

Magic Place Community Development District

12051 Corporate Boulevard, Orlando, FL 32817; 407-723-5900

www.magicplacecdd.com

The following is the proposed agenda for the Board of Supervisors' Meeting for the Magic Place Community Development District ("District"), scheduled to begin at 10:00 a.m. on October 7th, 2019 in the offices located at the Historic Courthouse, 3 Courthouse Square, 3rd Floor Conference Room #315, Kissimmee, Florida 34741. If you have questions or comments on the Board Meeting, please contact the District Manager's office at (407) 723-5900. A quorum consisting of at least three of the five Board Members will be confirmed prior to the start of the Board Meeting.

For those unable to attend in person, you may participate by telephone:

Call in number: 1-844-621-3956 (New)

Passcode: 790 562 990 # (New)

BOARD OF SUPERVISORS' MEETING PROPOSED AGENDA

Organizational Matters

- Roll call to confirm a quorum
- Public Comment Period (*During which time any member of the public may speak on a specific agenda item before the item is considered by the Board of Supervisors.*)

General Business Matters

1. Consideration of the Minutes of the August 5, 2019 Board of Supervisors' Meeting
2. Consideration of the Minutes of the August 20, 2019 Board of Supervisors' Meeting
3. Consideration of Funding Requests 47 & 48
4. Review of District Financial Statements

Other Business

- Staff Reports
 - District Counsel
 - District Manager
 - District Engineer
- Audience Comments
- Supervisor Requests

Adjournment



**MAGIC PLACE
COMMUNITY DEVELOPMENT DISTRICT**

Consideration of the Minutes of the August
5, 2019 Board of Supervisors' Meeting

MINUTES OF MEETING

MAGIC PLACE COMMUNITY DEVELOPMENT DISTRICT BOARD OF SUPERVISORS' MEETING MINUTES

Monday, August 5, 2019 at 10:00AM

**Historic Courthouse, 3 Courthouse Square,
3rd Floor Conference Room 315,
Kissimmee, Florida 34741.**

Board Members present at roll call:

| | |
|-----------------|---------------------|
| Nayara Longaray | Assistant Secretary |
| Cedric Pas | Assistant Secretary |
| Dennis Swick | Assistant Secretary |

Also Present:

| | |
|-----------------|---|
| Vivian Carvalho | District Manager- PFM Group Consulting, LLC |
| Steve Boyd | District Engineer - Boyd Civil Engineering |
| Mike Woods | District Counsel - Cobb Cole (via phone) |
| Mike Williams | Bond Counsel- Akerman LLP (via phone) |
| Kevin Plenzler | PFM Financial Advisors, LLC (via phone) |

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

Ms. Carvalho called the Magic Place Community Development District Board of Supervisors meeting to order at 10:21 a.m. Those in attendance are outlined above.

SECOND ORDER OF BUSINESS

Public Comment Period

There were no members of the public present at this time.

Consideration of Minutes of the July 8, 2019 Board of Supervisors' Meeting

The Board reviewed the minutes of the July 8, 2019 Board of Supervisors' Meeting.

On Motion by Mr. Swick, second by Ms. Longaray, with all in favor, the Board of Supervisors for the Magic Place Community Development District approved the Minutes of the July 8, 2019 Board of Supervisors' Meeting.

**Consideration of Minutes of the
July 16, 2019 Continued Board of
Supervisors' Meeting**

The Board reviewed the Minutes of the July 16, 2019 Continued Board of Supervisors' Meeting.

On Motion by Ms. Longaray, second by Mr. Pas, with all in favor, the Board of Supervisors for the Magic Place Community Development District approved the Minutes of the July 16, 2019 Continued Board of Supervisors' Meeting.

**Consideration of Underwriter
Agreement with FMS Bonds, Inc.**

Ms. Carvalho stated that FMB Bonds, Inc. is the Underwriter for the District and the District must have this agreement in place. The agreement explains the scope of services to be provided by FMS Bonds along with the process of the Bond closing. Ms. Carvalho requested a motion to approve the Underwriter Agreement with FMS Bonds, Inc. as presented.

On Motion by Ms. Longaray, second by Mr. Pas, with all in favor, the Board of Supervisors for the Magic Place Community Development District approved the Underwriter Agreement with FMS Bonds, Inc. as presented.

**Consideration of Resolution 2019-
10, Bond Delegation Award
Resolution.**

Mr. Williams, the Bond Counsel reviewed the resolution. This resolution authorizes the District to issue \$25,000,000.00 of that not to exceed \$80,000,000.00 cap and it approves the Supplemental Trust Indenture, the form of the Preliminary Limited Offering Memorandum, the Bond Purchase Contract, and the Continuing Disclosure Agreement. It also authorizes District staff to take all actions necessary to close Bond Issuance

Ms. Carvalho added that this resolution allows the Underwriter to proceed with pricing the Bonds and on August 20, 2019 will be the Public Hearing to finalize the Bond and close on the Bonds and finalize all the documents as well as the Engineer's Report and Assessment Methodology Report.

Mr. Woods requested a motion to approve Resolution 2019-10, Bond Delegation Award Resolution subject to all attached documents approved in substantial form subject to any final

revisions to be reviewed and approved by District Counsel and the Chair. Mr. Williams clarified that the resolution includes that language within the document.

On Motion by Ms. Longaray, second by Mr. Swick, with all in favor, the Board of Supervisors for the Magic Place Community Development District approved Resolution 2019-10, Bond Delegation Award Resolution

**Public Hearing on the Adoption of
the District's Annual Budget**

- a) Public Comments and
Testimony**
- b) Board Comments**
- c) Consideration of Resolution
2019-11, Adopting the Fiscal
Year 2020 Budget and
Appropriating Funds**

Ms. Carvalho requested a motion to open the Public Hearing.

On Motion by Mr. Pas, second by Mr. Swick, with all in favor, the Board of Supervisors for the Magic Place Community Development District opened the Public Hearing.

Ms. Carvalho presented the Fiscal Year 2020 Budget to the Board. This District does not have Bonds yet and because of the timing the District must have a Developer Funding Agreement. The assessments will not be on the Tax Roll. In Fiscal Year 2021 the District's Budget and assessments will be on the Tax Roll. Ms. Carvalho requested a motion to approve Resolution 2019-11, adopting the Fiscal Year 2020 Budget and Appropriating Funds for a total Developer contribution of \$84,926.00.

On Motion by Mr. Swick, second by Mr. Pas, with all in favor, the Board of Supervisors for the Magic Place Community Development District approved Resolution 2019-11, adopting the Fiscal Year 2020 Budget and Appropriating Funds for a total Developer Contribution of \$84,926.00.

Ms. Carvalho requested a motion to close the Public Hearing.

On Motion by Mr. Pas, second by Ms. Longaray, with all in favor, the Board of Supervisors for the Magic Place Community Development District closed the Public Hearing.

Consideration of Fiscal Year 2020 Developer Funding Agreement

Ms. Carvalho stated that the District will enter into an agreement for Fiscal Year 2020 with the Developer for the contribution of the Fiscal Year 2020 Budget. Ms. Carvalho requested a motion to approve the Fiscal Year 2020 Developer Funding Agreement.

On Motion by Mr. Pas, second by Ms. Longaray, with all in favor, the Board of Supervisors for the Magic Place Community Development District approved the Fiscal Year 2020 Developer Funding Agreement, as presented.

Consideration of Resolution 2019-12, Adopting the Annual Meeting Schedule

The Board reviewed the Annual meeting schedule.

On Motion by Mr. Swick, second by Ms. Longaray, with all in favor, the Board of Supervisors for the Magic Place Community Development District approved Resolution 2019-12, adopting the Annual Meeting Schedule for the first Monday of every month at this location at 10:00 am.

Consideration of the ADA Auditing Services Proposal

Ms. Carvalho presented the ADA Auditing Services proposal to the Board and requested a motion to approve Option 1 for a total of \$1,200.00 per year.

On Motion by Mr. Swick, second by Ms. Longaray, with all in favor, the Board of Supervisors for the Magic Place Community Development District approved the ADA Auditing Services proposal, Option 1 in the amount of \$1,200.00 per year.

Consideration of Funding Requests 44 - 46

These have been previously approved by the Chair and just need to be ratified by the Board.

On Motion by Mr. Pas, second by Mr. Swick, with all in favor, the Board of Supervisors for the Magic Place Community Development District ratified Funding Requests 44 – 46.

Review of District's Financial Position

The Board reviewed the District's financial position.

On Motion by Mr. Pas, second by Mr. Swick, with all in favor, the Board of Supervisors for the Magic Place Community Development District accepted the District's Financial Position.

THIRD ORDER OF BUSINESS

Staff Reports

District Counsel - No Report

District Manager - Ms. Carvalho noted that the District will have the public hearing on special assessments on August 20, 2019 at 10:00 a.m. at this location. The District will cancel the September meeting and will hold a special meeting if it is determined that one is needed.

District Engineer - Mr. Boyd will work close with the Bond Team as they approach the August 20, 2019 meeting.

FOURTH ORDER OF BUSINESS

Supervisor and Audience Comments

There were no Supervisor requests and there were no members of the public present.

FIFTH ORDER OF BUSINESS

Adjournment

There was no further business to discuss. Ms. Carvalho requested a motion to adjourn.

