

Lakes of Sarasota Community Development District

3501 Quadrangle Boulevard, Suite 270, Orlando, FL 32817

Phone 407-723-5900; Fax 407-723-5901

www.lakesofsarasotacdd.com

The following is the agenda for the Board of Supervisors Meeting for the **Lakes of Sarasota Community Development District**, scheduled to be held **Wednesday, May 11, 2022, at 12:15 p.m. at the 5800 Lakewood Ranch Blvd, Sarasota, FL 34240**. The following is the proposed agenda for this meeting.

Call in number: 1-844-621-3956

Passcode: 790 562 990 #

BOARD OF SUPERVISORS' MEETING AGENDA

Administrative Matter

- Roll Call to Confirm Quorum
- Public Comment Period [*for any members of the public desiring to speak on any proposition before the Board*]

Business Matters

1. Consideration of the Minutes of the April 9, 2022, Board of Supervisors Meeting
2. Consideration of Resolution 2022-04, Approving a Preliminary Budget for Fiscal Year 2023 and Setting a Public Hearing Date [Suggested Hearing Date of August 10, 2022] (under separate cover)
3. Consideration of Resolution 2022-05, Designating Date, Time, and Location for Landowners Meeting
4. Letter from Supervisor of Elections, Sarasota County
5. Ratification of Funding Request No. 87- No. 89
6. Ratification of Payment Authorization No. 021
7. Ratification of Requisition Series 2021B Utility No. 018- No. 019
8. Review of District Financial Statements

Other Business

Staff Reports

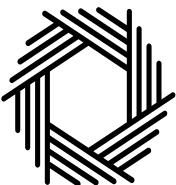
District Counsel

District Engineer

District Manager

Supervisor Requests and Audience Comments

Adjournment



pfm

**Lakes of Sarasota
Community Development District**

Consideration of the Minutes of the April 9, 2022,
Board of Supervisors Meeting

MINUTES OF MEETING

**LAKES OF SARASOTA COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS MEETING MINUTES**

**Wednesday, April 13, 2022, at 12:40 P.M.
5800 Lakewood Ranch Blvd,
Sarasota, FL 34240**

Board Members Present via Speakerphone or In Person:

Pete Williams	Chairperson
John Leinaweaver	Vice Chairperson
Sandy Foster	Assistant Secretary
John Blakley	Assistant Secretary
Dale Weidemiller	Assistant Secretary

Also present via Speakerphone or In Person:

Vivian Carvalho	District Manager-PFM Group Consulting LLC	
Venessa Ripoll	District Manager- PFM Group Consulting LLC	(via phone)
Ed Vogler	District Counsel- Vogler Ashton	(via phone)
Shawn Leins	District Engineer- AM Engineering	(via phone)
Bobbi Claybrooke	District Engineer- AM Engineering	(via phone)
Tom Panaseny	Neal Communities	(via phone)
Jim Schier	Neal Communities	
Pam Curran	Neal Communities	
John McKay	J.H. McKay, LLC	
Jennifer Villareal	Neal Communities	
Janice Snow	Neal Communities	

FIRST ORDER OF BUSINESS

Administrative Matters

Call to Order and Roll Call

The Board of Supervisors' Meeting for Lakes of Sarasota CDD was called to order at 12:40 p.m. by Ms. Carvalho and she proceeded with roll call and confirmed quorum to proceed with the meeting. Those in attendance are outlined above either in person or via speaker phone.

Public Comment Period

There were no comments from the public.

SECOND ORDER OF BUSINESS

Business Matters

**Consideration of the Minutes of
the March 9, 2022, Board of
Supervisors Meeting**

The Board reviewed the Minutes of the March 9, 2022, Board of Supervisors' Meeting.

ON MOTION by Mr. Blakley, seconded by Mr. Williams, with all in favor, the Board approved the Minutes of the March 9, 2022, Board of Supervisors' Meeting.

**Review and Discussion of
Wrathell, Hunt & Associates, LLC
Proposal for District Management
Services**

Mr. Williams stated this item as well as the next item are related and were brought forward from the Developer and majority Landowner for the Board's review. Mr. Williams explained there were issues noted by the developer and the majority landowner in relationship with issues that have occurred with PFM, current District Management company. The Board was presented with a proposal for new District Management services. The reason for the request for termination has nothing to do with professionalism or business acumen of Ms. Carvalho and Ms. Ripoll but rather significant billing and debt service errors from the back office. The majority landowner recently interviewed Wrathell, Hunt & Associates as part of the process of establishing a new District, so it was requested Lakes of Sarasota CDD consider the company for District Management services. It was stated Wrathell, Hunt & Associates, LLC agreed to keep the management fees the same as was budgeted for the fiscal year 2022.

The recommended start date is May 31, 2022.

On MOTION by Mr. Leinaweaver, seconded by Mr. Williams, with all those in favor, the Board approved the Wrathell, Hunt & Associates, LLC Proposal for District Management Services.

