



**THOUSAND OAKS
COMMUNITY DEVELOPMENT
DISTRICT**

**PALM BEACH COUNTY
REGULAR BOARD MEETING
APRIL 8, 2019
3:00 P.M.**

Special District Services, Inc.
The Oaks Center
2501A Burns Road
Palm Beach Gardens, FL 33410

www.thousandoakscdd.org

561.630.4922 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile

AGENDA
THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT
Northern Palm Beach County Improvement District
359 Hiatt Drive
Palm Beach Gardens, Florida 33418
REGULAR BOARD MEETING
April 8, 2019
3:00 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. March 11, 2019 Regular Board Meeting Minutes.....Page 3
- G. Old Business
 - 1. Update Regarding Irrigation Proposal
 - 2. Update Regarding Villa Rosa Fence
- H. New Business
 - 1. Discussion Regarding Tree Cutting Proposals.....Page 6
 - 2. Consider Resolution No. 2019-01 – Adopting a Fiscal Year 2019/2020 Proposed Budget.....Page 11
- I. Administrative Matters
- J. Board Members Comments
- K. Adjourn

The Palm Beach Post

Palm Beach Daily News



PROOF OF PUBLICATION STATE OF FLORIDA

PUBLIC NOTICE

Before the undersigned authority, personally appeared Suzanne Casey, who on oath, says that he/she is a Legal Advertising Representative of The Palm Beach Post, a daily and Sunday newspaper, published in West Palm Beach and distributed in Palm Beach County, Martin County, and St. Lucie County, Florida; that the attached copy of advertising for a Legal - PublicNotice was published in said newspaper on: first date of Publication 09/28/2018 and last date of Publication 09/28/2018. Affiant further says that the said The Palm Beach Post is a newspaper published in West Palm Beach, in said Palm Beach County, Florida and that the said newspaper has heretofore been continuously published in said Palm Beach County, Florida, daily and Sunday and has been entered as second class mail matter at the post office in West Palm Beach, in said Palm Beach 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/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 said newspaper.

THOUSAND OAKS CDD
2501 BURNS RD
STE A
PALM BEACH GARDENS, FL 33410-5207

Invoice/Order Number:	0000426195
Ad Cost:	\$271.76
Paid:	\$0.00
Balance Due:	\$271.76

Signed

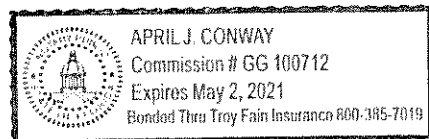
Suzanne Casey
(Legal Advertising Agent)

Sworn or affirmed to, and subscribed before me, this 28th day of September, 2018 in Testimony whereof, I have hereunto set my hand and affixed my official seal, the day and year aforesaid.

Signed

April J. Conway
(Notary)

Please see Ad on following page(s).



THOUSAND OAKS CDD
2501 BURNS RD
STE A
PALM BEACH GARDENS, FL 33410-5207

Invoice/Order Number: 0000426195
Ad Cost: \$271.76
Paid: \$0.00
Balance Due: \$271.76

**THOUSAND OAKS COMMUNITY
DEVELOPMENT DISTRICT
FISCAL YEAR 2018/2019
REGULAR MEETING SCHEDULE**

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Thousand Oaks Community Development District will hold Regular Meetings at 4:15 p.m. in the Board Room of Northern Palm Beach County Improvement District, 359 Hiatt Drive, Palm Beach Gardens, Florida 33418, on the following dates:

October 8, 2018
November 19, 2018
December 10, 2018
January 14, 2019
February 11, 2019
March 11, 2019
April 8, 2019
May 13, 2019
June 10, 2019
July 8, 2019
August 12, 2019
September 9, 2019

The purpose of the meetings is to conduct any business coming before the Board. The meetings are open to the public and will be conducted in accordance with the provisions of Florida law. Copies of the Agendas for any of the meetings may be obtained from the District's website or by contacting the District Manager at (561) 630-4922 and/or toll free at 1-877-737-4922 prior to the date of the particular meeting.

From time to time one or more Supervisors may participate by telephone; therefore, at the location of these meetings there will be a speaker telephone present so that interested persons can attend the meetings at the above location and be fully informed of the discussions taking place either in person or by telephone communication. Meetings 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 (561) 630-4922 and/or toll free at 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.

