

*Rhodine Road North
Community Development District*

Meeting Agenda

March 12, 2026

AGENDA

Rhodine Road North

Community Development District

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

March 5, 2026

Board of Supervisors Meeting **Rhodine Road North Community Development District**

Dear Board Members:

A meeting of the Board of Supervisors of the **Rhodine Road North Community Development District** will be held on **Thursday, March 12, 2026**, at **1:30 PM** at the **Hampton Inn Plant City, 2702 Thonotosassa Rd, Plant City, FL 33563**.

Zoom Video Link: <https://us06web.zoom.us/j/88437429117>

Call-In Information: 1-646-876-9923

Meeting ID: 884 3742 9117

Following is the advance agenda for the meeting:

Board of Supervisors Meeting

1. Roll Call
2. Public Comment Period (Public Comments will be limited to three (3) minutes each)
3. Approval of Minutes of the December 11, 2025 Board of Supervisors Meeting
4. Presentation of Arbitrage Rebate Reports from AMTEC
 - A. Series 2019 Project Bonds
 - B. Series 2022 Project Bonds
5. Consideration of Bill of Sale for Playground & Pool Equipment
6. 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
7. Other Business
8. Supervisors Requests and Audience Comments
9. Adjournment

MINUTES

**MINTUES OF MEETING
RHODINE ROAD NORTH
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Rhodine Road North Community Development District was held on **Thursday, December 11, 2025**, at 1:32 p.m. at the Hampton Inn Plant City, 2702 Thonotosassa Rd, Plant City, Florida.

Present and constituting a quorum:

Milton Andrade	Chairman
Brian Walsh	Vice Chairman
Garret Parkinson <i>joined late by Zoom</i>	Assistant Secretary
Kareyann Ellison	Assistant Secretary

Also present were:

Jill Burns	District Manager, GMS
Patrick Collins	District Counsel, Kilinski Van Wyk
Joel Blanco	Field Manager, GMS

FIRST ORDER OF BUSINESS

Roll Call

Ms. Burns called the meeting to order at 1:30 p.m. Three Supervisors were present in person constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment Period

Ms. Burns opened the public comment period related to agenda items only. There were no comments.

THIRD ORDER OF BUSINESS

**Approval of the Minutes of the October 15, 2025
Board of Supervisors Meeting**

Ms. Burns presented the minutes for the October 15, 2025, Board of Supervisors meeting and asked for any questions, comments, or corrections from the Board. The Board had no changes to the minutes.

On MOTION by Mr. Walsh, seconded by Mr. Andrade, with all in favor, the Minutes of October 15, 2025, Board of Supervisors Meeting, were approved.

Ms. Burns stated this resolution will update the District’s Rules of Procedure which are in the agenda package for Board review. There were no questions, and Ms. Burns asked for a motion to approve the resolution.

On MOTION by Mr. Walsh, seconded by Mr. Andrade, with all in favor, Resolution 2026-05 Adopting Amended and Restated Rules of Procedure for the District, was approved.

**Mr. Parkinson joined the meeting via Zoom at this time.*

Ms. Burns asked for a motion to close the public hearing.

On MOTION by Mr. Andrade, seconded by Mr. Walsh, with all in favor, Closing the Public Hearing, was approved.

FIFTH ORDER OF BUSINESS

Ratification of Agreement for Holiday Lighting Services

Ms. Burns stated the agreement for holiday lighting was approved by the Chair outside of the meeting totaling \$4,800. Which is under the \$5,000 limit previously discussed. She offered to answer any questions.

On MOTION by Mr. Andrade, seconded by Mr. Walsh, with all in favor, the Agreement for Holiday Lighting Services, was ratified.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Collins reminded the Board to complete their ethics training by the end of the calendar year. He had no other updates for the Board.

B. Engineer

Ms. Burns stated the District Engineer is not on the line today.

C. Field Manager’s Report

Mr. Blanco presented the Field Manager’s report which was included in the agenda package.

i. Consideration of Proposal for Pool Motor

Mr. Blanco presented a proposal for a new pool motor. The current pool vendor notified staff that the current motor is operating at 70% and declining. They are recommending replacing the motor during the winter season. The proposal totals \$2,700.

On MOTION by Mr. Andrade, seconded by Mr. Walsh, with all in favor, the Proposal for Pool Motor totaling \$2,700, was approved.

ii. Consideration of Proposal to Trim Trees Bordering Resident Side of Large Pond in Ridgewood North

Mr. Blanco reviewed the proposal for trimming wax myrtles along the pond and Board discussion followed. Board direction was to table this item for the time being and have staff work with the vendor on pricing and appropriate time of year for trimming wax myrtles.

iii. Consideration of Proposal to Add Landscaping Enhancements & Mulch to Ridgewood South Perimeter (Entry & Exit)

Mr. Blanco presented a proposal for landscaping enhancements and mulch to the Ridgewood South perimeter. The Board questioned the timing of the project and asked to table this item until the next calendar year.

iv. Consideration for Proposal to Add Servicing One Additional Pet Waste Station to Current Service Agreement.

Mr. Blanco presented a proposal for the installation of a fifth pet waste station that will add an additional \$40 a month to their current waste removal agreement. There were no Board questions and there was a motion of approval.

On MOTION by Mr. Andrade, seconded by Mr. Walsh, with all in favor, the Proposal to Add Servicing One Pet Waste Station to Current Service Agreement, was approved.

D. District Manager's Report

i. Approval of Check Register

Ms. Burns stated the check register is included in the agenda package for review and asked for questions.

On MOTION by Mr. Andrade, seconded by Mr. Walsh, with all in favor, the Check Register was approved.

ii. Balance Sheet and Income Statement

Ms. Burns stated the financial statements are included in the package for review. No action is necessary.

SEVENTH ORDER OF BUSINESS

Other Business

There being no comments, the next item followed.

EIGHTH ORDER OF BUSINESS

Supervisors' Requests and Audience Comments

Ms. Burns opened the audience comment period.

Resident (Ronald Morgan) asked about the tree trimming and stated that the residents cannot see the pond. He added that the big pond on the Highland Homes side does not get maintenance except for mowing.

Resident (Megan Lanning) asked about the increase in crime, why was it decided not to add security lighting at the playground. Ms. Burns stated that no lighting was added because the operating hours of the playground are from dawn until dusk

NINTH ORDER OF BUSINESS

Adjournment

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

On MOTION by Mr. Andrade, seconded by Ms. Ellison, with all in favor, the meeting was adjourned.

Secretary / Assistant Secretary

Chairman / Vice Chairman

SECTION IV

SECTION A

REBATE REPORT

\$10,000,000

Rhodine Road North Community Development District

(Hillsborough County, Florida)

Special Assessment Bonds, Series 2019

Dated: June 28, 2019

Delivered: June 28, 2019

Rebate Report to the Computation Date

June 28, 2027

Reflecting Activity To

January 31, 2026



AMTEC

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AMTEC

American Municipal Tax-Exempt Compliance

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Avon, CT 06001
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February 13, 2026

Rhodine Road North Community Development District
c/o Ms. Katie Costa
Director of Operations – Accounting Division
Government Management Services – CF, LLC
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Re: \$10,000,000 Rhodine Road North Community Development District (Hillsborough County, Florida), Special Assessment Bonds, Series 2019

Dear Ms. Costa:

AMTEC has prepared certain computations relating to the above referenced bond issue (the “Bonds”) at the request of the Rhodine Road North Community Development District (the “District”).

The scope of our engagement consisted of preparing the computations shown in the attached schedules to determine the Rebtable Arbitrage as described in Section 103 of the Internal Revenue Code of 1954, Section 148(f) of the Internal Revenue Code of 1986, as amended (the "Code"), and all applicable Regulations issued thereunder. The methodology used is consistent with current tax law and regulations and may be relied upon in determining the rebate liability. Certain computational methods used in the preparation of the schedules are described in the Summary of Computational Information and Definitions.

Our engagement was limited to the computation of Rebtable Arbitrage based upon the information furnished to us by the District. In accordance with the terms of our engagement, we did not audit the information provided to us, and we express no opinion as to the completeness, accuracy or suitability of such information for purposes of calculating the Rebtable Arbitrage.

We have scheduled our next Report as of June 30, 2026. Thank you and should you have any questions, please do not hesitate to contact us.

Very truly yours,

Michael J. Scarfo
Senior Vice President

Trong M. Tran
Assistant Vice President

SUMMARY OF REBATE COMPUTATIONS

Our computations, contained in the attached schedules, are summarized as follows:

For the June 28, 2027 Computation Date
Reflecting Activity from June 28, 2019 through January 31, 2026

Fund Description	Taxable Inv Yield	Net Income	Rebatable Arbitrage
Acquisition & Construction Account	1.508047%	45,841.56	(131,780.89)
Escrow Account	1.600093%	15,179.14	(40,031.04)
Reserve Account	1.800047%	44,087.85	(86,754.16)
Interest Account	1.337344%	3,250.38	(11,086.38)
Cost of Issuance Account	1.807076%	299.95	(655.21)
Totals	1.620018%	\$108,658.88	\$(270,307.68)
Bond Yield	4.598748%		
Rebate Computation Credits			(14,100.19)
Net Rebatable Arbitrage			\$(284,407.87)

Based upon our computations, no rebate liability exists.

SUMMARY OF COMPUTATIONAL INFORMATION AND DEFINITIONS

COMPUTATIONAL INFORMATION

1. For purposes of computing Rebatable Arbitrage, investment activity is reflected from June 28, 2019, the date of the closing, to January 31, 2026, the Computation Period. All nonpurpose payments and receipts are future valued to the Computation Date of June 28, 2027.
2. Computations of yield are based on a 360-day year and semiannual compounding on the last day of each compounding interval. Compounding intervals end on a day in the calendar year corresponding to Bond maturity dates or six months prior.
3. For investment cash flow, debt service and yield computation purposes, all payments and receipts are assumed to be paid or received respectively, as shown on the attached schedules.
4. Purchase prices on investments are assumed to be at fair market value, representing an arm's length transaction.
5. During the period between June 28, 2019 and January 31, 2026, the District made periodic payments into the Interest, Sinking and Prepayment Accounts (collectively, the "Debt Service Fund") that were used, along with the interest earned, to provide the required debt service payments.

Under Section 148(f)(4)(A), the rebate requirement does not apply to amounts in certain bona fide debt service funds. The Regulations define a bona fide debt service fund as one that is used primarily to achieve a proper matching of revenues with principal and interest payments within each bond year. The fund must be depleted at least once each bond year, except for a reasonable carryover amount not to exceed the greater of the earnings on the fund for the immediately preceding bond year or 1/12th of the principal and interest payments on the issue for the immediately preceding bond year.

We have reviewed the Debt Service Fund and have determined that the funds deposited have functioned as a bona fide debt service fund and are not subject to the rebate requirement.

6. In accordance with Page C-1 of the Arbitrage and Tax Certificate, Exhibit C (Arbitrage Rebate Covenants) the first (initial) Computation Date must be within 60 days of the end of the third Bond Year. After the first required payment date (Computation Date) the District must consistently treat either the last day of each Bond Year or the last day of each fifth Bond Year as the (subsequent) Computation Date(s). Therefore, for purposes of the arbitrage calculation, the first Computation Date is June 28, 2027.

DEFINITIONS

7. Computation Date

June 28, 2027.

8. Computation Period

The period beginning on June 28, 2019, the date of the closing, and ending on January 31, 2026.

9. Bond Year

Each one-year period (or shorter period from the date of issue) that ends at the close of business on the day in the calendar year that is selected by the Issuer. If no day is selected by the Issuer before the earlier of the final maturity date of the issue or the date that is five years after the date of issue, each bond year ends at the close of business on the anniversary date of the issuance.

10. Bond Yield

The discount rate that, when used in computing the present value of all the unconditionally payable payments of principal and interest with respect to the Bonds, produces an amount equal to the present value of the issue price of the Bonds. Present value is computed as of the date of issue of the Bonds.

11. Taxable Investment Yield

The discount rate that, when used in computing the present value of all receipts of principal and interest to be received on an investment during the Computation Period, produces an amount equal to the fair market value of the investment at the time it became a nonpurpose investment.

12. Issue Price

The price determined on the basis of the initial offering price at which price a substantial amount of the Bonds was sold.

13. Rebtable Arbitrage

The Code defines the required rebate as the excess of the amount earned on all nonpurpose investments over the amount that would have been earned if such nonpurpose investments were invested at the Bond Yield, plus any income attributable to the excess. Accordingly, the Regulations require that this amount be computed as the excess of the future value of all the nonpurpose receipts over the future value of all the nonpurpose payments. The future value is computed as of the Computation Date using the Bond Yield.

