

**BEACH ROAD
GOLF ESTATES
COMMUNITY DEVELOPMENT
DISTRICT**

May 20, 2024

**BOARD OF SUPERVISORS
REGULAR MEETING
AGENDA**

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT**

**AGENDA
LETTER**

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

May 13, 2024

ATTENDEES:

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

Board of Supervisors
Beach Road Golf Estates Community Development District

Dear Board Members:

The Board of Supervisors of the Beach Road Golf Estates Community Development District will hold a Regular Meeting on May 20, 2024 at 1:00 p.m., at the Bonita National Golf and Country Club, 2nd Floor of the Clubhouse, 17501 Bonita National Blvd., Bonita Springs, Florida 34135 and via Zoom at <https://zoom.us/j/94315901673>, Meeting ID: **943 1590 1673**, Passcode: **555333** or telephonically at **1-305-224-1968**, Meeting ID: **943 1590 1673**, Passcode: **555333**. The agenda is as follows:

1. Call to Order/Roll Call
2. Chairman's Opening Comments
3. Public Comments (*3 minutes per speaker*)
4. Presentation of Annual Quality Assurance Audit: Lake Maintenance
5. Operations Update: Landscape
6. Continued Discussion/Update: Panther Property Salability
7. Consideration of Resolution 2024-02, Approving a Proposed Budget for Fiscal Year 2024/2025 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date
8. Consideration of Resolution 2024-03, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2024/2025 and Providing for an Effective Date
9. Acceptance of Unaudited Financial Statements as of March 31, 2024
10. Approval of April 15, 2024 Regular Meeting Minutes

11. Staff Reports

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

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

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

- 1,339 Registered Voters in District as of April 15, 2024
- NEXT MEETING DATE: June 17, 2024 at 1:00 PM

○ QUORUM CHECK

SEAT 1	JOSEPH GRILLO	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 2	BARRY KOVE	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 3	DANIEL DiTOMMASO	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 4	DENISE KEMPF	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 5	TIMOTHY VANDERHYDEN	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO

D. Field Operations: *Wrathell, Hunt & Associates, LLC*

12. Audience Comments/Supervisors' Requests

13. 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**

4

BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT
OFFICE OF THE DISTRICT MANAGER
9220 Bonita Beach Road, Suite #214
Bonita Springs, FL 34135

MEMORANDUM

Date: May 14, 2024
To: Beach Road Golf Estates Board of Supervisors
From: Shane Willis – Operations Manager
Subject: Quality Assurance Audit – Lake Maintenance
Cc: File

Management recently conducted an on-site audit to review District owned Lakes. The audit was conducted on May 14th.

Included in this report are the following:

- Evaluation Sheets for each Lake
- Pictures of each Lake
- Map of each Lake (previously provided)

There are (24) District owned Lakes & (4) flowways, totaling 116.45 acres.

There is an Evaluation Sheet for each lake included - Please note the below observations, which may/may not require Board discussion and action for resolution:

- **Interconnecting Pipe Cleaning:** The following lake interconnecting pipes were identified during the 2023 inspections and were cleaned during March 2024: Lakes 2-4,6, 9A, 10, 11, 11A, 19A, 29, 30, 39, 43, 44, 46-50. All Outfall Structures were also inspected and found to be clean.
- **Aeration System:** During the lake audit all aeration systems were operating, subsequent reports of inoperable systems have been reported to Superior.
- **Littoral Planting:** Per the Board's Discussion at the Feb 2024 meeting, Superior will identify lakes for littoral plantings with the intent to start planting in the Spring of 2025.
- **Bank Remediation:** The following have been identified for bank remediation projects:
 - **Lake 11:** Will need LBR in 3-5 years
 - **Lakes 14 & 19:** Will need LBR in 2-3 years
 - **Lakes 12 & 22:** Have begun to show signs of erosion, monitor for future LBR

Action Required: Proposals for bank remediation will be sourced and presented to the Board at a future meeting.

BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT
OFFICE OF THE DISTRICT MANAGER
9220 Bonita Beach Road, Suite #214
Bonita Springs, FL 34135

During this inspection Management observed wildlife that included Florida Mottled Ducks, Killdeer, Cormorant, Anhinga, Turtles, Bass, Bream, Mosquito Fish, Blue, Grey & White Herons, Egrets, Dragonflies and Turkeys.

Management observed the lakes below had some type of issue of concern with bank weeds, Torpedo Grasses and Algae. A work was placed with Superior at the time of this inspection as Andy Nott accompanied Management.

- **Lakes:** 4, 7, & 20

Additionally, it is the recommendation of Management that the CDD continue with their yearly program to install Littoral Shelf plants to ensure Lake Bank stabilization.

Management also recommends that the Board consider an unexpended funds account that can be used for lake bank restoration projects as they arise, this could prevent a significant assessment increase when the Board decides to execute an LBR project.

In conclusion, it is determined that the district's lakes are healthy ecosystems that are home to a wide variety of wildlife and with the proper maintenance and oversight will remain so for the foreseeable future.

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 10:07 EDT

Prepared by

Shane Willis

LAKE NUMBER

1



Photo 1

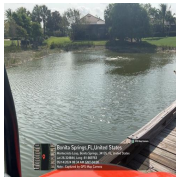


Photo 2

VEGETATION CONTROL**Are the invasive and undesirable plant control measures meeting contract specifications?**

Yes

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Killdeer, Turtles

Does the overall body of the stormwater lake appear healthy?

Yes

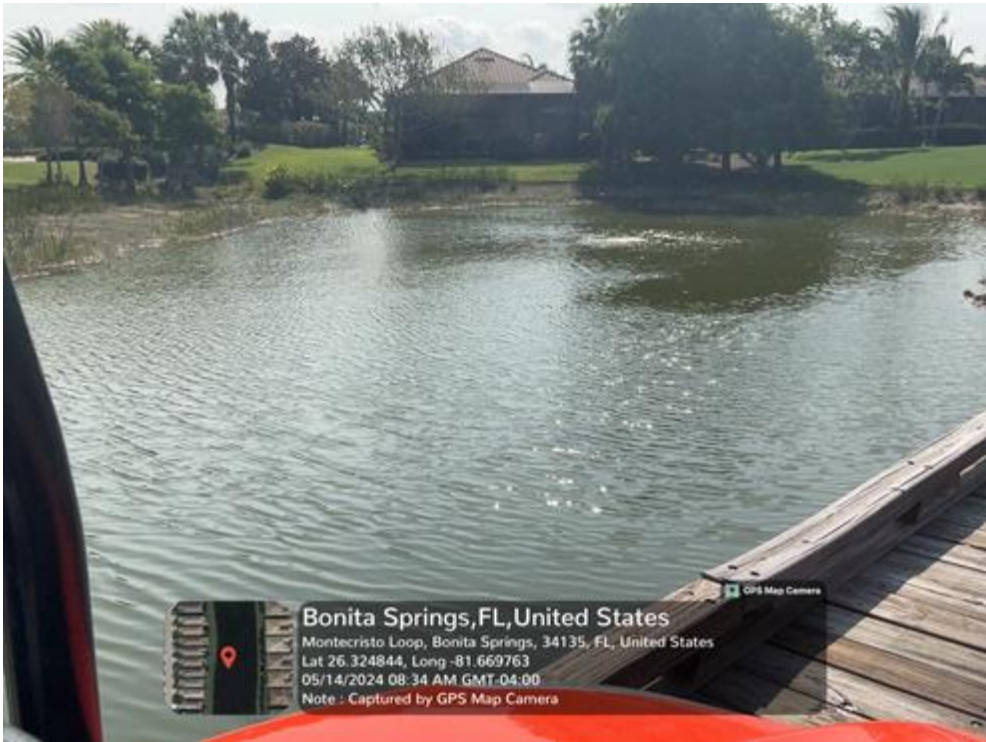
Water levels low

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS

Is there a CDD owned aerator or fountain present?	Yes
How many are present?	2 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 10:11 EDT

Prepared by

Shane Willis

LAKE NUMBER

2

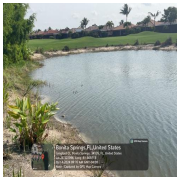


Photo 1



Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Minor bank weeds

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Turtles, Fish

Does the overall body of the stormwater lake appear healthy?

Yes

Water levels low

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS

Is there a CDD owned aerator or fountain present?	Yes
How many are present?	2 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 10:01 EDT

Prepared by

Shane Willis

LAKE NUMBER

3



Photo 1



Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Minor pennywort, minor torpedo grass

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Heron, Turtles

Does the overall body of the stormwater lake appear healthy?

Yes

Water levels low

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS

Is there a CDD owned aerator or fountain present?	Yes
How many are present?	2
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 09:56 EDT

Prepared by

Shane Willis

LAKE NUMBER

4

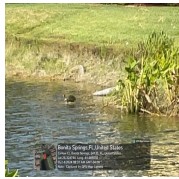


Photo 1



Photo 2



Photo 3

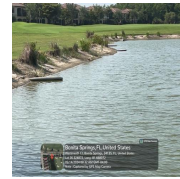


Photo 4

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Excessive pennywort, cattails, torpedo grass

Does beneficial plant population meet regulatory requirements?

Yes

Homeowner sprayed & killed the littoral shelf



Photo 5

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY**Is the stormwater lake surface absent in the oil grease or gas sheen?**

Yes

Were there birds or fish observed?

