

**BEACH ROAD  
GOLF ESTATES  
COMMUNITY DEVELOPMENT  
DISTRICT**

**June 21, 2021**

**BOARD OF SUPERVISORS  
REGULAR MEETING  
AGENDA**

# Beach Road Golf Estates Community Development District

## OFFICE OF THE DISTRICT MANAGER

2300 Glades Road, Suite 410W • Boca Raton, Florida 33431

Phone: (561) 571-0010 • Toll-free: (877) 276-0889 • Fax: (561) 571-0013

June 14, 2021

Board of Supervisors  
Beach Road Golf Estates Community Development District

### ATTENDEES:

Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

Dear Board Members:

The Board of Supervisors of the Beach Road Golf Estates Community Development District will hold a Regular Meeting on June 21, 2021, at 1:00 p.m., at the Bonita National Golf and Country Club, 2<sup>nd</sup> Floor of the Clubhouse, 17671 Bonita National Boulevard, Bonita Springs, Florida 34135 and via Zoom at <https://us02web.zoom.us/j/81142213094>, Meeting ID: **811 4221 3094** or telephonically at **1-929-205-6099**, Meeting ID: **811 4221 3094**. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments
3. Update: Lake Bank Erosion Repair Project
4. Update: Streetlight Installation Project on Bonita Beach Road
5. Consideration of Addendum to Agreement with Bonita National Master HOA to Transfer Lake and Preserve Maintenance to the CDD (*to be provided under separate cover*)
6. Continued Discussion: Fiscal Year 2022 Proposed Budget
7. Discussion: Results of Evaluation of Erosion on West Side of Wicklow Court and Longford Court
8. Acceptance of Unaudited Financial Statements as of April 30, 2021
9. Approval of May 17, 2021 Regular Meeting Minutes
10. Staff Reports
  - A. District Counsel: *Coleman, Yovanovich & Koester, P.A.*
  - B. District Engineer: *Banks Engineering, Inc.*
  - C. District Manager: *Wrathell, Hunt & Associates, LLC*
    - NEXT MEETING DATE: July 19, 2021 at 1:00 P.M.

○ QUORUM CHECK

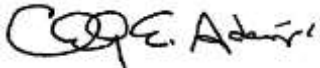
Joseph Grillo	<input type="checkbox"/>	IN PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
Barry Kove	<input type="checkbox"/>	IN PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
Daniel DiTommaso	<input type="checkbox"/>	IN PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
Denise Kempf	<input type="checkbox"/>	IN PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO
Peter Leyon	<input type="checkbox"/>	IN PERSON	<input type="checkbox"/>	PHONE	<input type="checkbox"/>	NO

11. Audience Comments/Supervisors' Requests

12. Adjournment

Should you have any questions, please do not hesitate to contact me directly at 239-464-7114.

