



**PENTATHLON
COMMUNITY DEVELOPMENT
DISTRICT**

**MIAMI-DADE COUNTY
REGULAR BOARD MEETING
OCTOBER 12, 2017
6:30 P.M.**

Special District Services, Inc.
8785 SW 165th Avenue, Suite 200
Miami, FL 33193

www.pentathloncdd.org
786.347.2711 ext. 2011 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile

AGENDA
PENTATHLON
COMMUNITY DEVELOPMENT DISTRICT
Conference Room of Signature Flight Support
14150 SW 129th Street
Miami, Florida 33186
REGULAR BOARD MEETING
October 12, 2017
6:30 p.m.

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Establish Quorum
- D. Additions or Deletions to Agenda
- E. Comments from the Public for Items Not on the Agenda
- F. Approval of Minutes
 - 1. May 11, 2017 Regular Board Meeting.....Page 2
- G. Old Business
 - 1. Discussion Regarding Traffic Study Data - SW 162nd Avenue & SW 136th Street
- H. New Business
 - 1. Discussion Regarding Hurricane “Irma” and Post Storm Community Clean-Up
 - 2. Consider Resolution No. 2017-05 – Adopting a FY 2016/2017 Amended Budget.....Page 7
- I. Administrative Matters
 - 1. Annual Audit – Consider and Approve 1-Year Renewal Option – Grau & Associates.....Page 12
 - 2. Financial Update.....Page 13
- J. Board Members Comments
- K. Adjourn

MIAMI DAILY BUSINESS REVIEW

Published Daily except Saturday, Sunday and
Legal Holidays
Miami, Miami-Dade County, Florida

STATE OF FLORIDA
COUNTY OF MIAMI-DADE:

Before the undersigned authority personally appeared MARIA MESA, who on oath says that he or she is the LEGAL CLERK, Legal Notices of the Miami Daily Business Review f/k/a Miami Review, a daily (except Saturday, Sunday and Legal Holidays) newspaper, published at Miami in Miami-Dade County, Florida; that the attached copy of advertisement, being a Legal Advertisement of Notice in the matter of

PENTATHLON COMMUNITY DEVELOPMENT DISTRICT -
FISCAL YEAR 2017/2018 REGULAR MEETING SCHEDULE

in the XXXX Court,
was published in said newspaper in the issues of

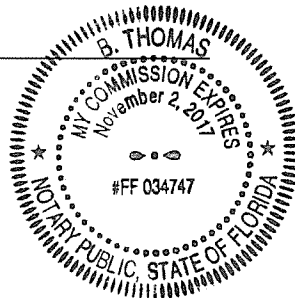
09/21/2017

Affiant further says that the said Miami Daily Business Review is a newspaper published at Miami, in said Miami-Dade County, Florida and that the said newspaper has heretofore been continuously published in said Miami-Dade County, Florida each day (except Saturday, Sunday and Legal Holidays) and has been entered as second class mail matter at the post office in Miami in said Miami-Dade County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he or she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper

Sworn to and subscribed before me this
21 day of SEPTEMBER, A.D. 2017

B. Thomas

(SEAL)
MARIA MESA personally known to me



**PENTATHLON COMMUNITY
DEVELOPMENT DISTRICT
FISCAL YEAR 2017/2018 REGULAR
MEETING SCHEDULE**

NOTICE IS HEREBY GIVEN that the Board of Supervisors (the "Board") of the Pentathlon Community Development District (the "District") will hold Regular Meetings in the Conference Room at Signature Flight Support, 14150 SW 129th Street, Miami, Florida 33186 at 6:30 p.m. on the following dates:

- October 12, 2017
- November 9, 2017
- March 8, 2018
- May 10, 2018
- June 14, 2018
- September 13, 2018

The purpose of the meetings is for the Board to consider any District business which may lawfully and properly come before the Board. The meetings are open to the public and will be conducted in accordance with the provisions of Florida law for Community Development Districts. A copy of the Agenda for any of the meetings may be obtained from the District's website or by contacting the District Manager at (305)777-0761 and/or toll free 1-877-737-4922 prior to the date of the particular meeting.

From time to time one or two Board members may participate by telephone; therefore, a speaker telephone will be present at the meeting location so that Board members may be fully informed of the discussions taking place. Said meeting(s) may be continued as found necessary to a time and place specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at (305)777-0761 and/or toll free 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

Meetings may be cancelled from time to time without advertised notice.

