



**VILLAGEWALK OF BONITA SPRINGS  
COMMUNITY DEVELOPMENT  
DISTRICT**

**LEE COUNTY  
REGULAR BOARD MEETING  
& PUBLIC HEARING  
JUNE 18, 2019  
3:00 P.M.**

Special District Services, Inc.  
27499 Riverview Center Boulevard, #253  
Bonita Springs, FL 33134

[www.villagewalkofbonitaspringscdd.org](http://www.villagewalkofbonitaspringscdd.org)

561.630.4922 Telephone  
877.SDS.4922 Toll Free  
561.630.4923 Facsimile

**AGENDA**  
**VILLAGEWALK OF BONITA SPRINGS**  
**COMMUNITY DEVELOPMENT DISTRICT**  
Town Center at VillageWalk of Bonita Springs  
15321 Latitude Drive  
Bonita Springs, Florida 34135  
**REGULAR BOARD MEETING & PUBLIC HEARING**  
June 18, 2019  
3:00 p.m.

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Establish Quorum
- D. Additions or Deletions to Agenda
- E. Comments from the Public for Items Not on the Agenda
- F. Approval of Minutes
  - 1. April 16, 2018 Regular Board Meeting.....Page 3
- G. Public Hearing
  - 1. Proof of Publication.....Page 7
  - 2. Receive Public Comments on Fiscal Year 2019/2020 Final Budget
  - 3. Consider Resolution No. 2019-02 – Adopting a Fiscal Year 2019/2020 Final Budget.....Page 8
  - 4. Receive Public Comments on Fiscal Year 2018/2019 Annual Assessment Roll
  - 5. Consider Resolution No. 2019-03 – Adopting a Fiscal Year 2019/2020 Annual Assessment Roll.....Page 18
- H. Old Business
  - 1. Update on Logan Boulevard Project
  - 2. Update on Letter to Lennar on Bonita Beach Road Repairs
- I. New Business
  - 1. Consider Resolution No. 2019-04 – Adopting a Fiscal Year 2019/2020 Meeting Schedule.....Page 21
- J. Engineering Report
  - 1. Update on Engineering Review of Bonita Beach Road
- K. Administrative Matters
- L. Board Members Comments
- M. Adjourn

# Naples Daily News

NaplesNews.com

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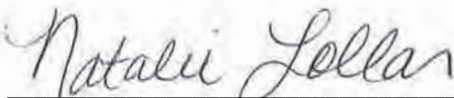
## Affidavit of Publication

State of Florida  
Counties of Collier and Lee

Before the undersigned they serve as the authority, personally appeared Natalie Zollar who on oath says that she serves as **Inside Sales Manager** of the Naples Daily News, a daily newspaper published at Naples, in Collier County, Florida; distributed in Collier and Lee counties of Florida; that the attached copy of the advertising was published in said newspaper on dates listed. Affiant further says that the said Naples Daily News is a newspaper published at Naples, in said Collier County, Florida, and that the said newspaper has heretofore been continuously published in said Collier County, Florida; distributed in Collier and Lee counties of Florida, each day and has been entered as second class mail matter at the post office in Naples, in said Collier County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.


Customer	Ad Number	Copyline	P.O.#
VILLAGE WALK COMM. DEV. DISTR.	2130152	VILLAGEWALK OF BONIT	

Pub Dates  
October 5, 2018

  
\_\_\_\_\_  
(Signature of affiant)

Sworn to and subscribed before me  
This October 05, 2018



  
\_\_\_\_\_  
(Signature of affiant)

**VILLAGEWALK OF BONITA  
SPRINGS COMMUNITY  
DEVELOPMENT DISTRICT  
FISCAL YEAR 2018/2019  
REGULAR MEETING SCHEDULE**

**VILLAGEWALK OF BONITA  
SPRINGS COMMUNITY  
DEVELOPMENT DISTRICT**

**NOTICE IS HEREBY GIVEN** that the Board of Supervisors of the VillageWalk of Bonita Springs Community Development District will hold Regular Meetings at 3:00 p.m. in the Town Center at VillageWalk of Bonita Springs located at 15321 Latitude Drive, Bonita Springs, Florida 34135, on the following dates:

**www.  
villagewalkbonitaspringscdd.  
org**  
October 05, 2018 No.2130152

**October 16, 2018  
November 20, 2018  
December 18, 2018  
January 15, 2019  
February 19, 2019  
March 19, 2019  
April 16, 2019  
May 21, 2019  
June 18, 2019  
July 16, 2019  
August 20, 2019  
September 17, 2019**

The purpose of the meetings is to conduct any business coming before the Board. Meetings are open to the public and will be conducted in accordance with the provisions of Florida law. Copies of the Agendas for any of the meetings may be obtained from the District's website or by contacting the District Manager at (561) 630-4922 and/or toll free at 1-877-737-4922 prior to the date of the particular meeting.

