

**THE BROOKS
OF BONITA SPRINGS &
THE BROOKS OF
BONITA SPRINGS II
COMMUNITY DEVELOPMENT
DISTRICTS**

**JOINT REGULAR MEETING
AGENDA**

October 28, 2015

Brooks of Bonita Springs & Brooks of Bonita Springs II Community Development Districts

2300 Glades Road, Suite 410W • Boca Raton, Florida 33431
Phone (561) 571-0010 • Fax (561) 571-0013 • Toll-free: (877) 276-0889

October 21, 2015

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

Boards of Supervisors
Brooks of Bonita Springs & Brooks of Bonita Springs II Community Development Districts

Dear Board Members:

A Joint Regular Meeting of the Brooks of Bonita Springs & Brooks of Bonita Springs II Community Development Districts' Boards of Supervisors will be held on **Wednesday, October 28, 2015** at **1:00 p.m.**, at **The Commons Club at The Brooks Enrichment Center, 9930 Coconut Road, Bonita Springs, Florida 34135**. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments (*agenda items only*)
3. Update: Potential Transfer of Property from Associations Adjacent to Three Oaks and Coconut Road Right-of-Ways to the CDDs
4. Update: Drainage Swale Repairs Along Flow Way in Copperleaf
5. Update: Emergency Outfall Structure Upgrades Project
6. Update: Pickleball Court Project
7. Discussion: Fall Newsletter (*to be provided under separate cover*)
8. Approval of **August 26, 2015** Joint Public Hearing and Regular Meeting Minutes
9. Other Business
10. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Manager
 - i. Approval of Unaudited Financial Statements as of September 30, 2015
 - ii. **NEXT MEETING DATE: February 24, 2016 at 1:00 P.M.**

- D. Operations Report
 - i. Landscape Maintenance Activities
 - ii. Lake Maintenance Activities
- 11. Supervisors' Requests
- 12. Public Comments (*non-agenda items, only; four (4)-minute time limit*)
- 13. Adjournment

Should 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

1 **MINUTES OF MEETING**
2 **BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II**
3 **COMMUNITY DEVELOPMENT DISTRICTS**
4

5 The Boards of Supervisors of the Brooks of Bonita Springs & Brooks of Bonita Springs
6 II Community Development Districts held a Joint Public Hearing and Regular Meeting on
7 **Wednesday, August 26, 2015 at 1:00 p.m., at The Commons Club at The Brooks**
8 **Enrichment Center, 9930 Coconut Road, Bonita Springs, Florida 34135.**
9

10 **Present for Brooks CDD were:**

11 James Merritt	Chair
12 Jim Ward	Vice Chair
13 Rollin Crawford	Assistant Secretary
14 Bob Bonner	Assistant Secretary
15 Phil Douglas	Assistant Secretary

16 **Present for Brooks II CDD were:**

17 Joseph Bartoletti	Chair
18 James Strecansky	Vice Chair
19 Jack Meeker	Assistant Secretary
20 Ray Pierce	Assistant Secretary
21 Gary Davidson	Assistant Secretary

22 **Also present were:**

23 Chuck Adams	District Manager
24 Cleo Crismond	Assistant Regional Manager
25 Dan Cox	District Counsel
26 Dave Robson	District Engineer
27 Joe Archazki	General Manager – The Commons Club
28 Sheryl Hilburn	General Manager – Shadow Wood Association
29 Bill Hollister	Resident

30 **FIRST ORDER OF BUSINESS**

31 **Call to Order/Roll Call**

32 Mr. Adams called the meeting to order at 1:05 p.m., and noted, for the record, that all
33 Supervisors were present, in person, for Brooks of Bonita Springs and Brooks of Bonita Springs
34 II.
35

44 **SECOND ORDER OF BUSINESS**

Public Comments (agenda items only)

45

46 Mr. Bill Hollister, a resident, voiced his opinion that the CDD does a phenomenal job on
47 landscaping and drainage, which adds to the quality of life. He recalled his opposition to using
48 taxpayer money on The Commons Club; however, he would play pickleball there, or other
49 available activities. Fundamentally, Mr. Hollister did not like the concept but recognized that
50 what the Districts did for Copperleaf and The Commons Club means that there is community
51 concern about spending money.

52

53 Mr. Hollister suggested asking members of surrounding clubs to think strategically and
54 build the park or get the clubs together so that those surrounding the CDD do not destroy the
55 Commons Club facility by building competitive facilities. He stated that the lack of a strategic
56 approach concerned him, as a taxpayer.

57

58 Mr. Hollister reiterated that, in his opinion, taxpayer money should not be used to fund
59 recreational projects.

60

61 Mr. Bartoletti thanked Mr. Hollister for his comments.

62

63 **JOINT MEETING ITEMS**

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65 **THIRD ORDER OF BUSINESS**

**Public Hearing to Hear Comments and
Objections on the Adoption of the
Districts' Final Budget for Fiscal Year
2015/2016, Pursuant to Florida Law
(Both)**

66

67 **A. Affidavit of Publication**

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69 Mr. Adams presented the affidavit of publication for today's Public Hearing and Regular
70 Meeting.

71

72 **B. Consideration of *Brooks of Bonita Springs Community Development District***
73 **Resolution 2015-4, Relating to the Annual Appropriations and Adopting the Budget**
74 **for the Fiscal Year Beginning October 1, 2015, and Ending September 30, 2016;**
Authorizing Budget Amendments; and Providing an Effective Date

75

76 **C. Consideration of *Brooks of Bonita Springs II Community Development District***
77 **Resolution 2015-4, Relating to the Annual Appropriations and Adopting the Budget**
78 **for the Fiscal Year Beginning October 1, 2015, and Ending September 30, 2016;**
Authorizing Budget Amendments; and Providing an Effective Date

79

Mr. Adams presented Resolutions 2015-4 for each Board's consideration.

80 Mr. Adams stated that assessment levels will remain about the same, year over year, with
81 an operation and maintenance (O&M) reduction from \$528.22 in Fiscal Year 2015, to \$528.09 in
82 Fiscal Year 2016. He indicated that the “Capital outlay - lake bank erosion repairs” line item
83 remained in the Fiscal Year 2016 budget and was anticipated to be a 4 to 5-year phased in
84 project.

85 Mr. Adams commented that there were no significant changes within the Fiscal Year
86 2016 budget or the expenditure line items. He noted that the final Coconut Park property
87 acquisition payment was made in July, 2015, and was removed from the budget, going forward.

88 Mr. Davidson noted that, under “Expenditures”, “Capital outlay- Pickleball Courts” was
89 under “Landscape maintenance”, when it should be under “Parks and recreation”. Mr. Adams
90 explained that the “Parks and recreation” category was a shared cost between the CDDs and the
91 Commons Club; “Capital outlay- Pickleball Courts” is not a shared expense.

92 Mr. Davidson pointed out that, for the last five years, a mortgage payoff was in that
93 category but was not a shared expense. Mr. Adams indicated that the expense could be placed
94 anywhere the Board wanted it.

95 *****Mr. Bartoletti opened the Public Hearing.*****

96 No members of the public spoke.

97 *****Mr. Bartoletti closed the Public Hearing.*****

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**On MOTION for Brooks of Bonita Springs by Mr. Merritt and
seconded by Mr. Crawford, with all in favor, Resolution 2015-
4, Relating to the Annual Appropriations and Adopting the
Budget for the Fiscal Year Beginning October 1, 2015, and
Ending September 30, 2016; Authorizing Budget
Amendments; and Providing an Effective Date, was adopted.**

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**On MOTION for Brooks of Bonita Springs II by Mr. Davidson
and seconded by Mr. Meeker, with all in favor, Resolution
2015-4, Relating to the Annual Appropriations and Adopting
the Budget for the Fiscal Year Beginning October 1, 2015, and
Ending September 30, 2016; Authorizing Budget
Amendments; and Providing an Effective Date, was adopted.**

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115 **FOURTH ORDER OF BUSINESS**

**Consideration of Imposing Special
Assessments and Certifying an
Assessment Roll**

118 A. *Brooks of Bonita Springs Community Development District Resolution 2015-5,*
119 **Imposing Special Assessments and Certifying an Assessment Roll**

120 B. *Brooks of Bonita Springs II Community Development District Resolution 2015-5,*
121 **Imposing Special Assessments and Certifying an Assessment Roll**

122 Mr. Adams presented Resolutions 2015-5 for the Boards' consideration.

123

124 **On MOTION for Brooks of Bonita Springs by Mr. Merritt and**
125 **seconded by Mr. Bonner, with all in favor, Resolution 2015-5,**
126 **Imposing Special Assessments and Certifying an Assessment**
127 **Roll, was adopted.**

