

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

April 22, 2020

**BOARD OF SUPERVISORS
JOINT TELEPHONIC PUBLIC
MEETING AGENDA**

Brooks of Bonita Springs & Brooks of Bonita Springs II
Community Development Districts
OFFICE OF THE DISTRICT MANAGER
2300 Glades Road, Suite 410W•Boca Raton, Florida 33431
Phone (561) 571-0010•Fax (561) 571-0013•Toll-free: (877) 276-0889

April 15, 2020

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:

The Boards of Supervisors of the Brooks of Bonita Springs & Brooks of Bonita Springs II Community Development Districts will hold a Joint Telephonic Public Meeting on April 22, 2020 at 1:00 p.m., at **1-888-354-009, CONFERENCE ID: 8593810** or by visiting the following link <https://us02web.zoom.us/j/89310472281> or by calling **1-929-205-6099**, followed by **MEETING NUMBER 893 1047 2281**. The agenda is as follows:

1. Call to Order/Roll Call
2. Consideration of Resolutions Acknowledging the COVID-19 State of Emergency and the Requirements for Social Distancing; Waiving all Procedural Rules of the District Requiring the Physical Presence of a Majority of the Board of Supervisors to Constitute a Quorum; Adopting an Emergency Procedural Rule for the Conduct of Meetings Using Communications Media Technology, Providing for the Termination of the Emergency Rules Upon Expiration of Executive Order 20-69; Providing for Severability and Providing an Effective Date
 - A. Resolution 2020-01, *Brooks of Bonita Springs Community Development District*
 - B. Resolution 2020-03, *Brooks of Bonita Springs II Community Development District*
3. Public Comments (*agenda items only*)

BROOKS OF BONITA SPRINGS II ITEMS

4. Administration of Oath of Office to Newly Appointed Supervisor, Thomas Brown (*the following will be provided in a separate package*)
 - A. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees
 - B. Membership, Obligations and Responsibilities

- C. Financial Disclosure Forms
 - I. Form 1: Statement of Financial Interests
 - II. Form 1X: Amendment to Form 1, Statement of Financial Interests
 - III. Form 1F: Final Statement of Financial Interests
- D. Form 8B – Memorandum of Voting Conflict

JOINT BOARD BUSINESS ITEMS

- 5. Landscape Report: GulfScapes
 - A. Discussion/Consideration: Master Landscape Plan
 - B. Meter Readings and Mainline Break Lists
- 6. Update: IDG Review of Water Usage Data
- 7. Update: Hurricane Irma Recovery - FEMA Reimbursement
- 8. Consideration of Resolutions Approving the Districts' Proposed Budgets for Fiscal Year 2020/2021 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; and Providing an Effective Date
 - A. Resolution 2020-02, *Brooks of Bonita Springs Community Development District*
 - B. Resolution 2020-04, *Brooks of Bonita Springs II Community Development District*
- 9. Consideration of Resolutions Implementing Section 190.006(3), Florida Statutes, and Requesting that the Lee County Supervisor of Elections Begin Conducting the Districts' General Elections; Providing for Compensation; Setting for the Terms of Office; Authorizing Notice of the Qualifying Period; and Providing for Severability and an Effective Date
 - A. Resolution 2020-03, *Brooks of Bonita Springs Community Development District*
 - B. Resolution 2020-05, *Brooks of Bonita Springs II Community Development District*
- 10. Consideration of Resolutions Adopting an Internal Controls Policy Consistent with Section 218.33, Florida Statutes; Providing an Effective Date
 - A. Resolution 2020-04, *Brooks of Bonita Springs Community Development District*
 - B. Resolution 2020-06, *Brooks of Bonita Springs II Community Development District*
- 11. Consideration of Line of Sight Analysis

12. Update: Estero Parkway vs. Coconut Road
13. Update: Location for July 22 and August 26 Joint Meetings
14. Ratification of Consent to Use District Property Agreement: Lake 4, Shadow Wood at the Brooks, Unit 1
15. Acceptance of Unaudited Financial Statements as of March 31, 2020
16. Approval of January 22, 2020 Joint Regular Meeting Minutes
17. Staff Reports
 - A. District Counsel: *Dan Cox, Esquire*
 - Consideration of Daniel H Cox, P.A., Amendment to Engagement as Counsel
 - B. District Engineer: *Johnson Engineering, Inc.*
 - C. Operations: *Wrathell, Hunt and Associates, LLC*
 - I. Landscape Maintenance Activities
 - II. Lake Maintenance Activities
 - III. 2020 Drainage Inspections: Lighthouse Bay and Spring Run
 - D. District Manager: *Wrathell, Hunt and Associates, LLC*
 - I. Registered Voters in Districts as of April 15, 2020
 - Brooks of Bonita Springs: 2,195
 - Brooks of Bonita Springs II: 1,410
 - II. NEXT MEETING DATE: July 22, 2020 at 1:00 P.M.
 - QUORUM CHECK – BROOKS OF BONITA SPRINGS

James Merritt	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE
Jim Ward	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE
Sandra Varnum	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE
Phil Douglas	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE
Rollin Crawford	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE

• QUORUM CHECK – BROOKS OF BONITA SPRINGS II

Joseph Bartoletti	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE
Thomas Brown	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE
Ray Pierce	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE
Jack Meeker	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE
Ken D. Gould	<input type="checkbox"/> YES	<input type="checkbox"/> NO	<input type="checkbox"/> PHONE

18. Supervisors’ Requests

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

20. Adjournment

“Further, please be advised that the Florida Governor’s Office has declared a state of emergency due to the Coronavirus (COVID-19). As reported by the Center for Disease Control and World Health Organization, COVID-19 can spread from person-to-person through small droplets from the nose or mouth, including when an individual coughs or sneezes. These droplets may land on objects and surfaces. Other people may contract COVID-19 by touching these objects or surfaces, then touching their eyes, nose or mouth. Therefore, merely cleaning facilities, while extremely important and vital in this crisis, may not be enough to stop the spread of this virus.

“That said, the District wants to encourage public participation in a safe and efficient manner. Toward that end, anyone wishing to listen and participate in the meeting can dial in at **1-888-354-0094, Conference ID: 8593810** or by visiting <https://us02web.zoom.us/j/89310472281> or by calling **1-929-205-6099**, followed by **MEETING NUMBER 893 1047 2281**. Additionally, participants are encouraged to submit questions and comments to the District’s manager at adamsc@whhassociates.com.

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

Sincerely,

Chesley E. Adams, Jr.
 District Manager

<p>OPTIONS FOR MEETING PARTICIPATION</p> <p>CALL IN NUMBER: 1-888-354-0094 CONFERENCE ID: 8593810</p> <p>OR</p> <p>https://us02web.zoom.us/j/89310472281</p> <p>OR</p> <p>CALL IN NUMBER: 1-929-205-6099 MEETING NUMBER: 893 1047 2281</p>

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

2A

RESOLUTION 2020-01

A RESOLUTION OF THE BROOKS OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT AND BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICT ACKNOWLEDGING THE COVID-19 STATE OF EMERGENCY AND THE REQUIREMENTS FOR SOCIAL DISTANCING; WAIVING ALL PROCEDURAL RULES OF THE DISTRICT REQUIRING THE PHYSICAL PRESENCE OF A MAJORITY OF THE BOARD OF SUPERVISORS TO CONSTITUTE A QUORUM; ADOPTING AN EMERGENCY PROCEDURAL RULE FOR THE CONDUCT OF MEETINGS USING COMMUNICATIONS MEDIA TECHNOLOGY, PROVIDING FOR THE TERMINATION OF THE EMERGENCY RULES UPON EXPIRATION OF EXECUTIVE ORDER 20-69; PROVIDING FOR SEVERABILITY AND PROVIDING AN EFFECTIVE DATE.

RECITALS

- A. On March 1, 2020, the Governor issued Executive Order 20-51 directing the Florida Department of Health to issue a Public Health Emergency as a result of COVID-19; and
- B. On March 1, 2020, the State Surgeon General and State Health Officer declared a Public Health Emergency exists in the State of Florida as a result of COVID-19; and
- C. On March 9, 2020, the Governor issued Executive Order 20-52 declaring a state of emergency for the entire State of Florida as a result of COVID-19; and
- D. On March 16, 2020, the President and the Centers for Disease Control and Prevention issued guidance advising individuals to adopt far-reaching social distancing measures such as working from home and avoiding gatherings of more than ten people; and
- E. On March 20, 2020, the Governor issued Executive Order 20-69 suspending any Florida Statute that requires a quorum to be present in person or requires a local government body to meet at a specific public place and allowing local government bodies to utilize communications media technology such as telephonic and video conferencing as provided in Section 120.54(5)(b)2, Florida Statutes; and
- F. Executive Order 20-69 does not waive any other requirement under the Florida Constitution and Florida's "Government in the Sunshine" laws, including Chapter 286, Florida Statutes; and
- G. On March 24, 2020, the Governor issued Executive Order 20-83 directing all persons to avoid social and recreational gatherings of ten persons or more, and

- H. On March 27, 2020, the Governor issued Executive Order 20-86 requiring persons who travel to Florida from areas of the country heavily impacted by COVID-19 to self-quarantine for fourteen days or the duration of their trip, whichever is shorter; and
- I. On March 27, 2020, the Governor issued Executive Order 20-87 suspending vacation rental operations for fourteen days; and
- J. On April 1, 2020, the Governor issued Executive Order 20-91 limiting personal movement and interactions outside the home to those necessary to provide essential services or conduct essential activities.
- K. The limitation on outside the home activities and other requirements of these Executive Orders have had and will cause further adverse fiscal impact the operation of the golf course owned by the Districts adversely impacted the health, safety or welfare of the residents of the Districts.

NOW THEREFORE, IN CONSIDERATION OF THE RECITALS ABOVE WHICH ARE HEREBY FOUND TO BE TRUE AND TO NECESSITATE EMERGENCY ACTION BY THE BOARDS OF SUPERVISORS TO ADDRESS THE ADVERSE IMPACTS TO THE OPERATION OF THE GOLF COURSE AND ON THE WELFARE OF THE RESIDENTS OF THE COMMUNITY, THE BOARDS OF SUPERVISORS RESOLVE:

- 1. The fiscal impacts on the golf course and resulting risk to the welfare and safety of the community necessitate that the Boards of Supervisors conduct meetings using communication media technology.
- 2. The meetings will be conducted by teleconference at a number provided by the District Manager, together with the access code for the meeting, on the agenda for the meeting.
- 3. Any provisions of the Districts' Rules of Procedure which require a quorum physically present at any specific location are hereby suspended until the end of all social distancing requirements and prohibitions on public gatherings.
- 4. Members of the public are welcome to attend the teleconference.
- 5. To facilitate orderly conduct of the meetings and the preservation of a clear record, the meeting will be conducted by the District Manager using the following procedure:
 - A. The District Manager will call the meeting to order and take roll call of the Supervisors and staff present by phone.
 - B. The District Manager will ask if members of the public who are present by phone to identify themselves and any agenda item they wish to speak on or if they have non-agenda items to discuss.

- C. Any person who is not identified to speak at that time will place their phones on mute until it is their opportunity to speak.
 - D. Once all members of the public have identified themselves, the District Manager will read the agenda item and read any public comments that it has received prior to the meeting.
 - E. The District Manager will ask each Supervisor for their comments on the item.
 - F. Once all discussion between the Supervisors has ended, the District Manager will ask staff if they have comments.
 - G. After all staff comments have ended, the District Manager will call on any member of the public that asked to comment on that agenda item.
 - H. The District Manager will then ask each Supervisor if they have additional comments.
 - I. If necessary, a vote on that agenda item will be taken.
 - J. Upon conclusion of all agenda items, the District Manager will solicit Supervisor comments on non-agenda items.
 - K. The District Manager will call on any member of the public who had comments on non-agenda items.
- 6. These procedures and the conduct of meetings using Communications Media Technology will automatically terminate upon the expiration of Executive Order 20-69.
 - 7. If any provision of this Resolution is found to be invalid it shall be stricken herefrom without affecting the validity of any other provision.
 - 8. This Resolution is effective upon adoption.

So resolved on April 22, 2020.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

ATTEST

**BOARD OF SUPERVISORS
BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT
DISTRICT**

Chesley E. Adams, Jr., Secretary

James Merritt, Chair

ATTEST

**BOARD OF SUPERVISORS
BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT
DISTRICT**

Chesley E. Adams, Jr., Secretary

Joseph Bartoletti, Chair

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

2B

RESOLUTION 2020-03

A RESOLUTION OF THE BROOKS OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT AND BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICT ACKNOWLEDGING THE COVID-19 STATE OF EMERGENCY AND THE REQUIREMENTS FOR SOCIAL DISTANCING; WAIVING ALL PROCEDURAL RULES OF THE DISTRICT REQUIRING THE PHYSICAL PRESENCE OF A MAJORITY OF THE BOARD OF SUPERVISORS TO CONSTITUTE A QUORUM; ADOPTING AN EMERGENCY PROCEDURAL RULE FOR THE CONDUCT OF MEETINGS USING COMMUNICATIONS MEDIA TECHNOLOGY, PROVIDING FOR THE TERMINATION OF THE EMERGENCY RULES UPON EXPIRATION OF EXECUTIVE ORDER 20-69; PROVIDING FOR SEVERABILITY AND PROVIDING AN EFFECTIVE DATE.

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ATTEST

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BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT
DISTRICT**

Chesley E. Adams, Jr., Secretary

Joseph Bartoletti, Chair

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

5A

GulfScapes

Landscape Management Services

Proposal

PO Box 8122
 Naples, FL
 Phone 239-455-4911 Fax 239-791-1264
 www.gulfscapeslandscape.com

DATE: April 14, 2020

RE: Clock 1
 Landscape Install.
 Railroad Tracks
 East on Coconut
 Rd to Spring Run
 Entrance.

Proposed to:

The Brooks
 C/o Wrathell, Hart, Hunt and Associations, LLC
 9220 Bonita Beach Road, Suite #214
 Bonita Springs, FL 34135

DESCRIPTION	AMOUNT
Provide labor and materials to complete the following:	
<u>North Roadside:</u>	
<u>Area 1:</u>	
- Remove the following plant material: Pittosporum, Vibernum and grade.	\$ 221.00
- Install 4 - 15 gallon Awabuki @ \$130.00 ea.	520.00
- Install 12 - 7 gallon Clusia @ \$45.00 ea.	540.00
- Install 151 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,812.00
- Install 86 - 3 gallon Muhly Grass @ \$12.00 ea.	1,032.00
- Install 500 sqft of Floratam Sod to limit bed size.	825.00
<u>Area 2:</u>	
- Remove the following plant material: Plumbago, Dwarf Bougainvillea and grade.	\$ 590.00
- Install 38 - 7 gallon Clusia @ \$45.00 ea.	1,710.00
- Install 12 - 7 gallon Pink Oliander @ \$45.00 ea.	540.00
- Install 58 - 3 gallon Variegated Arboricola @ \$12.00 ea.	696.00
- Install 75 - 3 gallon Firebush @ \$12.00 ea.	900.00
- Install 125 - 3 gallon Downy Jasmine @ \$12.00 ea.	1,500.00
<u>Area 3:</u>	
- Install 18 - 7 gallon Clusia @ \$45.00 ea.	810.00
- Install 34 - 7 gallon White Oliander @ \$45.00 ea.	1,530.00
- Install 110 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	1,485.00
- Install 51 - 3 gallon Variegated Arboricola @ \$12.00 ea.	612.00
- Install 80 - 3 gallon Downy Jasmine @ \$12.00 ea.	960.00
<u>Area 4:</u>	
- Remove the following plant material: Dwarf Bougainvillea, Pittosporum, Thryallis and grade.	\$ 590.00
- Install 14 - 15 gallon Clusia @ \$130.00 ea.	1,820.00
- Install 75 - 7 gallon Cocoplum @ \$45.00 ea.	3,375.00
- Install 60 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	810.00
- Install 18 - 3 gallon White Fountain Grass @ \$12.00 ea.	216.00
- Install 2000 sqft of Floratam Sod to limit bed size.	3,300.00
<u>Area 5:</u>	
- Remove the following plant material: Fakahatchee Grass, Dwarf Bougainvillea and grade.	\$ 886.00
- Install 51 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	689.00
- Install 1800 sqft of Floratam Sod to limit bed size.	2,970.00
<u>Area 6:</u>	
- Remove the following plant material: Pittosporum, Plumbago and grade.	\$ 295.00
- Install 135 - 3 gallon Firebush @ \$12.00 ea.	1,620.00
- Install 1100 sqft of Floratam Sod to limit bed size.	1,815.00

Area 7:	
- Remove the following plant material: Fakahatchee Grass, Dwarf Bougainvillea and grade.	\$ 221.00
- Install 30 - 3 gallon Thryallis @ \$12.00 ea.	360.00
- Install 1500 sqft of Floratam Sod to limit bed size.	2,475.00
South Roadside:	
Area 8:	
- Remove the following plant material: Juniper, Dwarf Bougainvillea and grade.	\$ 221.00
- Install 15 - 3 gallon Star Jasmine @ \$12.00 ea.	180.00
- Install 38 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	513.00
- Install 36 - 3 gallon Muhly Grass @ \$12.00 ea.	432.00
- Install 250 sqft of Floratam Sod to limit bed size.	412.50
Area 9:	
- Remove the following plant material: Juniper and grade.	\$ 148.00
- Install 57 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	769.50
- Install 9 - 3 gallon Star Jasmine @ \$12.00 ea.	108.00
- Install 21 - 3 gallon Variegated Arboricola @ \$12.00 ea.	252.00
Area 10:	
- Remove the following plant material: Juniper, Star Jasmine, Pittosporum and grade.	\$ 1,328.00
- Install 201 - 7 gallon Clusia @ \$45.00 ea.	9,045.00
- Install 20 - 3 gallon Copperleaf @ \$12.00 ea.	240.00
- Install 56 - 3 gallon Variegated Arboricola @ \$12.00 ea.	672.00
- Install 50 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	675.00
- Install 40 - 3 gallon Muhly Grass @ \$12.00 ea.	480.00
- Install 150 - 3 gallon Downy Jasmine @ \$12.00 ea.	1,800.00
- Install 118 - 3 gallon Firebush @ \$12.00 ea.	1,416.00
- Install 2000 sqft of Floratam Sod to limit bed size.	3,300.00
Area 11:	
- Remove the following plant material: Jatropha, Star Jasmine, Pittosporum and grade.	\$ 443.00
- Install 5 - 7 gallon Clarodendrum @ \$45.00 ea.	225.00
- Install 137 - 3 gallon Downy Jasmine @ \$12.00 ea.	1,644.00
- Install 24 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	324.00
- Install 28 - 3 gallon Muhly Grass @ \$12.00 ea.	336.00
- Install 500 sqft of Floratam Sod to limit bed size.	825.00
Area 12:	
- Remove the following plant material: Thryallis, Star Jasmine, Pittosporum, Fakahatchee Grass and grade.	\$ 444.00
- Install 6 - 7 gallon Jatropha @ \$45.00 ea.	270.00
- Install 12 - 3 gallon Star Jasmine @ \$12.00 ea.	144.00
- Install 131 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,572.00
- Install 28 - 3 gallon Muhly Grass @ \$12.00 ea.	336.00
- Install 1000 sqft of Floratam Sod to limit bed size.	1,650.00
TOTAL	\$ 67,930.00

Submitted By: Blake Grimes

Approved By: _____

If you have any questions or need additional information concerning this proposal, please contact M: at 239-455-4911 or mgrimes@gulfscapeslandscape.com. Please fax approved proposal to 239-791-

GulfScapes

Landscape Management Services

Proposal

PO Box 8122
 Naples, FL
 Phone 239-455-4911 Fax 239-791-1264
 www.gulfscapeslandscape.com

DATE: April 14, 2020

RE: Clock 2
 Landscape Install.
 Spring run
 Entrance East on
 Coconut Rd to
 Enrichment
 Center.