On Motion by Ms. Longaray, second by Mr. Swick, with all in favor, the August 5, 2019 Meeting of the Board of Supervisors for the Magic Place Community Development District was adjourned at 10:35 AM.

Secretary/Assistant Secretary

Chair/Vice Chair

**MAGIC PLACE
COMMUNITY DEVELOPMENT DISTRICT**

Consideration of the Minutes of the August
20, 2019 Board of Supervisors' Meeting

MINUTES OF MEETING

MAGIC PLACE COMMUNITY DEVELOPMENT DISTRICT BOARD OF SUPERVISORS' MEETING MINUTES

Tuesday, August 20, 2019 at 10:00AM

**Historic Courthouse, 3 Courthouse Square,
3rd Floor Conference Room 315,
Kissimmee, Florida 34741.**

Board Members present at roll call:

| | |
|------------------|---------------------|
| Hector Lizasuain | Chairman |
| Rodrigo Cunha | Vice-Chairman |
| Nayara Longaray | Assistant Secretary |
| Cedric Pas | Assistant Secretary |
| Dennis Swick | Assistant Secretary |

Also Present:

| | | |
|-----------------|---|-------------|
| Vivian Carvalho | District Manager- PFM Group Consulting, LLC | |
| Steve Boyd | District Engineer - Boyd Civil Engineering | |
| Venessa Ripoll | Assistant DM- PFM Group Consulting, LLC | (via phone) |
| Mark Watts | District Counsel - Cobb Cole | (via phone) |
| Kevin Plenzler | PFM Financial Advisors, LLC | (via phone) |

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

Ms. Carvalho called the Magic Place Community Development District Board of Supervisors meeting to order at 10:01 a.m. Those in attendance are outlined above.

SECOND ORDER OF BUSINESS

Public Comment Period

There were no members of the public present at this time.

Consideration of Resolution 2019-14, Election of Officers

Ms. Carvalho included this resolution to confirm the slate of officers and make changes to staffing. Dr. Fishkind currently serves as Treasurer but Ms. Carvalho requested that he be removed and replaced by Ms. Glasgow as Treasurer and Ms. Lane as Assistant Treasurer. The new slate of officers are as follows; Mr. Lizasuain as Chair, Mr. Cunha as Vice-Chair, Ms. Longaray, Mr. Pas,

and Mr. Swick as Assistant Secretaries, Ms. Carvalho as Secretary, Ms. Ripoll as Assistant Secretary, Ms. Glasgow as Treasurer and Ms. Lane as Assistant Treasurer.

On Motion by Mr. Lizasuain, second by Mr. Cunha, with all in favor, the Board of Supervisors for the Magic Place Community Development District approved Resolution 2019-14, Election of Officers, as presented.

**Public Hearing on Equalizing,
Approving, Confirming, and
Levying Special Assessments**

**a) Public Comments and
Testimony**

b) Board Comments

**c) Consideration of Resolution
2019-13, Equalizing,
Approving, Confirming, and
Levying Special Assessments**

**1) Engineer's Report as
Revised though 8/7/2019**

**2) 2nd Amended Restated
Master Assessment
Methodology report and
Supplemental Assessment
Methodology for the Series
2019 Bonds**

3) Legal Description

Ms. Carvalho requested a motion to open the Public Hearing.

On Motion by Mr. Lizasuain, second by Mr. Cunha with all in favor, the Board of Supervisors for the Magic Place Community Development District approved opening the Public Hearing

There were no members of the public present.

Mr. Boyd reviewed the Engineer's Report. Table 2 changed the density. 36 residential units were removed from Assessment Area 1. Exhibit 7, the Assessment Area, was added to the Engineer's Report.

Mr. Plenzler reviewed the Supplemental Assessment Methodology Report. This outlines the estimates assessments to carry the repayment of Bonds that will be issued by the District to fund the Phase 1 Capital Improvements benefitting the lands within the District's Phase 1. He reviewed the Tables. He found the assessments to be reasonably and equitably allocated and that the

benefit received by each of the District's property owners from the District's CIP will exceed the cost of the related assessments.

Ms. Carvalho explained that there are two reports included, the Second Amended and Restated Master Assessment Methodology Report that the Board reviewed when the District scheduled the Hearing and since then the change is reflected on the Supplemental Assessment Methodology Report that Mr. Plenzler just reviewed.

Mr. Watts reviewed the resolution and assessment reports. Ms. Carvalho requested a motion to approve Resolution 2019-13.

On Motion by Mr. Lizasuain, second by Mr. Cunha, with all in favor, the Board of Supervisors for the Magic Place Community Development District approved Resolution 2019-13, Equalizing, Approving, Confirming, and Levying Special Assessments.

Ms. Carvalho requested a motion to close the Public Hearing.

On Motion by Mr. Lizasuain, second by Mr. Cunha, with all in favor, the Board of Supervisors for the Magic Place Community Development District approved closing the Public Hearing.

THIRD ORDER OF BUSINESS

Staff Reports

District Counsel -

Mr. Watts is continuing to work with the Public Financing Team. He finalized the review of the Preliminary Limited Offering Memorandum and reviewed and signed off on the Continuing Disclosure Agreement. He estimated closing to take place in three weeks.

Ms. Carvalho asked if the District needs to hold a meeting at closing. Mr. Watts replied that the Board previously approved the Delegation Award Resolution which essentially provides the Chair with the authority to sign all of the closing documents.

Ms. Carvalho stated that if closing happens on September 10, 2019 she will not be in town and asked if Ms. Ripoll can sign the closing documents on her behalf. Mr. Watts confirmed that she can sign as Assistant Secretary.

District Manager - Ms. Carvalho noted that the District will not have a meeting in September so, the next schedule meeting will be October 7, 2019 which is the first meeting for the new Fiscal Year 2020.

District Engineer - No Report

FOURTH ORDER OF BUSINESS

Supervisor and Audience Comments

There were no Supervisor requests and there were no members of the public present.

FIFTH ORDER OF BUSINESS

Adjournment

There was no further business to discuss. Ms. Carvalho requested a motion to adjourn.

On Motion by Mr. Lizasuain, second by Mr. Cunha, with all in favor, the August 20, 2019 Meeting of the Board of Supervisors for the Magic Place Community Development District was adjourned at 10:14 AM.

Secretary/Assistant Secretary

Chair/Vice Chair

**MAGIC PLACE
COMMUNITY DEVELOPMENT DISTRICT**

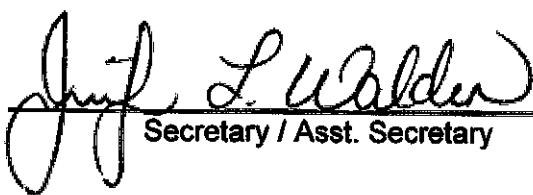
Consideration of Funding Requests 47 & 48

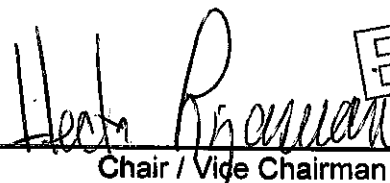
**MAGIC PLACE
COMMUNITY DEVELOPMENT DISTRICT**

Funding Request 47
07/31/19

| Payee | Invoice # | General Fund FY19 |
|---|-----------------|-------------------|
| Cobb Cole | | |
| Legal Svcs thru 03/31/19 (over bill) | 153638 | (\$415.00) |
| Legal Svcs thru 06/30/19 | 155788 | \$1,650.00 |
| Fishkind & Assoc. | | |
| FY2019: Reimb | 24547 | \$8.91 |
| Osceola News Gazette | | |
| Legal Ads, 10/18/18 (s/b Magic RESERVE) | 300139858 | (\$172.42) |
| Legal Ads, 07/18 and 07/25/19 | 105124 | \$126.66 |
| PFM Group Consulting | | |
| Jul. 2019: Mgmt Fee | DM-07-2019-0038 | \$ 2,083.33 |
| Mar. 2019: Copies | OE-EXP-00119 | \$ 36.75 |
| Mar. 2019: Postage | OE-EXP-00120 | \$ 1.00 |
| Apr. 2019: Postage | OE-EXP-00121 | \$ 3.80 |
| May 2019: Postage | OE-EXP-00122 | \$ 2.00 |
| May 2019: FedEx | OE-EXP-00123 | \$ 15.05 |

TOTAL CHECK REQUESTED \$ 3,340.08


Secretary / Asst. Secretary


Chair / Vice Chairman

ENTERED
8/13

COMPANY: 4P.

ACCOUNT: CDD.

