

SARASOTA NATIONAL

**COMMUNITY DEVELOPMENT
DISTRICT**

April 11, 2023

**BOARD OF SUPERVISORS
REGULAR MEETING
AGENDA**

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

**AGENDA
LETTER**

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

April 4, 2023

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 April 11, 2023 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. Update: SOLitude Lake Management Waterway Inspection Report – February 2023
4. Q & A with Eco-Logics Regarding Maintenance Activities in the CDD Preserves
5. Continued Discussion: Wetland 46 Disturbance
6. Consideration of Award of Contract for Lake Maintenance
7. Consideration of FL GIS Solutions, LLC, Professional Services Agreement
8. Consideration of Resolution 2023-03, Approving Proposed Budget for Fiscal Year 2023/2024 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date
9. Consideration of Resolution 2023-04, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2023/2024 and Providing for an Effective Date
10. Discussion: Landscape Maintenance Services of CDD Property
11. Acceptance of Unaudited Financial Statements as of February 28, 2023
12. Approval of January 10, 2023 Regular Meeting Minutes

13. Staff Reports

- A. District Counsel: *Kutak Rock, LLP*
- B. District Engineer: *Kimley Horn and Associates, Inc.*
- C. District Manager: *Wrathell, Hunt and Associates, LLC*
- NEXT MEETING DATE: July 11, 2023 at 2:00 PM

○ QUORUM CHECK

SEAT 1	CARLTON (CARY) LEUSCHNER	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 2	RICHARD (DICK) 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	DOUGLAS KASL	<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

- D. Operations Manager: *Wrathell, Hunt and Associates, LLC*


14. Supervisors' Requests: Supervisor Kasl

- A. Discussion: Interaction with the Sarasota National HOA Board
- B. Discussion: District Map
- C. Discussion: Newsletter
- D. Discussion: 20-Year Storm Water Needs Analysis Report
- E. Discussion/Consideration of Additional Board Meetings

15. 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: 709 724 7992

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

3

SOLITUDE

LAKE MANAGEMENT



Sarasota National CDD Waterway Inspection Report

Reason for Inspection: Routine Scheduled

Inspection Date: 2023-02-23

Prepared for:

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

Prepared by:

Bailey Hill, Aquatic Specialist

Ft. Myers Field Office
SOLITUDELAKEMANAGEMENT.COM
888.480.LAKE (5253)

TABLE OF CONTENTS

	Pg
SITE ASSESSMENTS	
PONDS 2 4A 5A	3
PONDS 7 9 11	4
PONDS 13 15 17	5
PONDS 19 21 23	6
PONDS 25 27 28A	7
PONDS 30 32 34	8
PONDS 36 38 40	9
PONDS 42 44 48	10
PONDS 50 52 54	11
PONDS 56 58 64	12
PONDS 66 69 71	13
PONDS 73 77	14
PONDS	
MANAGEMENT/COMMENTS SUMMARY	15-17
SITE MAP	18

Site: 2

Comments:

Normal growth observed

Treat for shoreline weeds.
Monitor and treat as needed for marine naiad.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 4A

Comments:

Normal growth observed

Shoreline is well maintained. Spot treat minimal torpedograss. Algae and submersed vegetation are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Torpedograss



Site: 5A

Comments:

Normal growth observed

Spot treat minimal torpedograss and spatterdock. Monitor and treat as needed for marine naiad.

Action Required:

Routine maintenance next visit

Target:

Floating Weeds



Site: 7

Comments:

Normal growth observed
Treat for shoreline weeds. Algae and aquatic weeds are at controlled levels.



Action Required:

Routine maintenance next visit

Target:

Shoreline weeds

Site: 9

Comments:

Normal growth observed
Shoreline is well maintained. Spot treat minimal spatterdock. Algae and aquatic weeds are at controlled levels. Monitor and treat as needed for red ludwigia.



Action Required:

Routine maintenance next visit

Target:

Floating Weeds

Site: 11

Comments:

Requires attention
Treat for shoreline weeds. Algae and aquatic weeds are at controlled levels.



Action Required:

Routine maintenance next visit

Target:

Shoreline weeds

Site: 13

Comments:

Requires attention

Treat grasses, brush, vines and pennywort. Algae and aquatic weeds are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 15

Comments:

Normal growth observed

Treat for shoreline weeds. Algae and aquatic weeds are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 17

Comments:

Normal growth observed

Treat for shoreline weeds. Algae and aquatic weeds are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 19

Comments:

Treatment in progress

Treatment in progress. Continue to treat shoreline weeds. Monitor and treat surface algae as needed.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 21

Comments:

Normal growth observed

Treat for shoreline weeds. Algae and aquatic weeds are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 23

Comments:

Requires attention

Treat for shoreline weeds. Algae and aquatic weeds are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 25

Comments:

Normal growth observed

Treat for shoreline weeds. Algae and aquatic weeds are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 27

Comments:

Normal growth observed

Shoreline is well maintained. Spot treat minimal torpedograss. Algae and aquatic weeds are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Torpedograss



Site: 28A

Comments:

Requires attention

Treat for shoreline weeds. Algae and aquatic weeds are at controlled levels. Monitor and treat as needed for surface algae.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 30

Comments:

Normal growth observed

Shoreline is well maintained. Spot treat surface algae in open areas between the littorals.



Action Required:

Routine maintenance next visit

Target:

Surface algae

Site: 32

Comments:

Requires attention

Treat for shoreline weeds. Algae and aquatic weeds are at controlled levels. Monitor and treat as needed for surface algae and marine naiad.



Action Required:

Routine maintenance next visit

Target:

Shoreline weeds

Site: 34

Comments:

Normal growth observed

Treat for shoreline weeds. Algae and aquatic weeds are at controlled levels.



Action Required:

Routine maintenance next visit

Target:

Shoreline weeds

Site: 36

Comments:

Normal growth observed

Treat for shoreline weeds. Algae and aquatic weeds are at controlled levels.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 38

Comments:

Requires attention

Shoreline is well maintained. Treat for surface algae, duckweed and water lettuce.

Action Required:

Routine maintenance next visit

Target:

Floating Weeds



Site: 40

Comments:

Requires attention

Shoreline is well maintained. Monitor and treat as needed for marine naiad and baby tears.

Action Required:

Routine maintenance next visit

Target:

Submersed vegetation



Site: 42

Comments:

Normal growth observed

Shoreline is well maintained.
Monitor and treat as needed for marine naiad.

Action Required:

Routine maintenance next visit

Target:

Submersed vegetation



Site: 44

Comments:

Normal growth observed

Spot treat minimal torpedograss
along the shoreline. Treat for
marine naiad.