14. Funds and Accounts

The Funds and Accounts activity used in the compilation of this Report was received from the District and US Bank, Trustee, as follows:

Accounts	Account Number
Revenue	243788000
Interest	243788001
Sinking	243788002
Reserve	243788003
Prepayment	243788004
Acquisition & Construction	243788005
Escrow Subaccount	243788006
Cost of Issuance	243788007

METHODOLOGY

Bond Yield

The methodology used to calculate the bond yield was to determine the discount rate that produces the present value of all payments of principal and interest through the maturity date of the Bonds.

Investment Yield and Rebate Amount

The methodology used to calculate the Rebateable Arbitrage, as of January 31, 2026, was to calculate the future value of the disbursements from all funds, subject to rebate, and the value of the remaining bond proceeds, at the yield on the Bonds, to June 28, 2027. This figure was then compared to the future value of the deposit of bond proceeds into the various investment accounts at the same yield. The difference between the future values of the two cash flows, on June 28, 2027, is the Rebateable Arbitrage.

\$10,000,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019
Delivered: June 28, 2019

Sources of Funds

Par Amount	\$10,000,000.00
Total	\$10,000,000.00

Uses of Funds

Acquisition & Construction Account	\$ 6,350,600.00
Escrow Account	2,235,000.00
Reserve Account	618,187.50
Interest Account	377,487.50
Cost of Issuance Account	218,725.00
Underwriter's Discount	200,000.00
Total	\$10,000,000.00

PROOF OF ARBITRAGE YIELD

\$10,000,000
 Rhodine Road North Community Development District
 (Hillsborough County, Florida)
 Special Assessment Bonds, Series 2019

Date	Debt Service	Present Value to 06/28/2019 @ 4.5987479559%
11/01/2019	153,237.50	150,875.43
05/01/2020	224,250.00	215,830.56
11/01/2020	224,250.00	210,979.36
05/01/2021	394,250.00	362,582.00
11/01/2021	221,275.00	198,927.08
05/01/2022	396,275.00	348,245.30
11/01/2022	218,212.50	187,454.23
05/01/2023	403,212.50	338,591.94
11/01/2023	214,975.00	176,464.61
05/01/2024	404,975.00	324,956.25
11/01/2024	211,650.00	166,012.95
05/01/2025	406,650.00	311,796.69
11/01/2025	207,750.00	155,710.82
05/01/2026	412,750.00	302,407.01
11/01/2026	203,650.00	145,853.29
05/01/2027	418,650.00	293,096.02
11/01/2027	199,350.00	136,427.55
05/01/2028	419,350.00	280,536.59
11/01/2028	194,950.00	127,486.19
05/01/2029	424,950.00	271,646.90
11/01/2029	190,350.00	118,945.17
05/01/2030	430,350.00	262,871.06
11/01/2030	185,550.00	110,792.14
05/01/2031	435,550.00	254,221.94
11/01/2031	179,925.00	102,658.18
05/01/2032	439,925.00	245,362.23
11/01/2032	174,075.00	94,905.74
05/01/2033	449,075.00	239,332.67
11/01/2033	167,887.50	87,463.83
05/01/2034	452,887.50	230,636.21
11/01/2034	161,475.00	80,383.97
05/01/2035	461,475.00	224,563.61
11/01/2035	154,725.00	73,600.15
05/01/2036	469,725.00	218,418.25
11/01/2036	147,637.50	67,107.18
05/01/2037	472,637.50	210,003.96
11/01/2037	140,325.00	60,948.27
05/01/2038	480,325.00	203,933.49
11/01/2038	132,675.00	55,064.22
05/01/2039	492,675.00	199,879.35
11/01/2039	124,575.00	49,404.36
05/01/2040	499,575.00	193,669.91
11/01/2040	116,137.50	44,010.97
05/01/2041	506,137.50	187,492.55
11/01/2041	106,875.00	38,700.68
05/01/2042	516,875.00	182,959.54
11/01/2042	97,137.50	33,611.16
05/01/2043	527,137.50	178,298.42
11/01/2043	86,925.00	28,740.57
05/01/2044	536,925.00	173,536.67
11/01/2044	76,237.50	24,086.48
05/01/2045	551,237.50	170,243.46
11/01/2045	64,956.25	19,610.09
05/01/2046	559,956.25	165,249.38
11/01/2046	53,200.00	15,347.03
05/01/2047	573,200.00	161,638.93
11/01/2047	40,850.00	11,260.53
05/01/2048	585,850.00	157,862.97

PROOF OF ARBITRAGE YIELD

\$10,000,000
 Rhodine Road North Community Development District
 (Hillsborough County, Florida)
 Special Assessment Bonds, Series 2019

Date	Debt Service	Present Value to 06/28/2019 @ 4.5987479559%
11/01/2048	27,906.25	7,350.59
05/01/2049	602,906.25	155,237.87
11/01/2049	14,250.00	3,586.66
05/01/2050	614,250.00	151,128.75
	19,056,962.50	10,000,000.00

Proceeds Summary

Delivery date	06/28/2019
Par Value	10,000,000.00
Target for yield calculation	10,000,000.00

BOND DEBT SERVICE

\$10,000,000

Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
06/28/2019					
11/01/2019			153,237.50	153,237.50	
05/01/2020			224,250.00	224,250.00	377,487.50
11/01/2020			224,250.00	224,250.00	
05/01/2021	170,000	3.500%	224,250.00	394,250.00	618,500.00
11/01/2021			221,275.00	221,275.00	
05/01/2022	175,000	3.500%	221,275.00	396,275.00	617,550.00
11/01/2022			218,212.50	218,212.50	
05/01/2023	185,000	3.500%	218,212.50	403,212.50	621,425.00
11/01/2023			214,975.00	214,975.00	
05/01/2024	190,000	3.500%	214,975.00	404,975.00	619,950.00
11/01/2024			211,650.00	211,650.00	
05/01/2025	195,000	4.000%	211,650.00	406,650.00	618,300.00
11/01/2025			207,750.00	207,750.00	
05/01/2026	205,000	4.000%	207,750.00	412,750.00	620,500.00
11/01/2026			203,650.00	203,650.00	
05/01/2027	215,000	4.000%	203,650.00	418,650.00	622,300.00
11/01/2027			199,350.00	199,350.00	
05/01/2028	220,000	4.000%	199,350.00	419,350.00	618,700.00
11/01/2028			194,950.00	194,950.00	
05/01/2029	230,000	4.000%	194,950.00	424,950.00	619,900.00
11/01/2029			190,350.00	190,350.00	
05/01/2030	240,000	4.000%	190,350.00	430,350.00	620,700.00
11/01/2030			185,550.00	185,550.00	
05/01/2031	250,000	4.500%	185,550.00	435,550.00	621,100.00
11/01/2031			179,925.00	179,925.00	
05/01/2032	260,000	4.500%	179,925.00	439,925.00	619,850.00
11/01/2032			174,075.00	174,075.00	
05/01/2033	275,000	4.500%	174,075.00	449,075.00	623,150.00
11/01/2033			167,887.50	167,887.50	
05/01/2034	285,000	4.500%	167,887.50	452,887.50	620,775.00
11/01/2034			161,475.00	161,475.00	
05/01/2035	300,000	4.500%	161,475.00	461,475.00	622,950.00
11/01/2035			154,725.00	154,725.00	
05/01/2036	315,000	4.500%	154,725.00	469,725.00	624,450.00
11/01/2036			147,637.50	147,637.50	
05/01/2037	325,000	4.500%	147,637.50	472,637.50	620,275.00
11/01/2037			140,325.00	140,325.00	
05/01/2038	340,000	4.500%	140,325.00	480,325.00	620,650.00
11/01/2038			132,675.00	132,675.00	
05/01/2039	360,000	4.500%	132,675.00	492,675.00	625,350.00
11/01/2039			124,575.00	124,575.00	
05/01/2040	375,000	4.500%	124,575.00	499,575.00	624,150.00
11/01/2040			116,137.50	116,137.50	
05/01/2041	390,000	4.750%	116,137.50	506,137.50	622,275.00
11/01/2041			106,875.00	106,875.00	
05/01/2042	410,000	4.750%	106,875.00	516,875.00	623,750.00
11/01/2042			97,137.50	97,137.50	
05/01/2043	430,000	4.750%	97,137.50	527,137.50	624,275.00
11/01/2043			86,925.00	86,925.00	
05/01/2044	450,000	4.750%	86,925.00	536,925.00	623,850.00
11/01/2044			76,237.50	76,237.50	
05/01/2045	475,000	4.750%	76,237.50	551,237.50	627,475.00
11/01/2045			64,956.25	64,956.25	
05/01/2046	495,000	4.750%	64,956.25	559,956.25	624,912.50
11/01/2046			53,200.00	53,200.00	
05/01/2047	520,000	4.750%	53,200.00	573,200.00	626,400.00
11/01/2047			40,850.00	40,850.00	
05/01/2048	545,000	4.750%	40,850.00	585,850.00	626,700.00

BOND DEBT SERVICE

\$10,000,000

Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
11/01/2048			27,906.25	27,906.25	
05/01/2049	575,000	4.750%	27,906.25	602,906.25	630,812.50
11/01/2049			14,250.00	14,250.00	
05/01/2050	600,000	4.750%	14,250.00	614,250.00	628,500.00
	10,000,000		9,056,962.50	19,056,962.50	19,056,962.50

\$10,000,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019
Acquisition & Construction Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.598748%)
06/28/19	Beg Bal	-6,350,600.00	-9,136,552.96
07/25/19		15,000.00	21,506.91
07/25/19		55,168.80	79,100.68
07/25/19		1,825.10	2,616.82
07/25/19		470.00	673.88
07/29/19		111,826.23	160,254.77
08/15/19		6,000.00	8,581.06
08/15/19		910.00	1,301.46
08/15/19		28,665.50	40,996.73
08/15/19		560,897.54	802,182.55
08/20/19		472,770.22	675,718.08
08/20/19		105,808.34	151,229.09
08/20/19		25,482.00	36,420.75
08/20/19		22,195.00	31,722.73
08/20/19		15,612.04	22,313.88
08/20/19		37,054.00	52,960.31
08/20/19		290.00	414.49
08/20/19		27,821.98	39,765.23
08/27/19		20,073.35	28,664.96
09/06/19		16,792.18	23,952.17
09/11/19		190,321.92	271,301.62
09/11/19		1,237.50	1,764.04
09/11/19		49,958.16	71,214.76
09/11/19		36,642.00	52,232.73
09/11/19		1,042.50	1,486.07
09/11/19		41,439.00	59,070.80
09/11/19		326.50	465.42
09/11/19		9,000.00	12,829.39
09/16/19		382,121.84	544,366.24
09/25/19		3,063.00	4,358.56
09/25/19		2,911.60	4,143.12
09/25/19		50,290.16	71,561.38
09/25/19		38,056.19	54,152.81
10/24/19		186,269.20	264,086.43
10/24/19		319,260.24	452,636.81
10/24/19		3,000.00	4,253.30
10/24/19		3,000.00	4,253.30
10/24/19		21,413.80	30,359.79
10/29/19		11,769.80	16,676.31
10/29/19		23,288.00	32,996.13
10/29/19		1,120.00	1,586.90
10/29/19		5,950.00	8,430.39
10/29/19		3,000.00	4,250.62
11/08/19		614,389.54	869,522.75
11/13/19		3,000.00	4,243.11
11/14/19		-2,030,000.00	-2,870,807.51
11/15/19		860.00	1,216.05
11/15/19		5,330.00	7,536.69