128

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130 **On MOTION for Brooks of Bonita Springs II by Mr. Pierce**
131 **and seconded by Mr. Meeker, with all in favor, Resolution**
132 **2015-5, Imposing Special Assessments and Certifying an**
133 **Assessment Roll, was adopted.**

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FIFTH ORDER OF BUSINESS

**Consideration of Joint Meeting Schedule
for Fiscal Year 2015/2016**

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139 A. *Brooks of Bonita Springs Community Development District Resolution 2015-6,*
140 **Adopting the Annual Meeting Schedule for Fiscal Year 2015/2016**

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142 B. *Brooks of Bonita Springs II Community Development District Resolution 2015-6,*
143 **Adopting the Annual Meeting Schedule for Fiscal Year 2015/2016**

144 Mr. Adams presented Resolutions 2015-6 for the Boards' consideration.

144

145 **On MOTION for Brooks of Bonita Springs by Mr. Bonner and**
146 **seconded by Mr. Ward, with all in favor, Resolution 2015-6,**
147 **Adopting the Annual Meeting Schedule for Fiscal Year**
148 **2015/2016, and authorizing Staff to advertise, accordingly, was**
149 **adopted.**

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152 **On MOTION for Brooks of Bonita Springs II by Mr. Davidson**
153 **and seconded by Mr. Pierce, with all in favor, Resolution 2015-**
154 **6, Adopting the Annual Meeting Schedule for Fiscal Year**
155 **2015/2016, and authorizing Staff to advertise, accordingly, was**
156 **adopted.**

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160 **SIXTH ORDER OF BUSINESS**

**Update: Potential Transfer of Property
from Associations Adjacent to Three
Oaks and Coconut Road Right-of-Ways
to the CDDs**

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165 Mr. Robson and Mr. Cox met with two survey mappers. They obtained the 2007

166 landscape survey and Mr. Cox provided copies of the instrument numbers from the transfer
167 property. Mr. Robson advised that the CAD drawings were upgraded to reflect the legal
168 descriptions from the provided instruments. It was established that Lee County has 75' of right-
169 of-way (ROW) on each side of Three Oaks Parkway, for a roadway median of 150'.

170 Mr. Robson stated that, within the next two weeks, a follow up survey will be performed
171 and the true location of the fence and platted properties that border the ROW will be identified.
172 Mr. Cox indicated that, based on that 75' center line, Lee County most likely owns up to where
173 the fence is located.

174 In response to Mr. Merritt's question, Mr. Cox stated that more information was needed
175 to determine how much Coconut Road ROW is county owned. Mr. Merritt felt that information
176 regarding the ROWs should be included in the newsletter.

177 It was clarified that 150' of ROW, on Three Oaks Parkway, belongs to Lee County.

178 Mr. Douglas inquired if the county assumed liability for Three Oaks Parkway. Mr.
179 Bartoletti clarified that the issue being addressed was the exposure the community may have had,
180 based on ownership, down to the walkway. Mr. Davidson recalled that the Boards approved
181 including The Commons Club under the Districts' insurance policy, as an insured, and asked if
182 that related only to the ROW off of Coconut Road.

183 Mr. Adams explained that the contractor provided a Certificate of Insurance (COI)
184 naming The Commons Club as an additional insured, where there is the joint agreement with the
185 CDDs. He indicated that The Commons Club was covered for exposure on this particular site.
186 Mr. Adams clarified that coverage extended to the areas of The Commons Club that are
187 maintained by the CDDs as part of the shared costs agreement.

188 Mr. Adams stated that, in the case of The Commons Club, the COI, from Girard
189 Environmental Services, INC (Girard), extends to their services performed on association
190 property and there is no encouragement to transfer ownership of that property to the CDDs. He
191 indicated that, in the ROWs, to protect the associations from a claim with untethered limits, the
192 association must remove their interests from within the fence line.

193 Mr. Ward commented that it there was no drawback to transferring the property to the
194 CDDs.

195 Mr. Adams explained that millions of dollars in claims can be levied against associations
196 and claims against the CDD are capped at \$200,000, under sovereign immunity. He stated that,
197 where it does not have ownership, the CDDs have an easement and the improvements, including
198 the fences, were paid for out of the bond issue.

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200 **SEVENTH ORDER OF BUSINESS**

**Update: Drainage Swale Repairs Along
Flow Way in Copperleaf**

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202
203 Mr. Robson indicated that there were three official site meetings, to date, with Summit
204 Broadband (Summit), to assure that the installation of cables does not interfere with the swale or
205 landscaping located beyond resident lot lines and within CDD property.

206 Mr. Robson stated that, in some areas where the swale is flat enough, planning has been
207 able to accommodate existing landscape with only 1' or 2' of encroachment. He noted that
208 seven or eight trees must be relocated or removed. The largest concern, regarding swale
209 interference, is the installation of the box for the fiber optics.

210 Mr. Robson was kept abreast of the schedule by the contractor. A construction
211 walkthrough was set for mid-September, with construction to begin at the end of the month.

212 Mr. Bartoletti thanked Mr. Robson and Mr. Tilton for their extra effort to make sure the
213 project was completed properly. He indicated that, while the CDDs granted Summit an
214 easement to install the fiber optic backbone, fiber optic vaults that provide service to the houses
215 must be installed on private property, requiring separate easements. Johnson Engineering
216 modified the location of the vaults, closer to the water, without affecting performance, foregoing
217 the need for additional easements.

218 Mr. Merritt inquired if the vaults were unique to the swale area. Mr. Bartoletti explained
219 that there is fiber optic cable throughout Copperleaf and one vault for every six homes. The
220 vaults are 2.5' wide by 3' long and 30" deep, with a green heavy duty cover that is flush with the
221 grass that grows around them. The vaults can be seen but are unobtrusive.

222 Mr. Bartoletti stated that the biggest issue encountered, during installation, was the
223 elevated water table. The ideal digging depth for conduit is 30"; in one area, water was reached
224 at 21".

225 Mr. Davidson asked if the intent was to stay as close to the private property as possible,
226 within the CDDs' easement. Mr. Bartoletti replied affirmatively. He reiterated that the goal was
227 to stay within CDD property, as close to the stakes of the property line as possible, making sure
228 not to impact the flow way.

229 Mr. Bartoletti recalled that some residents were previously against the project and
230 commended Mr. Robson and Mr. Tilton for an excellent job of "winning them over".

231
232 **EIGHTH ORDER OF BUSINESS** **Update: Emergency Outfall Structure**
233 **Upgrades Project**
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235 Mr. Adams indicated that the startup meeting will be held on Monday.

236 Mr. Robson stated that, as of yesterday, the controls had been reinstalled in the structure.
237 He commented that, after the startup meeting, Mr. Adams will be able to operate the emergency
238 outflow structure via his laptop or smart phone.

239 Mr. Robson indicated that the controversy regarding the saw cuts in the opening were
240 resolved by the extension of the cuts, creating a true rectangular opening, eliminating the
241 hanging concrete.

242 Mr. Robson advised that, after the start up, the project will be past the 90% substantial
243 completion phase and the contractor will be due payment.

244 Mr. Merritt complimented Mr. Robson on an excellent job of "staying on top of the
245 project, forcing the issue and getting completion".

246 Mr. Bartoletti questioned whether the "No Walking" sign would be removed from the
247 walkway. Mr. Robson replied that it would be discussed at Monday's startup meeting

248 Mr. Merritt advised that the western bank, along the ditch, must be addressed by Girard.
249 Ms. Crismond clarified that the western bank belongs to the county.

250 Mr. Merritt argued that the CDDs benefited from the upkeep of the western bank and
251 concluded that the county was not going to maintain it. He indicated that the Districts cleared
252 the area in the past.

253 Mr. Adams understood Mr. Merritt's point and noted that cattails, primrose, etc., created
254 a bottleneck; however, he was not comfortable proceeding without an agreement or
255 memorandum of understanding between the CDDs and the county.

256 Mr. Merritt asked that a Memorandum of Understanding (MOU) be prepared. Mr.
257 Adams stated that he would discuss the issue with the county.

258 Mr. Davidson indicated that the western bank was never that over grown before. He
259 noted that, whether it was raining or not, there was constant water flow since the change was
260 made. He stated that, with the constant flow of water, the situation will worsen.

261 Mr. Merritt agreed that the water flow was an improvement but the Districts treated the
262 area in the past and controlled the amount of vegetation in the flow way, closer to the Estero
263 River. Mr. Adams clarified that the CDDs cleared structure to structure but not beyond that,
264 where the problem is.

265 Mr. Bartoletti suggested contacting neighboring communities, as done in the past, rather
266 than the Districts shouldering the entire maintenance expense.

