

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

The Board of Supervisors of the Verandah East Community Development District held a Public Hearing and Regular Meeting on August 14, 2019 at 1:00 p.m., at the Verandah Sales Office, 11571 Verandah Blvd., Ft. Myers, Florida 33905.

Present and constituting a quorum were:

David Moore	Chair
Nikolai Kerpchar	Vice Chair
Mark Santasiero	Assistant Secretary
Richard Shields, Jr.	Assistant Secretary

Also present were:

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

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mrs. Adams called the meeting to order at 1:03 p.m. Supervisors Moore, Kerpchar, Shields and Santasiero were present, in person. Supervisor Truxton was not present.

SECOND ORDER OF BUSINESS

Public Comments [3 minutes per person]

There being no public comments, the next item followed.

THIRD ORDER OF BUSINESS

Administration of Oath of Office to Newly Elected Supervisor, Richard Denis Shields, Jr. [SEAT 1] *(the following to be provided in a separate package)*

Mr. Olson, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. Shields. He provided and briefly explained the following items:

A. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees

B. Membership, Obligations and Responsibilities

C. Financial Disclosure Forms

- i. **Form 1: Statement of Financial Interests**
- ii. **Form 1X: Amendment to Form 1, Statement of Financial Interests**
- iii. **Form 1F: Final Statement of Financial Interests**

D. Form 8B – Memorandum of Voting Conflict

Mr. Olson advised Mr. Shields that as a Board Member he was entitled to compensation of \$200 per meeting, with a maximum of \$4800 per year. Mr. Shields chose to receive compensation.

Mr. Adams stated that Mr. Shields would be given a CDD email address for District business and correspondence with constituents.

Mrs. Adams stated that the slate of officers was elected at the last meeting and that Mr. Shields is an Assistant Secretary.

Supervisors Shields and Santasiero stated they preferred to receive the Agenda electronically and opted out of receiving shipped hard copies.

FOURTH ORDER OF BUSINESS

Public Hearing on Adoption of Fiscal Year 2019/2020 Budget

A. Proof/Affidavit of Publication

The affidavit of publication was provided for informational purposes.

B. Consideration of Resolution 2019-04, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2019, and Ending September 30, 2020; Authorizing Budget Amendments; and Providing an Effective Date

Mr. Adams reviewed the proposed Fiscal Year 2020 budget and stated it was the same as presented at the May meeting. Surplus fund balance was utilized to keep assessments the same, year-over-year.

In response to a Board Member’s question about whether the “Audit” expense would run over budget, Mr. Adams stated that the expense was under budget for Fiscal Year 2019; the \$6,311 “Audit” expense was paid in full.

The following change was made: on Page 5:

Page 5, "Audit" Line, "Projected through 9/30/2019": Change "445" to "264"

Mr. Adams stated Page 5 contained the budget for Verandah East, whereas Page 1 was the combined budget for Verandah East CDD and Verandah West CDD. The combined budget allowed the two CDDs to keep assessments the same for all homes. On-roll, off-roll and debt service assessments would stay the same, year-over-year.

Mr. Adams opened the Public Hearing.

No members of the public spoke.

Mr. Adams closed the Public Hearing.

On MOTION by Mr. Kerpchar and seconded by Mr. Moore, with all in favor, Resolution 2019-04, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2019, and Ending September 30, 2020, as amended; Authorizing Budget Amendments; and Providing an Effective Date, was adopted.

FIFTH ORDER OF BUSINESS

Consideration of Resolution 2019-05, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2019/2020; Providing for the Collection and Enforcement of Special Assessments; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date

Mrs. Adams presented Resolution 2019-05.

On MOTION by Mr. Moore and seconded by Mr. Shields, with all in favor, Resolution 2019-05, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2019/2020; Providing for the Collection and Enforcement of Special Assessments; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date, was adopted.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2019-06, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2019/2020 and Providing for an Effective Date

Mrs. Adams presented Resolution 2019-06.

On MOTION by Mr. Kerpchar and seconded by Mr. Moore, with all in favor, Resolution 2019-06, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2019/2020 and Providing for an Effective Date, was adopted.

SEVENTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of June 30, 2019

Mr. Adams presented the Unaudited Financial Statements as of June 30, 2019.

Discussion ensued regarding off-roll assessments. Mr. Adams stated assessments are on-roll if the property was platted and off-roll if not platted. Off-roll assessments would change considerably next year.

EIGHTH ORDER OF BUSINESS

Approval of May 8, 2019 Regular Meeting Minutes

Mrs. Adams presented the May 8, 2019 Regular Meeting Minutes. Discussion ensued regarding Line 150 related to whether the District already paid for the assets for Amblewind Cove Way. Mr. Adams stated the District had not; a requisition submitted for miscellaneous improvements in July included some of those expenses. The stormwater was already built and in the operating budget and improvements would be paid from the Capital Improvement Fund, which had \$1,765,592, as of June 30, 2019. The requisition presented in July required approval by the District Engineer. If there were no longer any expenses qualifying for reimbursement from the District or if the fund were depleted, the project would be deemed complete. Any remaining funds would be directed toward bond payment principal reduction.

On MOTION by Mr. Moore and seconded by Mr. Kerpchar, with all in favor, the May 8, 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 & Associates, LLC*

The next meeting will be held on October 9, 2019 at 1:00 p.m.

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. Kerpchar and seconded by Mr. Moore, with all in favor, the meeting adjourned at 1:27 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]



Secretary/Assistant Secretary



Chair/Vice/Chair