**Review and Discussion of Existing
PFM Contracts for the District**

Ms. Carvalho noted that District staff is looking for a motion to approve sending a letter to terminate services as of May 31, 2022, to both PFM Group Consulting LLC and PFM Financial Advisors LLC.

ON MOTION by Mr. Williams, seconded by Ms. Foster, with all in favor, the Board approved sending termination letters as outlined.

**Consideration of Hoover Pumping
Systems Maintenance Proposal**

Ms. Carvalho explained that this proposal was provided by Gary Glass and Jennifer Shank as the actual irrigation system is an asset of the District and this proposal is for maintaining the system.

ON MOTION by Mr. Williams, seconded by Mr. Weidemiller, with all in favor, the Board approved the Hoover Pumping Systems Maintenance Proposal.

**Consideration of Hoover Pumping
Systems Filter Cleaning Proposal**

Ms. Carvalho noted that the proposal states the HOA but will be revised to be the District's name. This item is in addition to the maintenance proposal.

ON MOTION by Mr. Weidemiller, seconded by Mr. Williams, with all in favor, the Board approved the Hoover Pumping Systems Filter Cleaning Proposal.

**Ratification of Funding Request
No. 86 – No. 89**

ON MOTION by Mr. Williams, seconded by Mr. Leinaweaver, with all in favor, the Board ratified Funding Request No. 86 – No. 89.

**Ratification of Payment
Authorization No. 018 – No. 020**

ON MOTION by Mr. Williams, seconded by Ms. Foster, with all in favor, the Board ratified Payment Authorization No. 018 – No. 020.

**Ratification of Requisition Series
2021B Utility No. 001 – No. 017**

ON MOTION by Mr. Weidemiller, seconded by Mr. Williams, with all in favor, the Board ratified Requisition Series 2021B Utility No. 001 – No. 017.

**Review of District Financial
Statements**

The Board reviewed the District Financial Statements through February 28, 2022.

ON MOTION by Mr. Weidemiller, seconded by Mr. Williams, with all in favor, the Board accepted the District Financial Statements.

THIRD ORDER OF BUSINESS

Other Business Matters

Staff Reports

District Counsel – No Report

District Engineer – Mr. Leins explained that the District is going out to bid for Phase 3 and 4 of the Grand Park Development. Additionally, there is a prequalification advertisement out and there is one respondent in which will be brought to the Board at the next meeting.

District Manager – Ms. Carvalho noted the next meeting is scheduled for May 11, 2022, at this location at 12:15 p.m. which the proposed budget for FY 2023 will be initiated.

FOURTH ORDER OF BUSINESS

**Supervisors Requests and
Audience Comments**

There were no Supervisor requests or audience comments.

FIFTH ORDER OF BUSINESS

Adjournment

There was no additional business to discuss, Ms. Carvalho requested a motion to continue the meeting to April 28, 2022, at 11:00 a.m. at this location.

ON MOTION by Mr. Williams, seconded by Ms. Foster, with all in favor, the April 13, 2022, Board of Supervisors Meeting of the Lakes of Sarasota Community Development District was continued at 12:48 p.m. to April 28, 2022, at 11:00 a.m. at this location.

Secretary/Assistant Secretary

Chairperson/Vice Chairperson

**Lakes of Sarasota
Community Development District**

Consideration of Resolution 2022-04, Approving a Preliminary Budget for Fiscal Year 2023 and Setting a Public Hearing Date [Suggested Hearing Date of August 10, 2022] (under separate cover)

RESOLUTION 2022-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE LAKES OF SARASOTA COMMUNITY DEVELOPMENT DISTRICT APPROVING THE PROPOSED BUDGET FOR FISCAL YEAR 2020/2021 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Lakes of Sarasota Community Development District (the “District”) was established by Ordinance No. 2019-051, adopted by the Board of County Commissioners in and for Sarasota County, Florida, effective as of December 11, 2019; and

WHEREAS, the District Manager has prepared and submitted to the Board of Supervisors of the Lakes of Sarasota Community Development District (the “Board”) the proposed budget for the Fiscal Year 2022/2023, which concludes September 30, 2023; 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 LAKES OF SARASOTA COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. PROPOSED BUDGET APPROVED. The proposed budget prepared by the District Manager for Fiscal Year 2022/2023 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said proposed budget.

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

DATE: _____, 2022

HOUR: _____

LOCATION: _____

SECTION 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 60 days prior to the hearing set above.

SECTION 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 45 days.

SECTION 5. PUBLICATION OF NOTICE. Notice of this public hearing shall be published in the manner prescribed in Florida law.

SECTION 6. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 11th day of May, 2022.

