

**MINUTES OF MEETING
BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT**

A Regular Meeting of the Beach Road Golf Estates Community Development District's Board of Supervisors was held on **Monday, May 15, 2017 at 1:00 p.m.**, at the offices of Lennar Homes, 10481 Six Mile Cypress Parkway, Fort Myers, Florida 33966.

Present at the meeting were:

Russell Smith	Chair
Dalton Drake	Assistant Secretary
Ashley Kingston	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Greg Urbancic	District Counsel
Tammy Campbell (<i>via telephone</i>)	McDermitt Davis & Company, LLC

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 1:07 p.m. Supervisors Smith, Kingston and Drake were present, in person. Supervisors Hinebaugh and Gabor were not present.

SECOND ORDER OF BUSINESS

Public Comments

There being no public comments, the next item followed.

THIRD ORDER OF BUSINESS

**Presentation of Audited Financial Report
for Fiscal Year Ended September 30,
2016, Prepared by McDermitt Davis &
Company, LLC**

Ms. Campbell presented the Audited Financial Report for Fiscal Year ended September 30, 2016. The "Independent Auditor's Report", on Pages 1 and 2, reflected an unmodified opinion, which was the best opinion that an audit can receive. On Page 5 of "Management's Discussion and Analysis", the "Total net position" was a deficit of \$3,294,864, primarily due to the bonds payable long-term liability exceeding assets. The "Change in net position" decreased \$1,438,686, due to the interest on long-term debt exceed revenues collected. The District's

governmental funds had fund balances of \$14,002,647, for a decrease of \$15,606,364, due to capital outlay expenditures for the Fiscal Year 2015 bond issue. The “Independent Auditor’s Report on Internal Control Over Financial Reporting and On Compliance and Other Matters”, on Pages 25 and 26, “Management Comments”, on Pages 27 and 28, and the “Independent Auditor’s Report on Compliance with the Requirements of Section 218.415, Florida Statutes, reflected that the District was in compliance and there were no current or prior year findings.

FOURTH ORDER OF BUSINESS

Consideration of Resolution 2017-5, Accepting the Audited Financial Report for the Fiscal Year Ended September 30, 2016

Mr. Adams presented Resolution 2017-5 for the Board’s consideration.

On MOTION by Mr. Smith and seconded by Ms. Kingston, with all in favor, Resolution 2017-5, Accepting the Audited Financial Report for the Fiscal Year Ended September 30, 2016, was adopted.

FIFTH ORDER OF BUSINESS

Discussion/Consideration: District Manager’s Revised Operating Procedures

A. Consideration of Resolution 2017-6, Electing Officers of the District

Mr. Adams presented Resolution 2017-6 for the Board’s consideration. Mr. Jeff Pinder, Wrathell, Hunt and Associates, LLC Corporate Controller, would be added to the slate of officers, as Assistant Treasurer. This would enable Mr. Pinder to interact with the bank, on the District’s behalf, whenever Mr. Wrathell was not available. Mr. Smith nominated Mr. Pinder. No other nominations were made. The remaining slate of officers was unchanged.

Chair	<u>Russell Smith</u>
Vice Chair	<u>Alex Hinebaugh</u>
Secretary	<u>Chuck Adams</u>
Treasurer	<u>Craig Wrathell</u>
Assistant Treasurer	<u>Jeff Pinder</u>
Assistant Secretary	<u>Dalton Drake</u>
Assistant Secretary	<u>Ashley Kingston</u>

Assistant Secretary

Steve Gabor

Assistant Secretary

Craig Wrathell

On MOTION by Mr. Smith and seconded by Ms. Kingston, with all in favor, Resolution 2017-6, Electing Officers of the District, as nominated and stated, with the addition of Mr. Pinder, as Assistant Treasurer, was adopted.

B. Consideration of Resolution 2017-7, Designating the Authorized Signatories for the District’s Operating Bank Account(s)

Mr. Adams presented Resolution 2017-7 for the Board’s consideration. The Chair, Vice Chair, Treasurer and Assistant Treasurer would be designated as authorized signatories on the District’s operating accounts and Mr. Wrathell must countersign all warrants and checks.

