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RESOLUTION 2027-01

WHEREAS, the Board of Supervisors, hereinafter referred to as the "Board", of the Tison's Landing Community Development District, hereinafter referred to as "District", adopted General Fund and Recreation Fund Budgets for Fiscal Year 2026, and

WHEREAS, the Board desires to reallocate funds budgeted to re-appropriate Revenues and Expenses approved during the Fiscal Year.

NOW THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE TISON'S LANDING COMMUNITY DEVELOPMENT DISTRICT TO THE FOLLOWING:

1. The General Fund and Recreation Fund Budgets are hereby amended in accordance with Exhibit "A" attached.

2. This resolution shall become effective this 12th day of November, 2026 and be reflected in the monthly and Fiscal Year End 9/30/26 Financial Statements and Audit Report of the District.

Tison's Landing
Community Development District

by: DocuSigned by: Monica Timmons 5CF1EA4BE8CC47F...
Chairman / Vice Chairman

Attest:

by: Signed by: Daniel Laughlin 9A989FE97AGA46D...
Secretary / Assistant Secretary

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TISON'S LANDING CDD
RESOLUTION 2027-01

EXHIBIT A

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Exhibit A

Tison's Landing
Community Development District
FY 2026 Budget Amendment
Statement of Revenues, Expenditures, and Changes in Fund Balance
General Fund

Description	Adopted FY 26 Budget	Increase/ (Decrease)	Amended FY 26 Budget	Actual 9/30/2026
Revenues				
Special Assessments - On Roll	$ 854,540	$ 2,355	$ 856,895	$ 856,895
Clubhouse Income	2,000	7,530	9,530	9,530
Interest Income	16,000	14,061	30,061	30,061
Other Income	-	381	381	381
Total Revenues	**$ 872,540**	**$ 24,327**	**$ 896,867**	**$ 896,867**
Expenditures				
General & Administrative:				
Supervisor Fees	$ 12,000	$ -	$ 12,000	$ 10,000
PR-FICA	918	-	918	765
Engineering	3,000	-	3,000	2,850
Attorney	15,000	8,167	23,167	23,167
Annual Audit	3,300	-	3,300	3,300
Assessment Administration	2,500	-	2,500	2,500
Arbitrage Rebate	1,200	-	1,200	550
Dissemination Agent	1,000	200	1,200	1,200
Trustee Fees	3,725	-	3,725	341
Management Fees	46,350	-	46,350	46,350
Information Technology	1,800	-	1,800	1,800
Website Maintenance	1,800	-	1,800	1,800
Telephone	350	-	350	230
Postage & Delivery	1,000	-	1,000	216
Insurance General Liability	12,661	-	12,661	11,559
Printing & Binding	2,000	-	2,000	364
Legal Advertising	2,500	-	2,500	1,836
Other Current Charges	1,000	218	1,218	1,218
Office Supplies	500	-	500	-
Dues, Licenses & Subscriptions	175	-	175	175
Total General & Administrative	**$ 112,779**	**$ 8,585**	**$ 121,364**	**$ 110,221**
Community Operations:				
Insurance (Property)	$ 23,977	$ -	$ 23,977	$ 21,473
Field Management & Administration (Vesta)	38,294	-	38,294	38,294
Security Off Duty (JSO)	2,500	-	2,500	-
Security Camera Monitoring (Envera)	16,377	-	16,377	8,537
Landscape Maintenance (LawnBoy)	60,608	-	60,608	60,066
Landscape Mulch	15,000	-	15,000	5,100
Landscape Fertilization (Agro Pro)	19,332	3,000	22,332	22,332
Irrigation Repairs and Maintenance	10,000	-	10,000	2,811
Landscape Repairs and Maintenance	7,000	2,754	9,754	9,754
Lake Maintenance (The Lake Doctor)	11,200	-	11,200	9,900
Utilities-Cable (Comcast)	1,680	-	1,680	1,234
Utilities-Electric (JEA)	1,800	-	1,800	1,133
Utilities-Irrigation (JEA)	24,000	-	24,000	17,656
Community Repairs and Maintenance	20,000	-	20,000	3,484
Community Operations Contingency	2,493	-	2,493	58
Capital Improvement Plan	22,500	-	22,500	-
Subtotal Community Operations	**$ 276,761**	**$ 5,754**	**$ 282,515**	**$ 201,832**

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Exhibit A

Tison's Landing
Community Development District
FY 2026 Budget Amendment
Statement of Revenues, Expenditures, and Changes in Fund Balance
General Fund

Description	Adopted FY 26 Budget	Increase/ (Decrease)	Amended FY 26 Budget	Actual 9/30/2026
Amenity Operations:				
Amenity Manager (Vesta)	$ 105,276	$ -	$ 105,276	$ 105,276
Pool Maintenance (Vesta)	34,145	-	34,145	34,145
Janitorial Maintenance (Vesta)	34,092	-	34,092	34,092
Janitorial Supplies (Vesta)	4,058	-	4,058	4,058
Amenity Website (Vesta)	3,090	-	3,090	3,090
Seasonal Office Staffing (Vesta)	13,580	-	13,580	13,580
Security Camera Monitoring (Envera/High-Tech)	13,761	-	13,761	11,995
Pool Chemicals (Hawkins)	15,000	43	15,043	15,043
License / Permit Fees	600	365	965	965
Utilities-Cable (Comcast)	6,600	-	6,600	6,588
Utilities-Electric (JEA)	15,000	-	15,000	11,492
Utilities-Water/Sewer (JEA)	12,000	8,832	20,832	20,832
Refuse Service (Waste Management)	11,400	-	11,400	2,224
Pest Control	600	513	1,113	1,113
Amenity Repairs and Maintenance	15,400	5,374	20,774	20,774
Fitness Equipment Maintenance	2,000	-	2,000	1,518
Special Events	23,500	-	23,500	23,083
Amenity Supplies	4,698	-	4,698	2,986
Amenity Operations Contingency	2,000	-	2,000	-
Capital Outlay	-	4,519	4,519	4,519
Subtotal Amenity Operations	**$ 316,800**	**$ 19,646**	**$ 336,446**	**$ 317,373**
Total Expenditures	**$ 706,340**	**$ 33,985**	**$ 740,325**	**$ 629,426**
Excess Revenues (Expenditures)	$ 166,200	$ (9,658)	$ 156,542	$ 267,441
Other Financing Sources/(Uses):				
Capital Reserve - Transfer Out	$ (166,200)	$ -	$ (166,200)	$ (166,200)
Total Other Financing Sources/(Uses)	**$ (166,200)**	**$ -**	**$ (166,200)**	**$ (166,200)**
NET CHANGE IN FUND BALANCE	**$ -**	**$ (9,658)**	**$ (9,658)**	**$ 101,241**
Fund Balance - Beginning	$ -	$ 9,658	$ 9,658	$ 552,650
Fund Balance - Ending	$ -	$ -	$ -	$ 653,891