ATTEST:

**LAKES OF SARASOTA COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chairperson, Board of Supervisors

Exhibit A: FY 2022/2023 proposed budget

Exhibit A
FY 2022/2023 proposed budget

[See attached]

**Lake of Sarasota
Community Development District**

Consideration of Resolution 2022-05, Designating
Date, Time, and Location for Landowners Meeting

RESOLUTION 2022-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE LAKES OF SARASOTA COMMUNITY DEVELOPMENT DISTRICT DESIGNATING A DATE, TIME AND LOCATION FOR A LANDOWNERS' MEETING AND ELECTION; PROVIDING FOR PUBLICATION; ESTABLISHING FORMS FOR THE LANDOWNER ELECTION; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, Lakes of Sarasota Community Development District ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within Sarasota County, Florida; and

WHEREAS, pursuant to Section 190.006(1), *Florida Statutes*, the District's Board of Supervisors ("**Board**") "shall exercise the powers granted to the district pursuant to [Chapter 190, *Florida Statutes*]," and the Board shall consist of five members; and

WHEREAS, the District is statutorily required to hold a meeting of the landowners of the District for the purpose of electing Board Supervisors for the District on a date in November established by the Board, which shall be noticed pursuant to Section 190.006(2), *Florida Statutes*.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF LAKES OF SARASOTA COMMUNITY DEVELOPMENT DISTRICT:

1. **EXISTING BOARD SUPERVISORS; SEATS SUBJECT TO ELECTIONS.** The Board is currently made up of the following individuals:

<u>Seat Number</u>	<u>Supervisor</u>	<u>Term Expiration Date</u>
1	John Leinaweaver	2024
2	Sandy Foster	2024
3	Dale Weidemiller	2022
4	Pete Williams	2022
5	John Blakley	2022

This year, Seat 3, currently held by Dale Weidemiller, Seat 4, currently held by Pete Williams, and Seat 5, currently held by John Blakley, are subject to election by landowners in November 2022. The two candidates receiving the highest number of votes shall be elected for a term of four (4) years. The candidate receiving the next highest number of votes shall be elected for a term of two (2) years. The term of office for each successful candidate shall commence upon election.

2. **LANDOWNER'S ELECTION.** In accordance with Section 190.006(2), *Florida Statutes*, the meeting of the landowners to elect Board Supervisor(s) of the District shall be held on the _____ day of November 2022, at _____ a/p.m., and located at _____.

3. **PUBLICATION.** The District's Secretary is hereby directed to publish notice of the landowners' meeting and election in accordance with the requirements of Section 190.006(2), *Florida Statutes*.

4. **FORMS.** Pursuant to Section 190.006(2)(b), *Florida Statutes*, the landowners' meeting and election have been announced by the Board at its _____, 2022 meeting. A sample notice of landowners' meeting and election, proxy, ballot form and instructions were presented at such meeting and are attached hereto as **Exhibit A**. Such documents are available for review and copying during normal business hours at the District's Local Records Office, located at _____, or at the office of the District Manager, PFM Group Consulting, LLC, located at 3501 Quadrangle Blvd. Suite 270, Orlando, Florida 32817.

5. **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.

6. **EFFECTIVE DATE.** This Resolution shall become effective upon its passage.

PASSED AND ADOPTED THIS ____ DAY OF _____, 2022.

**LAKES OF SARASOTA COMMUNITY
DEVELOPMENT DISTRICT**

ATTEST:

CHAIRMAN / VICE CHAIRMAN

SECRETARY / ASST. SECRETARY

EXHIBIT A

NOTICE OF LANDOWNERS' MEETING AND ELECTION AND MEETING OF THE BOARD OF SUPERVISORS OF THE LAKES OF SARASOTA COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given to the public and all landowners within Lakes of Sarasota Community Development District ("District") the location of which is generally described as comprising a parcel or parcels of land containing approximately _____ acres, located east of _____, north of _____, south of _____ and west of _____, in Sarasota County, Florida, advising that a meeting of landowners will be held for the purpose of electing three (3) person/people to the District's Board of Supervisors ("Board", and individually, "Supervisor"). Immediately following the landowners' meeting there will be convened a meeting of the Board for the purpose of considering certain matters of the Board to include election of certain District officers, and other such business which may properly come before the Board.

DATE: _____
TIME: _____
PLACE: _____

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, PFM Group Consulting, LLC, located at 3501 Quadrangle Blvd, Suite 270., Orlando, Florida 32817 ("District Manager's Office"). At said meeting each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person to be elected to the position of Supervisor. A fraction of an acre shall be treated as one acre, entitling the landowner to one vote with respect thereto. Platted lots shall be counted individually and rounded up to the nearest whole acre. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner's proxy. At the landowners' meeting the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

The landowners' meeting and the Board meeting are open to the public and will be conducted in accordance with the provisions of Florida law. One or both of the meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from the District Manager's Office. There may be an occasion where one or more supervisors will participate by telephone.

Any person requiring special accommodations to participate in these meetings is asked to contact the District Manager's Office, at least 48 hours before the hearing. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

Vivian Carvalho
District Manager
Run Date(s): _____ & _____

PUBLISH: ONCE A WEEK FOR 2 CONSECUTIVE WEEKS, THE LAST DAY OF PUBLICATION TO BE NOT FEWER THAN 14 DAYS OR MORE THAN 28 DAYS BEFORE THE DATE OF ELECTION, IN A NEWSPAPER WHICH IS IN GENERAL CIRCULATION IN THE AREA OF THE DISTRICT

**INSTRUCTIONS RELATING TO LANDOWNERS' MEETING OF
LAKES OF SARASOTA COMMUNITY DEVELOPMENT DISTRICT
FOR THE ELECTION OF SUPERVISORS**

DATE OF LANDOWNERS' MEETING: _____, _____, 2022

TIME: _____ A.M./P.M.