\$10,000,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019
Acquisition & Construction Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.598748%)
11/15/19		1,425.00	2,014.97
11/15/19		590.00	834.27
11/18/19		4,248.25	6,004.80
11/18/19		99,379.30	140,470.32
11/18/19		3,802.84	5,375.23
11/18/19		956.54	1,352.05
11/18/19		1,879.60	2,656.77
11/18/19		11,050.00	15,618.92
11/20/19		53,392.23	75,449.61
11/20/19		9,509.30	13,437.78
11/22/19		3,000.00	4,238.29
11/26/19		2,824.00	3,987.63
12/05/19		541,963.73	764,410.09
12/05/19		5,672.50	8,000.75
12/09/19		3,000.00	4,229.20
12/12/19		1,120.00	1,578.30
12/12/19		12,950.00	18,249.12
12/12/19		13,752.60	19,380.15
12/12/19		24,848.44	35,016.39
12/17/19		2,747.50	3,869.33
12/19/19		3,000.00	4,223.86
12/31/19		10,945.28	15,389.05
12/31/19		26,161.00	36,782.33
01/14/20		3,000.00	4,210.54
01/14/20		195.00	273.69
01/14/20		2,679.99	3,761.41
01/14/20		9,804.00	13,760.06
01/14/20		893,068.06	1,253,434.37
01/21/20		22,581.00	31,664.76
01/22/20		2,308.60	3,236.88
01/22/20		660.00	925.38
01/22/20		3,000.00	4,206.29
01/22/20		48,908.49	68,574.48
01/22/20		17,695.45	24,810.75
01/22/20		12,599.00	17,665.03
01/22/20		15,355.00	21,529.21
01/28/20		1,307.00	1,831.15
01/28/20		4,426.00	6,200.98
02/13/20		-660.00	-922.93
02/25/20		679,483.94	948,740.40
02/25/20		3,000.00	4,188.80
02/28/20		122.96	171.62
02/28/20		7,527.25	10,506.06
02/28/20		71,742.59	100,133.80
02/28/20		9,456.41	13,198.66
02/28/20		105,535.00	147,299.12
02/28/20		857.29	1,196.55
02/28/20		979.50	1,367.12

\$10,000,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019
Acquisition & Construction Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.598748%)
02/28/20		3,531.00	4,928.35
02/28/20		1,111,869.57	1,551,877.70
02/28/20		6,000.00	8,374.42
02/28/20		229,232.96	319,948.97
03/12/20		3,000.00	4,179.81
03/16/20		1,081.86	1,506.56
03/18/20		26,030.24	36,239.72
03/26/20		3,349.93	4,659.12
03/26/20		34.25	47.64
04/14/20		549,763.65	762,880.61
04/14/20		3,000.00	4,162.96
04/14/20		55,418.05	76,900.97
04/14/20		51,030.00	70,811.88
04/14/20		3,150.72	4,372.10
04/14/20		259.36	359.90
04/14/20		1,058.20	1,468.41
05/14/20		33,028.00	45,658.05
05/19/20		20,433.23	28,229.15
05/19/20		771.00	1,065.16
05/19/20		18,050.00	24,936.64
05/19/20		4,774.00	6,595.43
05/19/20		1,444.00	1,994.93
05/19/20		900.00	1,243.38
05/19/20		900.00	1,243.38
05/19/20		6,000.00	8,289.19
06/11/20		-449,231.27	-618,905.14
06/12/20		384,117.76	529,131.54
06/12/20		70,545.00	97,177.45
07/22/20		-552,520.79	-757,275.48
07/22/20		9,000.00	12,335.24
07/22/20		56,863.96	77,936.76
07/22/20		79,929.36	109,549.80
07/22/20		9,834.00	13,478.31
07/22/20		6,253.00	8,570.25
07/22/20		390,966.65	535,852.15
08/20/20		-852,951.61	-1,164,914.00
08/21/20		754,820.36	1,030,761.59
08/21/20		18,425.00	25,160.67
08/21/20		17,346.26	23,687.57
08/21/20		18,205.99	24,861.59
08/21/20		41,154.00	56,198.75
08/21/20		3,000.00	4,096.72
09/08/20		-23,688.50	-32,278.97
09/09/20		2,756.00	3,754.97
09/09/20		1,031.00	1,404.71

\$10,000,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019
Acquisition & Construction Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.598748%)
09/09/20		18,900.00	25,750.71
09/09/20		1,001.50	1,364.51

06/28/27	TOTALS:	45,841.56	-131,780.89

ISSUE DATE:	06/28/19	REBATABLE ARBITRAGE:	-131,780.89
COMP DATE:	06/28/27	NET INCOME:	45,841.56
BOND YIELD:	4.598748%	TAX INV YIELD:	1.508047%

\$10,000,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019
Escrow Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.598748%)
06/28/19	Beg Bal	-2,235,000.00	-3,215,475.05
11/14/19		2,030,000.00	2,870,807.51
04/27/20		15,177.88	21,027.06
05/08/20		205,001.26	283,609.44

06/28/27	TOTALS:	15,179.14	-40,031.04

ISSUE DATE:	06/28/19	REBATABL ARBITRAGE:	-40,031.04
COMP DATE:	06/28/27	NET INCOME:	15,179.14
BOND YIELD:	4.598748%	TAX INV YIELD:	1.600093%

\$10,000,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019
Reserve Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.598748%)
06/28/19	Beg Bal	-618,187.50	-889,380.98
07/02/19		100.48	144.49
08/02/19		1,018.87	1,459.56
09/04/19		904.91	1,291.08
10/02/19		859.31	1,221.69
11/04/19		770.91	1,091.59
12/03/19		658.39	928.86
01/03/20		646.19	908.20
02/04/20		627.78	878.88
03/03/20		585.58	816.80
04/02/20		254.95	354.32
05/04/20		3.09	4.28
05/05/20		12,672.85	17,538.93
06/02/20		3.11	4.29
06/04/20		1,395.94	1,924.89
07/02/20		2.97	4.08
08/03/20		3.08	4.22
09/02/20		3.08	4.20
09/21/20		956.21	1,300.84
09/21/20		89,690.61	122,015.81
10/02/20		2.82	3.83
11/02/20		90,646.82	122,679.74
11/03/20		2.62	3.55
12/02/20		2.10	2.83
12/31/20		-89,690.61	-120,499.70
01/05/21		2.17	2.91
02/02/21		2.61	3.49
03/02/21		2.36	3.15
04/02/21		2.61	3.47
05/04/21		2.54	3.36
06/02/21		2.61	3.44
07/02/21		2.52	3.31
08/02/21		1,553.18	2,031.57
08/03/21		2.61	3.41
09/02/21		2.61	3.40
10/04/21		2.51	3.26
11/02/21		2.60	3.36
11/04/21		1,000.00	1,292.90
11/04/21		1,970.64	2,547.84
11/04/21		253,010.61	327,117.19
12/02/21		1.39	1.79
12/30/21		0.03	0.04
01/04/22		1.30	1.67
02/02/22		1.30	1.66
03/02/22		1.17	1.49
04/04/22		1.31	1.66
05/02/22		962.50	1,216.75
05/02/22		1.25	1.58

\$10,000,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019
Reserve Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.598748%)
06/02/22		64.03	80.64
07/05/22		146.22	183.38
07/06/22		306.25	384.03
08/02/22		255.02	318.74
09/02/22		384.10	478.26
10/04/22		438.77	544.13
11/02/22		574.69	710.17
12/02/22		700.36	862.19
01/04/23		791.26	970.17
02/02/23		842.49	1,029.33
03/02/23		807.52	982.88
04/04/23		912.81	1,106.55
05/02/23		921.78	1,113.48
06/02/23		1,002.79	1,206.76
07/05/23		981.51	1,176.24
08/02/23		1,025.49	1,224.76
09/05/23		1,064.77	1,266.38
10/03/23		1,031.09	1,222.00
11/02/23		1,067.56	1,260.59
12/04/23		1,035.54	1,217.85
12/22/23		0.25	0.29
01/03/24		1,069.72	1,253.45
02/02/24		1,064.57	1,242.85
03/04/24		991.73	1,153.15
03/22/24		0.01	0.01
04/02/24		1,057.91	1,225.75
05/02/24		1,021.57	1,179.17
06/04/24		1,056.13	1,214.15
07/02/24		1,021.76	1,170.49
08/02/24		1,054.34	1,203.24
09/04/24		1,050.03	1,193.49
10/02/24		981.75	1,111.94
11/04/24		957.72	1,080.35
12/03/24		894.29	1,005.11
01/03/25		895.39	1,002.54
02/04/25		862.63	962.09
03/04/25		775.06	861.15
04/02/25		850.78	941.95
05/02/25		821.19	905.75
06/03/25		844.59	927.92
07/02/25		815.07	892.21
08/04/25		842.31	918.31
09/03/25		840.08	912.53
10/02/25		793.65	858.94
11/04/25		797.61	859.75
12/02/25		746.58	801.90

\$10,000,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019
Reserve Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.598748%)
01/05/26		735.37	786.58
01/31/26	Bal	253,712.50	270,523.87
01/31/26	Acc	712.22	759.41

06/28/27	TOTALS:	44,087.85	-86,754.16

ISSUE DATE:	06/28/19	REBATABLE ARBITRAGE:	-86,754.16
COMP DATE:	06/28/27	NET INCOME:	44,087.85
BOND YIELD:	4.598748%	TAX INV YIELD:	1.800047%

\$10,000,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019
Interest Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.598748%)
06/28/19	Beg Bal	-377,487.50	-543,087.98
07/02/19		61.36	88.23
08/02/19		622.16	891.26
09/04/19		552.57	788.38
10/02/19		524.73	746.02
11/01/19		153,237.51	217,063.18
11/04/19		470.74	666.56
12/03/19		-3,502.07	-4,940.73
12/03/19		238.83	336.94
01/03/20		237.82	334.25
02/04/20		231.29	323.80
03/03/20		215.74	300.93
04/02/20		93.93	130.54
05/01/20		224,250.00	310,513.55
05/04/20		1.14	1.58
06/02/20		0.02	0.03
07/02/20		0.02	0.03
08/03/20		2,615.63	3,579.96
08/04/20		0.02	0.03
09/02/20		0.01	0.01
11/02/20		-219,018.76	-296,415.97
11/02/20		219,018.76	296,415.97
02/01/21		290.63	388.94
05/03/21		-185,229.20	-245,020.21
05/03/21		185,825.00	245,808.33

06/28/27	TOTALS:	3,250.38	-11,086.38

ISSUE DATE:	06/28/19	REBATABLE ARBITRAGE:	-11,086.38
COMP DATE:	06/28/27	NET INCOME:	3,250.38
BOND YIELD:	4.598748%	TAX INV YIELD:	1.337344%

\$10,000,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019
Cost of Issuance Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.598748%)
06/28/19		-218,725.00	-314,677.75
06/28/19		63,000.00	90,637.55
06/28/19		50,000.00	71,934.56
06/28/19		30,000.00	43,160.74
06/28/19		5,000.00	7,193.46
07/05/19		5,375.00	7,726.13
07/11/19		1,250.00	1,795.41
09/27/19		60,897.88	86,633.96
12/03/19		3,502.07	4,940.73

06/28/27	TOTALS:	299.95	-655.21

ISSUE DATE:	06/28/19	REBATABLE ARBITRAGE:	-655.21
COMP DATE:	06/28/27	NET INCOME:	299.95
BOND YIELD:	4.598748%	TAX INV YIELD:	1.807076%

\$10,000,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2019
Rebate Computation Credits

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (4.598748%)
06/28/20		-1,760.00	-2,419.55
06/28/21		-1,780.00	-2,338.28
06/28/22		-1,830.00	-2,297.11
06/28/23		-1,960.00	-2,350.93
06/28/24		-2,070.00	-2,372.51
06/28/25		-2,120.00	-2,321.82

06/28/27	TOTALS:	-11,520.00	-14,100.19

ISSUE DATE: 06/28/19 REBATABLE ARBITRAGE: -14,100.19
COMP DATE: 06/28/27
BOND YIELD: 4.598748%

SECTION B

REBATE REPORT

\$4,680,000

Rhodine Road North Community Development District

(Hillsborough County, Florida)

Special Assessment Bonds, Series 2022

Dated: January 25, 2022
Delivered: January 25, 2022

Rebate Report to the Computation Date
January 25, 2030
Reflecting Activity To
January 31, 2026



AMTEC

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AMTEC

American Municipal Tax-Exempt Compliance

90 Avon Meadow Lane
Avon, CT 06001
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February 13, 2026

Rhodine Road North Community Development District
c/o Ms. Katie Costa
Director of Operations – Accounting Division
Government Management Services – CF, LLC
6200 Lee Vista Boulevard, Suite 300
Orlando, FL 32822

Re: \$4,680,000 Rhodine Road North Community Development District (Hillsborough County, Florida), Special Assessment Bonds, Series 2022

Dear Ms. Costa:

AMTEC has prepared certain computations relating to the above referenced bond issue (the “Bonds”) at the request of the Rhodine Road North Community Development District (the “District”).

The scope of our engagement consisted of preparing the computations shown in the attached schedules to determine the Rebtable Arbitrage as described in Section 103 of the Internal Revenue Code of 1954, Section 148(f) of the Internal Revenue Code of 1986, as amended (the "Code"), and all applicable Regulations issued thereunder. The methodology used is consistent with current tax law and regulations and may be relied upon in determining the rebate liability. Certain computational methods used in the preparation of the schedules are described in the Summary of Computational Information and Definitions.