THOUSAND OAKS COMMUNITY
DEVELOPMENT DISTRICT
9-28/2018

0000426195-01

**THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
MARCH 11, 2019**

A. CALL TO ORDER

The March 11, 2019, Regular Board Meeting of the Thousand Oaks Community Development District was called to order at 4:15 p.m. in the Board Room of the Northern Palm Beach County Improvement District located at 359 Hiatt Drive, Palm Beach Gardens, Florida 33418.

B. PROOF OF PUBLICATION

Proof of publication was presented that notice of the Regular Board Meeting had been published in *The Palm Beach Post* on September 28, 2018, as part of the District's Fiscal Year 2018/2019 Regular Meeting Schedule, as legally required.

C. ESTABLISH A QUORUM

A quorum was established by the presence of Chairman Jeff Jackson, Vice Chairman Randy Hicks and Supervisors Kimberly Jackson, Rance Gaede and Corey Smith.

Staff present were: District Managers Jason Pierman & Andrew Karmeris of Special District Services, Inc.; and District Counsel Frank Palen of Caldwell Pacetti Edwards Schoech & Viator LLP.

Also present were the following District residents: Gloria Leiser, Jay Leiser, Talita Barauyo, Jessica Darbouze, Mahason Darbouze and Marie Augustin.

D. ADDITIONS OR DELETIONS TO THE AGENDA

There were no additions or deletions to the agenda.

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

Jay Leiser of 2031 Oakhurst shared his thoughts on the wetland preserve erosion problem with the Board. He explained that a buffer was originally designed to preserve the land, but the buffer was gone. He stated that properties were eroding and the land was sloping, affecting approximately 90 properties. Mr. Leiser explained that every entity he had discussed the erosion problem with had pointed to the CDD.

Chairman Jackson addressed Mr. Leiser's concerns, referencing the Higgins Engineering Report dated October 14, 2016, and that one of the options recommended was chosen.

Mahason Darbouze of 2035 Oakhurst Way advised the Board that his biggest concern was the time it would take to resolve the erosion problem. He requested the Board provide reports and status updates to the residents to keep them aware of what was going on. He then stated that residents were not familiar with what a community development district is.

Mr. Pierman gave a brief history of the erosion issue and the past actions taken by the Board.

Chairman Jackson clarified to Mr. Darbouze that all of CDD meetings were public and all the information discussed was also public. Chairman Jackson informed Mr. Darbouze of what a CDD is and is responsible for maintaining.

Ms. Jackson thanked Mr. Darbouze for his comments and suggested a bi-annual or some type of quarterly newsletter providing informational updates be distributed to residents.

Chairman Jackson directed staff to create an informative letter providing historical CDD information as well as plans moving forward, which will be distributed to all residents in Thousand Oaks and Villa Rosa.

Gloria Leiser of 2031 Oakhurst brought up many of the same points her husband shared regarding the wetland preserve erosion problem. She informed the Board that she had been in the neighborhood for many years and that the current erosion was the worst she had ever seen. She then provided staff with engineering reports she paid for out of her own pocket.

F. APPROVAL OF MINUTES

1. February 11, 2019, Regular Board Meeting

The minutes of the February 11, 2019, Regular Board Meeting were presented for approval.

Mr. Smith **moved** approval, seconded by Ms. Jackson, and the **motion** carried 5 to 0 approving the February 11, 2019, Regular Board Meeting minutes, as presented.

G. OLD BUSINESS

1. Discussion Regarding Irrigation Proposal

Mr. Karmeris advised that staff was still gathering proposals. Chairman Jackson advised staff to obtain a third proposal.

2. Discussion Regarding Villa Rosa Fence

Mr. Karmeris advised that the fence survey had been received from the Villa Rosa HOA, but were are still waiting for the Riviera Police Department to provide police reports, as requested.

H. NEW BUSINESS

1. Discussion Regarding Tree Cutting Proposals

Mr. Karmeris provided an update regarding O'Hara and Terracon. He explained that we had not received proposals, but had answered vendor questions regarding the proposal. Chairman Jackson directed staff to obtain a third proposal.