PENTATHLON COMMUNITY DEVELOPMENT DISTRICT

www.pentathloncdd.org

9/21

17-148/0000259838M

**PENTATHLON COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING & PUBLIC HEARING
MAY 11, 2017**

A. CALL TO ORDER

The May 11, 2017, Regular Board Meeting of the Pentathlon Community Development District was called to order at 6:54 p.m. in the Conference Room of the Signature Flight Support Building, previously known as Landmark Aviation, located at 14150 SW 129th Street, Miami, Florida 33186.

B. PROOF OF PUBLICATION

Proof of publication was presented that notice of the Regular Board Meeting had been published in the *Miami Daily Business Review* September 26, 2016, as part of the District's Fiscal Year 2016/2017 Regular Meeting Schedule, as legally required.

C. ESTABLISH A QUORUM

It was determined that the attendance of Chairperson Grissobelle Reyes-Obando, Vice Chairperson Ana Ibarra and Supervisors Michael Hunt, Julio Cesar Obando and Andre Goins constituted a quorum and it was in order to proceed with the meeting.

Staff in attendance were: District Manager Armando Silva of Special District Services, Inc.; and General Counsel Ginger Wald of Billing, Cochran, Lyles, Mauro & Ramsey, P.A.

D. ELECTION OF OFFICERS

Mr. Silva stated that as a result of receiving Mr. Goins' Oath of Office, it would be in order to re-elect officers to the Board of Supervisors for the Pentathlon Community Development District (the "District"). The following names were suggested for election:

- Chairperson – Grissobelle Reyes-Obando
- Vice Chairperson – Ana Ibarra
- Secretary/Treasurer – Armando Silva
- Assistant Secretaries – Julio Obando, Michael Hunt, Andre Goins, Gloria Perez and Neil Kalin.

A discussion ensued after which:

A **MOTION** was made by Mr. Goins, seconded by Mr. Hunt and unanimously passed to *elect* the officers of the Pentathlon Community Development District Board of Supervisors, as listed above.

E. ADDITIONS OR DELETIONS TO THE AGENDA

There were no additions or deletions to the agenda.

F. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA

There were no comments from the public for items not on the agenda.

**PENTATHLON COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING & PUBLIC HEARING
MAY 11, 2017**

G. APPROVAL OF MINUTES

1. March 9, 2017, Regular Board Meeting

The minutes of the March 9, 2017, Regular Board Meeting were presented for approval.

A **MOTION** was made by Mrs. Reyes-Obando, seconded by Ms. Ibarra and unanimously passed to approve the minutes of the March 9, 2017, Regular Board Meeting, as presented.

At approximately 6:55 p.m., Mr. Silva recessed the Regular Meeting and simultaneously opened the Public Hearing.

H. PUBLIC HEARING

1. Proof of Publication

Proof of publication was presented that notice of the Public Hearing had been published in the *Miami Daily Business Review* on April 21, 2017, and April 28, 2017, as legally required.

2. Receive Public Comment on the Fiscal Year 2017/2018 Final Budget

Mr. Silva opened the public comment portion of the Public Hearing to receive comments on the fiscal year 2017/2018 final budget and non-ad valorem special assessments. There being no public present, no comments were heard on the fiscal year 2017/2018 final budget and assessments, Mr. Silva closed the public comment portion of the Public Hearing.

3. Consider Resolution No. 2017-03 – Adopting a Fiscal Year 2017/2018 Final Budget

Mr. Silva presented Resolution No. 2017-03, entitled:

RESOLUTION NO. 2017-03

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE PENTATHLON
COMMUNITY DEVELOPMENT DISTRICT APPROVING AND ADOPTING A
FISCAL YEAR 2017/2018 FINAL BUDGET INCLUDING NON-AD VALOREM
SPECIAL ASSESSMENTS; AND PROVING AN EFFECTIVE DATE.**

Mr. Silva read the title of the resolution into the record and stated that it provides for adopting the fiscal year 2017/2018 final budget and the non-ad valorem special assessment tax roll.

A **MOTION** was made by Ms. Ibarra, seconded by Mrs. Reyes-Obando and unanimously passed to adopt Resolution No. 2017-03, approving the Fiscal Year 2017/2018 Final Budget, as presented, thereby setting the fiscal year 2017/2018 final budget and non-ad valorem special assessment tax roll (Assessment Levy).