From time to time one or more Supervisors will participate by telephone; therefore, a speaker telephone will be present at the location of these meetings so that Supervisors can attend the meetings and be fully informed of the discussions taking place either in person or by telephone. Meetings may be continued to a date, time, and place certain to be specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at (561) 630-4922 and/or at toll free 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

Meetings may be cancelled from time to time without advertised notice.

**VILLAGEWALK OF BONITA SPRINGS  
COMMUNITY DEVELOPMENT DISTRICT  
REGULAR BOARD MEETING  
APRIL 16, 2019**

**A. CALL TO ORDER**

The April 16, 2019, Regular Board Meeting of the Village Walk Community Development District was called to order at 3:00 p.m. in the Town Center at VillageWalk of Bonita Springs located at 15321 Latitude Drive, Bonita Springs, Florida 34135.

**B. PROOF OF PUBLICATION**

Proof of publication was presented that notice of the Regular Board Meeting had been published in the *Naples Daily News* on October 22, 2018, as part of the District’s Fiscal Year 2018/2019 Regular Meeting Schedule, as legally required.

**C. ESTABLISH A QUORUM**

A quorum was established with the following Supervisors present:

Chairman	James Kauffman	Present
Vice Chairman	Terry L. Peters	Present
Supervisor	Laura Ray	Present
Supervisor	Matt Jacovelli	Present
Supervisor	Mike Hertz	Present

Staff members in attendance were:

District Manager	Kathleen Dailey	Special District Services
General Counsel	Wes Haber (via phone)	Hopping, Green & Sams
District Engineer	Chris Wright	RWA, Inc.

Also present were: Jere Earlywine of Hopping, Green & Sams (via phone); and the following District residents: Ron Setera, Dan Ellabarger and John Rowland.

**D. ADDITIONS OR DELETIONS TO THE AGENDA**

There were no additions or deletions to the agenda.

**E. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA**

Mr. Ellabarger stated that he would like the Board to address the increase in the presence of invasive plant species in the lakes, specifically torpedo grass. Mr. Kauffman replied that he had received a report from Mr. Ellabarger and had forwarded it to Mr. Wright and the City for review. Mr. Jacovelli stated that Clarke Environmental, who is the HOA’s contractor, has identified the plants, but also stated that there are only so many chemicals that can be sprayed. He indicated that he would meet with Clarke that day and Mr. Ellabarger was welcome to attend.

It was the consensus of the Board to have a Clarke representative give a presentation on their treatments at a future meeting.

**F. APPROVAL OF MINUTES**

**1. October 30, 2018, Special Board Meeting**

The October 30, 2018, Special Board Meeting minutes were presented for approval. A **motion** was made by Ms. Ray, seconded by Mr. Peters and passed unanimously approving the minutes of the October 30, 2018, Special Board Meeting, as presented.

**G. OLD BUSINESS**

**1. Update on Logan Boulevard Project**

Mr. Kauffman advised that he had spoken with Matt Feeney at the City and the 100% plans are not yet complete. He indicated that the construction plans for the road were complete and he was awaiting the landscape design plan, which should be completed this summer.

**H. NEW BUSINESS**

**1. Discussion Regarding the Condition of the Easement Pertaining to Both Sidewalks and Road Surface**

Mr. Jacovelli noted that he added this item, as there has been a lot of concrete work done in the area this year so the road surface should be evaluated. He added that the striping and reflectors need replacement and felt that steps should be taken by people using the areas before it impacts the District. Mr. Wright noted that an evaluation was not expensive and a paving contractor would often do so as a courtesy. Mr. Haber stated that the maintenance of the roadway was an agreement between the City and Lennar and the CDD was not in a position to pick who does it. He suggested sending a letter to the City requesting that it fulfil its obligations under its agreement with Lennar. However, he added that HGS represents Lennar on other CDDs and suggested hiring separate counsel for that issue. Mr. Jacovelli recommended that a full evaluation of the road take place. Mr. Kauffman noted that there was not a baseline of the road or plans showing the condition the road was received.

A **motion** was made by Mr. Peters, seconded by Mr. Jacovelli and passed unanimously authorizing the Chairman to work with staff to hire and sign a contract with an attorney to write a letter on the issues and follow-up on the situation, if necessary.

**2. Consider Resolution No. 2019-01 – Adopting a Fiscal Year 2019/2020 Proposed Budget**

Resolution No. 2019-01 was presented, entitled:

**RESOLUTION NO. 2019-01**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE VILLAGEWALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2019/2020; AND PROVIDING AN EFFECTIVE DATE.**

Ms. Dailey went over the proposed budget. Based on the previous item, there was a Board consensus to add \$20,000 to the Engineering/Maintenance line item (total will be \$37,000). This is for street testing/maintenance that may be needed during the year.

