

**HARBOUR WATERWAY SPECIAL DISTRICT  
RESOLUTION 2022-09**

**A RESOLUTION REQUESTING THE CITY COUNCIL OF JACKSONVILLE TO APPROVE THE ANNUAL BUDGET OF THE HARBOUR WATERWAY SPECIAL DISTRICT FOR THE FISCAL YEAR; PROVIDING AN EFFECTIVE DATE OF MARCH 31, 2022.**

**WHEREAS**, the Harbour Waterway Special District (the "District") was established per City of Jacksonville Ordinance 2010-725 E and Section 189.02, Florida Statutes; a dependent special district for the purpose of maintaining the system of canals located in the Harbour, Harbour North, Harbour Cay, and Harbour Island neighborhoods; and

**WHEREAS**, the Board is required to annually submit its budget to the City of Jacksonville for final approval or rejections pursuant to Section 2(6) of Chapter 86-392; and

**WHEREAS**, the Board of District Supervisors (the "Board"), the governing body of the District, has reviewed and approved the budget attached as Exhibit "A" to this Resolution for the 2022 - 2023 fiscal year.

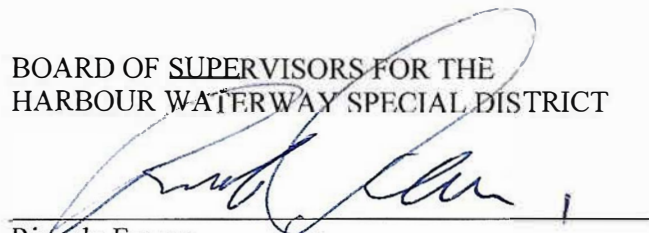
**NOW THEREFORE BE IT RESOVED** by the Board of the District as follows:

**Section 1.** The Board hereby approves the FY 2022 - 2023 District Budget attached as Exhibit "A" to this Resolution for submission to the Jacksonville City Council.


**Section 2.** Effective Date. This Resolution shall become effective on March 31, 2022.

**DULY ADOPTED AND APPROVED** this 8th day of March, 2022, by the Board of the District.

BOARD OF SUPERVISORS FOR THE  
HARBOUR WATERWAY SPECIAL DISTRICT

  
\_\_\_\_\_  
Ricardo Fornos  
Board Chair

Attest:

  
\_\_\_\_\_  
Robert P. Birtalan  
Board Secretary

**HARBOUR WATERWAY SPECIAL DISTRICT**  
**Dependent Special District**

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11554 Starboard Drive, Jacksonville, Florida 32225-1015

March 31, 2022

Director / Council Secretary  
Cheryl Brown  
117 W. Duval Street, Suite 425  
Jacksonville, FL. 32202

Office of the Council Auditor  
Kim Taylor  
117 West Duval Street, Suite 200  
Jacksonville, FL. 32202

Re: Harbour Waterway Special District Proposed Budget for Fiscal Year July 1,  
2022 to June 30, 2023

Dear Ms. Brown and Ms. Taylor:

In accordance with Ordinance 2010 – 725 E, please find enclosed the District's proposed budget for Fiscal Year 2022 / 2023 for purposes of disclosure and information only. Should you have any questions regarding the enclosed, please contact Stanley Pipes at (904) 642-0097.