Action Required:

Routine maintenance next visit

Target:

Submersed vegetation



Site: 48

Comments:

Requires attention

Treat for shoreline weeds.
Monitor and treat as needed for
surface algae and bacopa.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 50

Comments:

Normal growth observed

Treat for shoreline weeds.
Monitor and treat as needed for marine naiad.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 52

Comments:

Normal growth observed

Treat for shoreline weed. Algae
and aquatic weeds are at
controlled levels.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 54

Comments:

Normal growth observed

Treat for shoreline weeds. Algae
and aquatic weeds are at
controlled levels.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 56

Comments:

Treatment in progress

Shoreline is well maintained. Spot treat minimal torpedograss. Algae and aquatic weeds are at controlled levels. Continue to monitor and treat marine naiad.

Action Required:

Routine maintenance next visit

Target:

Torpedograss



Site: 58

Comments:

Treatment in progress

Shoreline is well maintained. Previous treatment for baby tears in progress. Continue to monitor and treat as needed.

Action Required:

Routine maintenance next visit

Target:

Submersed vegetation



Site: 64

Comments:

Normal growth observed

Treat for shoreline weed. Algae and aquatic weeds are at controlled levels. Monitor and treat surface algae and marine naiad as needed.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 66

Comments:

Requires attention

Spot treat for torpedograss. Spot treat surface algae in open areas between littorals.

Action Required:

Routine maintenance next visit

Target:

Surface algae



Site: 69

Comments:

Treatment in progress

Continue treating for shoreline weeds. Algae and aquatic weeds are at controlled levels. Previous algae treatment was effective. Monitor and treat as needed for marine naiad.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 71

Comments:

Treatment in progress

Treat for shoreline weeds. Spot treat surface algae in open areas between littorals. Marine naiad was previously treated. Continue to monitor and treat as needed.

Action Required:

Routine maintenance next visit

Target:

Surface algae



Site: 73

Comments:

Normal growth observed

Treat for minimal shoreline weeds. Algae and aquatic weeds are at controlled levels. Monitor and treat as needed for marine naiad.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: 77

Comments:

Normal growth observed

Shoreline is well maintained. Soot treat for torpedograss. Algae and aquatic weeds are at controlled levels. Monitor and treat as needed for bacopa.

Action Required:

Routine maintenance next visit

Target:

Shoreline weeds



Site: Extra

Comments:

Action Required:

Target:

Site: Extra

Comments:

Action Required:

Target:

Management Summary

MANAGEMENT SUMMARY

- Most lakes were marked requires attention for shoreline weeds. Shoreline weeds include emergent growth around the lake perimeter including but not limited to: Torpedograss, various vines, cattails, pennywort and brush such as primrose or smartweed. These types of weeds are typically found year round.
- Due to the large amount of littoral acreage and exposed bank, Solitude has brought in additional wetland labor to maintain these large littoral areas. The wetland crew is responsible for spot treating large littoral areas for invasive and nuisance species in addition to what the lake tech maintains. This additional labor is considered part of the routine maintenance. The wetland crew will continue to treat each month moving forward.
- The next quarterly report will cover the first half of the lakes and is due in May 2023.

Site	Comments	Target	Action Required
2	Normal growth observed	Shoreline weeds	Routine maintenance next visit
4A	Normal growth observed	Torpedograss	Routine maintenance next visit
5A	Normal growth observed	Floating Weeds	Routine maintenance next visit
7	Normal growth observed	Shoreline weeds	Routine maintenance next visit
9	Normal growth observed	Floating Weeds	Routine maintenance next visit
11	Requires attention	Shoreline weeds	Routine maintenance next visit
13	Requires attention	Shoreline weeds	Routine maintenance next visit
15	Normal growth observed	Shoreline weeds	Routine maintenance next visit
17	Normal growth observed	Shoreline weeds	Routine maintenance next visit
19	Treatment in progress	Shoreline weeds	Routine maintenance next visit
21	Normal growth observed	Shoreline weeds	Routine maintenance next visit
23	Requires attention	Shoreline weeds	Routine maintenance next visit
25	Normal growth observed	Shoreline weeds	Routine maintenance next visit
27	Normal growth observed	Torpedograss	Routine maintenance next visit
28A	Requires attention	Shoreline weeds	Routine maintenance next visit
30	Normal growth observed	Surface algae	Routine maintenance next visit
32	Requires attention	Shoreline weeds	Routine maintenance next visit
34	Normal growth observed	Shoreline weeds	Routine maintenance next visit
36	Normal growth observed	Shoreline weeds	Routine maintenance next visit
38	Requires attention	Floating Weeds	Routine maintenance next visit
40	Requires attention	Submersed vegetation	Routine maintenance next visit
42	Normal growth observed	Submersed vegetation	Routine maintenance next visit
44	Normal growth observed	Submersed vegetation	Routine maintenance next visit
48	Requires attention	Shoreline weeds	Routine maintenance next visit
50	Normal growth observed	Shoreline weeds	Routine maintenance next visit
52	Normal growth observed	Shoreline weeds	Routine maintenance next visit
54	Normal growth observed	Shoreline weeds	Routine maintenance next visit
56	Treatment in progress	Torpedograss	Routine maintenance next visit
58	Treatment in progress	Submersed vegetation	Routine maintenance next visit
64	Normal growth observed	Shoreline weeds	Routine maintenance next visit
66	Requires attention	Surface algae	Routine maintenance next visit
69	Treatment in progress	Shoreline weeds	Routine maintenance next visit

Site	Comments	Target	Action Required
71	Treatment in progress	Surface algae	Routine maintenance next visit
73	Normal growth observed	Shoreline weeds	Routine maintenance next visit
77	Normal growth observed	Shoreline weeds	Routine maintenance next visit



**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

6

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
9220 Bonita Beach Road, Suite #214
Bonita Springs, FL 34135**

MEMORANDUM

TO: Sarasota National CDD - Board of Supervisors

FROM: Cleo Adams – District Manager

DATE: April 11, 2023

SUBJECT: Consideration of Award of Contract – Lake Maintenance

Your Lake Maintenance contract with Solitude Lake Management (formally Lake Masters) expired March 31, 2023. Staff has extended the contract through the month of April.

Staff recently solicited a Request for Proposals (RFP) from three contractors with all submitting a bid, based on the contract specifications provided by the district.

As is typical with the district’s contracts, this is a one-year contract with a second-year option for renewal, at the sole discretion of the district. The financial tabulation is as follows:

<u>Company:</u>	<u>1st Year Price:</u>	<u>2nd Year Price:</u>
• Premier Lakes, Inc.	\$86,400.00	\$89,856.00
• Superior Waterways Services, Inc.	\$87,356.70	\$89,977.40
• Solitude Lake Management, LLC	\$90,718.00	\$93,408.94

Your current contractor, Solitude Lake Management, LLC – (formally known as Lake Masters) has been maintaining your lakes for the past four years; their submitted proposal has decreased, as the current contract is \$94,447.24.