At approximately 7:01 p.m., Mr. Silva closed the Public Hearing and simultaneously reconvened the Regular Meeting.

**PENTATHLON COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING & PUBLIC HEARING
MAY 11, 2017**

I. OLD BUSINESS

1. Update Regarding Traffic at SW 162nd Avenue & SW 136th Street

Mr. Silva presented the Board Members with the following response, which had been provided by Ms. Claudia Diaz of the Miami-Dade County Department of Transportation and Public Works (“DTPW”), regarding the traffic study that had been conducted at the intersection of SW 136th Street at SW 157th Avenue and SW 162nd Avenue.

From: Diaz, Claudia (DTPW)
To: [Armando Silva](#)
Cc: [Elbermawy, Ayman \(DTPW\)](#); [Gloria Perez](#); [Julian Romero](#); [Salazar, William \(DTPW\)](#); [Evmil, Yelenys \(DTPW\)](#)
Subject: RE: Pentathlon Email 311 - SR 2016074693 & SR 2016074694
Date: Monday, April 17, 2017 11:35:44 AM

Good morning Armando,

In response to your request regarding the feasibility of converting the existing outside eastbound shared through/right turn lane to an exclusive right-turn lane, Department of Transportation and Public Works (DTPW) staff conducted a traffic study at the intersection of SW 157 Avenue and SW 136 Street. As such, traffic counts were collected and a capacity analysis was performed to compare the existing conditions with the proposed modification. Staff also analyzed the crash reports obtained from Miami-Dade Police Department for the past three years. The analysis revealed that the new configuration will improve traffic flow and enhance the intersection capacity and safety. Therefore, DTPW will seek funding to prepare design plans for this signal modification; consequently, this modification will be implemented as contracts are identified.

Staff also evaluated the intersection of SW 162 Avenue and SW 136 Street for the feasibility of installing a traffic signal in lieu of the existing “All-Way” stop controls. However, our evaluation and collected traffic data show that the current configuration and traffic patterns do not require a traffic signal installation at this time.

Furthermore, since the two intersections are interconnected, in order to improve the traffic operations and safety, DTPW will install the appropriate “Do Not Block Intersection” signs for the eastbound traffic at the intersection of SW 136 Street at SW 158 Place to allow vehicles exiting the driveway of the Crestview West community.

Should you have any further questions or require additional information, please feel free to contact me.

Thank you,

Claudia P. Diaz, P.E.
Chief Engineer, Traffic Engineering
Miami-Dade Department of Transportation and Public Works (DTPW)
111 NW 1st Street, Suite 1510, Miami, Florida 33128
Phone: 305-375-2030
e-mail address: cdiaz@miamidade.gov

A discussion ensued after which the Board requested District staff to request the results from the traffic study conducted by DTPW and to follow up with DTPW to find out when the aforementioned

**PENTATHLON COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING & PUBLIC HEARING
MAY 11, 2017**

improvements to SW 136th Street at SW 157th Avenue and SW 162nd Avenue would be completed. The Board was grateful for the response provided by Ms. Claudia Diaz.

2. Staff Report, as Required

There was no Staff Report at this time.

J. NEW BUSINESS

1. Consider Resolution No. 2017-04 – Adopting a Fiscal Year 2017/2018 Meeting Schedule

Resolution No. 2017-04 was presented, entitled:

RESOLUTION NO. 2017-04

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE
PENTATHLON COMMUNITY DEVELOPMENT DISTRICT,
ESTABLISHING A REGULAR MEETING SCHEDULE FOR FISCAL YEAR
2017/2018 AND SETTING THE TIME AND LOCATION OF SAID DISTRICT
MEETINGS; AND PROVIDING AN EFFECTIVE DATE.**

Mr. Silva provided an explanation for the document. A discussion ensued after which the following motion was made:

A MOTION was made by Mr. Obando, seconded by Mr. Goins and unanimously passed to approve and adopt Resolution No. 2017-04, as presented, thereby setting the fiscal year 2017/2018 regular meeting schedule and authorizes the publication of the annual meeting schedule, as required by law.

2. Discussion Regarding Proposed School Site on the Corner of 157th Avenue & 136th Street

Mrs. Reyes-Obando advised that the proposed construction of a school site on the corner of 157th Avenue and 136th Street had temporarily been declined by Miami-Dade County (“County”). The County will, once again, consider the construction of the school site in approximately one (1) year.