2. Consider Resolution No. 2019-01 – Adopting a Fiscal Year 2019/2020 Proposed Budget

This item was tabled until the next meeting.

I. ADMINISTRATIVE MATTERS

There were no Administrative Matters to come before the Board.

J. BOARD MEMBER COMMENTS

There were no comments from the Board Members.

K. ADJOURNMENT

There being no further business to come before the Board, a **motion** was made by Mr. Hicks, seconded by Mr. Gaede to adjourn the meeting at 5:03 p.m. That **motion** carried 5 to 0.

Secretary/Assistant Secretary

Chair/Vice Chair



Aquatic Vegetation Control, Inc.

1860 W. 10th Street
Riviera Beach, Florida 33404
(561) 845-5525 or (800) 327-8745 Fax (561) 845-5374
www.avcaquatic.com

PROPOSAL/AGREEMENT/CONTRACT

This Agreement for environmental services is entered into contract between **Aquatic Vegetation Control, Inc.** hereinafter referred to as **AVC**, whose address is 1860 W. 10th Street, Riviera Beach, Florida 33404, and submitted to Thousand Oaks Community Development District Board whose address is listed below, on the latest date of execution of this Agreement by both parties signature.

Address: 2501 A. Burns Road **City, State, & Zip:** Palm Beach Gardens, FL. 33410
Phone: (561) 680-4922 **Fax:**
Contact: Andrew Karmeris **Email:** akarmeris@sdsinc.org
Job Name: Thousand Oaks **Location:**

Scope of Services and Related Costs

AVC does hereby agree to furnish all labor, equipment, herbicides, and materials unless otherwise specified for Vegetation Management to be performed as One-Time Event

Scope of Services:

Schedule II hurricane cut on Coco plum in preserve along Southeast side of the district.
3' off of property line. 15' tall.

AVC proposes to perform the work as specified for the sum of:

sixteen thousand two hundred Dollars and 00 cents
(\$ 16,200.00) As Specified Including Applicable Sales Tax to be billed for a
grand total of _____ Dollars and _____
cents (\$ _____) Per Treatment Including Applicable Sales Tax

Invoices will be submitted upon completion of installation or services.

Invoices and Billing-Any fee disputed by Thousand Oaks Community Development District Board shall be brought to the attention of AVC, in writing, within fifteen (15) days of receipt of an invoice. If an invoice is not disputed within that time, the invoice shall be deemed acceptable and shall be paid within Net 30 days of receipt. Interest shall accrue on the invoice at a rate of 1 ½ percent per month or the maximum rate allowed by law, whichever is less.

Terms and Conditions-All material is guaranteed to be as specified. All work will be completed in a skillful manner according to standard practices. Any modification from the above scope of work will be completed only upon a



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PROPOSAL/AGREEMENT/CONTRACT

written work order signed by both parties, and will be at an extra charge over and above the cost specified in this agreement. This agreement is contingent upon strikes, accidents, or delays beyond our control. This agreement is subject to acceptance within 30 days and is void thereafter at the option of AVC. Each party shall acknowledge changes for any modifications, additions, and/or deletions to this proposal/agreement.

Plant Warranty/Guarantee Terms and Conditions- Aquatic Vegetation Control, Inc. (AVC) d/b/a Martin County Farms (MCF) guarantees the plants' health and professional installation, if applicable, under normal site and weather conditions. AVC/MCF cannot be held liable for plant mortality under abnormal site and/or weather conditions, or acts of God. Plant sales and installation will be guaranteed for ____ days.

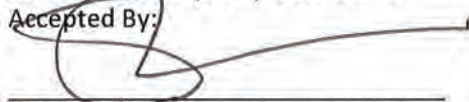
This agreement shall be in effect for a period of one-year. This agreement may be executed for an additional year or years on terms and conditions mutually agreeable to the parties and reduced in writing unless cancelled by either party in writing with 30 days notice via certified mail. We reserve the right to include a CPI increase not to exceed 5% per year with proper written notice to client.

Liability-The parties to this agreement understand that AVC bears responsibility for their own willful or negligent actions that result in damages or injury to persons or property arising out of the performance of this contract. Provided, however, the extent of any damages for which AVC may be responsible because of its negligence or willful activity, shall be limited to the amount of this contract.