Proposed to:

The Brooks
 C/o Wrathell, Hart, Hunt and Associations, LLC
 9220 Bonita Beach Road, Suite #214
 Bonita Springs, FL 34135

DESCRIPTION	AMOUNT
Provide labor and materials to complete the following:	
<u>North Roadside:</u>	
<u>Area 1:</u>	
- Remove the following plant material: Pittosporum, Thryallis, Dwarf Bougainvillea and grade.	\$ 1,107.00
- Install 19 - 7 gallon Cocoplum @ \$45.00 ea.	855.00
- Install 100 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,200.00
- Install 120 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	1,620.00
- Install 123 - 3 gallon Muhly Grass @ \$12.00 ea.	1,476.00
- Install 3100 sqft of Floratam Sod to limit bed size.	5,115.00
<u>Area 2:</u>	
- Remove the following plant material: Fakahatchee Grass and grade.	\$ 886.00
- Install 95 - 3 gallon Muhly Grass @ \$12.00 ea.	1,140.00
- Install 72 - 3 gallon Variegated Arboricola @ \$12.00 ea.	864.00
- Install 75 - 3 gallon White Fountain Grass @ \$12.00 ea.	900.00
- Install 1800 sqft of Floratam Sod to limit bed size.	2,970.00
<u>Area 3:</u>	
- Remove the following plant material: Pittosporum and grade.	\$ 295.00
- Install 35 - 3 gallon White Fountain Grass @ \$12.00 ea.	420.00
- Install 11 - 7 gallon Pink Oliander @ \$45.00 ea.	495.00
- Install 30 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	405.00
- Install 117 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,404.00
- Install 23 - 3 gallon Fakahatchee Grass @ \$12.00 ea.	276.00

<u>South Roadside:</u>	
<u>Area 4:</u>	
- Remove the following plant material: Thryallis, Pittosporum, Fakahatchee Grass and grade.	\$ 443.00
- Install 27 - 3 gallon Plumbago @ \$12.00 ea.	324.00
- Install 128 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,536.00
- Install 113 - 3 gallon Muhly Grass @ \$12.00 ea.	1,356.00
- Install 15 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	202.50
- Install 3300 sqft of Floratam Sod to limit bed size.	5,445.00
<u>Area 5:</u>	
- Remove the following plant material: Fakahatchee Grass and grade.	\$ 1,107.00
- Install 32 - 3 gallon Muhly Grass @ \$12.00 ea.	384.00
- Install 96 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,152.00
- Install 170 - 3 gallon White Fountain Grass @ \$12.00 ea.	2,040.00
- Install 3800 sqft of Floratam Sod to limit bed size.	6,270.00
<u>Area 6:</u>	
- Remove the following plant material: Star Jasmine, Green Island Ficus, Fakahatchee Grass and grade.	\$ 664.00
- Install 14 - 3 gallon Green Island Ficus @ \$12.00 ea.	168.00
- Install 101 - 3 gallon Muhly Grass @ \$12.00 ea.	1,212.00
- Install 241 - 3 gallon Downy Jasmine @ \$12.00 ea.	2,892.00
- Install 57 - 3 gallon Variegated Arboricola @ \$12.00 ea.	684.00
- Install 55 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	742.50
- Install 48 - 3 gallon Plumbago @ \$12.00 ea.	576.00
- Install 42 - 3 gallon Firebush @ \$12.00 ea.	504
- Install 140 - 3 gallon Star Jasmine @ \$12.00 ea.	1680
- Install 16 - 3 gallon Alamanda @ \$13.50 ea.	216
- Install 1000 sqft of Floratam Sod to limit bed size.	1,650.00
TOTAL	\$ 52,676.00

Submitted By: Blake Grimes

Approved By: _____

If you have any questions or need additional information concerning this proposal, please contact M: at 239-455-4911 or mgrimes@gulfscapeslandscape.com. Please fax approved proposal to 239-791-

GulfScapes

Landscape Management Services

Proposal

PO Box 8122
 Naples, FL
 Phone 239-455-4911 Fax 239-791-1264
 www.gulfscapeslandscape.com

DATE: April 14, 2020

RE: Clock 3
 Landscape Install.
 Enrichment
 Center Entrance
 East on Coconut
 Road to
 Lighthouse Bay
 Entrance.

Proposed to:

The Brooks
 C/o Wrathell, Hart, Hunt and Associates, LLC
 9220 Bonita Beach Road, Suite #214
 Bonita Springs, FL 34135

DESCRIPTION	AMOUNT
Provide labor and materials to complete the following:	
<u>South Roadside:</u>	
<u>Area 1:</u>	
- Remove the following plant material: Dwarf Bougainvillea and grade.	74.00
- Install 10 - 3 gallon Star Jasmine @ \$12.00 ea.	120.00
- Install 25 - 3 gallon Variegated Arboricola @ \$12.00 ea.	300.00
- Install 36 - 3 gallon Muhly Grass @ \$12.00 ea.	432.00
<u>Area 2:</u>	
- Remove the following plant material: Fakahatchee Grass and grade.	517.00
- Install 150 - 3 gallon Downy Jasmine @ \$12.00 ea.	1,800.00
- Install 3 - 3 gallon Copperleaf @ \$12.00 ea.	36.00
- Install 68 - 3 gallon Firebush @ \$12.00 ea.	816.00
- Install 24 - 3 gallon Muhly Grass @ \$12.00 ea.	288.00
- Install 1500 sqft of Floratam Sod to limit bed size.	2,475.00
<u>Area 3:</u>	
- Remove the following plant material: Sod and grade.	148.00
- Install 130 - 3 gallon Dazzle Arboricola @ \$13.50 ea.	1,755.00
- Install 57 - 3 gallon Star Jasmine @ \$12.00 ea.	684.00
- Install 22 - 3 gallon Variegated Arboricola @ \$12.00 ea.	264.00
<u>Area 4:</u>	
- Remove the following plant material: Plumbago and grade.	148.00
- Install 175 - 3 gallon Star Jasmine @ \$12.00 ea.	2,100.00
<u>Area 5:</u>	
- Remove the following plant material: Dwarf Bougainvillea, Star Jasmine and grade.	221.00
- Install 6 - 7 gallon Cocoplum @ \$45.00 ea.	270.00
- Install 40 - 3 gallon Variegated Arboricola @ \$12.00 ea.	480.00
- Install 43 - 3 gallon Thryallis @ \$12.00 ea.	516.00
- Install 41 - 3 gallon Downy Jasmine @ \$12.00 ea.	492.00
- Install 50 sqft of Floratam Sod to limit bed size.	82.50

Area 6:	
- Remove the following plant material: Dwarf Bougainvillea, Oliander, Juniper and grade.	295.00
- Install 25 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	337.50
- Install 40 - 3 gallon Thryallis @ \$12.00 ea.	480.00
- Install 52 - 3 gallon Downy Jasmine @ \$12.00 ea.	624.00
- Install 900 sqft of Floratam Sod to limit bed size.	1,485.00
Area 7:	
- Remove the following plant material: Thryallis, Vibernum, Plumbago, Firebush, Juniper and grade.	886.00
- Install 50 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	675.00
- Install 65 - 3 gallon Copperleaf @ \$12.00 ea.	780.00
- Install 40 - 3 gallon Variegated Arboricola @ \$12.00 ea.	480.00
Area 8:	
- Remove the following plant material: Pittosporum, Oliander, Juniper and grade.	664.00
- Install 90 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,080.00
- Install 52 - 3 gallon Muhly Grass @ \$12.00 ea.	624.00
- Install 12 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	162.00
- Install 400 sqft of Floratam Sod to limit bed size.	660.00
Area 9:	
- Remove the following plant material: Fakahatchee Grass, Fern, Wax Myrtle, Thryallis and grade.	1,181.00
- Install 30 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	405.00
- Install 70 - 3 gallon Firebush @ \$12.00 ea.	840.00
- Install 135 - 3 gallon Muhly Grass @ \$12.00 ea.	1,620.00
- Install 4200 sqft of Floratam Sod to limit bed size.	6,930.00
Middle Island:	
Area 10:	
- Remove the following plant material: Plumbago, Juniper, Flax and grade.	148.00
- Install 83 - 3 gallon Dazzle Arboricola @ \$13.50 ea.	1,120.50
- Install 400 sqft of Floratam Sod to limit bed size.	660.00
Area 11:	
- Remove the following plant material: Mexican Petunia and grade.	74.00
- Install 15 - 3 gallon Variegated Arboricola @ \$12.00 ea.	180.00
- Install 200 sqft of Floratam Sod to limit bed size.	330.00
Area 12:	
- Remove the following plant material: Mexican Petunia, Star Jasmine and grade.	443.00
- Install 95 - 3 gallon Firebush @ \$12.00 ea.	1,140.00
- Install 200 sqft of Floratam Sod to limit bed size.	330.00
Area 13:	
- Remove the following plant material: Indian Hawthorn and grade.	74.00
- Install 22 - 3 gallon Firebush @ \$12.00 ea.	264.00
- Install 350 sqft of Floratam Sod to limit bed size.	577.50
Area 14:	
- Remove the following plant material: Thryallis and grade.	74.00
- Install 25 - 7 gallon White Oliander @ \$45.00 ea.	1,125.00
- Install 18 - 7 gallon Vibernum @ \$45.00 ea.	810.00
- Install 72 - 7 gallon Variegated Arboricola @ \$45.00 ea.	3,240.00
- Install 1100 sqft of Floratam Sod to limit bed size.	1,815.00

North Roadside:	
Area 15:	
- Remove the following plant material: Juniper, Fern, Firebush, Fakahatchee Grass and grade.	369.00
- Install 8 - 15 gallon Firebush @ \$130.00 ea.	1040
- Install 5 - 7 gallon Light Pink Oliander @ \$45.00 ea.	225
- Install 20 - 3 gallon Dazzle Arboricola @ \$13.50 ea.	270.00
- Install 600 sqft of Floratam Sod to limit bed size.	990.00
Area 16:	
- Remove the following plant material: Star Jasmine, Fakahatchee Grass and grade.	148.00
- Install 90 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	1,215.00
- Install 30 - 3 gallon Star Jasmine @ \$12.00 ea.	360.00
- Install 2500 sqft of Floratam Sod to limit bed size.	4,125.00
Area 17:	
- Remove the following plant material: Star Jasmine, Thryallis, Fakahatchee Grass and grade.	590.00
- Install 62 - 3 gallon Muhly Grass @ \$12.00 ea.	744.00
- Install 72 - 3 gallon Thryallis @ \$12.00 ea.	864.00
- Install 23 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	310.50
- Install 1700 sqft of Floratam Sod to limit bed size.	2,805.00
Area 18:	
- Remove the following plant material: Fakahatchee Grass and grade.	74.00
- Install 27 - 15 gallon Firebush @ \$130.00 ea.	3,510.00
- Install 75 - 3 gallon Star Jasmine @ \$12.00 ea.	900.00
- Install 29 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	391.50
- Install 700 sqft of Floratam Sod to limit bed size.	1,155.00
Area 19:	
- Remove the following plant material: Vibernum, Juniper, Oliander, Thryallis, Fakahatchee Grass and grade.	535.00
- Install 10 - 7 gallon Green Duranta @ \$45.00 ea.	450.00
- Install 40 - 3 gallon Thryallis @ \$12.00 ea.	480.00
- Install 44 - 3 gallon Muhly Grass @ \$12.00 ea.	528.00
- Install 28 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	378.00
- Install 1600 sqft of Floratam Sod to limit bed size.	2,640.00
Area 20:	
- Remove the following plant material: Star Jasmine, Fakahatchee Grass and grade.	703.00
- Install 78 - 3 gallon Downy Jasmine @ \$12.00 ea.	936.00
- Install 28 - 3 gallon Thryallis @ \$12.00 ea.	336.00
- Install 1800 sqft of Floratam Sod to limit bed size.	2,970.00
Area 21:	
- Remove the following plant material: Dwarf Bougainvillea and grade.	148.00
- Install 44 - 3 gallon Muhly Grass @ \$12.00 ea.	528.00
TOTAL	\$ 77,350.00

Submitted By: Blake Grimes

Approved By: _____

If you have any questions or need additional information concerning this proposal, please contact Mr. Blake Grimes at 239-455-4911 or mgrimes@gulfscapeslandscape.com. Please fax approved proposal to 239-791-

GulfScapes

Landscape Management Services

Proposal

PO Box 8122
 Naples, FL
 Phone 239-455-4911 Fax 239-791-1264
 www.gulfscapeslandscape.com

DATE: April 14, 2020

RE: Clock 4
 Landscape Install.
 Three Oaks &
 Coconut Light
 South on Imperial
 to end of Brooks.

Proposed to:

The Brooks
 C/o Wrathell, Hart, Hunt and Associations, LLC
 9220 Bonita Beach Road, Suite #214
 Bonita Springs, FL 34135

DESCRIPTION	AMOUNT
Provide labor and materials to complete the following:	
<u>East Roadside:</u>	
<u>Area 1:</u>	
- Remove the following plant material: Jatropha and grade.	74.00
- Install 40 - 3 gallon Firebush @ \$12.00 ea.	480.00
<u>Area 2:</u>	
- Remove the following plant material: Awabuki, Jatropha and grade.	886.00
- Install 97 - 7 gallon Capela Arboricola @ \$45.00 ea.	4,365.00
- Install 134 - 3 gallon Downy Jasmine @ \$12.00 ea.	1,608.00
- Install 67 - 3 gallon Variegated Arboricola @ \$12.00 ea.	804.00
<u>Area 3:</u>	
- Remove the following plant material: Plumbago and grade.	148.00
- Install 134 - 3 gallon Downy Jasmine @ \$12.00 ea.	1,608.00
<u>Area 4:</u>	
- Remove the following plant material: Jatropha, Fakahatchee Grass and grade.	1,107.00
- Install 42 - 7 gallon Sea Grape @ \$45.00 ea.	1,890.00
- Install 88 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,056.00
- Install 16 - 3 gallon Downy Jasmine @ \$12.00 ea.	192.00
- Install 2900 sqft of Floratam Sod to limit bed size.	4,785.00
<u>Area 5:</u>	
- Install 250 - 3 gallon Downy Jasmine @ \$12.00 ea.	3,000.00
- Install 175 - 3 gallon Variegated Arboricola @ \$12.00 ea.	2,100.00

Area 6:	
- Install 26 - 3 gallon Downy Jasmine @ \$12.00 ea.	312.00
- Install 179 - 3 gallon Variegated Arboricola @ \$12.00 ea.	2,148.00
Area 7:	
- Remove the following plant material: Plumbago, Fern, Fakahatchee Grass and grade.	443.00
- Install 80 - 3 gallon Variegated Arboricola @ \$12.00 ea.	960.00
- Install 300 sqft of Floratam Sod to limit bed size.	495.00
Area 8:	
- Remove the following plant material: Star Jasmine, Juniper and grade.	74.00
- Install 800 sqft of Floratam Sod to limit bed size.	1,320.00
Area 9:	
- Install 50 - 3 gallon Variegated Arboricola @ \$12.00 ea.	600.00
Area 10:	
- Remove the following plant material: Fakahatchee Grass and grade.	148.00
- Install 1300 sqft of Floratam Sod to limit bed size.	2,145.00
Area 11:	
- Remove the following plant material: Plumbago, Fakahatchee Grass and grade.	148.00
- Install 87 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,044.00
- Install 800 sqft of Floratam Sod to limit bed size.	1,320.00
Area 12:	
- Remove the following plant material: Juniper and grade.	148.00
- Install 40 - 3 gallon Star Jasmine @ \$12.00 ea.	480.00
- Install 1100 sqft of Floratam Sod to limit bed size.	1,815.00
Area 13:	
- Remove the following plant material: Fakahatchee Grass and grade.	74.00
- Install 32 - 3 gallon Variegated Arboricola @ \$12.00 ea.	384.00
- Install 15 - 3 gallon Star Jasmine @ \$12.00 ea.	180.00
- Install 1100 sqft of Floratam Sod to limit bed size.	1,815.00
Area 14:	
- Remove the following plant material: Fakahatchee Grass and grade.	74.00
- Install 400 sqft of Floratam Sod to limit bed size.	660.00
TOTAL	\$ 40,890.00

Submitted By: Blake Grimes

Approved By: _____

If you have any questions or need additional information concerning this proposal, please contact Mr. Grimes at 239-455-4911 or mgrimes@gulfscapeslandscape.com. Please fax approved proposal to 239-791-

GulfScapes

Landscape Management Services

Proposal

PO Box 8122
 Naples, FL
 Phone 239-455-4911 Fax 239-791-1264
 www.gulfscapeslandscape.com

DATE: April 14, 2020

RE: Clock 5
 Landscape Install.
 Three Oaks &
 Coconut Light
 North on Three
 Oaks to
 Copperleaf
 Entrance.