Our engagement was limited to the computation of Rebtable Arbitrage based upon the information furnished to us by the District. In accordance with the terms of our engagement, we did not audit the information provided to us, and we express no opinion as to the completeness, accuracy or suitability of such information for purposes of calculating the Rebtable Arbitrage.

We have scheduled our next Report as of January 31, 2027. Thank you and should you have any questions, please do not hesitate to contact us.

Very truly yours,

Michael J. Scarfo
Senior Vice President

Trong M. Tran
Assistant Vice President

SUMMARY OF REBATE COMPUTATIONS

Our computations, contained in the attached schedules, are summarized as follows:

For the January 25, 2030 Computation Date
Reflecting Activity from January 25, 2022 through January 31, 2026

Fund Description	Taxable Inv Yield	Net Income	Rebatable Arbitrage
Acquisition & Construction Account	0.044287%	410.89	(39,272.79)
Reserve Account	3.683267%	19,285.22	2,223.20
Interest Account	0.815784%	611.38	(2,411.47)
Cost of Issuance Account	0.215566%	0.52	(9.67)
Totals	1.310841%	\$20,308.01	\$(39,470.73)
Bond Yield	3.334586%		
Rebate Computation Credits			(9,972.98)
Net Rebatable Arbitrage			\$(49,443.71)

Based upon our computations, no rebate liability exists.

SUMMARY OF COMPUTATIONAL INFORMATION AND DEFINITIONS

COMPUTATIONAL INFORMATION

1. For purposes of computing Rebateable Arbitrage, investment activity is reflected from January 25, 2022, the date of the closing, to January 31, 2026, the Computation Period. All nonpurpose payments and receipts are future valued to the Computation Date of January 25, 2030.
2. Computations of yield are based on a 360-day year and semiannual compounding on the last day of each compounding interval. Compounding intervals end on a day in the calendar year corresponding to Bond maturity dates or six months prior.
3. For investment cash flow, debt service and yield computation purposes, all payments and receipts are assumed to be paid or received respectively, as shown on the attached schedules.
4. Purchase prices on investments are assumed to be at fair market value, representing an arm's length transaction.
5. During the period between January 25, 2022 and January 31, 2026, the District made periodic payments into the Debt Service Fund that were used, along with the interest earned, to provide the required debt service payments.

Under Section 148(f)(4)(A), the rebate requirement does not apply to amounts in certain bona fide debt service funds. The Regulations define a bona fide debt service fund as one that is used primarily to achieve a proper matching of revenues with principal and interest payments within each bond year. The fund must be depleted at least once each bond year, except for a reasonable carryover amount not to exceed the greater of the earnings on the fund for the immediately preceding bond year or 1/12th of the principal and interest payments on the issue for the immediately preceding bond year.

We have reviewed the Debt Service Fund and have determined that the funds deposited have functioned as a bona fide debt service fund and are not subject to the rebate requirement.

6. In accordance with Page B-1 of the Arbitrage and Tax Certificate, Exhibit B (Arbitrage Rebate Covenants) the first (initial) Computation Date must be within 60 days of the end of the third Bond Year. After the first required payment date (Computation Date) the District must consistently treat either the last day of each Bond Year or the last day of each fifth Bond Year as the (subsequent) Computation Date(s). Therefore, for purposes of the arbitrage calculation, the first Computation Date is January 25, 2030.

DEFINITIONS

7. Computation Date

January 25, 2030.

8. Computation Period

The period beginning on January 25, 2022, the date of the closing, and ending on January 31, 2026.

9. Bond Year

Each one-year period (or shorter period from the date of issue) that ends at the close of business on the day in the calendar year that is selected by the Issuer. If no day is selected by the Issuer before the earlier of the final maturity date of the issue or the date that is five years after the date of issue, each bond year ends at the close of business on the anniversary date of the issuance.

10. Bond Yield

The discount rate that, when used in computing the present value of all the unconditionally payable payments of principal and interest with respect to the Bonds, produces an amount equal to the present value of the issue price of the Bonds. Present value is computed as of the date of issue of the Bonds.

11. Taxable Investment Yield

The discount rate that, when used in computing the present value of all receipts of principal and interest to be received on an investment during the Computation Period, produces an amount equal to the fair market value of the investment at the time it became a nonpurpose investment.

12. Issue Price

The price determined on the basis of the initial offering price at which price a substantial amount of the Bonds was sold.

13. Rebtable Arbitrage

The Code defines the required rebate as the excess of the amount earned on all nonpurpose investments over the amount that would have been earned if such nonpurpose investments were invested at the Bond Yield, plus any income attributable to the excess. Accordingly, the Regulations require that this amount be computed as the excess of the future value of all the nonpurpose receipts over the future value of all the nonpurpose payments. The future value is computed as of the Computation Date using the Bond Yield.

14. Funds and Accounts

The Funds and Accounts activity used in the compilation of this Report was received from the District and US Bank, Trustee, as follows:

Accounts	Account Number
Revenue	221828000
Interest	221828001
Sinking	221828002
Reserve	221828003
Prepayment	221828004
Acquisition & Construction	221828005
Cost of Issuance	221828006

METHODOLOGY

Bond Yield

The methodology used to calculate the bond yield was to determine the discount rate that produces the present value of all payments of principal and interest through the maturity date of the Bonds.

Investment Yield and Rebate Amount

The methodology used to calculate the Rebatable Arbitrage, as of January 31, 2026, was to calculate the future value of the disbursements from all funds, subject to rebate, and the value of the remaining bond proceeds, at the yield on the Bonds, to January 25, 2030. This figure was then compared to the future value of the deposit of bond proceeds into the various investment accounts at the same yield. The difference between the future values of the two cash flows, on January 25, 2030, is the Rebatable Arbitrage.

\$4,680,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2022
Delivered: January 25, 2022

Sources of Funds

Par Amount	\$4,680,000.00
Net Original Issue Premium	91,078.80
Total	\$4,771,078.80

Uses of Funds

Acquisition & Construction Account	\$4,227,064.63
Reserve Account	130,110.00
Interest Account	125,829.17
Cost of Issuance Account	194,475.00
Underwriter's Discount	93,600.00
Total	\$4,771,078.80

PROOF OF ARBITRAGE YIELD

\$4,680,000
 Rhodine Road North Community Development District
 (Hillsborough County, Florida)
 Special Assessment Bonds, Series 2022

Date	Debt Service	Present Value to 01/25/2022 @ 3.3345861082%
05/01/2022	43,766.67	43,382.39
11/01/2022	82,062.50	80,008.01
05/01/2023	177,062.50	169,798.58
11/01/2023	80,827.50	76,240.43
05/01/2024	175,827.50	163,129.22
11/01/2024	79,592.50	72,633.31
05/01/2025	179,592.50	161,202.08
11/01/2025	78,292.50	69,122.80
05/01/2026	183,292.50	159,171.24
11/01/2026	76,927.50	65,708.31
05/01/2027	181,927.50	152,846.59
11/01/2027	75,562.50	62,442.81
05/01/2028	185,562.50	150,829.08
11/01/2028	73,912.50	59,092.38
05/01/2029	183,912.50	144,625.07
11/01/2029	72,262.50	55,893.86
05/01/2030	187,262.50	142,469.09
11/01/2030	70,537.50	52,784.77
05/01/2031	190,537.50	140,245.12
11/01/2031	68,737.50	49,764.52
05/01/2032	2,318,737.50	1,651,187.42
11/01/2032	24,337.50	17,046.67
05/01/2033	149,337.50	102,884.78
11/01/2033	22,275.00	15,094.50
05/01/2034	152,275.00	101,495.87
11/01/2034	20,130.00	13,197.21
05/01/2035	155,130.00	100,035.24
11/01/2035	17,902.50	11,355.07
05/01/2036	157,902.50	98,510.77
11/01/2036	15,592.50	9,568.18
05/01/2037	160,592.50	96,929.83
11/01/2037	13,200.00	7,836.55
05/01/2038	163,200.00	95,299.32
11/01/2038	10,725.00	6,160.07
05/01/2039	165,725.00	93,625.72
11/01/2039	8,167.50	4,538.53
05/01/2040	168,167.50	91,915.06
11/01/2040	5,527.50	2,971.61
05/01/2041	170,527.50	90,173.00
11/01/2041	2,805.00	1,458.93
05/01/2042	172,805.00	88,404.81
	6,522,521.67	4,771,078.80

Proceeds Summary

Delivery date	01/25/2022
Par Value	4,680,000.00
Premium (Discount)	91,078.80
Target for yield calculation	4,771,078.80

PROOF OF ARBITRAGE YIELD

\$4,680,000

Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2022

Assumed Call/Computation Dates for Premium Bonds

Bond Component	Maturity Date	Rate	Yield	Call Date	Call Price	Yield To Call/Maturity
TERM04	05/01/2043	4.000%	3.500%	05/01/2032	100.000	3.5010823%
TERM04	05/01/2044	4.000%	3.500%	05/01/2032	100.000	3.5010823%
TERM04	05/01/2045	4.000%	3.500%	05/01/2032	100.000	3.5010823%
TERM04	05/01/2046	4.000%	3.500%	05/01/2032	100.000	3.5010823%
TERM04	05/01/2047	4.000%	3.500%	05/01/2032	100.000	3.5010823%
TERM04	05/01/2048	4.000%	3.500%	05/01/2032	100.000	3.5010823%
TERM04	05/01/2049	4.000%	3.500%	05/01/2032	100.000	3.5010823%
TERM04	05/01/2050	4.000%	3.500%	05/01/2032	100.000	3.5010823%
TERM04	05/01/2051	4.000%	3.500%	05/01/2032	100.000	3.5010823%
TERM04	05/01/2052	4.000%	3.500%	05/01/2032	100.000	3.5010823%

Rejected Call/Computation Dates for Premium Bonds

Bond Component	Maturity Date	Rate	Yield	Call Date	Call Price	Yield To Call/Maturity	Increase to Yield
TERM04	05/01/2043	4.000%	3.500%			3.7078913%	0.2068090%
TERM04	05/01/2044	4.000%	3.500%			3.7162947%	0.2152124%
TERM04	05/01/2045	4.000%	3.500%			3.7239342%	0.2228519%
TERM04	05/01/2046	4.000%	3.500%			3.7309045%	0.2298222%
TERM04	05/01/2047	4.000%	3.500%			3.7372852%	0.2362029%
TERM04	05/01/2048	4.000%	3.500%			3.7431440%	0.2420618%
TERM04	05/01/2049	4.000%	3.500%			3.7485386%	0.2474563%
TERM04	05/01/2050	4.000%	3.500%			3.7535185%	0.2524362%
TERM04	05/01/2051	4.000%	3.500%			3.7581264%	0.2570441%
TERM04	05/01/2052	4.000%	3.500%			3.7623995%	0.2613172%

