Peace Creek
Community Development District

Meeting Agenda

July 14, 2026

AGENDA

Peace Creek
Community Development District

219 E. Livingston St., Orlando, Florida 32801
Phone: 407-841-5524 – Fax: 407-839-1526

July 7, 2026

Board of Supervisors Meeting
Peace Creek Community Development District

Dear Board Members:

A meeting of the Board of Supervisors of the **Peace Creek Community Development District** will be held on **Tuesday, July 14, 2026,** at **10:30 AM** at the **Lake Alfred Public Library, 245 N Seminole Ave., Lake Alfred, FL 33850.**

Zoom Video Link: **https://us06web.zoom.us/j/84331552378**
Call-In Information: 1-305-224-1968 **Meeting ID:** 843 3155 2378

Following is the advance agenda for the meeting:

1. Roll Call
2. Public Comment Period (Public Comments will be limited to three (3) minutes)
3. Approval of Minutes of the June 9, 2026 Board of Supervisors Meeting
4. Public Hearing on the Adoption of the Fiscal Year 2027 Budget
    A. Consideration of Resolution 2026-05 Adopting the Fiscal Year 2027 Budget and Appropriating Funds
5. Consideration of Resolution 2026-06 Imposing Special Assessments and Certifying an Assessment Roll
6. Consideration of Resolution 2026-07 Adopting the Fiscal Year 2027 Meeting Schedule
7. Consideration of Resolution 2026-08 Designating a Date, Time and Location for a Landowner's Election
8. Staff Reports
    A. Attorney
    B. Engineer
    C. Field Manager's Report
    D. District Manager's Report
        i. Approval of Check Register
        ii. Balance Sheet & Income Statement
        iii. Goals & Objectives
            a) Adoption of Fiscal Year 2027 Goals & Objectives
            b) Authorizing Chair to Execute Fiscal Year 2026 Goals & Objectives
    E. Project Development Update
        i. Status of Property Conveyance
        ii. Status of Permit Transfers
        iii. Status of Construction Funds & Requisitions
            a) Ratification of Requisitions 24-25

9. Other Business
10. Supervisors Requests
11. Adjournment

MINUTES

MINUTES OF MEETING
PEACE CREEK
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Peace Creek Community Development District was held on Tuesday, **June 9, 2026** at 10:30 a.m. at the Lake Alfred Public Library, 245 N. Seminole Ave., Lake Alfred, Florida, and via Zoom Webinar.

Present and constituting a quorum were:

Adam Morgan	Chairman
Rob Bonin	Vice Chairman
Carrie Dazzo	Assistant Secretary
Kayla Word	Assistant Secretary
Michelle Dudley	Assistant Secretary

Also, present were:

Tricia Adams	District Manager, GMS
Grace Rinaldi	District Counsel
Allen Bailey	Field Services Manager

The following is a summary of the discussions and actions taken at the June 9, 2026 Peace Creek Community Development District's regular Board of Supervisors' Meeting.

FIRST ORDER OF BUSINESS **Roll Call**

Ms. Adams called the meeting to order at 10:30 a.m. Five Board members were in attendance constituting a quorum.

SECOND ORDER OF BUSINESS **Public Comment Period**

There being no comments, the next item followed.

THIRD ORDER OF BUSINESS **Approval of Minutes of the May 12, 2026 Board of Supervisors Meeting**

Ms. Adams presented the minutes from the May 12, 2026 Board of Supervisors meeting. The Board had no changes to the minutes.

On MOTION by Mr. Morgan, seconded by Ms. Dudley, all in favor, the Minutes of the May 12, 2026 Board of Supervisors Meeting, were approved.

FOURTH ORDER OF BUSINESS **Consideration of Proposal from Pawsitive Scooper for Community Entrance Pet Waste Maintenance**

Mr. Bailey presented a proposal from Pawsitive Scooper to provide supplemental pet waste cleanup services at the community entrance for $150 per month. Following brief Board discussion regarding the location of existing pet waste stations and the need for additional cleanup, the Board approved the proposal.

On MOTION by Mr. Morgan, seconded by Ms. Dudley, with all in favor, the Proposal from Pawsitive Scooper for Community Entrance Pet Waste Maintenance, was approved.

FIFTH ORDER OF BUSINESS **Consideration of Prince and Sons Inc. Landscape Services Fuel Surcharge Proposal**

Ms. Adams reviewed the proposed temporary fuel surcharge addendum for Prince and Sons, explaining the surcharge methodology, duration through September 30, 2026, and the gasoline price thresholds that would trigger the surcharge. The Board discussed the calculation methodology, confirmed that the surcharge would terminate at the end of the fiscal year, and approved the proposal.

On MOTION by Mr. Morgan, seconded by Ms. Dudley, with all in favor, the Prince and Sons Inc. Landscape Services Fuel Surcharge Proposal, was approved.

SIXTH ORDER OF BUSINESS **Consideration of Resort Pools Fuel Surcharge Proposal**

Ms. Adams reviewed the proposed temporary fuel surcharge addendum for Resort Pools, explaining that the surcharge would be $50 per month through September 30, 2026, subject to the specified fuel price threshold. Following brief discussion, the Board approved the proposal.

> On MOTION by Mr. Morgan, seconded by Ms. Dudley, with all in favor, the Resort Pools Fuel Surcharge Proposal, was approved.

SEVENTH ORDER OF BUSINESS **Consideration of Resolution 2026-04 Setting a Public Hearing to Adopt Amended and Restated Parking Policies**

Ms. Adams presented Resolution 2026-04 establishing a public hearing to consider amended and restated parking policies. Staff explained the proposed amendments, District authority regarding parking enforcement, and the need to update maps to include the townhome area. The Board discussed existing parking concerns, signage, enforcement, and the preparation of updated parking maps. Staff was directed to prepare additional mapping and estimated signage costs for future review. The Board approved Resolution 2026-04 and scheduled the public hearing for October 13, 2026.

> On MOTION by Mr. Morgan, seconded by Ms. Dudley, with all in favor, Resolution 2026-04 Setting a Public Hearing to Adopt Amended and Restated Parking Policies on October 13, 2026, at 10:30 a.m., was approved.

EIGHTH ORDER OF BUSINESS **Review and Acceptance of Fiscal Year 2025 Audit Report**

Ms. Adams presented the Fiscal Year 2025 audit report for review and acceptance. The auditor issued an unmodified opinion with no findings or recommendations.

> On MOTION by Mr. Morgan, seconded by Ms. Dudley, with all in favor, Acceptance of Fiscal Year 2025 Audit Report, was approved.

NINTH ORDER OF BUSINESS **Staff Reports**

A. Attorney

Ms. Rinaldi reminded the Board of upcoming compliance deadlines, including that Form 1s are due July 1 and ethics training is due by the end of December.

B. Engineer

Ms. Adams reported on behalf of the District Engineer that engineering staff is preparing MUTCD certification requested by the City of Winter Haven Police Department in connection with the District's traffic enforcement agreement.

C. Field Manager's Report

Mr. Bailey reviewed the Field Manager's Report, noting replacement of freeze-damaged landscaping, pressure washing of mailbox kiosks, reinforcement of the amenity fence, continued landscape maintenance, and routine pool and janitorial operations. Staff also discussed security measures, recent police activity, and monitoring of unauthorized vehicle activity near pond areas.

D. District Manager's Report

Ms. Adams provided an update regarding the traffic enforcement agreement with the City of Winter Haven Police Department. She advised that proposed revisions from the City were under review by District Counsel and requested authorization for the Chairman to execute any non-substantive revisions subject to subsequent Board ratification.

i. Approval of the Check Register

Ms. Adams noted that in the agenda packet on page 44 is the check register from April 1, 2026 to April 30, 2026 totaling $54,354.31.

On MOTION by Mr. Morgan, seconded by Ms. Dudley, all in favor, the Check Register, was approved.

ii. Balance Sheet & Income Statement

Ms. Adams reviewed the balance sheet and income statement included in the agenda packet. She noted the balance in the general fund, which is available for District operations, and stated that the District has established a reserve fund for future replacement of CDD infrastructure. She also reviewed the capital projects fund associated with construction funds raised from tax-exempt bonds and noted that the Series 2023 account had a balance of $37,464.

E. Project Development Update

i. Status of Property Conveyance

ii. Status of Permit Transfers

iii. Status of Construction Funds & Requestions

a) Ratification of Series 2025 Requisition 22 & 23

Ms. Adams reviewed the status of project development, permit transfers, construction funding, and bond requisitions. Staff clarified the distinction between Series 2023 and Series 2025 construction funds and explained the treatment of developer-funded expenditures. The Board ratified Series 2025 Requisitions Nos. 22 and 23.

> On MOTION by Mr. Morgan, seconded by Ms. Dudley, all in favor, Series 2025 Requisitions #22 &#23, were ratified.

TENTH ORDER OF BUSINESS **Other Business**

There being no comments, the next item followed.

ELEVENTH ORDER OF BUSINESS **Supervisors' Requests and Audience Comments**

There were no members of the public present for comments.

TWELFTH ORDER OF BUSINESS **Adjournment**

Ms. Adams asked for a motion to adjourn the meeting.

> On MOTION by Mr. Morgan, seconded by Ms. Word, with all in favor, the meeting was adjourned.

Secretary/Assistant Secretary

Chairman/Vice Chairman

SECTION 4

SECTION A

RESOLUTION 2026-05

THE ANNUAL APPROPRIATION RESOLUTION OF THE PEACE CREEK COMMUNITY DEVELOPMENT DISTRICT RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2026, AND ENDING SEPTEMBER 30, 2027; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has, prior to June 15, 2026, submitted to the Board of Supervisors ("**Board**") of the Peace Creek Community Development District ("**District**") proposed budget ("**Proposed Budget**") for the Fiscal Year beginning October 1, 2026, and ending September 30, 2027 ("**Fiscal Year 2027**"), along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), *Florida Statute*s; and

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

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

WHEREAS, the District Manager posted the Proposed Budget on the District's website at least two (2) days before the public hearing; and

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

WHEREAS, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the Fiscal Year.

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

SECTION 1. BUDGET

a. The Board has reviewed the Proposed Budget, a copy of which is on file with the office of the District Manager and at the District's Local Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.

b. The Proposed Budget, attached hereto as **Exhibit A,** as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* ("**Adopted Budget**"), and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.

c. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District's Local Records Office and identified as "The Budget for the Peace Creek Community Development District for the Fiscal Year Ending September 30, 2027."

d. The Adopted Budget shall be posted by the District Manager on the District's official website within thirty (30) days after adoption, and shall remain on the website for at least two (2) years.

SECTION 2. APPROPRIATIONS

There is hereby appropriated out of the revenues of the District, for Fiscal Year 2027, the sum of $________________ to be raised by the levy of assessments and/or otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

GENERAL FUND	$__________________
DEBT SERVICE FUND (SERIES 2023)	$__________________
DEBT SERVICE FUND (SERIES 2025)	$__________________
TOTAL ALL FUNDS	$__________________

SECTION 3. BUDGET AMENDMENTS

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2027 or within sixty (60) days following the end of the Fiscal Year 2027 may amend its Adopted Budget for that Fiscal Year as follows:

a. A line-item appropriation for expenditures within a fund may be decreased or increased by motion of the Board recorded in the minutes, and approving the expenditure, if the total appropriations of the fund do not increase.

b. The District Manager or Treasurer may approve an expenditure that would increase or decrease a line-item appropriation for expenditures within a fund if the total appropriations of the fund do not increase and if either (i) the aggregate change in the original appropriation item does not exceed the greater of $15,000 or 15% of the original appropriation, or (ii) such expenditure is authorized by separate disbursement or spending resolution.

c. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must ensure that any amendments to the budget under paragraph c. above are posted on the District's website within five (5) days after adoption and remain on the website for at least two (2) years.

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

PASSED AND ADOPTED THIS 14TH DAY OF JULY 2026.

ATTEST:

PEACE CREEK COMMUNITY DEVELOPMENT DISTRICT

____
Secretary/Assistant Secretary

By:_________________________________

Its:_________________________________

Exhibit A: Adopted Budget for Fiscal Year 2027

Peace Creek

Community Development District

Proposed Budget

FY2027

Table of Contents

Peace Creek

Community Development District

Proposed Budget

General Fund

Description	Adopted Budget FY2026	Actuals Thru 5/31/26	Projected Next 4 Months	Projected Thru 9/30/26	Proposed Budget FY2027
Revenues					
Assessments - On Roll	$ 621,627	$ 609,482	$ 12,146	$ 621,627	$ 722,799
Assessments - Direct	$ 101,169	$ 101,169	$ 0	$ 101,169	$ -
Interest Income	$ -	$ 5,578	$ 2,789	$ 8,367	$ -
Miscellaneous Income	$ -	$ 521	$ -	$ 521	$ -
Total Revenues	**$ 722,797**	**$ 716,750**	**$ 14,935**	**$ 731,685**	**$ 722,799**
Expenditures					
General & Administrative					
Supervisor Fees	$ 12,000	$ 5,600	$ 4,000	$ 9,600	$ 12,000
FICA Expense	$ 918	$ 428	$ 306	$ 734	$ 918
Engineering	$ 15,000	$ 2,250	$ 3,800	$ 6,050	$ 15,000
Attorney	$ 30,000	$ 20,361	$ 10,181	$ 30,542	$ 30,000
Annual Audit	$ 5,100	$ 6,600	$ -	$ 6,600	$ 6,700
Assessment Administration	$ 5,408	$ 5,408	$ -	$ 5,408	$ 5,570
Arbitrage	$ 900	$ 450	$ 450	$ 900	$ 900
Dissemination	$ 6,408	$ 4,272	$ 2,136	$ 6,408	$ 6,600
Disclosure Software	$ 3,500	$ 2,500	$ 1,000	$ 3,500	$ 5,000
Trustee Fees	$ 8,844	$ 8,493	$ -	$ 8,493	$ 8,844
Management Fees	$ 43,775	$ 29,183	$ 14,592	$ 43,775	$ 45,088
Information Technology	$ 1,947	$ 1,298	$ 649	$ 1,947	$ 2,005
Website Maintenance	$ 1,298	$ 865	$ 432	$ 1,298	$ 1,337
Postage & Delivery	$ 2,000	$ 631	$ 315	$ 946	$ 2,000
Insurance	$ 6,399	$ 6,190	$ -	$ 6,190	$ 6,486
Copies	$ 750	$ 45	$ 50	$ 95	$ 750
Legal Advertising	$ 3,000	$ -	$ 1,500	$ 1,500	$ 3,000
Contingency	$ 2,500	$ 357	$ 178	$ 535	$ 2,500
Office Supplies	$ 625	$ 6	$ 25	$ 31	$ 625
Dues, Licenses & Subscriptions	$ 175	$ 175	$ -	$ 175	$ 175
Total General & Administrative:	**$ 150,545**	**$ 95,112**	**$ 39,614**	**$ 134,726**	**$ 155,499**

Peace Creek

Community Development District

Proposed Budget

General Fund

Description	Adopted Budget FY2026	Actuals Thru 5/31/26	Projected Next 4 Months	Projected Thru 9/30/26	Proposed Budget FY2027
Operations & Maintenance					
Field Expenses:					
Property Insurance	$ 22,156	$ 13,058	$ -	$ 13,058	$ 15,506
Field Management	$ 17,768	$ 11,845	$ 5,922	$ 17,768	$ 18,301
Landscape Maintenance	$ 135,000	$ 85,785	$ 49,215	$ 135,000	$ 145,000
Landscape Replacement	$ 15,000	$ 19,766	$ -	$ 19,766	$ 15,000
Streetlights	$ 33,770	$ 12,619	$ 7,000	$ 19,619	$ 33,770
Electric	$ 7,260	$ 163	$ 3,630	$ 3,793	$ 7,260
Water & Sewer	$ 90,000	$ 18,435	$ 28,000	$ 46,435	$ 90,000
Sidewalk & Asphalt Maintenance	$ 2,500	$ -	$ 1,250	$ 1,250	$ 2,500
Irrigation Repairs	$ 10,000	$ 1,809	$ 3,320	$ 5,129	$ 10,000
General Repairs & Maintenance	$ 10,000	$ 2,150	$ 4,250	$ 6,400	$ 10,000
Contingency	$ 7,500	$ 2,259	$ 3,750	$ 6,009	$ 7,500
Total Field Expenditures:	**$ 350,953**	**$ 167,889**	**$ 106,337**	**$ 274,226**	**$ 354,837**
Amenity Expenses:					
Amenity - Electric	$ 15,863	$ 4,006	$ 3,400	$ 7,406	$ 15,863
Amenity - Water	$ 12,000	$ 754	$ 1,800	$ 2,554	$ 12,000
Internet	$ 2,000	$ 844	$ 602	$ 1,446	$ 2,000
Pest Control	$ 735	$ 420	$ 240	$ 660	$ 735
Janitorial Service	$ 9,300	$ 10,181	$ 4,300	$ 14,481	$ 14,610
Security Services	$ 34,000	$ 18,412	$ 9,206	$ 27,618	$ 34,000
Pool Maintenance	$ 17,400	$ 11,200	$ 5,800	$ 17,000	$ 18,600
Amenity Repairs & Maintenance	$ 10,000	$ 3,221	$ 1,610	$ 4,831	$ 10,000
Amenity Access Management	$ 12,500	$ 8,333	$ 4,167	$ 12,500	$ 12,875
Holiday Lights	$ -	$ -	$ -	$ -	$ 2,500
Contingency	$ 7,500	$ 3,819	$ 3,681	$ 7,500	$ 7,500
Total Amenity Expenditures:	**$ 121,298**	**$ 61,190**	**$ 34,806**	**$ 95,996**	**$ 130,683**
Total Operations & Maintenance:	**$ 472,251**	**$ 229,079**	**$ 141,143**	**$ 370,222**	**$ 485,520**
Other Financing Sources and Uses					
Capital Reserves - Transfer	$ 100,000	$ -	$ 100,000	$ 100,000	$ 81,780
Total Other Expenditures	**$ 100,000**	**$ -**	**$ 100,000**	**$ 100,000**	**$ 81,780**
Total Expenditures	**$ 722,797**	**$ 324,191**	**$ 280,757**	**$ 604,948**	**$ 722,799**
Excess Revenues/(Expenditures)	$ -	$ 392,559	$ (265,821)	$ 126,737	$ -

Product	ERU's	Assessable Units	ERU/Unit	Net Assessment	Net Per Unit	Gross Per Unit
Single Family	553.00	553	1.00	$621,630	$1,124.10	$1,208.71
Townhomes	90.00	120	0.75	$101,169	$843.08	$906.54
Total ERU's	643	673		**$722,799**		

Product	FY 2027 Gross Per Unit	FY 2026 Gross Per Unit	Increase/(Decrease)
Single Family	$1,208.71	$ 1,208.71	$ -
Townhomes	$906.54	$ 906.54	$ -

Peace Creek
Community Development District
General Fund Narrative

<u>Revenues:</u>

<u>Assessments</u>

The District will levy a non-ad valorem assessment on all assessable property within the District to fund all general operating and maintenance expenditures during the fiscal year.