A **motion** was made by Mr. Peters, seconded by Mr. Jacovelli and passed unanimously to adopt Resolution No. 2019-01, as amended, setting the Public Hearing for 3:0 p.m. on June 18, 2019.

### **3. Consider Approval of the Uniform Collection Interlocal Agreement**

A motion was made by Mr. Jacovelli, seconded by Ms. Ray and passed unanimously approving the Uniform Collection Interlocal Agreement, as presented.

#### **I. ENGINEERING REPORT**

Mr. Wright advised that we were coming up on the rainy season and a cursory review of the lake banks would be in order. He indicated that the water quality report was due and he would check on the timetable. He added that he still needed to catch up with the new community manager and go over the Board's expectations.

#### **J. ADMINISTRATIVE MATTERS**

Ms. Dailey reminded those present that the next meeting was scheduled for May 21, 2019. It was the consensus of the Board to send out an inquiry to determine if there are any pressing issues.

Mr. Haber advised that he would be going on sabbatical for 6 months, beginning June 1, 2019, and announced that Jere Earlywine of HGS would fill in during his absence.

#### **K. BOARD MEMBER COMMENTS**

There were no comments from the Board Members.

#### **L. ADJOURNMENT**

There being no further business to come before the Board, a **motion** was made by Mr. Peters, seconded by Ms. Ray and passed unanimously to adjourn the Regular Board Meeting at 4:07 p.m.





**Naples Daily News**

May 29, 2019

Miscellaneous Notices

VILLAGEWALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2019/2020 BUDGET AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

The Board of Supervisors of the VillageWalk Community Development District will hold a public hearing on June 18, 2019, at 3:00 p.m. at the Town Center at VillageWalk of Bonita Springs located at 15321 Latitude Drive, Bonita Springs, Florida 34135 for the purpose of hearing comments and objections on the adoption of the budget of the District for Fiscal Year 2019/2020. A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it.

A copy of the agenda and budget may be obtained from the District's website or at the offices of the District Manager, 27499 Riverview Center Boulevard, Suite 253, Bonita Springs, Florida 34134, Telephone: (239) 444-5790 and/or toll free at 1-877-737-4922, during normal business hours.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when staff or Supervisors may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (239) 444-5790 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Meetings may be cancelled from time to time without advertised notice.

Kathleen Dailey  
District Manager

VILLAGEWALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT

[www.villagewalkbonitaspringscdd.org](http://www.villagewalkbonitaspringscdd.org)

May 29, June 5, 2019 #2286004

**RESOLUTION 2019-02**

**THE ANNUAL APPROPRIATION RESOLUTION OF THE VILLAGEWALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT (“DISTRICT”) RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGETS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2019, AND ENDING SEPTEMBER 30, 2020; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the District Manager has, prior to the fifteenth (15<sup>th</sup>) day in June, 2019, submitted to the Board of Supervisors (“**Board**”) of the VillageWalk of Bonita Springs Community Development District (“**District**”) proposed budgets (“**Proposed Budget**”) for the fiscal year beginning October 1, 2019 and ending September 30, 2020 (“**Fiscal Year 2019/2020**”) along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), *Florida Statutes*; and

**WHEREAS**, at least sixty (60) days prior to the adoption of the Proposed Budget, the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), *Florida Statutes*; and

**WHEREAS**, the Board set a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), *Florida Statutes*; and

**WHEREAS**, the District Manager posted the Proposed Budget on the District’s website at least two days before the public hearing; and

**WHEREAS**, Section 190.008(2)(a), *Florida Statutes*, requires that, prior to October 1<sup>st</sup> of each year, the Board, by passage of the Annual Appropriation Resolution, shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

**WHEREAS**, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE VILLAGEWALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT:**

**SECTION 1. BUDGET**

- a. The Board has reviewed the Proposed Budget, a copy of which is on file with the office of the District Manager and at the District’s Local Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.
- b. The Proposed Budget, attached hereto as **Exhibit “A,”** as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* (“**Adopted Budget**”), and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.
- c. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District’s Local Records Office and identified as “The Budget for the VillageWalk of Bonita Springs Community Development District for the Fiscal Year Ending September 30, 2020.”
- d. The Adopted Budget shall be posted by the District Manager on the District’s official website within thirty (30) days after adoption, and shall remain on the website for at least 2 years.