BOND DEBT SERVICE

\$4,680,000

Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2022

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
01/25/2022					
05/01/2022			43,766.67	43,766.67	43,766.67
11/01/2022			82,062.50	82,062.50	
05/01/2023	95,000	2.600%	82,062.50	177,062.50	259,125.00
11/01/2023			80,827.50	80,827.50	
05/01/2024	95,000	2.600%	80,827.50	175,827.50	256,655.00
11/01/2024			79,592.50	79,592.50	
05/01/2025	100,000	2.600%	79,592.50	179,592.50	259,185.00
11/01/2025			78,292.50	78,292.50	
05/01/2026	105,000	2.600%	78,292.50	183,292.50	261,585.00
11/01/2026			76,927.50	76,927.50	
05/01/2027	105,000	2.600%	76,927.50	181,927.50	258,855.00
11/01/2027			75,562.50	75,562.50	
05/01/2028	110,000	3.000%	75,562.50	185,562.50	261,125.00
11/01/2028			73,912.50	73,912.50	
05/01/2029	110,000	3.000%	73,912.50	183,912.50	257,825.00
11/01/2029			72,262.50	72,262.50	
05/01/2030	115,000	3.000%	72,262.50	187,262.50	259,525.00
11/01/2030			70,537.50	70,537.50	
05/01/2031	120,000	3.000%	70,537.50	190,537.50	261,075.00
11/01/2031			68,737.50	68,737.50	
05/01/2032	120,000	3.000%	68,737.50	188,737.50	257,475.00
11/01/2032			66,937.50	66,937.50	
05/01/2033	125,000	3.300%	66,937.50	191,937.50	258,875.00
11/01/2033			64,875.00	64,875.00	
05/01/2034	130,000	3.300%	64,875.00	194,875.00	259,750.00
11/01/2034			62,730.00	62,730.00	
05/01/2035	135,000	3.300%	62,730.00	197,730.00	260,460.00
11/01/2035			60,502.50	60,502.50	
05/01/2036	140,000	3.300%	60,502.50	200,502.50	261,005.00
11/01/2036			58,192.50	58,192.50	
05/01/2037	145,000	3.300%	58,192.50	203,192.50	261,385.00
11/01/2037			55,800.00	55,800.00	
05/01/2038	150,000	3.300%	55,800.00	205,800.00	261,600.00
11/01/2038			53,325.00	53,325.00	
05/01/2039	155,000	3.300%	53,325.00	208,325.00	261,650.00
11/01/2039			50,767.50	50,767.50	
05/01/2040	160,000	3.300%	50,767.50	210,767.50	261,535.00
11/01/2040			48,127.50	48,127.50	
05/01/2041	165,000	3.300%	48,127.50	213,127.50	261,255.00
11/01/2041			45,405.00	45,405.00	
05/01/2042	170,000	3.300%	45,405.00	215,405.00	260,810.00
11/01/2042			42,600.00	42,600.00	
05/01/2043	175,000	4.000%	42,600.00	217,600.00	260,200.00
11/01/2043			39,100.00	39,100.00	
05/01/2044	185,000	4.000%	39,100.00	224,100.00	263,200.00
11/01/2044			35,400.00	35,400.00	
05/01/2045	190,000	4.000%	35,400.00	225,400.00	260,800.00
11/01/2045			31,600.00	31,600.00	
05/01/2046	200,000	4.000%	31,600.00	231,600.00	263,200.00
11/01/2046			27,600.00	27,600.00	
05/01/2047	205,000	4.000%	27,600.00	232,600.00	260,200.00
11/01/2047			23,500.00	23,500.00	
05/01/2048	215,000	4.000%	23,500.00	238,500.00	262,000.00
11/01/2048			19,200.00	19,200.00	
05/01/2049	225,000	4.000%	19,200.00	244,200.00	263,400.00
11/01/2049			14,700.00	14,700.00	
05/01/2050	235,000	4.000%	14,700.00	249,700.00	264,400.00

BOND DEBT SERVICE

\$4,680,000

Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2022

Period Ending	Principal	Coupon	Interest	Debt Service	Annual Debt Service
11/01/2050			10,000.00	10,000.00	
05/01/2051	245,000	4.000%	10,000.00	255,000.00	265,000.00
11/01/2051			5,100.00	5,100.00	
05/01/2052	255,000	4.000%	5,100.00	260,100.00	265,200.00
	4,680,000		3,192,121.67	7,872,121.67	7,872,121.67

\$4,680,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2022
Acquisition & Construction Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (3.334586%)
01/25/22	Beg Bal	-4,227,064.63	-5,507,304.06
02/03/22		240,542.42	313,164.61
02/11/22		14,331.59	18,644.73
02/24/22		5,500.00	7,146.71
02/24/22		12,316.31	16,003.83
03/08/22		3,610.06	4,684.89
03/08/22		24,525.20	31,827.11
03/08/22		614,624.77	797,617.55
03/08/22		3,367.62	4,370.26
03/08/22		20,720.45	26,889.57
03/18/22		6,534.10	8,471.72
04/01/22		4,246.50	5,499.18
04/04/22		622,693.81	806,161.21
04/04/22		896,458.45	1,160,586.50
04/25/22		320,282.75	413,850.12
04/25/22		2,918.01	3,770.48
04/25/22		152,762.50	197,390.52
04/26/22		14,378.25	18,577.00
05/05/22		456,078.25	588,775.78
05/10/22		13,260.10	17,110.31
05/10/22		150,554.01	194,268.96
05/26/22		57,594.94	74,209.09
06/02/22		375,794.67	483,931.62
06/10/22		2,323.23	2,989.55
06/10/22		11,201.45	14,414.13
07/13/22		200,782.65	257,586.94
12/07/23		60.85	74.53
01/31/26	de minimis	12.58	14.35

01/25/30	TOTALS:	410.89	-39,272.79

ISSUE DATE:	01/25/22	REBATABLE ARBITRAGE:	-39,272.79
COMP DATE:	01/25/30	NET INCOME:	410.89
BOND YIELD:	3.334586%	TAX INV YIELD:	0.044287%

\$4,680,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2022
Reserve Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (3.334586%)
01/25/22	Beg Bal	-130,110.00	-169,516.06
02/02/22		0.15	0.20
03/02/22		0.60	0.78
04/04/22		0.67	0.87
05/03/22		0.64	0.83
06/02/22		32.80	42.24
07/05/22		74.90	96.16
08/02/22		130.76	167.46
09/02/22		196.97	251.56
10/04/22		225.01	286.53
11/02/22		294.72	374.33
12/02/22		359.16	454.93
01/04/23		405.78	512.47
02/02/23		432.05	544.24
03/02/23		414.12	520.22
04/04/23		468.11	586.32
05/02/23		472.71	590.56
06/02/23		514.25	640.69
07/05/23		503.34	625.20
08/02/23		525.90	651.60
09/05/23		546.04	674.50
10/03/23		528.77	651.49
11/02/23		547.47	672.74
12/04/23		531.05	650.65
12/22/23		0.13	0.16
01/03/24		548.58	670.34
02/02/24		545.94	665.34
03/04/24		508.59	618.00
03/22/24		0.01	0.01
04/02/24		542.52	657.53
05/02/24		523.88	633.19
06/04/24		541.61	652.70
07/02/24		523.98	629.83
08/02/24		540.69	648.13
09/04/24		538.48	643.59
10/02/24		503.47	600.20
11/04/24		491.14	583.78
12/03/24		458.61	543.66
01/03/25		459.18	542.84
02/04/25		442.38	521.49
03/04/25		397.47	467.26
04/02/25		436.30	511.59
05/02/25		421.13	492.45
06/03/25		433.12	505.03
07/02/25		417.99	486.09
08/04/25		431.96	500.86
09/03/25		430.81	498.20
10/02/25		407.00	469.41

\$4,680,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2022
Reserve Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (3.334586%)
11/04/25		409.04	470.38
12/02/25		382.87	439.15
01/05/26		377.12	431.25
01/31/26	Bal	130,110.00	148,443.53
01/31/26	Acc	365.25	416.72

01/25/30	TOTALS:	19,285.22	2,223.20

ISSUE DATE:	01/25/22	REBATABLE ARBITRAGE:	2,223.20
COMP DATE:	01/25/30	NET INCOME:	19,285.22
BOND YIELD:	3.334586%	TAX INV YIELD:	3.683267%

\$4,680,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2022
Interest Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (3.334586%)
01/25/22	Beg Bal	-125,829.17	-163,938.70
02/02/22		0.14	0.18
03/02/22		0.58	0.75
04/04/22		0.65	0.84
05/02/22		43,766.67	56,516.31
05/03/22		0.62	0.80
06/02/22		20.69	26.64
07/05/22		47.24	60.65
08/02/22		82.47	105.62
08/04/22		-278.14	-356.14
09/02/22		124.62	159.16
10/04/22		142.40	181.33
11/01/22		82,062.50	104,239.82
11/02/22		186.51	236.89
12/02/22		0.77	0.98
01/04/23		0.87	1.10
02/02/23		0.92	1.16
03/02/23		0.89	1.12
04/04/23		1.00	1.25
05/01/23		-81,784.36	-102,182.82
05/01/23		82,062.50	102,530.34
05/02/23		1.01	1.26

01/25/30	TOTALS:	611.38	-2,411.47

ISSUE DATE:	01/25/22	REBATABLE ARBITRAGE:	-2,411.47
COMP DATE:	01/25/30	NET INCOME:	611.38
BOND YIELD:	3.334586%	TAX INV YIELD:	0.815784%

\$4,680,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2022
Cost of Issuance Account

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (3.334586%)
01/25/22	Beg Bal	-194,475.00	-253,375.11
01/25/22		48,000.00	62,537.63
01/25/22		45,000.00	58,629.03
01/25/22		1,750.00	2,280.02
01/25/22		30,000.00	39,086.02
01/25/22		6,000.00	7,817.20
01/25/22		57,722.38	75,204.60
02/01/22		5,725.00	7,454.80
08/04/22		278.14	356.14

01/25/30	TOTALS:	0.52	-9.67

ISSUE DATE:	01/25/22	REBATABLE ARBITRAGE:	-9.67
COMP DATE:	01/25/30	NET INCOME:	0.52
BOND YIELD:	3.334586%	TAX INV YIELD:	0.215566%

\$4,680,000
Rhodine Road North Community Development District
(Hillsborough County, Florida)
Special Assessment Bonds, Series 2022
Rebate Computation Credits

ARBITRAGE REBATE CALCULATION
DETAIL REPORT

DATE	DESCRIPTION	RECEIPTS (PAYMENTS)	FUTURE VALUE @ BOND YIELD OF (3.334586%)
01/25/23		-1,960.00	-2,470.55
01/25/24		-2,070.00	-2,524.33
01/25/25		-2,120.00	-2,501.20
01/25/26		-2,170.00	-2,476.91

01/25/30	TOTALS:	-8,320.00	-9,972.98

ISSUE DATE: 01/25/22 REBATABLE ARBITRAGE: -9,972.98
COMP DATE: 01/25/30
BOND YIELD: 3.334586%

SECTION V

BILL OF SALE

KNOW ALL MEN BY THESE PRESENTS, that **WHFS LLC**, a Florida limited liability company, whose mailing address is 346 E. Central Avenue, Winter Haven, Florida 33880 (the “**Seller**”), in consideration of the sum of One Dollar (\$1.00) other valuable consideration, to it paid by the **RHODINE ROAD NORTH COMMUNITY DEVELOPMENT DISTRICT**, a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, whose mailing address is c/o Governmental Management Services – Central Florida, LLC, 219 E. Livingston Street, Orlando, Florida 32801 (the “**District**” or “**Buyer**”), the receipt whereof is hereby acknowledged, has granted, bargained, sold, transferred and delivered, and by these presents does grant, bargain, sell, transfer, and deliver unto the District, its successors and assigns, the following described property, assets and rights, to-wit:

Playground equipment and pool furniture which were the subject of that certain *Playground Equipment and Pool Furniture Lease/Purchase Agreement*, dated January 27, 2021, as more particularly described in **Composite Exhibit A** attached hereto and incorporated herein by reference.

It is understood that this Bill of Sale implies no guarantees or warranties from the Seller of any kind, either express or implied. The aforementioned property being sold under this Bill of Sale is on an “AS-IS” basis and any known or unknown defects shall be the sole liability of the District. The District hereby certifies that the aforementioned property being sold under this Bill of Sale has been inspected and is acceptable at this time by its signature below. It is further understood that the removal, breakdown, transport, and assembly of the equipment is solely the responsibility of the District. The item is being sold without any warranty, either express or implied, including but not limited to any implied warranty of merchantability or fitness for a particular purpose, except that Seller warrants there are no liens on the aforementioned property created by or through the Seller. The District acknowledges and agrees that the Seller has made no guarantees or representations regarding the condition, functionality, or suitability of the item for the District’s intended use and that the District takes full responsibility for the item upon execution of this Bill of Sale and understands that no refunds, exchanges, or returns will be accepted after the sale is complete. Upon execution of this Bill of Sale by both parties, the Seller’s right, title, and interest in the property shall be terminated.

TO HAVE AND TO HOLD all of the foregoing unto the District, its successors and assigns, for its own use forever.

[Signatures on following page]

IN WITNESS WHEREOF, the Seller and the District have caused this instrument to be executed in its name this ____ day of _____ 2026.

Signed, sealed and delivered
in the presence of:

WHFS LLC, a Florida limited liability company

Witnesses:

By: _____
Print: _____
Title: _____

Name: _____

Name: _____

STATE OF FLORIDA
COUNTY OF _____

The foregoing instrument was acknowledged before me by means of physical presence or online notarization this ____ day of _____ 2026, by _____, as _____, on behalf of WHFS LLC.

(Official Notary Signature & Seal)
Name: _____
Personally Known _____
OR Produced Identification _____
Type of Identification _____

Signed, sealed and delivered
in the presence of:

**RHODINE ROAD NORTH COMMUNITY
DEVELOPMENT DISTRICT**

Witnesses:

By: _____
Print: _____
Title: _____

Name: _____

Name: _____

STATE OF FLORIDA
COUNTY OF _____

The foregoing instrument was acknowledged before me by means of physical presence or online notarization this ___ day of _____ 2026, by _____, as _____, on behalf of the Rhodine Road North Community Development District.