<u>Expenditures:</u>

<u>General & Administrative:</u>

<u>Supervisor Fees</u>

Chapter 190, Florida Statutes, allows for each Board member to receive $200 per meeting, not to exceed $4,800 per year paid to each Supervisor for the time devoted to District business and meetings.

<u>FICA Expense</u>

Represents the Employer's share of Social Security and Medicare taxes withheld from Board of Supervisors checks

<u>Engineering</u>

The District's engineer will be providing general engineering services to the District, e.g. attendance and preparation for monthly board meetings, review invoices and various projects as directed by the Board of Supervisors and the District Manager.

<u>Attorney</u>

The District's legal counsel will be providing general legal services to the District, e.g. attendance and preparation for meetings, preparation and review of agreements, resolutions, etc. as directed by the Board of Supervisors and the District Manager.

<u>Annual Audit</u>

The District is required by Florida Statutes to arrange for an independent audit of its financial records on an annual basis.

<u>Assessment Administration</u>

The District will contract to levy and administer the collection of non-ad valorem assessment on all assessable property within the District.

<u>Arbitrage</u>

The District will contract with an independent certified public accountant to annually calculate the District's Arbitrage Rebate Liability on bond issuance.

<u>Dissemination</u>

The District is required by the Security and Exchange Commission to comply with Rule 15c2-12(b)(5) which relates to additional reporting requirements for unrated bond issues.

<u>Disclosure Software</u>

The District has contracted with DTS to provide software platform for filing various reports in accordance with the Continuing Disclosure Agreements for the various bond issue(s).

Peace Creek
Community Development District
General Fund Narrative

Trustee Fees

The District will incur trustee related costs with the issuance of its' issued bonds.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Governmental Management Services-Central Florida, LLC. The services include but are not limited to, recording and transcription of board meetings, administrative services, budget preparation, all financial reports, annual audits, etc.

Information Technology

Represents costs related to the District's information systems, which include but are not limited to video conferencing services, cloud storage services and servers, positive pay implementation and programming for fraud protection, accounting software, tablets for meetings, Adobe, Microsoft Office, etc.

Website Maintenance

Represents the costs associated with monitoring and maintaining the District's website created in accordance with Chapter 189, Florida Statutes. These services include site performance assessments, security and firewall maintenance, updates, document uploads, hosting and domain renewals, website backups, etc. – Governmental Management, CFL

Postage & Delivery

The District incurs charges for mailing of Board meeting agenda packages, overnight deliveries, correspondence, etc.

Insurance

The District's general liability and public official's liability insurance coverages.

Copies

Printing agenda materials for board meetings, printing of computerized checks, stationary, envelopes, etc.

Legal Advertising

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

Contingency

Bank charges and any other miscellaneous expenses incurred during the year.

Office Supplies

Any supplies that may need to be purchased during the fiscal year, e.g., paper, minute books, file folders, labels, paper clips, etc.

Dues, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Economic Opportunity for $175. This is the only expense under this category for the District.

<u>Operations & Maintenance:</u>

<u>Field Services</u>

<u>Property Insurance</u>

The District's property insurance coverages.

<u>Field Management</u>

The District has contracted with Governmental Management Services – Central Florida, LLC to provide onsite field management of contracts for the District such as landscape maintenance. Services can include onsite inspections, meetings with contractors, monitoring of utility accounts, attend Board meetings and receive and respond to property owner phone calls and emails.

<u>Landscape Maintenance</u>

The District has a contract with Prince & Sons, Inc. to maintain the landscaping located within the District. These services include monthly landscape maintenance such as mowing of turf areas, pruning and trimming, plant bed weed control, fertilization and irrigation inspections.

<u>Landscape Replacement</u>

Represents the estimated cost of replacing landscaping within the common areas of the District.

<u>Streetlights</u>

Represents the cost to maintain street lights within the District Boundaries that are expected to be in place throughout the fiscal year.

<u>Electric</u>

Represents the electric charges of common areas throughout the District.

<u>Water & Sewer</u>

Represents the costs for water and refuse services provided for common areas throughout the District.

<u>Sidewalk & Asphalt Maintenance</u>

Represents the estimated costs of maintaining the sidewalks and asphalt throughout the District's Boundary.

<u>Irrigation Repairs</u>

Represents the cost of maintaining and repairing the irrigation system. This includes the sprinklers, and irrigation wells.

<u>General Repairs & Maintenance</u>

Represents the costs for general repairs and maintenance of the District's common areas.

<u>Contingency</u>

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any field category.

Peace Creek
Community Development District
General Fund Narrative

Amenity Expenditures:

Amenity - Electric

Represents the electric charges for the District's amenity facilities.

Amenity – Water

Represents the water charges for the District's amenity facilities.

Internet

Represents the Internet service for use at the Amenity Center.

Pest Control

The District will incur costs for pest control treatments to its amenity facilities.

Janitorial Services

Represents the costs to provide janitorial services and supplies for the District's amenity facilities.

Security Services

Represents the cost of contracting a monthly security service for the District's amenity facilities.

Pool Maintenance

Represents the costs of regular cleaning and treatments of the District's pool.

Amenity Repairs & Maintenance

Represents the costs for repairs and maintenance of the District's amenity facilities.

Amenity Access Management

Provides access card issuance through registration, proof of residency, and photo identification. The team also provides keycard troubleshooting for issues and concerns related to access control. Staff reviews security concerns and amenity policy violations via remote camera monitoring on an as-needed basis. Districts are provided electronic communication for District news and direct remote customer service through phone and email directly to the Amenity Access Team.

Holiday Lights

Represents the cost of adding holiday lighting to the district's amenities annually.

Contingency

Represents funds allocated to expenses that the District could incur throughout the fiscal year that do not fit into any amenity category.

Other Expenditures:

Capital Reserves

Funds collected and reserved for the replacement of and/or purchase of new capital improvements throughout the District.

PEACE CREEK

Community Development District

Proposed Budget

Debt Service Fund

Series 2023

Description	Adopted Budget FY2026	Actuals Thru 5/31/26	Projected Next 4 Months	Projected Thru 9/30/26	Proposed Budget FY2027
Revenues					
Special Assessments	$ 801,813	$ 786,148	$ 15,665	$ 801,813	$ 801,813
Interest Income	$ 10,000	$ 22,269	$ 11,134	$ 33,403	$ 10,000
Carry Forward Surplus *	$ 361,641	$ 363,163	$ -	$ 363,163	$ 383,761
Total Revenues	**$ 1,173,454**	**$ 1,171,580**	**$ 26,800**	**$ 1,198,380**	**$ 1,195,574**
Expenses					
Series 2023					
Interest - 12/15	$ 302,697	$ 302,697	$ -	$ 302,697	$ 298,447
Principal - 06/15	$ 200,000	$ -	$ 200,000	$ 200,000	$ 205,000
Interest - 06/15	$ 302,697	$ -	$ 302,697	$ 302,697	$ 298,447
Total Expenditures	**$ 805,394**	**$ 302,697**	**$ 502,697**	**$ 805,394**	**$ 801,894**
Other Financing Sources/(Uses)					
Transfer In (Out)	$ -	$ (9,225)	$ -	$ (9,225)	$ -
Total Other Financing Sources/(Uses)	**$ -**	**$ (9,225)**	**$ -**	**$ (9,225)**	**$ -**
Excess Revenues/(Expenditures)	$ 368,060	$ 859,658	$ (475,897)	$ 383,761	$ 393,680

***Carry forward less amount in Reserve funds.**

Series 2023	
Interest - 12/15	**$294,091**
Total	**$294,091**

Series 2023

Product	Assessable Units	Maximum Annual Debt Service	Net Assessment Per Unit	Gross Assessment Per Unit
Single Family - 40	313	$ 453,829	$ 1,449.93	$ 1,559.07
Single Family - 50	240	$ 347,984	$ 1,449.93	$ 1,559.07
	553	$ 801,813		

Peace Creek

Community Development District

Series 2023 Special Assessment Bonds

AMORTIZATION SCHEDULE

DATE		BALANCE		PRINCIPAL		INTEREST		TOTAL
12/15/26	$	11,495,000.00	$	-	$	298,446.88	$	801,143.75
06/15/27	$	11,495,000.00	$	205,000.00	$	298,446.88	$	-
12/15/27	$	11,290,000.00	$	-	$	294,090.63	$	797,537.50
06/15/28	$	11,290,000.00	$	215,000.00	$	294,090.63	$	-
12/15/28	$	11,075,000.00	$	-	$	289,521.88	$	798,612.50
06/15/29	$	11,075,000.00	$	225,000.00	$	289,521.88	$	-
12/15/29	$	10,850,000.00	$	-	$	284,740.63	$	799,262.50
06/15/30	$	10,850,000.00	$	235,000.00	$	284,740.63	$	-
12/15/30	$	10,615,000.00	$	-	$	279,746.88	$	799,487.50
06/15/31	$	10,615,000.00	$	245,000.00	$	279,746.88	$	-
12/15/31	$	10,370,000.00	$	-	$	273,468.75	$	798,215.63
06/15/32	$	10,370,000.00	$	260,000.00	$	273,468.75	$	-
12/15/32	$	10,110,000.00	$	-	$	266,806.25	$	800,275.00
06/15/33	$	10,110,000.00	$	275,000.00	$	266,806.25	$	-
12/15/33	$	9,835,000.00	$	-	$	259,759.38	$	801,565.63
06/15/34	$	9,835,000.00	$	285,000.00	$	259,759.38	$	-
12/15/34	$	10,110,000.00	$	-	$	252,456.25	$	797,215.63
06/15/35	$	9,835,000.00	$	300,000.00	$	252,456.25	$	-
12/15/35	$	9,835,000.00	$	-	$	244,768.75	$	797,225.00
06/15/36	$	9,550,000.00	$	320,000.00	$	244,768.75	$	-
12/15/36	$	9,550,000.00	$	-	$	236,568.75	$	801,337.50
06/15/37	$	9,250,000.00	$	335,000.00	$	236,568.75	$	-
12/15/37	$	9,250,000.00	$	-	$	227,984.38	$	799,553.13
06/15/38	$	8,930,000.00	$	350,000.00	$	227,984.38	$	-
12/15/38	$	8,930,000.00	$	-	$	219,015.63	$	797,000.00
06/15/39	$	8,595,000.00	$	370,000.00	$	219,015.63	$	-
12/15/39	$	8,595,000.00	$	-	$	209,534.38	$	798,550.00
06/15/40	$	8,245,000.00	$	390,000.00	$	209,534.38	$	-
12/15/40	$	8,245,000.00	$	-	$	199,540.63	$	799,075.00
06/15/41	$	7,875,000.00	$	410,000.00	$	199,540.63	$	-
12/15/41	$	7,875,000.00	$	-	$	189,034.38	$	798,575.00
06/15/42	$	6,190,000.00	$	430,000.00	$	189,034.38	$	-
12/15/42	$	6,190,000.00	$	-	$	178,015.63	$	797,050.00
06/15/43	$	6,190,000.00	$	455,000.00	$	178,015.63	$	-
12/15/43	$	6,190,000.00	$	-	$	166,356.25	$	799,371.88
06/15/44	$	6,190,000.00	$	480,000.00	$	166,356.25	$	-
12/15/44	$	5,710,000.00	$	-	$	153,456.25	$	799,812.50
06/15/45	$	5,710,000.00	$	505,000.00	$	153,456.25	$	-
12/15/45	$	5,205,000.00	$	-	$	139,884.38	$	798,340.63
06/15/46	$	5,205,000.00	$	535,000.00	$	139,884.38	$	-
12/15/46	$	4,670,000.00	$	-	$	125,506.25	$	800,390.63
06/15/47	$	4,670,000.00	$	565,000.00	$	125,506.25	$	-
12/15/47	$	4,105,000.00	$	-	$	110,321.88	$	800,828.13
06/15/48	$	4,105,000.00	$	595,000.00	$	110,321.88	$	-
12/15/48	$	3,510,000.00	$	-	$	94,331.25	$	799,653.13
06/15/49	$	3,510,000.00	$	630,000.00	$	94,331.25	$	-
12/15/49	$	2,880,000.00	$	-	$	77,400.00	$	801,731.25
06/15/50	$	2,880,000.00	$	660,000.00	$	77,400.00	$	-
12/15/50	$	2,220,000.00	$	-	$	59,662.50	$	797,062.50
06/15/51	$	2,220,000.00	$	700,000.00	$	59,662.50	$	-
12/15/51	$	1,520,000.00	$	-	$	40,850.00	$	800,512.50
06/15/52	$	1,520,000.00	$	740,000.00	$	40,850.00	$	-
12/15/52	$	780,000.00	$	-	$	20,962.50	$	801,812.50
06/15/53	$	780,000.00	$	780,000.00	$	20,962.50	$	800,962.50
			$	11,495,000.00	$	10,384,462.50	$	22,382,159.38

PEACE CREEK

Community Development District

Proposed Budget

Debt Service Fund

Series 2025

Description	Adopted Budget FY2026	Actuals Thru 5/31/26	Projected Next 4 Months	Projected Thru 9/30/26	Proposed Budget FY2027
Revenues					
Special Assessments	$ 173,894	$ 173,894	$ -	$ 173,894	$ 173,894
Interest Income	$ 5,000	$ 6,376	$ 3,188	$ 9,564	$ 5,000
Carry Forward Surplus *	$ 69,559	$ 156,588	$ -	$ 156,588	$ 77,874
Total Revenues	**$ 248,453**	**$ 336,859**	**$ 3,188**	**$ 340,047**	**$ 256,767**
Expenses					
Series 2025					
Interest - 11/01	$ 68,166	$ 68,166	$ -	$ 68,166	$ 67,379
Principal - 05/01	$ 35,000	$ 35,000	$ -	$ 35,000	$ 40,000
Interest - 05/01	$ 68,166	$ 68,166	$ -	$ 68,166	$ 67,379
Total Expenditures	**$ 171,333**	**$ 171,333**	**$ -**	**$ 171,333**	**$ 174,758**
Other Financing Sources/(Uses)					
Transfer In (Out)	$ -	$ (90,841)	$ -	$ (90,841)	$ -
Total Other Financing Sources/(Uses)	**$ -**	**$ (90,841)**	**$ -**	**$ (90,841)**	**$ -**
Excess Revenues/(Expenditures)	$ 77,120	$ 74,686	$ 3,188	$ 77,874	$ 82,010

***Carry forward less amount in Reserve funds.**

Series 2025	
Interest - 11/01	**$66,479**
Total	**$66,479**

Series 2025

Product	Assessable Units	Maximum Annual Debt Service	Net Assessment Per Unit	Gross Assessment Per Unit
Townhomes	120	$ 173,894	$ 1,449.11	$ 1,558.19
	120	**$ 173,894**		

Peace Creek

Community Development District

Series 2025 Special Assessment Bonds

Amortization Schedule

Date		Balance		Prinicpal		Interest		Total
11/01/26	$	2,475,000.00	$	-	$	67,378.75	$	170,545.00
05/01/27	$	2,475,000.00	$	40,000.00	$	67,378.75		
11/01/27	$	2,435,000.00	$	-	$	66,478.75	$	173,857.50
05/01/28	$	2,435,000.00	$	40,000.00	$	66,478.75		
11/01/28	$	2,395,000.00	$	-	$	65,578.75	$	172,057.50
05/01/29	$	2,395,000.00	$	40,000.00	$	65,578.75		
11/01/29	$	2,355,000.00	$	-	$	64,678.75	$	170,257.50
05/01/30	$	2,355,000.00	$	45,000.00	$	64,678.75		
11/01/30	$	2,310,000.00	$	-	$	63,666.25	$	173,345.00
05/01/31	$	2,310,000.00	$	45,000.00	$	63,666.25		
11/01/31	$	2,220,000.00	$	-	$	62,653.75	$	171,320.00
05/01/32	$	2,220,000.00	$	45,000.00	$	62,653.75		
11/01/32	$	2,220,000.00	$	-	$	61,641.25	$	169,295.00
05/01/33	$	2,220,000.00	$	50,000.00	$	61,641.25		
11/01/33	$	2,170,000.00	$	-	$	60,278.75	$	171,920.00
05/01/34	$	2,170,000.00	$	50,000.00	$	60,278.75		
11/01/34	$	2,120,000.00	$	-	$	58,916.25	$	169,195.00
05/01/35	$	2,120,000.00	$	55,000.00	$	58,916.25		
11/01/35	$	2,065,000.00	$	-	$	57,417.50	$	171,333.75
05/01/36	$	2,065,000.00	$	60,000.00	$	57,417.50		
11/01/36	$	2,005,000.00	$	-	$	55,782.50	$	173,200.00
05/01/37	$	2,005,000.00	$	60,000.00	$	55,782.50		
11/01/37	$	1,945,000.00	$	-	$	54,147.50	$	169,930.00
05/01/38	$	1,945,000.00	$	65,000.00	$	54,147.50		
11/01/38	$	1,880,000.00	$	-	$	52,376.25	$	171,523.75
05/01/39	$	1,880,000.00	$	70,000.00	$	52,376.25		
11/01/39	$	1,810,000.00	$	-	$	50,468.75	$	172,845.00
05/01/40	$	1,810,000.00	$	75,000.00	$	50,468.75		
11/01/40	$	1,735,000.00	$	-	$	48,425.00	$	173,893.75
05/01/41	$	1,735,000.00	$	75,000.00	$	48,425.00		
11/01/41	$	1,580,000.00	$	-	$	46,381.25	$	169,806.25
05/01/42	$	1,310,000.00	$	80,000.00	$	46,381.25		
11/01/42	$	1,310,000.00	$	-	$	44,201.25	$	170,582.50
05/01/43	$	1,310,000.00	$	85,000.00	$	44,201.25		
11/01/43	$	1,310,000.00	$	-	$	41,885.00	$	171,086.25
05/01/44	$	1,310,000.00	$	90,000.00	$	41,885.00		
11/01/44	$	1,310,000.00	$	-	$	39,432.50	$	171,317.50
05/01/45	$	1,310,000.00	$	95,000.00	$	39,432.50		
11/01/45	$	1,310,000.00	$	-	$	36,843.75	$	171,276.25
05/01/46	$	1,310,000.00	$	100,000.00	$	36,843.75		
11/01/46	$	1,210,000.00	$	-	$	34,031.25	$	170,875.00
05/01/47	$	1,210,000.00	$	105,000.00	$	34,031.25		
11/01/47	$	1,105,000.00	$	-	$	31,078.13	$	170,109.38
05/01/48	$	1,105,000.00	$	110,000.00	$	31,078.13		
11/01/48	$	995,000.00	$	-	$	27,984.38	$	169,062.50
05/01/49	$	995,000.00	$	120,000.00	$	27,984.38		
11/01/49	$	875,000.00	$	-	$	24,609.38	$	172,593.75
05/01/50	$	875,000.00	$	125,000.00	$	24,609.38		
11/01/50	$	750,000.00	$	-	$	21,093.75	$	170,703.13
05/01/51	$	750,000.00	$	135,000.00	$	21,093.75		
11/01/51	$	615,000.00	$	-	$	17,296.88	$	173,390.63
05/01/52	$	615,000.00	$	140,000.00	$	17,296.88		
11/01/52	$	475,000.00	$	-	$	13,359.38	$	170,656.25
05/01/53	$	475,000.00	$	150,000.00	$	13,359.38		
11/01/53	$	325,000.00	$	-	$	9,140.63	$	172,500.00
05/01/54	$	325,000.00	$	160,000.00	$	9,140.63		
11/01/54	$	165,000.00	$	-	$	4,640.63	$	173,781.25
05/01/55	$	165,000.00	$	165,000.00	$	4,640.63	$	169,640.63
			$	**2,475,000.00**	**$**	**2,563,733.75**	**$**	**5,141,900.00**