LOCATION: _____

Pursuant to Chapter 190, *Florida Statutes*, and after a Community Development District ("**District**") has been established and the landowners have held their initial election, there shall be a subsequent landowners' meeting for the purpose of electing members of the Board of Supervisors ("**Board**") every two years until the District qualifies to have its board members elected by the qualified electors of the District. The following instructions on how all landowners may participate in the election are intended to comply with Section 190.006(2)(b), *Florida Statutes*.

A landowner may vote in person at the landowners' meeting, or the landowner may nominate a proxy holder to vote at the meeting in place of the landowner. Whether in person or by proxy, each landowner shall be entitled to cast one vote per acre of land owned by him or her and located within the District, for each position on the Board that is open for election for the upcoming term. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, please note that a particular parcel of real property is entitled to only one vote for each eligible acre of land or fraction thereof; therefore, two or more people who own real property in common, that is one acre or less, are together entitled to only one vote for that real property.

At the landowners' meeting, the first step is to elect a chair for the meeting, who may be any person present at the meeting. The landowners shall also elect a secretary for the meeting who may be any person present at the meeting. The secretary shall be responsible for the minutes of the meeting. The chair shall conduct the nominations and the voting. If the chair is a landowner or proxy holder of a landowner, he or she may nominate candidates and make and second motions. Candidates must be nominated and then shall be elected by a vote of the landowners. Nominees may be elected only to a position on the Board that is open for election for the upcoming term.

This year, three (3) seats on the Board will be up for election by landowners. The two candidates receiving the highest number of votes shall be elected for a term of four (4) years. The candidate receiving the next highest number of votes shall be elected for a term of two (2) years. The term of office for each successful candidate shall commence upon election.

A proxy is available upon request. To be valid, each proxy must be signed by one of the legal owners of the property for which the vote is cast and must contain the typed or printed name of the individual who signed the proxy; the street address, legal description of the property or tax parcel identification number; and the number of authorized votes. If the proxy authorizes more than one vote, each property must be listed and the number of acres of each property must be included. The signature on a proxy does not need to be notarized.

LANDOWNER PROXY

**LAKES OF SARASOTA COMMUNITY DEVELOPMENT DISTRICT
SARASOTA COUNTY, FLORIDA
LANDOWNERS' MEETING – [DATE]**

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, the fee simple owner of the lands described herein, hereby constitutes and appoints _____ (“**Proxy Holder**”) for and on behalf of the undersigned, to vote as proxy at the meeting of the landowners of the Lakes of Sarasota Community Development District to be held at

_____, and at any adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner that the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing that may be considered at said meeting including, but not limited to, the election of members of the Board of Supervisors. Said Proxy Holder may vote in accordance with his or her discretion on all matters not known or determined at the time of solicitation of this proxy, which may legally be considered at said meeting.

Any proxy heretofore given by the undersigned for said meeting is hereby revoked. This proxy is to continue in full force and effect from the date hereof until the conclusion of the landowners’ meeting and any adjournment or adjournments thereof but may be revoked at any time by written notice of such revocation presented at the landowners’ meeting prior to the Proxy Holder’s exercising the voting rights conferred herein.

Printed Name of Legal Owner

Signature of Legal Owner

Date

<u>Parcel Description</u>	<u>Acreage</u>	<u>Authorized Votes</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel. If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

Total Number of Authorized Votes: _____

NOTES: Pursuant to Section 190.006(2)(b), *Florida Statutes* (2019), a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto. For purposes of determining voting interests, platted lots shall be counted individually and rounded up to the nearest whole acre. Moreover, two (2) or more persons who own real property in common that is one acre or less are together entitled to only one vote for that real property.

If the fee simple landowner is not an individual, and is instead a corporation, limited liability company, limited partnership or other entity, evidence that the individual signing on behalf of the entity has the authority to do so should be attached hereto (e.g., bylaws, corporate resolution, etc.).

OFFICIAL BALLOT
LAKES OF SARASOTA COMMUNITY DEVELOPMENT DISTRICT
SARASOTA COUNTY, FLORIDA
LANDOWNERS' MEETING - _____

For Election (3 Supervisors): The two (2) candidates receiving the highest number of votes will each receive a four (4) year term, and the one (1) candidate receiving the next highest number of votes will receive a two (2) year term, with the term of office for the successful candidates commencing upon election.

The undersigned certifies that he/she/it is the fee simple owner of land, or the proxy holder for the fee simple owner of land, located within the [CDD Name] Community Development District and described as follows:

<u>Description</u>	<u>Acreage</u>
_____	_____
_____	_____
_____	_____

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel.] [If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

or

Attach Proxy.