K. ADMINISTRATIVE MATTERS

1. Statement of Financial Interests (Disclosure) – 2016 Form 1 Filing Deadline: July 1, 2017

The Board was reminded of the importance of completing and mailing to the Supervisor of Elections within the County of residency their individual 2016 Statement of Financial Interests Form 1. The deadline for submittal is July 1, 2017.

2. Financial Update

Mr. Silva presented the Financial Reports through April 2017 and the Assessment Collections were provided in the meeting booklet as well. He noted that available funds as of April 30, 2017, were \$169,489.64.

L. BOARD MEMBER COMMENTS

**PENTATHLON COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING & PUBLIC HEARING
MAY 11, 2017**

There were no comments from the Board Members.

M. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA

There were no comments from the public for items not on the agenda.

N. ADJOURNMENT

There being no further business to come before the Board, a **MOTION** was made by Mrs. Reyes-Obando, seconded by Ms. Ibarra to adjourn the Regular Board Meeting at 7:26 p.m. There were no objections.

ATTESTED BY:

Secretary/Assistant Secretary

Chairman/Vice-Chair

RESOLUTION NO. 2017-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE PENTATHLON COMMUNITY DEVELOPMENT DISTRICT AUTHORIZING AND ADOPTING AN AMENDED FINAL FISCAL YEAR 2016/2017 BUDGET (“AMENDED BUDGET”), PURSUANT TO CHAPTER 189, FLORIDA STATUTES; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Board of Supervisors of the Pentathlon Community Development District (“District”) is empowered to provide a funding source and to impose special assessments upon the properties within the District; and,

WHEREAS, the District has prepared for consideration and approval an Amended Budget.

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

Section 1. The Amended Budget for Fiscal Year 2016/2017 attached hereto as Exhibit “A” is hereby approved and adopted.

Section 2. The Secretary/Assistant Secretary of the District is authorized to execute any and all necessary transmittals, certifications or other acknowledgements or writings, as necessary, to comply with the intent of this Resolution.

PASSED, ADOPTED and EFFECTIVE this 12th day of October, 2017.

ATTEST:

**PENTATHLON
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

Pentathlon
Community Development District

**Amended Final Budget For
Fiscal Year 2016/2017
October 1, 2016 - September 30, 2017**

CONTENTS

- I AMENDED FINAL OPERATING FUND BUDGET**
- II AMENDED FINAL DEBT SERVICE FUND BUDGET**

AMENDED FINAL BUDGET
PENTATHLON COMMUNITY DEVELOPMENT DISTRICT
OPERATING FUND
FISCAL YEAR 2016/2017
OCTOBER 1, 2016 - SEPTEMBER 30, 2017

	FISCAL YEAR 2016/2017 BUDGET 10/1/16 - 9/30/17	AMENDED FINAL BUDGET 10/1/16 - 9/30/17	YEAR TO DATE ACTUAL 10/1/16 - 9/29/17
REVENUES			
Administrative Assessments	66,914	67,285	67,285
MAINTENANCE/INFRASTRUCTURE IMPROVEMENT ASSESSMENTS	11,702	11,703	11,703
Debt Assessments	216,511	216,512	216,512
Interest Income	60	435	427
TOTAL REVENUES	\$ 295,187	\$ 295,935	\$ 295,927
EXPENDITURES			
ADMINISTRATIVE EXPENDITURES			
Supervisor Fees	7,000	2,800	2,800
Payroll Taxes - Employer	560	214	214
Management	28,824	28,824	28,824
Secretarial	3,000	3,000	3,000
Legal	8,000	6,000	4,820
Assessment Roll	6,000	6,000	6,000
Audit Fees	3,700	3,700	3,700
Insurance	6,000	5,778	5,778
Legal Advertisements	650	650	375
Miscellaneous	1,100	800	509
Postage	300	125	108
Office Supplies	650	325	283
Dues & Subscriptions	175	175	175
Trustee Fee	3,350	3,091	3,091
Continuing Disclosure Fee	500	350	350
Website Management	1,000	1,000	1,000
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 70,809	\$ 62,832	\$ 61,027
MAINTENANCE EXPENDITURES			
Improvement Contingency	10,000	5,000	0
Engineering/Inspections	1,000	0	0
TOTAL MAINTENANCE EXPENDITURES	\$ 11,000	\$ 5,000	\$ -
TOTAL EXPENDITURES	\$ 81,809	\$ 67,832	\$ 61,027
REVENUES LESS EXPENDITURES	\$ 213,378	\$ 228,103	\$ 234,900
Bond Payments	(203,520)	(206,745)	(206,745)
BALANCE	\$ 9,858	\$ 21,358	\$ 28,155
County Appraiser & Tax Collector Fee	(5,903)	(2,850)	(2,850)
Discounts For Early Payments	(11,805)	(10,456)	(10,456)
EXCESS/ (SHORTFALL)	\$ (7,850)	\$ 8,052	\$ 14,849
Carryover From Prior Year	7,850	7,850	0
NET EXCESS/ (SHORTFALL)	\$ -	\$ 15,902	\$ 14,849