(Official Notary Signature & Seal)
Name: _____
Personally Known _____
OR Produced Identification _____
Type of Identification _____

Composite Exhibit A:



Pro Playgrounds
8490 Cabin Hill Road
Tallahassee, FL 32311

Quote

Date	Estimate #
1/13/2021	10786

Project Name
Ridgewood



Customer / Bill To
Rhodins Rd North CDD c/o GMS Jill Burns 219 E Livingston Street

Ship To
Ridgewood 12042 Downy Birch Drive Riverview, FL 33569



WE WILL BEAT ANY PRICE BY 5%

Item	Description	Qty	Cost	Total
	Install the following: 1x play system, 1x one bay one cantilever swing, 2x benches, 1x trash receptacle with liner and dome lid, 15x super sacks of uncoated rubber mulch, 53x 8" borders, 1x half ramp and freight price.			
	PLAY EQUIPMENT			
QS-20-PKP023N	PKP023N-Hoosier Nest - Neutral	1	11,957.00	11,957.00
QS-20-PSW120...	PSW120WS-1 Bay 2 Cantilevers - Frame with Hangers, 1 Bay Belt Seat Package, 1 Bay Bucket Package	1	1,402.00	1,402.00
Shipping	Combined Shipping and Freight Charges	1	2,940.20	2,940.20
	Sub Total			16,299.20
	SITE FURNISHINGS			
20-B6WBULS	B6WBULS-6' Ultra leisure? Standard Bench with Back, In-Ground Mount	2	541.225	1,082.45
20-TR32	TR32-32 Gallon Regal Standard Trash Receptacle, Receptacle Only	1	370.57	370.57
20-LINER 32-BL...	LINER 32-BLACK-Plastic Liner - Black Color	1	58.00	58.00
20-DOME32 BL...	DOME32 BLACK-Plastic Dome Top for 32 Gallon Receptacles - Black Color	1	136.00	136.00
	Sub Total			1,647.02
Shipping	Combined Shipping and Freight Charges	1	394.39	394.39
	SURFACING MATERIALS			

AGREED AND ACCEPTED:
If the above total price, scope of work, specifications, terms and conditions are acceptable, sign below indicating your acceptance and authorization for Pro Playgrounds to proceed with the work and/or sales transaction described in this quotation. Upon signature and payment in accordance with this quote, Pro Playgrounds will proceed with the work and/or sales transaction.

[Signature] Chairman 1/9/21
Signature Name Title Date

Subtotal:
Sales Tax: (7.5%)
Total:

Terms and Conditions - Price valid for 30 days and subject to change. 1. If installation is not included with your purchase, client will be responsible for coordinating, receiving and unloading of all goods, delivery drivers will not help unload goods. 2. Client will be responsible to inspect goods for defect, damage or missing parts, any deficiency or missing parts must be noted on delivery slip. 3. Client will be responsible for costs due to cancelled or missed delivery appointments. 4. Client has reviewed all items, colors and descriptions on this quote for accuracy and correctness. 5. If quote includes installation of goods, the installation is subject to the terms and conditions of Pro Playgrounds "Standard Installation Agreement" a copy of which may be obtained from your Sales Representative.

1-800-573-7529 | www.proplaygrounds.com

PRO PLAYGROUNDS

The Play & Recreation Experts

Pro Playgrounds
8490 Cabin Hill Road
Tallahassee, FL 32311

Quote

Project Name
Ridgewood



Date	Estimate #
1/13/2021	10786

Customer / Bill To
Rhodine Rd North CDD c/o GMS Jill Burns 219 E Livingston Street

Ship To
Ridgewood 12042 Downy Birch Drive Riverview, FL 33569



WE WILL BEAT ANY PRICE BY 5%!

Item	Description	Qty	Cost	Total:
RMSKGS-UCBLK	Ground Smart - Natural Black Uncoated Playground Mulch - 2000lb Super Sack	15	328.00	4,920.00
APS-Border 8	APS-Border 8 - 8" Border Timber With Spike - Black	53	27.00	1,431.00
APS-ADAHalfRa...	APS-ADAHalfRamp - ADA Half Ramp - Black	1	445.00	445.00
Shipping	Combined Shipping and Freight Charges	1	2,854.80	2,854.80
	RAW MATERIALS			
FBLOCK	Footer Blocks	22	2.00	44.00
CC80	Concrete for Anchoring - Delivered Cost	49	8.40	411.60
	RENTALS, LABOR & INSTALLATION			
DEVPERMIT	PERMIT FOR DEVELOPER OR CONTRACTOR - PRICING DOES NOT INCLUDE ANY PERMITTING, OWBER, DEVELOPER OR CONTRACTOR IS RESPONSIBLE FOR OBTAINING AND PAYING FOR ALL REQUIRED PERMITS.	1	0.00	0.00
TRSH	Fees for dumpsters, debris hauling or other trash/materials removal including spoils from excavations.	1	725.00	725.00
LBR	Labor and Installation	1	10,726.99	10,726.99

AGREED AND ACCEPTED:

If the above total price, scope of work, specifications, terms and conditions are acceptable, sign below indicating your acceptance and authorization for Pro Playgrounds to proceed with the work and/or sales transaction described in this quotation. Upon signature and payment in accordance with this quote, Pro Playgrounds will proceed with the work and/or sales transaction.

[Signature] Chairman 2/9/21
Signature Name / Title Date

Subtotal: \$39,899.00

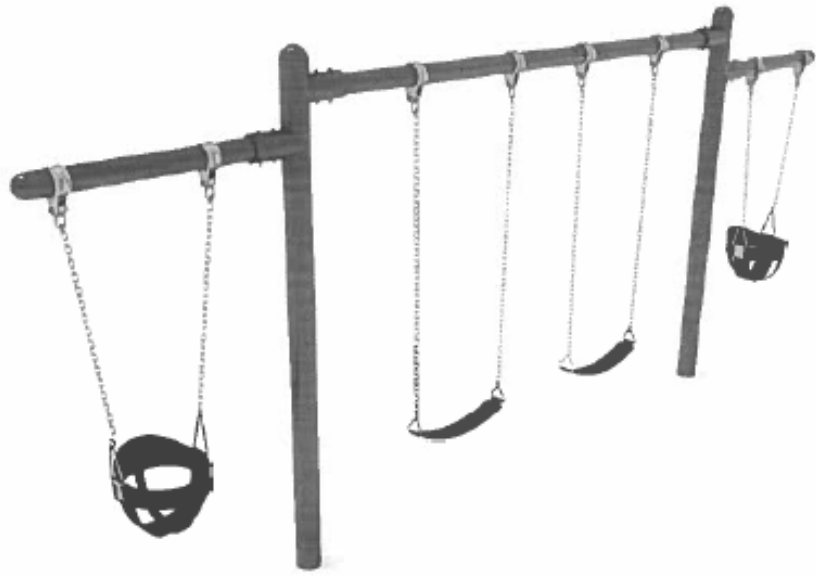
Sales Tax: (7.5%) \$0.00

Total: \$39,899.00

Terms and Conditions - Price valid for 30 days and subject to change. 1. If installation is not included with your purchase, client will be responsible for coordinating, receiving and unloading of all goods, delivery drivers will not help unhook goods. 2. Client will be responsible to inspect goods for defect, damage or missing parts, any deficiency or missing parts must be noted on delivery slip. 3. Client will be responsible for costs due to cancelled or missed delivery appointments. 4. Client has reviewed all items, colors and descriptions on this quote for accuracy and correctness. 5. If quote includes installation of goods, the installation is subject to the terms and conditions of Pro Playgrounds "Standard Installation Agreement" a copy of which may be obtained from your Sales Representative.

1-800-573-7529 | www.proplaygrounds.com





Patio Showcase
 13655 belcher rd. south
 Largo FL 33771
 727-531-2260

Invoice

Number	39846
Date	2/12/2021

Bill To

rhodine road CDD
 c/o katie costa
 6200 lee vista blvd ste.300
 orlando , fl. 32822
 863-585-8699

Ship To

rhodine road north ammenity center
 riverview, fl

PO Number	Terms	Customer #	Ship	Via	Project
			deliver	our truck	

Item #	Description	Quantity	Price Each	Tax1	Amount
KD4228HU	42" poly table	2	\$446.38		\$892.76
WT1928H	19" poly table	12	\$152.24		\$1,826.88
13751	flat arm sling chair	8	\$116.27		\$930.16
6716	16" armless chaise	34	\$232.87		\$7,917.58
DEL	delivery and set up	1	\$300.00		\$300.00
	charcoal tops		\$0.00		\$0.00
	granite frames		\$0.00		\$0.00
	#918 madras tweed surf		\$0.00		\$0.00

Amount Paid	\$0.00
Amount Due	\$11,867.38

Discount	\$0.00
Shipping Cost	\$0.00
Sub Total	\$11,867.38
Sales Tax 7.00% on \$0.00	\$0.00
Total	\$11,867.38

0 - 30 days	31 - 60 days	61 - 90 days	> 90 days	Total
\$11,867.38	\$0.00	\$0.00	\$0.00	\$11,867.38

SECTION VI

SECTION C

Rhodine Road North CDD Field Management Action Items List

<i>Description</i>	<i>Vendor</i>	<i>Status</i>	<i>Proposal \$</i>	<i>Completion</i>	<i>Notes</i>
Pressure Washing Amenity (Phase 2)	GMS	Completed		Jan. 2026	Scheduling pressure washing of playground equipment and gate.
Amenity Maintenance	GMS	Completed		Jan. 2026	Replaced faulty hand soap dispensers in both bathrooms.
Pond Maintenance	GMS	Completed		Mar. 2026	Added rip rap to exposed MES behind Downy Birch. Installed french drain on the second pond on Downy Birch, filled in eroded area with fill dirt and laid sod on top.
Playground Maintenance	GMS	Completed		Jan. & Feb. 2026	Gate hinges were replaced with self closing hinges, reinforced loose fencing, installed new panel that was missing, adjust baby swing set chain, & installed new fence toppers that were missing.
Replace (1) Pool Motor	West Coast Pools	Completed	\$ 2,740.00	Jan. 2026	Vendor replaced the motor during low season in preparation for the high season.
Amenity Shower Repair	Maintenance Staff	Pending			Wrong valve was sent. Correct valve was shipped.
Trimming Wax Myrtles Along Large Pond.	Cardinal Landscaping	On Hold	\$ 8,975.00		Note: Recommend this project for FY27's budget and scheduled during the dry season. Trimming back overgrown wax myrtles on resident side of the large pond on Stone Pine St.

Entrance Enhancements for Ridgewood - South	Cardinal Landscaping	On Hold	\$ 9,519.00	Note: Recommend holding on to this proposal until proposal to replace plants affected by the cold snap is received. Original recommendation, adding plantings to the Ridgewood - South entrance and brown mulch identical to Ridgewood - North enhancements that were completed. This would include common area in front of the model home.
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Rhodine Road North - CDD

Field Management Report – Photo Supplement

Review of Landscaping After Cold Snap

Photo Description:

- 📷 Current conditions of landscaping affected by the winter cold snap.



Maintenance Items

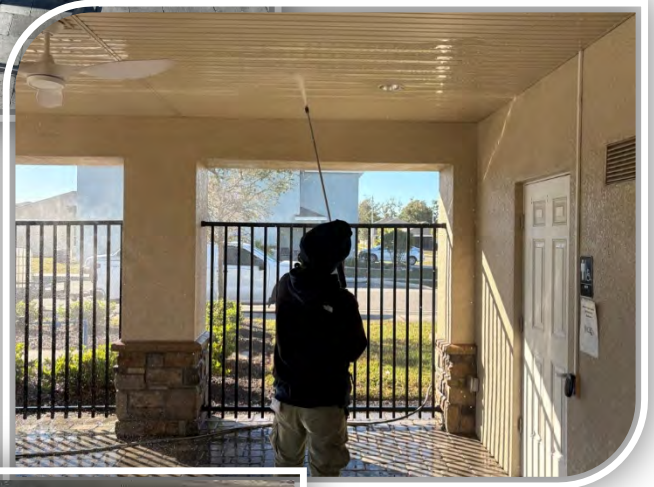
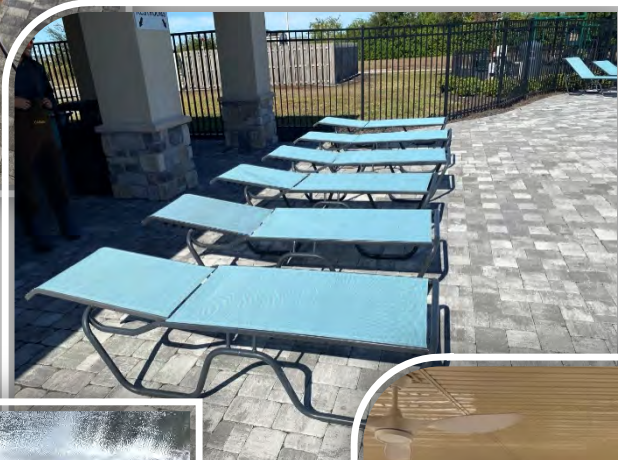


Photo Description:

- ✚ Maintenance items completed in the playground area, amenity, and ponds on Downy Birch.