Note: A Defective Work Notice was issued to Solitude Lake Management on December 12th due to contract deficiencies based on a property review by Staff on Friday, December 2nd.

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
9220 Bonita Beach Road, Suite #214
Bonita Springs, FL 34135**

Although a relatively new company, Premier Lakes Staff are well known to SW Florida, and they possess the knowledge and training required, and are capable of maintaining the contract. Their local office is based out of Punta Gorda; established in 2022. Their reference list includes Orchid Island Golf and Beach Club (Vero Beach), Fiddlers Creek CDD #1 (Naples) and River Ridge CDD (Estero).

Superior Waterways Services, Inc. was established on the east coast of Florida in 1999 and possess the knowledge, training, and resources required to maintain the District's Aquatics Contract. Their local office is located in North Port.

- Current Clients Include: Beach Road Gold Estates (Bonita Springs), Hideaway Beach Club (Marco Island), The Vineyards (Naples).

The current contract price is \$94,447.24. Premier Lakes bid submittal is \$8,047.00 or an 8.5% below the current contract. With a second-year option to renew \$89,856.00.

Your current budget has allocated \$112,000.00 for lake maintenance.

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

7



Mr. Chuck Adams
Sarasota National Community Development District
c/o Wrathell, Hunt, and Associates, LLC
9220 Bonita Beach Road, Suite 214
Bonita Springs, FL 34135

RE: Professional Services Agreement between FL GIS Solutions, LLC and Sarasota National Community Development District

Dear Chuck:

We at FL GIS Solutions, LLC are excited to work with Sarasota National Community Development District (“SNCCDD”) to develop and build GIS capabilities. Pursuant to our conversations, I am providing this professional services agreement. Services performed by consultant include gathering and manipulating spatial data, inputting data into a GIS geodatabase, and creating maps and graphs. This will include the process of building an online interface that allows users to visually see and locate community assets and access important documents.

Scope of Services:

- I. Services – FL GIS Solutions, LLC will provide “SNCCDD” with the following data layers. The following deliverables include:

- 1.0. Phase One (Year 2023)

1. Parcels / Ownership
 - Ownership category (legend provided)
 - Parcel Owner
 - Owner’s Address
 - Site Address
 - Approximate acreage
 - Hyperlink to parcel’s property appraiser’s website
2. Lakes / Flow-ways
 - ID
 - Lake Acreage, Area, & Perimeter
 - Maintained By
3. Wetland/Conservation Areas
 - ID
 - Acreage
 - Ownership / Maintenance
 - Permit Information





2.0. Phase Two (Year 2024)

1. Drainage (where construction plans are available):
 - Drainage Pipes & Structures
 - Structure Type
 - Pipe Width
2. Labels:
 - Street Name and Delineation
 - Community Names
3. Platted Easements
 - Type
 - Width





A. For project maintenance Sarasota National Community Development District (“SNCDD”) will be billed at a rate of \$100.00 per hour. Updates include revising ownership information, adding/revising website hyperlinks and incorporating any master plan changes.

B. The project may be customized with other items “SNCDD” may want to add that are not included in this agreement (i.e. fountains, utility data, and additional document hyperlinks). Such services will be billed at a rate of \$100.00 per hour.

II. **Compensation**– “SNCDD” will pay FL GIS Solutions, LLC the sum of \$6,000.00 for Phase One in the year 2023. Any additional requests beyond Phase 1.0 for year 2023 will be billed at a rate of \$100.00 per hour. FL GIS Solutions, LLC will provide three monthly invoices to Sarasota National Community Development District (“SNCDD”) on the 1st of every month for approximately \$2,000.00 each, with payment expected within 15 days.

Phase	Description	Amount
1.0	GIS Services – Phase One (Year 2023)	\$6,000.00
2.0	GIS Services – Phase Two (Year 2024)	\$8,000.00
	Total	\$14,000.00

III. **Termination** - This agreement may be terminated by either party with 30 days written notice. FL GIS Solutions, LLC will not assume liability for obligations to other parties caused by termination of this agreement.

IV. **Data** - All data created for the project described in this agreement is the property of “SNCDD” and will be turned over to “SNCDD” at the completion or termination of this agreement.

V. **Other** - This agreement is only between FL GIS Solutions, LLC and Sarasota National Community Development District (“SNCDD”). No obligations to third parties are created by this agreement unless mutually agreed upon and amended in writing by both parties.

VI. **Reimbursables** - Should “SNCDD” request paper prints and or paper plots, the standard rate will be \$4.50 per square foot.





GIS

SOLUTIONS, LLC

If you are in agreement with these conditions, please countersign below and send us a signed copy for our records.

Thank you.

FL GIS Solutions, LLC
12821 Fairway Cove Ct
Fort Myers, FL 33905

Sarasota National Community Development District
9220 Bonita Beach Road – Suite 214
Bonita Springs, FL 34135

Felipe Lemus
President
Date

Chuck Adams
District Manager
Date



**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

8

RESOLUTION 2023-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SARASOTA NATIONAL COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGET FOR FISCAL YEAR 2023/2024 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 Sarasota National Community Development District (“**District**”) prior to June 15, 2023, a proposed budget (“**Proposed Budget**”) for the fiscal year beginning October 1, 2023 and ending September 30, 2024 (“**Fiscal Year 2023/2024**”); 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 SARASOTA NATIONAL COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGETS APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2023/2024 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set for the following date, hour, and location:

DATE: _____

HOUR: _____

LOCATION: Sarasota National Clubhouse
25500 National Blvd.
Venice, Florida 34293

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL-PURPOSE GOVERNMENTS.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Sarasota County at least sixty (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 (2) days before the budget hearing date as set forth in Section 2 and shall remain on the website for at least forty-five (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 11TH DAY OF APRIL, 2023.