CLASS: _____

APPROVED BY: 

Please make check payable to:
Magic Place CDD
12051 Corporate Blvd.
Orlando, FL 32817

Cobb Cole
Post Office Box 2491
Daytona Beach, FL 32115
(386) 255-8171
Fax (386) 258-5068
Tax ID No. 59-3415054
www.CobbCole.com

FR042
3/31/19
001-051-3-31-08

Magic Place Community Development District
12051 Corporate Boulevard
Orlando, FL 32817

April 16, 2019
Invoice Number 153638

CLIENT: 044745 - Magic Place Community Development District
MATTER: 001 - General Work in Progress

RECEIVED
APR 18 2019

The enclosed bill is for services rendered for the period ending March 31, 2019
The breakdown of this bill by matter is as follows:

| Matter | Services | Disbursements | Total |
|---|----------|---------------|--------------------------|
| 001 - General Work in Progress | 2,101.00 | 0.00 | 2,101.00 |
| Total for Services and Disbursements | | | <u>\$2,101.00</u> |
| Past Due Balance | | | <u>\$415.00</u> |
| Amount Due | | | <u>\$2,516.00</u> |

➔
Dex paid \$2,516.00
owe Dex- credit of \$415.00

Cobb Cole
Post Office Box 2491
Daytona Beach, FL 32115
(386) 255-8171
Fax (386) 258-5068
Tax ID No. 59-3415054
www.CobbCole.com

Magic Place Community Development District
12051 Corporate Boulevard
Orlando, FL 32817

July 25, 2019
Invoice Number 155788

CLIENT: 044745 - Magic Place Community Development District
MATTER: 001 - General Work in Progress

The enclosed bill is for services rendered for the period ending June 30, 2019
The breakdown of this bill by matter is as follows:

| Matter | Services | Disbursements | Total |
|---|----------|---------------|--------------------------|
| 001 - General Work in Progress | 1,650.00 | 0.00 | 1,650.00 |
| Total for Services and Disbursements | | | <u>\$1,650.00</u> |

FR047

7/25/19

001-051-3-31-08

Client Ref: 044745 - 001
Invoice Number 155788

July 25, 2019
Page 1

Re: 001 General Work in Progress

Legal Services

| Date | | Services | Hours | |
|---|-----|--|--------------|-------------------|
| 06/03/19 | MAW | Prepared for and telephonically participated in board of supervisor's meeting. | 0.50 | |
| 06/07/19 | MAW | Drafted preliminary assessment resolution and notice of assessment hearing; Reviewed and approved notice for published advertisement of assessment hearing. | 2.00 | |
| 06/10/19 | LGF | Reviewed file for status of matters; Followed up with MAW regarding same. | 0.20 | |
| 06/12/19 | LGF | Spoke with V. Ripoll at PFM regarding special assessment ad and Resolution; Researched file regarding same; Conferred with MAW regarding same; Received email from V. Ripoll regarding same. | 0.40 | |
| 06/13/19 | LGF | Followed up with MAW regarding copy for ad and Resolutions. | 0.20 | |
| 06/13/19 | MAW | Reviewed and edited notice of assessments for publication; Followed up regarding assessment process and planned bond issue timing. | 2.00 | |
| Total for Services | | | 5.30 | \$1,650.00 |
| Total for Services and Disbursements | | | | \$1,650.00 |

Please return this page with remittance

to
Cobb Cole
Post Office Box 2491
Daytona Beach, FL 32115

Invoice Number 155788
Bill Date: July 25, 2019
Client Code: 044745
Client Name: Magic Place Community Development District
Matter Code: 001
Matter Name: General Work in Progress

Total for Services and Disbursements

\$1,650.00

Amount enclosed: _____

FISHKIND
& ASSOCIATES

FR2047
7/23/19
001-051-3-41-01

| | |
|------------|-------|
| Invoice #: | 24547 |
| 7/23/2019 | |

| Services: | Amount |
|------------------|--------|
| Conference Calls | 8.91 |

RECEIVED JUL 24 2019

invoice

PAGE 3

INVOICE NUMBER 27446439
INVOICE DATE 03/26/2019
ACCOUNT NO. 85735742
DUE DATE 04/25/2019
TAX ID 58-2421656
AMOUNT DUE USD\$577.17

Conference Detail

MODERATOR 40323156 - Vivian Carvalho

LOCATION

BILLING REF# 1

BILLING REF# 2

BILLING REF# 3

BILLING REF# 4

| CONF. NO | COST CENTER | CONF. DATE | CONF. TITLE / NAME / ANI | TIME | SERVICE | ACCESS TYPE | PERSONS | UNITS | RATE | CHARGE | TAX | CALL TOTAL |
|-----------|-------------|------------|--------------------------|-------------------|-------------------|-------------|---------|-------|----------|--------|------|------------|
| 124713997 | | 03/01/2019 | | 12:49PM - 1:09PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 20 | 0.00/MIN | 0.00 | 0.00 | |
| | | 03/01/2019 | 4073118269 | 12:58PM - 1:09PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 11 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | 124713997 | 03/04/2019 | 13863160833 Yes | 9:59AM - 10:07AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 8 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | 124713997 | 03/04/2019 | 13863169833 Yes | 10:06AM - 10:41AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 35 | 0.00/MIN | 0.00 | 0.00 | |
| | | 03/04/2019 | 14079487908 | 10:07AM - 10:11AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 4 | 0.00/MIN | 0.00 | 0.00 | |
| | | 03/04/2019 | 14079487908 | 10:14AM - 10:41AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 27 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | 124713997 | 03/06/2019 | 14073823256 | 9:50AM - 10:05AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 15 | 0.00/MIN | 0.00 | 0.00 | |
| | | 03/06/2019 | 15617582466 Yes | 9:56AM - 10:04AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 8 | 0.00/MIN | 0.00 | 0.00 | |
| | | 03/06/2019 | 13052162284 | 9:58AM - 10:04AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 6 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | 124713997 | 03/13/2019 | 14073987786 | 12:08PM - 12:35PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 27 | 0.00/MIN | 0.00 | 0.00 | |
| | | 03/13/2019 | 8565773994 | 12:11PM - 12:41PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 30 | 0.00/MIN | 0.00 | 0.00 | |
| | | 03/13/2019 | 19413281111 | 12:12PM - 12:41PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 29 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | 124713997 | 03/13/2019 | 19413281111 | 12:56PM - 1:53PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 57 | 0.00/MIN | 0.00 | 0.00 | |
| | | 03/13/2019 | 19417488080 | 12:57PM - 1:26PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 29 | 0.00/MIN | 0.00 | 0.00 | |
| | | 03/13/2019 | 13213037186 | 12:58PM - 1:21PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 23 | 0.00/MIN | 0.00 | 0.00 | |
| | | 03/13/2019 | 14073987786 | 12:58PM - 1:53PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 55 | 0.00/MIN | 0.00 | 0.00 | |
| | | 03/13/2019 | 13213037186 | 1:19PM - 1:52PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 33 | 0.00/MIN | 0.00 | 0.00 | |
| | | 03/13/2019 | 19413043400 | 1:26PM - 1:53PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 27 | 0.00/MIN | 0.00 | 0.00 | 0.00 |

TOTAL PRE-TAX 0.00 TOTAL USF/OTHER 0.00 TOTAL STATE TAX/OTHER 0.00 TOTAL MODERATOR CHARGES USD\$0.00

BILLING REF# 1

BILLING REF# 2

BILLING REF# 3

BILLING REF# 4

| CONF. NO | COST CEN | CONF. DATE | CONF. TITLE / NAME / ANI | TIME | SERVICE | ACCESS TYPE | PERSONS | UNITS | RATE | CHARGE | TAX | CALL TOTAL |
|-----------|-------------|------------|--------------------------|-------------------|-------------------|-------------|---------|-------|----------|--------|------|------------|
| 124713997 | | 05/28/2019 | | 3:53PM - 4:05PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 12 | 0.00/MIN | 0.00 | 0.00 | |
| | | 05/28/2019 | 19413064730 | 3:56PM - 4:13PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 17 | 0.00/MIN | 0.00 | 0.00 | |
| | | 05/28/2019 | 19413599000 | 3:59PM - 4:16PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 17 | 0.00/MIN | 0.00 | 0.00 | |
| | | 05/28/2019 | 19413064730 | 4:03PM - 4:40PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 37 | 0.00/MIN | 0.00 | 0.00 | |
| | | 05/28/2019 | 19413488414 | 4:03PM - 4:40PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 37 | 0.00/MIN | 0.00 | 0.00 | |
| | | 05/28/2019 | 12158456540 | 4:03PM - 4:40PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 37 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | | 06/03/2019 | 14072053629 | 9:57AM - 10:35AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 38 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/03/2019 | 13863169833 | 9:58AM - 10:35AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 37 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/03/2019 | 12158456540 | 9:58AM - 10:35AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 37 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/03/2019 | 12158456540 | 10:01AM - 10:35AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 34 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | | 06/05/2019 | 19413064730 | 10:25AM - 11:06AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 41 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/05/2019 | 12158456540 | 10:27AM - 11:05AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 38 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/05/2019 | 14072053629 | 10:28AM - 11:05AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 37 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/05/2019 | 19413562584 | 10:28AM - 11:05AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 37 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/05/2019 | 19413599000 | 10:32AM - 11:05AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 33 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | | 06/10/2019 | 12158456540 | 10:57AM - 11:54AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 57 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/10/2019 | 8132239400 | 10:57AM - 11:54AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 57 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/10/2019 | 18138808881 | 10:58AM - 11:54AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 56 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | | 06/11/2019 | 12158456540 | 10:57AM - 11:52AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 55 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/11/2019 | 19413064730 | 10:58AM - 12:00PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 62 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/11/2019 | 19413599000 | 11:00AM - 12:00PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 60 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/11/2019 | 12403726668 | 11:05AM - 12:00PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 55 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | | 06/12/2019 | 19413281111 | 12:13PM - 2:05PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 112 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/12/2019 | 14073987786 | 12:54PM - 2:04PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 70 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/12/2019 | 19417488080 | 12:56PM - 1:48PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 52 | 0.00/MIN | 0.00 | 0.00 | |
| CONF. NO | COST CENTER | CONF. DATE | CONF. TITLE / NAME / ANI | TIME | SERVICE | ACCESS TYPE | PERSONS | UNITS | RATE | CHARGE | TAX | CALL TOTAL |
| | | 06/12/2019 | 16154992191 | 12:57PM - 2:04PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 67 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/12/2019 | 12158456540 | 12:59PM - 2:05PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 66 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/12/2019 | 19413281111 | 1:05PM - 2:05PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 60 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | | 06/21/2019 | 14072868021 | 12:54PM - 1:24PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 30 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/21/2019 | 19413281111 | 12:57PM - 1:24PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 27 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/21/2019 | 12158456540 | 12:57PM - 1:13PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 16 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/21/2019 | 19413043400 | 1:00PM - 1:24PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 24 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/21/2019 | 16154992191 | 1:00PM - 1:24PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 24 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/21/2019 | 18137842945 | 1:00PM - 1:15PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 15 | 0.00/MIN | 0.00 | 0.00 | |
| | | 06/21/2019 | 18136102259 | 1:10PM - 1:24PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 14 | 0.00/MIN | 0.00 | 0.00 | 0.00 |