All herbicides used in the program are approved by the Department of Environmental Protection. Safety and Data Sheets (SDS) are available upon request. AVC will assist customer in obtaining a permit from the Department of Environmental Protection, if required. AVC will furnish proof of liability, vehicle, worker's compensation, and pollution liability insurance upon request.

Proposal date: 3/26/2019 Proposal expiration date: 4/26/2019 Commencement date:

Aquatic Vegetation Control, Inc.
Project Manager/Point of Contact:
Linda DeFee (561) 662-0346

Accepted By: 

Authorized AVC Signatory Sharon Gillenwalters

3/26/19
Date

Accepted By:

Company Name

Authorized Signature

Name and Title

Date



Aquatic Vegetation Control, Inc.

1860 W. 10th Street
Riviera Beach, Florida 33404
(561) 845-5525 or (800) 327-8745 Fax (561) 845-5374
www.avcaquatic.com

PROPOSAL/AGREEMENT/CONTRACT

Contact Information

Please complete the following information upon acceptance of the agreement and return to our office.

Billing Information

Point of Contact: _____

Phone: _____ Fax: _____

Email Address: _____

Submit Bills To: _____

Federal Tax ID _____

Tax Exempt: _____ Yes (*attach exemption certificate*) _____ No

Send Bills: Mail Fax Email Other _____

Instructions for returning signed proposal:

Upon execution of proposal/agreement/contract, please return to:

Attention: Monica Keel – Contracts Administrator
Aquatic Vegetation Control, Inc.
1860 W. 10th Street
Riviera Beach, Florida 33404

Phone: 561-845-5525 x212

Fax: 561-845-5374

Email: mkeel@avcaquatic.com

Executed proposals/agreement/contract can be mailed, faxed, or emailed.



Phone: 561-655-9011 Email: Info@oharalandscape.com

This agreement is by and between, the Client and O'Hara Landscape & Maintenance Inc., hereinafter, referred to as Contractor.

Date: 03/28/2019 Client Name: Thousand Oaks CDD

Client Email: on file Client Phone: on file

Client Address: _____

Client Billing Address: _____

Landscape Miscellaneous Services Specifications:

- CDD Cut of trees in the preserve along the southeast side of the District along the town houses

- All trees on that area along the perimeter will be clean ,elevate and cut back away from the buildings

- All Cocoplum along the perimeter will be cut back 3 to 4 ft to the property line and down to 15 ft

A 50% deposit will be collected before work commences. Upon completion, the remaining 50% will be collected. Once final estimate is signed, there will be no changes to plant count or plant sizes. Additions will be billed separately. If an appointment is to be moved or changed, the Client must give 24 hour Emailed notice to us at Info@OHaraLandscape.com or by calling us at 561-655-9011. If Contractor isn't notified of the appointment change, shows up to a gated property and can't access the Client property, or Client misses an appointment, an additional charge of \$250.00 will be applied to the job. Contractor shall not be in default of this agreement unless Client has first given Contractor written notice, by certified mail, of a default with reasonable opportunity to correct the problem. If Contractor has cured the deficiency, this agreement shall be deemed to be current and in good standing. This contract can be terminated if the Client pays the remaining balance owed to Contractor for the installation. Late fees accrue monthly at 1.5% if payment is not received in 30 days. Contractor is not responsible for any underground utility damage.

Down Payment: \$ 3,000.00 Final Payment: \$ 3,000.00 Total Job Cost: \$ 6,000.00

The Client can pay via cash, check, or credit card, in person or by calling the office at 561-655-9011. Payment covers all products and labor for the installation as well as any follow up services. Checks will be made out to O'Hara Landscape & Maintenance Inc.

Send Work Orders to: Info@OharaLandscape.com or fill out the Online Web Form at www.OharaLandscape.com. Always Fast Service!

Contractor: _____ Date: _____

Approval Client Signature: _____ Date: _____



Proposal

3/18/2019 # 9932

Thousand Oaks Community Deveoplment Distr
 c/o Special District Services, Inc
 2501 Burns Road
 Suite A
 Palm Beach Gardens, FL 33410

Job Name
 wetland area
 upland preserve
 conservation areas
 between 3225 Laurel Ridge Circle

Qty	Size	Unit Price	Total
	clean up and exotics removal	19,000.00	19,000.00

DO NOT PAY - PROPOSAL TOTAL \$19,000.00

All material and labor are included. In acceptance of this contract, please sign below and return with a deposit equaling 50% of the proposal amount.