PEACE CREEK

Community Development District

Proposed Budget

Capital Reserve Fund

Description	Adopted Budget FY2026	Actuals Thru 5/31/26	Projected Next 4 Months	Projected Thru 9/30/26	Proposed Budget FY2027
Revenues					
Interest	$ -	$ 1,673	$ 836	$ 2,509	$ -
Carry Forward Surplus	$ 75,000	$ 75,356	$ -	$ 75,356	$ 177,865
Total Revenues	**$ 75,000**	**$ 77,029**	**$ 836**	**$ 77,865**	**$ 177,865**
Expenditures					
Capital Outlay	$ -	$ -	$ -	$ -	$ -
Total Expenditures	**$ -**	**$ -**	**$ -**	**$ -**	**$ -**
Other Financing Sources/(Uses)					
Transfer In/(Out)	$ 100,000	$ -	$ 100,000	$ 100,000	$ 81,780
Total Other Financing Sources/(Uses)	**$ 100,000**	**$ -**	**$ 100,000**	**$ 100,000**	**$ 81,780**
Excess Revenues/(Expenditures)	$ 175,000	$ 77,029	$ 100,836	$ 177,865	$ 259,645

SECTION 5

RESOLUTION 2026-06

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

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

WHEREAS, the District is located in Polk County, Florida ("**County**"); and

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

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

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

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

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

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

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

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

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

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

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

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

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapters 190 and 197, *Florida Statutes*, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefitted lands within the District, and in accordance with **Exhibits A** and **B**. The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution. Moreover, pursuant to Section 197.3632(4), *Florida Statutes*, the lien amount shall serve as the "maximum rate" authorized by law for operation and maintenance assessments.

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

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

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

SECTION 6. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

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

PASSED AND ADOPTED THIS 14TH DAY OF JULY 2026.

ATTEST:

PEACE CREEK COMMUNITY DEVELOPMENT DISTRICT

____
Secretary / Assistant Secretary

By: ____________________________

Its: _____________________________

Exhibit A: Adopted Budget for Fiscal Year 2027
Exhibit B: Assessment Roll

Peace Creek CDD
FY 27 Assessment Roll

PARCEL ID	Units	O&M	2023 Debt	2025 Debt	Total
262936000000013040					
262936692300000010	1	$1,208.71	$1,559.07		$2,767.78
262936692300000020	1	$1,208.71	$1,559.07		$2,767.78
262936692300000030	1	$1,208.71	$1,559.07		$2,767.78
262936692300000040	1	$1,208.71	$1,559.07		$2,767.78
262936692300000050	1	$1,208.71	$1,559.07		$2,767.78
262936692300000060	1	$1,208.71	$1,559.07		$2,767.78
262936692300000070	1	$1,208.71	$1,559.07		$2,767.78
262936692300000080	1	$1,208.71	$1,559.07		$2,767.78
262936692300000090	1	$1,208.71	$1,559.07		$2,767.78
262936692300000100	1	$1,208.71	$1,559.07		$2,767.78
262936692300000110	1	$1,208.71	$1,559.07		$2,767.78
262936692300000120	1	$1,208.71	$1,559.07		$2,767.78
262936692300000130	1	$1,208.71	$1,559.07		$2,767.78
262936692300000140	1	$1,208.71	$1,559.07		$2,767.78
262936692300000150	1	$1,208.71	$1,559.07		$2,767.78
262936692300000160	1	$1,208.71	$1,559.07		$2,767.78
262936692300000170	1	$1,208.71	$1,559.07		$2,767.78
262936692300000180	1	$1,208.71	$1,559.07		$2,767.78
262936692300000190	1	$1,208.71	$1,559.07		$2,767.78
262936692300000200	1	$1,208.71	$1,559.07		$2,767.78
262936692300000210	1	$1,208.71	$1,559.07		$2,767.78
262936692300000220	1	$1,208.71	$1,559.07		$2,767.78
262936692300000230	1	$1,208.71	$1,559.07		$2,767.78
262936692300000240	1	$1,208.71	$1,559.07		$2,767.78
262936692300000250	1	$1,208.71	$1,559.07		$2,767.78
262936692300000260	1	$1,208.71	$1,559.07		$2,767.78
262936692300000270	1	$1,208.71	$1,559.07		$2,767.78
262936692300000280	1	$1,208.71	$1,559.07		$2,767.78
262936692300000290	1	$1,208.71	$1,559.07		$2,767.78
262936692300000300	1	$1,208.71	$1,559.07		$2,767.78
262936692300000310	1	$1,208.71	$1,559.07		$2,767.78
262936692300000320	1	$1,208.71	$1,559.07		$2,767.78
262936692300000330	1	$1,208.71	$1,559.07		$2,767.78
262936692300000340	1	$1,208.71	$1,559.07		$2,767.78
262936692300000350	1	$1,208.71	$1,559.07		$2,767.78
262936692300000360	1	$1,208.71	$1,559.07		$2,767.78
262936692300000370	1	$1,208.71	$1,559.07		$2,767.78
262936692300000380	1	$1,208.71	$1,559.07		$2,767.78
262936692300000390	1	$1,208.71	$1,559.07		$2,767.78
262936692300000400	1	$1,208.71	$1,559.07		$2,767.78
262936692300000410	1	$1,208.71	$1,559.07		$2,767.78
262936692300000420	1	$1,208.71	$1,559.07		$2,767.78
262936692300000430	1	$1,208.71	$1,559.07		$2,767.78
262936692300000440	1	$1,208.71	$1,559.07		$2,767.78
262936692300000450	1	$1,208.71	$1,559.07		$2,767.78
262936692300000460	1	$1,208.71	$1,559.07		$2,767.78
262936692300000470	1	$1,208.71	$1,559.07		$2,767.78
262936692300000480	1	$1,208.71	$1,559.07		$2,767.78
262936692300000490	1	$1,208.71	$1,559.07		$2,767.78
262936692300000500	1	$1,208.71	$1,559.07		$2,767.78
262936692300000510	1	$1,208.71	$1,559.07		$2,767.78
262936692300000520	1	$1,208.71	$1,559.07		$2,767.78
262936692300000530	1	$1,208.71	$1,559.07		$2,767.78
262936692300000540	1	$1,208.71	$1,559.07		$2,767.78
262936692300000550	1	$1,208.71	$1,559.07		$2,767.78
262936692300000560	1	$1,208.71	$1,559.07		$2,767.78
262936692300000570	1	$1,208.71	$1,559.07		$2,767.78
262936692300000580	1	$1,208.71	$1,559.07		$2,767.78

PARCEL ID	Units	O&M	2023 Debt	2025 Debt	Total
262936692300000590	1	$1,208.71	$1,559.07		$2,767.78
262936692300000600	1	$1,208.71	$1,559.07		$2,767.78
262936692300000610	1	$1,208.71	$1,559.07		$2,767.78
262936692300000620	1	$1,208.71	$1,559.07		$2,767.78
262936692300000630	1	$1,208.71	$1,559.07		$2,767.78
262936692300000640	1	$1,208.71	$1,559.07		$2,767.78
262936692300000650	1	$1,208.71	$1,559.07		$2,767.78
262936692300000660	1	$1,208.71	$1,559.07		$2,767.78
262936692300000670	1	$1,208.71	$1,559.07		$2,767.78
262936692300000680	1	$1,208.71	$1,559.07		$2,767.78
262936692300000690	1	$1,208.71	$1,559.07		$2,767.78
262936692300000700	1	$1,208.71	$1,559.07		$2,767.78
262936692300000710	1	$1,208.71	$1,559.07		$2,767.78
262936692300000720	1	$1,208.71	$1,559.07		$2,767.78
262936692300000730	1	$1,208.71	$1,559.07		$2,767.78
262936692300000740	1	$1,208.71	$1,559.07		$2,767.78
262936692300000750	1	$1,208.71	$1,559.07		$2,767.78
262936692300000760	1	$1,208.71	$1,559.07		$2,767.78
262936692300000770	1	$1,208.71	$1,559.07		$2,767.78
262936692300000780	1	$1,208.71	$1,559.07		$2,767.78
262936692300000790	1	$1,208.71	$1,559.07		$2,767.78
262936692300000800	1	$1,208.71	$1,559.07		$2,767.78
262936692300000810	1	$1,208.71	$1,559.07		$2,767.78
262936692300000820	1	$1,208.71	$1,559.07		$2,767.78
262936692300000830	1	$1,208.71	$1,559.07		$2,767.78
262936692300000840	1	$1,208.71	$1,559.07		$2,767.78
262936692300000850	1	$1,208.71	$1,559.07		$2,767.78
262936692300000860	1	$1,208.71	$1,559.07		$2,767.78
262936692300000870	1	$1,208.71	$1,559.07		$2,767.78
262936692300000880	1	$1,208.71	$1,559.07		$2,767.78
262936692300000890	1	$1,208.71	$1,559.07		$2,767.78
262936692300000900	1	$1,208.71	$1,559.07		$2,767.78
262936692300000910	1	$1,208.71	$1,559.07		$2,767.78
262936692300000920	1	$1,208.71	$1,559.07		$2,767.78
262936692300000930	1	$1,208.71	$1,559.07		$2,767.78
262936692300000940	1	$1,208.71	$1,559.07		$2,767.78
262936692300000950	1	$1,208.71	$1,559.07		$2,767.78
262936692300000960	1	$1,208.71	$1,559.07		$2,767.78
262936692300000970	1	$1,208.71	$1,559.07		$2,767.78
262936692300000980	1	$1,208.71	$1,559.07		$2,767.78
262936692300000990	1	$1,208.71	$1,559.07		$2,767.78
262936692300001000	1	$1,208.71	$1,559.07		$2,767.78
262936692300001010	1	$1,208.71	$1,559.07		$2,767.78
262936692300001020	1	$1,208.71	$1,559.07		$2,767.78
262936692300001030	1	$1,208.71	$1,559.07		$2,767.78
262936692300001040	1	$1,208.71	$1,559.07		$2,767.78
262936692300001050	1	$1,208.71	$1,559.07		$2,767.78
262936692300001060	1	$1,208.71	$1,559.07		$2,767.78
262936692300001070	1	$1,208.71	$1,559.07		$2,767.78
262936692300001080	1	$1,208.71	$1,559.07		$2,767.78
262936692300001090	1	$1,208.71	$1,559.07		$2,767.78
262936692300001100	1	$1,208.71	$1,559.07		$2,767.78
262936692300001110	1	$1,208.71	$1,559.07		$2,767.78
262936692300001120	1	$1,208.71	$1,559.07		$2,767.78
262936692300001130	1	$1,208.71	$1,559.07		$2,767.78
262936692300001140	1	$1,208.71	$1,559.07		$2,767.78
262936692300001150	1	$1,208.71	$1,559.07		$2,767.78
262936692300001160	1	$1,208.71	$1,559.07		$2,767.78
262936692300001170	1	$1,208.71	$1,559.07		$2,767.78
262936692300001180	1	$1,208.71	$1,559.07		$2,767.78
262936692300001190	1	$1,208.71	$1,559.07		$2,767.78
262936692300001200	1	$1,208.71	$1,559.07		$2,767.78

PARCEL ID	Units	O&M	2023 Debt	2025 Debt	Total
262936692300001210	1	$1,208.71	$1,559.07		$2,767.78
262936692300001220	1	$1,208.71	$1,559.07		$2,767.78
262936692300001230	1	$1,208.71	$1,559.07		$2,767.78
262936692300001240	1	$1,208.71	$1,559.07		$2,767.78
262936692300001250	1	$1,208.71	$1,559.07		$2,767.78
262936692300001260	1	$1,208.71	$1,559.07		$2,767.78
262936692300001270	1	$1,208.71	$1,559.07		$2,767.78
262936692300001280	1	$1,208.71	$1,559.07		$2,767.78
262936692300001290	1	$1,208.71	$1,559.07		$2,767.78
262936692300001300	1	$1,208.71	$1,559.07		$2,767.78
262936692300001310	1	$1,208.71	$1,559.07		$2,767.78
262936692300001320	1	$1,208.71	$1,559.07		$2,767.78
262936692300001610	1	$1,208.71	$1,559.07		$2,767.78
262936692300001620	1	$1,208.71	$1,559.07		$2,767.78
262936692300001630	1	$1,208.71	$1,559.07		$2,767.78
262936692300001640	1	$1,208.71	$1,559.07		$2,767.78
262936692300001650	1	$1,208.71	$1,559.07		$2,767.78
262936692300001660	1	$1,208.71	$1,559.07		$2,767.78
262936692300001670	1	$1,208.71	$1,559.07		$2,767.78
262936692300001680	1	$1,208.71	$1,559.07		$2,767.78
262936692300001690	1	$1,208.71	$1,559.07		$2,767.78
262936692300001700	1	$1,208.71	$1,559.07		$2,767.78
262936692300001710	1	$1,208.71	$1,559.07		$2,767.78
262936692300001720	1	$1,208.71	$1,559.07		$2,767.78
262936692300001730	1	$1,208.71	$1,559.07		$2,767.78
262936692300001740	1	$1,208.71	$1,559.07		$2,767.78
262936692300001750	1	$1,208.71	$1,559.07		$2,767.78
262936692300001760	1	$1,208.71	$1,559.07		$2,767.78
262936692300001770	1	$1,208.71	$1,559.07		$2,767.78
262936692300001780	1	$1,208.71	$1,559.07		$2,767.78
262936692300001790	1	$1,208.71	$1,559.07		$2,767.78
262936692300001800	1	$1,208.71	$1,559.07		$2,767.78
262936692300001810	1	$1,208.71	$1,559.07		$2,767.78
262936692300001820	1	$1,208.71	$1,559.07		$2,767.78
262936692300001830	1	$1,208.71	$1,559.07		$2,767.78
262936692300001840	1	$1,208.71	$1,559.07		$2,767.78
262936692300001850	1	$1,208.71	$1,559.07		$2,767.78
262936692300001860	1	$1,208.71	$1,559.07		$2,767.78
262936692300001870	1	$1,208.71	$1,559.07		$2,767.78
262936692300001880	1	$1,208.71	$1,559.07		$2,767.78
262936692300001890	1	$1,208.71	$1,559.07		$2,767.78
262936692300001900	1	$1,208.71	$1,559.07		$2,767.78
262936692300001910	1	$1,208.71	$1,559.07		$2,767.78
262936692300001920	1	$1,208.71	$1,559.07		$2,767.78
262936692300001930	1	$1,208.71	$1,559.07		$2,767.78
262936692300001940	1	$1,208.71	$1,559.07		$2,767.78
262936692300001950	1	$1,208.71	$1,559.07		$2,767.78
262936692300001960	1	$1,208.71	$1,559.07		$2,767.78
262936692300001970	1	$1,208.71	$1,559.07		$2,767.78
262936692300001980	1	$1,208.71	$1,559.07		$2,767.78
262936692300001990	1	$1,208.71	$1,559.07		$2,767.78
262936692300002000	1	$1,208.71	$1,559.07		$2,767.78
262936692300002010	1	$1,208.71	$1,559.07		$2,767.78
262936692300002020	1	$1,208.71	$1,559.07		$2,767.78
262936692300002030	1	$1,208.71	$1,559.07		$2,767.78
262936692300002040	1	$1,208.71	$1,559.07		$2,767.78
262936692300002050	1	$1,208.71	$1,559.07		$2,767.78
262936692300002060	1	$1,208.71	$1,559.07		$2,767.78
262936692300002070	1	$1,208.71	$1,559.07		$2,767.78
262936692300002080	1	$1,208.71	$1,559.07		$2,767.78
262936692300002090	1	$1,208.71	$1,559.07		$2,767.78
262936692300002100	1	$1,208.71	$1,559.07		$2,767.78