TOTAL PRE-TAX 0.00

TOTAL USF/OTHER 0.00

TOTAL STATE TAX/OTHER 0.00

TOTAL MODERATOR CHARGES USD\$0.00

Aqua One

MAGIC 3
MAGIC
MAGICCROSS
CreekNew Port
Tampa CDDCROSS
Creek

BARKBURY

North River
Ranch

Fieldstone

16.06/2
8.03

Legal Invoice

Osceola News Gazette

1/1

108 Church Street
Kissimmee, FL 34741

Phone: 407-846-7600

Fax: 407-846-8515

URL: aroundosceola.com

Jason Venning
Fishkind*Magic Reserve CDD
12051 Corporate Blvd.
Orlando, FL 32817

Acct. #: 00031444
Phone #: (407)382-3256
Date: 10/18/2018
Due Date: 11/27/2018
Invoice #: 300139858
PO #:
Salesperson: ONG08 Ad Taker: ONG08

| Ad # | Publication | Start | Stop | Description | Amount |
|----------|--------------------------|------------|------------|--|----------------|
| 00082198 | 4020 Thurs. Osceola News | 10/11/2018 | 10/18/2018 | Magic Reserve/Fishkind(31439) ONG Legal Proof | 169.42 3.00 |

CYMA
10-18-18
001-061-3000-48-01
FR 25

Please return a copy with payment

Total Due

172.42

77
Dev paid \$172.42
s/b magic Reserve
more Dov. credit of 172.42

OSCEOLA NEWS-GAZETTE

INVOICE

MAGIC PLACE CDD
12051 CORPORATE BLVD
ORLANDO FL 32817-1450

| Advertiser Account Number | Billing Date | Total Amount Due | Invoice Number |
|---------------------------|------------------|------------------|----------------|
| 27882 | 07/25/2019 | \$126.66 | 105124 |
| Billing Period | Terms of Payment | Client PO# | Page# |
| 07/01/19-07/31/19 | Net 30 | | 1 |
| Sales Rep | Advertiser Name | | |
| OH | MAGIC PLACE CDD | | |

FR047
7/25/19
001-051-3-48-01

| DATE | REFERENCE# | DESCRIPTION | AMOUNT |
|----------|------------|---|---------|
| 07/18/19 | 28395 | ONL Affidavit Fee | \$3.00 |
| 07/18/19 | 28395 | ONL MAGIC PLACE COMMUNITY DEVELOPMENT NOTICE OF PUBLIC HEARING | \$61.83 |
| 07/25/19 | 28395 | ONL MAGIC PLACE COMMUNITY DEVELOPMENT NOTICE OF PUBLIC HEARING | \$61.83 |

AMOUNT DUE

\$126.66

IMPORTANT - Please detach and return this portion to ensure proper credit.

PAYMENT TERMS: NET 30

If you have questions concerning your invoice, please call your sales rep or call our business office at (407) 846-7600

| CUSTOMER NAME | | |
|-----------------|--------------|-----------------|
| MAGIC PLACE CDD | | |
| ACCOUNT | BILLING DATE | INVOICE# |
| 27882 | 07/25/2019 | 105124 |
| AMOUNT DUE | | AMOUNT ENCLOSED |
| \$126.66 | | |

REMITTANCE ADDRESS

Osceola News Gazette
108 Church Street
Kissimmee, FL 34741

PAYMENT

CHECK ENCLOSED

☐ Please make check payable to: Osceola News Gazette

Be sure to include your account number on your check. Please do not staple or paperclip payment to remittance stub.

CHARGE MY CREDIT CARD

MASTERCARD ☐ VISA ☐ DISCOVER ☐ AMEX ☐

Please include credit card number, expiration date, security code and signature.

| | | | | | | | | | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| | | | | | | | | | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|

Exp. ____/____ CSC ____

Signature _____

PROOF OF PUBLICATION
From

OSCEOLA NEWS-GAZETTE

STATE OF FLORIDA
COUNTY OF OSCEOLA

Before me, the undersigned authority, personally appeared Pamela Bikowicz, who on oath says that he is the Legal Clerk of the Osceola News-Gazette, a twice-weekly newspaper published at Kissimmee, in Osceola County, Florida; that the attached copy of the advertisement was published in the regular and entire edition of said newspaper in the following issues:

July 18, 2019, July 25, 2019,

Affiant further says that the Osceola News-Gazette is a newspaper published in Kissimmee, in said Osceola County, Florida, and that the said newspaper has heretofore been continuously published in said Osceola County, Florida, each week and has been entered as periodicals postage matter at the post office in Kissimmee, in said Osceola County, Florida, for a period of one year preceding the first publication of the attached copy of advertisement, and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

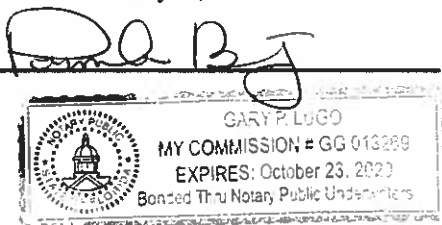
July 18, 25, 2019

Sworn and subscribed before

me by Pamela Bikowicz, who is

personally known to me, this

July 25, 2019



In THE MATTER OF:
MAGIC PLACE COMMUNITY
DEVELOPMENT DISTRICT
NOTICE OF PUBLIC HEARING

FIRST PUBLICATION: July 18, 2019
LAST PUBLICATION: July 25, 2019

MAGIC PLACE COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE
ADOPTION OF THE FISCAL YEAR 2019/2020 BUDGET(S);
AND NOTICE OF REGULAR BOARD OF SUPERVISORS'
MEETING.

The Board of Supervisors ("Board") of the Magic Place Community Development District ("District") will hold a public hearing on August 5, 2019 at 10:00 a.m. at the Historic Courthouse, 3 Courthouse Square, 3rd Floor Conference Room 315 for the purpose of hearing comments and objections on the adoption of the proposed budget(s) ("Proposed Budget") of the District for the fiscal year beginning October 1, 2019 and ending September 30, 2020 ("Fiscal Year 2019/2020"). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, 12051 Corporate Blvd., Orlando, Florida 32817, (407) 723-5900 ("District Manager's Office"), during normal business hours.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

Vivian Carvalho
District Manager

Make remittance to: Osceola News-Gazette,
108 Church Street,
Kissimmee, FL 34741
Phone: (407) 846-7600 Fax: (321) 402-2946
Email: legalads@osceolanewsgazette.com
You can also view your Legal Advertising on
www.AroundOsceola.com or
www.FloridaPublicNotices.com
Ad#28395



| Date | Invoice Number |
|---------------|-----------------|
| July 22, 2019 | DM-07-2019-0038 |
| Payment Terms | Due Date |
| Upon Receipt | July 22, 2019 |

Bill To:

Magic Place Community Development District
c/o PFM Group Consulting District Accounting
Department
12051 Corporate Blvd
Orlando, FL 32817

Company Address:

1735 Market Street
43rd Floor
Philadelphia, PA 19103
+1 (215) 567-6100

Federal Tax ID: 81-1642478

Via Mail:

PFM Group Consulting LLC
PO Box 65126
Baltimore, MD 21264-5126
United States of America

RE: District Management Fee: July 2019

Total Amount Due

\$2,083.33

F2041
7/22/19
001-051-3-31-02

RECEIVED JUL 22 2019



| Date | Invoice Number |
|---------------|----------------|
| July 26, 2019 | OE-EXP-00119 |
| Payment Terms | Due Date |
| Upon Receipt | July 26, 2019 |

Bill To:
Magic Place Community Development District
c/o PFM Group Consulting District Accounting
Department
12051 Corporate Blvd
Orlando, FL 32817
United States of America