ATTEST:

**SARASOTA NATIONAL COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A: Fiscal Year 2023/2024 Proposed Budget

Exhibit A

Fiscal Year 2023/2024 Proposed Budget

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
PROPOSED BUDGET
FISCAL YEAR 2024**

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
TABLE OF CONTENTS**

Description	Page Number(s)
General Fund Budget	1-2
Definitions of General Fund Expenditures	3-4
Debt Service Fund Budget	5
Amortization Schedule - Series 2020 Bonds	6
Preliminary Assessments Summary	7

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023				Proposed Budget FY 2024
	Adopted Budget FY 2023	Actual through 2/28/2023	Projected through 9/30/2023	Tota Actual & Projected	
REVENUES					
Assessment levy: on-roll - gross	\$ 492,106				\$ 475,384
Allowable discounts (4%)	(19,684)				(19,015)
Assessment levy: on-roll - net	472,422	\$ 450,508	\$ 21,914	\$ 472,422	456,369
Assessment levy: off-roll	16,153	8,076	8,077	16,153	15,604
Interest	-	24	(24)	-	-
Total revenues	488,575	458,608	29,967	488,575	471,973
EXPENDITURES					
Professional & administrative fees					
Management	39,571	16,488	23,083	39,571	39,571
Supervisors	3,500	1,077	2,423	3,500	3,500
Audit	7,000	-	7,000	7,000	7,000
Assessment roll preparation	6,500	2,708	3,792	6,500	6,500
Arbitrage rebate calculation	1,750	750	1,000	1,750	1,750
Dissemination agent	2,000	833	1,167	2,000	2,000
Trustee	11,000	-	11,000	11,000	11,000
Legal	12,000	554	11,446	12,000	12,000
Engineering	5,000	-	5,000	5,000	5,000
Postage	500	-	500	500	500
Telephone	500	208	292	500	500
Insurance	11,400	11,501	-	11,501	12,000
Printing & reproduction	1,000	417	583	1,000	1,000
Legal advertising	1,200	99	1,101	1,200	1,200
Other current charges	1,000	532	468	1,000	1,000
Annual district filing fee	175	175	-	175	175
Website hosting & maintenance	705	705	-	705	705
Website ADA compliance	210	-	210	210	210
Property taxes	100	-	100	100	100
Total professional & administrative fees	105,111	36,047	69,165	\$105,212	105,711
Water management & wetland maintenance					
Other contractual services	348,700	94,841	253,859	348,700	332,000
Lake bank erosion repair	20,000	-	20,000	20,000	20,000
Total water management & wetland maintenance	368,700	94,841	273,859	368,700	352,000
Other fees and charges					
Tax collector	7,382	6,741	641	7,382	7,131
Property appraiser	7,382	-	7,382	7,382	7,131
Total other fees and charges	14,764	6,741	8,023	14,764	14,262
Total expenditures	488,575	137,629	351,047	488,676	471,973

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2024**

	Fiscal Year 2023			Proposed Budget FY 2024	
	Adopted Budget FY 2023	Actual through 2/28/2023	Projected through 9/30/2023		Total Actual & Projected
Excess/(deficiency) of revenues over/(under) expenditures	-	320,979	(321,080)	(101)	-
Fund balance - beginning (unaudited)	258,291	274,997	595,976	274,997	274,896
Fund balance - ending (projected)	<u>\$ 258,291</u>	<u>\$ 595,976</u>	<u>\$ 274,896</u>	<u>\$ 274,896</u>	<u>\$ 274,896</u>

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES

Professional & administrative fees

Management	\$ 39,571
<p>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, administer the issuance of tax exempt bonds, and operate and maintain the assets of the community.</p>	
Supervisors	3,500
Audit	7,000
<p>The District is required by Florida State Statute to undertake an independent examination of its books, records and accounting procedures on an annual basis.</p>	
Assessment roll preparation	6,500
<p>Wrathell, Hunt and Associates, LLC includes assessment roll preparation in the financial services contract they have with the District. These annual operating and debt service assessments may be collected through direct billing to landowners and/or placement of assessments on the annual real estate tax bill by the county's tax collector.</p>	
Arbitrage rebate calculation	1,750
<p>To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.</p>	
Dissemination agent	2,000
<p>Wrathell, Hunt and Associates, LLC, currently provides dissemination agent services, which are a requirement of the Securities & Exchange Act of 1934, pursuant to Rule 15c2-12.</p>	
Trustee	11,000
<p>U.S. Bank is the District's trustee, paying agent and registrar for the debt service and construction funds.</p>	
Legal	12,000
<p>Kutak Rock, LLP provides on-going general counsel and legal representation, which includes issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts. In this capacity, they provide services as "local government lawyers," realizing that this type of local government is very limited in its scope – providing infrastructure and services.</p>	
Engineering	5,000
<p>Kimley-Horn and Associates, provides a broad array of engineering, consulting and construction services to the District, which assists in crafting solutions with sustainability for the long term interests of the community while recognizing the needs of government, the environment and maintenance of the District's facilities.</p>	
Postage	500
<p>Mailing of agenda packages, overnight deliveries, correspondence, etc.</p>	
Telephone	500
<p>Telephone and fax machine.</p>	

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Insurance		12,000
	The District carries public officials and general liability insurance with policies written by Preferred Governmental Insurance Trust. The limit of liability is set at \$1,000,000 for each coverage for general liability, (\$2,000,000 general aggregate) and \$1,000,000 for public officials liability limit.	
Printing & reproduction		1,000
	Letterhead, envelopes, copies, etc.	
Legal advertising		1,200
	The District advertises for monthly meetings, special meetings, public hearings, bidding, etc.	
Other current charges		1,000
	Bank charges and other miscellaneous expenses incurred during the year.	
Annual district filing fee		175
	Annual fee paid to the Florida Department of Economic Opportunity.	
Website hosting & maintenance		705
Website ADA compliance		210
Property taxes		100
Water management and wetland maintenance		
Other contractual services		332,000
	The District maintains the storm water management and preserve systems through the use of qualified, licensed and insured sub-contractors.	
	Lake Maint	112,000
	Midge Fly	40,000
	Pres/Littoral	180,000
	<u> </u>	<u>332,000</u>
Lake bank erosion repair		20,000
	Intended to begin the collection of Funds needed for future lake erosion repairs.	
Property appraiser		
	These fees are 1.5% of the assessment levied.	7,131
Tax collector		
	These fees are 1.5% of the assessment levied.	7,131
Total expenditures		<u><u>\$471,973</u></u>

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET SERIES 2020
FISCAL YEAR 2024**

