

**BOYNTON VILLAGE
COMMUNITY DEVELOPMENT
DISTRICT**

**REGULAR MEETING
AGENDA**

October 27, 2015

Boynton Village Community Development District

2300 Glades Road, Suite 410W • Boca Raton, Florida 33431

Phone: (561) 571-0010 • Fax: (561) 571-0013 • Toll-Free: (877) 276-0889

October 22, 2015

Board of Supervisors
Boynton Village Community Development District

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

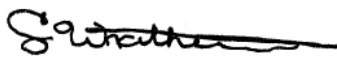
Dear Board Members:

A Regular Meeting of the Boynton Village Community Development District's Board of Supervisors will be held on **Tuesday, October 27, 2015 at 10:15 a.m.**, at **2300 Glades Road, Suite 202E, Boca Raton, Florida 33431**. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments
3. Approval of **September 8, 2015** Public Hearing and Regular Meeting Minutes
4. Other Business
5. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Manager
 - i. Approval of Unaudited Financial Statements as of August 31, 2015
 - ii. **NEXT MEETING: November 10, 2015 at 10:15 A.M.**
6. Supervisors' Requests
7. Adjournment

Should you have any questions, please do not hesitate to contact me directly at 561-719-8675.

Sincerely,



Craig A. Wrathell
District Manager

FOR BOARD MEMBERS AND STAFF
TO ATTEND BY TELEPHONE:
Call-in number: 1-888-354-0094
Conference ID: 2144145

1 **MINUTES OF MEETING**
2 **BOYNTON VILLAGE**
3 **COMMUNITY DEVELOPMENT DISTRICT**
4

5 A Public Hearing and Regular Meeting of the Boynton Village Community Development
6 District's Board of Supervisors was held on **Tuesday, September 8, 2015 at 10:30 a.m., at 2300**
7 **Glades Road, Suite 202E, Boca Raton, Florida 33431.**

8
9 **Present and constituting a quorum were:**

10
11 Adam Freedman Chair
12 Jim Giolda Vice Chair
13 Gary Einfalt Assistant Secretary
14 Mike Oliveri Assistant Secretary
15

16 **Also present were:**

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18 Craig Wrathell District Manager
19 Susan Delegal District Counsel
20 Jeff Schnars District Engineer
21 John Markey Developer
22
23

24 **FIRST ORDER OF BUSINESS**

Call to Order/Roll Call

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26 Mr. Wrathell called the meeting to order at 10:32 a.m., and noted, for the record, that
27 Supervisors Freedman, Giolda, Oliveri and Einfalt were present, in person. Supervisor Smith
28 was not present.
29

30 **SECOND ORDER OF BUSINESS**

Public Comments

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32 There being no public comments, the next item followed.
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34 **THIRD ORDER OF BUSINESS**

**Public Hearing to Hear Comments and
Objections on Adoption of Fiscal Year
2015/2016 Budget**

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38 **A. Affidavit of Publication**

39 Mr. Wrathell presented the affidavit of publication for today's Public Hearing and
40 Regular Meeting and noted that they were properly advertised.

41 Referring to the proposed budget, under “Expenditures”, on Page 1, Mr. Wrathell noted a
42 slight consumer price index (CPI) adjustment for “Management/accounting/recording”, which is
43 allowable per the contract and a slight increase in “Audit”, based on the CPA’s contract.

44 Mr. Wrathell indicated that he spoke to Mr. Freedman, prior to this meeting, about
45 utilizing the accumulated fund balance for either increasing “Engineering” fees or including a
46 line item for “Supervisor” fees. Mr. Wrathell projected a fund balance of \$69,671 through
47 September 30, 2015 and suggested budgeting \$5,000 for “Supervisor” fees, anticipating five
48 meetings per year and adding \$25,000 into “Engineering” fees, for a total of \$28,000. There was
49 consensus from the Board.

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On MOTION by Mr. Giolda and seconded by Mr. Einfalt, with all in favor, authorizing \$5,000 in Board Members compensation, was approved.

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Mr. Wrathell advised that his office will notify the Board about establishing payroll.

57

*****Mr. Wrathell opened the Public Hearing.*****

58

There were no public comments.

59

*****Mr. Wrathell closed the Public Hearing.*****

60

B. Consideration of Resolution 2015-7, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2015 and Ending September 30, 2016

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Mr. Wrathell presented Resolution 2015-7 for the Board’s consideration and requested the Board’s adoption, with the changes to the budget.

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On MOTION by Mr. Freedman and seconded by Mr. Oliveri, with all in favor, Resolution 2015-7, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2015, and Ending September 30, 2016, as amended, was adopted.