Company Address:
1735 Market Street
43rd Floor
Philadelphia, PA 19103
+1 (215) 567-6100
Federal Tax ID: 81-1642478

Via Mail:

PFM Group Consulting LLC
PO Box 65126
Baltimore, MD 21264-5126
United States of America

RE: March 2019 Copies - \$36.75

Total Amount Due

\$36.75

FRO17
7/26/19
001-051-3-47-01

RECEIVED JUL 31 2019

Copy Count

Account: Magic Place

Amount of Copies: 245

Total \$: 36.75

Month: March 2019



| Date | Invoice Number |
|---------------|----------------|
| July 26, 2019 | OE-EXP-00120 |
| Payment Terms | Due Date |
| Upon Receipt | July 26, 2019 |

Bill To:

Magic Place Community Development District
c/o PFM Group Consulting District Accounting
Department
12051 Corporate Blvd
Orlando, FL 32817

Company Address:

1735 Market Street
43rd Floor
Philadelphia, PA 19103
+1 (215) 567-6100

Federal Tax ID: 81-1642478

Via Mail:

PFM Group Consulting LLC
PO Box 65126
Baltimore, MD 21264-5126
United States of America

RE: March 2019 Postage - \$1.00

Total Amount Due

\$1.00

F2047

7/26/19

001-051-3-42-01

Account Summary Report

Date Range: Mar 1, 2019 to Mar 31, 2019

Meter Group: All Meters

Meter 1W00 - 1376538 OLD at ORLANDO, FL

Meter 4W00 - 0347354 at ORLANDO, FL

Meter Details

| Location | Meter Name | Serial Number | PHP Account Number |
|-------------|--------------------|---------------|--------------------|
| ORLANDO, FL | 4W00 - 0347354 | 0347354 | 24978470 |
| ORLANDO, FL | 1W00 - 1376538 OLD | 1376538 | 24978470 |

Account Summary

| Account | Sub Account | Pieces | Total Charged |
|-------------|-------------|--------|---------------|
| Magic Place | | 2 | \$1.000 |
| Grand Total | | | \$1.000 |



| Date | Invoice Number |
|---------------|----------------|
| July 26, 2019 | OE-EXP-00121 |
| Payment Terms | Due Date |
| Upon Receipt | July 26, 2019 |

Bill To:

Magic Place Community Development District
c/o PFM Group Consulting District Accounting
Department
12051 Corporate Blvd
Orlando, FL 32817
United States of America

Company Address:

1735 Market Street
43rd Floor
Philadelphia, PA 19103
+1 (215) 567-6100

Federal Tax ID: 81-1642478

Remittance Options:

Via ACH (preferred):

Via Mail:

PFM Group Consulting LLC
PO Box 65126
Baltimore, MD 21264-5126
United States of America

RE: April 2019 Postage - \$3.80

Total Amount Due

\$3.80

F2047
7/26/19
001-OSI-3-42-01

Account Summary Report

Date Range: April 1, 2019 to April 30, 2019

Meter Group: All Meters

Meter 1W00 - 1376538 OLD at ORLANDO, FL

Meter 4W00 - 0347354 at ORLANDO, FL

Meter Details

| Location | Meter Name | Serial Number | PHP Account Number |
|-------------|--------------------|---------------|--------------------|
| ORLANDO, FL | 4W00 - 0347354 | 0347354 | 24978470 |
| ORLANDO, FL | 1W00 - 1376538 OLD | 1376538 | 24978470 |

Account Summary

| Account | Sub Account | Places | Total Charged |
|-------------|-------------|--------|---------------|
| Magic Place | | 6 | \$3.800 |
| Grand Total | | | \$3.800 |



| Date | Invoice Number |
|---------------|----------------|
| July 26, 2019 | OE-EXP-00122 |
| Payment Terms | Due Date |
| Upon Receipt | July 26, 2019 |

Bill To:

Magic Place Community Development District
c/o PFM Group Consulting District Accounting
Department
12051 Corporate Blvd
Orlando, FL 32817
United States of America

Company Address:
1735 Market Street
43rd Floor
Philadelphia, PA 19103
+1 (215) 567-6100

Federal Tax ID: 81-1642478

Remittance Options:

Via ACH (preferred):

Via Mail:

PFM Group Consulting LLC
PO Box 65126
Baltimore, MD 21264-5126
United States of America

RE: May 2019 Postage - \$2.00

Total Amount Due

\$2.00

FR047
7/26/19
001-0513-42-01

Account Summary Report

Date Range: May 1, 2019 to May 31, 2019

Meter Group: All Meters

Meter 1W00 - 1376538 OLD at ORLANDO, FL

Meter 4W00 - 0347354 at ORLANDO, FL

Meter Details

| Location | Meter Name | Serial Number | PbP Account Number |
|-------------|--------------------|---------------|--------------------|
| ORLANDO, FL | 4W00 - 0347354 | 0347354 | 24978470 |
| ORLANDO, FL | 1W00 - 1376538 OLD | 1376538 | 24978470 |

Account Summary

| Account | Sub Account | Pieces | Total Charged |
|--------------------|--------------------|---------------|----------------------|
| Magic Place | | 4 | \$2.000 |
| | | | |
| | | | |
| Grand Total | | | \$2.000 |



| Date | Invoice Number |
|---------------|----------------|
| July 26, 2019 | OE-EXP-00123 |
| Payment Terms | Due Date |
| Upon Receipt | July 26, 2019 |

Bill To:

Magic Place Community Development District
c/o PFM Group Consulting District Accounting
Department
12051 Corporate Blvd
Orlando, FL 32817
United States of America

Company Address:
1735 Market Street
43rd Floor
Philadelphia, PA 19103
+1 (215) 567-6100

Federal Tax ID: 81-1642478

Via Mail:
PFM Group Consulting LLC
PO Box 65126
Baltimore, MD 21264-5126
United States of America

RE: May 2019 Fedex - \$15.05

Total Amount Due

\$15.05

FR 047
7/26/19
001-051-3.42-01



Magic Place

| Invoice Number | Invoice Date | Account Number | Page |
|----------------|--------------|----------------|--------|
| 6-546-68615 | May 09, 2019 | 0191-4396-1 | 7 of 7 |

Ship Date: May 03, 2019

Cust. Ref.: ADM C00151

Ref.#2:

Payor: Shipper

Ref.#3:

The Earned Discount for this ship date has been calculated based on a revenue threshold of \$ 229835.96
Fuel Surcharge - FedEx has applied a fuel surcharge of 8.00% to this shipment.
Distance Based Pricing, Zone 5

| Automation | AWB | Sender | Recipient |
|--------------|--------------------------|-------------------------------|-----------------------------|
| Tracking ID | 813021278780 | REBECCA PERRY GLICKSTEIN | MARC ELLINGER |
| Service Type | FedEx Standard Overnight | PUBLIC FINANCIAL MANAGEMENT | ELLINGER AND ASSOCIATES LLC |
| Package Type | FedEx Envelope | 1735 MARKET ST FL 42 | 308 E HIGH ST 300 |
| Zone | 05 | PHILADELPHIA PA 19103-7502 US | JEFFERSON CITY MO 65101 US |
| Packages | 1 | | |
| Rated Weight | N/A | Transportation Charge | 37.76 |
| Delivered | May 06, 2019 09:34 | Discount | -3.40 |
| Svc Area | A4 | Earned Discount | -16.99 |
| Signed by | G.MAWNGI | Fuel Surcharge | 1.39 |
| FedEx Use | 012388046/233/ | Total Charge | USD \$18.76 |

Ship Date: May 06, 2019

Cust. Ref.: NO REFERENCE INFORMATION

Ref.#2:

Payor: Shipper

Ref.#3:

The Earned Discount for this ship date has been calculated based on a revenue threshold of \$ 230584.14
Fuel Surcharge - FedEx has applied a fuel surcharge of 8.25% to this shipment.
Distance Based Pricing, Zone 2

| Automation | INET | Sender | Recipient |
|--------------|--------------------------|-----------------------------|--------------------------------|
| Tracking ID | 775140445099 | Magic Place CDD | Josh Larson |
| Service Type | FedEx Priority Overnight | Public Financial Management | Osceola County |
| Package Type | FedEx Envelope | 12051 Corporate Blvd | 1 Courthouse Square, Suite 110 |
| Zone | 02 | ORLANDO FL 32817 US | KISSIMMEE FL 34741 US |
| Packages | 1 | | |
| Rated Weight | N/A | Transportation Charge | 24.40 |
| Delivered | May 07, 2019 09:55 | Discount | -2.20 |
| Svc Area | A1 | Earned Discount | -5.86 |
| Signed by | A.KIM | Automation Bonus Discount | -2.44 |
| FedEx Use | 000000000/186/ | Fuel Surcharge | 1.15 |
| | | Total Charge | USD \$15.05 |

