

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

The Board of Supervisors of the Beach Road Golf Estates Community Development District held a Regular Meeting on February 11, 2019 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
Alex Hinebaugh	Vice Chair
Ashley Kingston	Assistant Secretary
Dalton Drake	Assistant Secretary
John Moran	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Greg Urbancic	District Counsel
Dave Underhill	District Engineer
Stewart Fuhrmann	Resident

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 1:04 p.m. Supervisors Smith, Kingston and Hinebaugh were present, in person. Supervisor Drake was not present at roll call. Supervisor Gabor was not present.

SECOND ORDER OF BUSINESS

Public Comments

Mr. Stewart Fuhrmann, a resident, asked if the meeting was being recorded. Mr. Adams replied affirmatively.

Supervisor Drake arrived at the meeting.

THIRD ORDER OF BUSINESS

Administration of Oath of Office to Newly Elected Supervisor, Steve Gabor [SEAT 4]

Since Mr. Gabor was not present, the Oath of Office would be administered at the next meeting.

- A. Salvatore Dona [28097 Wicklow Court]
- B. Stewart M. Fuhrmann [28555 Carlow Court]
- C. John A. Moran [28605 Lisburn Court]
- D. Robert W. Pacheco [28543 Longford Court]

In addition to the candidate information in the agenda package, Mr. Adams distributed letters of interest and resumes from Mr. Larry Troutman and Mr. Mike Rollins. Although they submitted them after the February 1 deadline, they could still be considered.

Mr. Adams stated that, as no one qualified to run for Seat 3 in the General Election, Mr. Drake remained in Seat 3 until the Board could appoint a replacement.

For the record, Mr. Fuhrmann expressed his opinion that the February 6th, 90-day deadline to fill the seat was exceeded. Mr. Adams stated that the time frame commenced on November 20th, during the election certifying period, not November 6th. Mr. Fuhrmann felt that the rules were ambiguous. Mr. Adams stated that the rules were very clear.

Mr. Smith nominated Mr. John A. Moran to fill Seat 3. No other nominations were made.

On MOTION by Mr. Smith and seconded by Mr. Drake, with all in favor, the appointment of Mr. John A. Moran to Seat 3, was approved.

As no one qualified to run for Seat 5 either, Mr. Adams asked for nominations to fill Seat 5. Mr. Smith nominated Mr. Mike Rollins to fill Seat 5. No other nominations were made.

On MOTION by Mr. Smith and seconded by Mr. Hinebaugh, with all in favor, the appointment of Mr. Mike Rollins to Seat 5, was approved.

Mr. Adams presented Resolution 2019-05.

On MOTION by Mr. Hinebaugh and seconded by Ms. Kingston, with all in favor, Resolution 2019-05, Appointing Qualified Electors, Mr. John A. Moran to fill Seat 3 and Mr. Mike Rollins to fill Seat 5 on the Board of Supervisors Pursuant to Section 190.006(3)(b), Florida Statutes; Providing For Severability, Conflicts and an Effective Date, was adopted.

SIXTH ORDER OF BUSINESS

Administration of Oath of Office to Newly Appointed Supervisors (*the following will be provided in a separate package*)

Mr. Adams, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. Moran. The Oath of Office would be administered to Mr. Rollins at a future meeting. Mr. Adams provided and he and Mr. Urbancic briefly explained the following items:

- A. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees**
- B. Membership, Obligations and Responsibilities**
- C. Chapter 190, Florida Statutes**
- D. Financial Disclosure Forms**
 - i. Form 1: Statement of Financial Interests**
 - ii. Form 1X: Amendment to Form 1, Statement of Financial Interests**
 - iii. Form 1F: Final Statement of Financial Interests**
- E. Form 8B – Memorandum of Voting Conflict**

Mr. Moran was instructed to copy and forward any emails regarding District business to Mr. Adams; and, to keep CDD files separate from his personal and business files.