	Fiscal Year 2023			Total Actual & Projected Revenue & Expenditures	Proposed Budget FY 2024
	Adopted Budget FY 2023	Actual through 2/28/2023	Projected through 9/30/2023		
REVENUES					
Assessment levy: on-roll - gross	\$ 1,509,996				\$ 1,509,996
Allowable discounts (4%)	(60,400)				(60,400)
Assessment levy: on-roll - net	1,449,596	\$ 1,382,316	\$ 67,280	\$ 1,449,596	1,449,596
Assessment levy: off-roll	30,695	15,348	15,347	30,695	30,695
Interest	-	10,162	-	10,162	-
Total revenues	1,480,291	1,407,826	82,627	1,490,453	1,480,291
EXPENDITURES					
Principal	780,000	-	780,000	780,000	805,000
Interest	661,350	330,675	330,675	661,350	637,950
Total debt service	1,441,350	330,675	1,110,675	1,441,350	1,442,950
Other Fees and Charges					
Property appraiser	22,650	-	22,650	22,650	22,650
Tax collector	22,650	20,684	1,966	22,650	22,650
Total other fees and charges	45,300	20,684	24,616	45,300	45,300
Total expenditures	1,486,650	351,359	1,135,291	1,486,650	1,488,250
Excess/(deficiency) of revenues over/(under) expenditures	(6,359)	1,056,467	(1,052,664)	3,803	(7,959)
Fund balance - beginning (unaudited)	686,814	722,353	1,778,820	722,353	726,156
Fund balance - ending (projected)	680,455	\$1,778,820	\$ 726,156	\$ 726,156	718,197
Use of fund balance:					
Debt service reserve (required)					(100,000)
Interest expense - November 1, 2024					(306,900)
Projected fund balance surplus/(deficit) as of September 30, 2024					\$ 311,297

Sarasota National
Community Development District
Series 2020
\$19,350,000

Debt Service Schedule

Date	Principal	Int. Rate	Interest	Total P+I
11/01/2023			318,975.00	318,975.00
05/01/2024	805,000.00	3.000%	318,975.00	1,123,975.00
11/01/2024			306,900.00	306,900.00
05/01/2025	830,000.00	3.000%	306,900.00	1,136,900.00
11/01/2025			294,450.00	294,450.00
05/01/2026	855,000.00	3.500%	294,450.00	1,149,450.00
11/01/2026			279,487.50	279,487.50
05/01/2027	890,000.00	3.500%	279,487.50	1,169,487.50
11/01/2027			263,912.50	263,912.50
05/01/2028	920,000.00	3.500%	263,912.50	1,183,912.50
11/01/2028			247,812.50	247,812.50
05/01/2029	950,000.00	3.500%	247,812.50	1,197,812.50
11/01/2029			231,187.50	231,187.50
05/01/2030	985,000.00	3.500%	231,187.50	1,216,187.50
11/01/2030			213,950.00	213,950.00
05/01/2031	1,020,000.00	3.500%	213,950.00	1,233,950.00
11/01/2031			196,100.00	196,100.00
05/01/2032	1,060,000.00	4.000%	196,100.00	1,256,100.00
11/01/2032			174,900.00	174,900.00
05/01/2033	1,105,000.00	4.000%	174,900.00	1,279,900.00
11/01/2033			152,800.00	152,800.00
05/01/2034	1,150,000.00	4.000%	152,800.00	1,302,800.00
11/01/2034			129,800.00	129,800.00
05/01/2035	1,195,000.00	4.000%	129,800.00	1,324,800.00
11/01/2035			105,900.00	105,900.00
05/01/2036	1,245,000.00	4.000%	105,900.00	1,350,900.00
11/01/2036			81,000.00	81,000.00
05/01/2037	1,295,000.00	4.000%	81,000.00	1,376,000.00
11/01/2037			55,100.00	55,100.00
05/01/2038	1,350,000.00	4.000%	55,100.00	1,405,100.00
11/01/2038			28,100.00	28,100.00
05/01/2039	1,405,000.00	4.000%	28,100.00	1,433,100.00
Total	17,060,000.00		6,160,750.00	23,220,750.00

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
PRELIMINARY ASSESSMENTS SUMMARY**

Debt Service On-Roll Units

Unit Description	FY 2024 O&M Assessment	FY 2024 DS Assessment	FY 2024 Total Assessment	FY 2023 Total Assessment
MF	310.71	611.21	921.92	932.85
SF 46	310.71	799.28	1,109.99	1,120.92
SF 52	310.71	1,175.42	1,486.13	1,497.06
SF 80	310.71	1,592.20	1,902.91	1,913.84

Debt Service Off-Roll Units

Unit Description	FY 2024 O&M Assessment	FY 2024 DS Assessment	FY 2024 Total Assessment	FY 2023 Total Assessment
MF	288.96	568.43	857.38	867.55
SF 46	288.96	743.33	1,032.29	1,042.45
SF 52	288.96	1,093.14	1,382.10	1,392.26
SF 80	288.96	1,480.75	1,769.70	1,779.87

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

9

RESOLUTION 2023-04

A RESOLUTION OF THE SARASOTA NATIONAL COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIMES AND LOCATIONS FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT FOR FISCAL YEAR 2023/2024 AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Sarasota National Community Development District (“District”) is a local unit of special-purpose government created by, and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within Sarasota 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 SARASOTA NATIONAL COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. ADOPTING REGULAR MEETING SCHEDULE. Regular meetings of the District’s Board shall be held during Fiscal Year 2023/2024 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 Sarasota County and the Florida Department of Economic Opportunity.

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

PASSED AND ADOPTED this 11th day of April, 2023.

Attest:

SARASOTA NATIONAL COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A

SARASOTA NATIONAL COMMUNITY DEVELOPMENT DISTRICT		
BOARD OF SUPERVISORS FISCAL YEAR 2023/2024 MEETING SCHEDULE		
LOCATION		
<i>Sarasota National Clubhouse, 25500 National Boulevard, Venice, Florida 34293</i>		
DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October __, 2023	Regular Meeting	__:__ AM/PM
November __, 2023	Regular Meeting	__:__ AM/PM
December __, 2023	Regular Meeting	__:__ AM/PM
January __, 2024	Regular Meeting	__:__ AM/PM
February __, 2024	Regular Meeting	__:__ AM/PM
March __, 2024	Regular Meeting	__:__ AM/PM
April __, 2024	Regular Meeting	__:__ AM/PM
May __, 2024	Regular Meeting	__:__ AM/PM
June __, 2024	Regular Meeting	__:__ AM/PM
July __, 2024	Regular Meeting	__:__ AM/PM
August __, 2024	Regular Meeting	__:__ AM/PM
September __, 2024	Regular Meeting	__:__ AM/PM