Proposed to:

The Brooks
 C/o Wrathell, Hart, Hunt and Associations, LLC
 9220 Bonita Beach Road, Suite #214
 Bonita Springs, FL 34135

DESCRIPTION	AMOUNT
Provide labor and materials to complete the following:	
<u>East Roadside:</u>	
<u>Area 1:</u>	
- Install 60 - 3 gallon Variegated Arboricola @ \$12.00 ea.	\$ 720.00
<u>Area 2:</u>	
- Install 61 - 3 gallon Downy Jasmine @ \$12.00 ea.	\$ 732.00
<u>Area 3:</u>	
- Install 57 - 3 gallon Thryallis @ \$12.00 ea.	\$ 684.00
<u>Area 4:</u>	
- Remove the following plant material: Pittosporum and grade.	\$ 148.00
- Install 60 - 3 gallon Variegated Arboricola @ \$12.00 ea.	720.00
<u>Area 5:</u>	
- Remove the following plant material: Fakahatchee Grass, Star Jasmine and grade.	\$ 443.00
- Install 52 - 3 gallon Downy Jasmine @ \$12.00 ea.	624.00
- Install 1800 sqft of Floratam Sod to limit bed size.	2,970.00
<u>Area 6:</u>	
- Remove the following plant material: Plumbago, Fakahatchee Grass, Jatropha and grade.	\$ 1,328.00
- Install 82 - 3 gallon Muhly Grass @ \$12.00 ea.	984.00
- Install 108 - 3 gallon Thryallis @ \$12.00 ea.	1,296.00
- Install 800 sqft of Floratam Sod to limit bed size.	1,320.00
<u>Area 7:</u>	
- Remove the following plant material: Pittosporum and grade.	\$ 295.00
- Install 25 - 3 gallon Thryallis @ \$12.00 ea.	300.00
- Install 3 - 3 gallon Firebush @ \$12.00 ea.	36.00

Area 8:	
- Remove the following plant material: Juniper and grade.	\$ 148.00
- Install 4 - 15 gallon Awabuki @ \$130.00 ea.	520.00
- Install 1000 sqft of Floratam Sod to limit bed size.	1,650.00
Area 9:	
- Remove the following plant material: Pittosporum, Bougainvillea and grade.	\$ 664.00
- Install 161 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,932.00
- Install 66 - 3 gallon Firebush @ \$12.00 ea.	792.00
- Install 800 sqft of Floratam Sod to limit bed size.	1,320.00
Area 10:	
- Remove the following plant material: Fakahatchee Grass, Star Jasmine and grade.	\$ 221.00
- Install 8 - 15 gallon Awabuki @ \$130.00 ea.	1,040.00
- Install 18 - 3 gallon Variegated Arboricola @ \$12.00 ea.	216.00
- Install 15 - 3 gallon Star Jasmine @ \$12.00 ea.	180.00
- Install 500 sqft of Floratam Sod to limit bed size.	825.00
Area 11:	
- Remove the following plant material: Fakahatchee Grass, Juniper and grade.	\$ 664.00
- Install 74 - 3 gallon Firebush @ \$12.00 ea.	888.00
- Install 89 - 3 gallon Thryallis @ \$12.00 ea.	1,068.00
- Install 2200 sqft of Floratam Sod to limit bed size.	3,630.00
Area 12:	
- Remove the following plant material: Pittosporum, Juniper and grade.	\$ 664.00
- Install 120 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,440.00
Area 13:	
- Remove the following plant material: Plumbago, Fakahatchee Grass, Jatropha, Awabuki and grade.	\$ 664.00
- Install 8 - 15 gallon Clusia @ \$130.00 ea.	1,040.00
- Install 25 - 3 gallon Muhly Grass @ \$12.00 ea.	300.00
- Install 40 - 3 gallon Firebush @ \$12.00 ea.	480.00
- Install 1300 sqft of Floratam Sod to limit bed size.	2,145.00
Area 14:	
- Remove the following plant material: Star Jasmine and grade.	\$ 1,107.00
- Install 110 - 3 gallon Muhly Grass @ \$12.00 ea.	1,320.00
- Install 30 - 3 gallon Firebush @ \$12.00 ea.	360.00
- Install 1500 sqft of Floratam Sod to limit bed size.	2,475.00

<u>Area 15:</u>	
- Install 80 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	1,080.00
- Install 30 - 3 gallon Thryallis @ \$12.00 ea.	360.00
<u>West Roadside:</u>	
<u>Area 16:</u>	
- Remove the following plant material: Pittosporum, Juniper and grade.	\$ 886.00
- Install 154 - 3 gallon Variegated Arboricola @ \$12.00 ea.	648.00
- Install 3000 sqft of Floratam Sod to limit bed size.	4,950.00
<u>Area 17:</u>	
- Remove the following plant material: Oliander and grade.	\$ 74.00
- Install 12 - 15 gallon Green Arboricola @ \$130.00 ea.	1,560.00
- Install 43 - 3 gallon Thryallis @ \$12.00 ea.	516.00
<u>Area 18:</u>	
- Remove the following plant material: Pittosporum, Legustrum, Vibernum, 2 Tree Stumps with tractor and grade.	\$ 369.00
- Install 240 - 3 gallon Downy Jasmine @ \$12.00 ea.	2,880.00
- Install 280 - 3 gallon Firebush @ \$12.00 ea.	3,360.00
- Install 40 - 3 gallon Variegated Arboricola @ \$12.00 ea.	480.00
- Install 4500 sqft of Floratam Sod to limit bed size.	7,425.00
<u>Area 19:</u>	
- Remove the following plant material: Downy Jasmine, Fakahatchee Grass and grade.	\$ 148.00
- Install 60 - 3 gallon Downy Jasmine @ \$12.00 ea.	720.00
- Install 1200 sqft of Floratam Sod to limit bed size.	1,980.00
<u>Area 20:</u>	
- Remove the following plant material: Star Jasmine, Crown of Thorn, 1 Tree Stumps with tractor and grade.	\$ 1,107.00
- Install 56 - 7 gallon Capella Arboricola @ \$45.00 ea.	2,520.00
- Install 48 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	576.00
- Install 2100 sqft of Floratam Sod to limit bed size.	3,465.00
<u>Area 21:</u>	
- Remove the following plant material: Oliander, Dwarf Bougainvillea, 1 Tree Stumps with tractor and grade.	\$ 719.00
- Install 80 - 7 gallon Capella Arboricola @ \$45.00 ea.	3,600.00
- Install 42 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	567.00
- Install 58 - 3 gallon Downy Jasmine @ \$12.00 ea.	696.00
- Install 2000 sqft of Floratam Sod to limit bed size.	3,300.00

Area 22:	
- Remove the following plant material: Fakahatchee Grass and grade.	\$ 572.00
- Install 48 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	648.00
- Install 42 - 3 gallon Star Jasmine @ \$12.00 ea.	504.00
- Install 400 sqft of Floratam Sod to limit bed size.	660.00
Area 23:	
- Remove the following plant material: Juniper, Downy Jasmine, Thryallis and grade.	\$ 886.00
- Install 25 - 15 gallon Clusia @ \$130.00 ea.	3,250.00
- Install 10 - 7 gallon Jatropha @ \$45.00 ea.	450.00
- Install 96 - 3 gallon Firebush @ \$12.00 ea.	1,152.00
- Install 4500 sqft of Floratam Sod to limit bed size.	7,425.00
Area 24:	
- Remove the following plant material: Star Jasmine, Pittosporum, Oliander and grade.	\$ 148.00
- Install 12 - 15 gallon Green Arboricola @ \$130.00 ea.	1,560.00
- Install 8 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	108.00
- Install 88 - 3 gallon Firebush @ \$12.00 ea.	1,056.00
- Install 1300 sqft of Floratam Sod to limit bed size.	2,145.00
Area 25:	
- Remove the following plant material: Vibernum, Pittosporum, Juniper and grade.	\$ 941.00
- Install 18 - 15 gallon Clusia @ \$130.00 ea.	2,340.00
- Install 160 - 3 gallon Firebush @ \$12.00 ea.	1,920.00
- Install 200 - 3 gallon Star Jasmine @ \$12.00 ea.	2,400.00
- Install 135 - 3 gallon Thryallis @ \$12.00 ea.	1,620.00
- Install 40 - 3 gallon Downy Jasmine @ \$12.00 ea.	480.00
Area 26:	
- Remove the following plant material: Fakahatchee Grass, Star Jasmine and grade.	\$ 221.00
- Install 20 - 15 gallon Capella Arboricola @ \$130.00 ea.	2,600.00
- Install 1300 sqft of Floratam Sod to limit bed size.	2,145.00
TOTAL	\$ 119,570.00

Submitted By: Blake Grimes

Approved By: _____

If you have any questions or need additional information concerning this proposal, please contact Mr. Blake Grimes at 239-455-4911 or mgrimes@gulfscapeslandscape.com. Please fax approved proposal to 239-791-

GulfScapes

Landscape Management Services

Proposal

PO Box 8122
 Naples, FL
 Phone 239-455-4911 Fax 239-791-1264
 www.gulfscapeslandscape.com

DATE: April 14, 2020

RE: Clock 6
 Landscape Install.
 Copperleaf
 Entrance North to
 Bridge

Proposed to:
 The Brooks
 C/o Wrathell, Hart, Hunt and Associates, LLC
 9220 Bonita Beach Road, Suite #214
 Bonita Springs, FL 34135

DESCRIPTION	AMOUNT
Provide labor and materials to complete the following:	
<u>West Roadside:</u>	
<u>Area 1:</u>	
- Remove the following plant material: Pittosporum, and grade.	\$ 74.00
- Install 32 - 3 gallon Thryallis @ \$12.00 ea.	384.00
<u>Area 2:</u>	
- Remove the following plant material: Dwarf Bougainvillea, Pittosporum and grade.	\$ 222.00
- Install 46 - 3 gallon Firebush @ \$12.00 ea.	552.00
- Install 1100 sqft of Floratam Sod to limit bed size.	1,815.00
<u>Area 3:</u>	
- Remove the following plant material: Juniper, Vibernum and grade.	\$ 369.00
- Install 30 - 15 gallon Clusia @ \$130.00 ea.	3,900.00
- Install 42 - 3 gallon Thryallis @ \$12.00 ea.	630.00
- Install 1000 sqft of Floratam Sod to limit bed size.	1,650.00
<u>Area 4:</u>	
- Remove the following plant material: Fakahatchee Grass and grade.	\$ 74.00
- Install 250 sqft of Floratam Sod to limit bed size.	412.50
<u>Area 5:</u>	
- Remove the following plant material: Juniper and grade.	\$ 886.00
- Install 96 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,152.00
- Install 1300 sqft of Floratam Sod to limit bed size.	2,145.00
<u>Area 6:</u>	
- Remove the following plant material: Oliander and grade.	\$ 74.00
- Install 65 - 3 gallon Firebush @ \$12.00 ea.	780.00
- Install 1000 sqft of Floratam Sod to limit bed size.	1,650.00
<u>Area 7:</u>	
- Remove the following plant material: Pittosporum and grade.	\$ 222.00
- Install 18 - 15 gallon Capella Arboricola @ \$130.00 ea.	2,340.00
<u>Area 8:</u>	
- Remove the following plant material: Dwarf Bougainvillea, Star Jasmine and grade.	\$ 295.00
- Install 4 - 15 gallon Vibernum @ \$130.00 ea.	520.00
- Install 28 - 3 gallon Thryallis @ \$12.00 ea.	336.00
- Install 1000 sqft of Floratam Sod to limit bed size.	1,650.00
<u>Area 9:</u>	
- Remove the following plant material: Star Jasmine and grade.	\$ 74.00
- Install 20 - 3 gallon Thryallis @ \$12.00 ea.	240.00
- Install 150 sqft of Floratam Sod to limit bed size.	247.50
<u>Area 10:</u>	
- Remove the following plant material: Fern, Fakahatchee Grass and grade.	\$ 369.00
- Install 65 - 3 gallon Muhly Grass @ \$12.00 ea.	780.00
- Install 300 sqft of Floratam Sod to limit bed size.	495.00
<u>Area 11:</u>	
- Install 18 - 7 gallon Jatropha @ \$45.00 ea.	810.00

Area 12:	
- Remove the following plant material: Dwarf Bougainvillea, Plumbago, Fountain Grass and grade.	\$ 664.00
- Install 4 - 15 gallon Viburnum @ \$130.00 ea.	520.00
- Install 129 - 3 gallon Firebush @ \$12.00 ea.	1,548.00
- Install 25 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	337.50
- Install 3500 sqft of Floratam Sod to limit bed size.	5,775.00
Area 13:	
- Install 18 - 15 gallon Capella Arboricola @ \$130.00 ea.	2,340.00
- Install 248 - 3 gallon Variegated Arboricola @ \$12.00 ea.	2,976.00
Area 14:	
- Install 86 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	1,161.00
- Install 31 - 3 gallon Downy Jasmine @ \$12.00 ea.	372.00
- Install 200 sqft of Floratam Sod to limit bed size.	330.00
Area 15:	
- Remove the following plant material: Capella Arboricola, Downy Jasmine and grade.	\$ 222.00
- Install 45 - 7 gallon Jatropha @ \$45.00 ea.	315.00
- Install 40 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	540.00
Area 16:	
- Remove the following plant material: Downy Jasmine, Sod and grade.	\$ 1,107.00
- Install 80 - 3 gallon Thryallis @ \$12.00 ea.	960.00
- Install 26 - 3 gallon Copperleaf @ \$12.00 ea.	312.00
- Install 2200 sqft of Floratam Sod to limit bed size.	3,630.00
Area 17:	
- Remove the following plant material: Pittosporum, Juniper and grade.	\$ 74.00
- Install 15 - 15 gallon Clusia @ \$130.00 ea.	1,950.00
- Install 18 - 3 gallon Thryallis @ \$12.00 ea.	216.00
- Install 120 - 3 gallon Firebush @ \$12.00 ea.	1,440.00
- Install 8 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	108.00
- Install 2900 sqft of Floratam Sod to limit bed size.	4,785.00
Area 18:	
- Remove the following plant material: Fakahatchee Grass and grade.	\$ 148.00
- Install 45 - 3 gallon Variegated Arboricola @ \$12.00 ea.	540.00
- Install 1100 sqft of Floratam Sod to limit bed size.	1,815.00
Area 19:	
- Remove the following plant material: Fakahatchee Grass and grade.	\$ 148.00
- Install 400 sqft of Floratam Sod to limit bed size.	660.00
Area 20:	
- Remove the following plant material: Dwarf Bougainvillea and grade.	\$ 148.00
- Install 49 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	661.50
- Install 300 sqft of Floratam Sod to limit bed size.	495.00
Area 21:	
- Remove the following plant material: Plumbago and grade.	\$ 295.00
- Install 110 - 3 gallon Firebush @ \$12.00 ea.	1,320.00
- Install 550 sqft of Floratam Sod to limit bed size.	907.50
Area 22:	
- Remove the following plant material: Downy Jasmine and grade.	\$ 148.00
- Install 1 - 15 gallon Awabuki @ \$130.00 ea.	130.00
- Install 108 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,296.00
- Install 550 sqft of Floratam Sod to limit bed size.	907.50
Area 23:	
- Remove the following plant material: Dwarf Bougainvillea and grade.	\$ 148.00
- Install 500 sqft of Floratam Sod to limit bed size.	825.00

Area 24:	
- Remove the following plant material: Dwarf Bougainvillea, Pittosporum and grade.	\$ 664.00
- Install 4 - 15 gallon Awabuki @ \$130.00 ea.	520.00
- Install 40 - 3 gallon Thryallis @ \$12.00 ea.	480.00
- Install 850 sqft of Floratam Sod to limit bed size.	1,402.50
Area 25:	
- Remove the following plant material: Star Jasmine, Pittosporum and grade.	\$ 812.00
- Install 17 - 15 gallon Clusia @ \$130.00 ea.	2,210.00
- Install 30 - 3 gallon Thryallis @ \$12.00 ea.	360.00
- Install 1400 sqft of Floratam Sod to limit bed size.	2,310.00
Area 26:	
- Remove the following plant material: Juniper, Pittosporum, Thryallis and grade.	\$ 590.00
- Install 14 - 3 gallon Thryallis @ \$12.00 ea.	168.00
- Install 110 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1320
- Install 850 sqft of Floratam Sod to limit bed size.	1,402.50
Area 27:	
- Remove the following plant material: Dwarf Bougainvillea and grade.	\$ 443.00
- Install 72 - 3 gallon Dazzle Arboricola @ \$13.50 ea.	972.00
- Install 600 sqft of Floratam Sod to limit bed size.	990.00
East Roadside:	
Area 28:	
- Remove the following plant material: Dwarf Bougainvillea, Firebush, Plumbago, Pittosporum and grade.	\$ 886.00
- Install 113- 3 gallon Firebush @ \$12.00 ea.	1,356.00
- Install 30 - 3 gallon Variegated Arboricola @ \$12.00 ea.	360
- Install 2100 sqft of Floratam Sod to limit bed size.	3,465.00
Area 29:	
- Remove the following plant material: Star Jasmine, Pittosporum and grade.	\$ 443.00
- Install 78 - 3 gallon Thryallis @ \$12.00 ea.	936.00
- Install 16 - 3 gallon Purple Bougainvillea @ \$13.50 ea.	216.00
- Install 150 sqft of Floratam Sod to limit bed size.	247.50
Area 30:	
- Remove the following plant material: Plumbago, Downy Jasmine and grade.	\$ 590.00
- Install 52 - 3 gallon Thryallis @ \$12.00 ea.	624.00
- Install 50 - 3 gallon Variegated Arboricola @ \$12.00 ea.	600
- Install 2000 sqft of Floratam Sod to limit bed size.	3,300.00
Area 31:	
- Remove the following plant material: Fakahatchee Grass and grade.	\$ 222.00
- Install 72- 3 gallon Firebush @ \$12.00 ea.	864.00
- Install 100 - 3 gallon Muhly Grass @ \$12.00 ea.	1,200.00
Area 32:	
- Remove the following plant material: Pittosporum and grade.	\$ 74.00
- Install 13 - 15 gallon Clusia @ \$130.00 ea.	1,690.00
- Install 30 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	405.00
Area 33:	
- Remove the following plant material: Pittosporum and grade.	\$ 222.00
- Install 2 - 15 gallon Awabuki @ \$130.00 ea.	260.00
- Install 16 - 7 gallon Jatropa @ \$45.00 ea.	720.00
- Install 20 - 3 gallon Firebush @ \$12.00 ea.	240.00
- Install 350 sqft of Floratam Sod to limit bed size.	577.50
Area 34:	
- Remove the following plant material: Downy Jasmine, Fakahatchee Grass and grade.	\$ 369.00
- Install 56 - 3 gallon Muhly Grass @ \$12.00 ea.	672.00
- Install 1400 sqft of Floratam Sod to limit bed size.	2,310.00
Area 35:	
- Remove the following plant material: Fakahatchee Grass and grade.	\$ 148.00
- Install 150 sqft of Floratam Sod to limit bed size.	247.50
Area 36:	
- Install 20 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	270.00
- Install 46 - 3 gallon Downy Jasmine @ \$12.00 ea.	552.00