Mr. Adams noted the slate of officers, prior to the appointments today, and stated that the slate of officers would be elected, by Resolution, at the next meeting, but changes could be made today. Mr. Smith nominated the following slate of officers:

Chair	Russell Smith
Vice Chair	John Moran
Secretary	Chuck Adams
Treasurer	Craig Wrathell
Assistant Secretary	Steve Gabor
Assistant Secretary	Alex Hinebaugh

Assistant Secretary	Mike Rollins
Assistant Secretary	Craig Wrathell
Assistant Treasurer	Jeff Pinder

No other nominations were made.

On MOTION by Mr. Smith and seconded by Mr. Hinebaugh, with all in favor, Electing the Officers of the Beach Road Golf Estates Community Development District, as nominated, was approved.

SEVENTH ORDER OF BUSINESS

Consideration of Special Warranty Deed Conveying Tract D of Unit 8 Plat from Lennar Homes, LLC, to the District

Mr. Urbancic recalled that, at the last meeting, the District accepted the Plat of Bonita National Unit Eight, in substantial form. He confirmed that it was submitted to the City of Bonita Springs but did not know if it was finalized yet. He recommended approving the Warranty Deed, subject to the Plat being recorded, so that the District can accept ownership sooner, without waiting on the approval from the City of Bonita Springs and recording it in the public records. He would still follow up to make sure that it was recorded in the public records.

Although the survey was provided in the last agenda, per Mr. Fuhrmann’s request, Mr. Adams would forward the site plan to him. Mr. Smith confirmed the new Plat Dedication refers to the “cell tower site” land from Lennar, to the CDD; the Deed ratifies that dedication.

On MOTION by Mr. Smith and seconded by Ms. Kingston, with all in favor, Accepting the Special Warranty Deed Conveying Tract D, of Unit 8 Plat from Lennar Homes, LLC, to the District, subject to the Plat being accepted by the City of Bonita Springs and recorded in the public records, was approved.

EIGHTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of December 31, 2018

Mr. Adams presented the Unaudited Financial Statements as of December 31, 2018.

NINTH ORDER OF BUSINESS

Approval of January 14, 2019 Regular Meeting Minutes

Mr. Adams presented the January 14, 2019 Regular Meeting Minutes.

Mr. Fuhrmann referred to a previous agenda and the Resolution 2018-11 budget line item "Assigned- Lake bank erosion repair" increase from \$19,740 to \$100,000, and asked where the lake bank erosion repairs would be. Mr. Adams explained the funds were allocated for future use by the District to repair erosion that may occur around the perimeter of the lake banks. Mr. Smith stated the District owns and is responsible for maintaining all lakes within the community. Regarding the significant increase in the budget line item, Mr. Smith stated that the District had not previously budgeted for this type of maintenance.

On MOTION by Mr. Smith and seconded by Mr. Hinebaugh, with all in favor, the January 14, 2019 Regular Meeting Minutes, as presented, were approved.

TENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel: *Coleman, Yovanovich & Koester, P.A.*

There being no report, the next item followed.

B. District Engineer: *Banks Engineering, Inc.*

There being no report, the next item followed.

C. District Manager: *Wrathell, Hunt and Associates, LLC*

- **NEXT MEETING DATE: March 18, 2019 at 1:00 P.M.**

The next meeting will be held on March 18, 2019 at 1:00 p.m.

ELEVENTH ORDER OF BUSINESS

Audience Comments/Supervisors' Requests

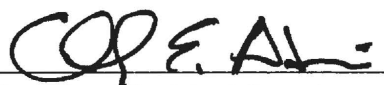
There being no audience comments or Supervisors' requests, the next item followed.

TWELFTH ORDER OF BUSINESS

Adjournment

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

On MOTION by Mr. Hinebaugh and seconded by Ms. Kingston, with all in favor, the meeting adjourned at 1:25 p.m.


Secretary ~~Assistant Secretary~~


Chair/Vice Chair