Sincerely,



Robert P. Birtalan  
Supervisor and Secretary/Treasurer

Enclosures

**HARBOUR WATERWAY SPECIAL DISTRICT  
Dependent Special District**

**Proposed Budget  
Fiscal Year 2022 / 2023**

**March 31, 2022**

**HARBOUR WATERWAY SPECIAL DISTRICT**  
**FISCAL YEAR 2022 - 2023 BUDGET**  
**CASH FLOW ANALYSIS**

31-Mar-22

DESCRIPTION	ACTUAL FY 2020/21	ACTUAL FY 2021/22 BUDGET	PROPOSED FY 2022/23 BUDGET	VARIANCE
<b>OPERATING REVENUES</b>				
Carry Forward Surplus	\$ 844,247	\$ 1,092,524	\$ 2,785,720	\$ 1,693,196
Net Assessments	\$ 204,028	\$ 194,488	\$ 213,338	\$ 18,850
- Tax Rebate - 50% refund on non-Ad Valorem Assessment	\$ (101,000)	\$ (88,750)	\$ (105,000)	\$ (16,250)
Spoil Site Disposal Fees	\$ 479,167	\$ 1,979,167	\$ 197,917	\$ (1,781,250)
Interest Income	\$ -	\$ -	\$ -	\$ -
Revenue Note Proceeds - Series 2018 (See Note 2)	\$ -	\$ -	\$ -	\$ -
Misc Income - Refund of Legal Fees; refund of taxes	\$ 577	\$ 1,841	\$ -	\$ (1,841)
<b>Total Revenues</b>	<b>\$ 1,427,018</b>	<b>\$ 3,179,270</b>	<b>\$ 3,091,975</b>	<b>\$ (87,294)</b>
<b>EXPENDITURES</b>				
<b>Professional Services</b>				
Personnel Services includes temp labor	\$ 48,837	\$ 49,412	\$ 51,000	\$ 1,588
Federal Taxes; FICA; Unemployment Insurance	\$ 19,534	\$ 16,683	\$ 16,800	\$ 117
Legal Services	\$ 19,888	\$ 24,383	\$ 24,000	\$ (383)
Administrative Services	\$ 1,800	\$ 1,800	\$ 1,800	\$ -
Accounting & Audit Services	\$ 5,713	\$ 6,750	\$ 6,750	\$ -
<b>Administrative</b>				
Office Supplies & Postage	\$ 82	\$ 332	\$ 1,200	\$ 868
Rental - Meeting Room	\$ 400	\$ -	\$ -	\$ -
Communication Services - Web Hosting	\$ 180	\$ 255	\$ 255	\$ -
Legal & Promotional Advertising	\$ 302	\$ 506	\$ 600	\$ 94
Other Administrative Expenses	\$ 1,653	\$ 1,437	\$ 1,200	\$ (237)
Insurance - General Liability & Pollution	\$ 9,087	\$ 10,244	\$ 15,000	\$ 4,756
Publications and Memberships	\$ 925	\$ 750	\$ 750	\$ -
Interest Expense on Revenue Notes (See Note 2)	\$ 16,906	\$ 15,104	\$ 13,220	\$ (1,883)
Revenue Note Principal Payments	\$ 40,053	\$ 41,855	\$ 43,738	\$ 1,883
<b>Total Professional &amp; Administrative Expenditures</b>	<b>\$ 165,360</b>	<b>\$ 169,510</b>	<b>\$ 176,314</b>	<b>\$ 6,804</b>
<b>Canal Maintenance &amp; Dredging Operations</b>				
Dredging / Marine Contractor	\$ 33,368	\$ -	\$ 225,000	\$ 225,000
Repair Bulkhead - COJ/JEA & Mill Cove Channel	\$ -	\$ -	\$ 950,000	\$ 950,000
Marine Surveyor	\$ 5,500	\$ -	\$ 10,000	\$ 10,000
Spoil Site Development Expenses	\$ 51,806	\$ 19,101	\$ 75,000	\$ 55,899
Navigational Aids & Markers	\$ -	\$ 4,842	\$ 5,000	\$ 158
Marine Engineering Consultant	\$ -	\$ -	\$ 25,000	\$ 25,000
COJ Park & Recreation Development	\$ 5,774	\$ 2,214	\$ 10,800	\$ 8,586
<b>Total Canal Maintenance &amp; Dredging Operations</b>	<b>\$ 96,448</b>	<b>\$ 26,157</b>	<b>\$ 1,300,800</b>	<b>\$ 1,274,643</b>
<b>Capital Expenditures</b>				
Purchased 138 acres spoil site from JaxPort				\$ -
Purchase an additional 44 acres spoil site from COJ				\$ -
Purchase equipment as required	\$ 72,686	\$ 7,882	\$ 25,000	\$ 17,118
Purchase and Renovate Marina within the District	\$ -	\$ 165,000	\$ 74,000	\$ (91,000)
Purchase parcels adjacent to HWSD	\$ -	\$ 25,000	\$ 400,000	\$ 375,000
<b>TOTAL EXPENDITURES</b>	<b>\$ 334,494</b>	<b>\$ 393,549</b>	<b>\$ 1,976,114</b>	<b>\$ 1,582,565</b>
<b>EXCESS REVENUES / (EXPENDITURES)</b>	<b>\$ 1,092,524</b>	<b>\$ 2,785,720</b>	<b>\$ 1,115,862</b>	<b>\$ (1,669,859)</b>