PARCEL ID	Units	O&M	2023 Debt	2025 Debt	Total
262936692300002110	1	$1,208.71	$1,559.07		$2,767.78
262936692300002120	1	$1,208.71	$1,559.07		$2,767.78
262936692300002130	1	$1,208.71	$1,559.07		$2,767.78
262936692300002140	1	$1,208.71	$1,559.07		$2,767.78
262936692300002150	1	$1,208.71	$1,559.07		$2,767.78
262936692300002160	1	$1,208.71	$1,559.07		$2,767.78
262936692300002170	1	$1,208.71	$1,559.07		$2,767.78
262936692300002180	1	$1,208.71	$1,559.07		$2,767.78
262936692300002190	1	$1,208.71	$1,559.07		$2,767.78
262936692300002200	1	$1,208.71	$1,559.07		$2,767.78
262936692300002210	1	$1,208.71	$1,559.07		$2,767.78
262936692300002220	1	$1,208.71	$1,559.07		$2,767.78
262936692300002230	1	$1,208.71	$1,559.07		$2,767.78
262936692300002240	1	$1,208.71	$1,559.07		$2,767.78
262936692300002250	1	$1,208.71	$1,559.07		$2,767.78
262936692300002260	1	$1,208.71	$1,559.07		$2,767.78
262936692300002270	1	$1,208.71	$1,559.07		$2,767.78
262936692300002280	1	$1,208.71	$1,559.07		$2,767.78
262936692300002290	1	$1,208.71	$1,559.07		$2,767.78
262936692300002300	1	$1,208.71	$1,559.07		$2,767.78
262936692300002310	1	$1,208.71	$1,559.07		$2,767.78
262936692300002320	1	$1,208.71	$1,559.07		$2,767.78
262936692300002330	1	$1,208.71	$1,559.07		$2,767.78
262936692300002340	1	$1,208.71	$1,559.07		$2,767.78
262936692300002350	1	$1,208.71	$1,559.07		$2,767.78
262936692300002360	1	$1,208.71	$1,559.07		$2,767.78
262936692300002370	1	$1,208.71	$1,559.07		$2,767.78
262936692300002380	1	$1,208.71	$1,559.07		$2,767.78
262936692300002390	1	$1,208.71	$1,559.07		$2,767.78
262936692300002400	1	$1,208.71	$1,559.07		$2,767.78
262936692300002410	1	$1,208.71	$1,559.07		$2,767.78
262936692300002420	1	$1,208.71	$1,559.07		$2,767.78
262936692300002430	1	$1,208.71	$1,559.07		$2,767.78
262936692300002440	1	$1,208.71	$1,559.07		$2,767.78
262936692300002450	1	$1,208.71	$1,559.07		$2,767.78
262936692300002460	1	$1,208.71	$1,559.07		$2,767.78
262936692300002470	1	$1,208.71	$1,559.07		$2,767.78
262936692300002480	1	$1,208.71	$1,559.07		$2,767.78
262936692300002490	1	$1,208.71	$1,559.07		$2,767.78
262936692300002500	1	$1,208.71	$1,559.07		$2,767.78
262936692300002510	1	$1,208.71	$1,559.07		$2,767.78
262936692300002770	1	$1,208.71	$1,559.07		$2,767.78
262936692300002780	1	$1,208.71	$1,559.07		$2,767.78
262936692300002790	1	$1,208.71	$1,559.07		$2,767.78
262936692300002800	1	$1,208.71	$1,559.07		$2,767.78
262936692300002810	1	$1,208.71	$1,559.07		$2,767.78
262936692300002820	1	$1,208.71	$1,559.07		$2,767.78
262936692300002830	1	$1,208.71	$1,559.07		$2,767.78
262936692300002840	1	$1,208.71	$1,559.07		$2,767.78
262936692300002850	1	$1,208.71	$1,559.07		$2,767.78
262936692300002860	1	$1,208.71	$1,559.07		$2,767.78
262936692300002870	1	$1,208.71	$1,559.07		$2,767.78
262936692300002880	1	$1,208.71	$1,559.07		$2,767.78
262936692300002890	1	$1,208.71	$1,559.07		$2,767.78
262936692300002900	1	$1,208.71	$1,559.07		$2,767.78
262936692300002910	1	$1,208.71	$1,559.07		$2,767.78
262936692300002920	1	$1,208.71	$1,559.07		$2,767.78
262936692300002930	1	$1,208.71	$1,559.07		$2,767.78
262936692300002940	1	$1,208.71	$1,559.07		$2,767.78
262936692300002950	1	$1,208.71	$1,559.07		$2,767.78
262936692300002960	1	$1,208.71	$1,559.07		$2,767.78
262936692300002970	1	$1,208.71	$1,559.07		$2,767.78

PARCEL ID	Units	O&M	2023 Debt	2025 Debt	Total
262936692300002980	1	$1,208.71	$1,559.07		$2,767.78
262936692300002990	1	$1,208.71	$1,559.07		$2,767.78
262936692300003000	1	$1,208.71	$1,559.07		$2,767.78
262936692300003010	1	$1,208.71	$1,559.07		$2,767.78
262936692300003020	1	$1,208.71	$1,559.07		$2,767.78
262936692300003030	1	$1,208.71	$1,559.07		$2,767.78
262936692300003040	1	$1,208.71	$1,559.07		$2,767.78
262936692300003050	1	$1,208.71	$1,559.07		$2,767.78
262936692300003060	1	$1,208.71	$1,559.07		$2,767.78
262936692300003070	1	$1,208.71	$1,559.07		$2,767.78
262936692300003080	1	$1,208.71	$1,559.07		$2,767.78
262936692300003090	1	$1,208.71	$1,559.07		$2,767.78
262936692300003100	1	$1,208.71	$1,559.07		$2,767.78
262936692300003110	1	$1,208.71	$1,559.07		$2,767.78
262936692300003120	1	$1,208.71	$1,559.07		$2,767.78
262936692300003130	1	$1,208.71	$1,559.07		$2,767.78
262936692300003140	1	$1,208.71	$1,559.07		$2,767.78
262936692300003150	1	$1,208.71	$1,559.07		$2,767.78
262936692300003160	1	$1,208.71	$1,559.07		$2,767.78
262936692300003170	1	$1,208.71	$1,559.07		$2,767.78
262936692300003180	1	$1,208.71	$1,559.07		$2,767.78
262936692300003190	1	$1,208.71	$1,559.07		$2,767.78
262936692300003200	1	$1,208.71	$1,559.07		$2,767.78
262936692300003210	1	$1,208.71	$1,559.07		$2,767.78
262936692300003220	1	$1,208.71	$1,559.07		$2,767.78
262936692300003230	1	$1,208.71	$1,559.07		$2,767.78
262936692300003240	1	$1,208.71	$1,559.07		$2,767.78
262936692300003250	1	$1,208.71	$1,559.07		$2,767.78
262936692300003260	1	$1,208.71	$1,559.07		$2,767.78
262936692300003270	1	$1,208.71	$1,559.07		$2,767.78
262936692300003280	1	$1,208.71	$1,559.07		$2,767.78
262936692300003290	1	$1,208.71	$1,559.07		$2,767.78
262936692300003300	1	$1,208.71	$1,559.07		$2,767.78
262936692300003310	1	$1,208.71	$1,559.07		$2,767.78
262936692300003320	1	$1,208.71	$1,559.07		$2,767.78
262936692300003330	1	$1,208.71	$1,559.07		$2,767.78
262936692300003340	1	$1,208.71	$1,559.07		$2,767.78
262936692300003350	1	$1,208.71	$1,559.07		$2,767.78
262936692300003360	1	$1,208.71	$1,559.07		$2,767.78
262936692300003370	1	$1,208.71	$1,559.07		$2,767.78
262936692300003380	1	$1,208.71	$1,559.07		$2,767.78
262936692300003390	1	$1,208.71	$1,559.07		$2,767.78
262936692300003400	1	$1,208.71	$1,559.07		$2,767.78
262936692300003410	1	$1,208.71	$1,559.07		$2,767.78
262936692300003420	1	$1,208.71	$1,559.07		$2,767.78
262936692300003430	1	$1,208.71	$1,559.07		$2,767.78
262936692300003440	1	$1,208.71	$1,559.07		$2,767.78
262936692300003450	1	$1,208.71	$1,559.07		$2,767.78
262936692300003460	1	$1,208.71	$1,559.07		$2,767.78
262936692300003470	1	$1,208.71	$1,559.07		$2,767.78
262936692300003480	1	$1,208.71	$1,559.07		$2,767.78
262936692300003490	1	$1,208.71	$1,559.07		$2,767.78
262936692300003500	1	$1,208.71	$1,559.07		$2,767.78
262936692300003510	1	$1,208.71	$1,559.07		$2,767.78
262936692300003520	1	$1,208.71	$1,559.07		$2,767.78
262936692300003530	1	$1,208.71	$1,559.07		$2,767.78
262936692300003540	1	$1,208.71	$1,559.07		$2,767.78
262936692300003550	1	$1,208.71	$1,559.07		$2,767.78
262936692300003560	1	$1,208.71	$1,559.07		$2,767.78
262936692300003570	1	$1,208.71	$1,559.07		$2,767.78
262936692300003580	1	$1,208.71	$1,559.07		$2,767.78
262936692300003590	1	$1,208.71	$1,559.07		$2,767.78

PARCEL ID	Units	O&M	2023 Debt	2025 Debt	Total
262936692300003600	1	$1,208.71	$1,559.07		$2,767.78
262936692300003610	1	$1,208.71	$1,559.07		$2,767.78
262936692300003620	1	$1,208.71	$1,559.07		$2,767.78
262936692300003630	1	$1,208.71	$1,559.07		$2,767.78
262936692300003640	1	$1,208.71	$1,559.07		$2,767.78
262936692300003650	1	$1,208.71	$1,559.07		$2,767.78
262936692300003660	1	$1,208.71	$1,559.07		$2,767.78
262936692300003670	1	$1,208.71	$1,559.07		$2,767.78
262936692300003680	1	$1,208.71	$1,559.07		$2,767.78
262936692300003690	1	$1,208.71	$1,559.07		$2,767.78
262936692300003700	1	$1,208.71	$1,559.07		$2,767.78
262936692300003710	1	$1,208.71	$1,559.07		$2,767.78
262936692300003720	1	$1,208.71	$1,559.07		$2,767.78
262936692300003730	1	$1,208.71	$1,559.07		$2,767.78
262936692300003740	1	$1,208.71	$1,559.07		$2,767.78
262936692300003750	1	$1,208.71	$1,559.07		$2,767.78
262936692300003760	1	$1,208.71	$1,559.07		$2,767.78
262936692300003770	1	$1,208.71	$1,559.07		$2,767.78
262936692300003780	1	$1,208.71	$1,559.07		$2,767.78
262936692300003790	1	$1,208.71	$1,559.07		$2,767.78
262936692300003800	1	$1,208.71	$1,559.07		$2,767.78
262936692300003810	1	$1,208.71	$1,559.07		$2,767.78
262936692300003820	1	$1,208.71	$1,559.07		$2,767.78
262936692300003830	1	$1,208.71	$1,559.07		$2,767.78
262936692300003840	1	$1,208.71	$1,559.07		$2,767.78
262936692300003850	1	$1,208.71	$1,559.07		$2,767.78
262936692300003860	1	$1,208.71	$1,559.07		$2,767.78
262936692300003870	1	$1,208.71	$1,559.07		$2,767.78
262936692300003880	1	$1,208.71	$1,559.07		$2,767.78
262936692300003890	1	$1,208.71	$1,559.07		$2,767.78
262936692300003900	1	$1,208.71	$1,559.07		$2,767.78
262936692300003910	1	$1,208.71	$1,559.07		$2,767.78
262936692300003920	1	$1,208.71	$1,559.07		$2,767.78
262936692300003930	1	$1,208.71	$1,559.07		$2,767.78
262936692300003940	1	$1,208.71	$1,559.07		$2,767.78
262936692300003950	1	$1,208.71	$1,559.07		$2,767.78
262936692300003960	1	$1,208.71	$1,559.07		$2,767.78
262936692300003970	1	$1,208.71	$1,559.07		$2,767.78
262936692300003980	1	$1,208.71	$1,559.07		$2,767.78
262936692300003990	1	$1,208.71	$1,559.07		$2,767.78
262936692300004000	1	$1,208.71	$1,559.07		$2,767.78
262936692300004010	1	$1,208.71	$1,559.07		$2,767.78
262936692300004020	1	$1,208.71	$1,559.07		$2,767.78
262936692300004030	1	$1,208.71	$1,559.07		$2,767.78
262936692300004040	1	$1,208.71	$1,559.07		$2,767.78
262936692300004050	1	$1,208.71	$1,559.07		$2,767.78
262936692300004060	1	$1,208.71	$1,559.07		$2,767.78
262936692300004070	1	$1,208.71	$1,559.07		$2,767.78
262936692300004080	1	$1,208.71	$1,559.07		$2,767.78
262936692300004090	1	$1,208.71	$1,559.07		$2,767.78
262936692300004100	1	$1,208.71	$1,559.07		$2,767.78
262936692300004110	1	$1,208.71	$1,559.07		$2,767.78
262936692300004120	1	$1,208.71	$1,559.07		$2,767.78
262936692300004130	1	$1,208.71	$1,559.07		$2,767.78
262936692300004140	1	$1,208.71	$1,559.07		$2,767.78
262936692300004150	1	$1,208.71	$1,559.07		$2,767.78
262936692300004160	1	$1,208.71	$1,559.07		$2,767.78
262936692300004170	1	$1,208.71	$1,559.07		$2,767.78
262936692300004180	1	$1,208.71	$1,559.07		$2,767.78
262936692300004190	1	$1,208.71	$1,559.07		$2,767.78
262936692300004200	1	$1,208.71	$1,559.07		$2,767.78
262936692300004210	1	$1,208.71	$1,559.07		$2,767.78

PARCEL ID	Units	O&M	2023 Debt	2025 Debt	Total
262936692300004220	1	$1,208.71	$1,559.07		$2,767.78
262936692300004230	1	$1,208.71	$1,559.07		$2,767.78
262936692300004240	1	$1,208.71	$1,559.07		$2,767.78
262936692300004250	1	$1,208.71	$1,559.07		$2,767.78
262936692300004260	1	$1,208.71	$1,559.07		$2,767.78
262936692300004270	1	$1,208.71	$1,559.07		$2,767.78
262936692300004280	1	$1,208.71	$1,559.07		$2,767.78
262936692300004290	1	$1,208.71	$1,559.07		$2,767.78
262936692300004300	1	$1,208.71	$1,559.07		$2,767.78
262936692300004310	1	$1,208.71	$1,559.07		$2,767.78
262936692300004320	1	$1,208.71	$1,559.07		$2,767.78
262936692300004330	1	$1,208.71	$1,559.07		$2,767.78
262936692300004340	1	$1,208.71	$1,559.07		$2,767.78
262936692300004350	1	$1,208.71	$1,559.07		$2,767.78
262936692300004360	1	$1,208.71	$1,559.07		$2,767.78
262936692300004370	1	$1,208.71	$1,559.07		$2,767.78
262936692300004380	1	$1,208.71	$1,559.07		$2,767.78
262936692300004390	1	$1,208.71	$1,559.07		$2,767.78
262936692300004400	1	$1,208.71	$1,559.07		$2,767.78
262936692300004410	1	$1,208.71	$1,559.07		$2,767.78
262936692300004420	1	$1,208.71	$1,559.07		$2,767.78
262936692300004430	1	$1,208.71	$1,559.07		$2,767.78
262936692300004440	1	$1,208.71	$1,559.07		$2,767.78
262936692300004450	1	$1,208.71	$1,559.07		$2,767.78
262936692300004460	1	$1,208.71	$1,559.07		$2,767.78
262936692300004470	1	$1,208.71	$1,559.07		$2,767.78
262936692300004480	1	$1,208.71	$1,559.07		$2,767.78
262936692300004490	1	$1,208.71	$1,559.07		$2,767.78
262936692300004500	1	$1,208.71	$1,559.07		$2,767.78
262936692300004510	1	$1,208.71	$1,559.07		$2,767.78
262936692300004520	1	$1,208.71	$1,559.07		$2,767.78
262936692300004530	1	$1,208.71	$1,559.07		$2,767.78
262936692300004540	1	$1,208.71	$1,559.07		$2,767.78
262936692300004550	1	$1,208.71	$1,559.07		$2,767.78
262936692300004560	1	$1,208.71	$1,559.07		$2,767.78
262936692300004570	1	$1,208.71	$1,559.07		$2,767.78
262936692300004580	1	$1,208.71	$1,559.07		$2,767.78
262936692300004590	1	$1,208.71	$1,559.07		$2,767.78
262936692300004600	1	$1,208.71	$1,559.07		$2,767.78
262936692300004610	1	$1,208.71	$1,559.07		$2,767.78
262936692300004620	1	$1,208.71	$1,559.07		$2,767.78
262936692300004630	1	$1,208.71	$1,559.07		$2,767.78
262936692300004640	1	$1,208.71	$1,559.07		$2,767.78
262936692300004650	1	$1,208.71	$1,559.07		$2,767.78
262936692300004660	1	$1,208.71	$1,559.07		$2,767.78
262936692300004670	1	$1,208.71	$1,559.07		$2,767.78
262936692300004680	1	$1,208.71	$1,559.07		$2,767.78
262936692300004690	1	$1,208.71	$1,559.07		$2,767.78
262936692300004700	1	$1,208.71	$1,559.07		$2,767.78
262936692300004710	1	$1,208.71	$1,559.07		$2,767.78
262936692300004720	1	$1,208.71	$1,559.07		$2,767.78
262936692300004730	1	$1,208.71	$1,559.07		$2,767.78
262936692300004740	1	$1,208.71	$1,559.07		$2,767.78
262936692300004750	1	$1,208.71	$1,559.07		$2,767.78
262936692300004760	1	$1,208.71	$1,559.07		$2,767.78
262936692300004770	1	$1,208.71	$1,559.07		$2,767.78
262936692300004780	1	$1,208.71	$1,559.07		$2,767.78
262936692300004790	1	$1,208.71	$1,559.07		$2,767.78
262936692300004800	1	$1,208.71	$1,559.07		$2,767.78
262936692300004810	1	$1,208.71	$1,559.07		$2,767.78
262936692300004820	1	$1,208.71	$1,559.07		$2,767.78
262936692300004830	1	$1,208.71	$1,559.07		$2,767.78