Yes

Turtles, fish

Does the overall body of the stormwater lake appear healthy?

Yes

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	2 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1

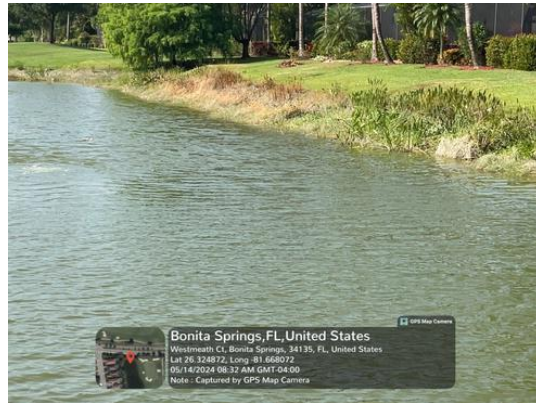


Photo 2



Photo 3



Photo 4



Photo 5

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 09:42 EDT

Prepared by

Shane Willis

LAKE NUMBER

5

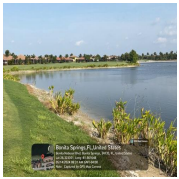


Photo 1

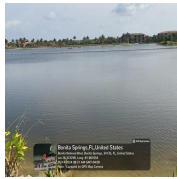


Photo 2

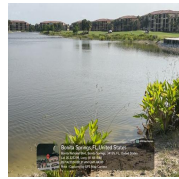


Photo 3

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Torpedo grass

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Killdeer, turtles, mosquito fish, bass, heron

Does the overall body of the stormwater lake appear healthy?

Yes

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	15
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1



Photo 2



Photo 3

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 09:14 EDT

Prepared by

Shane Willis

LAKE NUMBER

6



Photo 1

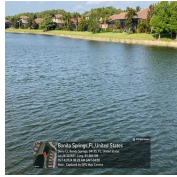


Photo 2



Photo 3

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Torpedo grass, minor bank weeds

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Anhinga, bass, turtles

Does the overall body of the stormwater lake appear healthy?

Yes

Low water levels

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	3 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1



Photo 2



Photo 3

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 09:09 EDT

Prepared by

Shane Willis

LAKE NUMBER

7

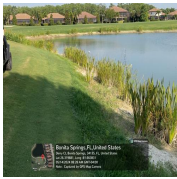


Photo 1



Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Lake bank weeds, torpedo, grass, minor vines in the littorals

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Bass, anhinga, turtles

Does the overall body of the stormwater lake appear healthy?

Yes

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	2 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1



Photo 2

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 09:04 EDT

Prepared by

Shane Willis

LAKE NUMBER

8



Photo 1



Photo 2

VEGETATION CONTROL**Are the invasive and undesirable plant control measures meeting contract specifications?**

Yes

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Killdeer, turkey minnows bass turtle

Does the overall body of the stormwater lake appear healthy?

Yes

This lake is being dyed

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	2 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1



Photo 2

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 08:59 EDT

Prepared by

Shane Willis

LAKE NUMBER

9



Photo 1

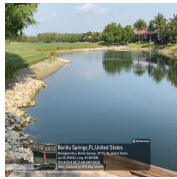


Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Minor torpedo grasses near the bridge

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Blue heron turtles anhinga mosquito fish minnows

Does the overall body of the stormwater lake appear healthy?

Yes

Water level is low

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	3 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1

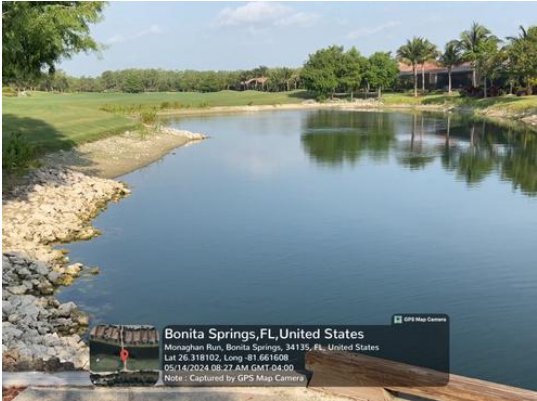


Photo 2

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 09:24 EDT

Prepared by

Shane Willis

LAKE NUMBER

10

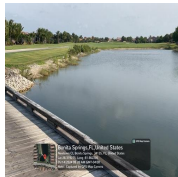


Photo 1

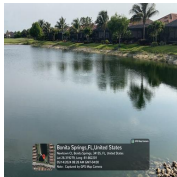


Photo 2

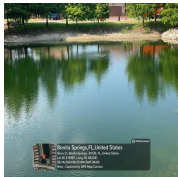


Photo 3

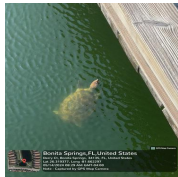


Photo 4

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Pennywort, torpedo grass

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Turtles, alligator, heron, mosquito fish

Does the overall body of the stormwater lake appear healthy?

Yes

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	3 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary

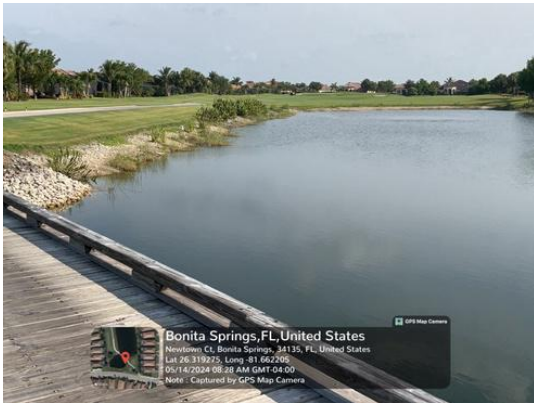


Photo 1



Photo 2



Photo 3

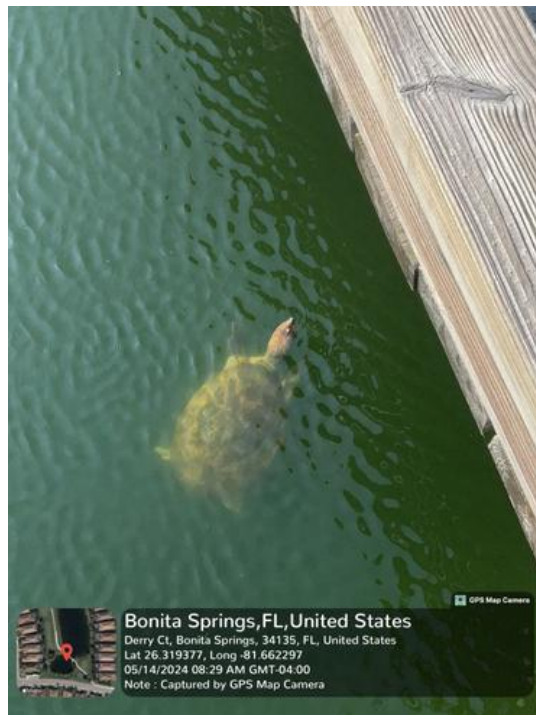


Photo 4

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 09:18 EDT

Prepared by

Shane Willis

LAKE NUMBER

11

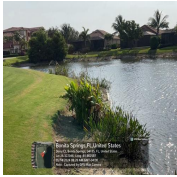


Photo 1



Photo 2

VEGETATION CONTROL**Are the invasive and undesirable plant control measures meeting contract specifications?**

Yes

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Turtles

Does the overall body of the stormwater lake appear healthy?

Yes

Low water levels

STRUCTURAL INTEGRITY

Is the stormwater lake/Lake Bank absent any significant washouts?

Yes

Is the slope breakpoint absent significant drop offs greater than 8 inches?

Yes

Does the slope exceed a 4:1 ratio?

No

This lake will need restoration work on the resident side and 3 to 5 years

Are the control structures in sound condition?

Yes

Is there a maintenance easement open?

Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	2 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1



Photo 2

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 09:36 EDT

Prepared by

Shane Willis

LAKE NUMBER

12



Photo 1

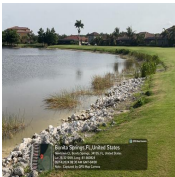


Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Minor torpedo grass

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Killdeer, anhinga, turtles, mosquito fish, bass

Does the overall body of the stormwater lake appear healthy?

Yes

Water has a tannic color

STRUCTURAL INTEGRITY

Is the stormwater lake/Lake Bank absent any significant washouts?

Yes

Is the slope breakpoint absent significant drop offs greater than 8 inches?

Yes

There are a couple of spots on the golf course side to monitor

Does the slope exceed a 4:1 ratio?

No

Are the control structures in sound condition?

Yes

Is there a maintenance easement open?

Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	2 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1



Photo 2

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 09:31 EDT

Prepared by

Shane Willis

LAKE NUMBER

13



Photo 1



Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Minor torpedo grass

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Turtles, heron, bass, killdeer

Does the overall body of the stormwater lake appear healthy?

Yes

Water levels low

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS

Is there a CDD owned aerator or fountain present?	Yes
How many are present?	2
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1



Photo 2

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 08:54 EDT

Prepared by

Shane Willis

LAKE NUMBER

14



Photo 1



Photo 2

VEGETATION CONTROL**Are the invasive and undesirable plant control measures meeting contract specifications?**

Yes

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Anhinga bass mosquito fish

Does the overall body of the stormwater lake appear healthy?

Yes

This is the lake being dyed

STRUCTURAL INTEGRITY

Is the stormwater lake/Lake Bank absent any significant washouts?