I, _____, as Landowner, or as the proxy holder of _____ (Landowner) pursuant to the Landowner's Proxy attached hereto, do cast my votes as follows:

SEAT #	NAME OF CANDIDATE	NUMBER OF VOTES
3		
4		
5		

Date: _____

Signed: _____
 Printed Name: _____

**Lakes of Sarasota
Community Development District**

Letter from Supervisor of Elections, Sarasota County



Ron Turner
Supervisor of Elections
Sarasota County: *Our County. Our Vote.*

April 21, 2022

Jennifer Walden, Senior District Manager
PFM Group Consulting, LLC
3501 Quadrangle Blvd, Suite 270
Orlando FL 32817

Subject: Qualified Electors for Lakes of Sarasota CDD

Dear Jennifer:

Listed below is the total number of qualified registered electors for Lakes of Sarasota Community Development District as of April 15, 2022.

Voters: 41

Sincerely,

Ron Turner
Supervisor of Elections
Sarasota County, Florida

RT/alp



**Lakes of Sarasota
Community Development District**

Ratification of Funding Request No. 87- No. 89

**LAKES OF SARASOTA
COMMUNITY DEVELOPMENT DISTRICT**

Funding Request No. 087

3/18/2022

Item No.	Vendor	Invoice Number	Construction Fund
1	H and J Contracting Grand Park Ph 2 Pay Application 15 Through 02/15/2022	120255	\$ 125,197.46
TOTAL			\$ 125,197.46

Vivian Carwalko

Secretary / Assistant Secretary



Board Member

Lakes of Sarasota CDD
c/o PFM Group Consulting
3501 Quadrangle Boulevard, Ste. 270
Orlando, FL 32817
LaneA@pfm.com // (407) 723-5925

RECEIVED

By Amanda Lane at 1:56 pm, Mar 21, 2022

**LAKES OF SARASOTA
COMMUNITY DEVELOPMENT DISTRICT**

Funding Request No. 088

3/21/2022

Item No.	Vendor	Invoice Number	Construction Fund
1	Fortiline Waterworks		
	Phase 2 Construction Materials	5468032	\$ 57,632.00
	Phase 2 Construction Materials	5474346	\$ 89.32
	Phase 2 Construction Materials	5483000	\$ 27,253.00
		TOTAL	\$ 84,974.32

Vivian Carvalho

Secretary / Assistant Secretary



Board Member

Lakes of Sarasota CDD
c/o PFM Group Consulting
3501 Quadrangle Boulevard, Ste. 270
Orlando, FL 32817
LaneA@pfm.com // (407) 723-5925

RECEIVED

By Amanda Lane at 9:26 am, Mar 22, 2022

**LAKES OF SARASOTA
COMMUNITY DEVELOPMENT DISTRICT**

Funding Request No. 089

3/25/2022

Item No.	Vendor	Invoice Number	Construction Fund
1	Mack Industries Phase 2 Construction Materials	CF24234	\$ 41,255.00
		TOTAL	\$ 41,255.00

Venessa Ripoll
Secretary / Assistant Secretary


Board Member

Lakes of Sarasota CDD
c/o PFM Group Consulting
3501 Quadrangle Boulevard, Ste. 270
Orlando, FL 32817
LaneA@pfm.com // (407) 723-5925

RECEIVED
By Amanda Lane at 2:30 pm, Mar 28, 2022

**Lakes of Sarasota
Community Development District**

Ratification of Payment Authorization No. 021

**LAKES OF SARASOTA
COMMUNITY DEVELOPMENT DISTRICT**

Payment Authorization No. 021

4/1/2022

Item No.	Vendor	Invoice Number	General Fund
1	Eco-Logic Services March Lake & Littoral Shelf Area Maintenance	1794	\$ 1,525.00
2	Impact Landscaping & Irrigation April Irrigation Inspection	854	\$ 1,375.10
3	PFM Group Consulting Billable Expenses	119377	\$ 3,775.95
		TOTAL	\$ 6,676.05

Vivian Carvalho

Officer



Board Member

Lakes of Sarasota CDD
c/o PFM Group Consulting
3501 Quadrangle Blvd. Ste. 270
Orlando, FL 32817
LaneA@pfm.com // (407) 723-5925

RECEIVED

By Amanda Lane at 10:22 am, Apr 04, 2022

**Lakes of Sarasota
Community Development District**

Ratification of Requisition Series 2021B Utility
No. 018- No. 019



LETTER OF TRANSMITTAL

To: US Bank Corporate Trust
 Attn: Tami Abbas
 Address: 60 Livingston Avenue, EP-MN-WS3T
St. Paul, MN 55107
(651) 466-7523

3501 Quadrangle Blvd. Ste. 270
 Orlando, Florida 32817
 (407) 723-5900
 Fax (407) 723-5901

Date: 4/4/2022

Reference: Lakes of Sarasota CDD

WE ARE SENDING YOU: Attached Under separate cover
 Originals Master Assessment Methodology SERC
 Copy of Letter Check Other _____

Requisition Number	Payee	Amount
18	Fortiline Waterworks	\$ 28,226.62

Important Instructions: Please pay the aforementioned requisition(s) from the [Series 2021B Utility Improvement Account \(237141011\)](#). If you have any questions, please let me know.