Area 37:	
- Remove the following plant material: Pittosporum, Awabuki, Juniper, Dwarf Bougainvillea and grade.	\$ 1,402.00
- Install 70 - 15 gallon Clusia @ \$130.00 ea.	9,100.00
- Install 23 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	310.50
- Install 40 - 3 gallon Thryallis @ \$12.00 ea.	480.00
- Install 1400 sqft of Floratam Sod to limit bed size.	2,310.00
Area 38:	
- Remove the following plant material: Fakahatchee Grass and grade.	\$ 74.00
- Install 3 - 15 gallon Awabuki @ \$130.00 ea.	390.00
- Install 8 - 7 gallon Jatropha @ \$45.00 ea.	360.00
- Install 55 - 3 gallon Dazzle Arboricola @ \$13.50 ea.	742.50
- Install 70 - 3 gallon Downy Jasmine @ \$12.00 ea.	840.00
Area 39:	
- Remove the following plant material: Thryallis and grade.	\$ 74.00
- Install 6 - 3 gallon Green Island Ficus @ \$12.00 ea.	72.00
- Install 150 sqft of Floratam Sod to limit bed size.	247.50
Area 40:	
- Remove the following plant material: Thryallis and grade.	\$ 148.00
- Install 110 - 7 gallon Capella Arboricola @ \$45.00 ea.	4,950.00
- Install 14 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	189.00
- Install 8 - 3 gallon Thryallis @ \$12.00 ea.	96.00
Area 41:	
- Remove the following plant material: Dwarf Bougainvillea and grade.	\$ 74.00
- Install 200 sqft of Floratam Sod to limit bed size.	330.00
Area 42:	
- Remove the following plant material: Jatropha and grade.	\$ 747.00
- Install 30 - 3 gallon Thryallis @ \$12.00 ea.	360.00
- Install 70 - 3 gallon Muhly @ \$12.00 ea.	840.00
Area 43:	
- Remove the following plant material: Fakahatchee Grass and grade.	\$ 74.00
- Install 150 sqft of Floratam Sod to limit bed size.	247.50
Area 44:	
- Remove the following plant material: Pittosporum, Downy Jasmine and grade.	\$ 1,189.00
- Install 110 - 3 gallon Downy Jasmine @ \$12.00 ea.	1,320.00
- Install 70 - 3 gallon Variegated Arboricola @ \$12.00 ea.	841.00
- Install 20 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	270.00
- Install 850 sqft of Floratam Sod to limit bed size.	1,402.50
Area 45:	
- Remove the following plant material: Dwarf Bougainvillea and grade.	\$ 74.00
- Install 100 sqft of Floratam Sod to limit bed size.	165.00
Area 46:	
- Remove the following plant material: Dwarf Bougainvillea and grade.	\$ 74.00
- Install 100 sqft of Floratam Sod to limit bed size.	165.00
Area 47:	
- Remove the following plant material: Plumbago and grade.	\$ 968.00
- Install 34 - 3 gallon Thryallis @ \$12.00 ea.	408.00
- Install 60 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	810.00
- Install 600 sqft of Floratam Sod to limit bed size.	990.00
TOTAL	\$ 139,268.00

Submitted By: Blake Grimes

Approved By: _____

If you have any questions or need additional information concerning this proposal, please contact Mr. Blake Grimes at 239-455-4911 or mgrimes@gulfscapeslandscape.com. Please fax approved proposal to 239-791-4911.

GulfScapes

Landscape Management Services

Proposal

PO Box 8122
 Naples, FL
 Phone 239-455-4911 Fax 239-791-1264
 www.gulfscapeslandscape.com

DATE: April 14, 2020

RE: Clock 7
 Landscape Install.
 Three Oaks
 Parkway bridge,
 North to Williams
 Rd.

Proposed to:

The Brooks
 C/o Wrathell, Hart, Hunt and Associates, LLC
 9220 Bonita Beach Road, Suite #214
 Bonita Springs, FL 34135

DESCRIPTION	AMOUNT
Provide labor and materials to complete the following:	
Area 1:	
- Remove the following plant material: Pittosporum, Jatropha, Dwarf Bougainvillea and grade.	\$ 886.00
- Install 4 - 15 gallon Clusia @ \$130.00 ea.	520.00
- Install 8 - 3 gallon Thryallis @ \$12.00 ea.	96.00
- Install 55 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	742.50
- Install 34 - 3 gallon Firebush @ \$12.00 ea.	408.00
- Install 1300 sqft of Floratam Sod to limit bed size.	2,145.00
Area 2:	
- Remove the following plant material: White Fountain Grass and grade.	\$ 74.00
- Install 20 - 3 gallon Muhly Grass @ \$12.00 ea.	240.00
Area 3:	
- Remove the following plant material: White Fountain Grass and grade.	\$ 74.00
- Install 68 - 3 gallon Variegated Arboicola @ \$12.00 ea.	816.00
Area 4:	
- Install 28 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	\$ 378.00
Area 5:	
- Remove the following plant material: Juniper and grade.	\$ 74.00
- Install 2 - 15 gallon Legustrum @ \$130.00 ea.	260.00
- Install 55 - 3 gallon Thryallis @ \$12.00 ea.	660.00
- Install 700 sqft of Floratam Sod to limit bed size.	1,155.00
Area 6:	
- Remove the following plant material: Juniper and grade.	\$ 74.00
- Install 20 - 3 gallon Muhly Grass @ \$12.00 ea.	240.00
Area 7:	
- Install 59 - 3 gallon Green Island Ficus @ \$12.00 ea.	\$ 708.00
Area 8:	
- Install 17 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	\$ 229.50
- Install 400 sqft of Floratam Sod to limit bed size.	660.00
Area 9:	
- Remove the following plant material: Plumbago and grade.	\$ 74.00
- Install 75 - 3 gallon Firebush @ \$12.00 ea.	900.00
- Install 600 sqft of Floratam Sod to limit bed size.	990.00

Area 10:	
- Remove the following plant material: Juniper, Vibernum and grade.	\$ 1,550.00
- Install 65 - 15 gallon Clusia @ \$130.00 ea.	8,450.00
- Install 56 - 3 gallon Muhly Grass @ \$12.00 ea.	672.00
- Install 23 - 3 gallon Cord Grass @ \$12.00 ea.	276.00
- Install 48 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	648.00
- Install 300 sqft of Floratam Sod to limit bed size.	495.00
Area 12:	
- Install 56 - 15 gallon Clusia @ \$130.00 ea.	\$ 7,280.00
- Install 2 - 15 gallon Legustrum @ \$130.00 ea.	260.00
- Install 200 - 3 gallon Downy Jasmine @ \$12.00 ea.	2,400.00
- Install 55 - 3 gallon Thryallis @ \$12.00 ea.	660.00
- Install 75 - 3 gallon Wax Jasmine @ \$12.00 ea.	900.00
- Install 52 - 3 gallon Muhly Grass @ \$12.00 ea.	624.00
- Install 750 sqft of Floratam Sod to limit bed size.	1,237.50
Area 13:	
- Remove the following plant material: Bougainvillea, Pittosporum and grade.	\$ 222.00
- Install 55 - 3 gallon Firebush @ \$12.00 ea.	660.00
- Install 550 sqft of Floratam Sod to limit bed size.	907.50
Area 14:	
- Remove the following plant material: White Fountain Grass and grade.	\$ 222.00
- Install 3 - 15 gallon Legustrum @ \$130.00 ea.	390.00
- Install 20 - 3 gallon Downy Jasmine @ \$12.00 ea.	240.00
- Install 31 - 3 gallon Firebush @ \$12.00 ea.	372.00
- Install 45 - 3 gallon Variegated Arboricola @ \$12.00 ea.	540.00
Area 15:	
- Remove the following plant material: Pittosporum and grade.	\$ 222.00
- Install 2 - 15 gallon Legustrum @ \$130.00 ea.	260.00
- Install 60 - 3 gallon Firebush @ \$12.00 ea.	720.00
- Install 500 sqft of Floratam Sod to limit bed size.	825.00
Area 16:	
- Remove the following plant material: Large Leaf Bougainvillea, Pittosporum and grade.	\$ 443.00
- Install 45 - 3 gallon Thryallis @ \$12.00 ea.	540.00
- Install 28 - 3 gallon Variegated Arboricola @ \$12.00 ea.	336.00
- Install 550 sqft of Floratam Sod to limit bed size.	907.50
Area 17:	
- Remove the following plant material: Pittosporum and grade.	\$ 222.00
- Install 31 - 3 gallon Firebush @ \$12.00 ea.	372.00
Area 18:	
- Remove the following plant material: Large Leaf Bougainvillea, Plumbago and grade.	\$ 664.00
- Install 2 - 15 gallon Legustrum @ \$130.00 ea.	260.00
- Install 60 - 3 gallon Firebush @ \$12.00 ea.	720.00
- Install 1650 sqft of Floratam Sod to limit bed size.	2,722.50
Area 19:	
- Remove the following plant material: Pittosporum, Juniper, Plumbago and grade.	\$ 443.00
- Install 2 - 15 gallon Legustrum @ \$130.00 ea.	260.00
- Install 6 - 15 gallon Clusia @ \$130.00 ea.	780.00
- Install 70 - 3 gallon Firebush @ \$12.00 ea.	840.00
- Install 1100 sqft of Floratam Sod to limit bed size.	1,815.00
Area 20:	
- Remove the following plant material: White Fountain Grass and grade.	\$ 148.00
- Install 30 - 3 gallon Firebush @ \$12.00 ea.	360.00
- Install 80 - 3 gallon Variegated Arboricola @ \$12.00 ea.	960.00

Area 21:	
- Remove the following plant material: Pittosporum, Plumbago and grade.	\$ 222.00
- Install 44 - 3 gallon Firebush @ \$12.00 ea.	528.00
- Install 30 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	405.00
- Install 600 sqft of Floratam Sod to limit bed size.	990.00
Area 22:	
- Remove the following plant material: Plumbago and grade.	\$ 295.00
- Install 44 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	594.00
- Install 80 - 3 gallon Copperleaf @ \$12.00 ea.	960.00
- Install 120 sqft of Floratam Sod to limit bed size.	198.00
Area 23:	
- Remove the following plant material: Oliander and Coffee Plant and grade.	\$ 222.00
- Install 55 - 3 gallon Copperleaf @ \$12.00 ea.	660.00
Area 24:	
- Remove the following plant material: Coffee Plant and grade.	\$ 443.00
- Install 90 - 3 gallon Fakahatchee Grass @ \$12.00 ea.	1,080.00
- Install 300 sqft of Floratam Sod to limit bed size.	495.00
Area 25:	
- Remove the following plant material: Wax Myrtle, Nora Grant Ixora and grade.	\$ 222.00
- Install 60 - 3 gallon Firebush @ \$12.00 ea.	720.00
- Install 450 sqft of Floratam Sod to limit bed size.	742.50
Area 26:	
- Remove the following plant material: Plumbago and grade.	\$ 222.00
- Install 12 - 3 gallon Firebush @ \$12.00 ea.	144.00
- Install 300 sqft of Floratam Sod to limit bed size.	495.00
Area 27:	
- Install 28 - 3 gallon Fakahatchee Grass @ \$12.00 ea.	\$ 336.00
- Install 115 sqft of Floratam Sod to limit bed size.	189.75
Area 28:	
- Remove the following plant material: Juniper and grade.	\$ 886.00
- Install 9 - 15 gallon Legustrum @ \$130.00 ea.	1,170.00
- Install 6 - 3 gallon Dwarf Bougainvillea @ \$13.50 ea.	81.00
- Install 159 - 3 gallon Downy Jasmine @ \$12.00 ea.	1,908.00
Area 29:	
- Remove the following plant material: Indian Hawthorn and grade.	\$ 443.00
- Install 22 - 7 gallon Podocarpus @ \$45.00 ea.	990.00
- Install 6 - 7 gallon Auntie Lue @ \$60.00 ea.	360.00
- Install 105 - 3 gallon Dazzle Arboricola @ \$13.50 ea.	1,417.50
- Install 65 - 3 gallon Carissa @ \$12.00 ea.	780.00
Area 30:	
- Remove the following plant material: Juniper, Star Jasmine and grade.	\$ 222.00
- Install 28 - 15 gallon Clusia @ \$130.00 ea.	3,640.00
- Install 68 - 3 gallon Carissa @ \$12.00 ea.	816.00
- Install 200 sqft of Floratam Sod to limit bed size.	330.00
- Install 1000 sqft of Bahia to limit bed size.	1,000.00
TOTAL	\$ 80,436.75

Submitted By: Blake Grimes

Approved By: _____

If you have any questions or need additional information concerning this proposal, please contact Mr. Blake Grimes at 239-455-4911 or mgrimes@gulfscapeslandscape.com. Please fax approved proposal to 239-791-4911.

GulfScapes

Landscape Management Services

Proposal

PO Box 8122
 Naples, FL
 Phone 239-455-4911 Fax 239-791-1264
 www.gulfscapeslandscape.com

DATE: April 14, 2020

RE: Clock 8
 Landscape Install.
 41 East on
 Coconut Rd to
 Railroad Tracks

Proposed to:

The Brooks
 C/o Wrathell, Hart, Hunt and Associations, LLC
 9220 Bonita Beach Road, Suite #214
 Bonita Springs, FL 34135

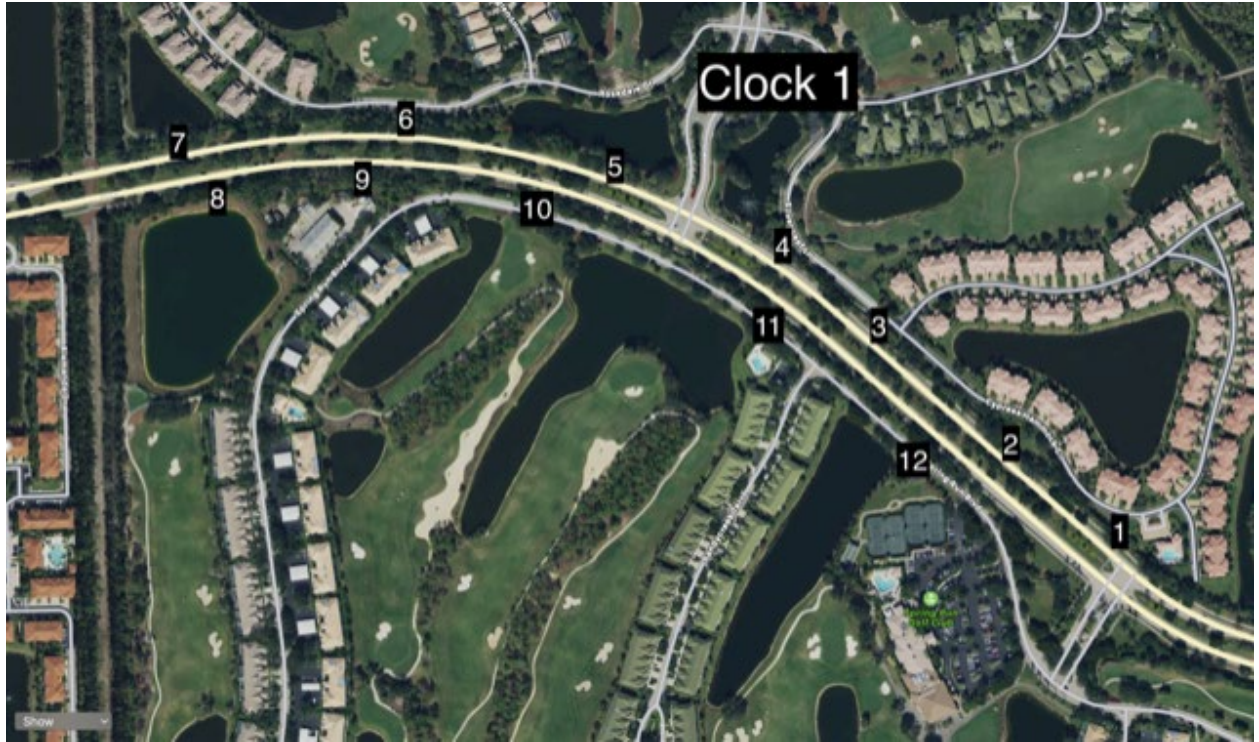
DESCRIPTION	AMOUNT
Provide labor and materials to complete the following:	
<u>South Roadside:</u>	
<u>Area 1:</u>	
- Remove the following plant material: Juniper, Dwarf Bougainvillea and grade.	\$ 369.00
- Install 42 - 3 gallon Muhly Grass @ \$12.00 ea.	504.00
- Install 70 - 3 gallon Wart Fern @ \$12.00 ea.	840.00
- Install 60 - 3 gallon Firebush @ \$12.00 ea.	720.00
- Install 200 sqft of Floratam Sod to limit bed size.	330.00
<u>Area 2:</u>	
- Remove the following plant material: Oliander, Fern, Juniper, Pittosporum and grade.	\$ 369.00
- Install 10 - 15 gallon Vibernum @ \$130.00 ea.	1,300.00
- Install 14 - 7 gallon Clarodendrum @ \$45.00 ea.	630.00
- Install 42 - 3 gallon Variegated Arboricola @ \$12.00 ea.	504.00
- Install 19 - 3 gallon Star Jasmine @ \$12.00 ea.	228.00
- Install 350 - 3 gallon Downy Jasmine @ \$12.00 ea.	4,200.00
- Install 36 - 3 gallon Firebush @ \$12.00 ea.	432.00
- Install 200 sqft of Floratam Sod to limit bed size.	330.00
<u>Area 3:</u>	
- Remove the following plant material: Fern, Tree Stump, Juniper, Fakahatchee Grass, Star Jasmine, Vibernum, Alamanda and grade.	\$ 2,502.00
- Install 16 - 15 gallon Awabuki @ \$130.00 ea.	2,080.00
- Install 45 - 15 gallon Clusia @ \$130.00 ea.	5,850.00
- Install 21 - 3 gallon Muhly Grass @ \$12.00 ea.	252.00
- Install 40 - 3 gallon Star Jasmine @ \$12.00 ea.	480.00
- Install 88 - 3 gallon Variegated Arboricola @ \$12.00 ea.	1,056.00
- Install 28 - 3 gallon Firebush @ \$12.00 ea.	336.00
- Install 6500 sqft of Floratam Sod to limit bed size.	10,725.00
<u>Area 4:</u>	
- Install 75 - 3 gallon Firebush @ \$12.00 ea.	\$ 1,476.00