Shipper Subtotal USD \$959.97

Total FedEx Express USD \$959.97

**MAGIC PLACE
COMMUNITY DEVELOPMENT DISTRICT**

Funding Request 48
08/31/19

| Payee | Invoice # | General Fund FY19 |
|-----------------------------------|-----------------|----------------------|
| Boyd Civil Engineering | | |
| Jul. 2019: Contract 01068.002 | 2368 | \$ 1,480.00 |
| Aug. 2019: Contract 01068.002 (1) | 02389 | \$ 803.22 |
| Aug. 2019: Contract 01068.002 (2) | 02420 | \$ 1,295.00 |
| Fishkind & Assoc. | | |
| Jul. 2019: Reimbursables | 24583 | \$ 12.76 |
| Osceola News Gazette | | |
| Legal Ads, 08/01/19 and 08/08/19 | 111677 | \$ 1,450.68 |
| PFM Group Consulting | | |
| Jun. 2019: Reimbursables | OE-EXP-00276 | \$ 6.30 |
| Aug. 2019: Mgmt Fee | DM-08-2019-0035 | \$ 2,083.33 |
| Jul. 2019: Reimbursables | OE-EXP-00327 | \$ 4.05 |
| FY2019: ADA Website Comp Fee | OE-EXP-00376 | \$ 500.00 |
| TOTAL | | \$ 7,635.34 |

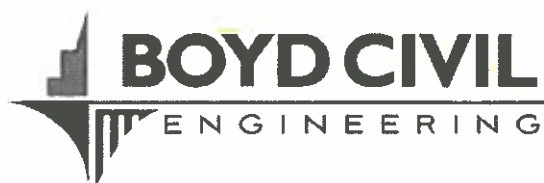
CHECK AMOUNT REQUESTED \$ 7,635.34

Secretary / Asst. Secretary



Chair / Vice Chairman

Please make check payable to:
Magic Place CDD
12051 Corporate Blvd.
Orlando, FL 32817



6816 Hanging Moss Road • Orlando, Florida 32807

407-494-2693 • www.BoydCivil.com

INVOICE

August 1, 2019

Contract: 01068.002

Invoice: 02368

Magic Place CDD
12051 Corporate Blvd.
Orlando, FL 32817

Email: Rachel Greshes: greshesr@pfm.com

Re: Master Agreement for District Engineer

Magic Place CDD

Miscellaneous Hourly Tasks as Requested

Services Performed: July 1, 2019- July 28, 2019

FR2048
8/1/19
OUT-OSI-3-31-04

Professional Services:

| | | | | | |
|--------------|---------|--|----------|-----------|-------------------|
| 07/08/19 | S. Boyd | Call into CDD Mtg, with additional prep regarding Bond Issue | 1 | \$ 185.00 | \$185.00 |
| 07/10/19 | S. Boyd | Revisions to Magic Place CDD Engineers Report | 3 | \$ 185.00 | \$555.00 |
| 07/15/19 | S. Boyd | Revisions to Magic Place CDD Engineers Report | 3 | \$ 185.00 | \$555.00 |
| 07/16/19 | S. Boyd | CDD Meeting via conference Call | 1 | \$ 185.00 | \$185.00 |
| Total | | | 8 | | \$1,480.00 |

Reimbursable Expenses:

| Date | Description | Amount |
|------|-------------|--------|
|------|-------------|--------|

Mileage:

| Date | Description | Miles | Rate | Amount |
|------|-------------|-------|------|--------|
|------|-------------|-------|------|--------|

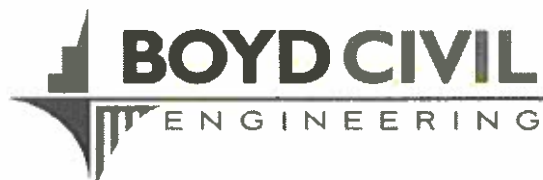
Total Reimbursables:

\$0.00

Total Due: \$ 1,480.00



QUALITY • EXPERIENCE • RESPONSIVENESS



6816 Hanging Moss Road • Orlando, Florida 32807

407-494-2693 • www.BoydCivil.com

INVOICE

September 4, 2019

Contract: 01068.002

Invoice: 02389

RECEIVED
SEP 05 2019

Magic Place CDD
12051 Corporate Blvd.
Orlando, FL 32817

Email: Rachel Greshes: greshesr@pfm.com

Re: Master Agreement for District Engineer

Magic Place CDD

Miscellaneous Hourly Tasks as Requested

Services Performed: July 29, 2019- September 1, 2019

Professional Services:

| Date | Description | Hours | Hourly Rate | Total Fee |
|----------|----------------------------|-------|-------------|-----------|
| 08/05/19 | S. Boyd Attend CDD meeting | 2 | \$ 185.00 | \$370.00 |
| 08/20/19 | S. Boyd Attend CDD meeting | 2 | \$ 185.00 | \$370.00 |
| | | | | |
| Total | | 4 | | \$740.00 |

Reimbursable Expenses:

| Date | Description | | | Amount |
|----------------------|---|-------|------|---------|
| Mileage: | | | | |
| Date | Description | Miles | Rate | Amount |
| 08/05/19 | S. Boyd- Attend Magic Place CDD meeting (shared mil.) | 37 | 0.58 | \$21.46 |
| 08/20/19 | S. Boyd- Attend Magic Place CDD meeting | 72 | 0.58 | \$41.76 |
| | | | | |
| Total Reimbursables: | | | | \$63.22 |

Total Due: \$ 803.22



QUALITY • EXPERIENCE • RESPONSIVENESS



6816 Hanging Moss Road • Orlando, Florida 32807

407-494-2693 • www.BoydCivil.com

INVOICE

September 4, 2019

Contract: 01068.002

Invoice: 02420

Magic Place CDD
12051 Corporate Blvd.
Orlando, FL 32817

RECEIVED
SEP 05 2019

Email: Rachel Greshes: greshesr@pfm.com

Re: Master Agreement for District Engineer
Magic Place CDD

Hourly Tasks Related to Bond Issuance

Services Performed: July 29, 2019- September 1, 2019

FR2048
8/31/19
001-051-3-31-04

Professional Services:

| Date | Description | Hours | Hourly Rate | Total Fee |
|----------|---|-------|-------------|------------|
| 08/06/19 | S. Boyd Revisions to Engineers Report for 2019 Bond Issuance | 3 | \$ 185.00 | \$555.00 |
| 08/07/19 | S. Boyd Revisions to Engineers Report for 2019 Bond Issuance | 4 | \$ 185.00 | \$740.00 |
| | | | | |
| Total | | 7 | | \$1,295.00 |

Reimbursable Expenses:

| Date | Description | Amount |
|------|-------------|--------|
|------|-------------|--------|

Mileage:

| Date | Description | Miles | Rate | Amount |
|------|-------------|-------|------|--------|
|------|-------------|-------|------|--------|

Total Reimbursables: \$0.00

Total Due: \$ 1,295.00



QUALITY • EXPERIENCE • RESPONSIVENESS

Fishkind & Associates, Inc.
12051 Corporate Blvd.
Orlando, FL 32817

FISHKIND & ASSOCIATES

Magic Place CDD
c/o Fishkind & Associates, Inc.
12051 Corporate Blvd
Orlando, FL 32817

RECEIVED
AUG 15 2019

Invoice

| | |
|------------|-------|
| Invoice #: | 24583 |
| 8/13/2019 | |

File: MagicPlaceCDD

| Services: | Amount |
|--|--------|
| Conference Calls T#2048 8/13/19 001-051-3-41-01 | 12.76 |

Please include the invoice
number on your remittance
and submit to:

Fishkind & Associates, Inc.
12051 Corporate Blvd.
Orlando, FL 32817
Ph: 407-382-3256
Fax: 407-382-3254
www.fishkind.com

Balance Due

\$12.76

RECEIVED AUG 14 2019

invoice

PAGE 3

INVOICE NUMBER 28154004
INVOICE DATE 07/26/2019
ACCOUNT NO. 85735742
DUE DATE 08/25/2019
TAX ID 58-2421656
AMOUNT DUE USD\$577.17