Sincerely,



Chesley "Chuck" Adams  
District Manager

**BEACH ROAD GOLF ESTATES  
COMMUNITY DEVELOPMENT DISTRICT**

**6**

**BEACH ROAD GOLF ESTATES  
COMMUNITY DEVELOPMENT DISTRICT**

**8**

**BEACH ROAD GOLF ESTATES  
COMMUNITY DEVELOPMENT DISTRICT  
FINANCIAL STATEMENTS  
UNAUDITED  
APRIL 30, 2021**

**BEACH ROAD GOLF ESTATES  
COMMUNITY DEVELOPMENT DISTRICT  
GENERAL FUND  
BALANCE SHEET  
APRIL 30, 2021**

	General Fund	Debt Service Fund	Capital Projects Fund	Total Governmental Funds
<b>ASSETS</b>				
Cash	\$ 178,776	\$ -	\$ -	\$ 178,776
Investments				
Revenue	-	1,360,140	-	1,360,140
Reserve	-	1,048,759	-	1,048,759
Sinking	-	27	-	27
Interest	-	698,968	-	698,968
Prepayment	-	14	-	14
Construction	-	-	2,236,946	2,236,946
Due from general fund	-	20,454	-	20,454
Due from other governments	52,439	-	-	52,439
Utility deposit	282	-	-	282
Total assets	<u>\$ 231,497</u>	<u>\$ 3,128,362</u>	<u>\$ 2,236,946</u>	<u>\$ 5,596,805</u>
<b>LIABILITIES</b>				
<b>Liabilities</b>				
Accounts payable	\$ 1,000	\$ -	\$ -	\$ 1,000
Developer advance	1,983	-	-	1,983
Accrued taxes payable	214	-	-	214
Due to debt service	20,454	-	-	20,454
Total liabilities	<u>23,651</u>	<u>-</u>	<u>-</u>	<u>23,651</u>
<b>DEFERRED INFLOWS OF RESOURCES</b>				
Deferred receipts	52,439	-	-	52,439
Total deferred inflows of resources	<u>52,439</u>	<u>-</u>	<u>-</u>	<u>52,439</u>
<b>FUND BALANCES</b>				
Restricted for:				
Debt service	-	3,128,362	-	3,128,362
Capital projects	-	-	2,236,946	2,236,946
Unassigned	155,407	-	-	155,407
Total fund balances	<u>155,407</u>	<u>3,128,362</u>	<u>2,236,946</u>	<u>5,520,715</u>
Total liabilities, deferred inflows of resources and fund balances	<u>\$ 231,497</u>	<u>\$ 3,128,362</u>	<u>\$ 2,236,946</u>	<u>\$ 5,596,805</u>

**BEACH ROAD GOLF ESTATES  
COMMUNITY DEVELOPMENT DISTRICT  
STATEMENT OF REVENUES, EXPENDITURES  
AND CHANGES IN FUND BALANCES  
GENERAL FUND  
FOR THE PERIOD ENDED APRIL 30, 2021**

	Current Month	Year to Date	Budget	% of Budget
<b>REVENUES</b>				
On-roll assessments	\$ 2,011	\$ 194,060	\$ 161,123	120%
Off-roll assessments	-	-	34,289	0%
Intergovernmental mitigation and monitoring	-	31,581	114,480	28%
Interest	2	26	-	N/A
Total revenues	<u>2,013</u>	<u>225,667</u>	<u>309,892</u>	73%
<b>EXPENDITURES</b>				
Supervisors	1,507	3,230	-	N/A
Management/recording	3,333	23,333	40,000	58%
Financial accounting services	1,292	9,042	15,500	58%
Audit	-	4,200	4,500	93%
Dissemination agent	417	2,917	5,000	58%
Trustee fees	-	10,077	10,850	93%
Legal	1,341	4,072	10,000	41%
Engineering	-	-	5,000	0%
Postage	116	368	300	123%
Printing & reproduction	83	583	1,000	58%
Legal advertising	271	1,207	1,000	121%
Annual district filing fee	-	175	175	100%
Insurance	-	6,098	6,200	98%
Other current charges	67	790	650	122%
ADA website maintenance	-	210	210	100%
Website	-	705	615	115%
Total professional & admin	<u>8,427</u>	<u>67,007</u>	<u>101,000</u>	66%
<b>Operations</b>				
Mitigation maintenance and monitoring	4,785	118,132	212,000	56%
On-site operations and maintenance	-	4,179	-	N/A
Total operations	<u>4,785</u>	<u>122,311</u>	<u>212,000</u>	58%
<b>Other fees and charges</b>				
Property appraiser	-	1,459	1,199	122%
Tax collector	-	189	1,799	11%
Total other fees and charges	<u>-</u>	<u>1,648</u>	<u>2,998</u>	55%
Total expenditures	<u>13,212</u>	<u>190,966</u>	<u>315,998</u>	60%
Excess/(deficiency) of revenues over/(under) expenditures	(11,199)	34,701	(6,106)	
Fund balance - beginning	166,606	120,706	271,115	
Assigned				
Lake bank erosion repair <sup>1</sup>	150,000	150,000	150,000	
Unassigned	5,407	5,407	115,009	
Fund balance - ending	<u>\$ 155,407</u>	<u>\$ 155,407</u>	<u>\$ 265,009</u>	