**SECTION 2. APPROPRIATIONS**

There is hereby appropriated out of the revenues of the District, for Fiscal Year 2019/2020, the sum of \$1,098,495 to be raised by the levy of assessments and/or otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ <u>100,052</u>
DEBT SERVICE FUND - (SERIES 2015)	\$ <u>397,658</u>
DEBT SERVICE FUND - (SERIES 2018)	\$ <u>600,785</u>
TOTAL ALL FUNDS	\$ <u>1,098,495</u>

**SECTION 3. BUDGET AMENDMENTS**

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2019/2020 or within 60 days following the end of the Fiscal Year 2019/2020 may amend its Adopted Budget for that fiscal year as follows:

- a. The Board may authorize an increase or decrease in line item appropriations within a fund by motion recorded in the minutes if the total appropriations of the fund do not increase.

- b. The District Manager or Treasurer may authorize an increase or decrease in line item appropriations within a fund if the total appropriations of the fund do not increase and if the aggregate change in the original appropriation item does not exceed \$10,000 or 10% of the original appropriation.
- c. By resolution, the Board may increase any appropriation item and/or fund to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.
- d. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must establish administrative procedures to ensure that any budget amendments are in compliance with this Section 3 and Section 189.016, *Florida Statutes*, among other applicable laws. Among other procedures, the District Manager or Treasurer must ensure that any amendments to budget under subparagraphs c. and d. above are posted on the District’s website within 5 days after adoption and remain on the website for at least 2 years.

**SECTION 4. EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

**PASSED AND ADOPTED THIS 18<sup>TH</sup> DAY OF JUNE, 2019.**

ATTEST:

**VILLAGEWALK OF BONITA  
SPRINGS COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary/Assistant Secretary

By: \_\_\_\_\_

Its: \_\_\_\_\_

**Exhibit A:** Fiscal Year 2019/2020 Budget

# Village Walk Of Bonita Springs Community Development District

**Final Budget For  
Fiscal Year 2019/2020  
October 1, 2019 - September 30, 2020**

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- IV DETAILED FINAL DEBT SERVICE FUND BUDGET (SERIES 2018)
- V ASSESSMENT COMPARISON

**FINAL BUDGET**  
**VILLAGE WALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT**  
**FISCAL YEAR 2019/2020**  
**OCTOBER 1, 2019 - SEPTEMBER 30, 2020**

	<b>FISCAL YEAR 2019/2020 BUDGET</b>
<b>REVENUES</b>	
O & M ASSESSMENTS	100,052
DEBT ASSESSMENTS - SERIES 2015	397,658
DEBT ASSESSMENTS - SERIES 2018	600,785
OTHER REVENUES	0
INTEREST INCOME	360
<b>TOTAL REVENUES</b>	<b>\$ 1,098,855</b>
<b>EXPENDITURES</b>	
SUPERVISOR FEES	4,000
PAYROLL TAXES	320
ENGINEERING/MAINTENANCE	37,000
MANAGEMENT	39,504
SECRETARIAL	4,200
LEGAL	11,250
ASSESSMENT ROLL	10,000
AUDIT FEES	3,600
ARBITRAGE REBATE FEE - SERIES 2015	650
ARBITRAGE REBATE FEE - SERIES 2018	650
INSURANCE	6,850
LEGAL ADVERTISING	1,600
MISCELLANEOUS	1,000
POSTAGE	625
OFFICE SUPPLIES	800
DUES & SUBSCRIPTIONS	175
WEBSITE MANAGEMENT	2,000
TRUSTEE FEES - SERIES 2015	4,775
TRUSTEE FEES - SERIES 2018	3,900
CONTINUING DISCLOSURE FEE - SERIES 2015	1,000
CONTINUING DISCLOSURE FEE - SERIES 2018	1,000
<b>TOTAL EXPENDITURES</b>	<b>\$ 134,899</b>
<b>REVENUES LESS EXPENDITURES</b>	<b>\$ 963,956</b>
BOND PAYMENTS - SERIES 2015	(377,775)
BOND PAYMENTS - SERIES 2018	(570,746)
<b>BALANCE</b>	<b>\$ 15,435</b>
COUNTY APPRAISER & TAX COLLECTOR ADMINISTRATIVE COSTS	(10,984)
DISCOUNTS FOR EARLY PAYMENTS	(43,940)
<b>EXCESS/ (SHORTFALL)</b>	<b>\$ (39,489)</b>
CARRYOVER FROM PRIOR YEAR	39,489
<b>NET EXCESS/ (SHORTFALL)</b>	<b>\$ -</b>

Note: Projected Available Funds Balance As Of 9-30-19 is \$155,000

**DETAILED FINAL BUDGET**  
**VILLAGE WALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT**  
**FISCAL YEAR 2019/2020**  
**OCTOBER 1, 2019 - SEPTEMBER 30, 2020**