FUND BALANCE AS OF 9/30/16	
FY 2016/2017 ACTIVITY	
FUND BALANCE AS OF 9/30/17	

\$138,250
\$8,052
\$146,302

Notes

Reserve Funds Totaling \$7,850 used to reduce Fiscal Year 2016/2017 Assessments.
Reserve Funds Totaling \$5,300 to be used to reduce Fiscal Year 2017/2018 Assessments.

AMENDED FINAL BUDGET
PENTATHLON COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND
FISCAL YEAR 2016/2017
OCTOBER 1, 2016 - SEPTEMBER 30, 2017

	FISCAL YEAR 2016/2017 BUDGET 10/1/16 - 9/30/17	AMENDED FINAL BUDGET 10/1/16 - 9/30/17	YEAR TO DATE ACTUAL 10/1/16 - 9/29/17
REVENUES			
Interest Income	50	600	592
NAV Tax Collection	203,520	206,745	206,745
Total Revenues	\$ 203,570	\$ 207,345	\$ 207,337
EXPENDITURES			
Principal Payments	105,000	100,000	100,000
Interest Payments	98,570	99,845	99,845
Total Expenditures	\$ 203,570	\$ 199,845	\$ 199,845
Excess/ (Shortfall)	\$ -	\$ 7,500	\$ 7,492

FUND BALANCE AS OF 9/30/16	\$271,792
FY 2016/2017 ACTIVITY	\$7,500
FUND BALANCE AS OF 9/30/17	\$279,292

Notes

Reserve Fund Balance = \$102,059*. Revenue Fund Balance = \$177,233*.
Revenue Fund Balance To Be Used To Make 11/1/2017 Principal & Interest Payment Of \$154,285.
* Approximate Amounts

Series 2012 Refunding Bonds Information

Original Par Amount =	\$2,780,000	Annual Principal Payments Due:
Interest Rate =	1.25% - 4.5%	November 1st
Issue Date =	April 2012	Annual Interest Payments Due:
Maturity Date =	November 2033	May 1st & November 1st
Par Amount As Of 9/30/17 =	\$2,390,000	

October 12, 2017

RE: Pentathlon Community Development District Auditor Renewal

At the September 11, 2014 Pentathlon Community Development District Board Of Supervisors meeting, the firm of Grau & Associates was selected to perform the 9-30-2014, 9-30-2015 and 9-30-2016 year end audits of the District with an option to perform the 9-30-2017 audit.

The fees for the 9-30-2014 audit were \$3,500. The fees for the 9-30-2015 audit were \$3,600. And the fees for the 9-30-2016 audit were \$3,700. The proposed fee for the 9-30-2017 audit is \$3,800, which is the budgeted amount for audit fees for Fiscal Year 2017/2018.

Grau & Associates has been the district auditor for the past eleven years. Management is pleased with the professionalism and the competence of the Grau & Associates partners and staff; therefore management recommends that the Board approve the renewal option for the Fiscal Year Ending 9-30-2017 audit for Grau & Associates.

Special District Services, Inc.