Conference Detail

MODERATOR 40323156 - Vivian Carvalho

LOCATION

BILLING REF# 1

BILLING REF# 2

BILLING REF# 3

BILLING REF# 4

| CONF. NO | COST CENTER | CONF. DATE | CONF. TITLE / NAME / ANI | TIME | SERVICE | ACCESS TYPE | PERSONS | UNITS | RATE | CHARGE | TAX | CALL TOTAL |
|-----------|---------------|------------|--------------------------|-------------------|-------------------|-------------|---------|-------|----------|--------|------|------------|
| 124713997 | Aqua One CDD | 07/01/2019 | | 1:49PM - 1:55PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 6 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | Aqua One CDD | 07/01/2019 | 12158456540 | 1:54PM - 2:00PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 6 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/01/2019 | 19413599000 | 1:57PM - 2:01PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 4 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | | 07/01/2019 | 12158456540 | 1:58PM - 2:08PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 10 | 0.00/MIN | 0.00 | 0.00 | |
| | Aqua One CDD | 07/01/2019 | 14072053629 | 1:58PM - 2:08PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 10 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/01/2019 | 19413599000 | 1:59PM - 2:08PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 9 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | ICI Districts | 07/03/2019 | 19046522558 | 1:57PM - 3:28PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 91 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/03/2019 | 13867880820 | 2:00PM - 3:28PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 88 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/03/2019 | 12158456540 | 2:02PM - 3:28PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 86 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | Magic Place | 07/08/2019 | 14072053629 | 9:52AM - 10:18AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 26 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/08/2019 | 14074942693 | 9:57AM - 10:18AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 21 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | Tomakal CDD | 07/09/2019 | 18502227500 | 9:59AM - 10:49AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 50 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/09/2019 | 14072053629 | 10:03AM - 10:49AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 46 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | Aqua One CDD | 07/10/2019 | 12158456540 | 9:59AM - 10:39AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 40 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/10/2019 | 19413599000 | 10:04AM - 10:39AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 35 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | Blackburn C. | 07/10/2019 | 19417201605 | 11:00AM - 11:22AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 22 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | Fieldstone | 07/10/2019 | 14072868021 | 12:10PM - 12:32PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 22 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/10/2019 | 19417131116 | 12:16PM - 12:19PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 3 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/10/2019 | 19413281111 | 12:18PM - 12:32PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 14 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | | 07/10/2019 | 19413281111 | 12:54PM - 2:23PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 89 | 0.00/MIN | 0.00 | 0.00 | |
| | North Blvd | 07/10/2019 | 19417488080 | 12:58PM - 1:43PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 45 | 0.00/MIN | 0.00 | 0.00 | |
| | North River | 07/10/2019 | 14072868021 | 12:59PM - 1:39PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 40 | 0.00/MIN | 0.00 | 0.00 | |
| | Ranch | 07/10/2019 | 19417201605 | 1:00PM - 2:23PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 83 | 0.00/MIN | 0.00 | 0.00 | |
| | CDD | 07/10/2019 | 8132233919 | 1:03PM - 1:41PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 38 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/10/2019 | 8132233919 | 1:57PM - 2:24PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 27 | 0.00/MIN | 0.00 | 0.00 | 0.00 |

BILLING REF# 1

BILLING REF# 2

BILLING REF# 3

BILLING REF# 4

| CONF. NO | COST CENTER | CONF. DATE | CONF. TITLE / NAME / ANI | TIME | SERVICE | ACCESS TYPE | PERSONS | UNITS | RATE | CHARGE | TAX | CALL TOTAL |
|-----------|-----------------|------------|--------------------------|-------------------|-------------------|-------------|---------|-------|----------|--------|------|------------|
| 124713997 | North River R. | 07/10/2019 | 8132233919 | 2:21PM - 2:24PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 3 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | Amelia National | 07/11/2019 | 18502945184 | 11:26AM - 11:46AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 20 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/11/2019 | 13865273940 | 11:28AM - 11:48AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 20 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/11/2019 | 14072053629 | 11:40AM - 11:47AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 7 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | Amelia National | 07/11/2019 | 13865273940 | 12:28PM - 3:04PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 156 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/11/2019 | 18502945184 | 12:29PM - 3:07PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 158 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/11/2019 | 14072053629 | 12:36PM - 3:07PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 151 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | | 07/12/2019 | 18502227500 | 9:54AM - 12:58PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 184 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/12/2019 | 19046365106 | 10:00AM - 10:22AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 22 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/12/2019 | 14072053629 | 10:01AM - 12:58PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 177 | 0.00/MIN | 0.00 | 0.00 | |
| | Cedar Pointe | 07/12/2019 | 19046460199 | 10:30AM - 11:26AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 56 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/12/2019 | 19043868271 | 10:33AM - 11:48AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 75 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/12/2019 | 19186910400 | 10:34AM - 12:28PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 114 | 0.00/MIN | 0.00 | 0.00 | |
| | Beach con | 07/12/2019 | 19044030187 | 10:57AM - 11:48AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 51 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/12/2019 | 18137633589 | 12:07PM - 12:58PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 51 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/12/2019 | 19045760778 | 12:18PM - 12:58PM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 40 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | Pioneer | 07/15/2019 | 18502227500 | 11:27AM - 11:55AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 28 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/15/2019 | 14072053629 | 11:30AM - 11:55AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 25 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | | 07/16/2019 | 12158456540 | 9:55AM - 10:15AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 20 | 0.00/MIN | 0.00 | 0.00 | |
| | Madison Place | 07/16/2019 | 13867367700 | 9:58AM - 10:15AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 17 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/16/2019 | 14072053629 | 9:58AM - 10:15AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 17 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/16/2019 | 14074942693 | 10:00AM - 10:15AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 15 | 0.00/MIN | 0.00 | 0.00 | 0.00 |
| 124713997 | Parker Road | 07/19/2019 | 18502227500 | 10:56AM - 11:20AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 24 | 0.00/MIN | 0.00 | 0.00 | |
| | | 07/19/2019 | 14072053629 | 11:01AM - 11:20AM | GLOBALMEET® AUDIO | TOLL FREE | 1 | 19 | 0.00/MIN | 0.00 | 0.00 | 0.00 |

INVOICE

| | | | |
|---------------------------|------------------|------------------|----------------|
| Advertiser Account Number | Billing Date | Total Amount Due | Invoice Number |
| 27882 | 08/08/2019 | \$1,450.68 | 111677 |
| Billing Period | Terms of Payment | Client PO# | Page# |
| 08/01/19-08/31/19 | Net 30 | | 1 |
| Sales Rep | Advertiser Name | | |
| OH | MAGIC PLACE CDD | | |

MAGIC PLACE CDD
12051 CORPORATE BLVD
ORLANDO FL 32817-1450

FR048
8/8/19
001-051-3-48-01

| DATE | REFERENCE# | DESCRIPTION | AMOUNT |
|----------|------------|--|----------|
| 08/01/19 | 28580 | ONL NOTICE OF PUBLIC HEARING MAGIC PLACE ASSESSMENT | \$726.70 |
| 08/08/19 | 28580 | ONL NOTICE OF PUBLIC HEARING MAGIC PLACE ASSESSMENT | \$723.98 |
| | | OK to pay | |

| |
|-------------------|
| AMOUNT DUE |
| \$1,450.68 |

IMPORTANT - Please detach and return this portion to ensure proper credit.

PAYMENT TERMS: NET 30

If you have questions concerning your invoice, please call your sales rep or call our business office at (407) 846-7600

| | | |
|-----------------|--------------|-----------------|
| CUSTOMER NAME | | |
| MAGIC PLACE CDD | | |
| ACCOUNT | BILLING DATE | INVOICE# |
| 27882 | 08/08/2019 | 111677 |
| AMOUNT DUE | | AMOUNT ENCLOSED |
| \$1,450.68 | | |

REMITTANCE ADDRESS

Osceola News Gazette
108 Church Street
Kissimmee, FL 34741

PAYMENT

CHECK ENCLOSED

☐ Please make check payable to: Osceola News Gazette

Be sure to include your account number on your check. Please do not staple or paperclip payment to remittance stub.

CHARGE MY CREDIT CARD

MASTERCARD ☐ VISA ☐ DISCOVER ☐ AMEX ☐

Please include credit card number, expiration date, security code and signature.

[illegible]

Exp. _____/_____/_____ CSC _____

Signature _____



| Date | Invoice Number |
|----------------|----------------|
| August 7, 2019 | OE-EXP-00276 |
| Payment Terms | Due Date |
| Upon Receipt | August 7, 2019 |

Bill To:

Magic Place Community Development District
c/o PFM Group Consulting District Accounting
Department
12051 Corporate Blvd
Orlando, FL 32817
United States of America

RECEIVED**AUG 07 2019****Company Address:**

1735 Market Street
43rd Floor
Philadelphia, PA 19103
+1 (215) 567-6100

Federal Tax ID: 81-1642478

Via Mail:

PFM Group Consulting LLC
PO Box 65126
Baltimore, MD 21264-5126
United States of America

RE: June 2019 Postage - \$3.45 001-0513-42-01
June 2019 Copies - \$2.85 001-0513-47-01

Total Amount Due

FR048
8/7/19

\$6.30

RECEIVED AUG 07 2019

Account Summary Report

Date Range: June 1, 2019 to June 30, 2019

Meter Group: All Meters

Meter 1W00 - 1376538 OLD at ORLANDO, FL

Meter 4W00 - 0347354 at ORLANDO, FL

Meter Details

| Location | Meter Name | Serial Number | PHP Account Number |
|-------------|--------------------|---------------|--------------------|
| ORLANDO, FL | 4W00 - 0347354 | 0347354 | 24978470 |
| ORLANDO, FL | 1W00 - 1376538 OLD | 1376538 | 24978470 |

Account Summary

| Account | Sub Account | Pieces | Total Charged |
|-------------|-------------|--------|---------------|
| Magic Place | | 5 | \$3.450 |
| | | | |
| | | | |
| Grand Total | | | \$3.450 |

Copy Count

Account: Magic Place

Amount of Copies: 19

Total \$: 2.85

Month: June 2019



| Date | Invoice Number |
|-----------------|-----------------|
| August 22, 2019 | DM-08-2019-0035 |
| Payment Terms | Due Date |
| Upon Receipt | August 22, 2019 |

Bill To:

Magic Place Community Development District
c/o PFM Group Consulting District Accounting
Department
12051 Corporate Blvd
Orlando, FL 32817
United States of America

RECEIVED
AUG 23 2019

Company Address:

1735 Market Street
43rd Floor
Philadelphia, PA 19103
+1 (215) 567-6100
Federal Tax ID: 81-1642478

Via Mail:

PFM Group Consulting LLC
PO Box 65126
Baltimore, MD 21264-5126
United States of America

