenses & Fees	735	872	800	(72)	800	0	\$175 DCA; \$525 NPDES; \$100 Amort
31	Miscellaneous Fees	0	0	500	500	500	0	Misc recording fees, etc
32	Tax Collector /Property Appraiser Fees	282	282	282	0	282	0	Lee County \$1/unit assessed on roll
33	Website Fees & Maintenance	1,050	2,000	2,100	100	2,100	0	website \$100/mo; email \$15/mo x 5
34	Legal Counsel							
35	District Counsel	5,446	10,892	7,500	(3,392)	7,500	0	Note incr in hourly rate
36								
37	Administrative Subtotal	\$ 53,655	\$ 91,478	\$ 83,080	\$ (8,398)	\$ 84,568	\$ 1,488	
38								
39	EXPENDITURES - FIELD OPERATIONS							
40								
41	Electric Utility Services							
42	Utility-Fountains	1,675	3,350	5,000	1,650	5,000	0	
43	Stormwater Control							
44	Aquatic Maintenance	2,610	9,272	7,200	(2,072)	7,200	0	LakeMasters \$435/mo + allow add'l services
45	Fountain Service Repairs & Maintenance	696	1,392	3,500	2,108	3,500	0	Vertex \$110/Qtr fountain;\$238/Qtr aerator + repairs
46	Lake/Pond Bank Maintenance	0	64,200	40,000	(24,200)	40,000	0	
47	Mitigation Area Monitoring & Maintenance	1,280	5,120	6,000	880	6,000	0	Qtrly events; contractor to be determined
48	Aquatic Plant Replacement		0	500	500	500	0	
49	Stormwater System Maintenance		0	2,500	2,500	2,500	0	
50	Other Physical Environment							
51	General Liability Insurance	2,250	2,250	455	(1,795)	2,571	2,116	Current Yr Actual Prem + 15%
52	Property Insurance	138	138	2,100	1,962	472	(1,629)	Current Yr Actual Prem + 15%
53	Contingency							
54	Miscellaneous Contingency		0	6,175	6,175	4,200	(1,975)	
55	Capital Reserves	0	0	0	0	0	0	Reserve Fund budget
56								
57	Field Operations Subtotal	\$ 8,649	\$ 85,722	\$ 73,430	\$ (12,292)	\$ 71,943	\$ (1,488)	
58								
60	TOTAL EXPENDITURES	\$62,304	\$177,200	\$156,510	(\$20,690)	\$156,510	\$0	Reserve Fund budget
61								
62	EXCESS OF REVENUES OVER EXPENDITURES	\$94,478	(\$20,411)	\$0	\$20,969	\$0	\$0	
63								

Budget Template
Catalina at Winkler Preserve Community Development District
Reserve Fund
Fiscal Year 2016/2017

	Chart of Accounts Classification	Actual YTD through 03/31/15	Projected Annual Totals 2015/2016	Annual Budget for 2015/2016	Projected Budget variance for 2015/2016	Budget for 2016/2017	Budget Increase (Decrease) vs 2015/2016	Comments
1								
2	REVENUES							
3	Interest Earnings	15	15					
4	Special Assessments							
5	Tax Roll*	\$ 20,350	\$ 20,350	\$ -	\$ 20,350	\$ 20,350	\$ 20,350	
12								
13	TOTAL REVENUES	\$ 20,365	\$ 20,365	\$ -	\$ 20,350	\$ 20,350	\$ 20,350	
14								
15	Balance Forward from Prior Year	\$ 9,615	\$ 9,165	\$ -	\$ 9,165	\$ -	\$ -	
16								
17	TOTAL REVENUES AND BALANCE FORWARD	\$ 29,980	\$ 29,530	\$ -	\$ 29,515	\$ 20,350	\$ 20,350	
18								
19	<i>*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.</i>							
20								
21	EXPENDITURES							
22								
23	Contingency							
24	Capital Reserves	\$ -	\$ -	\$ -	\$ -	\$ 20,350	\$ 20,350	
26								
27	TOTAL EXPENDITURES	\$ -	\$ -	\$ -	\$ -	\$ 20,350	\$ 20,350	
28								
29	EXCESS OF REVENUES OVER EXPENDITURES	\$ 29,980	\$ 29,530	\$ -	\$ 29,515	\$ -	\$ -	
30								

Budget Template
Catalina at Winkler Preserve Community Development District
Debt Service
Fiscal Year 2016/2017

Chart of Accounts Classification	Series 2005A	Budget for 2016/2017
REVENUES		
Special Assessments		
Net Special Assessments ⁽¹⁾	\$243,149.99	\$243,149.99
TOTAL REVENUES	\$243,149.99	\$243,149.99
EXPENDITURES		
Administrative		
Financial & Administrative		
Bank Fees		\$0.00
Debt Service Obligation	\$243,149.99	\$243,149.99
Administrative Subtotal	\$243,149.99	\$243,149.99
TOTAL EXPENDITURES	\$243,149.99	\$243,149.99
EXCESS OF REVENUES OVER EXPENDITURES	\$0.00	\$0.00

Collection costs and Discount % applicable to Lee County: 4.5%

Gross assessments \$254,607.32

Notes:

Tax Roll Collection Costs for Lee County is 4.5% of Tax Roll. Budgeted net of tax roll assessments. See Assessment Table.