Maintenance Items Cont'd



SECTION D

SECTION 1

Rhodine Road North Community Development District

Summary of Check Register

December 1, 2025 to January 31, 2026

Fund	Date	Check No.'s	Amount
General Fund			
	12/1/25	849-851	\$ 4,418.40
	12/4/25	852	\$ 3,427.00
	12/12/25	853-854	\$ 515.00
	12/22/25	855-864	\$ 1,292,630.66
	1/13/26	865-874	\$ 10,457.52
	1/28/26	875-883	\$ 26,937.74
		Subtotal	\$ 1,338,386.32
General Fund - Auto Pay			
	12/31/25	8007-8009	\$ 6,285.70
	1/31/26	0001-0003	\$ 6,145.08
		Subtotal	\$ 12,430.78
Total Amount			\$ 1,350,817.10

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
12/01/25	00063	11/25/25	INV0045	202511 330-57200-48200		AMENITY CLEANING ELI PREMIER SERVICES LLC	*	520.00	520.00	000849
12/01/25	00033	11/22/25	13540	202511 310-51300-31500		ATTORNEY FEES KILINSKI VAN WYK, PLLC	*	2,098.40	2,098.40	000850
12/01/25	00062	12/01/25	9942	202512 330-53800-51000		POOL MAINT DEC WEST COAST AQUATICS	*	1,800.00	1,800.00	000851
12/04/25	00033	7/15/25	12740	202506 310-51300-49100		BA ATTORNEY THRU 6.30	*	1,162.00		
		8/15/25	12917	202507 310-51300-49100		BA ATTONREY THRU 7.31 KILINSKI VAN WYK, PLLC	*	2,265.00	3,427.00	000852
12/12/25	00017	11/25/25	27388	202511 320-53800-46300		TREE TRIMMING CARDINAL LANDSCAPING SVCS OF TAMPA	*	200.00	200.00	000853
12/12/25	00054	12/01/25	4909	202512 330-57200-48200		PET WASTE STATIONS RAINMAKER PRESSURE CLEANING, LLC	*	315.00	315.00	000854
12/22/25	00017	12/01/25	27406	202511 320-53800-46200		NOV25 LANDSCAPE MAINT	*	10,470.13		
		12/19/25	27444	202512 320-53800-46200		DEC25 LANDSCAPE MAINT CARDINAL LANDSCAPING SVCS OF TAMPA	*	10,470.13	20,940.26	000855
12/22/25	00043	12/15/25	263193	202512 330-57200-34500		VIDEO SECURITY CURRENT DEMANDS ELECTRICAL &	*	120.00	120.00	000856
12/22/25	00010	12/01/25	212	202512 320-53800-12000		DEC25 FIELD MANAGEMENT	*	1,504.67		
		12/01/25	213	202512 310-51300-34000		DEC25 MANAGEMENT FEES	*	3,862.50		
		12/01/25	213	202512 310-51300-35200		DEC25 WEBSITE ADMIN	*	116.83		
		12/01/25	213	202512 310-51300-35100		DEC25 INFORMATION TECH	*	172.00		
		12/01/25	213	202512 310-51300-31300		DEC25 DISSEMINATION	*	556.50		

RRNC RHODINE ROAD N LPOPELKA

CHECK DATE	VEND#	INVOICE DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
12/01/25	213	DEC25	213	202512	330	57200	12000		AMENITY ACCESS	*	1,072.92		
12/01/25	213	DEC25	213	202512	310	51300	42000		POSTAGE	*	72.41		
GOVERNMENTAL MANAGEMENT SERVICES												7,357.83	000857
12/22/25	00033	12/16/25	13775	202511	310	51300	31500		NOV25 ATTORNEY FEES	*	2,570.90		
KILINSKI VAN WYK, PLLC												2,570.90	000858
12/22/25	00022	12/06/25	118840	202512	320	53800	47300		DEC25 LAKE MAINTENANCE	*	1,165.00		
REMSON AQUATICS LLC												1,165.00	000859
12/22/25	00051	12/22/25	ASSMT TH	202512	300	20700	10000		2019 ASSMT THRU 12.22.25	*	493,965.65		
RHODINE ROAD CDD SERIES 2019												493,965.65	000860
12/22/25	00052	12/22/25	SSMT THR	202512	300	20700	10000		2022 ASSMT THRU 12.22.25	*	263,162.50		
RHODINE ROAD CDD SERIES 2020												263,162.50	000861
12/22/25	00055	12/22/25	SBA TRAN	202512	300	15100	10000		SBA TRANSFER 12.22.25	*	500,000.00		
RHODINE ROAD NORTH CDD C/O SBA												500,000.00	000862
12/22/25	00008	12/03/25	61744-11	202511	310	51300	48000		PUBLIC HEARING AD	*	2,144.00		
TIMES PUBLISHING COMPANY												2,144.00	000863
12/22/25	00027	12/22/25	JAN26 PL	202512	300	15500	10000		JAN26 PLAYGROUND LEASE	*	1,204.52		
WHFS, LLC												1,204.52	000864
1/13/26	00041	12/18/25	23531	202512	320	53800	49000		BACKFLOW TESTING	*	50.00		
AFFORDABLE BACKFLOW TESTING												50.00	000865
1/13/26	00045	12/29/25	47280	202512	330	57200	48100		PEST CONTROL	*	120.00		
ALL AMERICAN LAWN AND TREE SPECIAL												120.00	000866
1/13/26	00043	11/28/25	114193	202511	330	57200	34500		ELECTRICIAN SRVC CALL	*	225.00		
CURRENT DEMANDS ELECTRICAL &												225.00	000867

RRNC RHODINE ROAD N LPOPELKA

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
1/13/26	00063	12/23/25	INV0048	202512	330	57200	48200		AMENITY CLEANING ELI PREMIER SERVICES LLC	*	520.00	520.00	000868
1/13/26	00066	1/08/26	9396	202601	330	57200	49000		HOLIDAY LIGHTING FESTIVE GLOW	*	4,800.00	4,800.00	000869
1/13/26	00054	1/07/26	4953	202601	330	57200	48200		PORTER SRVC RAINMAKER PRESSURE CLEANING, LLC	*	315.00	315.00	000870
1/13/26	00022	1/04/26	118921	202601	320	53800	47300		JAN LAKE MAINT REMSON AQUATICS LLC	*	1,165.00	1,165.00	000871
1/13/26	00067	1/07/26	1003	202601	330	57200	49000		PLUMBING RPRS TRUST EB PLUMBING SERVICES, LLC	*	258.00	258.00	000872
1/13/26	00062	12/29/25	9966	202601	330	53800	51000		JAN POOL MAINT WEST COAST AQUATICS	*	1,800.00	1,800.00	000873
1/13/26	00027	1/13/26	JAN26LEA	202601	300	15500	10000		PLAYGROUND LEASE JAN26 WHFS, LLC	*	1,204.52	1,204.52	000874
1/28/26	00045	1/22/26	47855	202601	330	57200	48100		PEST CONTROL ALL AMERICAN LAWN AND TREE SPECIAL	*	120.00	120.00	000875
1/28/26	00017	1/22/26	28440	202601	320	53800	46200		LANDSCAPE MAINT CARDINAL LANDSCAPING SVCS OF TAMPA	*	10,470.13	10,470.13	000876
1/28/26	00043	1/22/26	115294	202601	330	57200	34500		CAMERA RPR CURRENT DEMANDS ELECTRICAL &	*	1,290.20	1,290.20	000877
1/28/26	00063	1/23/26	INV0058	202601	330	57200	48200		AMENITY CLEANING ELI PREMIER SERVICES LLC	*	520.00	520.00	000878
1/28/26	00056	12/31/25	51	202512	320	53800	48000		POND TRASH P/U	*	2,000.00		

RRNC RHODINE ROAD N LPOPELKA

CHECK DATE	VEND#	INVOICE DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
12/31/25		52		202512	320	53800	48000			*	193.65		
			SHOWER RPR										
									GOVERNMENTAL MANAGEMENT SERVICES			2,193.65	000879
1/28/26	00010	1/01/26	214	202601	320	53800	12000			*	1,504.67		
			FIELD MGMT JAN26										
		1/01/26	215	202601	310	51300	34000			*	3,862.50		
			MGMT FEES JAN26										
		1/01/26	215	202601	310	51300	35200			*	116.83		
			WEBSITE ADMIN										
		1/01/26	215	202601	310	51300	35100			*	172.00		
			INFORMATION TECH										
		1/01/26	215	202601	310	51300	31300			*	556.50		
			DISS AGENT										
		1/01/26	215	202601	330	57200	12000			*	1,072.92		
			AMENITY ACCESS										
		1/01/26	215	202601	310	51300	51000			*	2.50		
			OFFICE SUPPLIES										
		1/01/26	215	202601	310	51300	49000			*	151.25		
			MEETING ROOM										
									GOVERNMENTAL MANAGEMENT SERVICES			7,439.17	000880
1/28/26	00033	1/16/26	13994	202512	310	51300	31500			*	1,414.34		
			ATTORNEY FEES										
									KILINSKI VAN WYK, PLLC			1,414.34	000881
1/28/26	00062	1/26/26	9984	202601	330	53800	51000			*	1,800.00		
			POOL MAINT										
									WEST COAST AQUATICS			1,800.00	000882
1/28/26	00056	12/31/26	48	202512	320	53800	48000			*	773.84		
			AMENITY SHOWER RPR										
		12/31/26	49	202512	320	53800	48000			*	665.26		
			PET STATION INSTALL										
		12/31/26	50	202512	320	53800	48000			*	251.15		
			PLAYGROUND MAINT										
									GOVERNMENTAL MANAGEMENT SERVICES			1,690.25	000883
TOTAL FOR BANK A											1,338,386.32		

RRNC RHODINE ROAD N LPOPELKA

CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT #
1/31/26	00065	1/01/26	FRONTIER 202601 330-57200-44000 1/26 INTERNET SVC	FRONTIER COMMUNICATIONS	*	74.49	74.49 000001
1/31/26	00064	1/01/26	HILLSBOC 202601 320-53800-43200 1/26 WATER UTILITY SVC	HILLSBOROUGH COUNTY BOCC	*	165.94	
		1/01/26	HILLSBOC 202601 330-57200-43200 1/26 AMENITY WATER SVC		*	341.08	507.02 000002
1/31/26	00015	1/01/26	TECOJAN2 202601 320-53800-43000 1/26 ELECTRIC UTILITY SVC	TECO TAMPA ELECTRIC	*	86.26	
		1/01/26	TECOJAN2 202601 320-53800-43100 1/26 STREETLIGHT SVC		*	5,312.44	
		1/01/26	TECOJAN2 202601 330-57200-43000 1/26 AMENITY ELECTRIC SVC		*	164.87	5,563.57 000003
12/31/25	00065	12/01/25	FRONTDEC 202512 330-57200-44000 12/25 INTERNET SVC	FRONTIER COMMUNICATIONS	*	74.49	74.49 008007
12/31/25	00064	12/01/25	HILLSBOC 202512 320-53800-43200 12/25 WATER SVC TO *0104	HILLSBOROUGH COUNTY BOCC	*	203.41	
		12/01/25	HILLSBOC 202512 320-53800-43200 12/25 WATER SVC - *6238		*	315.53	518.94 008008
12/31/25	00015	12/01/25	TECODEC2 202512 320-53800-43100 12/25 ELECTRIC SVC	TECO TAMPA ELECTRIC	*	5,692.27	5,692.27 008009
TOTAL FOR BANK Z						12,430.78	
TOTAL FOR REGISTER						1,350,817.10	