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FOURTH ORDER OF BUSINESS

Consideration of Resolution 2015-8, Imposing Special Assessments and Certifying an Assessment Roll

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77 Mr. Wrathell presented Resolution 2015-8 for the Board’s consideration and read the title
78 into the record:

79 “A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BOYNTON
80 VILLAGE COMMUNITY DEVELOPMENT DISTRICT MAKING A
81 DETERMINATION OF BENEFIT AND IMPOSING SPECIAL
82 ASSESSMENTS FOR FISCAL YEAR 2015/2016; PROVIDING FOR THE
83 COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS;
84 CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS
85 TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE;
86 AND PROVIDING AN EFFECTIVE DATE”
87

88 Mr. Wrathell explained that this resolution authorizes staff to prepare the assessment rolls
89 and submit to the county to be placed on the November tax bill.
90

On MOTION by Mr. Giolda and seconded by Mr. Oliveri, with all in favor, Resolution 2015-8, Making a Determination of Benefit and Imposing Special Assessments for the Fiscal Year 2015/2016; Providing for the Collection and Enforcement of Special Assessments; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing for a Severability Clause and Providing an Effective Date, was adopted.

101 **FIFTH ORDER OF BUSINESS**

Consideration of Resolution 2015-9, Adopting the Annual Meeting Schedule for Fiscal Year 2015/2016

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105 Mr. Wrathell presented Resolution 2015-9 for the Board’s consideration. He reported
106 that the meeting schedule follows the same schedule as prior years but suggested changing the
107 start time to 10:15 a.m., since the Osprey Oaks CDD has short meetings.

108 There was consensus from the Board.
109

On MOTION by Mr. Freedman and seconded by Mr. Einfalt, with all in favor, Resolution 2015-9, Adopting the Annual Meeting Schedule for Fiscal Year 2015/2016, as amended for a 10:15 a.m., meeting time, and authorizing Staff to advertise, accordingly, was adopted.

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117 **SIXTH ORDER OF BUSINESS**

Approval of August 11, 2015 Regular Meeting Minutes

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120 Mr. Wrathell presented the August 11, 2015 Regular Meeting Minutes and asked for any
121 additions, deletions or corrections.

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On MOTION by Mr. Oliveri and seconded by Mr. Freedman, with all in favor, the August 11, 2015 Regular Meeting Minutes, as presented, were approved.

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128 **SEVENTH ORDER OF BUSINESS**

Other Business

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130 There being no other business, the next item followed.

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132 **EIGHTH ORDER OF BUSINESS**

Staff Reports

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134 **A. Attorney**

135 There being nothing additional to report, the next item followed.

136

137 **B. Engineer**

138 There being no report, the next item followed.

139

140 **C. Manager**

i. Approval of Unaudited Financial Statements as of July 31, 2015

141 Mr. Wrathell presented the Unaudited Financial Statements as of July 31, 2015. He
142 referred to Page 2 and noted that assessment collections were at 100%.

143 Referring to Page 3, Mr. Wrathell noted that the “Debt Service” fund activity
144 corresponded to the 100% debt service assessment collections and all “Debt Service” payments
145 were made. On Page 4, Mr. Wrathell reported \$191 in the “Capital Projects” fund and noted that
146 this account cannot be closed until the project is complete.

147

On MOTION by Mr. Oliveri and seconded by Mr. Gielda, with all in favor, the Unaudited Financial Statements as of July 31, 2015, were approved.

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ii. NEXT MEETING: September 22, 2015 at 10:30 A.M.

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153 Mr. Wrathell advised that the next meeting is scheduled for September 22, 2015 at 10:30
154 a.m., at this location.

155

156 **NINTH ORDER OF BUSINESS**

Supervisors' Requests

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158 Mr. Markey reported that he is working with Mr. Michael Pawelczyk and the District
159 Engineer on the Request for Proposals (RFPs) for the funding agreements, which will be
160 provided to the Board at the next meeting.

161 Regarding the boundary expansion, Mr. Markey reported that the first reading of the
162 petition was passed by the City Commission, last Tuesday. Mr. Schnars indicated that the
163 second reading was tentatively scheduled for September 15, 2015 and the replat was approved,
164 last Thursday. The next step is recording all documents.

165

166 **TENTH ORDER OF BUSINESS**

Adjournment

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168 There being nothing further to discuss, the meeting adjourned.

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170 **On MOTION by Mr. Einfalt and seconded by Mr. Freedman,**
171 **with all in favor, the meeting adjourned at 10:42 a.m.**

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174 [SIGNATURES APPEAR ON THE FOLLOWING PAGE]

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Secretary/Assistant Secretary