⁽¹⁾ Maximum Annual Debt Service less Prepaid Assessments received.

Catalina at Winkler Preserve Community Development District

FISCAL YEAR 2016/2017 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

2016/2017 O&M Budget	\$176,860.00
Lee County 4.5% Collection Cost:	\$8,333.72
2016/2017 Total:	<u>\$185,193.72</u>

2015/2016 O&M Budget	\$176,860.00
2016/2017 O&M Budget	\$176,860.00
Total Difference:	<u>\$0.00</u>

	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease	
	2015/2016	2016/2017	\$	%
Debt Service - Single Family	\$919.16	\$919.16	\$0.00	0.00%
Operations/Maintenance - Single Family	\$656.72	\$656.72	\$0.00	0.00%
Total	\$1,575.88	\$1,575.88	\$0.00	0.00%

CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2016/2017 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		\$176,860.00
COLLECTION COSTS @	4.5%	<u>\$8,333.72</u>
TOTAL O&M ASSESSMENT		<u><u>\$185,193.72</u></u>

LOT SIZE	UNITS ASSESSED ⁽¹⁾		EAU FACTOR	ALLOCATION OF O&M ASSESSMENT			TOTAL SERIES 2005A DEBT SERVICE ASSESSMENT	PER LOT ANNUAL ASSESSMENT		
	O&M	DEBT SERVICE ⁽²⁾		TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET		O&M	DEBT SERVICE ⁽³⁾	TOTAL ⁽⁴⁾
SINGLE FAMILY	282	277	1.00	282.00	100.00%	\$185,193.72	\$254,607.32	\$656.72	\$919.16	\$1,575.88
	<u>282</u>	<u>277</u>		<u>282.00</u>	<u>100.00%</u>	<u>\$185,193.72</u>	<u>\$254,607.32</u>			
LESS: Lee County Collection Costs and Early Payment Discounts							<u>(\$8,333.72)</u>	<u>(\$11,457.33)</u>		
Net Revenue to be Collected							<u>\$176,860.00</u>	<u>\$243,149.99</u>		

⁽¹⁾ Reflects five (5) Series 2005A prepayments.

⁽²⁾ Reflects the number of total lots with Series 2005A debt outstanding.

⁽³⁾ Annual debt service assessment per lot adopted in connection with the Series 2005A bond issue. Annual assessment includes principal, interest, Lee County collection costs and early payment discounts.

⁽⁴⁾ Annual assessment that will appear on November 2016 Lee County property tax bill. Amount shown includes all applicable collection costs. Property owner is eligible for a discount of up to 4% if paid early.

GENERAL FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

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

REVENUES:

Operations & Maintenance Assessments: The District levies Non-Ad Valorem Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County. The second is for lands not on the tax roll and that is by way of a direct bill from the District to the appropriate property owner.

Funding Agreement: The District may enter into funding agreements to provide for a source of revenue for certain expenditures.

Developer Contribution: The District may, similar to a funding agreement, receive certain prescribed dollars from the Developer to off-set expenditures of the District.

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

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

Interlocal Agreement: The District may enter into interlocal agreements with other governmental entities to provide for revenue for certain expenditures.

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

EXPENDITURES – ADMINISTRATIVE:

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

Administrative Services: The District will incur expenditures for the day to today operation of District matters. These items include but are not limited to mailing and preparation of agenda packages, overnight deliveries, facsimiles and long distance phone calls. Also, each Board Supervisor and the District Staff are entitled to reimbursement for travel expenses per Florida Statutes 190.006(8). Finally, this line item also includes a cost for the storage of all the District's official records, supplies and files.

District Manager: The District as required by statute, will contract with a firm to provide for management and administration of the District's day to day administrative needs. The cost to maintain the minutes of all Board meetings, preparing various resolutions and all other secretarial duties requested by the District throughout the year is also reflected in this amount.

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

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

Financial Consulting Services: The District will contract with a firm to maintain the assessment roll and annually levy a Non-Ad Valorem assessment for operating and debt service expenses. Also, additional financial consulting services include, but are not limited to responding to bondholder questions, prepayment analysis, long term pay-offs and true-up analysis. This line item also includes the fees incurred for a Collection Agent to collect the funds for the principal and interest payment for its short-term bond issues and any other bond related collection needs. These funds are collected as prescribed in the Trust Indenture. The Collection Agent also provides for the release of liens on property after the full collection of bond debt levied on particular properties.

Accounting Services: The District has contracted for maintenance of accounting records. These services include, but are not limited to accounts payable, accounts receivable and preparation of financial reports for the district. This also includes all preparations necessary for the fiscal year end audits to be done.