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

**UNAUDITED
FINANCIAL
STATEMENTS**

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
FEBRUARY 28, 2023**

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
FEBRUARY 28, 2023**

	Major Funds		Total Governmental Funds
	General	Debt Service Series 2020	
ASSETS			
Cash - SunTrust	\$ 712,508	\$ -	\$ 712,508
Investments			
Revenue account	-	1,562,441	1,562,441
Reserve account	-	100,000	100,000
Due from general fund	-	116,379	116,379
Due from WCI	4,038	7,674	11,712
Due from other	35,265	-	35,265
Total assets	<u>\$ 751,811</u>	<u>\$ 1,786,494</u>	<u>\$ 2,538,305</u>
LIABILITIES & FUND BALANCES			
Liabilities:			
Due to debt service	\$ 116,379	\$ -	\$ 116,379
Taxes payable	153	-	153
Total liabilities	<u>116,532</u>	<u>-</u>	<u>116,532</u>
DEFERRED INFLOWS OF RESOURCES			
Deferred receipts	39,303	7,674	46,977
Total deferred inflows of resources	<u>39,303</u>	<u>7,674</u>	<u>46,977</u>
Fund balances:			
Restricted for:			
Debt service	-	1,778,820	1,778,820
Unassigned	595,976	-	595,976
Total fund balances	<u>595,976</u>	<u>1,778,820</u>	<u>2,374,796</u>
Total liabilities and fund balances	<u>\$ 751,811</u>	<u>\$ 1,786,494</u>	<u>\$ 2,538,305</u>

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED FEBRUARY 28, 2023**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
REVENUES				
Assessment levy - on roll	\$ 15,544	\$ 450,508	\$ 472,422	95%
Assessment levy - off roll	-	8,076	16,153	50%
Interest	5	24	-	N/A
Total revenues	<u>15,549</u>	<u>458,608</u>	<u>488,575</u>	94%
EXPENDITURES				
Administrative:				
Management	3,298	16,488	39,571	42%
Supervisors	-	1,077	3,500	31%
Audit	-	-	7,000	0%
Assessment roll preparation	542	2,708	6,500	42%
Arbitrage rebate calculation	-	750	1,750	43%
Dissemination agent	167	833	2,000	42%
Trustee	-	-	11,000	0%
Legal	244	554	12,000	5%
Engineering	-	-	5,000	0%
Postage	-	-	500	0%
Telephone	42	208	500	42%
Insurance	-	11,501	11,400	101%
Printing & reproduction	83	417	1,000	42%
Legal advertising	-	99	1,200	8%
Other current charges	63	532	1,000	53%
Annual district filing fee	-	175	175	100%
ADA website compliance	-	-	210	0%
Website	-	705	705	100%
Property tax bills	-	-	100	0%
Total administrative	<u>4,439</u>	<u>36,047</u>	<u>105,111</u>	34%
Water management:				
Other contractual services	17,064	94,841	348,700	27%
Lake bank erosion repair	-	-	20,000	0%
Total water management	<u>17,064</u>	<u>94,841</u>	<u>368,700</u>	26%

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED FEBRUARY 28, 2023**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
Other fees and charges				
Tax collector	217	6,741	7,382	91%
Property appraiser	-	-	7,382	0%
Total other fees and charges	<u>217</u>	<u>6,741</u>	<u>14,764</u>	46%
Total expenditures	<u>21,720</u>	<u>137,629</u>	<u>488,575</u>	28%
 Excess/(deficiency) of revenues over/(under) expenditures	 (6,171)	 320,979	 -	
 Fund balance - beginning	 <u>602,147</u>	 <u>274,997</u>	 <u>258,290</u>	
Fund balance - ending	<u>\$ 595,976</u>	<u>\$ 595,976</u>	<u>\$ 258,290</u>	

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2020
FOR THE PERIOD ENDED FEBRUARY 28, 2023**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
REVENUES				
Assessment levy - on roll	\$ 47,693	\$ 1,382,316	\$ 1,449,596	95%
Assessment levy - off roll	-	15,348	30,695	50%
Interest	4,585	10,162	-	N/A
Total revenues	<u>52,278</u>	<u>1,407,826</u>	<u>1,480,291</u>	95%
EXPENDITURES				
Principal	-	-	780,000	0%
Interest	-	330,675	661,350	50%
Total debt service	<u>-</u>	<u>330,675</u>	<u>1,441,350</u>	23%
Other fees and charges				
Tax collector	665	20,684	22,650	91%
Property appraiser	-	-	22,650	0%
Total other fees and charges	<u>665</u>	<u>20,684</u>	<u>45,300</u>	46%
Total expenditures	<u>665</u>	<u>351,359</u>	<u>1,486,650</u>	24%
Excess/(deficiency) of revenues over/(under) expenditures	51,613	1,056,467	(6,359)	
Fund balance - beginning	<u>1,727,207</u>	<u>722,353</u>	<u>686,814</u>	
Fund balance - ending	<u>\$ 1,778,820</u>	<u>\$ 1,778,820</u>	<u>\$ 680,455</u>	

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

MINUTES

DRAFT
MINUTES OF MEETING
SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Sarasota National Community Development District held a Regular Meeting on January 10, 2023 at 2:00 p.m., at the Sarasota National Clubhouse, 25500 National Boulevard, Venice, Florida 34293.

Present were:

Gerald Bergmoser	Chair
Carlton (Cary) Leuschner	Vice Chair
John Istwan (via telephone)	Assistant Secretary
Richard (Dick) Smith	Assistant Secretary
Douglas Kasl	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Cleo Adams	District Manager
Shane Willis	Operations Manager
Lindsey Whelan (via telephone)	District Counsel
Patrick Healy (via telephone)	District Engineer
Mason Maher (via telephone)	SOLitude Lake Management
Judy Stewart	Resident
Carl Hanover	Resident

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mrs. Adams called the meeting to order at 2:00 p.m. The Oath of Office was administered to Mr. Bergmoser and Mr. Leuschner prior to the meeting.

Supervisors Bergmoser, Leuschner and Smith were present. Supervisor Istwan was attending via telephone. One seat was vacant at roll call.

SECOND ORDER OF BUSINESS

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

No members of the public spoke.

42 **THIRD ORDER OF BUSINESS**

Administration of Oath of Office to Newly Elected Supervisors, Carlton (Cary) Leuschner [SEAT 1] and Gerald Bergmoser [SEAT 5] *(the following to be provided in separate package)*

43
44
45
46
47
48 The Oath of Office was administered to Mr. Bergmoser and Mr. Leuschner prior to the
49 meeting. Mr. Bergmoser and Mr. Leuschner are already familiar with the following:

- 50 **A. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees**
- 51 **B. Membership, Obligations and Responsibilities**
- 52 **C. Financial Disclosure Forms**
 - 53 **I. Form 1: Statement of Financial Interests**
 - 54 **II. Form 1X: Amendment to Form 1, Statement of Financial Interests**
 - 55 **III. Form 1F: Final Statement of Financial Interests**
- 56 **D. Form 8B: Memorandum of Voting Conflict**

57
58 **FOURTH ORDER OF BUSINESS**

Consider Appointment of Qualified Elector to Fill Unexpired Term of Seat 4; *Term Expires November 2026*