Yes

Is the slope breakpoint absent significant drop offs greater than 8 inches?

No

Golf course side of the lake has a significant drop off

Does the slope exceed a 4:1 ratio?

No

Are the control structures in sound condition?

Yes

Is there a maintenance easement open?

Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	3 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary

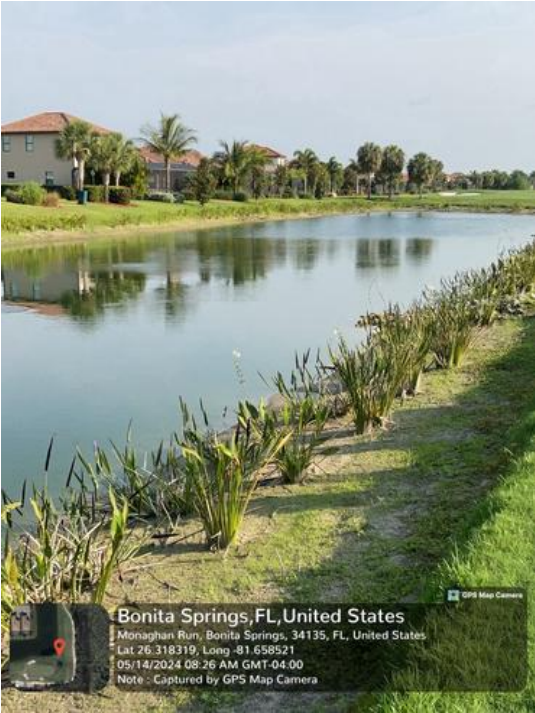


Photo 1



Photo 2

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 08:48 EDT

Prepared by

Shane Willis

LAKE NUMBER

15



Photo 1

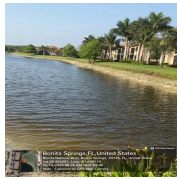


Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Recently treated littorals

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Ibis, anhinga, turtle, bass

Does the overall body of the stormwater lake appear healthy?

Yes

Low water levels

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	3 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1

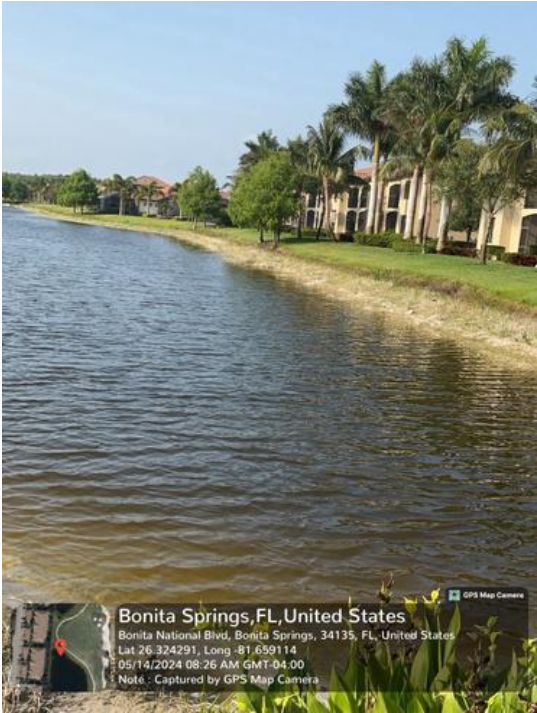


Photo 2

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 08:43 EDT

Prepared by

Shane Willis

LAKE NUMBER

16

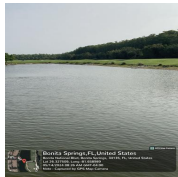


Photo 1

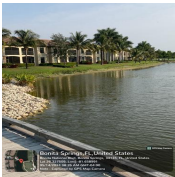


Photo 2

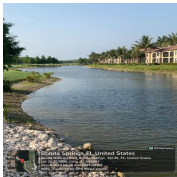


Photo 3

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Heavy torpedo grasses on the residence side

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Ibis turtle mosquito fish

Does the overall body of the stormwater lake appear healthy?

Yes

STRUCTURAL INTEGRITY**Is the stormwater lake/Lake Bank absent any significant washouts?**

Yes

Is the slope breakpoint absent significant drop offs greater than 8 inches?

Yes

Does the slope exceed a 4:1 ratio?

No

Little easement access on the residence side of the lake

Are the control structures in sound condition?

Yes

Is there a maintenance easement open?

Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	6 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary

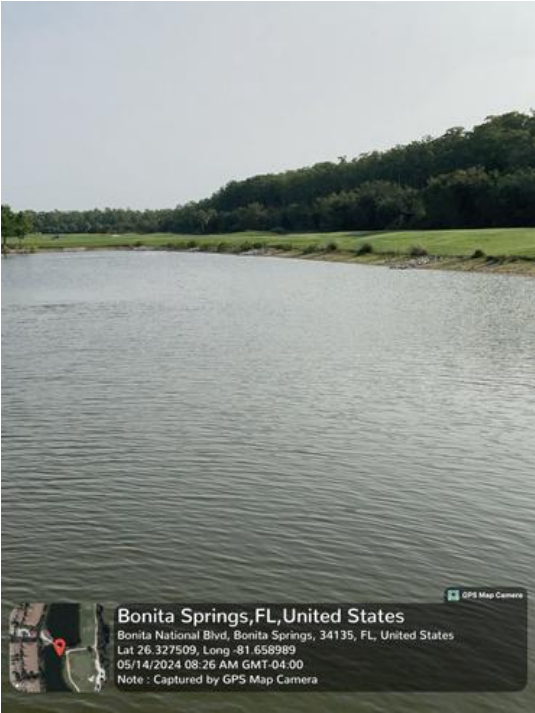


Photo 1



Photo 2

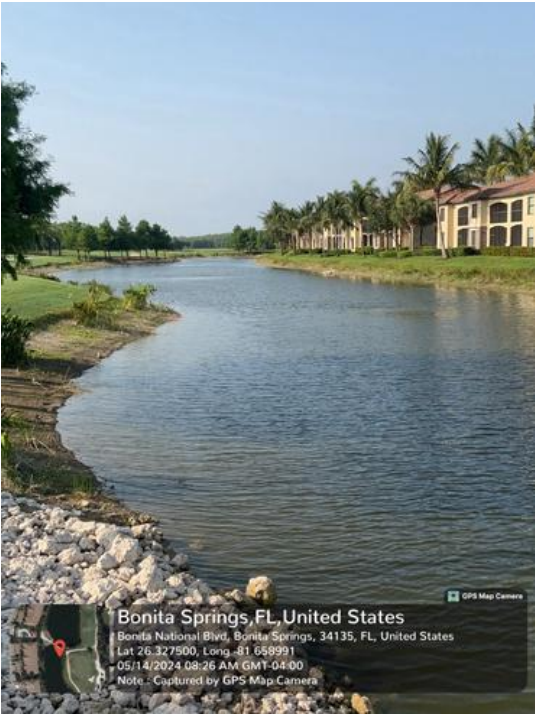


Photo 3

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 08:37 EDT

Prepared by

Shane Willis

LAKE NUMBER

17



Photo 1



Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Minor torpedo grass

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Alligator ibis bass minnows mosquito fish

Does the overall body of the stormwater lake appear healthy?

Yes

Low water levels

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	3 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1



Photo 2

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 08:32 EDT

Prepared by

Shane Willis

LAKE NUMBER

18



Photo 1

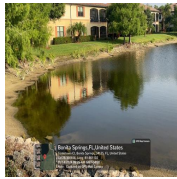


Photo 2

VEGETATION CONTROL**Are the invasive and undesirable plant control measures meeting contract specifications?**

Yes

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Alligator, bass, mosquito fish, turtle

Does the overall body of the stormwater lake appear healthy?

Yes

Water levels low

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	2 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1

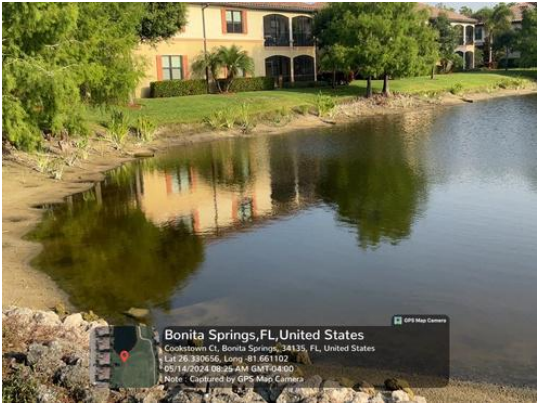


Photo 2

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 08:25 EDT

Prepared by

Shane Willis

LAKE NUMBER

19



Photo 1



Photo 2

VEGETATION CONTROL**Are the invasive and undesirable plant control measures meeting contract specifications?**

Yes

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Alligator, ibis, mosquito fish

Does the overall body of the stormwater lake appear healthy?

Yes

Low water levels

STRUCTURAL INTEGRITY

Is the stormwater lake/Lake Bank absent any significant washouts?

Yes

Is the slope breakpoint absent significant drop offs greater than 8 inches?

Yes

Does the slope exceed a 4:1 ratio?

Yes

This lake will need restoration work in 2 to 3 years

Are the control structures in sound condition?

Yes

Is there a maintenance easement open?

Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	1 Diffuser
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



Photo 1



Photo 2

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 10:47 EDT

Prepared by

Shane Willis

LAKE NUMBER

20

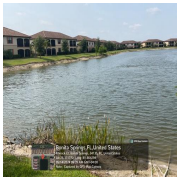


Photo 1



Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Excessive torpedo grass in the corners of the lake, work order placed with Superior

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Turtles, Killdeer, Bass, Sandhill Crane

Does the overall body of the stormwater lake appear healthy?

Yes

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS

Is there a CDD owned aerator or fountain present?	Yes
How many are present?	8
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 10:43 EDT

Prepared by

Shane Willis

LAKE NUMBER

21



Photo 1



Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Excessive Pennywort, Torpedo grass, Vines in the juvenile Cypress Trees

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Heron, Turtles

Does the overall body of the stormwater lake appear healthy?

Yes

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS

Is there a CDD owned aerator or fountain present?	Yes
How many are present?	8 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 10:39 EDT

Prepared by

Shane Willis

LAKE NUMBER

22



Photo 1



Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Excessive Torpedo Grass, Pennywort

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Heron, Anhinga, Turtles

Does the overall body of the stormwater lake appear healthy?

Yes

STRUCTURAL INTEGRITY

Is the stormwater lake/Lake Bank absent any significant washouts?

Yes

There are point erosion spots beginning

Is the slope breakpoint absent significant drop offs greater than 8 inches?

Yes

Does the slope exceed a 4:1 ratio?

No

Are the control structures in sound condition?

Yes

Is there a maintenance easement open?

Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	8 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 10:29 EDT

Prepared by

Shane Willis

LAKE NUMBER

23



Photo 1



Photo 2



Photo 3

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Minor torpedo grass

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Alligator, Bass, Heron

Does the overall body of the stormwater lake appear healthy?

Yes

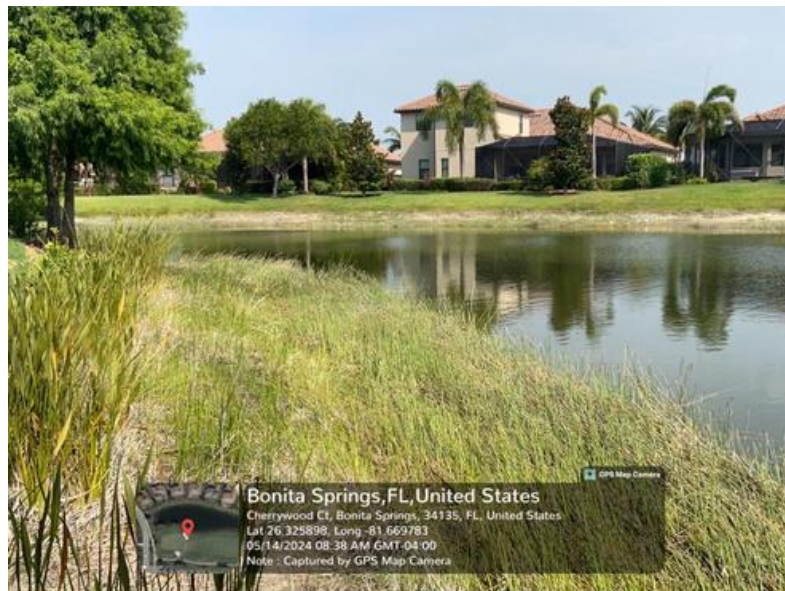
Water levels low

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS

Is there a CDD owned aerator or fountain present?	Yes
How many are present?	3
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 10:35 EDT

Prepared by

Shane Willis

LAKE NUMBER

24



Photo 1



Photo 2

VEGETATION CONTROL**Are the invasive and undesirable plant control measures meeting contract specifications?**

Yes

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Minnows

Does the overall body of the stormwater lake appear healthy?

Yes

STRUCTURAL INTEGRITY**Is the stormwater lake/Lake Bank absent any significant washouts?**

Yes

Is the slope breakpoint absent significant drop offs greater than 8 inches?

Yes

Does the slope exceed a 4:1 ratio?

No

Are the control structures in sound condition?

Yes

Is there a maintenance easement open?

Yes

Limited in some areas behind the resident homes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	Yes
How many are present?	8 Diffusers
Is the aerator or fountain operating?	Yes
Are the hoses and cords properly secured or screened?	Yes
Do the pumps and motor sound like they are operating properly?	Yes
Are the electrical and/or mechanical boxes in good condition?	Yes
Are the boxes/enclosures secured properly?	Yes

Media summary



LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 10:51 EDT

Prepared by

Shane Willis

LAKE NUMBER

Floway A



Photo 1



Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Cat tails, minor bank weeds

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Sandhills Cranes, Mosquito Fish, Dragonflies, Hawk

Does the overall body of the stormwater lake appear healthy?

Yes

Water levels low

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	No
Is the aerator or fountain operating?	N/A
Are the hoses and cords properly secured or screened?	N/A
Do the pumps and motor sound like they are operating properly?	N/A
Are the electrical and/or mechanical boxes in good condition?	N/A
Are the boxes/enclosures secured properly?	N/A

Media summary



LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 09:48 EDT

Prepared by

Shane Willis

LAKE NUMBER

Flowway C

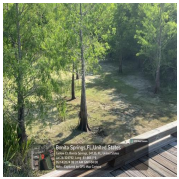


Photo 1



Photo 2

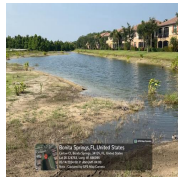


Photo 3

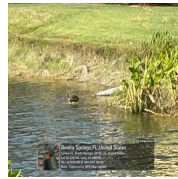


Photo 4

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Minor torpedo grass, continue work in littoral zone

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Thalia is becoming excessive

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Turtles, killdeer, bass, anhinga

Does the overall body of the stormwater lake appear healthy?

Yes

Low water levels

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	No
Is the aerator or fountain operating?	N/A
Are the hoses and cords properly secured or screened?	N/A
Do the pumps and motor sound like they are operating properly?	N/A
Are the electrical and/or mechanical boxes in good condition?	N/A
Are the boxes/enclosures secured properly?	N/A

Media summary



Photo 1



Photo 2



Photo 3



Photo 4

LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 10:24 EDT

Prepared by

Shane Willis

LAKE NUMBER

Western Floway A



Photo 1



Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Pennywort

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Alligator, Bass, Shad, Minnows, Gar, Anhinga, Heron

Does the overall body of the stormwater lake appear healthy?

Yes

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	No
Is the aerator or fountain operating?	N/A
Are the hoses and cords properly secured or screened?	N/A
Do the pumps and motor sound like they are operating properly?	N/A
Are the electrical and/or mechanical boxes in good condition?	N/A
Are the boxes/enclosures secured properly?	N/A

Media summary



LAKE AUDIT REPORT

Complete

Client / Site

BRGE CDD

Conducted on

14.05.2024 10:15 EDT

Prepared by

Shane Willis

LAKE NUMBER

Western Floway B



Photo 1



Photo 2

VEGETATION CONTROL

Are the invasive and undesirable plant control measures meeting contract specifications?

Yes

Minor pennywort

Does beneficial plant population meet regulatory requirements?

Yes

Are the existing beneficial plants, healthy?

Yes

Is the lake absent any trash?

Yes

HEALTH/SAFETY

Is the stormwater lake surface absent in the oil grease or gas sheen?

Yes

Were there birds or fish observed?

Yes

Mosquito fish, Bass

Does the overall body of the stormwater lake appear healthy?

Yes

STRUCTURAL INTEGRITY	
Is the stormwater lake/Lake Bank absent any significant washouts?	Yes
Is the slope breakpoint absent significant drop offs greater than 8 inches?	Yes
Does the slope exceed a 4:1 ratio?	No
Are the control structures in sound condition?	Yes
Is there a maintenance easement open?	Yes

AERATION/FOUNTAINS	
Is there a CDD owned aerator or fountain present?	No
Is the aerator or fountain operating?	N/A
Are the hoses and cords properly secured or screened?	N/A
Do the pumps and motor sound like they are operating properly?	N/A
Are the electrical and/or mechanical boxes in good condition?	N/A
Are the boxes/enclosures secured properly?	N/A

Media summary



**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT**

7

RESOLUTION 2024-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF BEACH ROAD GOLF ESTATES COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2024/2025 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors ("**Board**") of the Beach Road Golf Estates Community Development District ("**District**") prior to June 15, 2024, a proposed budget ("**Proposed Budget**") for the fiscal year beginning October 1, 2024 and ending September 30, 2025 ("**Fiscal Year 2024/2025**"); and

WHEREAS, the Board has considered the Proposed Budget and desires to set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BEACH ROAD GOLF ESTATES COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2024/2025 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set as follows:

DATE: August 19, 2024

HOUR: 1:00 p.m.

LOCATION: Bonita National Golf and Country Club
2nd Floor of the Clubhouse
17501 Bonita National Blvd.
Bonita Springs, Florida 34135

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL-PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Lee County and the City of Bonita Springs at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, *Florida Statutes*, the District's Secretary is further directed to post the approved Proposed Budget on the District's website at least two days before the budget hearing date as set forth in Section 2, and shall remain on the website for at least 45 days.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed in Florida law.

6. **SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

7. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 20TH DAY OF MAY, 2024.