PARCEL ID	Units	O&M	2023 Debt	2025 Debt	Total
262936692300004840	1	$1,208.71	$1,559.07		$2,767.78
262936692300004850	1	$1,208.71	$1,559.07		$2,767.78
262936692300004860	1	$1,208.71	$1,559.07		$2,767.78
262936692300004870	1	$1,208.71	$1,559.07		$2,767.78
262936692300004880	1	$1,208.71	$1,559.07		$2,767.78
262936692300004890	1	$1,208.71	$1,559.07		$2,767.78
262936692300004900	1	$1,208.71	$1,559.07		$2,767.78
262936692300004910	1	$1,208.71	$1,559.07		$2,767.78
262936692300004920	1	$1,208.71	$1,559.07		$2,767.78
262936692300004930	1	$1,208.71	$1,559.07		$2,767.78
262936692300004940	1	$1,208.71	$1,559.07		$2,767.78
262936692300004950	1	$1,208.71	$1,559.07		$2,767.78
262936692300004960	1	$1,208.71	$1,559.07		$2,767.78
262936692300004970	1	$1,208.71	$1,559.07		$2,767.78
262936692300004980	1	$1,208.71	$1,559.07		$2,767.78
262936692300004990	1	$1,208.71	$1,559.07		$2,767.78
262936692300005000	1	$1,208.71	$1,559.07		$2,767.78
262936692300005010	1	$1,208.71	$1,559.07		$2,767.78
262936692300005020	1	$1,208.71	$1,559.07		$2,767.78
262936692300005030	1	$1,208.71	$1,559.07		$2,767.78
262936692300005040	1	$1,208.71	$1,559.07		$2,767.78
262936692300005050	1	$1,208.71	$1,559.07		$2,767.78
262936692300005060	1	$1,208.71	$1,559.07		$2,767.78
262936692300005070	1	$1,208.71	$1,559.07		$2,767.78
262936692300005080	1	$1,208.71	$1,559.07		$2,767.78
262936692300005090	1	$1,208.71	$1,559.07		$2,767.78
262936692300005100	1	$1,208.71	$1,559.07		$2,767.78
262936692300005110	1	$1,208.71	$1,559.07		$2,767.78
262936692300005120	1	$1,208.71	$1,559.07		$2,767.78
262936692300005130	1	$1,208.71	$1,559.07		$2,767.78
262936692300005140	1	$1,208.71	$1,559.07		$2,767.78
262936692300005150	1	$1,208.71	$1,559.07		$2,767.78
262936692300005160	1	$1,208.71	$1,559.07		$2,767.78
262936692300005170	1	$1,208.71	$1,559.07		$2,767.78
262936692300005180	1	$1,208.71	$1,559.07		$2,767.78
262936692300005190	1	$1,208.71	$1,559.07		$2,767.78
262936692300005200	1	$1,208.71	$1,559.07		$2,767.78
262936692300005210	1	$1,208.71	$1,559.07		$2,767.78
262936692300005220	1	$1,208.71	$1,559.07		$2,767.78
262936692300005230	1	$1,208.71	$1,559.07		$2,767.78
262936692300005240	1	$1,208.71	$1,559.07		$2,767.78
262936692300005250	1	$1,208.71	$1,559.07		$2,767.78
262936692300005260	1	$1,208.71	$1,559.07		$2,767.78
262936692300005270	1	$1,208.71	$1,559.07		$2,767.78
262936692300005280	1	$1,208.71	$1,559.07		$2,767.78
262936692300005290	1	$1,208.71	$1,559.07		$2,767.78
262936692300005300	1	$1,208.71	$1,559.07		$2,767.78
262936692300005310	1	$1,208.71	$1,559.07		$2,767.78
262936692300005320	1	$1,208.71	$1,559.07		$2,767.78
262936692300005330	1	$1,208.71	$1,559.07		$2,767.78
262936692300005340	1	$1,208.71	$1,559.07		$2,767.78
262936692300005350	1	$1,208.71	$1,559.07		$2,767.78
262936692300005360	1	$1,208.71	$1,559.07		$2,767.78
262936692300005370	1	$1,208.71	$1,559.07		$2,767.78
262936692300005380	1	$1,208.71	$1,559.07		$2,767.78
262936692300005390	1	$1,208.71	$1,559.07		$2,767.78
262936692300005400	1	$1,208.71	$1,559.07		$2,767.78
262936692300005410	1	$1,208.71	$1,559.07		$2,767.78
262936692300005420	1	$1,208.71	$1,559.07		$2,767.78
262936692300005430	1	$1,208.71	$1,559.07		$2,767.78
262936692300005440	1	$1,208.71	$1,559.07		$2,767.78
262936692300005450	1	$1,208.71	$1,559.07		$2,767.78

PARCEL ID	Units	O&M	2023 Debt	2025 Debt	Total
262936692300005460	1	$1,208.71	$1,559.07		$2,767.78
262936692300005470	1	$1,208.71	$1,559.07		$2,767.78
262936692300005480	1	$1,208.71	$1,559.07		$2,767.78
262936692300005490	1	$1,208.71	$1,559.07		$2,767.78
262936692300005500	1	$1,208.71	$1,559.07		$2,767.78
262936692300005510	1	$1,208.71	$1,559.07		$2,767.78
262936692300005520	1	$1,208.71	$1,559.07		$2,767.78
262936692300005530	1	$1,208.71	$1,559.07		$2,767.78
262936692300005540					
262936692300005550					
262936692300005560					
262936692300005570					
262936692300005580					
262936692300005590					
262936692300005600					
262936692300005610					
262936692300005630					
262936692300005640					
262936692300005650					
262936692300011330	1	$1,208.71	$1,559.07		$2,767.78
262936692300011340	1	$1,208.71	$1,559.07		$2,767.78
262936692300011350	1	$1,208.71	$1,559.07		$2,767.78
262936692300011360	1	$1,208.71	$1,559.07		$2,767.78
262936692300011370	1	$1,208.71	$1,559.07		$2,767.78
262936692300011380	1	$1,208.71	$1,559.07		$2,767.78
262936692300011390	1	$1,208.71	$1,559.07		$2,767.78
262936692300011400	1	$1,208.71	$1,559.07		$2,767.78
262936692300011410	1	$1,208.71	$1,559.07		$2,767.78
262936692300011420	1	$1,208.71	$1,559.07		$2,767.78
262936692300011430	1	$1,208.71	$1,559.07		$2,767.78
262936692300011440	1	$1,208.71	$1,559.07		$2,767.78
262936692300011450	1	$1,208.71	$1,559.07		$2,767.78
262936692300011460	1	$1,208.71	$1,559.07		$2,767.78
262936692300011470	1	$1,208.71	$1,559.07		$2,767.78
262936692300011480	1	$1,208.71	$1,559.07		$2,767.78
262936692300011490	1	$1,208.71	$1,559.07		$2,767.78
262936692300011500	1	$1,208.71	$1,559.07		$2,767.78
262936692300011510	1	$1,208.71	$1,559.07		$2,767.78
262936692300011520	1	$1,208.71	$1,559.07		$2,767.78
262936692300011530	1	$1,208.71	$1,559.07		$2,767.78
262936692300011540	1	$1,208.71	$1,559.07		$2,767.78
262936692300011550	1	$1,208.71	$1,559.07		$2,767.78
262936692300011560	1	$1,208.71	$1,559.07		$2,767.78
262936692300011570	1	$1,208.71	$1,559.07		$2,767.78
262936692300011580	1	$1,208.71	$1,559.07		$2,767.78
262936692300011590	1	$1,208.71	$1,559.07		$2,767.78
262936692300011600	1	$1,208.71	$1,559.07		$2,767.78
262936692300022520	1	$1,208.71	$1,559.07		$2,767.78
262936692300022530	1	$1,208.71	$1,559.07		$2,767.78
262936692300022540	1	$1,208.71	$1,559.07		$2,767.78
262936692300022550	1	$1,208.71	$1,559.07		$2,767.78
262936692300022560	1	$1,208.71	$1,559.07		$2,767.78
262936692300022570	1	$1,208.71	$1,559.07		$2,767.78
262936692300022580	1	$1,208.71	$1,559.07		$2,767.78
262936692300022590	1	$1,208.71	$1,559.07		$2,767.78
262936692300022600	1	$1,208.71	$1,559.07		$2,767.78
262936692300022610	1	$1,208.71	$1,559.07		$2,767.78
262936692300022620	1	$1,208.71	$1,559.07		$2,767.78
262936692300022630	1	$1,208.71	$1,559.07		$2,767.78
262936692300022640	1	$1,208.71	$1,559.07		$2,767.78
262936692300022650	1	$1,208.71	$1,559.07		$2,767.78
262936692300022660	1	$1,208.71	$1,559.07		$2,767.78

PARCEL ID	Units	O&M	2023 Debt	2025 Debt	Total
262936692300022670	1	$1,208.71	$1,559.07		$2,767.78
262936692300022680	1	$1,208.71	$1,559.07		$2,767.78
262936692300022690	1	$1,208.71	$1,559.07		$2,767.78
262936692300022700	1	$1,208.71	$1,559.07		$2,767.78
262936692300022710	1	$1,208.71	$1,559.07		$2,767.78
262936692300022720	1	$1,208.71	$1,559.07		$2,767.78
262936692300022730	1	$1,208.71	$1,559.07		$2,767.78
262936692300022740	1	$1,208.71	$1,559.07		$2,767.78
262936692300022750	1	$1,208.71	$1,559.07		$2,767.78
262936692300022760	1	$1,208.71	$1,559.07		$2,767.78
262936692310000010	1	$906.53		$1,558.19	$2,464.72
262936692310000020	1	$906.53		$1,558.19	$2,464.72
262936692310000030	1	$906.53		$1,558.19	$2,464.72
262936692310000040	1	$906.53		$1,558.19	$2,464.72
262936692310000050	1	$906.53		$1,558.19	$2,464.72
262936692310000060	1	$906.53		$1,558.19	$2,464.72
262936692310000070	1	$906.53		$1,558.19	$2,464.72
262936692310000080	1	$906.53		$1,558.19	$2,464.72
262936692310000090	1	$906.53		$1,558.19	$2,464.72
262936692310000100	1	$906.53		$1,558.19	$2,464.72
262936692310000110	1	$906.53		$1,558.19	$2,464.72
262936692310000120	1	$906.53		$1,558.19	$2,464.72
262936692310000130	1	$906.53		$1,558.19	$2,464.72
262936692310000140	1	$906.53		$1,558.19	$2,464.72
262936692310000150	1	$906.53		$1,558.19	$2,464.72
262936692310000160	1	$906.53		$1,558.19	$2,464.72
262936692310000170	1	$906.53		$1,558.19	$2,464.72
262936692310000180	1	$906.53		$1,558.19	$2,464.72
262936692310000190	1	$906.53		$1,558.19	$2,464.72
262936692310000200	1	$906.53		$1,558.19	$2,464.72
262936692310000210	1	$906.53		$1,558.19	$2,464.72
262936692310000220	1	$906.53		$1,558.19	$2,464.72
262936692310000230	1	$906.53		$1,558.19	$2,464.72
262936692310000240	1	$906.53		$1,558.19	$2,464.72
262936692310000250	1	$906.53		$1,558.19	$2,464.72
262936692310000260	1	$906.53		$1,558.19	$2,464.72
262936692310000270	1	$906.53		$1,558.19	$2,464.72
262936692310000280	1	$906.53		$1,558.19	$2,464.72
262936692310000290	1	$906.53		$1,558.19	$2,464.72
262936692310000300	1	$906.53		$1,558.19	$2,464.72
262936692310000310	1	$906.53		$1,558.19	$2,464.72
262936692310000320	1	$906.53		$1,558.19	$2,464.72
262936692310000330	1	$906.53		$1,558.19	$2,464.72
262936692310000340	1	$906.53		$1,558.19	$2,464.72
262936692310000350	1	$906.53		$1,558.19	$2,464.72
262936692310000360	1	$906.53		$1,558.19	$2,464.72
262936692310000370	1	$906.53		$1,558.19	$2,464.72
262936692310000380	1	$906.53		$1,558.19	$2,464.72
262936692310000390	1	$906.53		$1,558.19	$2,464.72
262936692310000400	1	$906.53		$1,558.19	$2,464.72
262936692310000410	1	$906.53		$1,558.19	$2,464.72
262936692310000420	1	$906.53		$1,558.19	$2,464.72
262936692310000430	1	$906.53		$1,558.19	$2,464.72
262936692310000440	1	$906.53		$1,558.19	$2,464.72
262936692310000450	1	$906.53		$1,558.19	$2,464.72
262936692310000460	1	$906.53		$1,558.19	$2,464.72
262936692310000470	1	$906.53		$1,558.19	$2,464.72
262936692310000480	1	$906.53		$1,558.19	$2,464.72
262936692310000490	1	$906.53		$1,558.19	$2,464.72
262936692310000500	1	$906.53		$1,558.19	$2,464.72
262936692310000510	1	$906.53		$1,558.19	$2,464.72
262936692310000520	1	$906.53		$1,558.19	$2,464.72

PARCEL ID	Units	O&M	2023 Debt	2025 Debt	Total
262936692310000530	1	$906.53		$1,558.19	$2,464.72
262936692310000540	1	$906.53		$1,558.19	$2,464.72
262936692310000550	1	$906.53		$1,558.19	$2,464.72
262936692310000560	1	$906.53		$1,558.19	$2,464.72
262936692310000570	1	$906.53		$1,558.19	$2,464.72
262936692310000580	1	$906.53		$1,558.19	$2,464.72
262936692310000590	1	$906.53		$1,558.19	$2,464.72
262936692310000600	1	$906.53		$1,558.19	$2,464.72
262936692310000610	1	$906.53		$1,558.19	$2,464.72
262936692310000620	1	$906.53		$1,558.19	$2,464.72
262936692310000630	1	$906.53		$1,558.19	$2,464.72
262936692310000640	1	$906.53		$1,558.19	$2,464.72
262936692310000650	1	$906.53		$1,558.19	$2,464.72
262936692310000660	1	$906.53		$1,558.19	$2,464.72
262936692310000670	1	$906.53		$1,558.19	$2,464.72
262936692310000680	1	$906.53		$1,558.19	$2,464.72
262936692310000690	1	$906.53		$1,558.19	$2,464.72
262936692310000700	1	$906.53		$1,558.19	$2,464.72
262936692310000710	1	$906.53		$1,558.19	$2,464.72
262936692310000720	1	$906.53		$1,558.19	$2,464.72
262936692310000730	1	$906.53		$1,558.19	$2,464.72
262936692310000740	1	$906.53		$1,558.19	$2,464.72
262936692310000750	1	$906.53		$1,558.19	$2,464.72
262936692310000760	1	$906.53		$1,558.19	$2,464.72
262936692310000770	1	$906.53		$1,558.19	$2,464.72
262936692310000780	1	$906.53		$1,558.19	$2,464.72
262936692310000790	1	$906.53		$1,558.19	$2,464.72
262936692310000800	1	$906.53		$1,558.19	$2,464.72
262936692310000810	1	$906.53		$1,558.19	$2,464.72
262936692310000820	1	$906.53		$1,558.19	$2,464.72
262936692310000830	1	$906.53		$1,558.19	$2,464.72
262936692310000840	1	$906.53		$1,558.19	$2,464.72
262936692310000850	1	$906.53		$1,558.19	$2,464.72
262936692310000860	1	$906.53		$1,558.19	$2,464.72
262936692310000870	1	$906.53		$1,558.19	$2,464.72
262936692310000880	1	$906.53		$1,558.19	$2,464.72
262936692310000890	1	$906.53		$1,558.19	$2,464.72
262936692310000900	1	$906.53		$1,558.19	$2,464.72
262936692310000910	1	$906.53		$1,558.19	$2,464.72
262936692310000920	1	$906.53		$1,558.19	$2,464.72
262936692310000930	1	$906.53		$1,558.19	$2,464.72
262936692310000940	1	$906.53		$1,558.19	$2,464.72
262936692310000950	1	$906.53		$1,558.19	$2,464.72
262936692310000960	1	$906.53		$1,558.19	$2,464.72
262936692310000970	1	$906.53		$1,558.19	$2,464.72
262936692310000980	1	$906.53		$1,558.19	$2,464.72
262936692310000990	1	$906.53		$1,558.19	$2,464.72
262936692310001000	1	$906.53		$1,558.19	$2,464.72
262936692310001010	1	$906.53		$1,558.19	$2,464.72
262936692310001020	1	$906.53		$1,558.19	$2,464.72
262936692310001030	1	$906.53		$1,558.19	$2,464.72
262936692310001040	1	$906.53		$1,558.19	$2,464.72
262936692310001050	1	$906.53		$1,558.19	$2,464.72
262936692310001060	1	$906.53		$1,558.19	$2,464.72
262936692310001070	1	$906.53		$1,558.19	$2,464.72
262936692310001080	1	$906.53		$1,558.19	$2,464.72
262936692310001090	1	$906.53		$1,558.19	$2,464.72
262936692310001100	1	$906.53		$1,558.19	$2,464.72
262936692310001110	1	$906.53		$1,558.19	$2,464.72
262936692310001120	1	$906.53		$1,558.19	$2,464.72
262936692310001130	1	$906.53		$1,558.19	$2,464.72
262936692310001140	1	$906.53		$1,558.19	$2,464.72

PARCEL ID	Units	O&M	2023 Debt	2025 Debt	Total
262936692310001150	1	$906.53		$1,558.19	$2,464.72
262936692310001160	1	$906.53		$1,558.19	$2,464.72
262936692310001170	1	$906.53		$1,558.19	$2,464.72
262936692310001180	1	$906.53		$1,558.19	$2,464.72
262936692310001190	1	$906.53		$1,558.19	$2,464.72
262936692310001200	1	$906.53		$1,558.19	$2,464.72
262936692310001210					
262936692310001220					
262936692310001230					
262936692310001240					
262936692310001250					
262936692310001260					
262936692310001270					
262936692310001280					
262936692310001290					
Total Gross Assessments	673	$777,200.23	$862,165.71	$186,982.80	$1,826,348.74
Total Net Assessments		$722,796.21	$801,814.11	$173,894.00	$1,698,504.33

SECTION 6

RESOLUTION 2026-07

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE PEACE CREEK COMMUNITY DEVELOPMENT DISTRICT SETTING THE ANNUAL MEETING SCHEDULE FOR FISCAL YEAR 2027; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Peace Creek Community Development District ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within the City of Winter Haven, Florida; and

WHEREAS, the District is required by Section 189.015, *Florida Statutes*, to file quarterly, semi-annually, or annually a schedule (including date, time, and location) of its regular meetings with local governing authorities; and

WHEREAS, further, in accordance with the above-referenced statute, the District shall also publish quarterly, semi-annually, or annually the District's regular meeting schedule in a newspaper of general paid circulation in the county in which the District is located; and

WHEREAS, the Board of Supervisors desires to adopt an annual meeting schedule for the fiscal year beginning October 1, 2026, and ending September 30, 2027 ("**Fiscal Year 2027**"), attached as **Exhibit A**.

