

**MINUTES OF MEETING  
VERANDAH WEST  
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Verandah West Community Development District held a Regular Meeting on May 8, 2019 at 1:30 p.m., at the Verandah Sales Office, 11571 Verandah Blvd., Ft. Myers, Florida 33905.

**Present and constituting a quorum were:**

Jeffrey Jordan	Chair
Susie McIntyre (via telephone)	Vice Chair
Gerald Baldwin	Assistant Secretary
Donald Newman	Assistant Secretary
Paul Zampiceni	Assistant Secretary

**Also present were:**

Chuck Adams	District Manager
Cleo Adams	Assistant Regional Manager
Jason Olson	Assistant Regional Manager
Alyssa C. Willson (via telephone)	District Counsel
Brent Burford	District Engineer

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Mr. Adams called the meeting to order at 1:40 p.m. Supervisors Jordan, Baldwin, Newman and Zampiceni were present, in person. Supervisor McIntyre was attending via telephone.

**SECOND ORDER OF BUSINESS**

**Public Comments [3 minutes per person]**

There being no public comments, the next item followed.

**THIRD ORDER OF BUSINESS**

**Presentation of Audited Financial Report  
for Fiscal Year Ended September 30, 2018,  
Prepared by Grau & Associates**

This item was presented following the Ninth Order of Business.

**FOURTH ORDER OF BUSINESS**

**Consideration of Resolution 2019-02, Hereby Accepting the Audited Financial Report for the Fiscal Year Ended September 30, 2018**

This item was presented following the Ninth Order of Business.

**FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2019-03, Approving Proposed Budgets for Fiscal Year 2019/2020 and Setting a Public Hearing Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date**

Mr. Adams presented Resolution 2019-03. He reviewed the proposed Fiscal Year 2020 budget, including line item increases, decreases, and adjustments compared to the Fiscal Year 2019 budget and explained the reasons for any changes. Expenses would remain relatively flat primarily because the Lake Management company, the District's biggest service provider, held its fees flat. Fund balance would be utilized to keep assessments the same, year-over-year.

The following correction would be made:

Page 14, O&M Assessments column: Change \$216.94 to \$233.18

**On MOTION by Mr. Jordan and seconded by Mr. Zampiceni, with all in favor, Resolution 2019-03, Approving Proposed Budgets for Fiscal Year 2019/2020, as amended and directing Staff to utilize fund balance to keep assessments the same year-over-year, and Setting a Public Hearing Pursuant to Florida Law for August 14, 2019 at 1:30 p.m., at the Verandah Sales Office, 11571 Verandah Blvd., Ft. Myers, Florida 33905; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date, was adopted.**

**SIXTH ORDER OF BUSINESS**

**Consideration of SOLitude Lake Management, LLC, Second Year Contract for Lake and Wetland Maintenance Services**

Mrs. Adams presented the SOLitude Lake Management, LLC, Second Year Contract for Lake and Wetland Maintenance Services.

**On MOTION by Mr. Baldwin and seconded by Mr. Zampiceni, with all in favor, the SOLitude Lake Management, LLC, Second Year Contract for Lake and Wetland Maintenance Services, was approved.**

**SEVENTH ORDER OF BUSINESS**

**Acceptance of Unaudited Financial Statements as of March 31, 2019**

Mr. Adams presented the Unaudited Financial Statements as of March 31, 2019.

**On MOTION by Mr. Jordan and seconded by Mr. Zampiceni, with all in favor, the Unaudited Financial Statements as of March 31, 2019, were accepted.**

**EIGHTH ORDER OF BUSINESS**

**Approval of January 9, 2019 Regular Meeting Minutes**

Mrs. Adams presented the January 9, 2019 Regular Meeting Minutes.

**On MOTION by Mr. Baldwin and seconded by Mr. Jordan, with all in favor, the January 9, 2019 Regular Meeting Minutes, as presented, were approved.**

**NINTH ORDER OF BUSINESS**

**Staff Reports**

**A. District Counsel: *Hopping Green & Sams, P.A.***

There being no report, the next item followed.

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

There being no report, the next item followed.

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

**i. 847 Registered Voters in District as of April 15, 2019**

There were 847 registered voters residing within the District as of April 15, 2019.

**ii. NEXT MEETING DATE: August 14, 2019 at 1:30 P.M.**

The next meeting will be held on August 14, 2019 at 1:30 p.m.

- **Presentation of Audited Financial Report for Fiscal Year Ended September 30, 2018, Prepared by Grau & Associates**

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

Mr. Adams presented the Audited Financial Report for Fiscal Year Ending September 30, 2018 and briefly described the information that could be found on each page. This was a clean, unqualified audit; there were no findings or instances of noncompliance.

- **Consideration of Resolution 2019-02, Hereby Accepting the Audited Financial Report for the Fiscal Year Ended September 30, 2018**

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

**On MOTION by Mr. Jordan and seconded by Mr. Zampiceni, with all in favor, Resolution 2019-02, Hereby Accepting the Audited Financial Report for the Fiscal Year Ended September 30, 2018 was adopted.**

**TENTH ORDER OF BUSINESS**

**Supervisors' Requests**

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

**ELEVENTH ORDER OF BUSINESS**

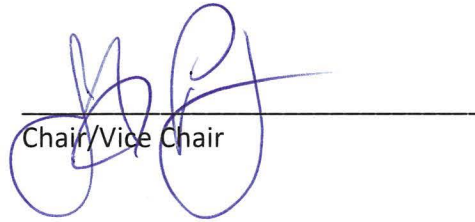
**Adjournment**

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

**On MOTION by Mr. Jordan and seconded by Mr. Baldwin, with all in favor, the meeting adjourned at 1:54 p.m.**

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

  
Secretary/Assistant Secretary

  
Chair/Vice Chair