	FISCAL YEAR 2017/2018 ACTUAL	FISCAL YEAR 2018/2019 BUDGET	FISCAL YEAR 2019/2020 BUDGET	COMMENTS
<b>REVENUES</b>				
O & M ASSESSMENTS	100,914	100,052	100,052	Expenditures Less Interest & Carryover/.95
DEBT ASSESSMENTS - SERIES 2015	397,664	397,658	397,658	Bond Payments/.95
DEBT ASSESSMENTS - SERIES 2018	666,577	600,785	600,785	Bond Payments/.95
OTHER REVENUES	0	0	0	
INTEREST INCOME	363	360	360	Interest Projected At \$30 Per Month
<b>TOTAL REVENUES</b>	<b>\$ 1,165,518</b>	<b>\$ 1,098,855</b>	<b>\$ 1,098,855</b>	
<b>EXPENDITURES</b>				
SUPERVISOR FEES	3,200	4,000	4,000	Supervisor Fees
PAYROLL TAXES	371	320	320	Projected At 8% Of Supervisor Fees
ENGINEERING/MAINTENANCE MANAGEMENT	10,204	18,000	37,000	Includes Street Testing
SECRETARIAL	37,980	38,772	39,504	CPI Adjustment
LEGAL	4,200	4,200	4,200	No Change From 2018/2019 Budget
ASSESSMENT ROLL	5,766	11,500	11,250	FY 18/19 Expenditure Through Jan 2019 Was \$2,114
AUDIT FEES	10,000	10,000	10,000	As Per Contract
ARBITRAGE REBATE FEE - SERIES 2015	3,400	3,500	3,600	Accepted Amount For 18/19 Audit
ARBITRAGE REBATE FEE - SERIES 2018	650	650	650	No Change From 2018/2019 Budget
INSURANCE	650	650	650	No Change From 2018/2019 Budget
LEGAL ADVERTISING	6,225	6,850	6,850	Insurance Estimate
MISCELLANEOUS	16,176	1,400	1,600	Expenditures Higher In 17/18 Due To Refunding
POSTAGE	1,076	1,000	1,000	No Change From 2018/2019 Budget
OFFICE SUPPLIES	744	625	625	No Change From 2018/2019 Budget
DUES & SUBSCRIPTIONS	2,020	800	800	Expenditures Higher In 17/18 Due To Refunding
WEBSITE MANAGEMENT	175	175	175	No Change From 2018/2019 Budget
TRUSTEE FEES - SERIES 2015	1,500	1,500	2,000	\$500 Increase From 2018/2019 Budget
TRUSTEE FEES - SERIES 2018	4,327	4,775	4,775	Trustee (US Bank) Increased Fees In 2018/2019
CONTINUING DISCLOSURE FEE - SERIES 2015	3,716	3,900	3,900	Trustee (US Bank) Increased Fees In 2018/2019
CONTINUING DISCLOSURE FEE - SERIES 2018	1,000	1,000	1,000	No Change From 2018/2019 Budget
CONTINUING DISCLOSURE FEE - SERIES 2018	1,000	1,000	1,000	No Change From 2018/2019 Budget
<b>TOTAL EXPENDITURES</b>	<b>\$ 114,380</b>	<b>\$ 114,617</b>	<b>\$ 134,899</b>	
<b>REVENUES LESS EXPENDITURES</b>	<b>\$ 1,051,138</b>	<b>\$ 984,238</b>	<b>\$ 963,956</b>	
BOND PAYMENTS - SERIES 2015	(381,243)	(377,775)	(377,775)	2020 P& I Payments
BOND PAYMENTS - SERIES 2018	(639,051)	(570,746)	(570,746)	2020 P& I Payments
<b>BALANCE</b>	<b>\$ 30,844</b>	<b>\$ 35,717</b>	<b>\$ 15,435</b>	
COUNTY APPRAISER & TAX COLLECTOR ADMINISTRATIVE COSTS	(3,120)	(10,984)	(10,984)	One Percent Of Total Assessment Roll
DISCOUNTS FOR EARLY PAYMENTS	(44,076)	(43,940)	(43,940)	Four Percent Of Total Assessment Roll
<b>EXCESS/ (SHORTFALL)</b>	<b>\$ (16,352)</b>	<b>\$ (19,207)</b>	<b>\$ (39,489)</b>	
CARRYOVER FROM PRIOR YEAR	0	19,207	39,489	Carryover From Prior Year
<b>NET EXCESS/ (SHORTFALL)</b>	<b>\$ (16,352)</b>	<b>\$ -</b>	<b>\$ -</b>	

Note: Projected Available Funds Balance As Of 9-30-19 is \$155,000



**DETAILED FINAL DEBT SERVICE (SERIES 2015) FUND BUDGET**  
**VILLAGE WALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT**  
**FISCAL YEAR 2019/2020**  
**OCTOBER 1, 2019 - SEPTEMBER 30, 2020**