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

SECTION 1. The Fiscal Year 2027 annual meeting schedule attached hereto and incorporated by reference herein as **Exhibit A** is hereby approved and shall be published in accordance with the requirements of Florida law and also provided to applicable governing authorities.

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

PASSED AND ADOPTED this 14th day of July 2026.

ATTEST:	**PEACE CREEK COMMUNITY DEVELOPMENT DISTRICT**
______________________________	______________________________
Secretary/Assistant Secretary	Chairperson, Board of Supervisors

Exhibit A: Fiscal Year 2027 Annual Meeting Schedule

EXHIBIT A:

PEACE CREEK COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF MEETINGS FOR FISCAL YEAR 2027

The Board of Supervisors ("Board") of the Peace Creek Community Development District ("District") will hold their regular meetings for Fiscal Year 2027 at the Lake Alfred Public Library, 245 N. Seminole Avenue, Lake Alfred, Florida 33850, at 10:30 a.m. on the following dates, unless otherwise indicated as follows:

October 13, 2026
November 10, 2026
December 8, 2026
January 12, 2027
February 9, 2027
March 9, 2027
April 13, 2027
May 10, 2027
June 8, 2027
July 13, 2027
August 10, 2027
September 14, 2027

The meetings will be conducted in accordance with the provisions of Florida law for community development districts and, other than the closed session described above, will be open to the public. The meetings may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting. A copy of the agenda for the meetings may be obtained by contacting the office of the District Manager c/o Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801; Phone: (407) 841-5524 ("District Manager's Office").

There may be occasions when one or more Board supervisors or staff will participate by speaker telephone. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at any meeting because of a disability or physical impairment should contact the District Office at (407) 841-5524 at least three (3) business days prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

District Manager

SECTION 7

RESOLUTION 2026-08

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

WHEREAS, the Peace Creek Community Development District ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within the City of Winter Haven, Florida; and

WHEREAS, pursuant to Section 190.006(1), *Florida Statutes*, the District's Board of Supervisors ("**Board**") "shall exercise the powers granted to the district pursuant to Chapter 190, Florida Statutes," and the Board shall consist of five (5) members; and

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

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

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

Seat Number	Supervisor	Term Expiration Date
1	Adam Morgan	November 2026
2	Rob Bonin	November 2026
3	Michelle Dudley	November 2028
4	Carrie Dazzo	November 2028
5	Kayla Word	November 2026

This year, Seats 1, 2, and 5 are subject to election by landowners in November 2026. The two candidates receiving the highest number of votes shall be elected for terms of four (4) years. The remaining candidate shall be elected for a term of two (2) years. The term of office for each successful candidate shall commence upon election.

2. LANDOWNERS' ELECTION. In accordance with Section 190.006(2), *Florida Statutes*, the meeting of the landowners to elect Board Supervisor(s) of the District shall be held on the following date, time and location:

DATE:
TIME:

LOCATION:

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

4. **FORMS.** Pursuant to Section 190.006(2)(b), *Florida Statutes*, the landowners' meeting and election have been announced by the Board at its July 14, 2026, meeting. A sample notice of landowners' meeting and election, proxy, ballot form and instructions were presented at such meeting and are attached hereto as **Composite Exhibit A**. Such documents are available for review and copying during normal business hours at the office of the District Manager, Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801.

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

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

PASSED AND ADOPTED this 14th day of July 2026.

ATTEST:	**PEACE CREEK** **COMMUNITY DEVELOPMENT DISTRICT**
____________________________ Secretary/Assistant Secretary	____________________________________ Chairperson/Vice Chairperson, Board of Supervisors

Composite Exhibit A: Sample Notice of Landowners' Meeting and Election, Instructions, Proxy, and Ballot Form

NOTICE OF LANDOWNERS' MEETING AND ELECTION OF THE PEACE CREEK COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given to the public and all landowners within Peace Creek Community Development District ("**District**") the location of which is generally described as comprising a parcel or parcels of land containing approximately 168.55 acres, generally located on the east side of County Road 653 approximately 2.65 miles south of Eloise Loop Road, within Winter Haven, Polk County, Florida, advising that a meeting of landowners will be held for the purpose of electing three (3) people to the District's Board of Supervisors ("**Board**", and each member individually, "**Supervisor**"). Immediately following the landowners' meeting there will be convened a meeting of the Board for the purpose of considering certain matters of the Board to include election of certain District officers, and other such business which may properly come before the Board.

DATE:
TIME:
LOCATION:

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, c/o Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801, Ph: (407) 841-5524 ("**District Manager's Office**"). At said meeting each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one (1) vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person to be elected to the position of Supervisor. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one (1) vote with respect thereto. Platted lots shall be counted individually and rounded up to the nearest whole acre. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner's proxy. At the landowners' meeting the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

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

Any person requiring special accommodations to participate in these meetings is asked to contact the District Manager's Office, at least three (3) business days before the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

District Manager
Run Date(s): __________ & _____________

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

INSTRUCTIONS RELATING TO LANDOWNERS' MEETING OF THE PEACE CREEK COMMUNITY DEVELOPMENT DISTRICT FOR THE ELECTION OF SUPERVISORS

DATE:
TIME:
LOCATION:

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

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

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

This year, three (3) seats on the Board will be up for election by landowners. The two (2) candidates receiving the highest number of votes shall be elected for terms of four (4) years. The remaining candidate shall be elected for a term of two (2) years. The terms of office for the successful candidates shall commence upon election.

A proxy is available upon request. To be valid, each proxy must be signed by <u>one</u> (1) of the legal owners of the property for which the vote is cast and must contain the typed or printed name of the individual who signed the proxy; the street address, legal description of the property or tax parcel identification number; and the number of authorized votes. If the proxy authorizes more than one vote, each property must be listed and the number of acres of each property must be included. The signature on a proxy does not need to be notarized.

LANDOWNER PROXY

PEACE CREEK COMMUNITY DEVELOPMENT DISTRICT
LANDOWNERS' MEETING

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, the fee simple owner of the lands described herein, hereby constitutes and appoints ________________________ ("**Proxy Holder**") for and on behalf of the undersigned, to vote as proxy at the meeting of the landowners of the District to be held at **____, on November ____, 2026, at _________ a/p.m.,** and at any adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner that the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing that may be considered at said meeting including, but not limited to, the election of members of the Board of Supervisors. Said Proxy Holder may vote in accordance with his or her discretion on all matters not known or determined at the time of solicitation of this proxy, which may legally be considered at said meeting.

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

____
Printed Name of Legal Owner

____ ___________________________________
Signature of Legal Owner Date

____

Parcel Description	**Acreage**	**Authorized Votes**
_____________________________________	_______	_______
_____________________________________	_______	_______
_____________________________________	_______	_______

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

Total Number of Authorized Votes: _______________

NOTES: Pursuant to Section 190.006(2)(b), *Florida Statutes*, a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto. Moreover, two (2) or more persons who own real property in common that is one acre or less are together entitled to only one vote for that real property.

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

<u>**OFFICIAL BALLOT**</u>
PEACE CREEK COMMUNITY DEVELOPMENT DISTRICT
LANDOWNERS' MEETING – NOVEMBER ____, 2026

For Election (3 Supervisors): The two (2) candidates receiving the highest number of votes will serve four (4) year terms. The remaining candidate will serve a two (2) year term. All terms of office commence upon election.

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

Description   Acreage

____ ________
____ ________
____ ________

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

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

SEAT #	NAME OF CANDIDATE	NUMBER OF VOTES
1		
2		
5		

Date: ______________________________

Signed: ______________________________
Printed Name: __________________________

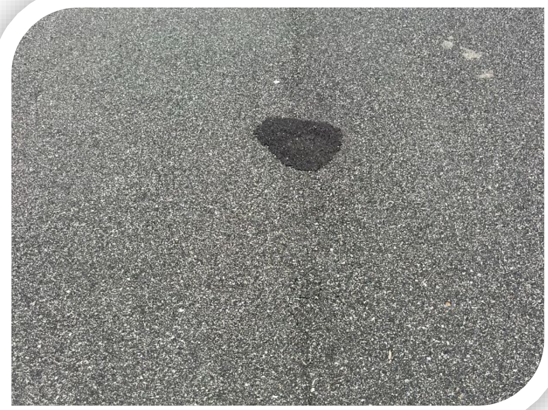
SECTION 8

SECTION C

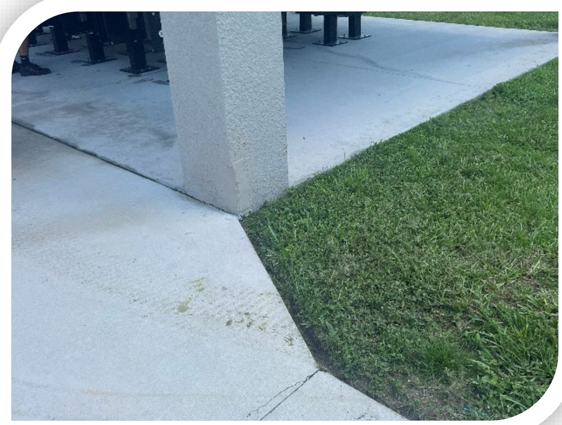
Peace Creek CDD

Field Management Report

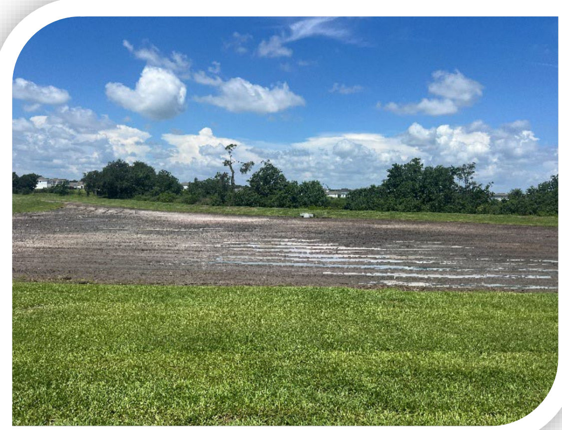
Completed Items



- A roadway depression on Reggie Road was identified and promptly repaired. The patch has held up well since installation, helping maintain the safety and long-term integrity of the roadway.
- Repairs to the damaged pillar at the mail kiosk, which was reported by a resident, have been completed. The pillar was repainted to match the existing structure, restoring both the appearance and overall condition of the amenity.
- A damaged backflow preventer serving Phase 2 was repaired to restore proper irrigation operations



Contracted Services



- The landscaping contractor continues to provide consistent maintenance throughout the community. The ponds have also been disced to improve water circulation and support their overall health and appearance.
- Routine pool maintenance continues to be performed on schedule, ensuring the facility remains clean, safe, and in compliance with community standards.
- Janitorial services continue to meet expectations by maintaining the amenity restrooms and dog stations in a clean, sanitary, and well-presented condition.

SECTION D

SECTION i

Peace Creek
Community Development District

Summary of Check Register

May 01, 2026 to May 31, 2026

Fund	Date	Check No.'s		Amount
General Fund				
	5/4/26	390	$	450.00
	5/8/26	391-395	$	11,152.24
	5/15/26	396-401	$	35,382.86
	5/22/26	402-404	$	11,282.91
		Total Amount	**$**	**58,268.01**

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT ACCT# SUB	SUBCLASS / VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
5/04/26	00024	4/30/26	7560-04-	202604	310-51300-31200	SPECIAL ASSESS BONDS S23	*	450.00		
						AMTEC			450.00	000390
5/08/26	00022	4/28/26	17806	202604	330-57200-48200	CLEANING SVCS APR26	*	725.00		
						CSS CLEAN STAR SERVICES			725.00	000391
5/08/26	00032	3/31/26	18	202603	320-53800-48000	FILL IN AREA	*	116.04		
		3/31/26	19	202603	330-57200-48000	CLEAN TABLE OF PAINT	*	275.00		
						GOVERNMENTAL MANAGEMENT SERVICES-TA			391.04	000392
5/08/26	00009	12/01/25	28332	202511	310-51300-32200	AUDIT FYE 09.30.25	*	6,600.00		
						GRAU AND ASSOCIATES			6,600.00	000393
5/08/26	00020	5/01/26	31739	202605	330-57200-48500	POOL MAINTENANCE MAY26	*	1,400.00		
						MCDONNELL CORPORATION DBA			1,400.00	000394
5/08/26	00026	4/27/26	12542588	202601	330-57200-34500	SECURITY SVCS JAN26	*	2,036.20		
						SECURITAS SECURITY SERVICES USA,INC			2,036.20	000395
5/15/26	00007	4/30/26	22675	202604	310-51300-31100	BOS MEETING APR26	*	187.50		
						HUNTER ENGINEERING, INC.			187.50	000396
5/15/26	00038	5/01/26	3217997	202605	330-57200-48200	PET STATION SVCS MAY26	*	350.00		
						PAWSITIVE SCOOPER LLC			350.00	000397
5/15/26	00016	5/14/26	05142026	202605	300-20700-10300	TXFER TAX RCPTS S23	*	11,941.27		
						PEACE CREEK CDD C/O USBANK			11,941.27	000398
5/15/26	00011	5/01/26	23799	202605	320-53800-46200	LANDSCAPE MAINT MAY26	*	12,325.00		
						PRINCE & SONS INC.			12,325.00	000399
5/15/26	00026	3/31/26	12514257	202603	330-57200-34500	SECURITY SVCS MAR26	*	3,832.96		
		4/30/26	12547282	202604	330-57200-34500	SECURITY SVCS APR26	*	2,499.88		
						SECURITAS SECURITY SERVICES USA,INC			6,332.84	000400

*** CHECK DATES 05/01/2026 - 05/31/2026 *** PEACE CREEK - GENERAL FUND
BANK A GENERAL FUND

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
5/15/26	00027	4/24/26	8163704	202604	310-51300-32300		*	4,246.25		
			TRUSTEE FEES S23 FY26							
						U.S. BANK			4,246.25	000401
5/22/26	00001	5/01/26	118	202605	320-53800-34000		*	1,480.67		
			FIELD MANAGEMENT MAY26							
		5/01/26	119	202605	310-51300-34000		*	3,647.92		
			MANAGEMENT FEES MAY26							
		5/01/26	119	202605	310-51300-35200		*	108.17		
			WEBSITE ADMIN MAY26							
		5/01/26	119	202605	310-51300-35100		*	162.25		
			INFORMATION TECH MAY26							
		5/01/26	119	202605	310-51300-31300		*	534.00		
			DISSEM AGENT SVCS MAY26							
		5/01/26	119	202605	330-57200-12000		*	1,041.67		
			AMENITY ACCESS MAY26							
		5/01/26	119	202605	310-51300-51000		*	1.47		
			OFFICE SUPPLIES MAY26							
		5/01/26	119	202605	310-51300-42000		*	116.17		
			POSTAGE MAY26							
		5/01/26	119	202605	310-51300-42500		*	36.30		
			COPIES MAY26							
						GOVERNMENTAL MANAGEMENT SERVICES-CF			7,128.62	000402
5/22/26	00002	5/15/26	14963	202604	310-51300-31500		*	4,085.05		
			GENERAL COUNSEL APR26							
						KILINSKI VAN WYK PLLC			4,085.05	000403
5/22/26	00011	5/14/26	24053	202605	320-53800-47300		*	69.24		
			REPAIR DRIPLINE							
						PRINCE & SONS INC.			69.24	000404

TOTAL FOR BANK A 58,268.01

TOTAL FOR REGISTER 58,268.01

SECTION ii

Peace Creek

Community Development District

Unaudited Financial Reporting

May 31, 2026

Table of Contents

Peace Creek

Community Development District

Combined Balance Sheet

May 31, 2026

	General Fund	*Debt Service Fund*	*Capital Reserves Fund*	*Capital Projects Fund*	*Totals Governmental Funds*
Assets:					
Operating Account	$ 654,682	$ -	$ 77,029	$ -	$ 731,711
Due from General Fund	$ -	$ 15,089	$ -	$ -	$ 15,089
Investments:					
Series 2023					
Reserve	$ -	$ 400,906	$ -	$ -	$ 400,906
Revenue	$ -	$ 844,569	$ -	$ -	$ 844,569
Construction	$ -	$ -	$ -	$ 38,642	$ 38,642
Series 2025					
Reserve	$ -	$ 86,947	$ -	$ -	$ 86,947
Revenue	$ -	$ 74,686	$ -	$ -	$ 74,686
Construction	$ -	$ -	$ -	$ 88,179	$ 88,179
Total Assets	**$ 654,682**	**$ 1,422,197**	**$ 77,029**	**$ 126,821**	**$ 2,280,728**
Liabilities:					
Accounts Payable	$ 27,859	$ -	$ -	$ -	$ 27,859
Due to Debt Service	$ 15,089	$ -	$ -	$ -	$ 15,089
Total Liabilites	**$ 42,947**	**$ -**	**$ -**	**$ -**	**$ 42,947**
Fund Balance:					
Restricted for:					
Debt Service-S2023	$ -	$ 1,260,564	$ -	$ -	$ 1,260,564
Debt Service-S2025	$ -	$ 161,633	$ -	$ -	$ 161,633
Capital Projects-S2023	$ -	$ -	$ -	$ 38,642	$ 38,642
Capital Projects-S2025	$ -	$ -	$ -	$ 88,179	$ 88,179
Assigned for:					
Capital Reserves	$ -	$ -	$ 77,029	$ -	$ 77,029
Unassigned	$ 611,734	$ -	$ -	$ -	$ 611,734
Total Fund Balances	**$ 611,734**	**$ 1,422,197**	**$ 77,029**	**$ 126,821**	**$ 2,237,781**
Total Liabilities & Fund Balance	$ 654,682	$ 1,422,197	$ 77,029	$ 126,821	$ 2,280,728