Signed: _____
 Amanda Lane
LaneA@pfm.com

Lakes of Sarasota CDD
Series 2021B Utility
Summary of Requisition(s): 18

<u>Requisition</u>	<u>Vendor</u>	<u>Amount</u>	<u>Special Instructions</u>	<u>Submit Payment</u>
18	Fortiline Waterworks	\$ 28,226.62	Please reference invoice(s) 5495905 on the payment.	Fortiline Inc. PO Box 744053 Atlanta, GA 30384-4053
Total		\$ 28,226.62		



LETTER OF TRANSMITTAL

To: US Bank Corporate Trust
 Attn: Tami Abbas
 Address: 60 Livingston Avenue, EP-MN-WS3T
St. Paul, MN 55107
(651) 466-7523

3501 Quadrangle Blvd. Ste. 270
 Orlando, Florida 32817
 (407) 723-5900
 Fax (407) 723-5901

Date: 4/11/2022

Reference: Lakes of Sarasota CDD

WE ARE SENDING YOU: Attached Under separate cover

Originals Master Assessment Methodology SERC

Copy of Letter Check Other _____

Requisition Number	Payee	Amount
19	H and J Contracting	\$ 171,171.57

Important Instructions: Please pay the aforementioned requisition(s) from the [Series 2021B Utility Improvement Account \(237141011\)](#). If you have any questions, please let me know.

Signed: _____
 Amanda Lane
LaneA@pfm.com

Lakes of Sarasota CDD
 Series 2021B Utility
 Summary of Requisition(s): 19

<u>Requisition</u>	<u>Vendor</u>	<u>Amount</u>	<u>Special Instructions</u>	<u>Submit Payment</u>
19	H and J Contracting	\$ 171,171.57	Please overnight the payment and include a copy of page(s) 5 of the .pdf file with the payment.	Please overnight the payment to: H and J Contracting Inc. 3160 Fairlane Farms Road Wellington, FL 33414
Total		\$ 171,171.57		

**Lakes of Sarasota
Community Development District**

Review of District Financial Statements

Lakes of Sarasota CDD
Statement of Financial Position
As of 3/31/2022

	General Fund	S2021A Debt Service Fund	S2021B Debt Service Fund	S2021A Capital Projects Fund	S2021B Capital Projects Fund	Long-Term Debt Fund	Total
<u>Assets</u>							
<u>Current Assets</u>							
General Checking Account	\$137,374.39						\$137,374.39
Deposits	500.00						500.00
Series 2021A1 Debt Service Reserve		\$130,250.00					130,250.00
Series 2021A2 Debt Service Reserve		112,375.00					112,375.00
Series 2021A1, A2 Revenue		259,055.83					259,055.83
Series 2021A1 Interest		7,788.70					7,788.70
Series 2021A2 Interest		0.05					0.05
Series 2021A2 Prepayment		464,988.56					464,988.56
Series 2021B1 Debt Service Reserve			\$262,397.50				262,397.50
Series 2021B2 Debt Service Reserve			270,806.26				270,806.26
Series 2021B Revenue			8.76				8.76
Series 2021B1 Interest			0.04				0.04
Series 2021B2 Interest			7,962.30				7,962.30
Accounts Receivable - Due from Developer				\$251,994.54			251,994.54
Series 2021A Acquisition/Construction				12.89			12.89
Series 2021B General Project					\$854,892.80		854,892.80
Series 2021B Utility Improvement					3,580,243.53		3,580,243.53
Total Current Assets	<u>\$137,874.39</u>	<u>\$974,458.14</u>	<u>\$541,174.86</u>	<u>\$252,007.43</u>	<u>\$4,435,136.33</u>	<u>\$0.00</u>	<u>\$6,340,651.15</u>
<u>Investments</u>							
Amount Available in Debt Service Funds						\$1,515,633.00	\$1,515,633.00
Amount To Be Provided						19,829,367.00	19,829,367.00
Total Investments	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$21,345,000.00</u>	<u>\$21,345,000.00</u>
Total Assets	<u><u>\$137,874.39</u></u>	<u><u>\$974,458.14</u></u>	<u><u>\$541,174.86</u></u>	<u><u>\$252,007.43</u></u>	<u><u>\$4,435,136.33</u></u>	<u><u>\$21,345,000.00</u></u>	<u><u>\$27,685,651.15</u></u>