**NOTES:**

	2020 / 2021 Actual	2021 / 2022 Projected	2022 / 2023 Projected
1 Non Ad-Valorem Assessment			
Residential Parcels			
Parcels adjacent to Waterway	108 \$ 210,000	\$ 216,000	\$ 216,000
Easements	7 \$ 5,000	\$ 5,000	\$ 5,000
Other Parcels	14 \$ 5,000	\$ 5,000	\$ 5,000
Marina	1 \$ 4,000	\$ 4,000	\$ 4,000
<b>TOTAL GROSS ASSESSMENTS</b>	<b>130 \$ 219,000</b>	<b>\$ 230,000</b>	<b>\$ 230,000</b>
Less Early Payment Discount (avg 3.88%)	\$ (7,243)	\$ (8,924)	\$ (8,924)
Less PA and TC Discount (3.5%)	\$ (7,411)	\$ (7,738)	\$ (7,738)
Less Provision for Parcels in Default	\$ -	\$ -	\$ -
<b>TOTAL NET NON AD-VALOREM ASSESSMENTS</b>	<b>\$ 204,345</b>	<b>\$ 213,338</b>	<b>\$ 213,338</b>

2 Series 2018 Note is \$450,000 at 4.50% on a ten year term

3 Actual expenses and revenue thru March 31, 2022, April thru June expenses are forecasted.

**HARBOUR WATERWAY SPECIAL DISTRICT  
AMORTIZATION SCHEDULE  
REVENUE NOTE SERIES 2018**

**TAXABLE OPTION:**

Principal Balance **\$ 450,000.00**  
 Issue Date 4/18/2018  
 Annual Rate 4.500%  
 Number of Payments 10 Prepayment penalty 1.0%

	PAYMENT	ACCRUED	PAID	LOAN	OUTSTANDING	PERIODS	PREPAYMENT	LOAN
	DUE DATE	INTEREST	PRINCIPAL	PAYMENT	BALANCE	REMAINING	CALCULATIONS	PAYOFF
1	1-May-19	(20,981.25)	(35,977.65)	(56,958.90)	414,022.35	10	4,709.81	475,691.06
2	1-May-20	(18,631.01)	(38,327.90)	(56,958.91)	375,694.45	9	4,326.53	436,979.89
3	1-May-21	(16,906.25)	(40,052.65)	(56,958.90)	335,641.80	8	3,926.01	396,526.70
4	1-May-22	(15,103.88)	(41,855.02)	(56,958.90)	293,786.78	7	3,507.46	354,253.13
5	1-May-23	(13,220.41)	(43,738.49)	(56,958.90)	250,048.28	6	3,070.07	310,077.25
6	1-May-24	(11,252.17)	(45,706.73)	(56,958.90)	204,341.55	5	2,613.00	263,913.46
7	1-May-25	(9,195.37)	(47,763.54)	(56,958.91)	156,578.01	4	2,135.37	215,672.29
8	1-May-26	(7,046.01)	(49,912.89)	(56,958.90)	106,665.12	3	1,636.24	165,260.27
9	1-May-27	(4,799.93)	(52,158.98)	(56,958.91)	54,506.15	2	1,114.65	112,579.71
10	1-May-28	(2,452.78)	(54,506.14)	(56,958.92)	0.00	1	-	56,958.92
		(119,589.05)	(450,000.00)	(569,589.05)				