Pentathlon
Community Development District

**Financial Report For
September 2017**

Pentathlon Community Development District
Budget vs. Actual
October 2016 through September 2017

	<u>Oct '16 - Sep 17</u>	<u>Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Income				
363.100 · Administrative Assessments	67,285.40	66,914.00	371.40	100.56%
363.101 · Maintenance Assessments	11,702.67	11,702.00	0.67	100.01%
363.810 · Debt Assessments	216,511.78	216,511.00	0.78	100.0%
363.820 · Debt Assessment-Paid To Trustee	-206,745.00	-203,520.00	-3,225.00	101.59%
363.830 · Assessment Fees	-2,850.05	-5,903.00	3,052.95	48.28%
363.831 · Assessment Discounts	-10,456.46	-11,805.00	1,348.54	88.58%
369.399 · Carryover From Prior Year	0.00	7,850.00	-7,850.00	0.0%
369.401 · Interest Income	427.55	60.00	367.55	712.58%
Total Income	<u>75,875.89</u>	<u>81,809.00</u>	<u>-5,933.11</u>	<u>92.75%</u>
Expense				
511.122 · Payroll Expense	214.20	560.00	-345.80	38.25%
511.131 · Supervisor Fees	2,800.00	7,000.00	-4,200.00	40.0%
511.308 · Improvement Contingency	0.00	10,000.00	-10,000.00	0.0%
511.310 · Engineering	0.00	1,000.00	-1,000.00	0.0%
511.311 · Management Fees	28,824.00	28,824.00	0.00	100.0%
511.312 · Secretarial Fees	3,000.00	3,000.00	0.00	100.0%
511.315 · Legal Fees	4,819.90	8,000.00	-3,180.10	60.25%
511.318 · Assessment/Tax Roll	6,000.00	6,000.00	0.00	100.0%
511.320 · Audit Fees	3,700.00	3,700.00	0.00	100.0%
511.450 · Insurance	5,778.00	6,000.00	-222.00	96.3%
511.480 · Legal Advertisements	375.26	650.00	-274.74	57.73%
511.512 · Miscellaneous	509.04	1,100.00	-590.96	46.28%
511.513 · Postage and Delivery	107.49	300.00	-192.51	35.83%
511.514 · Office Supplies	283.25	650.00	-366.75	43.58%
511.540 · Dues, License & Subscriptions	175.00	175.00	0.00	100.0%
511.733 · Trustee Fees	3,090.63	3,350.00	-259.37	92.26%
511.734 · Continuing Disclosure Fee	350.00	500.00	-150.00	70.0%
511.750 · Website Management	999.96	1,000.00	-0.04	100.0%
Total Expense	<u>61,026.73</u>	<u>81,809.00</u>	<u>-20,782.27</u>	<u>74.6%</u>
Net Income	<u><u>14,849.16</u></u>	<u><u>0.00</u></u>	<u><u>14,849.16</u></u>	<u><u>100.0%</u></u>

**PENTATHLON COMMUNITY DEVELOPMENT DISTRICT
MONTHLY FINANCIAL REPORT
SEPTEMBER 2017**

	Annual Budget 10/1/16 - 9/30/17	Actual Sep-17	Year To Date Actual 9/30/2017
REVENUES			
ADMINISTRATIVE ASSESSMENTS	66,914	0	67,285
MAINTENANCE ASSESSMENTS	11,702	0	11,703
DEBT ASSESSMENTS	216,511	0	216,512
INTEREST INCOME	60	0	427
TOTAL REVENUES	\$ 295,187	\$ -	\$ 295,927
EXPENDITURES			
INFRASTRUCTURE IMPROVEMENTS			
IMPROVEMENT CONTINGENCY	10,000	0	0
ENGINEERING/INSPECTIONS	1,000	0	0
TOTAL INFRASTRUCTURE IMPROVEMENTS	\$ 11,000	\$ -	\$ -
ADMINISTRATIVE EXPENDITURES			
SUPERVISOR FEES	7,000	0	2,800
PAYROLL TAXES - EMPLOYER	560	0	214
MANAGEMENT	28,824	2,402	28,824
SECRETARIAL	3,000	250	3,000
LEGAL	8,000	0	4,820
ASSESSMENT ROLL	6,000	6,000	6,000
AUDIT FEES	3,700	0	3,700
INSURANCE	6,000	0	5,778
LEGAL ADVERTISING	650	106	375
MISCELLANEOUS	1,100	51	509
POSTAGE	300	8	108
OFFICE SUPPLIES	650	3	283
DUES & SUBSCRIPTIONS	175	0	175
TRUSTEE FEES	3,350	0	3,091
CONTINUING DISCLOSURE FEE	500	350	350
WEBSITE MANAGEMENT	1,000	83	1,000
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 70,809	\$ 9,253	\$ 61,027
TOTAL EXPENDITURES	\$ 81,809	\$ 9,253	\$ 61,027
REVENUES LESS EXPENDITURES	\$ 213,378	\$ (9,253)	\$ 234,900
BOND PAYMENTS	(203,520)	0	(206,745)
BALANCE	\$ 9,858	\$ (9,253)	\$ 28,155
COUNTY APPRAISER & TAX COLLECTOR FEE	(5,903)	0	(2,850)
DISCOUNTS FOR EARLY PAYMENTS	(11,805)	0	(10,456)
EXCESS/ (SHORTFALL)	\$ (7,850)	\$ (9,253)	\$ 14,849
CARRYOVER FROM PRIOR YEAR	7,850	0	0
NET EXCESS/ (SHORTFALL)	\$ -	\$ (9,253)	\$ 14,849