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

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

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

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

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

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

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

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

Website Development and Maintenance: The District may incur fees as they relate to the development and ongoing maintenance of its own website.

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

EXPENDITURES - FIELD OPERATIONS:

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

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

Street Lights: The District may have expenditures relating to street lights throughout the community. These may be restricted to main arterial roads or in some cases to all street lights within the District's boundaries.

Gas-Recreation Facility: The District may incur gas utility expenditures related to district operations at its facilities such as pool heat etc.

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

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

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

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

Water-Recreation Facility: The District may incur water and sewer charges for its recreation facilities

Water-Pool: The District may incur charges for water for its pool if metered separately.

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

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

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

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

Lake/Pond Repair: Expense related to repair and maintenance for inlet pipes, outfalls and weir structures for the storm water drainage system.

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

Employee-Salaries: The District may incur salary expenses for a field manager of site superintendent who oversees daily activity within the field operations of the District's facilities.

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

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

Employee-Health Insurance: Expenses related to providing health insurance coverage if the District elects to offer same.

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

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

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

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

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

Clock Maintenance Contract: Expenses incurred for such things as entry clocks if they exist.

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

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

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

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

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

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

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

Miscellaneous Maintenance: Expenses which may not fit into any defined category in this section of the budget.

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

Employees P/R Taxes: Expenses related to an employers portion of payroll taxes such as FICA, etc.

Employee-Workers' Comp: Expenses related to Workers' Comp Insurance

Employees-Health Insurance: Expenses related to health insurance coverage for employees if the District elects to over same.

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

Clubhouse Facility Maintenance: The District may incur expenses to maintain its recreation facilities.

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

Clubhouse Facility Landscaping: The District may wish to budget separately for this item from its other landscaping needs.

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

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

Clubhouse Facility Irrigation: The District may wish to budget separately for this item from its other irrigation needs.

Pool/Water Park/Fountain Repairs and Maintenance: Expenses related to the repair and maintenance of swimming pools and other water features to include service contracts, repair and replacement

Security System: The District may wish to install a security system for the clubhouse

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

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

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

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

Security Contract: The District may incur expenses for providing security at entries, neighborhood patrols etc.

Guard & Gate Facility Maintenance: The District may choose to have its entry gates manned with personnel. Also, any ongoing gate repairs and maintenance would be included in this line item.

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

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

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

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

RESERVE FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

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

REVENUES:

Operations & Maintenance Assessments: The District levies Non-Ad Valorem Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County. The second is for lands not on the tax roll and that is by way of a direct bill from the District to the appropriate property owner.

Funding Agreement: The District may enter into funding agreements to provide for a source of revenue for certain expenditures.

Developer Contribution: The District may, similar to a funding agreement, receive certain prescribed dollars from the Developer to off-set expenditures of the District.

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

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

Interlocal Agreement: The District may enter into interlocal agreements with other governmental entities to provide for revenue for certain expenditures.

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

EXPENDITURES - FIELD OPERATIONS:

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

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

DEBT SERVICE FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

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

REVENUES:

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

EXPENDITURES:

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

Interest Payment: The District may incur interest payments on the debt related to its various bond issues.

Principal Payment: This would be the portion of the payment to satisfy the repayment of the bond issue debt.

Tab 6

RESOLUTION 2016-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGETS FOR FISCAL YEAR 2016/2017 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors of the Catalina at Winkler Preserve Community Development District (the "Board") prior to June 15, 2016, a proposed operating budget, debt service budget and capital projects budget for Fiscal Year 2016/2017; and

WHEREAS, the Board has considered the proposed budgets and desires to set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE CATALINA AT WINKLER PRESERVE COMMUNITY DEVELOPMENT DISTRICT:

1. The operating, debt service and capital projects budgets proposed by the District Manager for Fiscal Year 2016/2017 attached hereto as **Exhibit A** are hereby approved as the basis for conducting a public hearing to adopt said budgets.
2. A public hearing on said approved budgets is hereby declared and set for the following date, hour and location:

DATE: August 09, 2016

HOUR: 2:30 p.m.

LOCATION: Rizzetta & Company, Inc.
9530 Marketplace Road, Suite 206
Fort Myers, Florida 33912

3. The District Manager is hereby directed to submit a copy of the proposed budgets to Lee County at least 60 days prior to the hearing set above.
4. In accordance with Section 189.016, Florida Statutes, the District's Secretary is further directed to post these approved budgets on the District's website at least two days before the budget hearing date as set forth in Section 2.
5. Notice of this public hearing shall be published in the manner prescribed in Florida law.
6. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 10TH DAY OF MAY, 2016.

ATTEST:

**CATALINA AT WINKLER PRESERVE
COMMUNITY DEVELOPMENT DISTRICT**

Assistant Secretary

By: _____

Its: Chairman / Vice Chairman

Exhibit A