ATTEST:

**BEACH ROAD GOLF ESTATES COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A: Fiscal Year 2024/2025 Budget

Exhibit A: Fiscal Year 2024/2025 Budget

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2025
PROPOSED BUDGET**

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT
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**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2025**

	Fiscal Year 2024			Total Actual & Projected	Proposed Budget FY 2025
	Adopted Budget FY 2024	Actual through 3/31/2024	Projected through 9/30/2024		
REVENUES					
Assessment levy: on-roll - gross	\$ 278,946				\$ 303,005
Allowable discounts (4%)	(11,158)				(12,120)
Assessment levy: on-roll - net	267,788	\$ 260,355	\$ 7,433	\$ 267,788	290,885
Intergovernmental: Shared Costs Revenue	68,040	29,370	38,670	68,040	68,040
Interest	-	20	-	20	-
Total revenues	<u>335,828</u>	<u>289,745</u>	<u>46,103</u>	<u>335,848</u>	<u>358,925</u>
EXPENDITURES					
Professional & administrative fees					
Supervisors	10,334	6,244	4,090	10,334	10,334
Management advisory services	40,000	20,000	20,000	40,000	40,000
Financial accounting services	15,500	7,750	7,750	15,500	15,500
Audit	4,500	-	4,500	4,500	4,500
Dissemination agent	5,000	2,500	2,500	5,000	5,000
Arbitrage rebate calculation	500	500	-	500	500
Trustee fees	10,850	9,425	1,425	10,850	10,850
Legal	10,000	6,921	6,000	12,921	10,000
Engineering	5,000	8,585	3,000	11,585	5,000
Postage	750	855	-	855	750
Insurance	7,100	7,055	-	7,055	7,100
Printing & reproduction	1,000	500	500	1,000	1,000
Legal advertising	1,000	758	242	1,000	1,000
Other current charges	650	175	475	650	650
Annual district filing fee	175	579	-	579	175
ADA website maintenance	210	210	-	210	210
Website	705	705	-	705	705
Total professional & admin	<u>113,274</u>	<u>72,762</u>	<u>50,482</u>	<u>123,244</u>	<u>113,274</u>
Operations					
Shared costs maintenance	126,000	80,313	45,687	126,000	126,000
On-site other contractual services	116,000	32,170	45,000	77,170	116,000
Total operations	<u>242,000</u>	<u>112,483</u>	<u>90,687</u>	<u>203,170</u>	<u>242,000</u>
Other fees and charges					
Property appraiser	1,459	-	1,459	1,459	1,459
Tax collector	2,189	2,684	-	2,684	2,189
Total other fees and charges	<u>3,648</u>	<u>2,684</u>	<u>1,459</u>	<u>4,143</u>	<u>3,648</u>
Total expenditures	<u>358,922</u>	<u>187,929</u>	<u>142,628</u>	<u>330,557</u>	<u>358,922</u>
Net increase/(decrease) of fund balance	(23,094)	101,816	(96,525)	5,291	3
Fund balance - beginning (unaudited)	171,143	106,626	208,442	106,626	111,917
Assigned					
Lake bank erosion repair ¹	150,000	150,000	150,000	150,000	150,000
Unassigned	(1,951)	58,442	(38,083)	(38,083)	(38,080)
Fund balance - ending (projected)	<u>\$ 148,049</u>	<u>\$ 208,442</u>	<u>\$ 111,917</u>	<u>\$ 111,917</u>	<u>\$ 111,920</u>

¹Intended to fund long term lake bank erosion repairs in District owned ponds.

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES

Supervisors	\$ 10,334
Statutorily set at \$200 (plus applicable taxes) for each meeting of the Board of Supervisors not to exceed \$4,800 for each fiscal year.	
Management advisory services	40,000
Wrathell, Hunt and Associates, LLC , specializes in managing community development districts in the State of Florida by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all governmental requirements of the District, develop financing programs, oversee the issuance of tax exempt bonds, and operate and maintain the assets of the community. The \$40,000 annual fee is inclusive of district management and recording services.	
Financial accounting services	15,500
Preparation of all of the District's financial items, including monthly financial statement preparation and the annual budget, are provided by Wrathell, Hunt & Associates, LLC .	
Audit	4,500
The District is required to complete annual, independent examinations of its accounting records and procedures. This audit is conducted pursuant to Florida Law and the Rules of the Auditor General.	
Dissemination agent	5,000
The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934.	
Arbitrage rebate calculation	500
Trustee fees	10,850
Annual fees paid for services provided as trustee, paying agent and registrar.	
Legal	10,000
Fees for on-going general counsel and legal representation on behalf of the District. Coleman, Yovanovich and Koester, PA, serves as the District's general counsel.	
Engineering	5,000
Johnson Engineering will provide engineering and consulting services to the District in addition to advice on bids for yearly contracts and operating policy.	
Postage	750
Mailing of agenda packages, overnight deliveries, correspondence, etc.	
Insurance	7,100
Printing & reproduction	1,000
Letterhead, envelopes, copies, etc.	
Legal advertising	1,000
The District will advertise in The Fort Myers News-Press for monthly meetings, special meetings, public hearings, bidding, etc.	
Other current charges	650
Bank charges and other miscellaneous expenses incurred throughout the year.	
Annual district filing fee	175
Annual fee paid to the Florida Department of Economic Opportunity.	
ADA website maintenance	210
Website	705

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (CONTINUED)

Operations

Shared costs maintenance 126,000

Starting in fiscal year 2017, the District became responsible for the maintenance and monitoring of the panther mitigation property in Labelle. The establishment and perpetual responsibility to maintain the property and provide a five year monitoring and reporting program (which ended in 2020) is a development order requirement for not only this District but also for 3 other neighboring communities. Additionally, in fiscal year 2018, the District became responsible for the costs of maintaining the common infrastructure along Bonita Beach Road serving the same communities, including landscaping, roadway and storm water maintenance. All of the costs are shared with the other communities by interlocal agreement and based upon previously agreed upon percentages. In fiscal year 2023, the District elected to abandon the LED streetlighting on both sides of the roadway as a part of a lease, power and maintenance agreement with FPL. The District and the three other communities have initiated a sidewalk lighting plan for the sidewalk along the south side of Bonita Beach Road only and potentially including some landscape uplighting in the center median to provide a softer lighting effect for the roadway and to reduce impacts to the neighboring communities. The sidewalk lighting permit has been issued and will be a lease, power maintenance agreement with FPL.

Panther mitigation and monitoring	20,000
Streetlighting	26,000
Common infrastructure maintenance	<u>80,000</u>
Total	126,000

On-site other contractual services 116,000

Starting in fiscal year 2022 the District assumed the on-site lake and conservation area maintenance previously provided by the master association pursuant to the facilities maintenance assignment agreement. Additionally, in fiscal year 2023 the District added aeration systems to all of its lakes.

Lake maintenance contract	61,000
Conservation area maintenance	20,000
Aeration maintenance	25,000
Littoral plantings	<u>10,000</u>
	116,000

Property appraiser

The property appraiser's fee is \$1.00 per parcel. 1,459

Tax collector

The tax collector's fee is \$1.50 per parcel. 2,189

Total expenditures \$ 358,922

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND - SERIES 2015 BONDS
FISCAL YEAR 2025**

	Fiscal Year 2024			Total Actual & Projected	Proposed Budget FY 2025
	Adopted Budget FY 2024	Actual through 3/31/2024	Projected through 9/30/2024		
REVENUES					
Assessment levy: on-roll - gross	\$2,078,156				\$2,076,198
Allowable discounts (4%)	(83,126)				(83,048)
Assessment levy: on-roll - net	1,995,030	\$ 1,916,779	\$ 78,251	\$ 1,995,030	\$1,993,150
Assessment prepayments	-	24,710	-	24,710	-
Interest	-	59,752	-	59,752	-
Total revenues	<u>1,995,030</u>	<u>2,001,241</u>	<u>78,251</u>	<u>2,079,492</u>	<u>1,993,150</u>
EXPENDITURES					
Debt service					
Principal	645,000	645,000	-	645,000	670,000
Interest	1,335,200	674,668	660,532	1,335,200	1,308,900
Total expenditures	<u>1,980,200</u>	<u>1,319,668</u>	<u>660,532</u>	<u>1,980,200</u>	<u>1,978,900</u>
Excess/(deficiency) of revenues over/(under) expenditures	14,830	681,573	(582,281)	99,292	14,250
OTHER FINANCING SOURCES/(USES)					
Transfer out	-	(26,264)	-	(26,264)	-
Total other financing sources/(uses)	<u>-</u>	<u>(26,264)</u>	<u>-</u>	<u>(26,264)</u>	<u>-</u>
Fund balance:					
Net increase/(decrease) in fund balance	14,830	655,309	(582,281)	73,028	14,250
Beginning fund balance (unaudited)	2,466,561	2,531,229	3,186,538	2,531,229	2,604,257
Ending fund balance (projected)	<u>\$ 2,481,391</u>	<u>\$ 3,186,538</u>	<u>\$ 2,604,257</u>	<u>\$ 2,604,257</u>	<u>2,618,507</u>
Use of fund balance					
Debt service reserve account balance (required)					(997,500)
Principal & Interest expense - November 1, 2025					(1,342,750)
Projected fund balance surplus/(deficit) as of September 30, 2025					<u>\$ 278,257</u>