Bank Balance As Of 8/31/17	\$ 165,878.62
Funds Received: 9/1/17 - 9/30/17	\$ -
Disbursements: 9/1/17 - 9/30/17	\$ 3,176.86
Bank Balance As Of 9/30/17	\$ 162,701.76
Accounts Payable As Of 9/30/17	\$ 9,602.97
Reserve Funds As Of 9/30/17	\$ 7,150.00
Accounts Receivable As Of 9/30/17	\$ -
Available Funds As Of 9/30/17	\$ 145,948.79

**PENTATHLON CDD
TAX COLLECTIONS
2016-2017**

#	ID#	PAYMENT FROM	DATE	FOR	Tax Collect Receipts	Interest Received	Fees	Discount	Net From Tax Collector	Admin Assessment Income (Before Discounts & Fees)	Maintenance Assessment Income (Before Discounts & Fees)	Debt Assessment Income (Before Discounts & Fees)	Admin Assessment Income (After Discounts & Fees)	Maintenance Assessment Income (After Discounts & Fees)	Debt Assessment Income (After Discounts & Fees)	Debt Assessment Paid to Trustee
									\$ 295,127	\$ 66,914	\$ 11,702	\$ 216,511	\$ 66,914	\$ 11,702	\$ 216,511	
									\$ 277,419	\$ 62,899	\$ 11,000	\$ 203,520	\$ 62,899	\$ 11,000	\$ 203,520	\$ 203,520
1	14Q	Miami-Dade Tax Collector	11/17/16	NAV Taxes	\$ 2,302.40		\$ (21.88)	\$ (114.35)	\$ 2,166.17	\$ 521.95	\$ 91.40	\$ 1,689.05	\$ 491.07	\$ 86.00	\$ 1,589.10	\$ 1,589.10
2	14	Miami-Dade Tax Collector	11/17/16	NAV Taxes	\$ 6,315.98		\$ (60.63)	\$ (252.67)	\$ 6,002.68	\$ 1,431.98	\$ 250.47	\$ 4,633.53	\$ 1,360.98	\$ 238.05	\$ 4,403.65	\$ 4,403.65
3	42	Miami-Dade Tax Collector	11/25/16	NAV Taxes	\$ 45,360.22		\$ (435.46)	\$ (1,814.63)	\$ 43,110.13	\$ 10,284.22	\$ 1,798.83	\$ 33,277.17	\$ 9,773.93	\$ 1,709.65	\$ 31,626.55	\$ 31,626.55
4	308	Miami-Dade Tax Collector	12/08/16	NAV Taxes	\$ 182,015.06		\$ (1,747.34)	\$ (7,281.49)	\$ 172,986.23	\$ 41,267.06	\$ 7,218.09	\$ 133,529.91	\$ 39,219.38	\$ 6,860.05	\$ 126,906.80	\$ 126,906.80
5	324	Miami-Dade Tax Collector	12/19/16	NAV Taxes	\$ 12,057.78		\$ (115.87)	\$ (470.89)	\$ 11,471.02	\$ 2,733.78	\$ 478.17	\$ 8,845.83	\$ 2,600.22	\$ 454.95	\$ 8,415.85	\$ 8,415.85
6	1204	Miami-Dade Tax Collector	12/28/16	NAV Taxes	\$ 3,445.08		\$ (33.19)	\$ (126.34)	\$ 3,285.55	\$ 781.08	\$ 136.62	\$ 2,527.38	\$ 744.75	\$ 130.30	\$ 2,410.50	\$ 2,410.50
7	516Q	Miami-Dade Tax Collector	01/11/17	NAV Taxes	\$ 1,145.53		\$ (11.11)	\$ (34.36)	\$ 1,100.06	\$ 259.73	\$ 45.45	\$ 840.35	\$ 249.41	\$ 43.65	\$ 807.00	\$ 807.00