Lakes of Sarasota CDD
Statement of Financial Position
As of 3/31/2022

	General Fund	S2021A Debt Service Fund	S2021B Debt Service Fund	S2021A Capital Projects Fund	S2021B Capital Projects Fund	Long-Term Debt Fund	Total
<u>Liabilities and Net Assets</u>							
<u>Current Liabilities</u>							
Accounts Payable				\$251,994.54			\$251,994.54
Retainage Payable				149,247.28			149,247.28
Deferred Revenue				251,994.54			251,994.54
Retainage Payable					\$207,420.57		207,420.57
Total Current Liabilities	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$653,236.36</u>	<u>\$207,420.57</u>	<u>\$0.00</u>	<u>\$860,656.93</u>
<u>Long Term Liabilities</u>							
Revenue Bonds Payable - Long-Term						\$21,345,000.00	\$21,345,000.00
Total Long Term Liabilities	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$21,345,000.00</u>	<u>\$21,345,000.00</u>
Total Liabilities	<u><u>\$0.00</u></u>	<u><u>\$0.00</u></u>	<u><u>\$0.00</u></u>	<u><u>\$653,236.36</u></u>	<u><u>\$207,420.57</u></u>	<u><u>\$21,345,000.00</u></u>	<u><u>\$22,205,656.93</u></u>
<u>Net Assets</u>							
Current Year Net Assets, Unrestricted	(0.01)						0.00 (0.01)
Net Assets - General Government	\$5,500.30						\$5,500.30
Current Year Net Assets - General Government	132,374.10						132,374.10
Net Assets, Unrestricted		\$628,789.33					628,789.33
Current Year Net Assets, Unrestricted		345,668.81					345,668.81
Net Assets, Unrestricted			\$777,234.30				777,234.30
Current Year Net Assets, Unrestricted			(236,059.44)				(236,059.44)
Net Assets, Unrestricted				(\$78,504.79)			(78,504.79)
Current Year Net Assets, Unrestricted				(322,724.14)			(322,724.14)
Net Assets, Unrestricted					\$7,579,678.68		7,579,678.68
Current Year Net Assets, Unrestricted					(3,351,962.92)		(3,351,962.92)
Total Net Assets	<u><u>\$137,874.39</u></u>	<u><u>\$974,458.14</u></u>	<u><u>\$541,174.86</u></u>	<u><u>(\$401,228.93)</u></u>	<u><u>\$4,227,715.76</u></u>	<u><u>\$0.00</u></u>	<u><u>\$5,479,994.22</u></u>
Total Liabilities and Net Assets	<u><u>\$137,874.39</u></u>	<u><u>\$974,458.14</u></u>	<u><u>\$541,174.86</u></u>	<u><u>\$252,007.43</u></u>	<u><u>\$4,435,136.33</u></u>	<u><u>\$21,345,000.00</u></u>	<u><u>\$27,685,651.15</u></u>

Lakes of Sarasota CDD

Statement of Activities

As of 3/31/2022

	General Fund	S2021A Debt Service Fund	S2021B Debt Service Fund	S2021A Capital Projects Fund	S2021B Capital Projects Fund	Long-Term Debt Fund	Total
Revenues							
Off-Roll Assessments	\$235,873.66						\$235,873.66
Developer Contributions	11.57						11.57
Inter-Fund Transfers In	(0.01)						(0.01)
Off-Roll Assessments		\$257,064.29					257,064.29
Other Assessments		743,260.34					743,260.34
Inter-Fund Group Transfers In		7,775.65					7,775.65
Inter-Fund Group Transfers In			\$7,941.09				7,941.09
Developer Contributions				\$3,032,357.79			3,032,357.79
Inter-Fund Transfers In				(7,775.64)			(7,775.64)
Inter-Fund Transfers In					(\$7,941.09)		(7,941.09)
Total Revenues	\$235,885.22	\$1,008,100.28	\$7,941.09	\$3,024,582.15	(\$7,941.09)	\$0.00	\$4,268,567.65
Expenses							
Supervisor Fees	\$5,800.00						\$5,800.00
Public Officials' Liability Insurance	2,329.00						2,329.00
Management	15,000.00						15,000.00
Engineering	2,886.25						2,886.25
Dissemination Agent	2,500.00						2,500.00
District Counsel	7,367.50						7,367.50
Assessment Administration	7,500.00						7,500.00
Postage & Shipping	30.89						30.89
Legal Advertising	1,344.75						1,344.75
Office Supplies	125.00						125.00
Web Site Maintenance	1,060.00						1,060.00
Dues, Licenses, and Fees	175.00						175.00
Electric	7,229.21						7,229.21
Water Reclaimed	6,176.48						6,176.48
Pond Contract	35,900.00						35,900.00
General Insurance	2,846.00						2,846.00
Irrigation	4,152.80						4,152.80
Irrigation Parts	1,088.25						1,088.25