BEACH ROAD GOLF ESTATES

Community Development District

Series 2015

\$30,980,000

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
11/01/2024	670,000.00	4.000%	661,150.00	1,331,150.00
05/01/2025			647,750.00	647,750.00
11/01/2025	695,000.00	4.000%	647,750.00	1,342,750.00
05/01/2026			633,850.00	633,850.00
11/01/2026	725,000.00	4.700%	633,850.00	1,358,850.00
05/01/2027			616,812.50	616,812.50
11/01/2027	755,000.00	4.700%	616,812.50	1,371,812.50
05/01/2028			599,070.00	599,070.00
11/01/2028	790,000.00	4.700%	599,070.00	1,389,070.00
05/01/2029			580,505.00	580,505.00
11/01/2029	830,000.00	4.700%	580,505.00	1,410,505.00
05/01/2030			561,000.00	561,000.00
11/01/2030	870,000.00	5.000%	561,000.00	1,431,000.00
05/01/2031			539,250.00	539,250.00
11/01/2031	910,000.00	5.000%	539,250.00	1,449,250.00
05/01/2032			516,500.00	516,500.00
11/01/2032	955,000.00	5.000%	516,500.00	1,471,500.00
05/01/2033			492,625.00	492,625.00
11/01/2033	1,005,000.00	5.000%	492,625.00	1,497,625.00
05/01/2034			467,500.00	467,500.00
11/01/2034	1,055,000.00	5.000%	467,500.00	1,522,500.00
05/01/2035			441,125.00	441,125.00
11/01/2035	1,110,000.00	5.000%	441,125.00	1,551,125.00
05/01/2036			413,375.00	413,375.00

BEACH ROAD GOLF ESTATES

Community Development District

Series 2015

\$30,980,000

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
11/01/2036	1,165,000.00	5.000%	413,375.00	1,578,375.00
05/01/2037			384,250.00	384,250.00
11/01/2037	1,220,000.00	5.000%	384,250.00	1,604,250.00
05/01/2038			353,750.00	353,750.00
11/01/2038	1,285,000.00	5.000%	353,750.00	1,638,750.00
05/01/2039			321,625.00	321,625.00
11/01/2039	1,345,000.00	5.000%	321,625.00	1,666,625.00
05/01/2040			288,000.00	288,000.00
11/01/2040	1,415,000.00	5.000%	288,000.00	1,703,000.00
05/01/2041			252,625.00	252,625.00
11/01/2041	1,485,000.00	5.000%	252,625.00	1,737,625.00
05/01/2042			215,500.00	215,500.00
11/01/2042	1,560,000.00	5.000%	215,500.00	1,775,500.00
05/01/2043			176,500.00	176,500.00
11/01/2043	1,640,000.00	5.000%	176,500.00	1,816,500.00
05/01/2045			92,500.00	92,500.00
11/01/2045	1,805,000.00	5.000%	92,500.00	1,897,500.00
05/01/2046			47,375.00	47,375.00
11/01/2046	1,895,000.00	5.000%	47,375.00	1,942,375.00
Total	\$26,905,000.00		\$18,215,125.00	\$45,120,125.00

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT
PROJECTED ASSESSMENTS
GENERAL FUND AND DEBT SERVICE FUND
FISCAL YEAR 2025**

On-Roll Payment

Number of Units		Projected Fiscal Year 2025			FY 24 Assessment
		GF	DSF	GF & DSF	
	<u>Single-Family Units</u>				
165	SF Executive	\$ 207.68	\$1,756.37	\$1,964.05	\$ 1,947.57
37	52'	207.68	1,792.91	2,000.59	1,984.11
173	53'	207.68	1,811.18	2,018.86	2,002.38
72	SF Manor	207.68	1,829.45	2,037.13	2,020.65
82	63'	207.68	1,920.79	2,128.47	2,111.99
128	SF Estate	207.68	1,957.33	2,165.01	2,148.53
	<u>Multi-Family Units</u>				
280	Coach Home	207.68	1,171.78	1,379.46	1,362.98
252	Veranda Condo	207.68	1,062.17	1,269.85	1,253.37
270	Terrace Condo	207.68	1,025.64	1,233.32	1,216.84
1,459					

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT**

8

RESOLUTION 2024-03

A RESOLUTION OF THE BEACH ROAD GOLF ESTATES COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIMES AND LOCATIONS FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT FOR FISCAL YEAR 2024/2025 AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Beach Road Golf Estates Community Development District ("District") is a local unit of special-purpose government organized and existing in accordance with Chapter 190, Florida Statutes, and situated entirely within Lee County, Florida; and

WHEREAS, the Board of Supervisors of the District ("Board") is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by the provisions of Chapter 286, *Florida Statutes*; and

WHEREAS, the Board is statutorily required to file annually, with the local governing authority and the Florida Department of Economic Opportunity, a schedule of its regular meetings.

NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BEACH ROAD GOLF ESTATES COMMUNITY DEVELOPMENT DISTRICT

SECTION 1. ADOPTING REGULAR MEETING SCHEDULE. Regular meetings of the District's Board shall be held during Fiscal Year 2024/2025 as provided on the schedule attached hereto as **Exhibit A**.

SECTION 2. FILING REQUIREMENT. In accordance with Section 189.015(1), *Florida Statutes*, the District's Secretary is hereby directed to file a schedule of the District's regular meetings annually with Lee County and the Florida Department of Economic Opportunity.

SECTION 3. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 20th day of May, 2024.

ATTEST:

BEACH ROAD GOLF ESTATES COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A

BEACH ROAD GOLF ESTATES COMMUNITY DEVELOPMENT DISTRICT		
BOARD OF SUPERVISORS FISCAL YEAR 2024/2025 MEETING SCHEDULE		
LOCATION		
<i>Bonita National Golf and Country Club, 2nd Floor of the Clubhouse 17501 Bonita National Blvd., Bonita Springs, Florida 34135</i>		
DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 21, 2024	Regular Meeting	1:00 PM
November 18, 2024	Regular Meeting	1:00 PM
December 16, 2024	Regular Meeting	1:00 PM
January __, 2025*	Regular Meeting	1:00 PM
February __, 2025*	Regular Meeting	1:00 PM
March 17, 2025	Regular Meeting	1:00 PM
April 21, 2025	Regular Meeting	1:00 PM
May 19, 2025	Regular Meeting	1:00 PM
June 16, 2025	Regular Meeting	1:00 PM
July 21, 2025	Regular Meeting	1:00 PM
August 18, 2025	Public Hearing & Regular Meeting	1:00 PM
September 15, 2025	Regular Meeting	1:00 PM

***Exception**

The January meeting date is on the Martin Luther King Day holiday.

The February meeting date is on the Presidents' Day holiday.

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT**

**UNAUDITED
FINANCIAL
STATEMENTS**

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
MARCH 31, 2024**

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND
BALANCE SHEET
MARCH 31, 2024**

	General Fund	Debt Service Fund Series 2015	Capital Projects Fund Series 2015	Total Governmental Funds
ASSETS				
Cash	\$ 207,751	\$ -	\$ -	\$ 207,751
Investments				
Revenue	-	2,148,254	-	2,148,254
Reserve	-	997,500	-	997,500
Sinking	-	396	-	396
Interest	-	199	-	199
Prepayment	-	24,880	-	24,880
Construction	-	-	366,940	366,940
Due from other	5,017	-	-	5,017
Due from general fund	-	15,309	-	15,309
Due from capital projects fund	14,504	-	-	14,504
Utility deposit	282	-	-	282
Total assets	<u>\$ 227,554</u>	<u>\$ 3,186,538</u>	<u>\$ 366,940</u>	<u>\$ 3,781,032</u>
LIABILITIES				
Liabilities				
Accounts payable	\$ 1,392	\$ -	\$ -	\$ 1,392
Developer advance	1,983	-	-	1,983
Accrued taxes payable	428	-	-	428
Due to debt service	15,309	-	-	15,309
Due to general fund	-	-	14,504	14,504
Total liabilities	<u>19,112</u>	<u>-</u>	<u>14,504</u>	<u>33,616</u>
FUND BALANCES				
Restricted for:				
Debt service	-	3,186,538	-	3,186,538
Capital projects	-	-	352,436	352,436
Assigned				
Lake bank erosion repair	150,000	-	-	150,000
Unassigned	58,442	-	-	58,442
Total fund balances	<u>208,442</u>	<u>3,186,538</u>	<u>352,436</u>	<u>3,747,416</u>
 Total liabilities and fund balances	 <u>\$ 227,554</u>	 <u>\$ 3,186,538</u>	 <u>\$ 366,940</u>	 <u>\$ 3,781,032</u>

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED MARCH 31, 2024**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
REVENUES				
Assessment levy: on-roll	\$ -	\$ 260,355	267,788	97%
Intergovernmental: shared costs revenue	-	29,370	68,040	43%
Interest	2	20	-	N/A
Total revenues	<u>2</u>	<u>289,745</u>	<u>335,828</u>	86%
EXPENDITURES				
Supervisors	1,077	6,244	10,334	60%
Management/recording	3,333	20,000	40,000	50%
Financial accounting services	1,292	7,750	15,500	50%
Audit	-	-	4,500	0%
Dissemination agent	417	2,500	5,000	50%
Arbitrage rebate	-	500	500	100%
Trustee fees	-	9,425	10,850	87%
Legal	693	6,921	10,000	69%
Engineering	-	8,585	5,000	172%
Postage	144	855	750	114%
Printing & reproduction	83	500	1,000	50%
Legal advertising	-	758	1,000	76%
Annual district filing fee	-	175	175	100%
Insurance	-	7,055	7,100	99%
Other current charges	35	579	650	89%
ADA website maintenance	-	210	210	100%
Website	-	705	705	100%
Total professional & admin	<u>7,074</u>	<u>72,762</u>	<u>113,274</u>	64%
Operations				
Shared costs maintenance/monitoring	6,989	80,313	126,000	64%
On-site other contractual services	5,592	32,170	116,000	28%
Total operations	<u>12,581</u>	<u>112,483</u>	<u>242,000</u>	46%
Other fees and charges				
Property appraiser	-	-	1,459	0%
Tax collector	-	2,684	2,189	123%
Total other fees and charges	<u>-</u>	<u>2,684</u>	<u>3,648</u>	74%
Total expenditures	<u>19,655</u>	<u>187,929</u>	<u>358,922</u>	52%
Excess/(deficiency) of revenues over/(under) expenditures	(19,653)	101,816	(23,094)	
Fund balance - beginning	228,095	106,626	171,143	
Assigned				
Lake bank erosion repair ¹	150,000	150,000	150,000	
Unassigned	58,442	58,442	(1,951)	
Fund balance - ending	<u>\$ 208,442</u>	<u>\$ 208,442</u>	<u>\$ 148,049</u>	

¹Intended to fund long term lake bank erosion repairs in District owned ponds.