<u>North Roadside:</u>	
<u>Area 5:</u>	
- Install 70 - 3 gallon Firebush @ \$12.00 ea.	\$ 1,378.00
<u>Area 6:</u>	
- Remove the following plant material: Jatropha, Dwarf Bougainvillea and grade.	\$ 148.00
- Install 65 - 3 gallon Pink Hibiscus @ \$13.50 ea.	877.50
- Install 18 - 3 gallon Muhly Grass @ \$12.00 ea.	216.00
<u>Area 7:</u>	
- Remove the following plant material: Juniper, Dwarf Bougainvillea, Pittosporum and grade.	\$ 443.00
- Install 180 - 3 gallon Firebush @ \$12.00 ea.	2,160.00
- Install 30 - 3 gallon Variegated Arboricola @ \$12.00 ea.	360.00
<u>Area 8:</u>	
- Remove the following plant material: Jatropha, Juniper and grade.	\$ 1,033.00
- Install 50 - 7 gallon Clarodendrum @ \$45.00 ea.	2,250.00
- Install 42 - 3 gallon Star Jasmine @ \$12.00 ea.	504.00
- Install 32 - 3 gallon Variegated Arboricola @ \$12.00 ea.	384.00
- Install 3600 sqft of Floratam Sod to limit bed size.	5,940.00
<u>Area 9:</u>	
- Remove the following plant material: Juniper, Thryallis, Indian Hawthorn and grade.	\$ 221.00
- Install 10 - 15 gallon Clusia @ \$130.00 ea.	1,300.00
- Install 90 - 3 gallon Wart Fern @ \$12.00 ea.	1,080.00
- Install 1600 sqft of Floratam Sod to limit bed size.	2,640.00
TOTAL	\$ 56,447.50

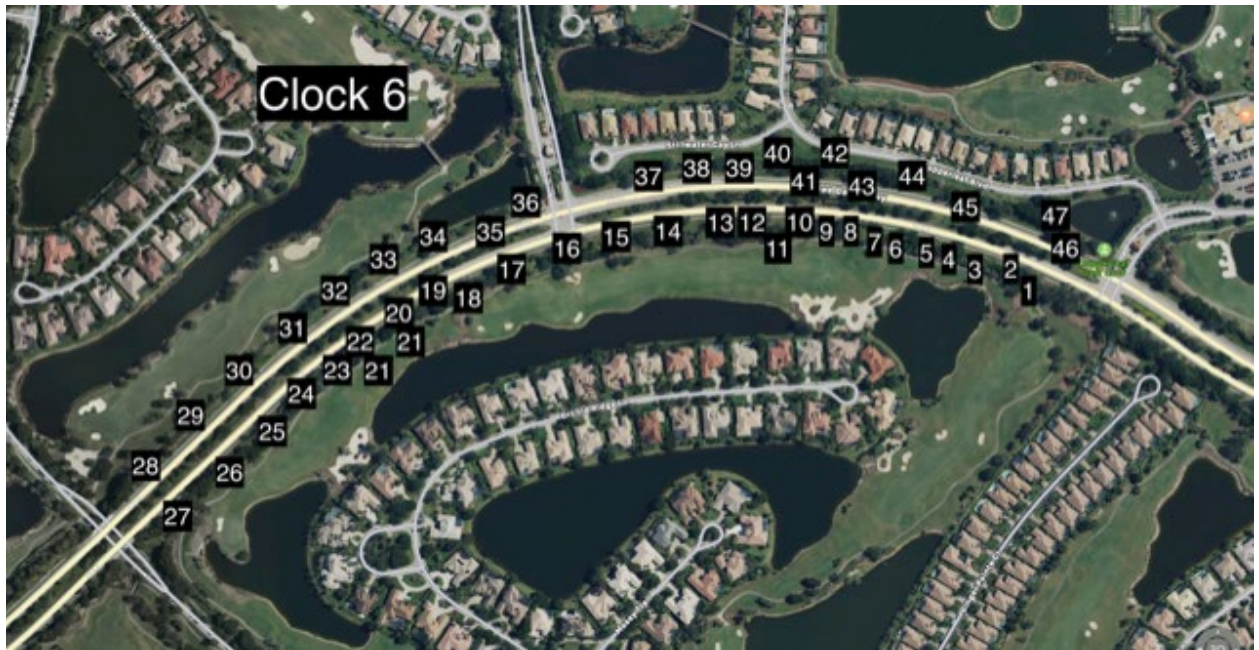
Submitted By: Blake Grimes

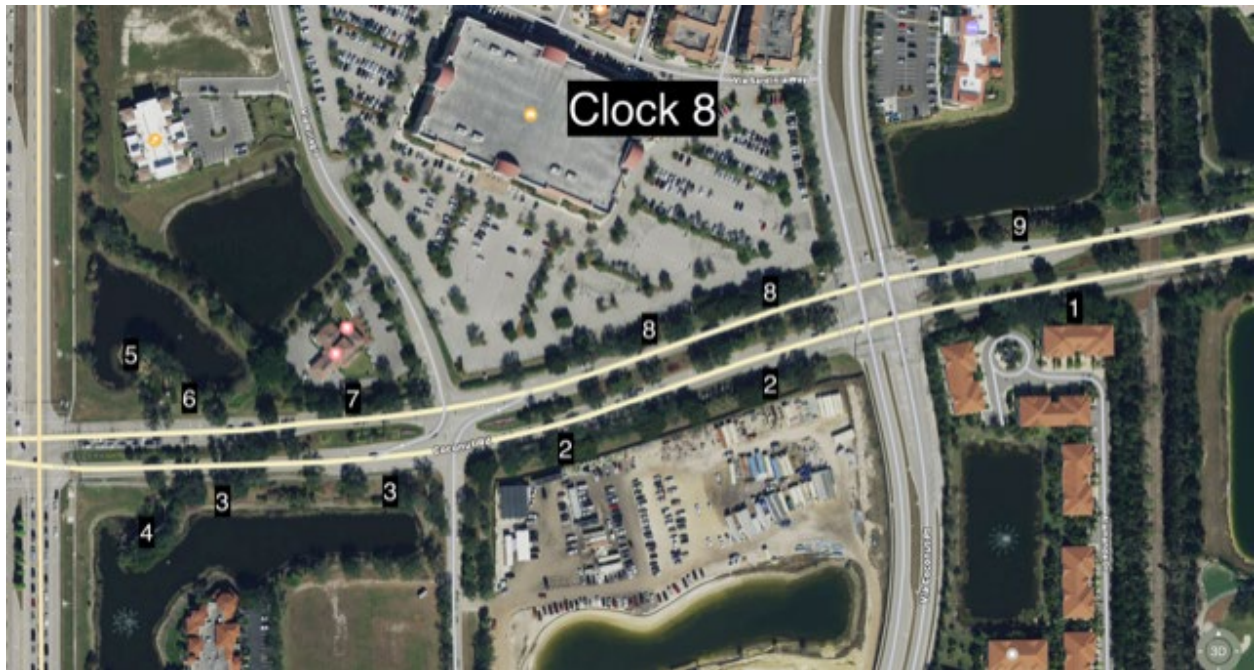
Approved By: _____

If you have any questions or need additional information concerning this proposal, please contact Mark Grime at 239-455-4911 or mgrimes@gulfscapeslandscape.com. Please fax approved proposal to 239-791-1264.









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

5B

January Meter Reading	
Meter Number	Operating When System Off
Clock 8	
5102776	No
5102777	No
5102752	No
86582846	No
Clock 1	
5522576	No
5522562	No
5522678	No
5522548	No
Clock 2	
2349020	No
2326252	No
2396688	No
Clock 3	
2396687	No
2396690	No
2396249	No
Clock 4	
5099371	No
2941475	No
Clock 5	
2731336	No
8403813	No
8870474	No
Clock 6	
8110883	No
8870471	No
82260048	No
8870476	No
8870475	No
Clock 7	
6864737	No
8111558	No
6864734	No
82806008	No

February Meter Reading	
Meter Number	Operating When System Off
Clock 8	
5102776	No
5102777	No
5102752	No
86582846	No
Clock 1	
5522576	No
5522562	No
5522678	No
5522548	No
Clock 2	
2349020	No
2326252	No
2396688	No
Clock 3	
2396687	No
2396690	No
2396249	No
Clock 4	
5099371	No
2941475	No
Clock 5	
2731336	No
8403813	No
8870474	No
Clock 6	
8110883	No
8870471	No
82260048	No
8870476	No
8870475	No
Clock 7	
6864737	No
8111558	No
6864734	No
82806008	No

January Mainline Breaks

Clock	Zone Area	Description
2	15	Small mainline
3	37	Large mainline. Pipe broke in sleeve under roadway.

February Mainline Breaks

Clock	Zone Area	Description
1	17	Large mainline. Pipe broke in sleeve under roadway.
6	22	Large mainline. Pipe broke at multiple connections.
7	24	Small mainline.
7	23	Small mainline.

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

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The Brooks ***Bonita Springs, Florida***

Flow Monitoring Controller 7



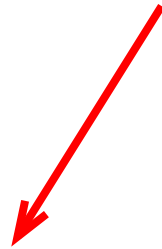
All ideas, descriptions and images indicated or represented by this document are owned by and are the exclusive property of Irrigation Design Group, Inc. They have been created, evolved and developed for use in and in conjunction with the project herein referenced. No such ideas, descriptions or images shall be used, duplicated or disclosed to any person, firm or corporation for any purpose whatsoever without the written permission of Irrigation Design Group, Inc. This document is covered by the copyright laws of The United States and may not be copied or transmitted electronically in whole or in part without the express written permission of Irrigation Design Group, Inc. © Copyright 2020 by Irrigation Design Group, Inc.

Controller 7

4 total RCS meters



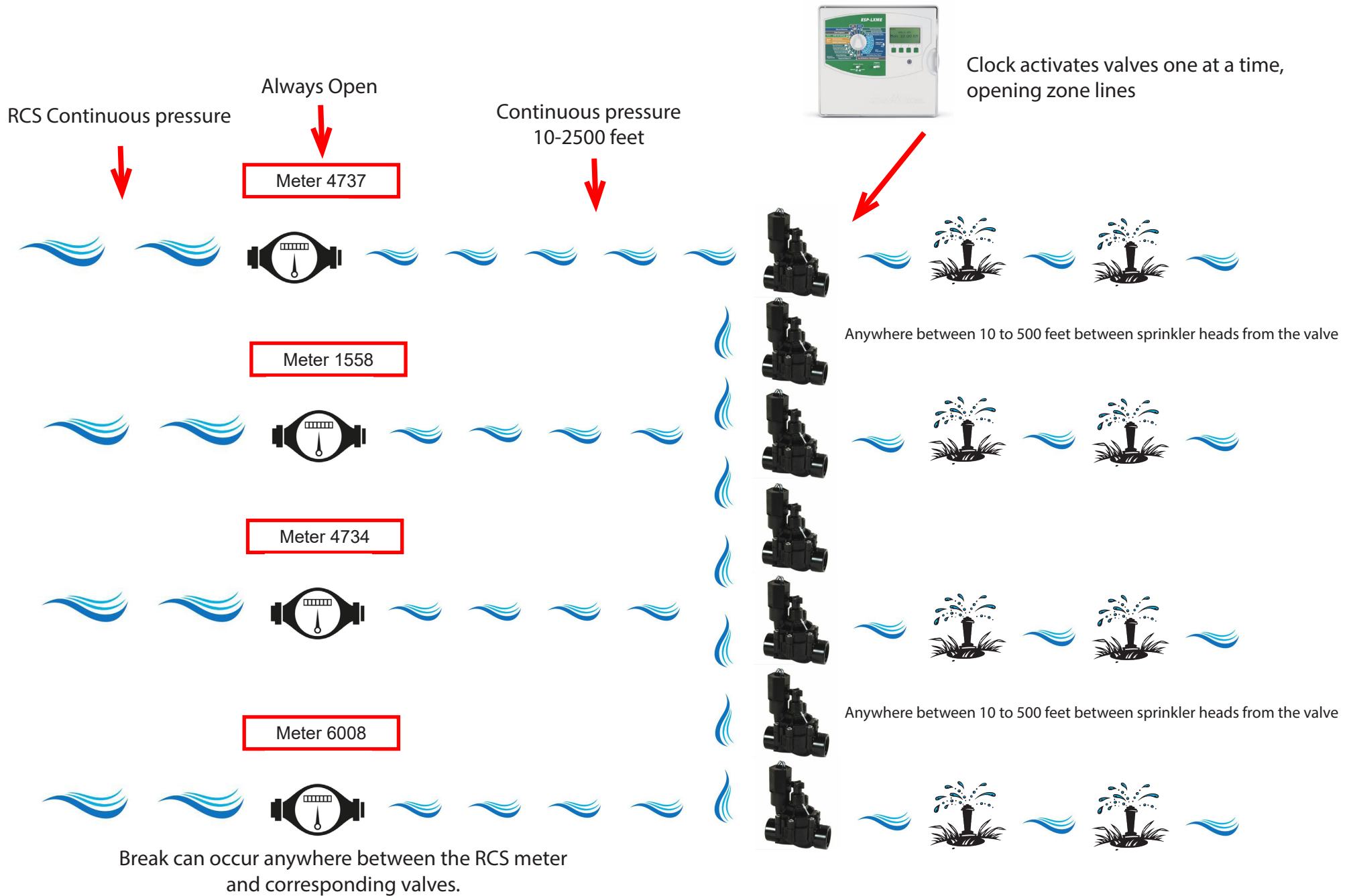
Estimated Valve Number 50



Irrigation Pipe Locations

- East on Williams RD
- North on East Side of 3 Oaks
- South on both sides of 3 Oaks

Current System Operation



Controller 7

Monthly Manual Leak Detection

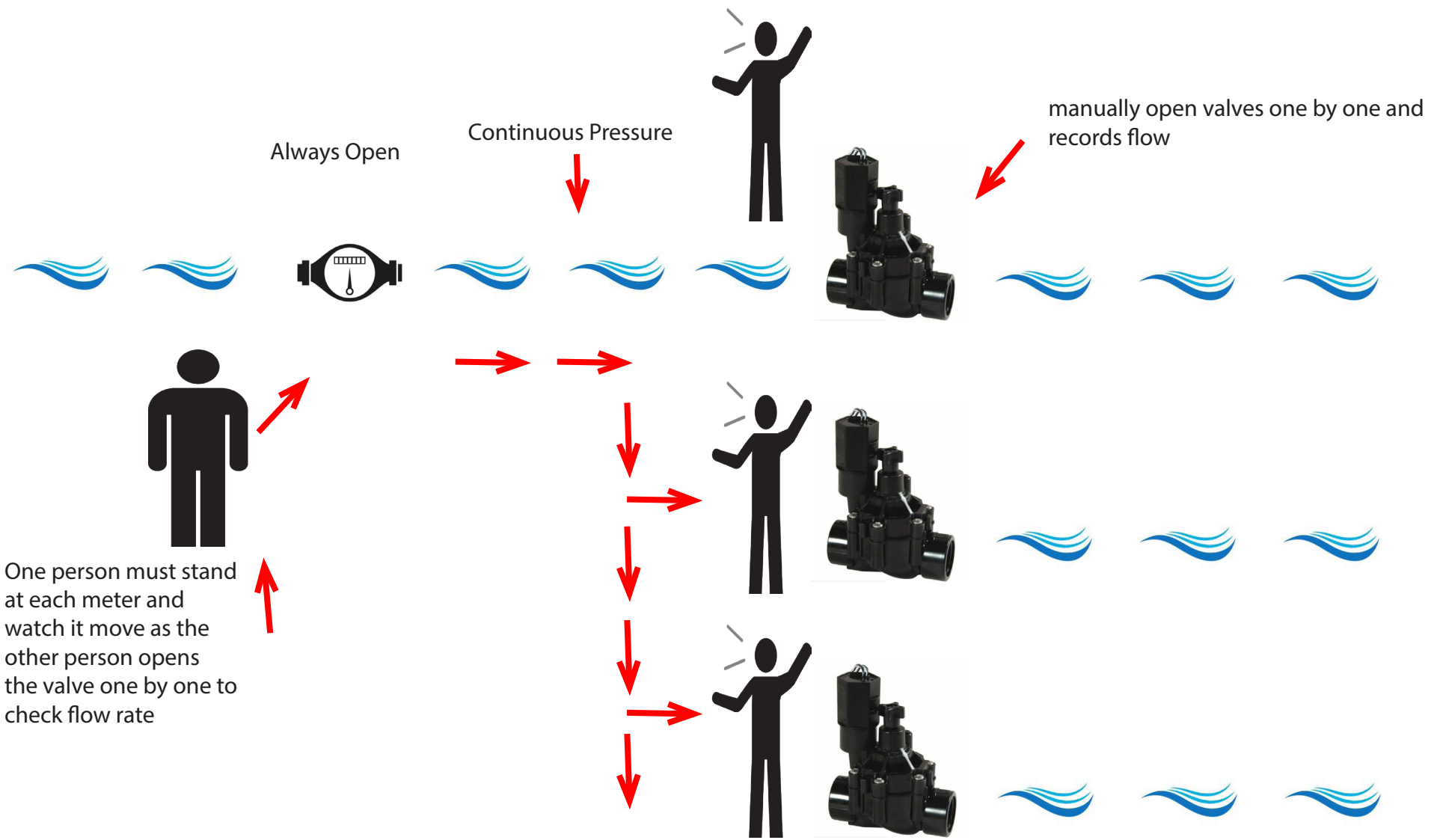
- Controller Off - Line under pressure
- Flow at RCS Four Meters – None