	FISCAL YEAR 2017/2018 ACTUAL	FISCAL YEAR 2018/2019 BUDGET	FISCAL YEAR 2019/2020 BUDGET	COMMENTS
<b>REVENUES</b>				
Interest Income	3,791	50	100	Projected Interest For 2019/2020
NAV Collection	381,243	377,775	377,775	Maximum Debt Service Collection
<b>Total Revenues</b>	<b>\$ 385,034</b>	<b>\$ 377,825</b>	<b>\$ 377,875</b>	
<b>EXPENDITURES</b>				
Principal Payments	220,000	210,000	215,000	Principal Payment Due In 2020
Interest Payments	171,094	163,856	157,731	Interest Payments Due In 2020
Bond Redemption	0	3,969	5,144	Estimated Excess Debt Collections
<b>Total Expenditures</b>	<b>\$ 391,094</b>	<b>\$ 377,825</b>	<b>\$ 377,875</b>	
<b>Excess/ (Shortfall)</b>	<b>\$ (6,060)</b>	<b>\$ -</b>	<b>\$ -</b>	

**Series 2015 Bond Refunding Information**

Original Par Amount =	\$5,625,000	Annual Principal Payments Due =	May 1st
Interest Rate =	2.00% - 3.625%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	January 2015		
Maturity Date =	May 2036		
Par Amount As Of 1/1/2019 =	\$5,000,000		

**DETAILED FINAL DEBT SERVICE (SERIES 2018) FUND BUDGET**  
**VILLAGE WALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT**  
**FISCAL YEAR 2019/2020**  
**OCTOBER 1, 2019 - SEPTEMBER 30, 2020**

	FISCAL YEAR 2017/2018 ACTUAL	FISCAL YEAR 2018/2019 BUDGET	FISCAL YEAR 2019/2020 BUDGET	COMMENTS
<b>REVENUES</b>				
Interest Income	4,210	50	100	Projected Interest For 2019/2020
NAV Collection	639,052	570,746	570,746	Maximum Debt Service Collection
<b>Total Revenues</b>	<b>\$ 643,262</b>	<b>\$ 570,796</b>	<b>\$ 570,846</b>	
<b>EXPENDITURES</b>				
Principal Payments	220,000	314,000	325,000	Principal Payment Due In 2020
Interest Payments	413,030	255,450	245,066	Interest Payments Due In 2020
Bond Redemption	0	1,346	780	Estimated Excess Debt Collections
<b>Total Expenditures</b>	<b>\$ 633,030</b>	<b>\$ 570,796</b>	<b>\$ 570,846</b>	
<b>Excess/ (Shortfall)</b>	<b>\$ 10,232</b>	<b>\$ -</b>	<b>\$ -</b>	

**Series 2018 Bond Refunding Information**

Original Par Amount =	\$8,382,000	Annual Principal Payments Due =	May 1st
Interest Rate =	3.25% - 5.15%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	January 2018		
Maturity Date =	May 2037		

Par Amount As Of 1/1/2019 = \$8,017,000

## Village Walk Community Development District Assessment Comparison

Lot Size		Fiscal Year 2016/2017 Assessment*	Fiscal Year 2017/2018 Assessment*	Fiscal Year 2018/2019 Assessment*	Fiscal Year 2019/2020 Projected Assessment*
<b>Phases I &amp; 2</b>					
Townhome 26' Cayman	O & M	\$ 60.46	\$ 60.46	\$ 60.46	\$ 60.46
	Debt	\$ 494.57	\$ 494.57	\$ 494.57	\$ 494.57
	Total	\$ 555.03	\$ 555.03	\$ 555.03	\$ 555.03
Duplex 36' Capri	O & M	\$ 60.46	\$ 60.46	\$ 60.46	\$ 60.46
	Debt	\$ 494.57	\$ 494.57	\$ 494.57	\$ 494.57
	Total	\$ 555.03	\$ 555.03	\$ 555.03	\$ 555.03
Single Family 50' Oakmont	O & M	\$ 60.46	\$ 60.46	\$ 60.46	\$ 60.46
	Debt	\$ 581.92	\$ 581.92	\$ 581.92	\$ 581.92
	Total	\$ 642.38	\$ 642.38	\$ 642.38	\$ 642.38
Single Family 60' Carlyle	O & M	\$ 60.46	\$ 60.46	\$ 60.46	\$ 60.46
	Debt	\$ 669.25	\$ 669.25	\$ 669.25	\$ 669.25
	Total	\$ 729.71	\$ 729.71	\$ 729.71	\$ 729.71
<b>Phases 3 &amp; 4</b>					
Townhome 26' Cayman	O & M	\$ 60.46	\$ 60.46	\$ 60.46	\$ 60.46
	Debt	\$ 600.00	\$ 600.00	\$ 541.00	\$ 541.00
	Total	\$ 660.46	\$ 660.46	\$ 601.46	\$ 601.46
Duplex 36' Capri	O & M	\$ 60.46	\$ 60.46	\$ 60.46	\$ 60.46
	Debt	\$ 600.00	\$ 600.00	\$ 541.00	\$ 541.00
	Total	\$ 660.46	\$ 660.46	\$ 601.46	\$ 601.46
Single Family 40' Garden	O & M	\$ 60.46	\$ 60.46	\$ 60.46	\$ 60.46
	Debt	\$ 680.00	\$ 680.00	\$ 611.00	\$ 611.00
	Total	\$ 740.46	\$ 740.46	\$ 671.46	\$ 671.46
Single Family 50' Oakmont	O & M	\$ 60.46	\$ 60.46	\$ 60.46	\$ 60.46
	Debt	\$ 706.00	\$ 706.00	\$ 636.00	\$ 636.00
	Total	\$ 766.46	\$ 766.46	\$ 696.46	\$ 696.46
Single Family 50' Classic	O & M	\$ 60.46	\$ 60.46	\$ 60.46	\$ 60.46
	Debt	\$ 796.00	\$ 796.00	\$ 719.00	\$ 719.00
	Total	\$ 856.46	\$ 856.46	\$ 779.46	\$ 779.46
Single Family 60' Carlyle	O & M	\$ 60.46	\$ 60.46	\$ 60.46	\$ 60.46
	Debt	\$ 812.00	\$ 812.00	\$ 732.00	\$ 732.00
	Total	\$ 872.46	\$ 872.46	\$ 792.46	\$ 792.46
Single Family 65' Estate	O & M	\$ 60.46	\$ 60.46	\$ 60.46	\$ 60.46
	Debt	\$ 912.00	\$ 912.00	\$ 821.00	\$ 821.00
	Total	\$ 972.46	\$ 972.46	\$ 881.46	\$ 881.46