**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 MARCH 31, 2024**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy: on-roll	\$ -	\$ 1,916,779	\$ 1,995,030	96%
Interest	12,560	59,752	-	N/A
Assessment prepayments	-	24,710	-	N/A
Total revenues	<u>12,560</u>	<u>2,001,241</u>	<u>1,995,030</u>	100%
EXPENDITURES				
Principal	-	645,000	645,000	100%
Interest	-	674,668	1,335,200	51%
Total expenditures	<u>-</u>	<u>1,319,668</u>	<u>1,980,200</u>	67%
Excess/(deficiency) of revenues over/(under) expenditures	12,560	681,573	14,830	
OTHER FINANCING SOURCES/(USES)				
Transfers out	<u>(26,264)</u>	<u>(26,264)</u>	-	N/A
Total other financing sources/(uses)	<u>(26,264)</u>	<u>(26,264)</u>	<u>-</u>	N/A
Net change in fund balances	(13,704)	655,309	14,830	
Fund balance - beginning	3,200,242	2,531,229	2,466,561	
Fund balance - ending	<u>\$ 3,186,538</u>	<u>\$ 3,186,538</u>	<u>\$ 2,481,391</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 MARCH 31, 2024**

	Current Month	Year to Date
REVENUES		
Interest	\$ 1,540	\$ 11,268
Total revenues	1,540	11,268
EXPENDITURES		
Capital outlay	-	89,445
Total expenditures	-	89,445
OTHER FINANCING SOURCES/(USES)		
Transfers in	26,264	26,264
Total other financing sources/(uses)	26,264	26,264
Net increase/(decrease), fund balance	27,804	(51,913)
Beginning fund balance	324,632	404,349
Ending fund balance	\$ 352,436	\$ 352,436

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT**

MINUTES

DRAFT
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 April 15, 2024 at 1:00 p.m., at the Bonita National Golf and Country Club, 2nd Floor of the Clubhouse, 17501 Bonita National Blvd., Bonita Springs, Florida 34135 and via Zoom at <https://zoom.us/j/94315901673> and telephonically at 1-305-224-1968, Meeting ID: 943 1590 1673 and Passcode: 555333, for both.

Present at the meeting were:

Barry Kove	Chair
Daniel DiTommaso	Vice Chair
Joseph Grillo	Assistant Secretary
Timothy Vanderhyden	Assistant Secretary
Denise Kempf	Assistant Secretary

Also present:

Chuck Adams (via phone/Zoom)	District Manager
Shane Willis	Operations Manager
Greg Urbancic (via phone/Zoom)	District Counsel
Wendy Weber-Brunson	Bonita Nat'l Community Assoc. Manager

Residents present (in person/via phone/Zoom):

Jim Werbeck	Jeffrey Cutler	Bill McCormick	Kristi Wadhams
Ellen Chay	Ralph Tayman	Stew Fuhrmann	Greg Mitchell
Gary Jasper	Steve Nastari	Other Residents	

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Willis called the meeting to order at 1:00 p.m. All Supervisors were present.

SECOND ORDER OF BUSINESS

Chairman's Opening Comments

Mr. Kove welcomed all meeting attendees. The following items were discussed:

➤ The missing reflector on Bonita National and Wicklow Court was replaced before the meeting.

41 ➤ Regarding resident requests for additional speed humps on Bonita National Boulevard
42 and Cavan Court, Mr. Kove stated several residents prefer stops signs rather than speed humps.

43 Ms. Wadhams stated that the HOA will include this request on its next agenda. Mr. Jim
44 Werbeck stated that the prior HOA supported it but it still needs to be presented to the new
45 Board Members.

46 ➤ Regarding the solar panel lighting project, Mr. Kove stated that the City did not require a
47 permit. Mr. Willis confirmed that, since this is low voltage and it is a private road, a permit is
48 not necessary.

49 Mr. Willis met with the AV-Tech Rep at the maintenance facility to show how they want
50 it installed. AV-Tech might start installing the raised pavement marker (rpm) lights on the road
51 this week while waiting for the solar panel materials to arrive, which are expected soon. He
52 provided details of the scope of work.

53 Discussion ensued regarding Mr. Willis providing AV-Tech’s schedule to Ms. Weber-
54 Brunson, outlining how the solar pedestrian crosswalk system works, the one-year warranty,
55 notifying residents that the Board is considering other options in lieu of speed humps and
56 educating the Golf Course maintenance crew about how the system works.

57 ➤ Regarding replacing missing stop signs on Wicklow, Mr. Willis stated there is a
58 continuing backlog for signage throughout the County. A permit is not required for CDD
59 roadways. He stated he will need to check with the District Engineer and Mr. Adams see if the
60 signage will cause additional traffic issues, if they chose that option.

61 Discussion ensued regarding the resident notification about the CDD and HOA
62 considering installing flashing lights in lieu of stop signs, timing of the HOA meetings, having the
63 HOA inform the CDD of its decision so that the CDD can execute the contract before the
64 construction account is closed by the end of the Fiscal Year 2024 budget and obtaining designs
65 and proposals to install lights at the median, from the entrance to the fire station, using
66 construction funds, for the next meeting.

67 ➤ Regarding LandCare removing the plants surrounding the compressor, Mr. Willis stated
68 that Antonio maintained some and is replacing the ones that did not survive, which are still
69 under warranty.

70 Mr. Kove stated that he received several resident emails about the way the community
71 is being watered and the black entry gates not closing properly. He asked Ms. Weber-Brunson
72 to provide information about these issues in the weekly update to residents.

73 ➤ Regarding removing the dead Cypress trees, Mr. Willis stated that the trees are in the
74 winter stage. He will inspect the tree on Muntford and notify the resident if it is dead and
75 review the Limited Development Order (LDO) to determine if the CDD needs to replace the
76 tree.

77 Regarding roof debris, Mr. Kove stated that the CDD does not discuss sending letters to
78 homeowner’s to clean their roof with Troon or the HOA; it is strictly determined by CDD
79 documents and what is needed and what is the responsibility of the resident.

80

THIRD ORDER OF BUSINESS

Public Comments (3 minutes per speaker)

82

83 Mr. Willis stated ten participants are attending via phone/Zoom and 12 are attending in
84 person.

85 A resident asked for clarification of the earlier comment about installing lights in the
86 middle of Bonita Beach Road. Mr. Kove stated that landscape lights will be installed to highlight
87 the plants and the center median, which will help address complaints about line-of-sight issues.

88

FOURTH ORDER OF BUSINESS

**Update: Superior Waterway Services, Inc.
Treatment Report – March 2024**

90

91

92 The Superior Waterway Services, Inc. Treatment Report was included for informational
93 purposes.

94 Asked if “Sprayed littorals” in Lakes L3 and L5 meant cutting back, Mr. Willis replied
95 affirmatively; littorals should be kept within the 10’ to 12’ range. The product to treat weeds is
96 much stronger than treating littorals.

- 97 • **Discussion/Consideration of Renewal of Aquatic & Wetlands Maintenance**
- 98 **Agreement**

99 This item was not addressed.

100

FIFTH ORDER OF BUSINESS

Operations Update: Landscape

102

103 Mr. Willis had nothing to Report. He will ask Antonio to see if the damaged hedges in
104 the median at the Seasons Bay entrance can be salvaged or if they need to be replaced.

- 105 ▪ **Discussion: Line of Sight**

106 **This item, previously the Tenth Order of Business, was presented out of order.**

107 Referencing a photograph, Mr. Willis stated that the District Engineer inspected and
108 agreed with the resident reports about line-of-sight issues in the median on Bonita Beach Road,
109 exiting Seasons.

110 Discussion ensued regarding a suggestion to replace the shrubs with lower, ornamental
111 shrubs rather than with sod.

112 Mr. Fuhrmann expressed in his opinion that the roadway traffic is hazardous and the
113 shrubs are a nuisance. His primary concern is safety and he prefers installing sod.