Customer Signature _____ Date _____

P.O. Box 2766 • Jupiter, FL 33468 • 561-743-1129 • Fax 561-743-1079

RESOLUTION NO. 2019-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2019/2020; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Board of Supervisors (“Board”) of the Thousand Oaks Community Development District (“District”) is required by Chapter 190.008, *Florida Statutes*, to approve a Proposed Budget for each fiscal year; and,

WHEREAS, the Proposed Budget including the Assessments for Fiscal Year 2019/2020 has been prepared and considered by the Board.

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

Section 1. The Proposed Budget including the Assessments for Fiscal Year 2019/2020 attached hereto as Exhibit “A” is approved and adopted.

Section 2. A Public Hearing is hereby scheduled for _____, 2019 at 4:15 p.m. in the Board Room of Northern Palm Beach County Improvement District, 359 Hiatt Drive, Palm Beach Gardens, Florida 33418, for the purpose of receiving public comments on the Proposed Fiscal Year 2019/2020 Budget.

PASSED, ADOPTED and EFFECTIVE this 8th day of April, 2019.

ATTEST:

**THOUSAND OAKS
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairman/Vice Chairman

Thousand Oaks
Community Development District

**Proposed Budget For
Fiscal Year 2019/2020
October 1, 2019 - September 30, 2020**

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- II DETAILED PROPOSED BUDGET
- III DETAILED PROPOSED DEBT SERVICE FUND BUDGET
- IV ASSESSMENT COMPARISON

PROPOSED BUDGET
THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2019/2020
OCTOBER 1, 2019 - SEPTEMBER 30, 2020

	FISCAL YEAR 2019/2020 BUDGET
REVENUES	
O & M ASSESSMENTS	217,198
DEBT ASSESSMENTS (SERIES 2016 A1)	367,957
DEBT ASSESSMENTS (SERIES 2016 A2)	94,511
OTHER REVENUES	0
INTEREST INCOME	0
TOTAL REVENUES	\$ 679,666
EXPENDITURES	
SUPERVISOR FEES	12,000
PAYROLL TAXES	960
AQUATIC/STORMWATER MANAGEMENT	28,400
LAWN/LANDSCAPE MANAGEMENT	41,715
MAINTENANCE CONTINGENCY	40,000
ENGINEERING/INSPECTIONS/REPORTS	4,750
MANAGEMENT	33,660
SECRETARIAL	4,200
LEGAL	8,000
ASSESSMENT ROLL	8,000
AUDIT FEES	3,500
ARBITRAGE REBATE FEE	1,300
INSURANCE	6,356
LEGAL ADVERTISING	1,400
MISCELLANEOUS	1,500
POSTAGE	600
OFFICE SUPPLIES	1,050
DUES & SUBSCRIPTIONS	175
TRUSTEE FEES	3,700
CONTINUING DISCLOSURE FEE	0
TRAVEL	1,900
WEBSITE MANAGEMENT	1,500
TOTAL EXPENDITURES	\$ 204,666
REVENUES LESS EXPENDITURES	\$ 475,000
BOND PAYMENTS (SERIES 2016 A1)	(345,880)
BOND PAYMENTS (SERIES 2016 A2)	(88,840)
BALANCE	\$ 40,280
COUNTY APPRAISER & TAX COLLECTOR FEE	(13,593)
DISCOUNTS FOR EARLY PAYMENTS	(27,187)
EXCESS/ (SHORTFALL)	\$ (500)
CARRYOVER FROM PRIOR YEAR	500
NET EXCESS/ (SHORTFALL)	\$ -

DETAILED PROPOSED BUDGET
THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2019/2020
OCTOBER 1, 2019 - SEPTEMBER 30, 2020