267 Mr. Adams commented that, in the past, there was no growth from the sidewalk to the
268 outfall ditch and suggested that the county's maintenance refrained from maintaining that area
269 during construction. He stated that the problem might be resolved by reminding the county that
270 they should be maintaining the western bank because it is located in their ROW.

271 Mr. Adams indicated that spraying that small section of ditch would not be worth the
272 effort of trying to secure a shared cost. He stated that, if the CDDs were given permission, they
273 should spray the area, as spraying the western bank would only take approximately one hour,
274 every quarter.

275 Mr. Robson pointed out that Tropical Storm Erika put the Districts into the permit
276 condition of being able to lower the gates.

277

278 **NINTH ORDER OF BUSINESS**

Update: Pickleball Court Project

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280 Mr. Adams indicated that the site preparation company will be on site next week. He
281 noted that the lighting, poles with nets and fencing were ordered and in transit. Mr. Adams
282 stated that asphalt would be laid once site prep was complete. He noted that the asphalt will
283 need 30 to 45 days to cure before the final coat. Weather permitting, the courts should be
284 completed by the end of September and available for play in mid-October.

285

286 **TENTH ORDER OF BUSINESS**

**Demonstration: Pickleball Court
Reservation Program**

287

288

289 Mr. Archazki, General Manager of The Commons Club, noted the he would demonstrate
290 the Hold My Court (HMC) website and the Members First website would be demonstrated after
291 2:00 p.m.

292 Mr. Archazki indicated that HMC is a free website used by a number of Pickleball
293 associations and communities. He had confidence in the system, as it is used by Sun City
294 Pickleball Clubs in Arizona, one of the largest pickleball communities in the United States. Mr.
295 Archazki noted that, being a free site, HMC included advertisements. In comparison, Members
296 First, a private website without advertisements, costs several thousand dollars per year.

297 Mr. Archazki believed that HMC was the right product to start with and could be
298 reevaluated after six months. He indicated that the drawback for HMC, besides the
299 advertisements, was that it only allowed for a small box of customization and did not have room
300 to display pickleball rules, guidelines, etc. Mr. Archazki noted that the Arizona association
301 provided a link to a website with marketing and basic information.

302 Mr. Archazki demonstrated the use of the HMC website.

303 Mr. Archazki indicated that, with HMC, only the member who reserves the court is
304 known; the other members of the party are not listed. With Members First, all players are
305 displayed.

306 Mr. Davidson thought that the HMC site included a place for ten or 11 bolded items
307 where you could learn how to play pickleball. Mr. Archazki replied that the HMC site includes a
308 box that allows up to 250 characters but a link to pickleball information on either the Commons
309 Club website or the CDD website could be provided.

310 Mr. Strecansky asked how far in advance a reservation could be made. Mr. Archazki
311 indicated that the Board could set those parameters; most facilities use seven days.

312 Mr. Strecansky was concerned that peak playing periods would be overloaded and that
313 one person would reserve all the peak playing periods. Mr. Archazki indicated that, while HMC
314 is first come first serve, with three courts, he did not think it will be a problem.

315 Mr. Archazki felt that pickleball players are generally “wholesome” and that only 1% or
316 2% of players may cause issues. He indicated that, if a player is out of line, the Pickleball
317 groups commonly intercede among themselves. Mr. Archazki stressed that, with three courts,
318 there would be sufficient availability.

319 Mr. Strecansky commented that, with a large number of people, three courts were not a
320 lot. He stated that a way to stop one person from monopolizing peak court time must be found.

321 Mr. Archazki indicated that parameters may be set; for example, a registered member
322 may be allowed to reserve a specific court time five times during one three-month period.

323 Mr. Ward questioned if the various members of a foursome could be restricted from
324 making multiple court reservations for the same day. Mr. Archazki indicated that, since only the
325 person making the reservation is known, there would be no way to restrict other foursome
326 members from making a separate court reservation. He was unsure if Members First provided
327 that ability.

328 Mr. Archazki indicated that the majority of play occurred between 8:00 a.m. and noon
329 and after 3:30 p.m. He reiterated that there will be ample court availability and did not see the
330 Boards' concerns being challenges that could not be resolved.

331 Mr. Merritt stated that, if pickleball takes off, there will be people who attempt to "game
332 the system" and that the Boards will have to adjust how it is dealt with. Mr. Davidson suggested
333 that the Boards assume that people will not attempt chicanery.

334 Mr. Bonner asked how the Boards could control registration. Mr. Archazki replied that
335 court walk-ons cannot be controlled but a District controlled code could be required for HMC
336 registering.

337 Mr. Bonner indicated that if unregistered walk-on becomes a problem, the District can
338 charge for play. Mr. Adams stated that court boundaries must be secured, with a key fob/card
339 system, to charge those who do not have an authorized credential to enter.

340 Mr. Ward asked if a Brooks resident membership card could be issued. Mr. Adams
341 reiterated that limited court access cannot be enforced without controlled entry.

342 Mr. Davidson liked that HMC was an independent system and that those who wish to
343 play pickleball must register.

344 Mr. Douglas inquired if HMC or Members First granted better controls to prevent people
345 from "gaming the system". Mr. Archazki replied that there was no significant difference.

346 Mr. Bartoletti read a statement from Mr. Alex Messerie, the Copperleaf Pickleball
347 League organizer, into the record:

348 *"My opinion is that the Hold My Court system will provide the*
349 *functionality that we need to maintain a fair and orderly*
350 *reservation system across Brooks. I registered on the site, made a*
351 *reservation and then cancelled my reservation. I found the process*
352 *to be flawless. I did not find advertisements on the Hold My Court*
353 *system to be bothersome, mostly, because making a reservation*
354 *takes less than 30 seconds. Of importance, and I stress this, my*

355 *analysis was that the Sun City Pickleball Club in Arizona has 17*
356 *pickleball courts and successfully uses the Hold My Court*
357 *pickleball reservation system.”*

358 Mr. Bartoletti indicated that, if issues arise, a request for guidance could be made to the
359 Sun City Pickleball Club. He suggested using the Hold My Court system for pickleball
360 reservations. There were no objections from the Boards.

361
362 **ELEVENTH ORDER OF BUSINESS** **Approval of July 22, 2015 Joint Regular**
363 **Meeting Minutes**
364

365 Mr. Bartoletti presented the July 22, 2015 Joint Regular Meeting Minutes and asked for
366 any additions, deletions or corrections.

367 The following changes were made:

368 Line 182: Change “The CDD” to “Copperleaf”

369 Line 253: Change “six” to “three”

370

371 **On MOTION for Brooks of Bonita Springs by Mr. Merritt and**
372 **seconded by Mr. Douglas, with all in favor, the July 22, 2015**
373 **Joint Regular Meeting Minutes, as amended, were approved.**

374

375

376 **On MOTION for Brooks of Bonita Springs II by Mr. Meeker**
377 **and seconded by Mr. Strecansky, with all in favor, the July 22,**
378 **2015 Joint Regular Meeting Minutes, as amended, were**
379 **approved.**

380

381

382 **TWELFTH ORDER OF BUSINESS** **Other Business**

383

384 Ms. Sheryl Hilburn, General Manager of the Shadow Wood Association, stated that the
385 Shadow Wood Community Association Board of Directors approved installation of two lighted
386 fountains in the lakes flanking the community entrance on Coconut Road. The community
387 association recognized that they are financially responsible for the installation and ongoing
388 maintenance of the fountains; however, Mr. Adams advised that approval was necessary from
389 the Brooks of Bonita Springs Board to enter into a consent agreement for the use of Lakes 33 and
390 34.

391 Mr. Bartoletti asked if fountain maintenance included replacement, reserving for
392 replacement and payment of electricity. Ms. Hilburn confirmed that it did and noted that the
393 community will use LakeMasters as the vendor.

394 Mr. Merritt commented that it was not a unique situation; a number of communities in
395 The Brooks have fountains in District lakes.

396 Mr. Adams indicated that the agreement was standard.

397

398 **On MOTION for Brooks of Bonita Springs by Mr. Merritt and**
399 **seconded by Mr. Douglas, with all in favor, the consent**
400 **agreement with Shadow Wood Community Association for the**
401 **installation and on-going maintenance of lighted fountains in**
402 **Lake 33 and Lake 34, was approved.**

403

404

405 Mr. Douglas questioned if The Commons Club was reserved for the Fiscal Year
406 2015/2016 meeting schedule. Mr. Adams replied affirmatively.