Peace Creek

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending May 31, 2026

	Adopted Budget	Prorated Budget Thru 05/31/26	Actual Thru 05/31/26	Variance
Revenues:				
Asssessments - On Roll	$ 621,627	$ 621,627	$ 609,482	$ (12,146)
Assessments - Direct	$ 101,169	$ 101,169	$ 101,169	$ (0)
Interest Income	$ -	$ -	$ 5,578	$ 5,578
Miscellaneous Income	$ -	$ -	$ 521	$ 521
Total Revenues	**$ 722,797**	**$ 722,797**	**$ 716,750**	**$ (6,047)**
Expenditures:				
General & Administrative:				
Supervisor Fees	$ 12,000	$ 8,000	$ 5,600	$ 2,400
FICA Expense	$ 918	$ 612	$ 428	$ 184
Engineering	$ 15,000	$ 10,000	$ 2,250	$ 7,750
Attorney	$ 30,000	$ 20,000	$ 20,361	$ (361)
Annual Audit	$ 5,100	$ 5,100	$ 6,600	$ (1,500)
Assessment Administration	$ 5,408	$ 5,408	$ 5,408	$ (1)
Arbitrage	$ 900	$ 450	$ 450	$ -
Dissemination	$ 6,408	$ 4,272	$ 4,272	$ -
Disclosure Software	$ 3,500	$ 3,500	$ 2,500	$ 1,000
Trustee Fees	$ 8,844	$ 8,493	$ 8,493	$ -
Management Fees	$ 43,775	$ 29,183	$ 29,183	$ -
Information Technology	$ 1,947	$ 1,298	$ 1,298	$ (0)
Website Maintenance	$ 1,298	$ 865	$ 865	$ (0)
Postage & Delivery	$ 2,000	$ 1,333	$ 631	$ 703
Insurance	$ 6,399	$ 6,399	$ 6,190	$ 209
Copies	$ 750	$ 500	$ 45	$ 455
Legal Advertising	$ 3,000	$ 2,000	$ -	$ 2,000
Contingency	$ 2,500	$ 1,667	$ 357	$ 1,310
Office Supplies	$ 625	$ 417	$ 6	$ 411
Dues, Licenses & Subscriptions	$ 175	$ 175	$ 175	$ -
Total General & Administrative	**$ 150,545**	**$ 109,670**	**$ 95,112**	**$ 14,558**

Peace Creek

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending May 31, 2026

	Adopted Budget	Prorated Budget Thru 05/31/26	Actual Thru 05/31/26	Variance
Operations & Maintenance				
Field Expenditures:				
Property Insurance	$ 22,156	$ 22,156	$ 13,058	$ 9,098
Field Management	$ 17,768	$ 11,845	$ 11,845	$ (0)
Landscape Maintenance	$ 135,000	$ 90,000	$ 85,785	$ 4,215
Landscape Replacement	$ 15,000	$ 15,000	$ 19,766	$ (4,766)
Streetlights	$ 33,770	$ 22,513	$ 12,619	$ 9,894
Electric	$ 7,260	$ 4,840	$ 163	$ 4,677
Water & Sewer	$ 90,000	$ 60,000	$ 18,435	$ 41,565
Sidewalk & Asphalt Maintenance	$ 2,500	$ 1,667	$ -	$ 1,667
Irrigation Repairs	$ 10,000	$ 6,667	$ 1,809	$ 4,858
General Repairs & Maintenance	$ 10,000	$ 6,667	$ 2,150	$ 4,517
Contingency	$ 7,500	$ 5,000	$ 2,259	$ 2,741
Subtotal Field Expenditures	**$ 350,953**	**$ 246,354**	**$ 167,889**	**$ 78,466**
Amenity Expenditures:				
Amenity - Electric	$ 15,863	$ 10,575	$ 4,006	$ 6,569
Amenity - Water	$ 12,000	$ 8,000	$ 754	$ 7,246
Internet	$ 2,000	$ 1,333	$ 844	$ 489
Pest Control	$ 735	$ 490	$ 420	$ 70
Janitorial Service	$ 9,300	$ 9,300	$ 10,181	$ (881)
Security Services	$ 34,000	$ 22,667	$ 18,412	$ 4,255
Pool Maintenance	$ 17,400	$ 11,600	$ 11,200	$ 400
Pool Permit	$ -	$ -	$ 280	$ (280)
Amenity Repairs & Maintenance	$ 10,000	$ 6,667	$ 3,221	$ 3,446
Amenity Access Management	$ 12,500	$ 8,333	$ 8,333	$ (0)
Contingency	$ 7,500	$ 5,000	$ 3,539	$ 1,461
Subtotal Amenity Expenditures	**$ 121,298**	**$ 83,965**	**$ 61,190**	**$ 22,775**
Total Operations & Maintenance	**$ 472,251**	**$ 330,320**	**$ 229,079**	**$ 101,241**
Total Expenditures	**$ 622,797**	**$ 439,990**	**$ 324,191**	**$ 115,799**
Excess (Deficiency) of Revenues over Expenditures	$ 100,000		$ 392,559	
Other Financing Sources/(Uses):				
Transfer In/(Out)	$ 100,000	$ -	$ -	$ -
Total Other Financing Sources/(Uses)	**$ 100,000**	**$ -**	**$ -**	**$ -**
Net Change in Fund Balance	**$ -**		**$ 392,559**	
Fund Balance - Beginning	$ -		$ 219,176	
Fund Balance - Ending	$ -		$ 611,734	

Peace Creek

Community Development District

Debt Service Fund Series 2023

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending May 31, 2026

	Adopted Budget	Prorated Budget Thru 05/31/26	Actual Thru 05/31/26	Variance
Revenues:				
Special Assessments	$ 801,813	$ 801,813	$ 786,148	$ (15,665)
Interest	$ 10,000	$ 10,000	$ 22,269	$ 12,269
Total Revenues	**$ 811,813**	**$ 811,813**	**$ 808,417**	**$ (3,396)**
Expenditures:				
Interest - 12/15	$ 302,697	$ 302,697	$ 302,697	$ -
Principal - 06/15	$ 200,000	$ -	$ -	$ -
Interest - 06/15	$ 302,697	$ -	$ -	$ -
Total Expenditures	**$ 805,394**	**$ 302,697**	**$ 302,697**	**$ -**
Excess (Deficiency) of Revenues over Expenditures	$ 6,419	$ 509,116	$ 505,720	$ (3,396)
Other Financing Sources/(Uses):				
Transfer In/(Out)	$ -	$ -	$ (9,225)	$ (9,225)
Total Other Financing Sources (Uses)	$ -	$ -	$ (9,225)	$ (9,225)
Net Change in Fund Balance	**$ 6,419**		**$ 496,495**	
Fund Balance - Beginning	$ 361,641		$ 764,070	
Fund Balance - Ending	$ 368,060		$ 1,260,564	

Peace Creek

Community Development District

Debt Service Fund Series 2025

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending May 31, 2026

	Adopted Budget	Prorated Budget Thru 05/31/26	Actual Thru 05/31/26	Variance
Revenues:				
Special Assessments	$ 173,894	$ 173,894	$ 173,894	$ -
Interest	$ 5,000	$ 5,000	$ 6,376	$ 1,376
Total Revenues	**$ 178,894**	**$ 178,894**	**$ 180,270**	**$ 1,376**
Expenditures:				
Interest - 11/01	$ 68,166	$ 68,166	$ 68,166	$ -
Principal - 05/01	$ 35,000	$ 35,000	$ 35,000	$ -
Interest - 05/01	$ 68,166	$ 68,166	$ 68,166	$ -
Total Expenditures	**$ 171,333**	**$ 171,333**	**$ 171,333**	**$ -**
Excess (Deficiency) of Revenues over Expenditures	$ 7,561	$ 7,562	$ 8,938	$ 1,376
Other Financing Sources/(Uses):				
Transfer In/(Out)	$ -	$ -	$ (90,841)	$ (90,841)
Total Other Financing Sources (Uses)	$ -	$ -	$ (90,841)	$ (90,841)
Net Change in Fund Balance	**$ 7,561**		**$ (81,903)**	
Fund Balance - Beginning	$ 69,559		$ 243,535	
Fund Balance - Ending	$ 77,120		$ 161,633	

Peace Creek

Community Development District

Capital Projects Fund-Series 2023

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending May 31, 2026

	Adopted Budget	Prorated Budget Thru 05/31/26	Actual Thru 05/31/26	Variance
Revenues:				
Interest	$ -	$ -	$ 928	$ 928
Total Revenues	**$ -**	**$ -**	**$ 928**	**$ 928**
Expenditures:				
Capital Outlay	$ -	$ -	$ 12,120	$ (12,120)
Total Expenditures	**$ -**	**$ -**	**$ 12,120**	**$ (12,120)**
Excess (Deficiency) of Revenues over Expenditures	$ -		$ (11,192)	
Other Financing Sources/(Uses):				
Transfer In/(Out)	$ -	$ -	$ 9,225	$ 9,225
Total Other Financing Sources/(Uses)	**$ -**	**$ -**	**$ 9,225**	**$ 9,225**
Net Change in Fund Balance	**$ -**		**$ (1,967)**	
Fund Balance - Beginning	$ -		$ 40,609	
Fund Balance - Ending	$ -		$ 38,642	

Peace Creek

Community Development District

Capital Projects Fund-Series 2025

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending May 31, 2026

	Adopted Budget	Prorated Budget Thru 05/31/26	Actual Thru 05/31/26	Variance
Revenues:				
Developer Contributions	$ -	$ -	$ 561	$ 561
Interest	$ -	$ -	$ 21,851	$ 21,851
Total Revenues	**$ -**	**$ -**	**$ 22,413**	**$ 22,413**
Expenditures:				
Capital Outlay	$ -	$ -	$ 1,548,220	$ (1,548,220)
Total Expenditures	**$ -**	**$ -**	**$ 1,548,220**	**$ (1,548,220)**
Excess (Deficiency) of Revenues over Expenditures	$ -		$ (1,525,807)	
Other Financing Sources/(Uses):				
Transfer In/(Out)	$ -	$ -	$ 90,841	$ 90,841
Total Other Financing Sources/(Uses)	**$ -**	**$ -**	**$ 90,841**	**$ 90,841**
Net Change in Fund Balance	**$ -**		**$ (1,434,967)**	
Fund Balance - Beginning	$ -		$ 1,523,145	
Fund Balance - Ending	$ -		$ 88,179	

Peace Creek

Community Development District

Capital Reserve Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending May 31, 2026

	Adopted Budget	Prorated Budget Thru 05/31/26	Actual Thru 05/31/26	Variance
Revenues:				
Interest	$ -	$ -	$ 1,673	$ 1,673
Total Revenues	**$ -**	**$ -**	**$ 1,673**	**$ 1,673**
Expenditures:				
Contingency	$ -	$ -	$ -	$ -
Total Expenditures	**$ -**	**$ -**	**$ -**	**$ -**
Excess (Deficiency) of Revenues over Expenditures	$ -		$ 1,673	
Other Financing Sources/(Uses):				
Transfer In/(Out)	$ 100,000	$ -	$ -	$ -
Total Other Financing Sources/(Uses)	**$ 100,000**	**$ -**	**$ -**	**$ -**
Net Change in Fund Balance	**$ 100,000**		**$ 1,673**	
Fund Balance - Beginning	$ 75,000		$ 75,356	
Fund Balance - Ending	$ 175,000		$ 77,029	

Peace Creek

Community Development District

Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:													
Asssessments - On Roll	$ -	$ 41,503	$ 537,556	$ 8,026	$ 4,835	$ 5,863	$ 9,258	$ 2,440	$ -	$ -	$ -	$ -	$ 609,482
Assessments - Direct	$ 50,584	$ -	$ -	$ 25,292	$ -	$ -	$ 25,292	$ -	$ -	$ -	$ -	$ -	$ 101,169
Interest Income	$ -	$ -	$ 2	$ 839	$ 1,141	$ 1,241	$ 1,174	$ 1,182	$ -	$ -	$ -	$ -	$ 5,578
Miscelleanous Income	$ 431	$ -	$ -	$ -	$ 30	$ 60	$ -	$ -	$ -	$ -	$ -	$ -	$ 521
Total Revenues	**$ 51,015**	**$ 41,503**	**$ 537,559**	**$ 34,157**	**$ 6,006**	**$ 7,164**	**$ 35,724**	**$ 3,622**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 716,750**
Expenditures:													
General & Administrative:													
Supervisor Fees	$ -	$ 600	$ -	$ 1,000	$ 1,000	$ 1,000	$ 1,000	$ 1,000	$ -	$ -	$ -	$ -	$ 5,600
FICA Expense	$ -	$ 46	$ -	$ 77	$ 77	$ 77	$ 77	$ 77	$ -	$ -	$ -	$ -	$ 428
Engineering	$ -	$ 375	$ 875	$ 563	$ 250	$ -	$ 188	$ -	$ -	$ -	$ -	$ -	$ 2,250
Attorney	$ 1,248	$ 2,315	$ 142	$ 2,669	$ 3,004	$ 4,621	$ 4,085	$ 2,277	$ -	$ -	$ -	$ -	$ 20,361
Annual Audit	$ -	$ 6,600	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 6,600
Assessment Administration	$ 5,408	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 5,408
Arbitrage	$ -	$ -	$ -	$ -	$ -	$ -	$ 450	$ -	$ -	$ -	$ -	$ -	$ 450
Dissemination	$ 534	$ 534	$ 534	$ 534	$ 534	$ 534	$ 534	$ 534	$ -	$ -	$ -	$ -	$ 4,272
Disclosure Software	$ 2,500	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 2,500
Trustee Fees	$ -	$ -	$ -	$ -	$ -	$ 4,246	$ 4,246	$ -	$ -	$ -	$ -	$ -	$ 8,493
Management Fees	$ 3,648	$ 3,648	$ 3,648	$ 3,648	$ 3,648	$ 3,648	$ 3,648	$ 3,648	$ -	$ -	$ -	$ -	$ 29,183
Information Technology	$ 162	$ 162	$ 162	$ 162	$ 162	$ 162	$ 162	$ 162	$ -	$ -	$ -	$ -	$ 1,298
Website Maintenance	$ 108	$ 108	$ 108	$ 108	$ 108	$ 108	$ 108	$ 108	$ -	$ -	$ -	$ -	$ 865
Postage & Delivery	$ 116	$ 19	$ 44	$ 256	$ 19	$ 44	$ 16	$ 116	$ -	$ -	$ -	$ -	$ 631
Insurance	$ 5,897	$ -	$ -	$ -	$ -	$ 293	$ -	$ -	$ -	$ -	$ -	$ -	$ 6,190
Printing & Binding	$ 2	$ -	$ -	$ -	$ -	$ -	$ 7	$ 36	$ -	$ -	$ -	$ -	$ 45
Legal Advertising	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -
Contingency	$ -	$ -	$ -	$ 117	$ 69	$ 43	$ 42	$ 86	$ -	$ -	$ -	$ -	$ 357
Office Supplies	$ 1	$ 1	$ 0	$ 1	$ 1	$ 1	$ 1	$ 1	$ -	$ -	$ -	$ -	$ 6
Dues, Licenses & Subscriptions	$ 175	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 175
Total General & Administrative	**$ 19,800**	**$ 14,408**	**$ 5,513**	**$ 9,134**	**$ 8,871**	**$ 14,777**	**$ 14,564**	**$ 8,046**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 95,112**

Peace Creek

Community Development District

Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Operations & Maintenance													
Field Expenditures:													
Property Insurance	$ 13,058	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 13,058
Field Management	$ 1,481	$ 1,481	$ 1,481	$ 1,481	$ 1,481	$ 1,481	$ 1,481	$ 1,481	$ -	$ -	$ -	$ -	$ 11,845
Landscape Maintenance	$ 9,560	$ 9,560	$ 9,560	$ 9,560	$ 11,740	$ 11,740	$ 11,740	$ 12,325	$ -	$ -	$ -	$ -	$ 85,785
Landscape Replacement	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 19,766	$ -	$ -	$ -	$ -	$ 19,766
Streetlights	$ 1,595	$ 1,595	$ 1,595	$ 1,607	$ 1,557	$ 1,557	$ 1,557	$ 1,557	$ -	$ -	$ -	$ -	$ 12,619
Electric	$ 23	$ 23	$ 23	$ 24	$ 23	$ 23	$ 24	$ -	$ -	$ -	$ -	$ -	$ 163
Water & Sewer	$ 2,396	$ 7,390	$ 3,511	$ 2,431	$ 496	$ 673	$ 613	$ 925	$ -	$ -	$ -	$ -	$ 18,435
Irrigation Repairs	$ -	$ 824	$ -	$ 677	$ 85	$ -	$ 85	$ 138	$ -	$ -	$ -	$ -	$ 1,809
General Repairs & Maintenance	$ 427	$ -	$ 837	$ -	$ 770	$ 116	$ -	$ -	$ -	$ -	$ -	$ -	$ 2,150
Contingency	$ 3	$ 13	$ -	$ -	$ -	$ 2,243	$ -	$ -	$ -	$ -	$ -	$ -	$ 2,259
Subtotal Field Expenditures	**$ 28,542**	**$ 20,886**	**$ 17,007**	**$ 15,780**	**$ 16,151**	**$ 17,833**	**$ 15,499**	**$ 36,191**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 167,889**
Amenity Expenditures:													
Amenity - Electric	$ 566	$ 520	$ 609	$ 614	$ 485	$ 287	$ 475	$ 451	$ -	$ -	$ -	$ -	$ 4,006
Amenity - Water	$ 56	$ 29	$ 29	$ 37	$ 57	$ 60	$ 156	$ 330	$ -	$ -	$ -	$ -	$ 754
Internet	$ 105	$ 105	$ 105	$ 105	$ 105	$ 105	$ 105	$ 105	$ -	$ -	$ -	$ -	$ 844
Pest Control	$ 120	$ -	$ 60	$ 60	$ 60	$ 60	$ 60	$ -	$ -	$ -	$ -	$ -	$ 420
Janitorial Service	$ 725	$ 3,006	$ 1,075	$ 1,075	$ 1,075	$ 1,075	$ 1,075	$ 1,075	$ -	$ -	$ -	$ -	$ 10,181
Security Services	$ 2,732	$ 2,471	$ 1,804	$ 2,036	$ -	$ 3,833	$ 2,500	$ 3,036	$ -	$ -	$ -	$ -	$ 18,412
Pool Maintenance	$ 1,400	$ 1,400	$ 1,400	$ 1,400	$ 1,400	$ 1,400	$ 1,400	$ 1,400	$ -	$ -	$ -	$ -	$ 11,200
Pool Permit	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 280	$ -	$ -	$ -	$ -	$ 280
Amenity Repairs & Maintenance	$ 836	$ 550	$ -	$ 270	$ 715	$ 560	$ 290	$ -	$ -	$ -	$ -	$ -	$ 3,221
Amenity Access Management	$ 1,042	$ 1,042	$ 1,042	$ 1,042	$ 1,042	$ 1,042	$ 1,042	$ 1,042	$ -	$ -	$ -	$ -	$ 8,333
Contingency	$ 3,084	$ -	$ -	$ 455	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ -	$ 3,539
Subtotal Amenity Expenditures	**$ 10,666**	**$ 9,122**	**$ 6,124**	**$ 7,094**	**$ 4,939**	**$ 8,421**	**$ 7,104**	**$ 7,719**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 61,190**
Total Operations & Maintenance	**$ 39,208**	**$ 30,008**	**$ 23,131**	**$ 22,874**	**$ 21,090**	**$ 26,254**	**$ 22,603**	**$ 43,911**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 229,079**
Total Expenditures	**$ 59,008**	**$ 44,416**	**$ 28,644**	**$ 32,008**	**$ 29,961**	**$ 41,031**	**$ 37,167**	**$ 51,956**	**$ -**	**$ -**	**$ -**	**$ -**	**$ 324,191**
Excess (Deficiency) of Revenues over Expenditures	$ (7,992)	$ (2,912)	$ 508,915	$ 2,149	$ (23,955)	$ (33,867)	$ (1,443)	$ (48,334)	$ -	$ -	$ -	$ -	$ 392,559