- 59 • **Candidates**
 - 60 **A. Douglas Kasl**
 - 61 **B. Judy Stewart**

62
63
64
65 Mr. Kasl and Ms. Stewart discussed their qualifications and responded to questions.
66 Mr. Bergmoser nominated Mr. Douglas Kasl to fill Seat 4.
67 No other nominations were made.
68

69 **On MOTION by Mr. Bergmoser and seconded by Mr. Leuschner, with Mr. Bergmoser, Mr. Leuschner and Mr. Smith in favor and Mr. Istwan dissenting, the appointment of Mr. Douglas Kasl to Seat 4, was approved. [Motion passed 3-1]**

- 70 • **Administration of Oath of Office to Newly Appointed Supervisor**
- 71
72
73
74
75
76 Mrs. Adams, a Notary of the State of Florida and duly authorized, administered the Oath
77 of Office to Mr. Douglas Kasl. Mrs. Adams reviewed guidelines for interactions among
78 Supervisors and recordkeeping and explained the items in the package provided to the new

79 Supervisor, as listed in the Third Order of Business. Mr. Kasl chose to receive the allowable \$200
80 per meeting compensation.

81

82 **FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2023-01,
83 Designating Certain Officers of the District,
84 and Providing for an Effective Date**

85

86 Mr. Bergmoser presented Resolution 2023-01. Mr. Smith nominated the following slate
87 of officers:

88	Chair	Gerald Bergmoser
89	Vice Chair	Carlton Leuschner
90	Secretary	Chuck E. Adams, Jr.
91	Assistant Secretary	John Istwan
92	Assistant Secretary	Douglas Kasl
93	Assistant Secretary	Richard Smith
94	Assistant Secretary	Craig Wrathell

95 No other nominations were made. Prior appointments by the Board for Treasurer and
96 Assistant Treasurer remain unaffected by this Resolution.

97

98 **On MOTION by Mr. Smith and seconded by Mr. Bergmoser, with all in favor,**
99 **Resolution 2023-01, Designating Certain Officers of the District, as nominated,**
100 **and Providing for an Effective Date, was adopted.**

101

102

103 **SIXTH ORDER OF BUSINESS**

**Update: SOLitude Lake Management
104 Waterway Inspection Report - November
105 2022**

106

107 Mason Maher, of SOLitude, presented the Waterway Inspection Report and noted the
108 following:

- 109 ➤ Aquatic weeds and algae are well controlled; colder weather assists in this regard.
- 110 ➤ Trouble areas of shoreline weeds were treated by littoral crews addressing invasives and
111 non-natives.
- 112 ➤ The next inspection is scheduled for February 1, 2023.

113 Mr. Smith asked how the newly implemented three-person crew approach is working.
114 Mr. Maher stated it is helpful; while compiling numbers takes longer, more detailed work is
115 being performed than one technician could accomplish, especially on larger littoral areas.

116 Mr. Willis stated a resident had a complaint about bulrush; the bulrush in the area was
117 treated. Mrs. Adams noted that bulrush is a beneficial littoral plant material; however, in some
118 settings it is not used adjacent to residences due to its height.

119 Discussion ensued regarding Mr. Smith’s request to inspect the lakes with a
120 representative from SOLitude and the need for Supervisors to schedule individual lake and
121 wetland inspections in order to be in compliance with the Sunshine Law. Mr. Willis will schedule
122 individual tours with Supervisors Smith and Istwan. Ms. Whelan discussed the importance of
123 the Sunshine Law and avoiding situations that might give the appearance of noncompliance.

124 A Board Member asked if the hurricane impacted the stormwater system. Mr. Maher
125 stated there was no significant hurricane debris in lakes or the stormwater system; some
126 littoral plants were damaged by flooding.

127

SEVENTH ORDER OF BUSINESS

Discussion: Wetland 46 Disturbance

129

130 Mr. Smith stated several neighbors observed activity on October 29, 2022.

131 Resident Carl Hanover, who lives directly across from Wetlands 46, described concerns
132 about damage to the area behind the boundary stakes behind Hole #16 during hurricane
133 cleanup. Another resident intervened and stopped the worker, who was very polite and advised
134 that he was an out-of-state worker sent by the Golf Course Superintendent.

135 Mrs. Adams stated the Golf Course will be held responsible and will reimburse the CDD
136 for any resulting damages. A survey will be completed and an ecologist will inspect and provide
137 the cost for the required restoration. Mr. Healy provided contact information. Mr. Willis will
138 obtain quotes for the survey, as well as the ecologist and the restoration requirements.

139 Mr. Healy asked if the Golf Course indicated what was being removed from the
140 wetlands. Mr. Hanover believed Carolina willows and Brazilian peppers were removed. Mrs.
141 Adams stated Carolina willows are native plants.

142 Mr. Hanover described his correspondence with Ms. Grabowski and Mr. Erhardt
143 regarding the intent to selectively remove debris and replace plantings in the wetlands. He
144 noted that environmentally sensitive signs are present in the area.

145 Discussion ensued regarding the correspondence and the possibility that there was a
146 misunderstanding resulting in too much debris being removed.

147 Asked if the trees removed affects play of Hole #16, Mr. Hanover stated it does not and
148 stated some trees were processed for mulch and soil for new plantings.

149 Mr. Hanover stated, when the golf course reopened, residents observed similar debris
150 removal being performed in Wetlands 43 and 49. He noted that Ms. Grabowski and Mr.
151 Ernhardt did not refer to wetlands in their correspondence.

152 Discussion ensued regarding the golf holes and paths in the areas in question.

153 A resident stated a drainage structure 30' into the wetlands might have been cleared.

154 Mr. Hanover discussed his correspondence with Mr. Healy, Mrs. Adams and Mr. Willis
155 and the subsequent tour of the area. He felt that Mr. Healy should have responded sooner and
156 that he should have provided a cost estimate for the survey crew and wetland specialists.

157 Mr. Healy believed he stated that, while he was not certain of the cost because he
158 would not be the one doing the work, he believed it is likely less than the \$35,000 threshold.

159 Mr. Leuschner expressed concern about Mr. Healy's responsiveness.

160 Discussion ensued regarding Kimley-Horn's specializations.

161 Mr. Healy apologized for not responding to the email sooner.

162 Mrs. Adams stated surveys will be performed and cost estimates obtained. The Golf
163 Club has been advised to cease and desist removing vegetative materials. She described a
164 similar situation in another CDD's conservation area and noted restoration will take some time.

