

**PARKLANDS**

**LEE**

**COMMUNITY DEVELOPMENT**

**DISTRICT**

**January 9, 2020**

**REGULAR MEETING**

**AGENDA**

**Parklands Lee Community Development District**  
**OFFICE OF THE DISTRICT MANAGER**  
**2300 Glades Road, Suite 410W • Boca Raton, Florida 33431**  
**Phone: (561) 571-0010 • Fax: (561) 571-0013 • Toll-Free: (877) 276-0889**

December 30, 2019

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

Board of Supervisors  
Parklands Lee Community Development District

Dear Board Members:

The Board of Supervisors of the Parklands Lee Community Development District will hold a Regular Meeting on January 9, 2020 at 1:15 p.m., or immediately thereafter the adjournment of the meeting of the Parklands West CDD, which are scheduled to commence at 1:00 p.m., at The Renaissance Center, 28191 Matteotti View (formerly 28121 Palmira Blvd.), Bonita Springs, Florida 34135. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments
3. Acceptance of Unaudited Financial Statements as of November 30, 2019
4. Approval of September 12, 2019 Public Hearing and Regular Meeting Minutes
5. Other Business
6. Staff Reports
  - A. District Counsel: *Donald A. Pickworth, Esq.*
  - B. District Engineer: *Banks Engineering, Inc.*
  - C. District Manager: *Wrathell, Hunt and Associates, LLC*

- NEXT MEETING DATE: May 14, 2020 at 1:15 P.M.

○ QUORUM CHECK

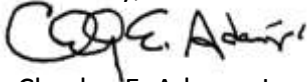
Robert Schwartz	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE
Elliott Erickson	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE
Harvey L. Fontaine	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE
Dwayne Radel	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE
Russell T. Rupp	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE

7. Audience Comments/Supervisors' Requests

8. Adjournment

If you have any questions, please contact me directly at 239-464-7114.

Sincerely,



Chesley E. Adams, Jr.  
District Manager

**FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE**

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

**CONFERENCE ID: 8593810**

**PARKLANDS LEE  
COMMUNITY DEVELOPMENT DISTRICT**

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**PARKLANDS LEE  
COMMUNITY DEVELOPMENT DISTRICT  
FINANCIAL STATEMENTS  
UNAUDITED  
NOVEMBER 30, 2019**

**PARKLANDS LEE  
COMMUNITY DEVELOPMENT DISTRICT  
BALANCE SHEET  
GOVERNMENTAL FUNDS  
NOVEMBER 30, 2019**

	General	Debt Service Series 2013	Total Governmental Funds
<b>ASSETS</b>			
SunTrust - operating account	\$217,131	\$ -	\$ 217,131
Revenue	-	46,548	46,548
Reserve A1	-	135,262	135,262
Reserve A2	-	8,338	8,338
Prepayment A	-	2,146	2,146
Due from other funds			
Debt service	-	83,415	83,415
Total assets	<u>\$217,131</u>	<u>\$ 275,709</u>	<u>\$ 492,840</u>
<b>LIABILITIES AND FUND BALANCES</b>			
<b>Liabilities:</b>			
Accounts payable	\$ 750	\$ -	\$ 750
Due to other funds			
Debt service	83,415	-	83,415
Total liabilities	<u>84,165</u>	<u>-</u>	<u>84,165</u>
<b>Fund Balances:</b>			
Restricted for			
Debt service	-	275,709	275,709
Unassigned	132,966	-	132,966
Total fund balances	<u>132,966</u>	<u>275,709</u>	<u>408,675</u>
Total Liabilities and Fund Balances	<u>\$ 217,131</u>	<u>\$ 275,709</u>	<u>\$ 492,840</u>

**PARKLANDS LEE  
COMMUNITY DEVELOPMENT DISTRICT  
STATEMENT OF REVENUES, EXPENDITURES  
AND CHANGES IN FUND BALANCES  
GENERAL FUND  
FOR THE PERIOD ENDED NOVEMBER 30, 2019**