Chair/Vice Chair

DRAFT

**BOYNTON VILLAGE
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
AUGUST 31, 2015**

**BOYNTON VILLAGE
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
AUGUST 31, 2015**

	Major Funds			Total Governmental Funds
	General	Debt Service	Capital Projects	
ASSETS				
Cash - SunTrust	\$ 90,204	\$ -	\$ -	\$ 90,204
Investments - US Bank				
Revenue account - (A-1) 1950 Congress	-	198,770	-	198,770
Revenue account - (A-2) SFL Devco / WR1 & WR2	-	525,282	-	525,282
Reserve account - (A-1) 1950 Congress	-	231,215	-	231,215
Reserve account - (A-2) SFL Devco	-	811,846	-	811,846
Construction account	-	-	191	191
Due from other funds				
General	-	2,058	-	2,058
Debt service	139	-	-	139
Total assets	<u>\$ 90,343</u>	<u>\$1,769,171</u>	<u>\$ 191</u>	<u>\$ 1,859,705</u>
LIABILITIES AND FUND BALANCES				
Liabilities:				
Accounts payable	\$ 2,250	\$ -	\$ -	\$ 2,250
Due to other funds				
General	-	139	-	139
Debt service	2,058	-	-	2,058
Total liabilities	<u>4,308</u>	<u>139</u>	<u>-</u>	<u>4,447</u>
Fund balances:				
Restricted for:				
Debt service	-	1,769,032	-	1,769,032
Capital projects	-	-	191	191
Unassigned	86,035	-	-	86,035
Total fund balances	<u>86,035</u>	<u>1,769,032</u>	<u>191</u>	<u>1,855,258</u>
Total liabilities and fund balances	<u>\$ 90,343</u>	<u>\$ 1,769,171</u>	<u>\$ 191</u>	<u>\$ 1,859,705</u>

**BOYNTON VILLAGE
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED AUGUST 31, 2015**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy: on-roll	\$ -	\$ 90,104	\$ 90,092	100%
Interest and miscellaneous	3	196	-	N/A
Total revenues	<u>3</u>	<u>90,300</u>	<u>90,092</u>	100%
EXPENDITURES				
Professional & administrative				
Management	3,320	36,522	39,842	92%
Legal	925	9,351	9,000	104%
Engineering	-	-	3,000	0%
Audit	-	5,900	5,700	104%
Assessment roll preparation	917	10,083	11,000	92%
Arbitrage rebate calculation	-	-	1,200	0%
Dissemination agent	-	-	5,000	0%
Trustee	-	5,762	7,000	82%
Postage	-	110	750	15%
Legal advertising	-	949	1,000	95%
Annual district filing fee	-	175	175	100%
Insurance	-	5,665	5,665	100%
Office supplies	-	-	500	0%
Other current charges	45	490	750	65%
Website	-	-	500	0%
Total professional & administrative	<u>5,207</u>	<u>75,007</u>	<u>91,082</u>	82%
Other fees and charges				
Tax collector	-	901	938	96%
Property appraiser	-	11	72	15%
Total other fees and charges	<u>-</u>	<u>912</u>	<u>1,010</u>	90%
Total expenditures	<u>5,207</u>	<u>75,919</u>	<u>92,092</u>	82%
Excess/(deficiency) of revenues over/(under) expenditures	(5,204)	14,381	(2,000)	
Fund balances - beginning	<u>91,239</u>	<u>71,654</u>	<u>67,564</u>	
Fund balances - ending	<u>\$ 86,035</u>	<u>\$ 86,035</u>	<u>\$65,564</u>	

**BOYNTON VILLAGE
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND - SERIES 2007
FOR THE PERIOD ENDED AUGUST 31, 2015**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy: on-roll	\$ -	\$ 1,140,471	\$ 1,140,397	100%
Total revenues	<u>-</u>	<u>1,140,471</u>	<u>1,140,397</u>	100%
EXPENDITURES				
Debt service				
Principal	-	280,000	280,000	100%
Interest	-	847,600	847,600	100%
Total debt service	<u>-</u>	<u>1,127,600</u>	<u>1,127,600</u>	100%
Other fees and charges				
Tax collector	-	11,405	11,879	96%
Property appraiser	-	139	918	15%
Total other fees and charges	<u>-</u>	<u>11,544</u>	<u>12,797</u>	90%
Total expenditures	<u>-</u>	<u>1,139,144</u>	<u>1,140,397</u>	100%
Excess/(deficiency) of revenues over/(under) expenditures	-	1,327	-	
Fund balances - beginning	<u>1,769,032</u>	<u>1,767,705</u>	<u>1,759,874</u>	
Fund balances - ending	<u><u>\$ 1,769,032</u></u>	<u><u>\$ 1,769,032</u></u>	<u><u>\$ 1,759,874</u></u>	

**BOYNTON VILLAGE
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
CAPITAL PROJECTS FUND - SERIES 2007
FOR THE PERIOD ENDED AUGUST 31, 2015**

	Current Month	Year to Date
REVENUES	<u>\$ -</u>	<u>\$ -</u>
Total revenues	<u>-</u>	<u>-</u>
 EXPENDITURES	 <u>-</u>	 <u>-</u>
Total expenditures	<u>-</u>	<u>-</u>
 Excess/(deficiency) of revenues over/(under) expenditures	 - -	 - -
 Fund balances - beginning	 191	 191
Fund balances - ending	<u><u>\$ 191</u></u>	<u><u>\$ 191</u></u>