

SARASOTA NATIONAL

**COMMUNITY DEVELOPMENT
DISTRICT**

October 12, 2021

BOARD OF SUPERVISORS

REGULAR MEETING

AGENDA

Sarasota National 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

October 5, 2021

Board of Supervisors
Sarasota National Community Development District

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

Dear Board Members:

The Board of Supervisors of the Sarasota National Community Development District will hold a Regular Meeting on October 12, 2021, at 2:00 p.m., at the Sarasota National Clubhouse, 25500 National Boulevard, Venice, Florida 34293. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments: *Agenda Items* [3-Minute Time Limit]
3. Acceptance of Unaudited Financial Statements as of August 31, 2021
4. Approval of August 10, 2021 Public Hearing and Regular Meeting Minutes
5. Staff Reports
 - A. District Counsel: *Hopping Green & Sams, P.A.*
 - B. District Engineer: *Kimley Horn and Associates, Inc.*
 - C. District Manager: *Wrathell, Hunt and Associates, LLC*
 - NEXT MEETING DATE: November 9, 2021 at 2:00 P.M.

○ QUORUM CHECK

SEAT 1	Carlton Leuschner	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 2	Richard Smith	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 3	John Istwan	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 4	Russell Smith	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 5	Gerald Bergmoser	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO

6. Supervisors' Requests
7. Adjournment

Please do not hesitate to contact me directly at (239) 464-7114 with any questions.

Sincerely,


Chesley "Chuck" Adams
District Manager

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE:

CALL-IN NUMBER: 1-888-354-0094

PARTICIPANT PASSCODE: 229 774 8903

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

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**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
AUGUST 31, 2021**

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
AUGUST 31, 2021**

	Major Funds			Total Governmental Funds
	General	Debt Service Series 2007	Debt Service Series 2020	
ASSETS				
Cash - SunTrust	\$ 309,219	\$ -	\$ -	\$ 309,219
Investments				
Revenue account	-	-	550,367	550,367
Reserve account	-	-	100,000	100,000
Prepayment account	-	-	19,195	19,195
Due from general fund	-	-	7,608	7,608
Total assets	<u>\$ 309,219</u>	<u>\$ -</u>	<u>\$ 677,170</u>	<u>\$ 986,389</u>
LIABILITIES & FUND BALANCES				
Liabilities:				
Due to debt service	\$ 7,608	\$ -	\$ -	\$ 7,608
Taxes payable	245	-	-	245
Total liabilities	<u>7,853</u>	<u>-</u>	<u>-</u>	<u>7,853</u>
Fund balances:				
Restricted for:				
Debt service	-	-	677,170	677,170
Unassigned	301,366	-	-	301,366
Total fund balances	<u>301,366</u>	<u>-</u>	<u>677,170</u>	<u>978,536</u>
Total liabilities and fund balances	<u>\$ 309,219</u>	<u>\$ -</u>	<u>\$ 677,170</u>	<u>\$ 986,389</u>

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED AUGUST 31, 2021**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy - on roll	\$ 2,101	\$ 423,594	\$ 420,327	101%
Assessment levy -off roll	16,680	99,343	66,719	149%
Interest	3	54	-	N/A
Total revenues	<u>18,784</u>	<u>522,991</u>	<u>487,046</u>	107%
EXPENDITURES				
Administrative:				
Management	3,298	36,273	39,571	92%
Supervisors	1,722	3,445	3,500	98%
Audit		7,000	7,000	100%
Assessment roll preparation	542	5,958	6,500	92%
Arbitrage rebate calculation	-	-	1,750	0%
Dissemination agent	167	1,833	2,000	92%
Trustee	-	-	11,000	0%
Legal	240	6,260	12,000	52%
Engineering	-	1,230	5,000	25%
Postage	-	-	500	0%
Telephone	42	458	500	92%
Insurance	-	10,337	10,200	101%
Printing & reproduction	83	917	1,000	92%
Legal advertising	-	396	1,200	33%
Other current charges	81	964	1,000	96%
Annual district filing fee	-	175	175	100%
ADA website compliance	210	210	210	100%
Website	-	705	705	100%
Property tax bills	-	14	100	14%
Total administrative	<u>6,385</u>	<u>76,175</u>	<u>103,911</u>	73%
Water management:				
Other contractual services	9,502	232,408	335,000	69%
Lake bank erosion repair	-	-	35,000	0%
Total water management	<u>9,502</u>	<u>232,408</u>	<u>370,000</u>	63%

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED AUGUST 31, 2021**

	Current Month	Year to Date	Budget	% of Budget
Other fees and charges				
Tax collector	-	6,322	6,568	96%
Property appraiser	-	-	6,568	0%
Total other fees and charges	-	6,322	13,136	48%
Total expenditures	15,887	314,905	487,047	65%
 Excess/(deficiency) of revenues over/(under) expenditures	 2,897	 208,086	 (1)	
OTHER FINANCING SOURCES/(USES)				
Transfers in	-	4	-	N/A
Total other financing sources/(uses)	-	4	-	
Net change in fund balances	2,897	208,090	(1)	
Fund balance - beginning	298,469	93,276	144,114	
Fund balance - ending	<u>\$ 301,366</u>	<u>\$ 301,366</u>	<u>\$ 144,113</u>	