407 Mr. Merritt stated that he is constantly asked by residents if “the CDD will ever be paid
408 off?”. He requested that information addressing the bond issue be included in the newsletter. Mr.
409 Merritt stated that it must be made clear that, even with three years remaining for the completion
410 of the bond issue, for a certain a portion of The Brooks, O&M assessments will continue.

411 Mr. Adams proposed an October timeframe for a newsletter and noted that, allowing for
412 the completion of the Pickleball courts, an instructional article on how to reserve the courts could
413 be included.

414 Mr. Merritt requested information in the newsletter regarding the erosion control work
415 being performed. He was very impressed with the work, thus far, under very difficult
416 circumstances. Mr. Merritt was surprised that, with drainage lines going into the lake, no
417 irrigation lines or individual property owners were affected. Mr. Adams agreed that the vendor
418 did a good job working around possible obstacles. He only received one phone inquiry from a
419 resident regarding the project and the discussion was educational in nature.

420 Mr. Merritt stated that the Districts should take the opportunity to take credit for
421 investing in the littorals to ensure that the lake banks were stabilized, which greatly reduced the
422 cost. The newsletter should include information concerning the ROW issue and that the Board
423 was taking initiative, to the benefit of the Brooks communities.

424 Mr. Adams reiterated that an October timeframe would allow for inclusion of additional
425 work by Mr. Robson and Mr. Cox and allow for presentation to the association managers prior to
426 release.

427 Mr. Davidson questioned which communities will benefit from the Brooks II Series 2006
428 A1 bond being paid off. Mr. Bartoletti clarified that benefits would be seen by individual
429 property owners and not the community.

430 Mr. Adams explained that the Brooks II Series 2006 - A1 was the first CUSIP of a
431 multiple CUSIP Bond issue. He noted that, where A1 leaves off on May1, 2016, on Page 17, A2
432 picks up, on Page 18. The difference lies in the interest rates.

433 Mr. Adams advised that, when the A1 CUSIP is retired, the obligation for A2 would
434 begin in 2017, followed by the A3 CUSIP, with a final payoff in 2031. Mr. Adams noted that, in
435 the case of the three CUSIPs that make up this one bond issue, the principal is pushed further out
436 with each new schedule. He clarified that the Brooks I Series 2006 A-2 bond issue will be paid
437 off in 2019.

438 Mr. Merritt stressed that, while payoff of the Brooks I Series 2006 A-2 was three years
439 away, the District will still require capital improvements and replacements. He noted that street
440 lighting on Coconut Road and Three Oaks Parkway will be necessary in the near future. Mr.
441 Adams confirmed that there will be another assessment for financing to address the items in the
442 ten-year plan, which included street lighting.

443 Mr. Adams commented that the CDDs pay FPL on a per-pole schedule and FPL does not
444 currently have a schedule that recognizes LED lighting. A switch to LED street lights would be
445 nice for consumption; however, the Districts would not see a financial benefit.

446 Mr. Merritt reiterated that, at some point, there must be a transition from debt repayment
447 to making improvements and replacements. Mr. Adams agreed.

448 Mr. Bartoletti stressed that the priority topic of the newsletter must be the explanation of
449 the bond issue.

450 Mr. Davidson asked for clarification of a subsection of “Section 3. Budget
451 Amendments”, on Page 2, of Resolution 2015-4:

452 *“Pursuant to Section 189.016, Florida Statutes, the District at any*
453 *time within the fiscal year or within 60 days following the end of*
454 *the fiscal year may amend its budget for that fiscal year as follows:*

455 a. *The Board may authorize an increase or decrease in line*
456 *item appropriations within a fund by motion recorded in*
457 *the minutes if the total appropriations of the fund do not*
458 *increase.”*

459 Mr. Bartoletti and Mr. Merritt explained that funding could be shifted between line items
460 but the assessment cannot be increased. Mr. Adams added that the 60-day period referred to how
461 long the financials could remain open for accruing and making final journal entry adjustments
462 before the audit process begins.

463 Mr. Ward asked if the \$200,000 liability limitation was ever challenged. Mr. Cox replied
464 that, if someone were awarded a judgment against the CDD that exceeded the limitation, they
465 would collect the \$200,000 from the District; beyond that, the claimant could go after the
466 insurance coverage and, beyond that, they would seek a claims bill from the legislature. Mr. Cox
467 reiterated that the limitation protects the District from any further liability.

468 As a contributory to the operation of the CDD, Mr. Bartoletti believed he was at risk, as
469 an individual. Mr. Cox replied “that is why you have insurance”

470 Mr. Adams clarified that, operating as a Board, Board Members have Directors and
471 Officers coverage and, unless operating as an individual, contrary and with malice, in their
472 actions, Board Members are protected. Mr. Cox assured that, while acting in their official
473 capacity and consistent with the authorities granted by statute, Board Members have qualified
474 immunity. He indicated that, if someone were to sue the CDD and sue the Board Members
475 individually, the individual suits would be dismissed as a matter of course.

476 Mr. Bartoletti was aghast of Girard’s lack of concern for their employees and the public
477 at large. He recommended that Girard’s management attend a CDD meeting and record, in the
478 minutes, that the Boards instructed Girard to correct the danger being caused on the roads. Mr.
479 Merritt supported Mr. Bartoletti’s request and added that Management addressed this issue many
480 times. Mr. Adams stated that Girard has very rigid Maintenance of Traffic specifications that
481 must be followed to the letter of the law.

482

483 **THIRTEENTH ORDER OF BUSINESS** **Staff Reports**

484

485 **A. Attorney**

486 There being no report, the next item followed.

487 **B. Engineer**

488 Mr. Robson indicated that water quality monitoring data was collected yesterday. He
489 noted that water level information will be obtained next week. Mr. Robson stated that the report
490 would be sent to Mr. Adams for dissemination before the next meeting.

491 **C. Manager**

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

493 Mr. Adams presented the Unaudited Financial Statements as of July 31, 2015.

494 Mr. Merritt pointed out that irrigation costs for July, 2015 were \$21,000.

495 **C. Operations Report**

496 **i. Landscape Maintenance Activities**

497 Ms. Crismond stated that a meeting with the landscapers was scheduled for the following
498 Tuesday at 2:00 p.m. at the entry of Copperleaf, to tour the entire CDD property.

499 **ii. Lake Maintenance Activities**

500 Ms. Crismond stated that additional littorals will be planted where lake bank erosion was
501 repaired. Mr. Adams indicated that sod installation was delayed due to high water levels in the
502 lakes.

503 Mr. Bartoletti encouraged the Board to take advantage of the property tours with Ms.
504 Crismond, as they are very informative and identify impending challenges with regard to
505 plantings.

507 **FOURTEENTH ORDER OF BUSINESS**

Supervisors' Requests

508

509 A resident if the assessments would be reduced with the payoff of the park acquisition,
510 and Mr. Douglas believed that this is the impression that many residents may have. He pointed
511 out all of the plantings that must be replaced in the coming years; however, residents do not
512 consider such expenditures.

513 Mr. Merritt commented that potential expenses were not limited to plant replacement and
514 cited the erosion work being done.

515 Mr. Peirce commented that the long-term erosion repair project was going well and asked
516 if there was a list of which lakes were to be repaired on a yearly basis. Mr. Adams will develop
517 a list.

518

519 **FIFTEENTH ORDER OF BUSINESS**

**Public Comments (non-agenda items,
only; four (4)-minute time limit)**

520

521 There being no public comments, the next item followed.

522

523 **SIXTEENTH ORDER OF BUSINESS Adjournment**

524

525 There being nothing further to discuss, the meeting adjourned at 2:23 p.m.

526

527 **On MOTION for Brooks of Bonita Springs by Mr. Bonner and**
528 **seconded by Mr. Merritt, with all in favor, the meeting**
529 **adjourned at 2:23 p.m.**

530

531

532 **On MOTION for Brooks of Bonita Springs II by Mr. Davidson**
533 **and seconded by Mr. Pierce, with all in favor, the meeting**
534 **adjourned at 2:23 p.m.**

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DRAFT

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

**BROOKS OF BONITA SPRINGS &
BROOKS OF BONITA SPRINGS II CDDS**

August 26, 2015

FOR BROOKS OF BONITA SPRINGS:

Secretary/Assistant Secretary

Chair/Vice Chair

FOR BROOKS OF BONITA SPRINGS II:

DRAFT

Secretary/Assistant Secretary

Chair/Vice Chair

**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
FINANCIAL STATEMENTS
UNAUDITED
SEPTEMBER 30, 2015**

**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED BALANCE SHEET
SEPTEMBER 30, 2015**

	General Funds	Debt Service Funds	Total Governmental Funds
ASSETS			
Cash & investments	\$1,071,015	\$1,224,047	\$ 2,295,062
Deposits	525	-	525
Accounts receivable	15,936	-	15,936
Prepaid expenses	13,771	-	13,771
Undeposited fund	115,809	-	115,809
Total assets	<u>\$ 1,217,056</u>	<u>\$ 1,224,047</u>	<u>\$ 2,441,103</u>
LIABILITIES & FUND BALANCES			
Liabilities:			
Accounts payable	\$ 104,303	\$ -	\$ 104,303
Total liabilities	<u>104,303</u>	<u>-</u>	<u>104,303</u>
DEFERRED INFLOWS OF RESOURCES			
Deferred receipts	15,936	-	15,936
Total deferred inflows of resources	<u>15,936</u>	<u>-</u>	<u>15,936</u>
Fund balances:			
Reserved for:			
Debt service	-	1,224,047	1,224,047
Unassigned	1,096,817	-	1,096,817
Total fund balances	<u>1,096,817</u>	<u>1,224,047</u>	<u>2,320,864</u>
 Total liabilities, deferred inflows of resources and fund balances	<u>\$ 1,217,056</u>	<u>\$ 1,224,047</u>	<u>\$ 2,441,103</u>

**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUNDS
FOR THE PERIOD ENDED SEPTEMBER 30, 2015**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy	\$ -	\$ 1,842,914	\$ 1,852,723	99%
Commons Club - share maint cost	115,809	115,809	117,103	99%
Coconut Road - cost sharing (mall contribution)	-	-	13,000	0%
Interest & miscellaneous	77	1,568	3,500	45%
Total revenues	<u>115,886</u>	<u>1,960,291</u>	<u>1,986,326</u>	99%
EXPENDITURES				
Administrative				
Supervisors	-	10,335	21,500	48%
Management	7,627	91,526	91,526	100%
Accounting	3,173	38,077	38,077	100%
Audit	-	18,979	19,000	100%
Legal	810	7,015	10,000	70%
Field management	3,631	43,576	43,576	100%
Engineering	5,822	13,178	30,000	44%
Trustee	3,450	15,043	12,900	117%
Dissemination agent	167	2,000	2,000	100%
Arbitrage rebate calculation	-	-	6,000	0%
Assessment roll preparation	-	37,500	37,500	100%
Telephone	86	1,035	1,035	100%
Postage	99	649	1,000	65%
Insurance	-	13,671	12,438	110%
Printing and binding	190	2,277	2,277	100%
Legal advertising	-	1,326	1,500	88%
Contingencies	547	2,607	2,800	93%
Annual district filing fee	-	350	350	100%
Communication	-	3,200	5,000	64%
Total administrative	<u>25,602</u>	<u>302,344</u>	<u>338,479</u>	89%

**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUNDS
FOR THE PERIOD ENDED SEPTEMBER 30, 2015**

	Current Month	Year to Date	Budget	% of Budget
Water management				
Contractual services	49,944	296,644	300,000	99%
NPDES permit	1,639	26,266	21,000	125%
Aquascaping	17,886	17,886	30,000	60%
Aeration	-	29,466	75,000	39%
Aeration operating supplies	4,188	54,650	25,000	219%
Culvert cleaning	-	-	5,000	0%
Capital outlay - outfall upgrade	38,465	76,930	65,700	117%
Boundary exotic removal	-	4,992	15,000	33%
Miscellaneous	88	88	2,500	4%
Total water management	<u>112,210</u>	<u>506,922</u>	<u>539,200</u>	94%
Lighting services				
Contractual services	3,343	18,302	12,000	153%
Electricity	6,024	34,666	31,000	112%
Miscellaneous	149	1,788	2,500	72%
Total lighting services	<u>9,516</u>	<u>54,756</u>	<u>45,500</u>	120%
Maintenance				
Railroad crossing lease	-	-	13,410	0%
Total maintenance	<u>-</u>	<u>-</u>	<u>13,410</u>	0%
Coconut Rd. & Three Oaks Parkway				
Pine straw/soil/sand	-	37,031	60,000	62%
Plant replacement supplies	22,910	55,020	65,000	85%
Maintenance supplies	-	1,000	1,500	67%
Electricity	91	569	750	76%
Irrigation water	15,608	135,391	80,000	169%
Electric - 41 entry feature/irrigation	1,892	11,449	10,000	114%
Contract services	6,644	9,909	5,000	198%
Irrigation repairs	435	17,199	7,500	229%
Landscape maintenance contract	25,204	430,883	480,000	90%
Vehicle	-	-	500	0%
Lighting supplies	-	-	750	0%
Total Coconut Rd. & Three Oaks Parkway	<u>72,784</u>	<u>698,451</u>	<u>711,000</u>	98%
Coconut Road Park				
Loan repayment	-	201,560	203,015	99%
Operation and maintenance	11,732	159,423	153,864	104%
Capital outlay - lighting	-	-	15,000	0%
Total parks and recreation	<u>11,732</u>	<u>360,983</u>	<u>371,879</u>	97%

**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUNDS
FOR THE PERIOD ENDED SEPTEMBER 30, 2015**

	Current Month	Year to Date	Budget	% of Budget
Other fees and charges				
Property appraiser	-	3,555	4,127	86%
Tax collector	-	3,257	5,331	61%
Total other fees and charges	-	6,812	9,458	72%
Total expenditures	231,844	1,930,268	2,028,926	95%
 Excess/(deficiency) of revenues over/(under) expenditures	 (115,958)	 30,023	 (42,600)	
 Fund balances - beginning	 1,212,775	 1,066,794	 1,064,046	
Fund balances - ending	<u>\$ 1,096,817</u>	<u>\$ 1,096,817</u>	<u>\$ 1,021,446</u>	

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GENERAL FUND
SEPTEMBER 30, 2015**

	Balance
ASSETS	
Cash - SunTrust	\$ 145,640
Community Bank of Broward: NOW account	401
Finemark: MMF	252,968
SunTrust - reserve	203,011
Federated	6
Deposits	525
Accounts receivable	10,470
Prepaid expenses	9,048
Undeposited fund	115,809
Total assets	\$ 737,878
 LIABILITIES & FUND BALANCES	
Liabilities:	
Accounts payable	\$ 68,527
Total liabilities	68,527
 DEFERRED INFLOWS OF RESOURCES	
Deferred receipts	10,470
Total deferred inflows of resources	10,470
 Fund balances:	
Unassigned	658,881
Total fund balances	658,881
Total liabilities, deferred inflows of resources and fund balances	\$ 737,878

* These accounts are unreconciled as the related statements were not received by the agenda ship date.

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED SEPTEMBER 30, 2015**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy	\$ -	\$ 1,210,239	\$ 1,204,361	100%
Commons Club - share maint cost	76,086	76,086	76,937	99%
Coconut Road - cost sharing (mall contribution)	-	-	8,541	0%
Interest & miscellaneous	72	1,248	2,300	54%
Total revenues	<u>76,158</u>	<u>1,287,573</u>	<u>1,292,139</u>	100%
EXPENDITURES				
Administrative				
Supervisors	-	6,790	14,126	48%
Management	5,011	60,133	60,133	100%
Accounting	2,085	25,017	25,017	100%
Audit	-	12,469	12,483	100%
Legal	532	4,609	6,570	70%
Field management	2,385	28,629	28,629	100%
Engineering	3,825	8,658	19,710	44%
Trustee	2,267	9,883	8,475	117%
Dissemination agent	110	1,314	1,314	100%
Arbitrage rebate calculation	-	-	3,942	0%
Assessment roll preparation	-	24,638	24,638	100%
Telephone	56	680	680	100%
Postage	65	426	657	65%
Insurance	-	8,982	8,172	110%
Printing and binding	125	1,496	1,496	100%
Legal advertising	-	871	1,643	53%
Contingencies	356	1,698	1,840	92%
Annual district filing fee	-	230	230	100%
Communication	-	2,102	3,285	64%
Total administrative	<u>16,817</u>	<u>198,625</u>	<u>223,040</u>	89%
Water management				
Contractual services	32,476	194,558	197,100	99%
NPDES permit	1,077	17,257	13,797	125%
Aquascaping	11,751	11,751	19,710	60%
Aeration	-	29,466	49,275	60%
Aeration operating supplies	3,089	24,755	16,425	151%
Culvert cleaning	-	-	3,285	0%
Capital outlay	25,271	50,543	65,700	77%
Boundary exotic removal	-	3,280	9,855	33%
Miscellaneous	58	58	1,971	3%
Total water management	<u>73,722</u>	<u>331,668</u>	<u>377,118</u>	88%