	FISCAL YEAR 2017/2018 ACTUAL	FISCAL YEAR 2018/2019 BUDGET	FISCAL YEAR 2019/2020 BUDGET	COMMENTS
REVENUES				
O & M ASSESSMENTS	218,024	217,226	217,198	Expenditures Less Interest & Carryover/.94
DEBT ASSESSMENTS (SERIES 2016 A1)	368,880	367,957	367,957	Bond Payments/.94
DEBT ASSESSMENTS (SERIES 2016 A2)	94,770	94,511	94,511	Bond Payments/.94
OTHER REVENUES	0	0	0	
INTEREST INCOME	0	0	0	
TOTAL REVENUES	\$ 681,674	\$ 679,694	\$ 679,666	
EXPENDITURES				
SUPERVISOR FEES	11,400	12,000	12,000	No Change From 2018/2019 Budget
PAYROLL TAXES	872	960	960	Projected At 8% Of Supervisor Fees
AQUATIC/STORMWATER MANAGEMENT	24,596	28,400	28,400	No Change From 2018/2019 Budget
LAWN/LANDSCAPE MANAGEMENT	36,639	41,715	41,715	No Change From 2018/2019 Budget
MAINTENANCE CONTINGENCY	34,722	40,000	40,000	No Change From 2018/2019 Budget
ENGINEERING/INSPECTIONS/REPORTS	2,725	5,000	4,750	\$250 Decrease From 2018/2019 Budget
MANAGEMENT	32,364	33,036	33,660	CPI Adjustment
SECRETARIAL	4,200	4,200	4,200	No Change From 2018/2019 Budget
LEGAL	8,559	8,000	8,000	No Change From 2018/2019 Budget
ASSESSMENT ROLL	8,000	8,000	8,000	As Per Contract
AUDIT FEES	3,800	3,900	3,500	Accepted Amount For 2018/2019 Audit
ARBITRAGE REBATE FEE	1,300	1,300	1,300	No Change From 2018/2019 Budget
INSURANCE	5,778	6,356	6,356	Insurance Estimate
LEGAL ADVERTISING	1,858	1,250	1,400	\$150 Increase From 2018/2019 Budget
MISCELLANEOUS	1,175	1,500	1,500	No Change From 2018/2019 Budget
POSTAGE	148	625	600	\$25 Decrease From 2018/2019 Budget
OFFICE SUPPLIES	738	1,075	1,050	\$25 Decrease From 2018/2019 Budget
DUES & SUBSCRIPTIONS	175	175	175	No Change From 2018/2019 Budget
TRUSTEE FEES	3,500	3,800	3,700	\$100 Decrease From 2018/2019 Budget
CONTINUING DISCLOSURE FEE	0	1,000	0	Prager No Longer Charging Fee
TRAVEL	1,356	1,900	1,900	No Change From 2018/2019 Budget
WEBSITE MANAGEMENT	1,000	1,000	1,500	\$500 Increase From 2018/2019 Budget
TOTAL EXPENDITURES	\$ 184,905	\$ 205,192	\$ 204,666	
REVENUES LESS EXPENDITURES	\$ 496,769	\$ 474,502	\$ 475,000	
BOND PAYMENTS (SERIES 2016 A1)	(352,579)	(345,880)	(345,880)	2020 P & I Payments Less Earned Interest
BOND PAYMENTS (SERIES 2016 A2)	(90,582)	(88,840)	(88,840)	2020 P & I Payments Less Earned Interest
BALANCE	\$ 53,608	\$ 39,782	\$ 40,280	
COUNTY APPRAISER & TAX COLLECTOR FEE	(3,813)	(13,594)	(13,593)	Two Percent Of Total Assessment Roll
DISCOUNTS FOR EARLY PAYMENTS	(23,713)	(27,188)	(27,187)	Four Percent Of Total Assessment Roll
EXCESS/ (SHORTFALL)	\$ 26,082	\$ (1,000)	\$ (500)	
CARRYOVER FROM PRIOR YEAR	0	1,000	500	Carryover From Prior Year
NET EXCESS/ (SHORTFALL)	\$ 26,082	\$ -	\$ -	

DETAILED PROPOSED DEBT SERVICE FUND BUDGET
THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2019/2020
OCTOBER 1, 2019 - SEPTEMBER 30, 2020