# HARBOUR WATERWAY SPECIAL DISTRICT

## 2021 NON-AD VALOREM ASSESSMENT - DISTRIBUTION REPORT

3/1/2022

DATE	GROSS TAX	EARLY PAYMENT DISCOUNT	NET TAX	TC FEE	PA FEE	DISTRIBUTION
<b><u>OCTOBER</u></b>						
01 - 31	1,976.04	(84.79)	1,891.25	(37.83)	(28.37)	1,825.06
<b><u>NOVEMBER</u></b>						
01 - 15	26,407.56	(1,040.00)	25,367.56	(507.35)	(380.51)	24,479.70
16 - 21	24,672.99	(940.19)	23,732.80	(474.66)	(355.99)	22,902.15
22 - 22	89,250.00	(3,570.00)	85,680.00	(1,713.60)	(1,285.20)	82,681.20
23 - 30	34,750.00	(1,390.00)	33,360.00	(667.20)	(500.40)	32,192.40
<b><u>DECEMBER</u></b>						
1 - 16	20,629.26	(798.89)	19,830.37	(396.61)	(297.46)	19,136.31
17 - 31	4,000.00	(120.00)	3,880.00	(77.60)	(58.20)	3,744.20
<b><u>JANUARY</u></b>						
1 - 17	4,000.00	(120.00)	3,880.00	(77.60)	(58.20)	3,744.20
18 - 31	4,000.00	(80.00)	3,920.00	(78.40)	(58.80)	3,782.80
<b><u>February</u></b>						
1 - 28	N/A					
<b><u>March</u></b>						
1 - 16						
17 - 31		-	-	-	-	-
<b><u>April</u></b>						
1 - 15		-	-	-	-	-
16 - 30		-	-	-	-	-
<b><u>May</u></b>						
1 - 16						
17 - 31						
<b><u>June</u></b>						
1 - 30		-	-	-	-	-
<b><u>July - August</u></b>						
1 - 31						
<b><u>September</u></b>						
1 - 30						
<i>Unpaid Assessments</i> 20,314.15						
<b>TOTAL DISTRIBUTIONS</b>	<b>209,685.85</b>	<b>(8,143.87)</b>	<b>201,541.98</b>	<b>(4,030.84)</b>	<b>(3,023.13)</b>	<b>\$ 194,488.01</b>
% Collected	91.2%	-3.88%		(0.020)	(0.015)	92.75%
<b>TOTAL TAX BILLED</b>	<b>230,000.00</b>					

**HARBOUR WATERWAY SPECIAL DISTRICT  
BUDGET SUPPLEMENT  
FISCAL YEAR 2022 / 2023**

**REVENUES**

**325.200 Special Assessments**

The District will continue to levy a non-ad valorem assessment in the gross amount of \$230,000 on all taxable parcels within the District to fund General Operating Expenditures. From the Gross Amount of the non-ad valorem assessment the following amounts are deducted: (1) Duval County offers an early payment discount which averaged 3.88% for FY 2021 / 2022; (2) The Duval County Tax Collector and Property Assessor charges a fee for services rendered in the amount of 2.0% and 1.5%, respectively. In 2020, HWSD added 16 parcels to the District of which at least 12 parcels will be assessed going forward.

As a result of the sale of excess capacity in the HWSD Spoil Site, the District will refund 50% of the non-ad valorem assessment from 2020 and 2021. The tax rebate program will continue as long as District continues to collect spoil site disposal fees in excess of the District's long-term needs.

**362.000 Spoil Site Disposal Fees**

HWSD offers disposal of dredge material in the HWSD spoil site to prospective special districts and homeowner associations in Duval County. HWSD sold 482,000 cubic yards of spoil material disposal to a local dredging contractor to service a number of their clients including Queens Harbour, Marsh Landing, Tarpon Cove Special District, St. Johns Landing Estates, and others. In addition, HWSD has signed a license agreement with Isle of Palms Special District in Duval County to deposit up to 300,000 cubic yards in the HWSD spoil site over the next fifteen years.

**203.000 Revenue Notes**

The District issued a Series 2018 Revenue Note totaling \$450,000 to refinance the outstanding balance of \$143,000 plus accrued interest on the Series 2012 & 2013 Revenue Notes to provide funds for projects. The Series 2018 Revenue Note was purchased by BB&T with a 10 year term at a 4.5% interest rate. The District used the surplus funds totaling \$305,085 to purchase approximately 44 acres of property from the City of Jacksonville to be used as a spoil site for dredging projects, perform maintenance on the spoil site, conduct dredging operations, and perform repairs to bulkheads owned by the District as required.

**361.100 Interest Income**

Excess Funds will be invested in a non-interest bearing checking account at Truist Financial Corporation, "Truist", or in short term Certificates of Deposit (CD).

**Carry Forward Surplus**

Excess Funds from prior years. The Carry Forward Surplus from FY 2021 / 2022 is projected to be \$2,785,720.