On MOTION by Mr. Drake and seconded by Ms. Kingston, with all in favor, Resolution 2017-7, Designating the Authorized Signatories for the District’s Operating Bank Account(s), was adopted.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2017-8, Approving the District’s Proposed Budget for Fiscal Year 2017/2018 and Setting a Public Hearing Thereon Pursuant to Florida Law and Providing an Effective Date

Mr. Adams presented Resolution 2017-8 for the Board’s consideration. There were slight line item increases and decreases. A significant increase in “Shared Costs Maintenance/Monitoring”, from \$43,920 to \$160,00, was due to the District’s participation in shared responsibilities for maintenance and monitoring of the Panther Mitigation property and common infrastructure maintenance. Assessments would increase, because of the increase in costs; a separate mailed notice would be sent to all property owners. Overall, the proposed operation and maintenance (O&M) portion of the assessment would increase from \$86.01, Fiscal Year 2017, to \$125.90, in Fiscal Year 2018. The following line item would be added:

“Lake bank erosion repair¹”

In response to Mr. Adams' question, the Board was comfortable with the O&M assessment amount at \$140. Mr. Adams would back into the \$140 O&M assessment amount to calculate the amount for the new "Lake bank erosion repair¹" line item.

On MOTION by Mr. Smith and seconded by Ms. Kingston, with all in favor, Resolution 2017-8, Approving the District's Proposed Budget for Fiscal Year 2017/2018, as amended, and Setting a Public Hearing Thereon Pursuant to Florida Law for August 21, 2017 at 1:00 p.m., at this location, and Providing an Effective Date, was adopted.

SEVENTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of March 31, 2017

Mr. Adams presented the Unaudited Financial Statements as of March 31, 2017. Revenues were at 32% and expenses were at 59%.

EIGHTH ORDER OF BUSINESS

Approval of February 23, 2017 Regular Meeting Minutes

Mr. Adams presented the February 23, 2017 Regular Meeting Minutes and asked for any additions, deletions or corrections.

On MOTION by Mr. Smith and seconded by Ms. Kingston, with all in favor, the February 23, 2017 Regular Meeting Minutes, as presented, were approved.

NINTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Mr. Urbancic stated that the Interlocal Agreement was nearly finalized; execution by one party was pending.

▪ **SHR Bonita Springs LLC – Drainage Easement**

****This item was an addition to the agenda.****

Mr. Urbancic stated that SHR Bonita Springs LLC was seeking a drainage easement, as one of the conditions of the Environmental Resource Permit was that they be granted a drainage easement over a portion of a CDD flow way.

On MOTION by Mr. Smith and seconded by Mr. Drake, with all in favor, authorization for Staff to finalize and grant a Drainage Easement to SHR Bonita Springs, LLC, over specific parcels, for a flow way, and for the Chair to execute, were approved.

Mr. Urbancic stated that requests were received from FPL and Tampa Electric Company (TECO) regarding installation of lines that would cross CDD roads and asked if the District preferred to issue specific easements to the entities or issue a general public utility easement. In response to a question, Mr. Urbancic stated that a general public utility easement would likely contain controls, such as requiring the utility to submit plans. The Board was agreeable to a general public utility easement, or whichever option offered the most flexibility.

B. District Engineer

There being no report, the next item followed.

C. District Manager

i. 0 Registered Voters in District as of April 15, 2017

Mr. Adams stated that there were zero registered voters residing within the boundaries of the District as of April 15, 2017.

ii. NEXT MEETING DATE: June 19, 2017 at 1:30 P.M.

Mr. Adams stated that the next meeting will be held on June 19, 2017 at 1:30 p.m., at this location.

TENTH ORDER OF BUSINESS

**Audience
Requests**

Comments/Supervisors'

There being no audience comments or Supervisors' requests, the next item followed.


ELEVENTH ORDER OF BUSINESS

Adjournment

There being no further business to discuss, the meeting adjourned.

On MOTION by Mr. Drake and seconded by Ms. Kingston, with all in favor, the meeting adjourned at 1:23 p.m.


Secretary/Assistant Secretary


Chair/Vice Chair