PEACE CREEK CDD

COMMUNITY DEVELOPMENT DISTRICT

Special Assessment Receipts

Fiscal Year 2026

ON ROLL ASSESSMENTS

								General Fund	Debt Series 2023	Total
							Gross Assessments	$ 668,416.63	$ 862,165.71	$ 1,530,582.34
							Net Assessments	$ 621,627.47	$ 801,814.11	$ 1,423,441.58
								43.67%	56.33%	100.00%
Date	*Distribution*	*Gross Amount*	*Discount/Penalty*	*Commission*	*Interest*	*Property Appraiser*	*Net Receipts*	*General Fund*	*Debt Series 2023*	*Total*
11/10/25	10/20/25-10/21/25	$1,395.27	($73.25)	($26.44)	$0.00	$0.00	$1,295.58	$565.79	$729.79	$1,295.58
11/14/25	10/01/25-10/31/25	$5,535.56	($221.42)	($106.28)	$0.00	$0.00	$5,207.86	$2,274.31	$2,933.55	$5,207.86
11/21/25	11/01/25-11/07/25	$60,891.16	($2,435.63)	($1,169.11)	$0.00	$0.00	$57,286.42	$25,017.40	$32,269.02	$57,286.42
11/26/25	11/08/25-11/15/25	$33,213.36	($1,328.49)	($637.70)	$0.00	$0.00	$31,247.17	$13,645.87	$17,601.30	$31,247.17
12/1/25	Inv# 4652344	$0.00	$0.00	$0.00	$0.00	($8,621.66)	($8,621.66)	($3,765.14)	($4,856.52)	($8,621.66)
12/1/25	Inv# 4652345	$0.00	$0.00	$0.00	$0.00	($6,684.17)	($6,684.17)	($2,919.03)	($3,765.14)	($6,684.17)
12/08/25	11/16/25-11/25/25	$350,082.14	($19,264.13)	($6,616.36)	$0.00	$0.00	$324,201.65	$141,581.26	$182,620.39	$324,201.65
12/19/25	11/26/25-11/30/25	$949,348.54	($37,973.76)	($18,227.50)	$0.00	$0.00	$893,147.28	$390,044.02	$503,103.26	$893,147.28
12/31/25	12/01/25-12/15/25	$35,981.14	($6,504.29)	($589.54)	$0.00	$0.00	$28,887.31	$12,615.30	$16,272.01	$28,887.31
01/09/26	12/16/25-12/31/25	$16,740.69	($504.95)	($324.71)	$0.00	$0.00	$15,911.03	$6,948.46	$8,962.57	$15,911.03
01/29/26	10/01/25-12/31/25	$0.00	$0.00	$0.00	$2,467.04	$0.00	$2,467.04	$1,077.37	$1,389.67	$2,467.04
02/12/26	01/01/26-01/31/26	$11,518.40	($221.45)	($225.94)	$0.00	$0.00	$11,071.01	$4,834.79	$6,236.22	$11,071.01
03/13/26	02/01/26-02/28/26	$13,700.49	$0.00	($274.01)	$0.00	$0.00	$13,426.48	$5,863.44	$7,563.04	$13,426.48
04/17/26	03/01/26-03/31/26	$21,591.60	$0.00	($431.83)	$0.00	$0.00	$21,159.77	$9,240.63	$11,919.14	$21,159.77
04/30/26	02/01/26-03/31/26	$0.00	$0.00	$0.00	$28.06	$0.00	$28.06	$12.25	$15.81	$28.06
04/30/26	01/01/26-01/31/26	$0.00	$0.00	$0.00	$11.22	$0.00	$11.22	$4.90	$6.32	$11.22
05/13/26	04/01/26-04/30/26	$5,701.62	$0.00	($114.03)	$0.00	$0.00	$5,587.59	$2,440.14	$3,147.45	$5,587.59
	TOTAL	**$ 1,505,699.97**	**$ (68,527.37)**	**$ (28,743.45)**	**$ 2,506.32**	**$ (15,305.83)**	**$ 1,395,629.64**	**$ 609,481.76**	**$ 786,147.88**	**$ 1,395,629.64**

98%	**Net Percent Collected**
$ 27,811.94	**Balance Remaining to Collect**

DIRECT BILL ASSESSMENTS

653TH LLC
2026-01

			Net Assessments	$ 275,062.75	$ 101,168.75	$ 173,894.00
Date Received	Due Date	Check Number	Net Assessed	Amount Received	General Fund	Debt Service S25 Fund
10/23/25	11/1/25	Wire	$137,531.38	$50,584.38	$50,584.38	$86,947.00
1/30/26	2/1/26	Wire	$68,765.69	$68,765.69	$25,292.19	$43,473.50
4/28/26	5/1/26	Wire	$68,765.69	$68,765.69	$25,292.19	$43,473.50
			$ 275,062.76	**$ 188,115.76**	**$ 101,168.76**	**$ 173,894.00**

Peace Creek

Community Development District

Long Term Debt Report

Series 2023, Special Assessment Revenue Bonds		
Interest Rate:	4.250%, 5.125%, 5.375%	
Maturity Date:	6/15/2053	
Reserve Fund Definition	50% of Maximum Annual Debt Service	
Reserve Fund Requirement	$400,906	
Reserve Fund Balance	$400,906	
Bonds Outstanding - 04/18/23		$12,065,000
Less: Principal Payment - 06/15/24		($180,000)
Less: Principal Payment - 06/15/25		($190,000)
Current Bonds Outstanding		**$11,695,000**

Series 2025, Special Assessment Revenue Bonds		
Interest Rate:	4.500%, 5.450%, 5.625%	
Maturity Date:	5/1/2055	
Reserve Fund Definition	50% of Maximum Annual Debt Service	
Reserve Fund Requirement	$86,947	
Reserve Fund Balance	$86,947	
Bonds Outstanding - 03/04/25		$2,510,000
Less: Principal Payment - 05/01/26		($35,000)
Current Bonds Outstanding		**$2,475,000**

SECTION iii

SECTION a)

Peace Creek Community Development District
Performance Measures/Standards &
Annual Reporting Form

October 1, 2026 – September 30, 2027

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

Objective: Hold at least three regular Board of Supervisor meetings per year to conduct CDD related business and discuss community needs.
Measurement: Number of public board meetings held annually as evidenced by meeting minutes and legal advertisements.
Standard: A minimum of three board meetings were held during the Fiscal Year.
Achieved: Yes ☐ No ☐

Goal 1.2: Notice of Meetings Compliance

Objective: Provide public notice of each meeting in accordance with Florida Statutes, using at least two communication methods.
Measurement: Timeliness and method of meeting notices as evidenced by posting to CDD website, publishing in local newspaper and via electronic communication.
Standard: 100% of meetings were advertised in accordance with Florida Statutes, on at least two mediums (i.e., newspaper, CDD website, electronic communications).
Achieved: Yes ☐ No ☐

Goal 1.3: Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly CDD website checks.
Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management's records.
Standard: 100% of monthly website checks were completed by District Management.
Achieved: Yes ☐ No ☐

2. Infrastructure and Facilities Maintenance

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

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

Measurement: Field manager and/or district manager visits were successfully completed per management agreement as evidenced by field manager and/or district manager's reports, notes or other record keeping method.
Standard: 100% of site visits were successfully completed as described within district management services agreement
Achieved: Yes ☐ No ☐

Goal 2.2: District Infrastructure and Facilities Inspections
Objective: District Engineer will conduct an annual inspection of the District's infrastructure and related systems.
Measurement: A minimum of one inspection completed per year as evidenced by district engineer's report related to district's infrastructure and related systems.
Standard: Minimum of one inspection was completed in the Fiscal Year by the district's engineer.
Achieved: Yes ☐ No ☐

3. Financial Transparency and Accountability

Goal 3.1: Annual Budget Preparation
Objective: Prepare and approve the annual proposed budget by June 15 and final budget was adopted by September 30 each year.
Measurement: Proposed budget was approved by the Board before June 15 and final budget was adopted by September 30 as evidenced by meeting minutes and budget documents listed on CDD website and/or within district records.
Standard: 100% of budget approval & adoption were completed by the statutory deadlines and posted to the CDD website.
Achieved: Yes ☐ No ☐

Goal 3.2: Financial Reports
Objective: Publish to the CDD website the most recent versions of the following documents: Annual audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.
Measurement: Annual audit, previous years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the CDD's website.
Standard: CDD website contains 100% of the following information: Most recent annual audit, most recent adopted/amended fiscal year budget, and most recent agenda package with updated financials.
Achieved: Yes ☐ No ☐

Goal 3.3: Annual Financial Audit
Objective: Conduct an annual independent financial audit per statutory requirements and publish the results to the CDD website for public inspection and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing board approval and annual audit is available on the CDD's website and transmitted to the State of Florida.
Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the CDD website and transmitted to the State of Florida.
Achieved: Yes ☐ No ☐

Chair/Vice Chair:____________________________ Date:________________
Print Name:_________________________________
Peace Creek Community Development District

District Manager:____________________________ Date:________________
Print Name:_________________________________
Peace Creek Community Development District

SECTION b)

Peace Creek Community Development District
Performance Measures/Standards &
Annual Reporting Form

October 1, 2025 – September 30, 2026

1. Community Communication and Engagement

Goal 1.1: Public Meetings Compliance

Objective: Hold at least three regular Board of Supervisor meetings per year to conduct CDD related business and discuss community needs.
Measurement: Number of public board meetings held annually as evidenced by meeting minutes and legal advertisements.
Standard: A minimum of three board meetings were held during the Fiscal Year.
Achieved: Yes ☐ No ☐

Goal 1.2: Notice of Meetings Compliance

Objective: Provide public notice of each meeting in accordance with Florida Statutes, using at least two communication methods.
Measurement: Timeliness and method of meeting notices as evidenced by posting to CDD website, publishing in local newspaper and via electronic communication.
Standard: 100% of meetings were advertised in accordance with Florida Statutes, on at least two mediums (i.e., newspaper, CDD website, electronic communications).
Achieved: Yes ☐ No ☐

Goal 1.3: Access to Records Compliance

Objective: Ensure that meeting minutes and other public records are readily available and easily accessible to the public by completing monthly CDD website checks.
Measurement: Monthly website reviews will be completed to ensure meeting minutes and other public records are up to date as evidenced by District Management's records.
Standard: 100% of monthly website checks were completed by District Management.
Achieved: Yes ☐ No ☐

2. Infrastructure and Facilities Maintenance

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

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

Measurement: Field manager and/or district manager visits were successfully completed per management agreement as evidenced by field manager and/or district manager's reports, notes or other record keeping method.
Standard: 100% of site visits were successfully completed as described within district management services agreement
Achieved: Yes ☐ No ☐

Goal 2.2: District Infrastructure and Facilities Inspections
Objective: District Engineer will conduct an annual inspection of the District's infrastructure and related systems.
Measurement: A minimum of one inspection completed per year as evidenced by district engineer's report related to district's infrastructure and related systems.
Standard: Minimum of one inspection was completed in the Fiscal Year by the district's engineer.
Achieved: Yes ☐ No ☐

3. Financial Transparency and Accountability

Goal 3.1: Annual Budget Preparation
Objective: Prepare and approve the annual proposed budget by June 15 and final budget was adopted by September 30 each year.
Measurement: Proposed budget was approved by the Board before June 15 and final budget was adopted by September 30 as evidenced by meeting minutes and budget documents listed on CDD website and/or within district records.
Standard: 100% of budget approval & adoption were completed by the statutory deadlines and posted to the CDD website.
Achieved: Yes ☐ No ☐

Goal 3.2: Financial Reports
Objective: Publish to the CDD website the most recent versions of the following documents: Annual audit, current fiscal year budget with any amendments, and most recent financials within the latest agenda package.
Measurement: Annual audit, previous years' budgets, and financials are accessible to the public as evidenced by corresponding documents on the CDD's website.
Standard: CDD website contains 100% of the following information: Most recent annual audit, most recent adopted/amended fiscal year budget, and most recent agenda package with updated financials.
Achieved: Yes ☐ No ☐

Goal 3.3: Annual Financial Audit
Objective: Conduct an annual independent financial audit per statutory requirements and publish the results to the CDD website for public inspection and transmit to the State of Florida.

Measurement: Timeliness of audit completion and publication as evidenced by meeting minutes showing board approval and annual audit is available on the CDD's website and transmitted to the State of Florida.
Standard: Audit was completed by an independent auditing firm per statutory requirements and results were posted to the CDD website and transmitted to the State of Florida.
Achieved: Yes ☐ No ☐

Chair/Vice Chair:___________________________ Date:_______________
Print Name:________________________________
Peace Creek Community Development District

District Manager:___________________________ Date:_______________
Print Name:________________________________
Peace Creek Community Development District

SECTION E

SECTION iii

SECTION a)

PEACE CREEK COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2025
(ASSESSMENT AREA TWO)

(Acquisition and Construction)

The undersigned, a Responsible Officer of the Peace Creek Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of March 1, 2023, as supplemented by that certain Second Supplemental Trust Indenture dated as of February 1, 2025 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 24

(B) Identify Acquisition Agreement, if applicable;

(C) Name of Payee: Hunter Engineering Inc.

(D) Amount Payable: $125.00

(E) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments): Invoice # 22693 - Review & Approve Req

(F) Fund or Account and subaccount, if any, from which disbursement to be made:

Series 2025 Acquisition and Construction Account

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the District,

2. each disbursement set forth above is a proper charge against the Series 2025 Acquisition and Construction Account;

3. each disbursement set forth above was incurred in connection with the Cost of the 2025 Project; and

4. each disbursement represents a Cost of 2025 Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested are on file with the District.

PEACE CREEK COMMUNITY
DEVELOPMENT DISTRICT

By: ______________________
Responsible Officer

Date: 6/5/26

CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE OR NON-OPERATING COSTS REQUESTS ONLY

The undersigned Consulting Engineer hereby certifies that this disbursement is for the Cost of the 2025 Project and is consistent with: (i) the Acquisition Agreement; and (ii) the report of the Consulting Engineer, as such report shall have been amended or modified.

____
Consulting Engineer

Hunter Engineering Inc
P0 Box 1879
Winter Haven, FL 33882 US
JohnS@HunterEngineeringInc.com

INVOICE

BILL TO
Peace Creek Community Dev.
District (CDD)
c/o Government Mgmt. Serv.-
Central FL
Attn: Jill Burns, District Manager
219 East Livingston Street
Orlando, FL 32801

INVOICE # 22693
DATE 05/29/2026
DUE DATE 06/13/2026
TERMS Net 15

PROJECT
Peace Creek Reserve CDD

DATE	DESCRIPTION	QTY	RATE	AMOUNT
05/28/2026	Review and Approve Requisition	0.50	250.00	125.00

BALANCE DUE **$125.00**

PEACE CREEK COMMUNITY DEVELOPMENT DISTRICT
SPECIAL ASSESSMENT BONDS, SERIES 2025
(ASSESSMENT AREA TWO)

(Acquisition and Construction)

The undersigned, a Responsible Officer of the Peace Creek Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture between the District and U.S. Bank Trust Company, National Association, as trustee (the "Trustee"), dated as of March 1, 2023, as supplemented by that certain Second Supplemental Trust Indenture dated as of February 1, 2025 (collectively, the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

(A) Requisition Number: 25

(B) Identify Acquisition Agreement, if applicable;

(C) Name of Payee: Kilinski van Wyk PLLC

(D) Amount Payable: $264.00

(E) Purpose for which paid or incurred (refer also to specific contract if amount is due and payable pursuant to a contract involving progress payments): Invoice # 15206 - Project Construction for May 2026

(F) Fund or Account and subaccount, if any, from which disbursement to be made:

Series 2025 Acquisition and Construction Account

The undersigned hereby certifies that:

1. obligations in the stated amount set forth above have been incurred by the District,

2. each disbursement set forth above is a proper charge against the Series 2025 Acquisition and Construction Account;

3. each disbursement set forth above was incurred in connection with the Cost of the 2025 Project; and

4. each disbursement represents a Cost of 2025 Project which has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage which the District is at the date of such certificate entitled to retain.

Originals or copies of the invoice(s) from the vendor of the property acquired or the services rendered with respect to which disbursement is hereby requested are on file with the District.

PEACE CREEK COMMUNITY
DEVELOPMENT DISTRICT

By: ______________________
Responsible Officer

Date: 6/29/26

CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE OR NON-OPERATING COSTS REQUESTS ONLY

The undersigned Consulting Engineer hereby certifies that this disbursement is for the Cost of the 2025 Project and is consistent with: (i) the Acquisition Agreement; and (ii) the report of the Consulting Engineer, as such report shall have been amended or modified.

____
Consulting Engineer

INVOICE

Invoice # 15206
Date: 06/17/2026
Due On: 07/17/2026

KILINSKI | VAN WYK

Kilinski | Van Wyk PLLC

P.O. Box 6386
Tallahassee, Florida 32314

Peace Creek CDD
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Statement of Account

	Outstanding Balance		New Charges		Payments Received		**Total Amount Outstanding**
(	$0.00	+	$264.00	) - (	$0.00	) =	**$264.00**

PCRKCDD-106

Peace Creek CDD - 2025 Project Construction

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	GR	05/07/2026	Confer with District Manager regarding final requisition for Series 2025 Acquisition and Construction Account, status of Release Conditions #1; review Second Supplemental Trust Indenture regarding closure of construction account.	0.80	$330.00	$264.00
					Total	**$264.00**

Please make all amounts payable to: Kilinski | Van Wyk PLLC

Please pay within 30 days.