165 Mr. Adams noted that replanting will likely be postponed until the rainy season.

166 Mrs. Adams stated project delays are still common due to the hurricane.

167 Mr. Adams will send a letter to The Club and copies will be sent to the Board.

168 Discussion ensued regarding damage at Hole #17.

169 Mrs. Adams stated that was noted and it will be addressed. She advised that
170 conservation area trees that fall during a hurricane are not removed and trees that fall on a
171 homeowner's property are the homeowner's responsibility. Mr. Willis noted that the "Florida
172 Tree Law" as it is commonly known, applies. Mr. Adams stated, if a homeowner's tree falls into
173 a neighbor's yard, the homeowner is responsible, only up to their property line. While
174 homeowners would like the CDD to pay for trees that fall from the conservation areas, the CDD
175 is not liable to do so.

176

177 **EIGHTH ORDER OF BUSINESS**

Consideration of Resolution 2023-02, Adopting Certain Amendments to the District’s Record Retention Policy; Addressing Conflicts and Severability; and Providing for Severability and an Effective Date

178
179
180
181
182
183

184 Ms. Whelan presented Resolution 2023-02. She noted that Staff keeps records in
185 electronic form and duplicate hard copies of documents may be expunged if an electronic copy
186 exists. Transitory messages, such as unsent draft emails and meeting invitations are not subject
187 to public records requests.

188

On MOTION by Mr. Leuschner and seconded by Mr. Smith, with all in favor, Resolution 2023-02, Adopting Certain Amendments to the District’s Record Retention Policy; Addressing Conflicts and Severability; and Providing for Severability and an Effective Date, was adopted.

189
190
191
192

193
194

195 **NINTH ORDER OF BUSINESS**

Consideration of Keefe McCullough 2022 Audit Engagement Letter

196
197

198 Mr. Adams presented the Keefe McCullough 2022 Audit Engagement Letter.

199

On MOTION by Mr. Smith and seconded by Mr. Bergmoser, with all in favor, the Keefe McCullough 2022 Audit Engagement Letter, was approved.

200
201

202
203

204 **TENTH ORDER OF BUSINESS**

Acceptance of Unaudited Financial Statements as of November 30, 2022

205
206

207 Mrs. Adams presented the Unaudited Financial Statements as of November 30, 2022
208 and the Financial Highlights Report.

209 Discussion ensued regarding meeting cancellations following the hurricane. Mr. Adams
210 stated additional meetings can be scheduled, if necessary.

211 The financials were accepted.

212

213 **ELEVENTH ORDER OF BUSINESS**

Approval of August 30, 2022 Public Hearing and Regular Meeting Minutes

214
215

216 Mr. Bergmoser presented the August 30, 2022 Public Hearing and Regular Meeting
217 Minutes.

218

219 **On MOTION by Mr. Bergmoser and seconded by Mr. Smith, with all in favor,**
220 **the August 30, 2022 Public Hearing and Regular Meeting Minutes, as**
221 **presented, were approved.**

222

223

224 **TWELFTH ORDER OF BUSINESS**

Staff Reports

225

226 **A. District Counsel: *Kutak Rock LLP***

227 Mr. Bergmoser asked if there is a basis for adjusting the assessments since half of his
228 development, which has approximately 800 homes, is unable to use and enjoy the golf course.

229 Ms. Whelan stated there is not because assessments are based on property size and
230 type and not necessarily on the location of the property.

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

232 There was no report.

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

234 Mrs. Adams stated the lake maintenance contract expires on March 30, 2023. She
235 discussed the need to publish a Request for Proposals (RFP) and noted that SOLitude's contract
236 will be extended for 30 days. This item will be included on the next agenda.

237 • **NEXT MEETING DATE: April 11, 2023 at 2:00 P.M.**

238 ○ **QUORUM CHECK**

239 All Supervisors confirmed their in-person attendance at the April 11, 2023 meeting.

240 **D. Operations Manager: *Wrathell, Hunt and Associates, LLC***

241 The January Field Operations Report was included for informational purposes.

242

243 **THIRTEENTH ORDER OF BUSINESS**

Supervisors' Requests

244

245 There were no Supervisors' requests.

246

247 **FOURTEENTH ORDER OF BUSINESS**

Adjournment

248

249

250 **On MOTION by Mr. Leuschner and seconded by Mr. Smith, with all in favor, the**
251 **meeting adjourned at 3:09 p.m.**

252
253
254
255
256
257

Secretary/Assistant Secretary

Chair/Vice Chair

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

**STAFF
REPORTS
C**

SARASOTA NATIONAL COMMUNITY DEVELOPMENT DISTRICT

BOARD OF SUPERVISORS FISCAL YEAR 2022/2023 MEETING SCHEDULE

LOCATION

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

DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 11, 2022 CANCELED	Regular Meeting	2:00 PM
November 8, 2022 CANCELED	Regular Meeting	2:00 PM
January 10, 2023	Regular Meeting	2:00 PM
April 11, 2023	Regular Meeting	2:00 PM
July 11, 2023	Regular Meeting	2:00 PM
August 8, 2023	Regular Meeting	2:00 PM

**SARASOTA NATIONAL
COMMUNITY DEVELOPMENT DISTRICT**

**STAFF
REPORTS
D**



Wrathell, Hunt and Associates, LLC

TO: Sarasota National CDD Board of Supervisors

FROM: Shane Willis – Operations Manager

DATE: April 11, 2023

SUBJECT: Status Report – Field Operations

Property Tours:

- Property tours were conducted on the following dates:

January 19, 2023 – Conducted property tour focused on erosion concerns around lake 32 (Waverly Circle).

February 24, 2023 – Conducted property tour focused on water quality concerns around lake 6 (Crooked Creek Dr.).

March 17, 2023 – Conducted property tour focused on water quality concerns around lake 56 (Spartina Dr.).

Resident Interactions:

- 01/17/23 – Resident called about erosion concerns behind her home on Waverly Circle.
 - ✓ During property tour informed her that the erosion is a result of runoff from her down spouts and the erosion is outside of the District’s easement.
- 01/30/23 – Resident on Spartina called about a landscaping concern near his home.
 - ✓ Referred resident to the HOA.
- 02/21/23 – Resident on Spartina contacted Staff on multiple occasions requesting trees in the preserve that were knocked down by Hurricane Ian be stood back up.
 - ✓ Myself & District Manager informed him that preserves/conservation areas are to be left in a “natural” state” and the trees would not be stood up.
- 02/21/23 – Resident called about possible algae in the lake behind her home on Crooked Creek Dr.
 - ✓ Work order placed on 02/21/23 and treated on 02/24/23.
- 03/07/23 – Resident emailed about water quality concerns on lake 56.
 - ✓ Work order placed 03/07/23 and algae treatment conducted on 03/10/23.
- 03/07/23 – Resident on lake 56 requested that the lake levels be raised.
 - ✓ Informed resident that lake levels are a result of runoff water which is their state permitted function as a storm water system.