RRNC RHODINE ROAD N LPOPELKA

SECTION 2

Rhodine Road North
Community Development District

Unaudited Financial Reporting
January 31, 2026



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Rhodine Road North
Community Development District
Combined Balance Sheet
January 31, 2026

	<i>General Fund</i>	<i>Debt Service Funds</i>	<i>Capital Funds</i>	<i>Totals Governmental Funds</i>
Assets:				
<u>Cash:</u>				
Operating Account	\$ 164,317	\$ -	\$ -	\$ 164,317
Capital Projects Account	-	-	24,938	24,938
<u>Investments:</u>				
Money Market Account	-	-	43,361	43,361
State Board of Administration	813,617	-	-	813,617
<u>Series 2019</u>				
Reserve	-	252,925	-	252,925
Revenue	-	641,609	-	641,609
Prepayment	-	760	-	760
<u>Series 2022</u>				
Reserve	-	130,110	-	130,110
Revenue	-	308,106	-	308,106
Construction	-	-	18	18
Due from Developer	-	-	222,849	222,849
Due from General Fund	-	-	-	-
Due from Capital Projects	-	-	25,000	25,000
Due from Debt Service	5,398	-	-	5,398
Prepaid Expenses	1,205	-	-	1,205
Total Assets	\$ 984,536	\$ 1,333,509	\$ 316,165	\$ 2,634,210
Liabilities:				
Accounts Payable	4,418	-	-	\$ 4,418
Accrued Expenses	-	-	-	-
Due to Debt Service	-	-	-	-
Due to Capital Reserve	-	-	25,000	25,000
Due to General Fund	-	5,398	-	5,398
Total Liabilities	\$ 4,418	\$ 5,398	\$ 25,000	\$ 34,816
Fund Balance:				
Nonspendable:				
Prepaid Items	\$ 1,205	\$ -	\$ -	\$ 1,205
Restricted for:				
Debt Service - Series 2019	-	898,336	-	898,336
Debt Service - Series 2022	-	429,775	-	429,775
Capital Projects - Series 2019	-	-	(62)	(62)
Capital Projects - Series 2022	-	-	222,866	222,866
Assigned for:				
Capital Reserves	-	-	68,361	68,361
Unassigned	978,913	-	-	978,913
Total Fund Balances	\$ 980,118	\$ 1,328,111	\$ 291,165	\$ 2,599,394
Total Liabilities & Fund Balance	\$ 984,536	\$ 1,333,509	\$ 316,165	\$ 2,634,210

Rhodine Road North
Community Development District
General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2026

	Adopted Budget	Prorated Budget Thru 01/31/26	Actual Thru 01/31/26	Variance
Revenues:				
Assessments - Tax Roll	\$ 628,057	\$ 614,783	\$ 614,783	\$ -
Assessments - Direct Bill	\$ 9,403	\$ -	-	\$ -
Boundary Amendment Contributions	-	-	-	-
Interest Income	5,000	1,667	2,199	533
Total Revenues	\$ 642,460	\$ 616,450	\$616,983	\$ 533
Expenditures:				
<i>General & Administrative:</i>				
Supervisor Fees	\$ 12,000	\$ 4,000	\$ 1,800	\$ 2,200
FICA Expense	918	306	138	168
Engineering	12,500	4,167	-	4,167
Attorney	20,000	6,667	6,388	279
Annual Audit	4,900	1,633	-	1,633
Assessment Administration	5,732	5,732	5,732	-
Arbitrage	900	300	-	300
Dissemination	7,678	2,559	2,226	333
Trustee Fees	11,012	4,135	4,135	-
Management Fees	46,350	15,450	15,450	-
Information Technology	2,064	688	688	0
Website Maintenance	1,402	467	467	0
Postage & Delivery	500	167	174	(7)
Insurance	7,750	7,750	7,029	721
Copies	500	167	-	167
Legal Advertising	5,000	1,667	3,236	(1,569)
Other Current Charges	2,500	833	319	514
Boundary Amendment Expenses	-	-	-	-
Office Supplies	500	167	5	161
Dues, Licenses & Subscriptions	175	175	175	-
Total General & Administrative	\$ 142,381	\$ 57,029	\$ 47,962	\$ 9,067
<i>Operations & Maintenance</i>				
Field Expenditures				
Property Insurance	\$ 13,200	\$ 13,200	\$ 7,925	\$ 5,275
Field Management	18,056	6,019	6,019	(0)
Landscape Maintenance	130,676	43,559	41,881	1,678
Landscape Replacement	20,000	6,667	200	6,467
Lake Maintenance	17,820	5,940	4,660	1,280
Streetlights	80,000	26,667	21,250	5,417
Electric	1,650	550	384	166
Water & Sewer	20,000	6,667	750	5,917
Irrigation Repairs	7,500	2,500	-	2,500
General Repairs & Maintenance	15,000	5,000	3,884	1,116
Contingency	2,500	833	50	783
Subtotal Field Expenditures	\$ 326,402	\$ 117,601	\$ 87,002	\$ 30,599

Rhodine Road North
Community Development District
General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2026

	Adopted Budget	Prorated Budget Thru 01/31/26	Actual Thru 01/31/26	Variance
Amenity Expenditures				
Amenity - Electric	\$ 13,068	\$ 4,356	\$ 1,009	\$ 3,347
Amenity - Water	2,178	726	1,302	(576)
Internet	924	308	298	10
Playground/Furniture Lease	14,454	4,818	4,818	(0)
Pest Control	1,680	560	540	20
Janitorial Services	13,130	4,377	3,025	1,352
Security Services	15,000	5,000	1,979	3,021
Pool Maintenance	21,600	7,200	7,200	-
Amenity Access Management	12,875	4,292	4,292	(0)
Amenity Repairs & Maintenance	10,000	3,333	3,528	(195)
Contingency	5,000	1,667	5,373	(3,706)
Shade Structure	45,000	15,000	-	15,000
Subtotal Amenity Expenditures	\$ 154,909	\$ 51,636	\$ 33,364	\$ 18,272
Total Operations & Maintenance	\$ 481,311	\$ 169,237	\$ 120,366	\$ 48,871
Total Expenditures	\$ 623,692	\$ 226,266	\$ 168,328	\$ 57,938
Excess (Deficiency) of Revenues over Ex	\$ 18,767		\$ 448,655	
<i>Other Financing Sources/(Uses):</i>				
Transfer In/(Out)	\$ (18,767)	\$ -	\$ -	\$ -
Total Other Financing Sources/(Uses)	\$ (18,767)	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ -		\$ 448,655	
Fund Balance - Beginning	\$ -		\$ 531,463	
Fund Balance - Ending	\$ -		\$ 980,118	

Rhodine Road North

Community Development District

Debt Service Fund Series 2019

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending January 31, 2026

	Adopted	Prorated Budg	Actual	
	Budget	Thru 01/31/26	Thru 01/31/26	Variance
Revenues:				
Assessments - Tax Roll	\$ 507,737	\$ 497,008	\$ 497,008	\$ -
Interest	12,000	4,000	5,504	1,504
Total Revenues	\$ 519,737	\$ 501,008	\$ 502,512	\$ 1,504
Expenditures:				
Interest - 11/1	\$ 170,619	\$ 170,619	\$ 170,619	\$ -
Principal - 5/1	165,000	-	-	-
Interest - 5/1	170,619	-	-	-
Total Expenditures	\$ 506,239	\$ 170,619	\$ 170,619	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ 13,499		\$ 331,894	
Fund Balance - Beginning	\$ 314,926		\$ 566,443	
Fund Balance - Ending	\$ 328,424		\$ 898,336	

Rhodine Road North

Community Development District

Debt Service Fund Series 2022

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending January 31, 2026

	Adopted Budget	Prorated Budget Thru 01/31/26	Actual Thru 01/31/26	Variance
Revenues:				
Assessments - Tax Roll	\$ 260,220	\$ 254,722	\$ 254,722	\$ -
Interest	5,000	1,667	\$ 2,800	1,133
Total Revenues	\$ 265,220	\$ 256,389	\$ 257,522	\$ 1,133
Expenditures:				
Interest - 11/1	\$ 78,293	\$ 78,293	\$ 78,293	\$ -
Principal - 5/1	105,000	-	-	-
Interest - 5/1	78,293	-	-	-
Total Expenditures	\$ 261,584	\$ 78,293	\$ 78,293	\$ -
Excess (Deficiency) of Revenues over Ex	\$ 3,636		\$ 179,229	
Fund Balance - Beginning	\$ 121,624		\$ 250,545	
Fund Balance - Ending	\$ 125,260		\$ 429,775	

Rhodine Road North

Community Development District

Capital Projects Fund Series 2019

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending January 31, 2026

	Adopted Budget	Prorated Budget Thru 01/31/26	Actual Thru 01/31/26	Variance
Revenues				
Developer Contributions	\$ -	\$ -	\$ -	\$ -
Interest	-	-	-	-
Total Revenues	\$ -	\$ -	\$ -	\$ -
Expenditures:				
Other Current Charges	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Ex	\$ -		\$ -	
Other Financing Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ -		\$ -	
Fund Balance - Beginning	\$ -		\$ (62)	
Fund Balance - Ending	\$ -		\$ (62)	

Rhodine Road North

Community Development District

Capital Projects Fund Series 2022

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending January 31, 2026

	Adopted Budget	Prorated Budget Thru 01/31/26	Actual Thru 01/31/26	Variance
Revenues				
Developer Advances	\$ -	\$ -	\$ -	\$ -
Developer Contributions	\$ -	\$ -	\$ 222,849	\$ 222,849
Interest	\$ -	\$ -	\$ 0	\$ 0
Total Revenues	\$ -	\$ -	\$ 222,849	\$ 222,849
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Capital Outlay - Cost of Issuance	-	-	-	-
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Ex	\$ -		\$ 222,849	
Fund Balance - Beginning	\$ -		\$ 17	
Fund Balance - Ending	\$ -		\$ 222,866	

Rhodine Road North
Community Development District
Capital Reserve Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2026

	Adopted Budget	Prorated Budg Thru 01/31/26	Actual Thru 01/31/26	Variance
Revenues:				
Interest	\$ -	\$ -	\$ -	\$ -
Total Revenues	\$ -	\$ -	\$ -	\$ -
Expenditures:				
Capital Outlay	\$ -	\$ -	\$ -	\$ -
Total Expenditures	\$ -	\$ -	\$ -	\$ -
Excess (Deficiency) of Revenues over Ex	\$ -		\$ -	
Other Financing Sources/(Uses):				
Transfer In/(Out)	\$ 50,000	\$ -	\$ -	\$ -
Total Other Financing Sources/(Uses)	\$ 50,000	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ 50,000		\$ -	
Fund Balance - Beginning	\$ 22,509		\$ 68,361	

Rhodine Road North

Community Development District

Long Term Debt Report

Series 2019, Special Assessment Revenue Bonds

Interest Rate:	3.500%, 4.000%, 4.500%, 4.750%
Maturity Date:	5/1/2050
Reserve Fund Definition	50% of Maximum Annual Debt Service
Reserve Fund Requirement	\$253,713
Reserve Fund Balance	\$252,925

Bonds Outstanding - 6/28/19	\$10,000,000
Less: Special Call - 11/1/20	(\$1,455,000)
Less: Special Call - 2/1/21	(\$25,000)
Less: Principal Payment - 5/1/21	(\$140,000)
Less: Special Call - 5/1/21	(\$25,000)
Less: Special Call - 8/1/21	(\$15,000)
Less: Special Call - 2/1/22	(\$30,000)
Less: Principal Payment - 5/1/22	(\$145,000)
Less: Special Call - 5/1/22	(\$5,000)
Less: Principal Payment - 5/1/23	(\$150,000)
Less: Principal Payment - 5/1/24	(\$155,000)
Less: Principal Payment - 5/1/25	(\$160,000)

Current Bonds Outstanding	\$7,695,000
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Series 2022, Special Assessment Revenue Bonds

Interest Rate:	2.600%, 3.000%, 3.300%, 4.000%
Maturity Date:	5/1/2052
Reserve Fund Definition	50% Maximum Annual Debt Service
Reserve Fund Requirement	\$130,110
Reserve Fund Balance	\$130,110

Bonds Outstanding - 1/25/22	\$4,680,000
Less: Principal Payment - 5/1/23	(\$95,000)
Less: Principal Payment - 5/1/24	(\$95,000)
Less: Principal Payment - 5/1/25	(\$100,000)

Current Bonds Outstanding	\$4,390,000
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