Lakes of Sarasota CDD
Statement of Activities
As of 3/31/2022

	General Fund	S2021A Debt Service Fund	S2021B Debt Service Fund	S2021A Capital Projects Fund	S2021B Capital Projects Fund	Long-Term Debt Fund	Total
Principal Payments - Series 2021 A2		\$435,000.00					435,000.00
Interest Payments - Series 2021 A1		93,815.32					93,815.32
Interest Payments - Series 2021 A2		133,630.99					133,630.99
Interest Payments - Series 2021 B1			\$97,325.98				97,325.98
Interest Payments - Series 2021 B2			146,686.72				146,686.72
Contingency				\$3,347,306.32			3,347,306.32
Contingency					\$3,344,161.35		3,344,161.35
Total Expenses	<u>\$103,511.13</u>	<u>\$662,446.31</u>	<u>\$244,012.70</u>	<u>\$3,347,306.32</u>	<u>\$3,344,161.35</u>	<u>\$0.00</u>	<u>\$7,701,437.81</u>
<u>Other Revenues (Expenses) & Gains (Losses)</u>							
Interest Income		\$14.84					\$14.84
Interest Income			\$12.17				12.17
Interest Income				\$0.03			0.03
Interest Income					\$139.52		139.52
Total Other Revenues (Expenses) & Gains (Losses)	<u>\$0.00</u>	<u>\$14.84</u>	<u>\$12.17</u>	<u>\$0.03</u>	<u>\$139.52</u>	<u>\$0.00</u>	<u>\$166.56</u>
Change In Net Assets	\$132,374.09	\$345,668.81	(\$236,059.44)	(\$322,724.14)	(\$3,351,962.92)	\$0.00	(\$3,432,703.60)
Net Assets At Beginning Of Year	<u>\$5,500.30</u>	<u>\$628,789.33</u>	<u>\$777,234.30</u>	<u>(\$78,504.79)</u>	<u>\$7,579,678.68</u>	<u>\$0.00</u>	<u>\$8,912,697.82</u>
Net Assets At End Of Year	<u><u>\$137,874.39</u></u>	<u><u>\$974,458.14</u></u>	<u><u>\$541,174.86</u></u>	<u><u>(\$401,228.93)</u></u>	<u><u>\$4,227,715.76</u></u>	<u><u>\$0.00</u></u>	<u><u>\$5,479,994.22</u></u>

Lakes of Sarasota CDD
 Budget to Actual
 For the Month Ending 03/31/2022

	Year to Date			FY 2022 Adopted Budget
	Actual	Budget	Variance	
<u>Revenues</u>				
On-Roll Assessments	\$ -	\$ 118,587.50	\$ (118,587.50)	\$ 237,175.00
Off-Roll Assessments	235,873.66	-	235,873.66	-
Developer Contributions	11.57	-	11.57	-
Net Revenues	\$ 235,885.23	\$ 118,587.50	\$ 117,297.73	\$ 237,175.00
<u>General & Administrative Expenses</u>				
Supervisor Fees	\$ 5,800.00	\$ 6,000.00	\$ (200.00)	\$ 12,000.00
Public Officials' Insurance	2,329.00	1,250.00	1,079.00	2,500.00
Trustee Services	-	3,000.00	(3,000.00)	6,000.00
Management	15,000.00	15,000.00	-	30,000.00
Engineering	2,886.25	7,500.00	(4,613.75)	15,000.00
Dissemination Agent	2,500.00	2,500.00	-	5,000.00
District Counsel	7,367.50	10,000.00	(2,632.50)	20,000.00
Assessment Administration	7,500.00	3,750.00	3,750.00	7,500.00
Reamortization Schedules	-	125.00	(125.00)	250.00
Audit	-	3,000.00	(3,000.00)	6,000.00
Postage & Shipping	30.89	150.00	(119.11)	300.00
Legal Advertising	1,344.75	2,500.00	(1,155.25)	5,000.00
Bank Fees	-	125.00	(125.00)	250.00
Miscellaneous	-	112.50	(112.50)	225.00
Office Supplies	125.00	125.00	-	250.00
Web Site Maintenance	1,060.00	1,350.00	(290.00)	2,700.00
Dues, Licenses, and Fees	175.00	87.50	87.50	175.00
General Insurance	2,846.00	1,512.50	1,333.50	3,025.00
Total General & Administrative Expenses	\$ 48,964.39	\$ 58,087.50	\$ (9,123.11)	\$ 116,175.00
<u>Project Maintenance Expenses</u>				
Electric	\$ 7,229.21	\$ 500.00	\$ 6,729.21	\$ 1,000.00
Water Reclaimed	6,176.48	-	6,176.48	-
Well Pump Maintenance	-	2,250.00	(2,250.00)	4,500.00
Wetland Maintenance	-	12,500.00	(12,500.00)	25,000.00
Wetland Contract	-	16,000.00	(16,000.00)	32,000.00
Pond Contract	35,900.00	11,000.00	24,900.00	22,000.00
Pond Maintenance	-	10,000.00	(10,000.00)	20,000.00
Irrigation Contract	4,152.80	1,750.00	2,402.80	3,500.00
Irrigation Pump Maintenance	1,088.25	2,500.00	(1,411.75)	5,000.00
Drainage Maintenance	-	3,000.00	(3,000.00)	6,000.00
Curb Replacement	-	1,000.00	(1,000.00)	2,000.00
Total Project Maintenance Expenses	\$ 54,546.74	\$ 60,500.00	\$ (5,953.26)	\$ 121,000.00
Total Expenses	\$ 103,511.13	\$ 118,587.50	\$ (15,076.37)	\$ 237,175.00
Net Income (Loss)	\$ 132,374.10	\$ -	\$ 132,374.10	\$ -