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2007
FOR THE PERIOD ENDED AUGUST 31, 2021**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy - on roll	\$ -	\$ -	\$ 1,524,320	0%
Assessment levy - off roll	-	-	222,943	0%
Interest	-	7	-	N/A
Total revenues	<u>-</u>	<u>7</u>	<u>1,747,263</u>	0%
EXPENDITURES				
Principal	-	-	635,000	0%
Principal prepayments	-	-	15,000	0%
Interest	-	-	1,077,225	0%
Total debt service	<u>-</u>	<u>-</u>	<u>1,727,225</u>	0%
Other fees and charges				
Tax collector	-	-	23,817	0%
Property appraiser	-	-	23,817	0%
Total other fees and charges	<u>-</u>	<u>-</u>	<u>47,634</u>	0%
Total expenditures	<u>-</u>	<u>-</u>	<u>1,774,859</u>	0%
Excess/(deficiency) of revenues over/(under) expenditures	-	7	(27,596)	
OTHER FINANCING SOURCES/(USES)				
Transfers out	-	(1,365,793)	-	N/A
Total other financing sources/(uses)	<u>-</u>	<u>(1,365,793)</u>	<u>-</u>	N/A
Net change in fund balances	-	(1,365,786)	(27,596)	
Fund balance - beginning	-	1,365,786	669,379	
Fund balance - ending	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 641,783</u>	

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2020
FOR THE PERIOD ENDED AUGUST 31, 2021**

	Current Month	Year to Date
	<u> </u>	<u> </u>
REVENUES		
Assessment levy - on roll	\$ 7,603	\$ 1,532,961
Assessment levy - off roll	-	127,184
Interest	3	32
Total revenues	<u>7,606</u>	<u>1,660,177</u>
EXPENDITURES		
Principal	-	715,000
Interest	-	375,023
Cost of issuance	-	169,863
Total debt service	<u>-</u>	<u>1,259,886</u>
Other fees and charges		
Tax collector	138	22,880
Pmt to escrow agent	-	20,849,065
Underwriter's discount	-	290,250
Total other fees and charges	<u>138</u>	<u>21,162,195</u>
Total expenditures	<u>138</u>	<u>22,422,081</u>
Excess/(deficiency) of revenues over/(under) expenditures	7,468	(20,761,904)
OTHER FINANCING SOURCES/(USES)		
Transfers in	19,195	1,384,984
Bond proceeds	-	19,350,000
Original issue premium	-	704,090
Total other financing sources (uses)	<u>19,195</u>	<u>21,439,074</u>
Net change in fund balances	26,663	677,170
Fund balance - beginning	650,507	-
Fund balance - ending	<u>\$ 677,170</u>	<u>\$ 677,170</u>

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

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DRAFT

**MINUTES OF MEETING
SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Sarasota National Community Development District held a Public Hearing and a Regular Meeting on August 10, 2021, at 2:00 p.m., at the Sarasota National Clubhouse, 25500 National Boulevard, Venice, Florida 34293.

Present were:

Gerald Bergmoser	Chair
Cary Leuschner	Vice Chair
John Istwan	Assistant Secretary
Richard (Dick) Smith	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Cleo Adams	Assistant District Manager
Michael Eckert	District Counsel
Patrick Healy (via telephone)	District Engineer

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 2:00 p.m. Supervisors Bergmoser, Istwan, Leuschner and Richard Smith were present. Supervisor Russell Smith was not present.

SECOND ORDER OF BUSINESS

Public Comments: *Agenda Items* [3-Minute Time Limit]

There were no public comments.

THIRD ORDER OF BUSINESS

Public Hearing on Adoption of Fiscal Year 2021/2022 Budget

A. Proof/Affidavit of Publication

The affidavit of publication was included for informational purposes.

39 **B. Consideration of Resolution 2021-08, Relating to the Annual Appropriations and**
 40 **Adopting the Budget for the Fiscal Year Beginning October 1, 2021, and Ending**
 41 **September 30, 2022; Authorizing Budget Amendments; and Providing an Effective**
 42 **Date**

43 Mr. Adams reviewed the proposed Fiscal Year 2022 budget, highlighting any line item
 44 increases, decreases and adjustments, compared to the Fiscal Year 2021 budget, and explained
 45 the reasons for any adjustments.

46 Mr. Adams noted an increase to the “Lake Bank Erosion Repair” line item and the
 47 addition of up to \$28,700 for midge fly management.