	Current Month	Year to Date	Budget	% of Budget
<b>REVENUES</b>				
Assessment levy	\$ 42,845	\$ 42,845	\$ 149,575	29%
Assessment levy - delinquent	5,069	5,069	-	N/A
Interest & miscellaneous	3	7	500	1%
Total revenues	<u>47,917</u>	<u>47,921</u>	<u>150,075</u>	32%
<b>EXPENDITURES</b>				
<b>Administrative</b>				
Supervisors	-	-	4,306	0%
Management	5,057	10,114	60,687	17%
Legal	-	-	500	0%
Engineering	358	358	10,190	4%
Audit	-	-	7,100	0%
Accounting services	400	800	4,797	17%
Assessment roll preparation	-	-	12,500	0%
Arbitrage rebate calculation	750	750	1,200	63%
Dissemination agent	83	167	1,000	17%
Trustee	-	-	6,000	0%
Telephone	42	83	500	17%
Postage	-	-	324	0%
Printing & binding	86	173	1,035	17%
Legal advertising	-	-	750	0%
Office supplies	-	-	105	0%
Website maintenance & hosting	-	-	705	0%
Website ADA compliance	-	-	200	0%
Annual district filing fee	175	175	175	100%
Insurance	-	7,000	7,000	100%
Contingencies	53	103	1,000	10%
Total administrative	<u>7,004</u>	<u>19,723</u>	<u>120,074</u>	16%
<b>Water management</b>				
Contractual services	3,076	3,076	40,903	8%
Total water management	<u>3,076</u>	<u>3,076</u>	<u>40,903</u>	8%
<b>Other fees and charges</b>				
Property appraiser	494	494	521	95%
Tax collector	358	358	782	46%
Total other fees and charges	<u>852</u>	<u>852</u>	<u>1,303</u>	65%
Total expenditures	<u>10,932</u>	<u>23,651</u>	<u>162,280</u>	15%
Excess/(deficiency) of revenues over/(under) expenditures	36,985	24,270	(12,205)	
Fund balance - beginning	95,981	108,696	83,557	
Fund balance - ending	<u>\$ 132,966</u>	<u>\$ 132,966</u>	<u>\$ 71,352</u>	

**PARKLANDS LEE  
COMMUNITY DEVELOPMENT DISTRICT  
STATEMENT OF REVENUES, EXPENDITURES  
AND CHANGES IN FUND BALANCES  
DEBT SERVICE FUND SERIES 2013 REFUNDING BONDS  
FOR THE PERIOD ENDED NOVEMBER 30, 2019**

	<u>Current Month</u>	<u>Year To Date</u>	<u>Budget</u>	<u>% of Budget</u>
<b>REVENUES</b>				
Assessment levy	\$ 83,415	\$ 83,415	\$ 293,621	28%
Interest	326	688	-	N/A
Total revenues	<u>83,741</u>	<u>84,103</u>	<u>293,621</u>	29%
<b>EXPENDITURES</b>				
<b>Debt service</b>				
Principal Series A-1	-	-	140,000	0%
Principal Series A-2	-	-	15,000	0%
Interest Series A-1	59,278	59,278	118,556	50%
Interest Series A-2	7,425	7,425	14,850	50%
Total debt service	<u>66,703</u>	<u>66,703</u>	<u>288,406</u>	23%
Excess/(deficiency) of revenues over/(under) expenditures	17,038	17,400	5,215	
Fund balances - beginning	<u>258,671</u>	<u>258,309</u>	<u>259,655</u>	
Fund balances - ending	<u><u>\$ 275,709</u></u>	<u><u>\$ 275,709</u></u>	<u><u>\$ 264,870</u></u>	



**PARKLANDS LEE  
COMMUNITY DEVELOPMENT DISTRICT**

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**PARKLANDS LEE  
COMMUNITY DEVELOPMENT DISTRICT**

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**PARKLANDS LEE COMMUNITY DEVELOPMENT DISTRICT**

**BOARD OF SUPERVISORS FISCAL YEAR 2019/2020 MEETING SCHEDULE**

**LOCATION**

*The Renaissance Center, 28191 Matteotti View (formerly 28121 Palmira Blvd.)  
Bonita Springs, Florida 34135*

<b>DATE</b>	<b>POTENTIAL DISCUSSION/FOCUS</b>	<b>TIME</b>
<b>January 9, 2020</b>	<b>Regular Meeting</b>	<b>1:15 P.M.*</b>
<b>May 14, 2020</b>	<b>Regular Meeting</b>	<b>1:15 P.M.*</b>
<b>July 9, 2020</b>	<b>Regular Meeting</b>	<b>1:15 P.M.*</b>
<b>September 10, 2020</b>	<b>Regular Meeting</b>	<b>1:15 P.M.*</b>

**Exception**

**\*Meeting Time:** Meetings are expected to commence at 1:15 P.M., or immediately thereafter the adjournment of the meeting of the Parklands West CDD, which are scheduled to commence at 1:00 P.M.