After Manual Leak Detection Check

- Technician finds leaks at various zones
- Leak durations unknown



Manual Checking



Tech Finds Leaks At

Clock	Zone	Repair Description
-------	------	--------------------

January

2	15	Small
3	37	Large

February

1	17	Large
6	22	Large
7	24	Small
7	23	Small

March

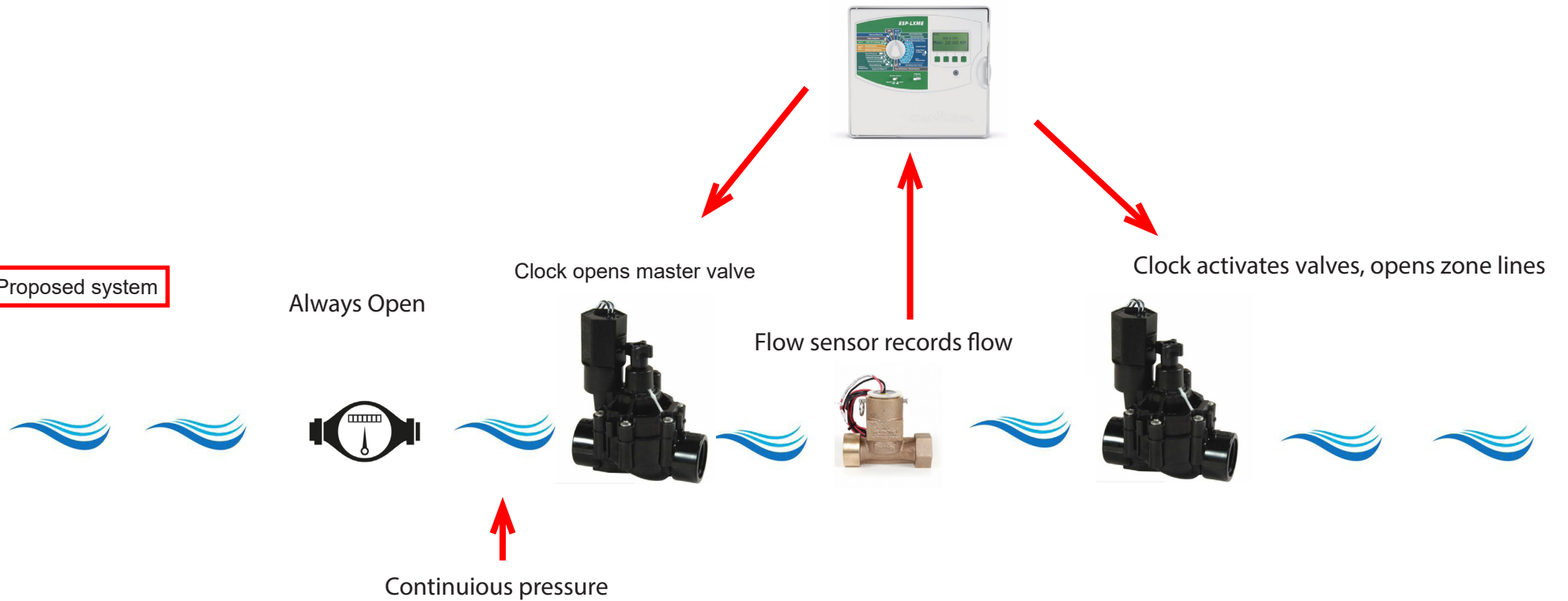
7	23	Medium
6	22	Medium
2	26	Medium
1	20	Large

System Operation

Current System

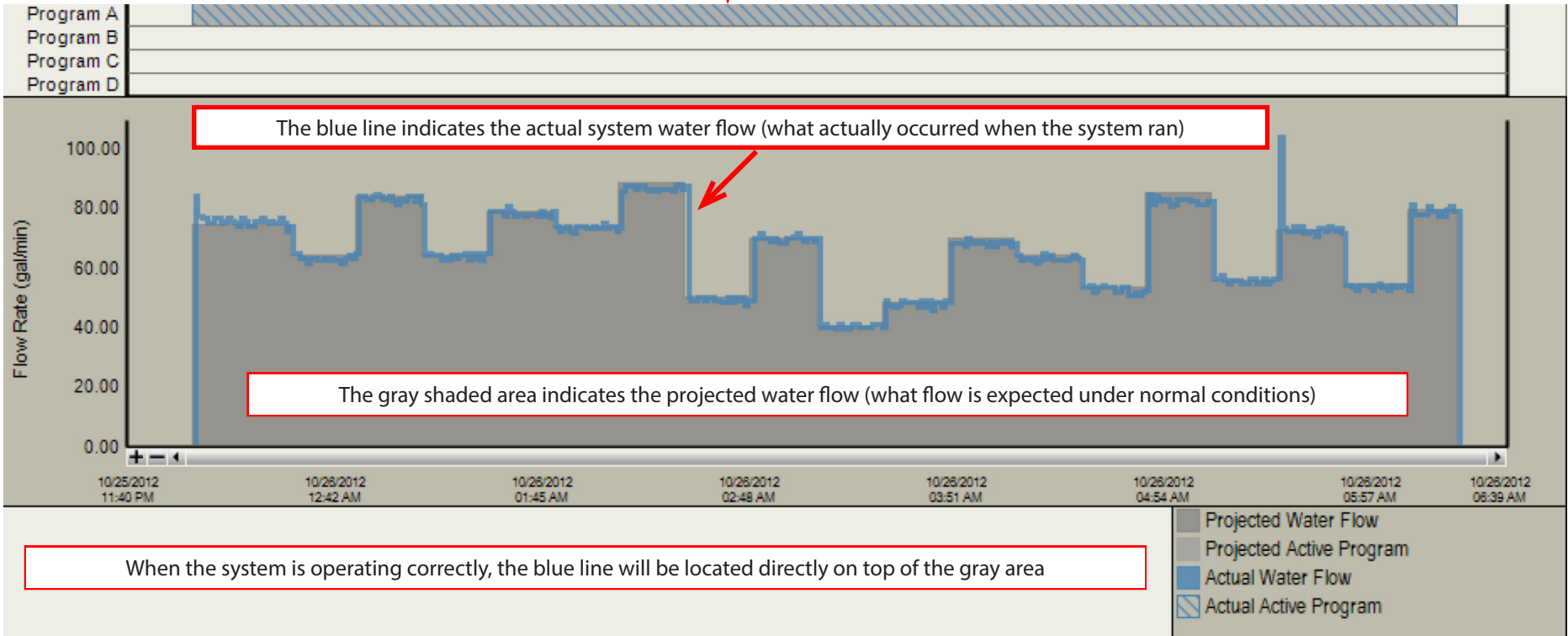


Proposed system



Normal System Operation

The blue hashed line indicates the program that is active and running



Graph Type: Scheduled Program

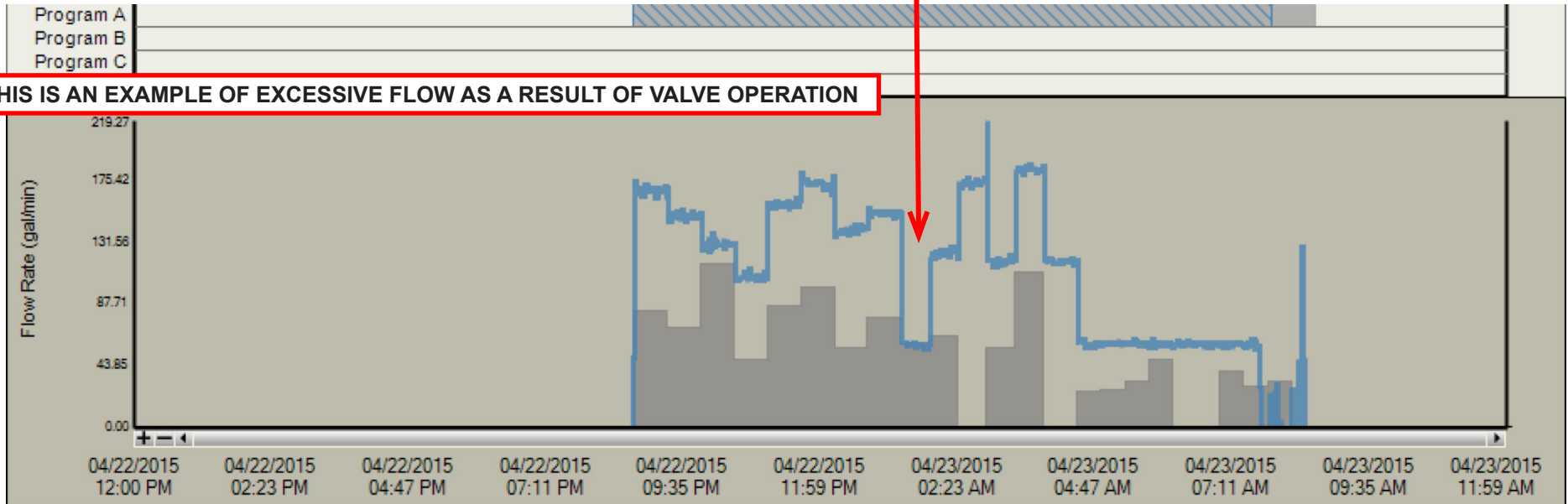
Projected Flow (gray): 25,803.50 gallons

Actual Flow (blue): 25,570.98 gallons

Stuck Valve

This control valve is the only valve operating at expected flow indicating it is the valve stuck in the open position

THIS IS AN EXAMPLE OF EXCESSIVE FLOW AS A RESULT OF VALVE OPERATION



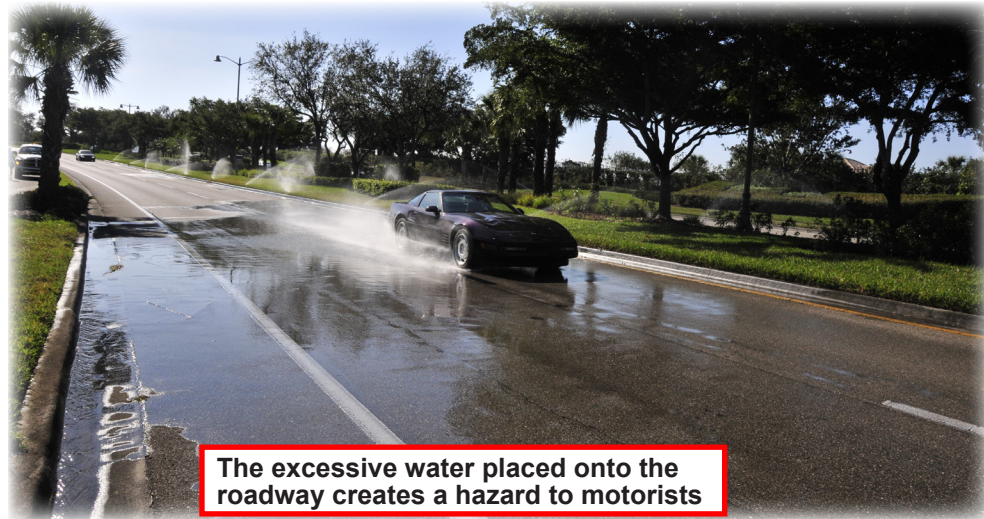
Graph Type: Scheduled Program

Projected Flow: 37,211.00 gallons

Actual Flow: 77,370.16 gallons

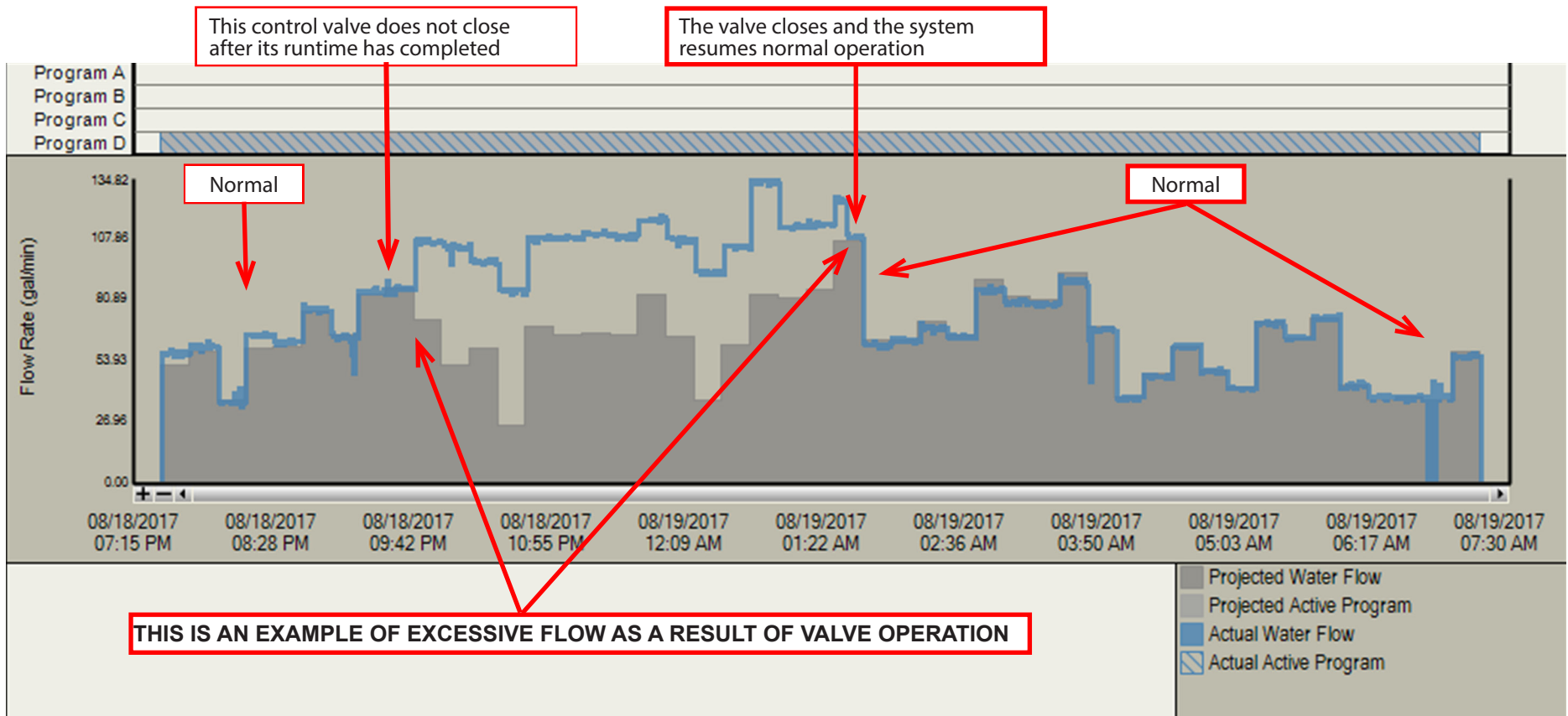
Deviation: **40,159.16 gallons (above projection)**

Municipal Effluent Water = Money Down the Drain



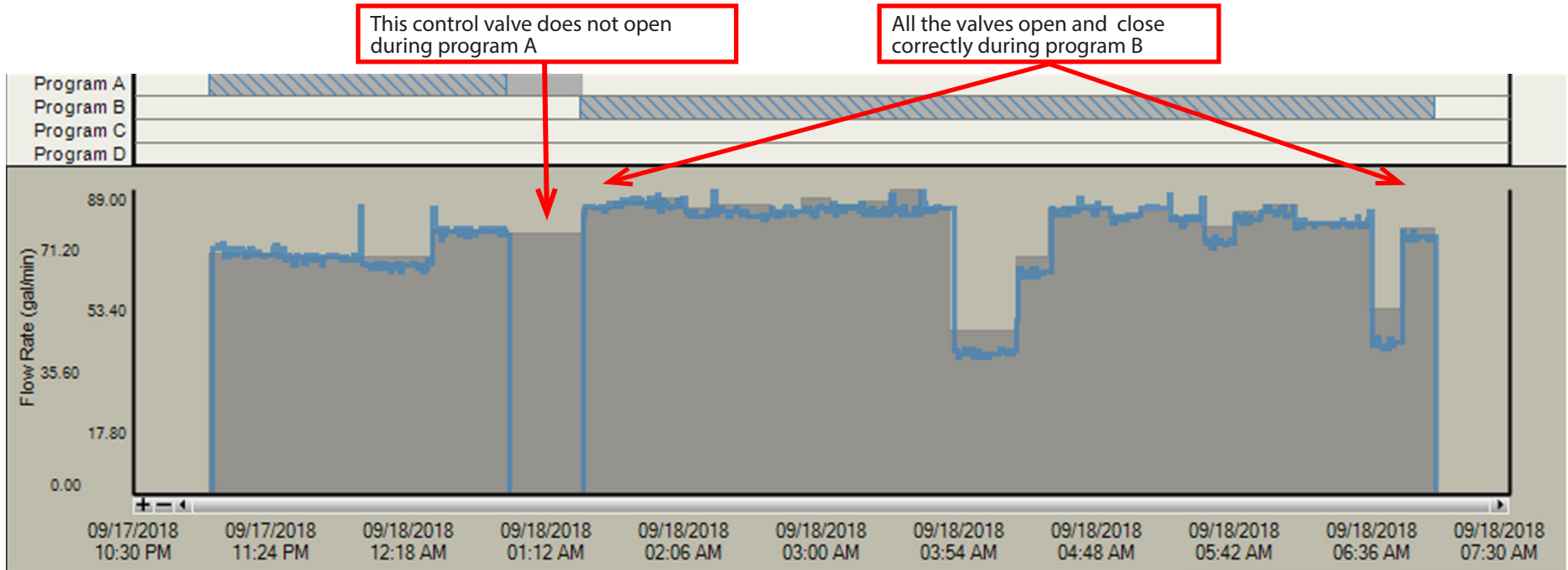
The excessive water placed onto the roadway creates a hazard to motorists

