

**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 November 15, 2021, at 1:00 p.m., at the Bonita National Golf and Country Club, 2nd Floor of the Clubhouse, 17671 Bonita National Boulevard, Bonita Springs, Florida 34135 and via Zoom at <https://us02web.zoom.us/j/81142213094> and telephonically at 1-929-205-6099, Meeting ID 811 4221 3094, for both.

Present at the meeting were:

Barry Kove	Chair
Daniel DiTommaso	Vice Chair
Joseph Grillo	Assistant Secretary
Peter Leyon	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Shane Willis	Operations Manager
Greg Urbancic (via telephone)	District Counsel
Bob Pacheco	Golf Board President
Steve Riggs	Resident
Jeff Cutler	Resident

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 1:00 p.m. Supervisors Kove, DiTommaso, Grillo and Leyon were present, in person. Supervisor Kempf was not present.

▪ **Chairman's Opening Remarks**

This item was an addition to the agenda.

Mr. Kove reported the following:

- Remy and the contractors facilitated palm tree installations on Galway and Cherrywood. Plantings were also installed on Cherrywood.
- Some of the oak trees on Galway would be removed for better spacing.

- Mr. Adams arranged for SOLitude to commence spraying the weeds around the lakes, especially on the golf course side on #17. The next treatment is scheduled for November 19th.
- MRI recently replenished several grassy areas in the community and was slated to work on the Wicklo side next week.
- Mr. Kove asked for MRI to evaluate the grass line, after the holidays, to make it even along all the lakes.

Mr. Adams stated another round of littoral plantings was installed around the lakes and in the linear footage behind several homes. Staff would coordinate with the golf course to have littorals installed in spring, just before the rainy season.

SECOND ORDER OF BUSINESS

Public Comments

There were no public comments.

THIRD ORDER OF BUSINESS

Update: Status of Streetlight Installation Project on Bonita Beach Road

Mr. Adams reported the following:

- The streetlight project was halted because the City of Bonita Springs (City) is requiring that permits be pulled in order for Florida Power & Light (FPL) to proceed with the installations.
- The streetlights that were installed on the north side have been disconnected from power at this time.
- Banks Engineering completed construction drawings for transmittal to the City, as part of its LDO requirement and request for additional information.
- The Traffic Consulting Group that completed the original streetlight photometric study is in the process of modifying the study in a format that matches the City’s requirements and are taking into consideration the shields that must be installed over the lights to lower the intensity. The consultants are currently inundated with work and the project is pending.
- Staff would apprise the Board as soon as the revised photometric study is completed.

FOURTH ORDER OF BUSINESS

Update: Traffic Study

- **Results of Banks Engineering Reinspection of Community to Facilitate Installation of Crosswalk on Bonita Beach Boulevard and Sidewalk Access to the Satellite Pool**

Mr. Adams reported the following:

- Banks Engineering has been working on the design drawing request that was made and anticipates completing the drawings this week.
- An agreement was reached between the CDD and the Traffic Study Group regarding the layout of additional traffic tables and extending crosswalks and sidewalks to better accommodate pedestrian foot traffic in certain areas. Design drawings related to these items are in the preparation phase.
- As Mr. Underhill completes the drawings, submits LDOs to the City and forwards drawings to Management, Mr. Adams would obtain pricing on the materials. The items could be managed in parallel after the holidays.

Mr. Kove stated it is necessary to document the exact area where the installation of the temporary speed tables would occur.

FIFTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of September 30, 2021

Mr. Adams presented the Unaudited Financial Statements as of September 30, 2021.

The financials were accepted.

SIXTH ORDER OF BUSINESS

Approval of October 18, 2021 Regular Meeting Minutes

Mr. Adams presented the October 18, 2021 Regular Meeting Minutes. The Board and Staff previously agreed that all edits would be submitted to Management for incorporation.

On MOTION by Mr. Kove and seconded by Mr. DiTommaso, with all in favor, the October 18, 2021 Regular Meeting Minutes, as amended to include edits submitted to Management, were approved.

SEVENTH ORDER OF BUSINESS

STAFF REPORTS

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

Mr. Urbancic reported that Staff received an inquiry from Valencia Bonita regarding permission to landscape the lake bank area adjacent to some of the properties south of Bonita Beach Road. He felt that the Agreement is a big decision and asked them to re-evaluate it; this item may come back to the Board in a modified form.

Mr. Adams clarified that the lake is between the CDD and Valencia, giving them the rights to maintain, landscape and operate out to the water’s edge. Staff anticipated granting Valencia and the Seasons communities landscaping rights at some point as the CDD does not want to maintain their landscaping.

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

There was no report.

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

- **NEXT MEETING DATE: December 13, 2021 at 1:00 P.M.**
 - **QUORUM CHECK**

The next meeting will be held on December 13, 2021.

EIGHTH ORDER OF BUSINESS

**Audience
Requests**

Comments/Supervisors’

Resident and Golf Board President Bob Pacheco asked for the dates that the weeds on Hole #17 would be sprayed. Mr. Willis stated SOLitude treated the weeds on Holes #17 and #18 on November 5th; their next visits are scheduled for November 19th and November 30th.

Resident Jeff Cutler inquired about the remaining funds in the Construction fund. Mr. Adams stated, after completion of the second lift of asphalt, the balance would be

approximately \$100,000 to \$150,000 and, once all projects are identified and funded, the remaining funds would be placed in the revenue account in the Debt Service fund.

Regarding the ongoing effort to have the County take over Bonita Beach Road, up to Bonita National, Resident Steve Riggs reported that a large group of residents from the Bonita National, Valencia, Landings and Village Walk communities, along with Seasons Management Company and City Councilman, Fred Forbes, were scheduled to meet with the County Commissioners and Mr. Ray Sandelli. The meetings were recessed but once resumed, another update would be provided.

NINTH ORDER OF BUSINESS

Adjournment

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

On MOTION by Mr. Grillo and seconded by Mr. Leyon, with all in favor, the meeting adjourned at 1:21 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]


Secretary/Assistant Secretary


Chair/Vice Chair