\* Assessments Include the Following :  
 4% Discount for Early Payments  
 1% County Tax Collector Costs/Property Appraiser Costs

### Community Information:

Phase I			Maximum Annual Debt Assessment	Bond Prepayments	
No. of Units	Type	Name			
126	Townhome	Cayman	\$ 494.57	1	
356	Duplex	Capri/Carrington	\$ 494.57	4	
195	SF	Oakmont	\$ 581.92	1	
73	SF	Carlyle	\$ 669.25	0	
750				6	
Phase II			Maximum Annual Debt Assessment	Bond Prepayments	Lot Differential Prepayment*
No. of Units	Type	Name			
112	Townhouse	Cayman	\$ 541	0	0
76	Duplex	Capri/Carrington	\$ 541	0	0
307	SF	Garden	\$ 611	0	(133)
127	SF	Oakmont	\$ 636	0	(10)
215	SF	Classic	\$ 719	0	64
33	SF	Carlyle	\$ 732	0	0
74	SF	Estate	\$ 821	0	40
944				0	-39

\* Developer made Bond Prepayment in November 2015 for 39 lot differential (143 Units replaced with 104 Units)

Phase 1	750
Phase 2	905
Total Units	1655

**RESOLUTION 2019-03**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE VILLAGEWALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT 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.**

**WHEREAS**, the VillageWalk of Bonita Springs Community Development District (“**District**”) is a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

**WHEREAS**, the District is located in Lee County, Florida (“**County**”); and

**WHEREAS**, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District’s adopted capital improvement plan and Chapter 190, *Florida Statutes*; and

**WHEREAS**, the Board of Supervisors (“**Board**”) of the District hereby determines to undertake various operations and maintenance and other activities described in the District’s budget (“**Adopted Budget**”) for the fiscal year beginning October 1, 2019 and ending September 30, 2020 (“**Fiscal Year 2019/2020**”), attached hereto as **Exhibit “A”** and incorporated by reference herein; and

**WHEREAS**, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the Adopted Budget; and

**WHEREAS**, the provision of such services, facilities, and operations is a benefit to lands within the District; and

**WHEREAS**, Chapter 190, *Florida Statutes*, provides that the District may impose special assessments on benefitted lands within the District; and

**WHEREAS**, it is in the best interests of the District to proceed with the imposition of the special assessments for operations and maintenance in the amount set forth in the Adopted Budget; and

**WHEREAS**, the District has previously levied an assessment for debt service, which the District desires to collect for Fiscal Year 2019/2020; and

**WHEREAS**, Chapter 197, *Florida Statutes*, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector (“**Uniform Method**”), and the District has previously authorized the use of the Uniform Method by, among other things, entering into agreements with the Property Appraiser and Tax Collector of the County for that purpose; and

**WHEREAS**, it is in the best interests of the District to adopt the Assessment Roll of the VillageWalk of Bonita Springs Community Development District (“**Assessment Roll**”) attached to this Resolution as **Exhibit “B”** and incorporated as a material part of this Resolution by this reference, and to certify the Assessment Roll to the County Tax Collector pursuant to the Uniform Method; and

**WHEREAS**, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll, certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE VILLAGEWALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT:**

**SECTION 1. BENEFIT & ALLOCATION FINDINGS.** The Board hereby finds and determines that the provision of the services, facilities, and operations as described in **Exhibit “A”** confers a special and peculiar benefit to the lands within the District, which benefit exceeds or equals the cost of the assessments. The allocation of the assessments to the specially benefitted lands, as shown in **Exhibits “A” and “B,”** is hereby found to be fair and reasonable.