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED SEPTEMBER 30, 2015**

	Current Month	Year to Date	Budget	% of Budget
Lighting services				
Contractual services	2,196	12,024	7,884	153%
Electricity	3,958	24,156	20,367	119%
Miscellaneous	98	1,175	1,643	72%
Total lighting services	<u>6,252</u>	<u>37,355</u>	<u>29,894</u>	125%
Maintenance				
Railroad crossing lease	-	-	8,810	0%
Total maintenance	<u>-</u>	<u>-</u>	<u>8,810</u>	0%
Coconut Rd. & Three Oaks Parkway				
Pine straw/soil/sand	-	24,329	39,420	62%
Plant replacement supplies	15,052	36,277	42,705	85%
Maintenance supplies	-	657	986	67%
Electricity	60	374	493	76%
Irrigation water	10,254	88,952	52,560	169%
Electric - 41 entry feature/irrigation	1,243	7,522	6,570	114%
Contract services	4,365	5,878	3,285	179%
Irrigation repairs	286	11,300	4,928	229%
Landscape maintenance contract	16,559	282,961	315,360	90%
Vehicle	-	-	329	0%
Lighting supplies	-	-	493	0%
Total Coconut Rd. & Three Oaks Parkway	<u>47,819</u>	<u>458,250</u>	<u>467,129</u>	98%
Coconut Road Park				
Loan repayment	-	132,425	133,990	99%
Operation and maintenance	7,708	105,373	101,089	104%
Capital outlay - lighting	-	-	9,855	0%
Total parks and recreation	<u>7,708</u>	<u>237,798</u>	<u>244,934</u>	97%
Other fees & charges				
Property appraiser	-	2,336	2,711	86%
Tax collector	-	2,140	3,502	61%
Total other fees & charges	<u>-</u>	<u>4,476</u>	<u>6,213</u>	72%
Total expenditures	<u>152,318</u>	<u>1,268,172</u>	<u>1,357,138</u>	93%
Excess/(deficiency) of revenues over/(under) expenditures	(76,160)	19,401	(64,999)	
Fund balances - beginning	735,041	639,480	638,606	
Fund balances - ending	<u>\$ 658,881</u>	<u>\$ 658,881</u>	<u>\$ 573,607</u>	

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GENERAL FUND
SEPTEMBER 30, 2015**

	Balance
ASSETS	
Cash - SunTrust	\$ 233,876
Community Bank of Broward: NOW Account	3
Federated *	235,110
Accounts receivable	5,466
Prepaid expenses	4,723
Total assets	\$ 479,178
 LIABILITES & FUND BALANCES	
Liabilities:	
Accounts payable	\$ 35,776
Total liabilities	35,776
 DEFERRED INFLOWS OF RESOURCES	
Deferred receipts	5,466
Total deferred inflows of resources	5,466
 Fund balances:	
Unassigned	437,936
Total fund balances	437,936
Total liabilities, deferred inflows of resources and fund balances	\$ 479,178

* These accounts are unreconciled as the related statements were not received by the agenda ship date.

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED SEPTEMBER 30, 2015**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy	\$ -	\$ 632,675	\$ 628,762	101%
Commons Club - share maint cost	39,723	39,723	40,166	99%
Coconut Road - cost sharing (mall contribution)	-	-	4,459	0%
Interest & miscellaneous	5	320	1,201	27%
Total revenues	<u>39,728</u>	<u>672,718</u>	<u>674,588</u>	100%
EXPENDITURES				
Administrative				
Supervisors	-	3,545	7,375	48%
Management	2,616	31,393	31,393	100%
Accounting	1,088	13,060	13,060	100%
Audit	-	6,510	6,517	100%
Legal	278	2,406	3,430	70%
Field management	1,246	14,947	14,947	100%
Engineering	1,997	4,520	10,290	44%
Trustee	1,183	5,160	4,425	117%
Dissemination agent	57	686	686	100%
Arbitrage rebate calculation	-	-	2,058	0%
Assessment roll preparation	-	12,862	12,863	100%
Telephone	30	355	355	100%
Postage	34	223	343	65%
Insurance	-	4,689	4,266	110%
Printing and binding	65	781	781	100%
Legal advertising	-	455	858	53%
Contingencies	191	909	960	95%
Annual district filing fee	-	120	120	100%
Communication	-	1,098	1,715	64%
Total administrative	<u>8,785</u>	<u>103,719</u>	<u>116,442</u>	89%
Water management				
Contractual services	17,468	102,086	102,900	99%
NPDES permit	562	9,009	7,203	125%
Aquascaping	6,135	6,135	10,290	60%
Aeration	-	-	25,725	0%
Aeration operating supplies	1,099	29,895	8,575	349%
Culvert cleaning	-	-	1,715	0%
Capital outlay	13,194	26,387	34,300	77%
Boundary exotic removal	-	1,712	5,145	33%
Miscellaneous	30	30	1,029	3%
Total water management	<u>38,488</u>	<u>175,254</u>	<u>196,882</u>	89%

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED SEPTEMBER 30, 2015**

	Current Month	Year to Date	Budget	% of Budget
Lighting services				
Contractual services	1,147	6,278	4,116	153%
Electricity	2,066	10,510	10,633	99%
Miscellaneous	51	613	858	71%
Total lighting services	<u>3,264</u>	<u>17,401</u>	<u>15,607</u>	111%
Maintenance				
Railroad crossing lease	-	-	4,600	0%
Total maintenance	<u>-</u>	<u>-</u>	<u>4,600</u>	0%
Coconut Rd. & Three Oaks Parkway				
Pine straw/soil/sand	-	12,702	20,580	62%
Plant replacement supplies	7,858	18,743	22,295	84%
Maintenance supplies	-	343	515	67%
Electricity	31	195	257	76%
Irrigation water	5,354	46,439	27,440	169%
Electric - 41 entry feature/irrigation	649	3,927	3,430	114%
Contract services	2,279	4,031	1,715	235%
Irrigation repairs	149	5,899	2,573	229%
Landscape maintenance contract	8,645	147,922	164,640	90%
Vehicle	-	-	172	0%
Lighting supplies	-	-	257	0%
Total Coconut Rd. & Three Oaks Parkway	<u>24,965</u>	<u>240,201</u>	<u>243,874</u>	98%
Coconut Road Park				
Loan repayment	-	69,135	69,025	100%
Operation and maintenance	4,024	54,050	52,775	102%
Capital outlay - lighting	-	-	5,145	0%
Total parks and recreation	<u>4,024</u>	<u>123,185</u>	<u>126,945</u>	97%
Other fees & charges				
Property appraiser	-	1,219	1,416	86%
Tax collector	-	1,117	1,829	61%
Total other fees & charges	<u>-</u>	<u>2,336</u>	<u>3,245</u>	72%
Total expenditures	<u>79,526</u>	<u>662,096</u>	<u>707,595</u>	94%
Excess/(deficiency) of revenues over/(under) expenditures	(39,798)	10,622	(33,007)	
Fund balances - beginning	477,734	427,314	425,440	
Fund balances - ending	<u>\$ 437,936</u>	<u>\$ 437,936</u>	<u>\$ 392,433</u>	

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
DEBT SERVICE FUND SERIES 2001
SEPTEMBER 30, 2015**

	Balance
ASSETS	
Investments:	
Revenue	\$ 43,745
Reserve	91,836
Prepayment	3,047
Total assets	\$ 138,628
 LIABILITIES & FUND BALANCES	
Total liabilities	-
Fund balances:	
Reserved for:	
Debt service	138,628
Total fund balances	138,628
Total liabilities & fund balances	\$ 138,628

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2001
FOR THE PERIOD ENDED SEPTEMBER 30, 2015**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Special assessment: on-roll	\$ -	\$ 113,686	\$ 113,433	100%
Interest	-	9	-	N/A
Total revenues	<u>-</u>	<u>113,695</u>	<u>113,433</u>	100%
EXPENDITURES				
Debt service				
Principal	-	35,000	35,000	100%
Interest	-	78,433	78,433	100%
Total debt service	<u>-</u>	<u>113,433</u>	<u>113,433</u>	100%
Excess/(deficiency) of revenues over/(under) expenditures	-	262	-	
Fund balances - beginning	<u>138,628</u>	<u>138,366</u>	<u>137,941</u>	
Fund balances - ending	<u><u>\$ 138,628</u></u>	<u><u>\$ 138,628</u></u>	<u><u>\$ 137,941</u></u>	

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
DEBT SERVICE FUND SERIES 2006
SEPTEMBER 30, 2015**

	Balance
ASSETS	
Investments:	
Revenue	\$ 364,358
Total assets	\$ 364,358
 LIABILITIES & FUND BALANCES	
Total liabilities	-
Fund balances:	
Reserved for:	
Debt service	364,358
Total fund balances	364,358
Total liabilities & fund balances	\$ 364,358