114 Mr. Willis will report the results of the removal at the next meeting.
115

116 **On MOTION by Mr. Vanderhyden and seconded by Mr. Grillo, with all in favor,**
117 **authorizing removal of 10’ of shrubs on both sides of the Season’s entrance**
118 **and replace with sod, to improve line-of-sight, was approved.**

119
120

121 **SIXTH ORDER OF BUSINESS**

**Continued Discussion/Update: Panther
Property Salability Report from Johnson
Engineering**

122
123
124
125

This item was discussed following the Eleventh Order of Business.

126

127 **SEVENTH ORDER OF BUSINESS**

**Discussion/Consideration: FL GIS Solutions,
LLC Professional Services Agreement for
GIS Capabilities**

128
129
130

131 Mr. Willis presented the FL GIS Solutions, LLC Professional Services Agreement to build
132 the Geographic Information System (GIS) program for the CDD, which includes some of the
133 same content as the GIS program for The Brooks. The program will be built using information
134 from the CDD’s original Land Development Order (LDO) CADD files; the HOA will be responsible
135 for costs to add additional layers specific to the HOA, that they request, to the CDD GIS
136 program, subject to CDD Board approval.

137 Discussion ensued regarding the CDD incurring additional costs to add subsequent
138 items; program completion is expected within 90-days.

139

140 **On MOTION by Mr. Kove and seconded by Mr. Grillo, with all in favor, the**
141 **Florida GIS Solutions, LLC Professional Services Agreement to develop and**
142 **build GIS capabilities for the CDD, in a not-to-exceed amount of \$21,500, was**
143 **approved.**

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EIGHTH ORDER OF BUSINESS

Discussion/Consideration: Collier Paving & Concrete Proposals [Restripe Pavement Markings, Bonita National Rd]

- A. Estimate #24-159**
- B. Estimate #24-160**

Mr. Willis stated that Estimate #24-159 is the shared cost portion that pertains to Bonita Beach Road, which will be paid for from the construction funds. Estimate #24-160 pertains to inside the gates of Bonita National. He reviewed the scope of services and noted the HOA will have maintenance responsibilities inside Bonita National, going forward.

On MOTION by Mr. Kove and seconded by Mr. Grillo, with all in favor, the Collier Paving & Concrete Proposal Estimates #24-159 and #24-160 to Restripe Pavement Markings on Bonita National Road, in a not-to-exceed amount of \$31,519.60, and inside Bonita National, in a not-to-exceed amount of \$6,137.50, respectively, were approved.

NINTH ORDER OF BUSINESS

Update: Sidewalk Lighting

The City of Bonita Springs letter and supporting documentation approving the CDD’s LDO to add street lighting along the sidewalk on the south side of Bonita Beach Road was included for informational purposes.

Mr. Willis stated that the letter was forwarded to Florida Power & Light (FPL) to commence installation; he will provide the Board with a copy of the permit to address the stipulation discrepancy in the letter. Mr. Kove outlined the scope of work.

Mr. Willis recommended adding this to the GIS program, upon project completion, and to engage a landscape lighting company to install it; once that warranty expires, maintenance will be conveyed to the CDD landscapers. Asked if this is a shared expense, Mr. Willis replied affirmatively.

TENTH ORDER OF BUSINESS

Discussion: Line of Sight

This item was presented following the Fourth Order of Business.

181 **ELEVENTH ORDER OF BUSINESS**

**Ratification of Collier Paving & Concrete
Proposal/Estimate #24-196 [Bonita
National Entrance Sidewalk Grinding]**

182
183
184

On MOTION by Mr. Vanderhyden and seconded by Mr. Kove, with all in favor, Collier Paving & Concrete Proposal Estimate #24-196 for sidewalk grinding to address resident complaints of trip hazards, in a not-to-exceed amount of \$922, was ratified.

189
190

- 191 **▪ Continued Discussion/Update: Panther Property Salability Report from Johnson Engineering**

192 **This item, previously the Sixth Order of Business, was presented out of order.**

193 Mr. Urbancic stated he has not been involved in any lease discussions. Mr. Willis stated
194 that Mr. Adams is still researching to determine if there is still an interest in considering a lease.

195 Discussion ensued regarding the CDD needing approval from the South Florida Water
196 Management District (SFWMD) to have cattle on the property and the SFWMD approving the
197 very same thing for the Verandah East and West CDDs.
198

199

200 **TWELFTH ORDER OF BUSINESS**

**Acceptance of Unaudited Financial
Statements as of February 29, 2024**

201
202

- 203 **• Construction Fund Sources and Uses Reconciliation Report**

204 Discussion ensued regarding adding major pipe repair projects to the GIS program,
205 emailing the CDD’s littoral planting permit to the Board, CDD vendors, Staff providing
206 recommendations for littorals after the water levels recede, the nearby community initiating an
207 irrigation plan due to difficulty keeping littorals alive during the dry season and littorals
208 preventing lake bank erosion and minimizing the potential for significant remediation costs.

209 The financials were accepted.

210

211 **THIRTEENTH ORDER OF BUSINESS**

**Approval of March 18, 2024 Regular
Meeting Minutes**

212
213

214 This item was presented following Item 14C.

215

216 **FOURTEENTH ORDER OF BUSINESS**

Staff Reports

217

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

219 Mr. Urbancic discussed the new House Bill going into effect October 1, 2024 that will
220 require CDDs to establish performance measures, goals, etc., related to any services the CDD
221 undertakes and evaluate them on an annual basis. How to comply is still being determined.

222 **B. District Engineer: Johnson Engineering, Inc.**

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

224 There were no reports from Staff.

- 225 • **NEXT MEETING DATE: May 20, 2024 at 1:00 PM [Presentation of Fiscal Year**
- 226 **2024/2025 Proposed Budget]**

- 227 ○ **QUORUM CHECK**

228 All Supervisors confirmed their attendance at the May 20, 2024 meeting.

229 **▪ Approval of March 18, 2024 Regular Meeting Minutes**

230 **This item, previously the Twelfth Order of Business, was presented out of order.**

231 The following changes were made:

232 Line 67: Change "Foxtrot" to "Foxrock"

233 Line 75: Change "Ms. Kempf" to "A resident"

234

235 **On MOTION by Mr. Grillo and seconded by Mr. Kove, with all in favor, the**

236 **March 18, 2024 Regular Meeting Minutes, as amended, were approved.**

237

238

239 **D. Field Operations: Wrathell, Hunt and Associates, LLC**

- 240 • **Project Tracker**

241 This item was included for informational purposes.

242

243 **FIFTEENTH ORDER OF BUSINESS**

**Audience
Requests**

Comments/Supervisors'

244

245

246 Mr. Willis stated that eight participants are attending via phone/Zoom.

247 There were no audience comments or Supervisors' requests.

248

249 **SIXTEENTH ORDER OF BUSINESS**

Adjournment

250

251 **On MOTION by Mr. Kove and seconded by Mr. Vanderhyden, with all in favor,**

252 **the meeting adjourned at 2:38 p.m.**

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Secretary/Assistant Secretary

Chair/Vice Chair

**BEACH ROAD GOLF ESTATES
COMMUNITY DEVELOPMENT DISTRICT**

**STAFF
REPORTS**

WRATHELL, HUNT & ASSOCIATES LLC.

2300 GLADES RD, #410W
BOCA RATON FL 33431

Lee County FL – Community Development Districts

04/15/2024

NAME OF COMMUNITY DEVELOPMENT DISTRICT	NUMBER OF REGISTERED VOTERS AS OF 04/15/2024
Babcock Ranch	0
Bay Creek	792
Bayside Improvement	3,068
Beach Road Golf Estates	1,339
Brooks I of Bonita Springs	2,253
Brooks II of Bonita Springs	1,518
Coral Bay	81
East Bonita Beach Road	647
Mediterra	446
Parklands Lee	565
Parklands West	592
River Hall	2,860
River Ridge	1,456
Saltleaf CDD	0
Savanna Lakes	82
Stonewater	226
Stoneybrook	1,740
University Square	0
University Village	0
Verandah East	997
Verandah West	1,014
Waterford Landing	1,512
WildBlue	864

Send to: Daphne Gillyard gillyardd@whhassociates.com Phone: 561-571-0010

Tammy Lipa – Voice: 239-533-6329
Email: tlipa@lee.vote

BEACH ROAD GOLF ESTATES COMMUNITY DEVELOPMENT DISTRICT

BOARD OF SUPERVISORS FISCAL YEAR 2023/2024 MEETING SCHEDULE

LOCATION

*Bonita National Golf and Country Club, 2nd Floor of the Clubhouse
17671 Bonita National Blvd., Bonita Springs, Florida 34135
¹Bonita National Golf and Country Club, 2nd Floor of the Clubhouse
17501 Bonita National Blvd., Bonita Springs, Florida 34135*

DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 16, 2023	Regular Meeting	1:00 PM
November 13, 2023*	Regular Meeting	1:00 PM
December 18, 2023¹	Regular Meeting	1:00 PM
January 8, 2024**¹	Regular Meeting	1:00 PM
February 19, 2024¹	Regular Meeting	1:00 PM
March 18, 2024¹	Regular Meeting	1:00 PM
April 15, 2024¹	Regular Meeting	1:00 PM
May 20, 2024¹	Regular Meeting	1:00 PM
June 17, 2024¹	Regular Meeting	1:00 PM
July 15, 2024¹	Regular Meeting	1:00 PM
August 19, 2024¹	Public Hearing & Regular Meeting	1:00 PM
September 16, 2024¹	Regular Meeting	1:00 PM

Exceptions

**November meeting date is one week earlier.*

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