## **EXPENDITURES**

### **PROFESSIONAL:**

#### **537.10 Personnel Services**

The District employs a part time District Manager to run the day to day operations, manage the spoil site, and manage eco restorations as required. Depending on the project, the District anticipates hiring part time employees for specific projects as needed.

#### **537.311 Legal Services**

The District's legal counsel, Lewis, Longman, & Walker, will provide general legal services to the District, including attendance of monthly meetings, review of agreements, contracts, and resolutions.

#### **537.312 Administrative Services**

Other Administrative Expenses include fees charged to the HWSD to record, document, and publish all Board of Supervisor meetings and public hearings held by the District.

#### **537.32 Accounting and Audit Services**

The District is required by Florida Statutes to conduct an independent audit of its financial records by an Independent Certified Public Accounting Firm. The District has contracted with Robert M. Thaggard, CPA to conduct the annual financial audit.

### **ADMINISTRATIVE:**

#### **537.41 Communication Services**

Communication Services include fees required to host, develop, and maintain the HWSD.org website which provides online access to the District's official documents, including meeting minutes, agendas, reports, resolutions, etc.

#### **537.42 Postage & Freight Services**

Postage includes mailing of notices to the District, overnight deliveries, correspondence, etc.

#### **537.44 Rentals and Leases**

Rentals are fees associated with renting public meeting rooms to hold public hearings, committee meetings, and general meetings as required by the District.

#### **537.45 Insurance – General Liability & Workman's Comp**

The District's General Liability, Public Officials Errors and Omission Liability Insurance policy is with Florida Municipal Insurance Trust (FMIT) a service provided by the Florida League of Cities, Inc. Workman's Comp Insurance is also with FMIT. In addition, James River Insurance Company provides pollution/site environmental insurance for the spoil site.

#### **537.47 Printing and Binding**

Printing and Binding include fees to print and bind the District's official documents, including meeting minutes, agendas, reports, resolutions, contracts, etc.



**537.48 Promotional & Legal Advertising**

The District is required to advertise monthly Board of Supervisor Meetings, public hearings, and any services required to be advertised for public bidding, i.e. dredging contracts and other advertising that may be required in a newspaper of general circulation.

**537.49 Other Current Charges**

This item includes any expenses not included in other categories including Bank Fees & Charges

**537.51 Office Supplies**

This item includes any supplies required during the fiscal year, i.e. paper, file folders, labels, etc.

**537.54 Publications & Memberships**

Other Expenses include membership fees, dues and registrations for government agencies, i.e. Florida Department of Economic Development.

**537.72 Debt Service Interest Expense**

Interest charges on the Revenue Notes is based on the projected maximum outstanding balance for FY 2022 / 2023 equal to \$293,787. For FY 2022 / 2023, the annual accrued interest is equal to \$13,220.

**203.900 Revenue Notes & Loans Payable**

Principal Payments on the 2018 revenue note is on a (10) ten year term. Refer to the Amortization Schedule for payment schedule.

**CANAL MAINTENANCE & DREDGING OPERATIONS:**

**537.301 Dredging / Marine Contractor**

The HWSO 2019 Dredging Project began on September 25, 2019 and was completed on January 31, 2020. The District plans to perform spot dredging as needed. The District has plans to perform maintenance on the existing 2,500 feet bulkhead structure at the mouth of the canal system as required.

**537.302 Marine Surveyor**

The District contracts with marine surveyors to determine the amount of silting occurring in the canal system and approach channels.

**537.303 Dredging Permits**

In order to perform dredging operations, the District is required to secure permits from the U.S. Army Corp of Engineers and the Florida Department of Environmental Protections.

**537.304 Spoil Site Expenses**

During dredging operations, silt is removed from the channel bottom and pumped to an upland spoil site. Expenses to deposit the spoil, to perform maintenance on the spoil site, and expenses to acquire an upland spoil site are included in this item.

**537.305 Navigational Aids & Markers**

The HWSD maintains channel markers along our approach channel to mark the dredged channel for boaters.

**537.306 Dredging / Marine Engineering Consultant**

The District utilizes consultants to advise the Board on spoil site construction, dredging services, dredging technology, and marine construction for bulkheads and breakwaters.