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2006
FOR THE PERIOD ENDED SEPTEMBER 30, 2015**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
REVENUES				
Special assessment: on-roll	\$ -	\$ 1,203,903	\$ 1,203,275	100%
Miscellaneous income	-	225	-	N/A
Interest	2	34	-	N/A
Total revenues	<u>2</u>	<u>1,204,162</u>	<u>1,203,275</u>	100%
EXPENDITURES				
Debt service				
Principal	-	965,000	965,000	100%
Principal prepayments	-	10,000	-	N/A
Interest	-	238,275	238,275	100%
Total expenditures	<u>-</u>	<u>1,213,275</u>	<u>1,203,275</u>	101%
Excess/(deficiency) of revenues over/(under) expenditures	2	(9,113)	-	
Fund balances - beginning	364,356	373,471	361,832	
Fund balances - ending	<u>\$ 364,358</u>	<u>\$ 364,358</u>	<u>\$ 361,832</u>	

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
DEBT SERVICE FUND SERIES 2003
SEPTEMBER 30, 2015**

	Balance
ASSETS	
Investments:	
Revenue	\$ 49,732
Reserve	100,907
Prepayment	2,846
Total assets	\$ 153,485
 LIABILITIES & FUND BALANCES	
Total liabilities	-
Fund balances:	
Reserved for:	
Debt service	153,485
Total fund balances	153,485
 Total liabilities & fund balances	\$ 153,485

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2003
FOR THE PERIOD ENDED SEPTEMBER 30, 2015**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Special assessment: on-roll	\$ -	\$ 117,378	\$ 117,075	100%
Interest	-	9	-	N/A
Total revenues	<u>-</u>	<u>117,387</u>	<u>117,075</u>	100%
EXPENDITURES				
Debt service				
Principal	-	35,000	35,000	100%
Interest	-	82,075	82,075	100%
Total debt service	<u>-</u>	<u>117,075</u>	<u>117,075</u>	100%
Excess/(deficiency) of revenues over/(under) expenditures	-	312	-	
Fund balances - beginning	153,485	153,173	152,694	
Fund balances - ending	<u>\$ 153,485</u>	<u>\$ 153,485</u>	<u>\$ 152,694</u>	

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
DEBT SERVICE FUND SERIES 2006
SEPTEMBER 30, 2015**

	Balance
ASSETS	
Investments:	
Revenue	\$ 553,856
Prepayment	13,720
Total assets	\$ 567,576
 LIABILITIES & FUND BALANCES	
Total liabilities	-
 Fund balances:	
Reserved for:	
Debt service	567,576
Total fund balances	567,576
Total liabilities & fund balances	\$ 567,576

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2006
FOR THE PERIOD ENDED SEPTEMBER 30, 2015**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
REVENUES				
Special assessment: on-roll	\$ -	\$ 1,194,964	\$ 1,191,075	100%
Interest	2	39	-	N/A
Assessment prepayments	-	13,720	-	N/A
Total revenues	<u>2</u>	<u>1,208,723</u>	<u>1,191,075</u>	101%
EXPENDITURES				
Debt service				
Principal	-	555,000	555,000	100%
Interest	-	636,075	636,075	100%
Total expenditures	<u>-</u>	<u>1,191,075</u>	<u>1,191,075</u>	100%
Excess/(deficiency) of revenues over/(under) expenditures	2	17,648	-	
Fund balances - beginning	<u>567,574</u>	<u>549,928</u>	<u>546,092</u>	
Fund balances - ending	<u>\$ 567,576</u>	<u>\$ 567,576</u>	<u>\$ 546,092</u>	

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2001
\$1,555,000
AMORTIZATION SCHEDULE**

Date	Principal	Int. Rate	Interest	Total P+I
11/01/2011	-	-	42,983.75	42,983.75
05/01/2012	30,000.00	6.850%	42,983.75	72,983.75
11/01/2012	-	-	41,956.25	41,956.25
05/01/2013	30,000.00	6.850%	41,956.25	71,956.25
11/01/2013	-	-	40,928.75	40,928.75
05/01/2014	35,000.00	6.850%	40,928.75	75,928.75
11/01/2014	-	-	39,730.00	39,730.00
05/01/2015	35,000.00	6.850%	39,730.00	74,730.00
11/01/2015	-	-	38,531.25	38,531.25
05/01/2016	40,000.00	6.850%	38,531.25	78,531.25
11/01/2016	-	-	37,161.25	37,161.25
05/01/2017	45,000.00	6.850%	37,161.25	82,161.25
11/01/2017	-	-	35,620.00	35,620.00
05/01/2018	45,000.00	6.850%	35,620.00	80,620.00
11/01/2018	-	-	34,078.75	34,078.75
05/01/2019	50,000.00	6.850%	34,078.75	84,078.75
11/01/2019	-	-	32,366.25	32,366.25
05/01/2020	55,000.00	6.850%	32,366.25	87,366.25
11/01/2020	-	-	30,482.50	30,482.50
05/01/2021	55,000.00	6.850%	30,482.50	85,482.50
11/01/2021	-	-	28,598.75	28,598.75
05/01/2022	60,000.00	6.850%	28,598.75	88,598.75
11/01/2022	-	-	26,543.75	26,543.75
05/01/2023	65,000.00	6.850%	26,543.75	91,543.75
11/01/2023	-	-	24,317.50	24,317.50
05/01/2024	70,000.00	6.850%	24,317.50	94,317.50
11/01/2024	-	-	21,920.00	21,920.00
05/01/2025	75,000.00	6.850%	21,920.00	96,920.00

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2001
\$1,555,000
AMORTIZATION SCHEDULE (CONTINUED)**

Date	Principal	Int. Rate	Interest	Total P+I
11/01/2025	-	-	19,351.25	19,351.25
05/01/2026	80,000.00	6.850%	19,351.25	99,351.25
11/01/2026	-	-	16,611.25	16,611.25
05/01/2027	85,000.00	6.850%	16,611.25	101,611.25
11/01/2027	-	-	13,700.00	13,700.00
05/01/2028	90,000.00	6.850%	13,700.00	103,700.00
11/01/2028	-	-	10,617.50	10,617.50
05/01/2029	95,000.00	6.850%	10,617.50	105,617.50
11/01/2029	-	-	7,363.75	7,363.75
05/01/2030	105,000.00	6.850%	7,363.75	112,363.75
11/01/2030	-	-	3,767.50	3,767.50
05/01/2031	110,000.00	6.850%	3,767.50	113,767.50
Total	<u>\$ 1,255,000.00</u>		<u>\$ 1,093,260.00</u>	<u>\$ 2,348,260.00</u>

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2006 A-2
\$8,000,000
AMORTIZATION SCHEDULE**

Date	Principal	Int. Rate	Interest	Total P+i
11/01/2011	\$ -	-	\$ 179,212.50	\$ 179,212.50
05/01/2012	845,000.00	4.500%	179,212.50	1,024,212.50
11/01/2012	-	-	160,200.00	160,200.00
05/01/2013	885,000.00	4.500%	160,200.00	1,045,200.00
11/01/2013	-	-	140,287.50	140,287.50
05/01/2014	925,000.00	4.500%	140,287.50	1,065,287.50
11/01/2014	-	-	119,475.00	119,475.00
05/01/2015	970,000.00	4.500%	119,475.00	1,089,475.00
11/01/2015	-	-	97,650.00	97,650.00
05/01/2016	1,010,000.00	4.500%	97,650.00	1,107,650.00
11/01/2016	-	-	74,925.00	74,925.00
05/01/2017	1,060,000.00	4.500%	74,925.00	1,134,925.00
11/01/2017	-	-	51,075.00	51,075.00
05/01/2018	1,110,000.00	4.500%	51,075.00	1,161,075.00
11/01/2018	-	-	26,100.00	26,100.00
05/01/2019	1,160,000.00	4.500%	26,100.00	1,186,100.00
Total	<u>\$ 7,965,000.00</u>		<u>\$ 1,697,850.00</u>	<u>\$ 9,662,850.00</u>

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2003 A
\$1,645,000
AMORTIZATION SCHEDULE**