RE: District Management - August, 2019

Total Amount Due

\$2,083.33

FR2048

8/22/19

001-051-3-31-02

RECEIVED AUG 23 2019



| Date | Invoice Number |
|-----------------|-----------------|
| August 22, 2019 | OE-EXP-00327 |
| Payment Terms | Due Date |
| Upon Receipt | August 22, 2019 |

Bill To:

Magic Place Community Development District
c/o PFM Group Consulting District Accounting
Department
12051 Corporate Blvd
Orlando, FL 32817
United States of America

Company Address:

1735 Market Street
43rd Floor
Philadelphia, PA 19103
+1 (215) 567-6100

Federal Tax ID: 81-1642478

RECEIVED
AUG 23 2019

Via Mail:

PFM Group Consulting LLC
PO Box 65126
Baltimore, MD 21264-5126
United States of America

RE: July 2019 Postage - \$4.05

Total Amount Due

\$4.05

FR048
8/22/19
001-051-342-01

RECEIVED AUG 22 2019

Account Summary Report

Date Range: July 1, 2019 to July 31, 2019

Meter Group: All Meters

Meter 1W00 - 1376538 OLD at ORLANDO, FL

Meter 4W00 - 0347354 at ORLANDO, FL

Meter Details

| Location | Meter Name | Serial Number | PHP Account Number |
|-------------|--------------------|---------------|--------------------|
| ORLANDO, FL | 4W00 - 0347354 | 0347354 | 24978470 |
| ORLANDO, FL | 1W00 - 1376538 OLD | 1376538 | 24978470 |

Account Summary

| Account | Sub Account | Pieces | Total Charged |
|-------------|-------------|--------|---------------|
| Magic Place | | 5 | \$4.050 |
| | | | |
| | | | |
| | Grand Total | | \$4.050 |



| Date | Invoice Number |
|-----------------|-----------------|
| August 26, 2019 | OE-EXP-00376 |
| Payment Terms | Due Date |
| Upon Receipt | August 26, 2019 |

Bill To:

Magic Place Community Development District
c/o PFM Group Consulting District Accounting
Department
12051 Corporate Blvd
Orlando, FL 32817
United States of America

RECEIVED

AUG 27 2019

Company Address:
1735 Market Street
43rd Floor
Philadelphia, PA 19103
+1 (215) 567-6100

Federal Tax ID: 81-1642478

Remittance Options:

Via Mail:

PFM Group Consulting LLC
PO Box 65126
Baltimore, MD 21264-5126
United States of America

RE: ADA Website Compliance Fee

Total Amount Due

\$500.00

F2048
8/26/19
001-051-3-49-11

RECEIVED AUG 26 2019

**MAGIC PLACE
COMMUNITY DEVELOPMENT DISTRICT**

Review of District Financial Statements

Magic Place Community Development District
Statement of Financial Position
As of 08/31/19

| | General Fund | Capital Projects Fund | Total |
|--|---------------------------|--------------------------|---------------------------|
| <u>Assets</u> | | | |
| <u>Current Assets</u> | | | |
| General Checking Account | \$906.15 | | \$906.15 |
| Accounts Receivable - Due from Developer | 10,772.58 | | 10,772.58 |
| Total Current Assets | <u>\$11,678.73</u> | <u>\$0.00</u> | <u>\$11,678.73</u> |
| Total Assets | <u><u>\$11,678.73</u></u> | <u><u>\$0.00</u></u> | <u><u>\$11,678.73</u></u> |
| <u>Liabilities and Net Assets</u> | | | |
| <u>Current Liabilities</u> | | | |
| Accounts Payable | \$7,635.34 | | \$7,635.34 |
| Total Current Liabilities | <u>\$7,635.34</u> | <u>\$0.00</u> | <u>\$7,635.34</u> |
| Total Liabilities | <u><u>\$7,635.34</u></u> | <u><u>\$0.00</u></u> | <u><u>\$7,635.34</u></u> |
| <u>Net Assets</u> | | | |
| Net Assets, Unrestricted | (\$3,742.50) | | (\$3,742.50) |
| Net Assets - General Government | 7,785.89 | | 7,785.89 |
| Current Year Net Assets - General Government | 0.00 | | 0.00 |
| Total Net Assets | <u><u>\$4,043.39</u></u> | <u><u>\$0.00</u></u> | <u><u>\$4,043.39</u></u> |
| Total Liabilities and Net Assets | <u><u>\$11,678.73</u></u> | <u><u>\$0.00</u></u> | <u><u>\$11,678.73</u></u> |

Magic Place Community Development District
Statement of Activities
As of 08/31/19

| | General Fund | Capital Projects Fund | Total |
|--|--------------------------|--------------------------|--------------------------|
| <u>Revenues</u> | | | |
| Developer Contributions | \$62,178.05 | | \$62,178.05 |
| Inter-fund Transfers In | | \$3,237.50 | 3,237.50 |
| Total Revenues | <u>\$62,178.05</u> | <u>\$3,237.50</u> | <u>\$65,415.55</u> |
| <u>Expenses</u> | | | |
| Management | \$22,916.63 | | \$22,916.63 |
| Engineering | 14,872.60 | | 14,872.60 |
| District Counsel | 9,542.00 | | 9,542.00 |
| Travel and Per Diem | 299.53 | | 299.53 |
| Telephone | 40.70 | | 40.70 |
| Postage & Shipping | 54.07 | | 54.07 |
| Copies | 167.25 | | 167.25 |
| Legal Advertising | 4,559.23 | | 4,559.23 |
| Office Supplies | 203.54 | | 203.54 |
| Web Site Maintenance | 500.00 | | 500.00 |
| Dues, Licenses & Fees | 175.00 | | 175.00 |
| General Insurance | 5,610.00 | | 5,610.00 |
| Interfund Transfers | 3,237.50 | | 3,237.50 |
| Engineering | | \$3,237.50 | 3,237.50 |
| Total Expenses | <u>\$62,178.05</u> | <u>\$3,237.50</u> | <u>\$65,415.55</u> |
| <u>Other Revenues (Expenses) & Gains (Losses)</u> | | | |
| Total Other Revenues (Expenses) & Gains | <u>\$0.00</u> | <u>\$0.00</u> | <u>\$0.00</u> |
| Change In Net Assets | \$0.00 | \$0.00 | \$0.00 |
| Net Assets At Beginning Of Year | <u>\$4,043.39</u> | <u>\$0.00</u> | <u>\$4,043.39</u> |
| Net Assets At End Of Year | <u><u>\$4,043.39</u></u> | <u><u>\$0.00</u></u> | <u><u>\$4,043.39</u></u> |

Magic Place CDD
 Budget to Actual
 For the month ending 07/31/19

| | YTD Actual | YTD Budget | YTD Variance | FY 2019 Adopted Budget |
|---|--------------------|--------------------|---------------------|------------------------------|
| <u>Revenues</u> | | | | |
| Developer Contributions | \$62,178.05 | \$63,616.67 | \$(1,438.62) | \$69,400.00 |
| Net Revenues | \$62,178.05 | \$63,616.67 | \$(1,438.62) | \$69,400.00 |
| <u>General & Administrative Expenses</u> | | | | |
| Trustee Services | \$0.00 | \$0.00 | \$0.00 | \$0.00 |
| Management | 22,916.63 | 22,916.67 | (0.04) | 25,000.00 |
| Engineering | 14,872.60 | 9,166.67 | 5,705.93 | 10,000.00 |
| Dissemination Agent | 0.00 | 0.00 | 0.00 | 0.00 |
| District Counsel | 9,542.00 | 22,916.67 | (13,374.67) | 25,000.00 |
| Re-Amortization Schedule | 0.00 | 0.00 | 0.00 | 0.00 |
| Audit | 0.00 | 0.00 | 0.00 | 0.00 |
| Travel and Per Diem | 299.53 | 0.00 | 299.53 | 0.00 |
| Telephone/Conference Calls | 40.70 | 458.33 | (417.63) | 500.00 |
| Postage & Shipping | 54.07 | 275.00 | (220.93) | 300.00 |
| Copies | 167.25 | 458.33 | (291.08) | 500.00 |
| Legal Advertising | 4,559.23 | 1,539.08 | 3,020.15 | 1,679.00 |
| Contingency | 0.00 | 0.00 | 0.00 | 0.00 |
| Office Supplies | 203.54 | 0.00 | 203.54 | 0.00 |
| Web Site Maintenance | 500.00 | 0.00 | 500.00 | 0.00 |
| Dues, Licenses, and Fees | 175.00 | 229.17 | (54.17) | 250.00 |
| Public Officials' Liability Insurance | 0.00 | 0.00 | 0.00 | 0.00 |
| General Liability Insurance | 5,610.00 | 5,656.75 | (46.75) | 6,171.00 |
| Inter-Fund Transfers | 3,237.50 | 0.00 | 3,237.50 | 0.00 |
| Total General & Administrative Expenses | \$62,178.05 | \$63,616.67 | \$(1,438.62) | \$69,400.00 |
| Total Expenses | \$62,178.05 | \$63,616.67 | \$(1,438.62) | \$69,400.00 |
| Net Income (Loss) | \$0.00 | \$0.00 | \$0.00 | \$0.00 |