Excessive Flow

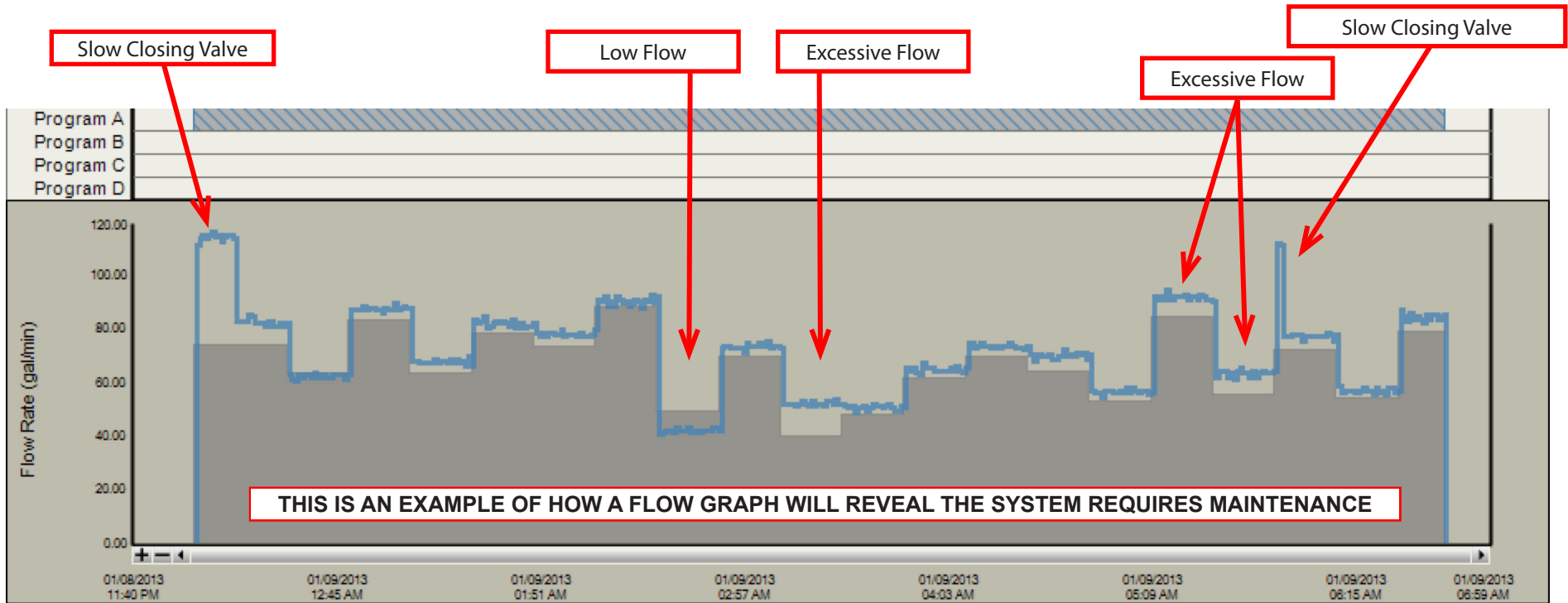


Graph Type:	Scheduled Program
Projected Flow:	44,982.00 gallons
Actual Flow:	57,412.05 gallons
Deviation:	12,430.05 gallons (above projection)

Non Working Valve

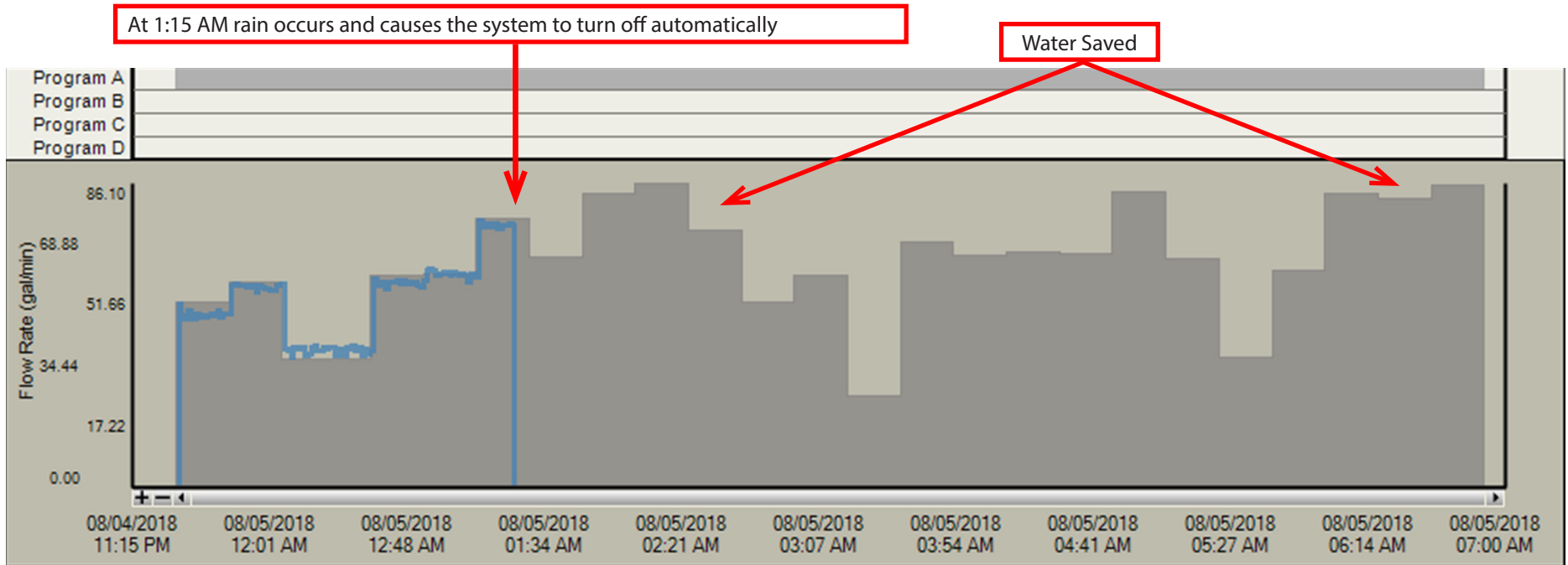


Requires Service



As the graph illustrates, there are numerous service related issues that exist. Excessive flow, typically indicates broken zone pipes, broken sprinkler heads or missing nozzles. Low flow usually indicates clogged sprinklers, clogged pipe or a valve not completely opening.

Rainfall Event



Water Saved With Automated Rain Shutdown

Graph Type:	Scheduled Program
Projected Flow:	28,363.80 gallons
Actual Flow:	6,067.79 gallon
Deviation:	22,296.01 gallons of water saved

Controller # 7 - (4) POC

GulfScapes

Landscape Management Services

Proposal

PO Box 8122
 Naples, FL
 Phone 239-455-4911 Fax 239-791-1264
 www.gulfscapeslandscape.com

DATE: October 10, 2019

RE: The Brooks Flow Meter Install
 Clock 7

Proposed to:

The Brooks
 C/o Wrathell, Hart, Hunt and Associates, LLC
 9220 Bonita Beach Road, Suite #214
 Bonita Springs, FL 34135

DESCRIPTION	AMOUNT
Provide labor and materials to complete the following flow meter installation on meter numbers 6864737, 8111558, 6864734, 82806008 on clock 7. These prices reflect labor and material that are not included in the material proposals from Tucor.	
<u>Tucor:</u>	
- Install provided master valve and flow meter kit already pre assembled to meter location. This price reflects per flow meter installation.	\$ 786.00
Total for 4 Meters:	\$ 3,144.00

Qty	Part Number	Materials	Description	List	Extension
1	LW-HGMMV-2	Link Wireless Flow Hydro Generator Assembly		\$ 18,634.00	\$ 18,634.00
4		Link Wireless Powered Flow Transmitter			
4		Wireless Flow Sensor w/ in line Generator			
4		2" Straight Thru Flow Meter Master valve assembly including 2" brass N/O master valve and 2" ultrasonic flow sensor.			
4		Jumbo Valve Box			
Sub Total					\$ 18,634.00

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

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**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
PROPOSED BUDGET
FISCAL YEAR 2021
PREPARED APRIL 13, 2020**

**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
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**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED GENERAL FUND BUDGETS
FISCAL YEAR 2021**

	Fiscal Year 2020			Total Revenue & Expenditures	Proposed Budget FY 2021
	Adopted Budget FY 2020	Actual through 3/31/2020	Projected through 9/30/2020		
REVENUES					
Assessment levy - gross	\$ 2,167,324				\$ 2,167,298
Allowable discounts (4%)	(86,693)				(86,692)
Assessment levy - net	2,080,631	\$ 1,993,339	\$ 87,292	\$ 2,080,631	2,080,606
Commons Club- share maint cost*	163,749	-	161,878	161,878	163,749
Coconut Road- cost sharing: mall contribution	13,000	-	13,000	13,000	13,000
FEMA/State grant	-	166,729	-	166,729	-
Interest & miscellaneous	3,500	532	600	1,132	3,500
Total revenues	2,260,880	2,160,600	262,770	2,423,370	2,260,855
EXPENDITURES					
Professional & admin					
Supervisors	14,000	3,875	10,125	14,000	14,000
Management	91,526	45,763	45,763	91,526	91,526
Accounting	38,077	19,038	19,039	38,077	38,077
Audit	19,000	3,500	15,500	19,000	19,000
Legal	10,000	9,944	5,000	14,944	10,000
Field management	43,576	21,788	21,788	43,576	43,576
Engineering	30,000	13,094	16,906	30,000	30,000
Trustee	12,900	4,089	8,811	12,900	12,900
Dissemination agent	2,000	1,000	1,000	2,000	2,000
Arbitrage	6,000	-	6,000	6,000	6,000
Assessment roll preparation	37,500	37,501	-	37,501	37,500
Telephone	1,035	518	517	1,035	1,035
Postage	1,200	444	600	1,044	1,200
Insurance	14,712	14,373	-	14,373	15,092
Printing & binding	2,277	1,139	1,138	2,277	2,277
Legal advertising	1,500	271	500	771	1,500
Contingencies	4,500	1,610	2,000	3,610	4,000
Settlement Payment- Lighthouse Bay	30,000	-	30,000	30,000	30,000
Annual District filing fee	350	350	-	350	350
ADA website compliance	351	199	-	199	351
Communication	1,000	-	1,000	1,000	1,000
Total professional & admin	361,504	178,496	185,687	364,183	361,384
Water management					
Contractual services	316,488	131,870	184,618	316,488	325,983
NPDES	17,000	18,478	5,000	23,478	17,000
Aquascaping	30,000	17,572	12,428	30,000	30,000
Aeration	75,000	-	65,000	65,000	65,000
Aeration - operating supplies	30,000	18,727	15,000	33,727	35,000
Culvert cleaning	30,000	63,900	-	63,900	30,000
Miscellaneous	5,000	-	2,500	2,500	5,000
Capital outlay - lake bank erosion repairs	200,000	199,625	100,000	299,625	200,000
Boundary exotic removal-Shared Ditch	20,000	32,988	-	32,988	20,000
Total water management	723,488	483,160	384,546	867,706	727,983
Lighting					
Contractual services	18,000	4,324	7,500	11,824	15,000
Electricity	30,000	13,027	14,500	27,527	28,000
Miscellaneous	2,500	1,009	1,491	2,500	2,500
Total lighting	50,500	18,360	23,491	41,851	45,500

BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED GENERAL FUND BUDGETS
FISCAL YEAR 2021

	Fiscal Year 2020			Total Revenue & Expenditures	Proposed Budget FY 2021
	Adopted Budget FY 2020	Actual through 3/31/2020	Projected through 9/30/2020		
Maintenance					
Railroad crossing lease	13,410	-	-	-	13,410
Total maintenance	13,410	-	-	-	13,410
Landscape maintenance					
Coconut Rd. & Three Oaks Parkway					
Pine-straw/soil/sand	50,000	36,709	5,000	41,709	45,000
Plant replacement supplies	80,000	16,916	63,084	80,000	80,000
Maintenance supplies	7,500	3,700	3,800	7,500	7,500
Electricity	500	211	289	500	500
Irrigation water	75,000	45,910	35,000	80,910	75,000
Electric - 41 entry feature/irrigation	11,000	4,298	5,200	9,498	10,000
Contract services	10,000	2,745	5,000	7,745	8,000
Irrigation repair	2,500	10,274	5,000	15,274	10,000
Landscape maintenance contract	680,000	400,168	322,332	722,500	693,600
Irrigation management	10,000	6,900	6,900	13,800	1,150
Total Coconut Rd. & Three Oaks Parkway	926,500	527,831	451,605	979,436	930,750
Parks and recreation					
Coconut Road Park					
Capital outlay	25,000	-	15,000	15,000	20,000
License fees	150	-	150	150	150
Plant replacements	13,000	-	10,000	10,000	12,000
Other maintenance supplies	4,000	1,765	2,235	4,000	4,000
Electric	9,000	3,720	4,500	8,220	9,000
Irrigation water	6,000	3,324	2,676	6,000	6,000
Sewer/water	1,000	1,763	1,500	3,263	3,000
Contract services	45,000	16,361	23,000	39,361	45,000
Building R&M	5,000	160	2,500	2,660	5,000
Landscape maint contract	86,000	41,067	44,933	86,000	87,720
Hardscape repairs	15,000	-	7,500	7,500	13,000
Lighting repairs	5,000	9,826	2,000	11,826	5,000
Hardscape maintenance	6,500	1,375	5,000	6,375	6,500
CC building landscaping	11,500	103	5,000	5,103	11,500
Total parks and recreation	232,150	79,464	125,994	205,458	227,870
Other fees and charges					
Property appraiser	4,127	3,555	572	4,127	4,127
Tax collector	5,331	5,175	156	5,331	5,331
Total other fees and charges	9,458	8,730	728	9,458	9,458
Total expenditures	2,317,010	1,296,041	1,172,051	2,468,092	2,316,355
Excess/(deficiency) of revenues over/(under) expenditures	(56,130)	864,559	(909,281)	(44,722)	(55,500)
Fund balance: beginning (unaudited)	681,980	796,018	1,660,577	796,018	751,296
Fund balance: ending (projected)					
Assigned: capital outlay projects	480,652	-	-	-	480,652
Unassigned	145,198	1,660,577	751,296	751,296	215,144
Fund balance: ending (projected)	\$ 625,850	\$ 1,660,577	\$ 751,296	\$ 751,296	\$ 695,796

**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED GENERAL FUND BUDGETS
FISCAL YEAR 2021**

	Fiscal Year 2020				Proposed Budget FY 2021
	Adopted Budget FY 2020	Actual through 3/31/2020	Projected through 9/30/2020	Total Revenue & Expenditures	
	Cost Sharing Analysis		Assessments Per Unit		
	# of Units	Cost Allocation	FY '20 Per Unit	FY '21 Per Unit	Total
Brooks I	2,375	65.70%	\$ 599.54	\$ 599.53	\$1,423,882
Brooks II	1,240	34.30%	\$ 599.54	\$ 599.53	743,416
	<u>3,615</u>	<u>100%</u>			<u>\$2,167,298</u>

*A portion of "operation and maintenance" expenditures are offset by the Commons Club (see "Commons Club- share maint cost" in the revenue section [above]).

**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES

Supervisors	\$ 14,000
The amount paid to each Supervisor for time devoted to District business and monthly meetings. The amount paid is \$200 per meeting for each member of the board. The Districts anticipate five meetings, in addition to applicable taxes.	
Management	91,526
Wrathell, Hunt and Associates, LLC , specializes in managing community development districts in the State of Florida by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all governmental requirements of the districts, develop financing programs, oversee the issuance of tax exempt bonds, and operate and maintain the assets of the communities.	
Accounting	38,077
Fees related to all aspects of accounting for the Districts' funds, including budget and financial statement preparation, cash management and accounts payable. These functions are performed by Wrathell, Hunt and Associates, LLC , on behalf of the districts.	
Audit	19,000
The Districts are required to complete annual, independent examinations of their accounting records and procedures. These audits are conducted pursuant to Florida Law and the Rules of the Florida Auditor General. The Districts currently have a contract with Grau and Associates to provide this service.	
Legal	10,000
Daniel H. Cox, PA., provides on-going general counsel and legal representation. Attorneys attend the noticed Board meetings in order to anticipate and deal with possible legal issues as they may arise and to respond to questions. In this capacity, as local government lawyers, realize that this type of local government is very limited in its scope - providing infrastructure and service to development.	
Field management	43,576
The Field Manager is responsible for day-to-day field operations. These responsibilities include preparing and bidding of services and commodities, contract administration, preparation and implementation of operating schedules and policies, ensuring compliance with operating permits, preparing field budgets, being a resource for the Districts' programs and attending board meetings. .	
Engineering	30,000
Johnson Engineering provides an array of engineering and consulting services to the Districts, assists in developing infrastructure and improvement-related solutions, in addition to advising on facility maintenance.	
Trustee	12,900
Annual fees paid to U.S. Bank for acting as trustee, paying agent and registrar.	
Dissemination agent	2,000
The Districts must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities & Exchange Act of 1934.	
Arbitrage	6,000
To ensure the Districts' compliance with all tax regulations, annual computations are necessary to calculate arbitrage rebate liability.	
Assessment roll preparation	37,500
The Districts have contracts with AJC Associates, Inc., to prepare and maintain the annual assessment rolls.	
Telephone	1,035
Telephone and fax machine services.	
Postage	1,200
Mailing of agenda packages, overnight deliveries, correspondence, etc.	

**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Insurance	15,092
The Districts carry public officials liability, general liability and fire damage insurance. Each District has a general liability insurance limit of \$1,000,000 (\$2,000,000 general aggregate limit), a public officials liability limit of \$1,000,000 (\$2,000,000 general aggregate limit) and a fire damage liability limit of \$50,000.	
Printing & binding	2,277
Checks, letterhead, envelopes, copies, etc.	
Legal advertising	1,500
Required advertisements for monthly meetings, special meetings, public hearings, bidding, etc.	
Contingencies	4,000
Bank charges and miscellaneous expenses incurred throughout the year.	
Settlement Payment- Lighthouse Bay	30,000
Annual District filing fees	350
Annual fees paid to the Department of Economic Opportunity.	
ADA website compliance	351
Communication	1,000
Periodic written communications to residents in addition to website design and maintenance.	
Contractual services	325,983
Contracts entered into by the Districts for water management related professional services.	
NPDES	17,000
Fees associated with maintaining water quality and compliance with the National Pollutant Discharge Elimination System's (NPDES) program standards.	
Aquascaping	30,000
Expenses incurred relating to supplemental planting of lakes and wetlands.	
Aeration	65,000
Expenses incurred in installing new aeration systems within the community. The Districts anticipate installing several new systems during the fiscal year.	
Aeration - operating supplies	35,000
Electricity, service and maintenance of the Districts' existing aeration systems.	
Culvert cleaning	30,000
Expenses for hiring a contractor to inspect and clean the Districts' drainage culvert system. Due to minimal findings the last few years of this program, the District anticipates a spot check only approach for the next few years.	
Miscellaneous	5,000
Miscellaneous expenses incurred relating to water management of the Districts.	
Capital outlay - lake bank erosion repairs	200,000
The District's has which began implemented a multi-year lake bank erosion repair program in Fiscal Year 2015. The program is geared towards insuring compliance with the District's surface water management permits and will continue to be implemented on a priority basis.	
Boundary exotic removal-Shared Ditch	20,000
Fees associated with, in accordance with regulatory permits, the removal of exotic material from the boundaries of the water management system on a periodic basis including the shared cost agreement with San Carlos Estates. Includes a quarterly bush-hogging program .	
Contractual services	15,000
Expenses for hiring a sub-contractor for electrical maintenance and repair.	
Electricity	28,000
Monthly street lighting fees paid to Florida Power & Light.	