Date	Principal	Int. Rate	Interest	Total P+i
11/01/2011	-	-	44,406.25	44,406.25
05/01/2012	30,000.00	6.125%	44,406.25	74,406.25
11/01/2012	-	-	43,487.50	43,487.50
05/01/2013	30,000.00	6.125%	43,487.50	73,487.50
11/01/2013	-	-	42,568.75	42,568.75
05/01/2014	35,000.00	6.125%	42,568.75	77,568.75
11/01/2014	-	-	41,496.88	41,496.88
05/01/2015	35,000.00	6.125%	41,496.88	76,496.88
11/01/2015	-	-	40,425.00	40,425.00
05/01/2016	40,000.00	6.125%	40,425.00	80,425.00
11/01/2016	-	-	39,200.00	39,200.00
05/01/2017	40,000.00	6.125%	39,200.00	79,200.00
11/01/2017	-	-	37,975.00	37,975.00
05/01/2018	40,000.00	6.125%	37,975.00	77,975.00
11/01/2018	-	-	36,750.00	36,750.00
05/01/2019	45,000.00	6.125%	36,750.00	81,750.00
11/01/2019	-	-	35,371.88	35,371.88
05/01/2020	50,000.00	6.125%	35,371.88	85,371.88
11/01/2020	-	-	33,840.63	33,840.63
05/01/2021	50,000.00	6.125%	33,840.63	83,840.63
11/01/2021	-	-	32,309.38	32,309.38
05/01/2022	55,000.00	6.125%	32,309.38	87,309.38
11/01/2022	-	-	30,625.00	30,625.00
05/01/2023	60,000.00	6.125%	30,625.00	90,625.00
11/01/2023	-	-	28,787.50	28,787.50
05/01/2024	60,000.00	6.125%	28,787.50	88,787.50
11/01/2024	-	-	26,950.00	26,950.00
05/01/2025	65,000.00	6.125%	26,950.00	91,950.00
11/01/2025	-	-	24,959.38	24,959.38
05/01/2026	70,000.00	6.125%	24,959.38	94,959.38
11/01/2026	-	-	22,815.63	22,815.63
05/01/2027	75,000.00	6.125%	22,815.63	97,815.63
11/01/2027	-	-	20,518.75	20,518.75
05/01/2028	80,000.00	6.125%	20,518.75	100,518.75
11/01/2028	-	-	18,068.75	18,068.75
05/01/2029	85,000.00	6.125%	18,068.75	103,068.75

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2003 A
\$1,645,000
AMORTIZATION SCHEDULE (CONTINUED)**

Date	Principal	Int. Rate	Interest	Total P+I
11/01/2029	-	-	15,465.63	15,465.63
05/01/2030	90,000.00	6.125%	15,465.63	105,465.63
11/01/2030	-	-	12,709.38	12,709.38
05/01/2031	95,000.00	6.125%	12,709.38	107,709.38
11/01/2031	-	-	9,800.00	9,800.00
05/01/2032	100,000.00	6.125%	9,800.00	109,800.00
11/01/2032	-	-	6,737.50	6,737.50
05/01/2033	105,000.00	6.125%	6,737.50	111,737.50
11/01/2033	-	-	3,521.88	3,521.88
05/01/2034	115,000.00	6.125%	3,521.88	118,521.88
Total	<u>\$ 1,450,000.00</u>		<u>\$ 1,297,581.34</u>	<u>\$ 2,747,581.34</u>

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2006 - A - 1
\$4,875,000
AMORTIZATION SCHEDULE**

Date	Principal	Int. Rate	Interest	Total P+I
11/01/2011	-	-	53,096.25	53,096.25
05/01/2012	495,000.00	3.750%	53,096.25	548,096.25
11/01/2012	-	-	43,815.00	43,815.00
05/01/2013	510,000.00	3.800%	43,815.00	553,815.00
11/01/2013	-	-	34,125.00	34,125.00
05/01/2014	535,000.00	4.000%	34,125.00	569,125.00
11/01/2014	-	-	23,425.00	23,425.00
05/01/2015	555,000.00	4.000%	23,425.00	578,425.00
11/01/2015	-	-	12,325.00	12,325.00
05/01/2016	580,000.00	4.250%	12,325.00	592,325.00
Total	<u>\$ 2,675,000.00</u>		<u>\$333,572.50</u>	<u>\$ 3,008,572.50</u>

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2006 - A - 2
\$6,595,000
AMORTIZATION SCHEDULE**

Date	Principal	Int. Rate	Interest	Total P+i
11/01/2011	\$ -	-	\$ 151,815.63	\$ 151,815.63
05/01/2012	-	-	151,815.63	151,815.63
11/01/2012	-	-	151,815.63	151,815.63
05/01/2013	-	-	151,815.63	151,815.63
11/01/2013	-	-	151,815.63	151,815.63
05/01/2014	-	-	151,815.63	151,815.63
11/01/2014	-	-	151,815.63	151,815.63
05/01/2015	-	-	151,815.63	151,815.63
11/01/2015	-	-	151,815.63	151,815.63
05/01/2016	-	-	151,815.63	151,815.63
11/01/2016	-	-	151,815.63	151,815.63
05/01/2017	600,000.00	4.625%	151,815.63	751,815.63
11/01/2017	-	-	137,940.63	137,940.63
05/01/2018	630,000.00	4.625%	137,940.63	767,940.63
11/01/2018	-	-	123,371.88	123,371.88
05/01/2019	660,000.00	4.625%	123,371.88	783,371.88
11/01/2019	-	-	108,109.38	108,109.38
05/01/2020	690,000.00	4.625%	108,109.38	798,109.38
11/01/2020	-	-	92,153.13	92,153.13
05/01/2021	725,000.00	4.625%	92,153.13	817,153.13
11/01/2021	-	-	75,387.50	75,387.50
05/01/2022	760,000.00	4.625%	75,387.50	835,387.50
11/01/2022	-	-	57,812.50	57,812.50
05/01/2023	795,000.00	4.625%	57,812.50	852,812.50
11/01/2023	-	-	39,428.13	39,428.13
05/01/2024	835,000.00	4.625%	39,428.13	874,428.13
11/01/2024	-	-	20,118.75	20,118.75
05/01/2025	870,000.00	4.625%	20,118.75	890,118.75
Total	<u>\$ 6,565,000.00</u>		<u>\$ 3,130,431.36</u>	<u>\$ 9,695,431.36</u>

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2006 - A - 3
\$6,195,000
AMORTIZATION SCHEDULE**

Date	Principal	Int. Rate	Interest	Total P+i
11/01/2011	\$ -	-	\$ 143,028.13	\$ 143,028.13
05/01/2012	-	-	143,028.13	143,028.13
11/01/2012	-	-	143,028.13	143,028.13
05/01/2013	-	-	143,028.13	143,028.13
11/01/2013	-	-	143,028.13	143,028.13
05/01/2014	-	-	143,028.13	143,028.13
11/01/2014	-	-	143,028.13	143,028.13
05/01/2015	-	-	143,028.13	143,028.13
11/01/2015	-	-	143,028.13	143,028.13
05/01/2016	-	-	143,028.13	143,028.13
11/01/2016	-	-	143,028.13	143,028.13
05/01/2017	-	-	143,028.13	143,028.13
11/01/2017	-	-	143,028.13	143,028.13
05/01/2018	-	-	143,028.13	143,028.13
11/01/2018	-	-	143,028.13	143,028.13
05/01/2019	-	-	143,028.13	143,028.13
11/01/2019	-	-	143,028.13	143,028.13
05/01/2020	-	-	143,028.13	143,028.13
11/01/2020	-	-	143,028.13	143,028.13
05/01/2021	-	-	143,028.13	143,028.13
11/01/2021	-	-	143,028.13	143,028.13
05/01/2022	-	-	143,028.13	143,028.13
11/01/2022	-	-	143,028.13	143,028.13
05/01/2023	-	-	143,028.13	143,028.13
11/01/2023	-	-	143,028.13	143,028.13
05/01/2024	-	-	143,028.13	143,028.13
11/01/2024	-	-	143,028.13	143,028.13
05/01/2025	-	-	143,028.13	143,028.13
11/01/2025	-	-	143,028.13	143,028.13
05/01/2026	915,000.00	4.625%	143,028.13	1,058,028.13
11/01/2026	-	-	121,868.75	121,868.75
05/01/2027	960,000.00	4.625%	121,868.75	1,081,868.75
11/01/2027	-	-	99,668.75	99,668.75
05/01/2028	1,005,000.00	4.625%	99,668.75	1,104,668.75
11/01/2028	-	-	76,428.13	76,428.13
05/01/2029	1,050,000.00	4.625%	76,428.13	1,126,428.13
11/01/2029	-	-	52,146.88	52,146.88
05/01/2030	1,100,000.00	4.625%	52,146.88	1,152,146.88
11/01/2030	-	-	26,709.38	26,709.38
05/01/2031	1,155,000.00	4.625%	26,709.38	1,181,709.38
Total	<u>\$ 6,185,000.00</u>	-	<u>\$ 5,044,487.68</u>	<u>\$ 11,229,487.68</u>