48 **Mr. Adams opened the Public Hearing.**

49 No members of the public spoke.

50 **Mr. Adams closed the Public Hearing.**

51 Mr. Adams presented Resolution 2021-08.

52

53 **On MOTION by Mr. Bergmoser and seconded by Mr. Leuschner, with all in**
 54 **favor, Resolution 2021-08, Relating to the Annual Appropriations and Adopting**
 55 **the Budget for the Fiscal Year Beginning October 1, 2021, and Ending**
 56 **September 30, 2022; Authorizing Budget Amendments; and Providing an**
 57 **Effective Date, was adopted.**

58

59

60 **FOURTH ORDER OF BUSINESS**

Consideration of Resolution 2021-09, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2021/2022; Providing for the Collection and Enforcement of Special Assessments, Including but not Limited to Penalties and Interest Thereon; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date

71
 72 Mr. Adams presented Resolution 2021-09. This is known as the “Assessment Levying”
 73 Resolution, which takes into consideration the budget and the assessment levels just adopted,

74 authorizes the placement of assessments on the property tax bill and transmittal of the lien roll
75 to the Tax Collector and provides for direct billing and collection of off-roll assessments.

76

On MOTION by Mr. Bergmoser and seconded by Mr. Smith, with all in favor, Resolution 2021-09, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2021/2022; Providing for the Collection and Enforcement of Special Assessments, Including but not Limited to Penalties and Interest Thereon; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date, was adopted.

84

85

FIFTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of June 30, 2021

87

88

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

90 A Board Member recalled previous discussions about an interest-bearing account.

91 Mr. Adams stated a cash sweep account offered at FineMark Bank may offer a slightly
92 better interest rate without penalties for withdrawal.

93 The financials were accepted.

94

On MOTION by Mr. Bergmoser and seconded by Mr. Istwan, with all in favor, authorizing Staff to establish a cash sweep account at FineMark Bank, was approved.

98

99

SIXTH ORDER OF BUSINESS

Approval of July 13, 2021 Regular Meeting Minutes

101

102

103 Mr. Adams presented the July 13, 2021 Regular Meeting Minutes.

104 The following changes were made:

105 Line 97: Delete "Spartina resident who was"

106 Line 97: Change "photographed cutting" to "photograph showing cut"

107 Regarding surveying an area, Mr. Adams stated it was not necessary as the Property
108 Appraiser's website revealed that the property in question is owned by the Association.

109 It was noted that this is not a CDD matter and the property was not deemed to be
110 wetlands or preserves.

111

112 **On MOTION by Mr. Leuschner and seconded by Mr. Bergmoser, with all in**
113 **favor, the July 13, 2021 Regular Meeting Minutes, as amended, were approved.**

114

115

116 **SEVENTH ORDER OF BUSINESS**

Staff Reports

117

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

119 Mr. Eckert stated that he was filling in for Ms. Whelan. He discussed Amendment 12,
120 which was passed by the Florida Legislature in 2018. The first part of Amendment 12, which
121 went into effect two legislative sessions ago, was to prevent public officials from using their
122 public position for personal gain. The second part of Amendment 12, which states that any
123 member of a public Board cannot lobby another Board or Federal or State government, would
124 be further defined by the Legislative Session. If any Board Member has a consulting business or
125 an employer who works or does business with a County or State or Federal government, they
126 should speak with him about the legislation. Further updates would be provided.

127 **B. District Engineer: *Kimley Horn and Associates, Inc.***

128 There was no report.

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

- 130 • **NEXT MEETING DATE: October 12, 2021 at 2:00 P.M.**

- 131 ○ **QUORUM CHECK**

132 Mr. Adams stated the next meeting will be held October 12, 2021. He introduced Mrs.
133 Adams, who would serve as Assistant District Manager.

134

135 **EIGHTH ORDER OF BUSINESS**

Supervisors' Requests

136

137 A Board Member noted that the agenda books arrived later than usual. Mr. Adams
138 apologized for the oversight and stated that the agenda books should be expected several days
139 before the meeting and an electronic version should be received one week before the meeting.

140

141 **NINTH ORDER OF BUSINESS**

Adjournment

142

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

144

145 **On MOTION by Mr. Bergmoser and seconded by Mr. Istwan, with all in favor,**
146 **the meeting adjourned at 2:25 p.m.**

147

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151

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

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Secretary/Assistant Secretary

Chair/Vice Chair

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

5C

SARASOTA NATIONAL COMMUNITY DEVELOPMENT DISTRICT

BOARD OF SUPERVISORS FISCAL YEAR 2021/2022 MEETING SCHEDULE

LOCATION

Sarasota National Clubhouse, 25500 National Boulevard, Venice, Florida 34293

DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 12, 2021	Regular Meeting	2:00 PM
November 9, 2021	Regular Meeting	2:00 PM
January 11, 2022	Regular Meeting	2:00 PM
April 12, 2022	Regular Meeting	2:00 PM
July 12, 2022	Regular Meeting	2:00 PM
August 9, 2022	Public Hearing & Regular Meeting	2:00 PM