**SECTION 2. ASSESSMENT IMPOSITION.** Pursuant to Chapter 190, *Florida Statutes*, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefitted lands within the District, and in accordance with **Exhibits “A” and “B.”** The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution. Moreover, pursuant to Section 197.3632(4), *Florida Statutes*, the lien amount shall serve as the “maximum rate” authorized by law for operation and maintenance assessments.

**SECTION 3. COLLECTION.** The collection of the operation and maintenance special assessments and previously levied debt service assessments shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method, as indicated on **Exhibits “A” and “B.”** The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

**SECTION 4. ASSESSMENT ROLL.** The Assessment Roll, attached to this Resolution as **Exhibit “B,”** is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the District.

**SECTION 5. ASSESSMENT ROLL AMENDMENT.** The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution, and shall amend the Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates in the District records.

**SECTION 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.

**SECTION 7. EFFECTIVE DATE.** This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

**PASSED AND ADOPTED** this 18<sup>th</sup> day of June, 2019.

ATTEST:

**VILLAGEWALK OF BONITA  
SPRINGS COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary / Assistant Secretary

By: \_\_\_\_\_

Its: \_\_\_\_\_

**Exhibit A:** Budget

**Exhibit B:** Assessment Roll

**RESOLUTION NO. 2019-04**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE VILLAGEWALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT, ESTABLISHING A REGULAR MEETING SCHEDULE FOR FISCAL YEAR 2019/2020 AND SETTING THE TIME AND LOCATION OF SAID DISTRICT MEETINGS; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, it is necessary for the VillageWalk of Bonita Springs Community Development District ("District") to establish a regular meeting schedule for fiscal year 2019/2020; and

**WHEREAS**, the Board of Supervisors of the District has set a regular meeting schedule, location and time for District meetings for fiscal year 2019/2020 which is attached hereto and made a part hereof as Exhibit "A".

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE VILLAGEWALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT, LEE COUNTY, FLORIDA, AS FOLLOWS:**

**Section 1.** The above recitals are hereby adopted.

**Section 2.** The regular meeting schedule, time and location for meetings for fiscal year 2019/2020 which is attached hereto as Exhibit "A" is hereby adopted and authorized to be published.

**PASSED, ADOPTED and EFFECTIVE** this 18<sup>th</sup> day of June, 2019.

**ATTEST:**

**VILLAGEWALK OF BONITA SPRINGS  
COMMUNITY DEVELOPMENT DISTRICT**

By: \_\_\_\_\_  
Secretary/Assistant Secretary

By: \_\_\_\_\_  
Chairperson/Vice Chairperson

**VILLAGEWALK OF BONITA SPRINGS  
COMMUNITY DEVELOPMENT DISTRICT  
FISCAL YEAR 2019/2020 REGULAR MEETING SCHEDULE**

**NOTICE IS HEREBY GIVEN** that the Board of Supervisors of the VillageWalk of Bonita Springs Community Development District will hold Regular Meetings at 3:00 p.m. in the Town Center at VillageWalk of Bonita Springs located at 15321 Latitude Drive, Bonita Springs, Florida 34135, on the following dates:

**October 15, 2019  
November 19, 2019  
December 17, 2019  
January 15, 2020  
February 18, 2020  
March 17, 2020  
April 21, 2020  
May 19, 2020  
June 16, 2020  
July 21, 2020  
August 18, 2020  
September 15, 2020**

The purpose of the meetings is to conduct any business coming before the Board. Meetings are open to the public and will be conducted in accordance with the provisions of Florida law. Copies of the Agendas for any of the meetings may be obtained from the District's website or by contacting the District Manager at (561) 630-4922 and/or toll free at 1-877-737-4922 prior to the date of the particular meeting.

From time to time one or more Supervisors will participate by telephone; therefore, a speaker telephone will be present at the location of these meetings so that Supervisors can attend the meetings and be fully informed of the discussions taking place either in person or by telephone. Meetings may be continued to a date, time, and place certain to be specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at (561) 630-4922 and/or at toll free 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

Meetings may be cancelled from time to time without advertised notice.

**VILLAGEWALK OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT**

**[www.villagewalkbonitaspringscdd.org](http://www.villagewalkbonitaspringscdd.org)**

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