	FISCAL YEAR 2017/2018 ACTUAL	FISCAL YEAR 2018/2019 BUDGET	FISCAL YEAR 2019/2020 BUDGET	COMMENTS
REVENUES				
Interest Income (A-1)	4,926	75	75	Projected Interest For 2019/2020
Interest Income (A-2)	1,282	75	75	Projected Interest For 2019/2020
NAV Tax Collection (A-1)	352,579	345,880	345,880	Yearly Maximum Debt Assessment
NAV Tax Collection (A-2)	90,582	88,840	88,840	Yearly Maximum Debt Assessment
Total Revenues	\$ 449,369	\$ 434,870	\$ 434,870	
EXPENDITURES				
Principal Payments (A-1)	195,000	205,000	210,000	Principal Payment Due In 2020
Principal Payments (A-2)	50,000	50,000	50,000	Principal Payment Due In 2020
Bond Redemption (A-1)	0	75	1,715	Estimated Excess Debt Collections (A-1)
Bond Redemption (A-2)	0	1,795	3,395	Estimated Excess Debt Collections (A-2)
Interest Payments (A-1)	150,400	140,880	134,240	Interest Payments Due In 2020
Interest Payments (A-2)	39,520	37,120	35,520	Interest Payments Due In 2020
Total Expenditures	\$ 434,920	\$ 434,870	\$ 434,870	
Excess/ (Shortfall)	\$ 14,449	\$ -	\$ -	

Series 2016A-1 Bond Refunding Information

Original Par Amount =	\$4,875,000	Annual Principal Payments Due =	May 1st
Interest Rate =	3.20%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	December 2016		
Maturity Date =	May 2035		

Par Amount As Of 1/1/19 = \$4,505,000

Series 2016A-2 Bond Refunding Information

Original Par Amount =	\$1,275,000	Annual Principal Payments Due =	May 1st
Interest Rate =	3.20%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	December 2016		
Maturity Date =	May 2036		

Par Amount As Of 1/1/19 = \$1,185,000

**Thousand Oaks Community Development District
Assessment Comparison**

Home Type		Fiscal Year 2016/2017 Assessment*	Fiscal Year 2017/2018 Assessment*	Fiscal Year 2018/2019 Assessment*	Fiscal Year 2019/2020 Projected Assessment*
Townhomes (Thousand Oaks)	O & M	\$ 239.05	\$ 242.46	\$ 242.18	\$ 242.14
	<u>Debt</u>	<u>\$ 543.80</u>	<u>\$ 470.20</u>	<u>\$ 470.20</u>	<u>\$ 470.20</u>
	Sub-Total For Townhomes	\$ 782.85	\$ 712.66	\$ 712.38	\$ 712.34
Single-Family Attached (Thousand Oaks)	O & M	\$ 239.05	\$ 242.46	\$ 242.18	\$ 242.14
	<u>Debt</u>	<u>\$ 546.16</u>	<u>\$ 470.20</u>	<u>\$ 470.20</u>	<u>\$ 470.20</u>
	Sub-Total For Single-Family Attached	\$ 785.21	\$ 712.66	\$ 712.38	\$ 712.34
Single-Family Detached (Thousand Oaks)	O & M	\$ 239.05	\$ 242.46	\$ 242.18	\$ 242.14
	<u>Debt</u>	<u>\$ 741.66</u>	<u>\$ 656.48</u>	<u>\$ 656.48</u>	<u>\$ 656.48</u>
	Sub-Total For Single-Family Detached	\$ 980.71	\$ 898.94	\$ 898.66	\$ 898.62
Single-Family Attached (Sierra Bay)	O & M	\$ 239.05	\$ 242.46	\$ 242.18	\$ 242.14
	<u>Debt</u>	<u>\$ 529.72</u>	<u>\$ 470.20</u>	<u>\$ 470.20</u>	<u>\$ 470.20</u>
	Sub-Total For Single-Family Attached	\$ 768.77	\$ 712.66	\$ 712.38	\$ 712.34

* Assessments Include the Following :

- 4% Discount for Early Payments
- 1% County Tax Collector Fee
- 1% County Property Appraiser Fee

Community Information:

Townhomes (Thousand Oaks)	244
Attached Single Family (Thousand Oaks)	231
Detached Single Family (Thousand Oaks)	221
<u>Attached Single Family (Sierra Bay)</u>	<u>201</u>
Total Units	897

Attached Single Family Home (Thousand Oaks) Information

Total Units	231
<u>Prepayments</u>	<u>1</u>
Billed For Debt	230