8	516	Miami-Dade Tax Collector	01/11/17	NAV Taxes	\$ 5,741.80		\$ (55.69)	\$ (172.29)	\$ 5,513.82	\$ 1,301.80	\$ 227.70	\$ 4,212.30	\$ 1,250.07	\$ 218.65	\$ 4,045.10	\$ 4,045.10
9	117	Miami-Dade Tax Collector	01/27/17	Interest		\$ 20.65			\$ 20.65	\$ 20.65			\$ 20.65			\$ -
10	205	Miami-Dade Tax Collector	02/07/17	NAV Taxes	\$ 3,445.08		\$ (33.65)	\$ (80.38)	\$ 3,331.05	\$ 781.08	\$ 136.62	\$ 2,527.38	\$ 755.40	\$ 132.10	\$ 2,443.55	\$ 2,443.55
11	101	Miami-Dade Tax Collector	03/08/17	NAV Taxes	\$ 8,612.70		\$ (85.15)	\$ (97.58)	\$ 8,429.97	\$ 1,952.70	\$ 341.55	\$ 6,318.45	\$ 1,911.07	\$ 334.35	\$ 6,184.55	\$ 6,184.55
12	397	Miami-Dade Tax Collector	04/11/17	NAV Taxes	\$ 14,427.35		\$ (144.16)	\$ (11.48)	\$ 14,271.71	\$ 3,270.70	\$ 572.75	\$ 10,583.90	\$ 3,235.46	\$ 566.55	\$ 10,469.70	\$ 10,469.70
13	13	Miami-Dade Tax Collector	04/26/17	Interest		\$ 4.60			\$ 4.60	\$ 4.60			\$ 4.60			\$ -
14	391	Miami-Dade Tax Collector	05/10/17	NAV Taxes/Interest	\$ 4,593.44	\$ 103.37	\$ (46.96)		\$ 4,649.85	\$ 1,144.81	\$ 182.16	\$ 3,369.84	\$ 1,133.35	\$ 180.35	\$ 3,336.15	\$ 3,336.15
15	422	Miami-Dade Tax Collector	06/09/17	NAV Taxes/Interest	\$ 1,722.54	\$ 51.68	\$ (17.75)		\$ 1,756.47	\$ 442.22	\$ 68.31	\$ 1,263.69	\$ 437.82	\$ 67.60	\$ 1,251.05	\$ 1,251.05
16	981	Miami-Dade Tax Collector	06/26/17	NAV Taxes/Interest (TC)	\$ 3,943.56	\$ 177.47	\$ (41.21)		\$ 4,079.82	\$ 1,073.48	\$ 154.55	\$ 2,893.00	\$ 1,071.37	\$ 153.00	\$ 2,855.45	\$ 2,855.45
17	481	Miami-Dade Tax Collector	07/19/17	Interest		\$ 13.56			\$ 13.56	\$ 13.56			\$ 13.56			\$ -
18									\$ -							\$ -
19									\$ -							\$ -
20									\$ -							\$ -
21									\$ -							\$ -
22									\$ -							\$ -
23									\$ -							\$ -
					\$ 295,128.52	\$ 371.33	\$ (2,850.05)	\$ (10,456.46)	\$ 282,193.34	\$ 67,285.40	\$ 11,702.67	\$ 216,511.78	\$ 64,273.09	\$ 11,175.25	\$ 206,745.00	\$ 206,745.00

Assessment Roll:
514 Units X 574.18 = 295,128.52

Note: \$294,497, \$66,914, \$11,702 and \$216,511 are 2016/2017 Budgeted assessments before discounts and fees.
Note: \$277,419, \$62,899, \$11,000 and \$203,520 are 2016/2017 Budgeted assessments after discounts and fees.

\$ 295,128.52	
\$ 371.33	\$ 282,193.34
\$ (67,285.40)	\$ (64,273.09)
\$ (11,702.67)	\$ (11,175.25)
\$ (216,511.78)	\$ (206,745.00)
\$ -	\$ -