**BEACH ROAD GOLF ESTATES  
COMMUNITY DEVELOPMENT DISTRICT  
STATEMENT OF REVENUES, EXPENDITURES  
AND CHANGES IN FUND BALANCES  
DEBT SERVICE FUND SERIES 2015  
FOR THE PERIOD ENDED APRIL 30, 2021**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
<b>REVENUES</b>				
Assessment levy: on-roll - net	\$ 20,454	\$ 1,974,206	\$ 1,625,460	121%
Assessment levy: off-roll	-	-	371,308	0%
Interest	26	130	-	N/A
Total revenues	<u>20,480</u>	<u>1,974,336</u>	<u>1,996,768</u>	99%
<b>EXPENDITURES</b>				
Principal	-	570,000	570,000	100%
Interest	-	708,943	1,407,910	50%
Total expenditures	<u>-</u>	<u>1,278,943</u>	<u>1,977,910</u>	65%
<b>Other fees and charges</b>				
Tax collector	-	1,926	-	N/A
Total other fees and charges	<u>-</u>	<u>1,926</u>	<u>-</u>	N/A
Total expenditures	<u>-</u>	<u>1,280,869</u>	<u>1,977,910</u>	65%
Excess/(deficiency) of revenues over/(under) expenditures	20,480	693,467	18,858	
Fund balance - beginning	<u>3,107,882</u>	<u>2,434,895</u>	<u>2,425,403</u>	
Fund balance - ending	<u><u>\$ 3,128,362</u></u>	<u><u>\$ 3,128,362</u></u>	<u><u>\$ 2,444,261</u></u>	

**BEACH ROAD GOLF ESTATES  
COMMUNITY DEVELOPMENT DISTRICT  
STATEMENT OF REVENUES, EXPENDITURES,  
AND CHANGES IN FUND BALANCES  
CAPITAL PROJECTS FUND SERIES 2015  
FOR THE PERIOD ENDED APRIL 30, 2021**

	Current Month	Year to Date
<b>REVENUES</b>		
Interest	\$ 21	\$ 164
Total revenues	<u>21</u>	<u>164</u>
<b>EXPENDITURES</b>		
Capital outlay	111,441	349,513
Total expenditures	<u>111,441</u>	<u>349,513</u>
Net increase/(decrease), fund balance	(111,420)	(349,349)
Beginning fund balance	2,348,366	2,586,295
Ending fund balance	<u>\$ 2,236,946</u>	<u>\$ 2,236,946</u>

**BEACH ROAD GOLF ESTATES  
COMMUNITY DEVELOPMENT DISTRICT**

**9**

**BEACH ROAD GOLF ESTATES  
COMMUNITY DEVELOPMENT DISTRICT**

**10C**

**BEACH ROAD GOLF ESTATES COMMUNITY DEVELOPMENT DISTRICT**

**BOARD OF SUPERVISORS FISCAL YEAR 2020/2021 MEETING SCHEDULE**

**LOCATION**

*Bonita National Golf and Country Club, 2<sup>nd</sup> Floor of the Clubhouse, 17671 Bonita National Blvd.,  
Bonita Springs, Florida 34135*

<b>DATE</b>	<b>POTENTIAL DISCUSSION/FOCUS</b>	<b>TIME</b>
<b>October 19, 2020 CANCELED</b>	<b>Regular Meeting</b>	<b>1:00 PM</b>
<b>November 16, 2020</b>	<b>Regular Meeting</b>	<b>1:00 PM</b>
<b>December 14, 2020* CANCELED</b>	<b>Regular Meeting</b>	<b>1:00 PM</b>
<b>January 11, 2021</b>	<b>Workshop</b>	<b>11:00 AM</b>
<b>January 11, 2021*</b>	<b>Regular Meeting</b>	<b>1:00 PM</b>
<b>February 15, 2021 CANCELED</b>	<b>Regular Meeting</b>	<b>1:00 PM</b>
<b>March 15, 2021</b>	<b>Regular Meeting</b>	<b>1:00 PM</b>
<b>April 19, 2021</b>	<b>Regular Meeting</b>	<b>1:00 PM</b>
<b>May 17, 2021</b>	<b>Regular Meeting</b>	<b>1:00 PM</b>
<b>June 21, 2021</b>	<b>Regular Meeting</b>	<b>1:00 PM</b>
<b>July 19, 2021</b>	<b>Regular Meeting</b>	<b>1:00 PM</b>
<b>August 16, 2021</b>	<b>Public Hearing &amp; Regular Meeting</b>	<b>1:00 PM</b>
<b>September 20, 2021</b>	<b>Regular Meeting</b>	<b>1:00 PM</b>

**\*Exceptions**

*December meeting date is one week earlier to accommodate the Christmas Holiday*

*January meeting date is one week earlier to accommodate Martin Luther King Jr. Holiday*