**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Miscellaneous	2,500
Unforeseen miscellaneous costs relating to lighting.	
Railroad crossing lease	13,410
Coconut Rd. & Three Oaks Parkway	
Pine-straw/soil/sand	45,000
This expense is based on the actual cost for one application of pine straw and soil as needed.	
Plant replacement supplies	80,000
For fiscal year 2021, it is anticipated that the District will need to continue to replace dead, deteriorated plant materials that are determined not to be the result of negligence on the part of the maintenance contractor.	
Maintenance supplies	7,500
This cost is based on the actual out-of-pocket expenses to continue the holiday decorations program.	
Electricity	500
This cost is based on the metered expenses for various fountains, irrigation, lighting and entry features.	
Irrigation water	75,000
The annual budget assumes normal weather patterns. Cost is based on actual metered volume.	
Electric - 41 entry feature/irrigation	10,000
Contract Services	8,000
This is for the cost of pressure washing/painting the entry monuments.	
Irrigation repair	10,000
Costs associated with the repair of irrigation facilities that are not covered under the maintenance contract.	
Landscape maintenance contract	693,600
Covers the routine landscape maintenance cost associated with the District's current contract with Gulfscapes Landscape Services Inc., for all areas.	
Irrigation Management	1,150
Intended to cover the costs associated with the irrigation management contract with Irrigation Design Group.	
Parks and recreation	
Coconut Road Park	
Capital outlay	20,000
Intended to address annual capital needs	
License Fees	150
Covers the annual cost of renewing the health department permit for the interactive fountain.	
Plant Replacements	12,000
Intended to cover the costs of replacing dead or deteriorated plants.	
Other Maintenance Supplies	4,000
Intended to cover the miscellaneous costs of supplies for the restrooms and playground.	
Electric	9,000
Intended to cover the electrical costs associated with the lighting and fountains.	
Irrigation Water	6,000
Intended to cover the cost of irrigation water received from RCS.	
Sewer/Water	3,000
Intended to cover the costs of water and sewer service to the restrooms and interactive fountain.	

**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Contract Services	45,000
Intended to cover the costs of contractor providing routine services to the restrooms, fountains, periodic security patrol and holiday decorations.	
Building R&M	5,000
Intended to cover restroom repairs and maintenance.	
Landscape Maint Contract	87,720
Intended to cover the costs associated with maintaining the landscaping.	
Hardscape Repairs	13,000
Intended to cover the periodic costs of repairing signs/monuments, court surfaces, paver walkways etc.	
Lighting Repairs	5,000
Intended to cover the cost of periodic repairs to parking lot and walkway lighting as well as landscape lighting.	
Hardscape Maintenance	6,500
Intended to cover the periodic cost of pressure washing monument signs, walkways etc.	
CC Building Landscaping	11,500
Intended to cover the costs associated maintaining the landscaping immediately adjacent to the Commons Club buildings.	
Property appraiser	4,127
The property appraiser's fee is \$1.00 per parcel in the Districts' boundaries.	
Tax collector	5,331
The tax collector's fee is 1.5% of the total assessments levied.	
Total expenditures	<u><u>\$ 2,316,355</u></u>

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2021**

	Fiscal Year 2020			Total Revenue & Expenditures	Proposed Budget FY 2021
	Adopted Budget FY 2020	Actual through 3/31/2020	Projected through 9/30/2020		
REVENUES					
Assessment levy - gross	\$ 1,423,932				\$ 1,423,915
Allowable discounts (4%)	(56,957)				(56,957)
Assessment levy - net	1,366,975	\$ 1,315,780	\$ 51,195	\$ 1,366,975	1,366,958
Commons Club- share maint cost	107,583	-	107,583	107,583	107,583
Coconut Road- cost sharing: mall contribution	8,541	-	8,541	8,541	8,541
FEMA/State grant	-	109,541	-	109,541	-
Interest & miscellaneous	2,300	269	300	569	2,300
Total revenues	1,485,399	1,425,590	167,619	1,593,209	1,485,382
EXPENDITURES					
Professional & admin					
Supervisors	9,198	2,546	6,652	9,198	9,198
Management	60,133	30,066	30,066	60,132	60,133
Accounting	25,017	12,508	12,509	25,017	25,017
Audit	12,483	2,299	10,184	12,483	12,483
Legal	6,570	6,533	3,285	9,818	6,570
Field management	28,629	14,314	14,315	28,629	28,629
Engineering	19,710	8,603	11,107	19,710	19,710
Trustee	8,475	2,687	5,789	8,476	8,475
Dissemination Agent	1,314	657	657	1,314	1,314
Arbitrage	3,942	-	3,942	3,942	3,942
Assessment roll preparation	24,638	24,638	-	24,638	24,638
Telephone	680	340	340	680	680
Postage	788	292	394	686	788
Insurance	9,666	9,443	-	9,443	9,915
Printing & binding	1,496	748	748	1,496	1,496
Legal advertising	986	178	329	507	986
Contingencies	2,957	1,058	1,314	2,372	2,628
Settlement Payment- Lighthouse Bay	30,000	-	30,000	30,000	30,000
Annual District filing fee	230	230	-	230	230
ADA website compliance	231	131	-	131	231
Communication	657	-	657	657	657
Total professional & admin	247,800	117,271	132,286	249,557	247,720
Water management					
Contractual services	207,933	86,638	121,294	207,932	214,171
NPDES	11,169	12,140	3,285	15,425	11,169
Aquascaping	19,710	11,545	8,165	19,710	19,710
Aeration	49,275	-	42,705	42,705	42,705
Aeration - operating supplies	19,710	12,304	9,855	22,159	22,995
Culvert cleaning	19,710	41,982	-	41,982	19,710
Miscellaneous	3,285	-	1,643	1,643	3,285
Capital outlay - lake bank erosion repairs	131,400	131,154	65,700	196,854	131,400
Boundary exotic removal-Shared Ditch	13,140	21,673	-	21,673	13,140
Total water management	475,332	317,436	252,647	570,083	478,285
Lighting					
Contractual services	11,826	2,841	4,928	7,769	9,855
Electricity	19,710	8,559	9,527	18,086	18,396
Miscellaneous	1,643	663	980	1,643	1,643
Total lighting	33,179	12,063	15,434	27,497	29,894

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2021**

	Fiscal Year 2020			Total Revenue & Expenditures	Proposed Budget FY 2021
	Adopted Budget FY 2020	Actual through 3/31/2020	Projected through 9/30/2020		
Maintenance					
Railroad crossing lease	8,810	-	-	-	8,810
Total maintenance	8,810	-	-	-	8,810
Landscape maintenance					
Coconut Rd. & Three Oaks Parkway					
Pine-straw/soil/sand	32,850	24,118	3,285	27,403	29,565
Plant replacement supplies	52,560	9,967	41,446	51,413	52,560
Maintenance supplies	4,928	2,431	2,497	4,928	4,928
Electricity	329	139	190	329	329
Irrigation water	49,275	30,163	22,995	53,158	49,275
Electric - 41 entry feature/irrigation	7,227	2,824	3,416	6,240	6,570
Contract services	6,570	1,803	3,285	5,088	5,256
Irrigation repair	1,643	7,965	3,285	11,250	6,570
Landscape maintenance contract	446,760	262,910	211,772	474,682	455,695
Irrigation management	6,570	4,533	4,533	9,066	756
Total Coconut Rd. & Three Oaks Parkway	608,712	346,853	296,704	643,557	611,504
Parks and recreation					
Coconut Road Park					
Capital outlay	16,425	-	9,855	9,855	13,140
License Fees	99	-	99	99	99
Plant Replacements	8,541	-	6,570	6,570	7,884
Other Maintenance Supplies	2,628	1,160	1,468	2,628	2,628
Electric	5,913	2,444	2,957	5,401	5,913
Irrigation Water	3,942	2,184	1,758	3,942	3,942
Sewer/Water	657	1,158	986	2,144	1,971
Contract Services	29,565	10,749	15,111	25,860	29,565
Building R&M	3,285	105	1,643	1,748	3,285
Landscape Maint Contract	56,502	26,981	29,521	56,502	57,632
Hardscape Repairs	9,855	-	4,928	4,928	8,541
Lighting Repairs	3,285	6,456	1,314	7,770	3,285
Hardscape Maintenance	4,271	903	3,285	4,188	4,271
CC Building Landscaping	7,556	-	3,285	3,285	7,556
Total parks and recreation	152,524	52,140	82,778	134,918	149,712
Other fees and charges					
Property appraiser	2,711	2,336	376	2,712	2,711
Tax collector	3,502	3,370	102	3,472	3,502
Total other fees and charges	6,213	5,706	478	6,184	6,213
Total expenditures	1,532,570	851,469	780,328	1,631,797	1,532,138
Excess/(deficiency) of revenues over/(under) expenditures	(47,171)	574,121	(612,709)	(38,588)	(46,756)
Fund balance: beginning (unaudited)	385,319	474,431	1,048,552	474,431	435,843
Fund balance: ending (projected)					
Assigned: capital outlay projects	315,788	-	-	-	315,788
Unreserved, undesignated	22,360	1,048,552	435,843	435,843	73,299
Fund balance: ending (projected)	\$ 338,148	\$ 1,048,552	\$ 435,843	\$ 435,843	\$ 389,087

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2021**

	Fiscal Year 2020			Total Revenue & Expenditures	Proposed Budget FY 2021
	Adopted Budget FY 2020	Actual through 3/31/2020	Projected through 9/30/2020		
REVENUES					
Assessment levy - gross	\$ 743,392				\$ 743,383
Allowable discounts (4%)	(29,736)				(29,735)
Assessment levy - net	713,656	\$ 677,559	\$ 36,097	\$ 713,656	713,648
Commons Club- share maint cost	56,166	-	54,295	54,295	56,166
Coconut Road- cost sharing: mall contribution	4,459	-	4,459	4,459	4,459
FEMA/State grant	-	57,188	-	57,188	-
Interest & miscellaneous	1,201	263	300	563	1,201
Total revenues	775,482	735,010	95,151	830,161	775,474
EXPENDITURES					
Professional & admin					
Supervisors	4,802	1,329	3,473	4,802	4,802
Management	31,393	15,697	15,697	31,394	31,393
Accounting	13,060	6,530	6,530	13,060	13,060
Audit	6,517	1,201	5,317	6,518	6,517
Legal	3,430	3,411	1,715	5,126	3,430
Field management	14,947	7,474	7,473	14,947	14,947
Engineering	10,290	4,491	5,799	10,290	10,290
Trustee	4,425	1,402	3,022	4,424	4,425
Dissemination Agent	686	343	343	686	686
Arbitrage	2,058	-	2,058	2,058	2,058
Assessment roll preparation	12,863	12,863	-	12,863	12,863
Telephone	355	178	177	355	355
Postage	412	152	206	358	412
Insurance	5,046	4,930	-	4,930	5,177
Printing & binding	781	391	390	781	781
Legal advertising	515	93	172	265	515
Contingencies	1,544	552	686	1,238	1,372
Annual District filing fee	120	120	-	120	120
ADA website compliance	120	68	-	68	120
Communication	343	-	343	343	343
Total professional & admin	113,707	61,225	53,401	114,626	113,666
Water management					
Contractual services	108,555	45,232	63,324	108,556	111,812
NPDES	5,831	6,338	1,715	8,053	5,831
Aquascaping	10,290	6,027	4,263	10,290	10,290
Aeration	25,725	-	22,295	22,295	22,295
Aeration - operating supplies	10,290	6,423	5,145	11,568	12,005
Culvert cleaning	10,290	21,918	-	21,918	10,290
Miscellaneous	1,715	-	858	858	1,715
Capital outlay - lake bank erosion repairs	68,600	68,471	34,300	102,771	68,600
Boundary exotic removal-Shared Ditch	6,860	11,315	-	11,315	6,860
Total water management	248,156	165,724	131,899	297,623	249,698
Lighting					
Contractual services	6,174	1,483	2,573	4,056	5,145
Electricity	10,290	4,468	4,974	9,442	9,604
Miscellaneous	858	346	511	857	858
Total lighting	17,322	6,297	8,057	14,354	15,607

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2021**

	Fiscal Year 2020			Total Revenue & Expenditures	Proposed Budget FY 2021
	Adopted Budget FY 2020	Actual through 3/31/2020	Projected through 9/30/2020		
Maintenance					
Railroad crossing lease	4,600	-	-	-	4,600
Total maintenance	4,600	-	-	-	4,600
Landscape maintenance					
Coconut Rd. & Three Oaks Parkway					
Pine-straw/soil/sand	17,150	12,591	1,715	14,306	15,435
Plant replacement supplies	27,440	6,949	21,638	28,587	27,440
Maintenance supplies	2,573	1,269	1,303	2,572	2,573
Electricity	172	72	99	171	172
Irrigation water	25,725	15,747	12,005	27,752	25,725
Electric - 41 entry feature/irrigation	3,773	1,474	1,784	3,258	3,430
Contract services	3,430	942	1,715	2,657	2,744
Irrigation repair	858	2,309	1,715	4,024	3,430
Landscape maintenance contract	233,240	137,258	110,560	247,818	237,905
Irrigation management	3,430	2,367	2,367	4,734	394
Capital outlay - signal poles	-	-	-	-	-
Total Coconut Rd. & Three Oaks Parkway	317,791	180,978	154,901	335,879	319,248
Parks and recreation					
Coconut Road Park					
Capital outlay	8,575	-	5,145	5,145	6,860
License Fees	51	-	51	51	51
Plant Replacements	4,459	-	3,430	3,430	4,116
Other Maintenance Supplies	1,372	605	767	1,372	1,372
Electric	3,087	1,276	1,544	2,820	3,087
Irrigation Water	2,058	1,140	918	2,058	2,058
Sewer/Water	343	605	515	1,120	1,029
Contract Services	15,435	5,612	7,889	13,501	15,435
Building R&M	1,715	55	858	913	1,715
Landscape Maint Contract	29,498	14,086	15,412	29,498	30,088
Hardscape Repairs	5,145	-	2,573	2,573	4,459
Lighting Repairs	1,715	3,370	686	4,056	1,715
Hardscape Maintenance	2,230	472	1,715	2,187	2,230
CC Building Landscaping	3,945	103	1,715	1,818	3,945
Total parks and recreation	79,628	27,324	43,216	70,540	78,160
Other fees and charges					
Property appraiser	1,416	1,219	196	1,415	1,416
Tax collector	1,829	1,805	54	1,859	1,829
Total other fees and charges	3,245	3,024	250	3,274	3,245
Total expenditures	784,449	444,572	391,723	836,295	784,224
Excess/(deficiency) of revenues over/(under) expenditures	(8,967)	290,438	(296,572)	(6,134)	(8,750)
Fund balance: beginning (unaudited)	296,661	321,587	612,025	321,587	315,453
Fund balance: ending (projected)					
Assigned: capital outlay projects	164,864	-	-	-	164,864
Unreserved, undesignated	122,830	612,025	315,453	315,453	141,839
Fund balance: ending (projected)	\$ 287,694	\$ 612,025	\$ 315,453	\$ 315,453	\$ 306,703

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2001 BONDS
FISCAL YEAR 2021**

	Fiscal Year 2020				Proposed Budget FY 2021
	Adopted Budget FY 2020	Actual through 3/31/2020	Projected through 9/30/2020	Total Revenue & Expenditures	
REVENUES					
Assessment levy: on-roll - gross	\$ 106,813				\$ 108,453
Allowable discounts (4%)	(4,273)				(4,338)
Assessment levy: on-roll - net	102,540	\$ 98,449	\$ 4,091	\$ 102,540	104,115
Interest Income	-	740	-	740	-
Total revenues	102,540	99,189	4,091	103,280	104,115
EXPENDITURES					
Debt service					
Principal	45,000	-	45,000	45,000	50,000
Principal prepayment	-	5,000	-	5,000	-
Interest	57,540	28,770	30,140	58,910	54,115
Total debt service	102,540	33,770	75,140	108,910	104,115
Fund balance:					
Net increase/(decrease) in fund balance	-	65,419	(71,049)	(5,630)	-
Beginning fund balance (unaudited)	115,412	117,115	182,534	117,115	111,485
Ending fund balance (projected)	\$115,412	\$ 182,534	\$111,485	\$ 111,485	111,485
Use of fund balance					
Debt service reserve account balance (required)					(63,279)
Interest expense - November 1, 2021					(25,345)
Projected fund balance surplus/(deficit) as of September 30, 2021					\$ 22,861

Brooks I
 Community Development District
 Series 2001
 \$1,555,000

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
11/01/2020	-	-	27,057.50	27,057.50
05/01/2021	50,000.00	6.850%	27,057.50	77,057.50
11/01/2021	-	-	25,345.00	25,345.00
05/01/2022	55,000.00	6.850%	25,345.00	80,345.00
11/01/2022	-	-	23,461.25	23,461.25
05/01/2023	55,000.00	6.850%	23,461.25	78,461.25
11/01/2023	-	-	21,577.50	21,577.50
05/01/2024	60,000.00	6.850%	21,577.50	81,577.50
11/01/2024	-	-	19,522.50	19,522.50
05/01/2025	65,000.00	6.850%	19,522.50	84,522.50
11/01/2025	-	-	17,296.25	17,296.25
05/01/2026	70,000.00	6.850%	17,296.25	87,296.25
11/01/2026	-	-	14,898.75	14,898.75
05/01/2027	75,000.00	6.850%	14,898.75	89,898.75
11/01/2027	-	-	12,330.00	12,330.00
05/01/2028	80,000.00	6.850%	12,330.00	92,330.00
11/01/2028	-	-	9,590.00	9,590.00
05/01/2029	85,000.00	6.850%	9,590.00	94,590.00
11/01/2029	-	-	6,678.75	6,678.75
05/01/2030	95,000.00	6.850%	6,678.75	101,678.75
11/01/2030	-	-	3,425.00	3,425.00
05/01/2031	100,000.00	6.850%	3,425.00	103,425.00
Total	\$790,000.00	-	\$362,365.00	\$1,152,365.00

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2003 BONDS
FISCAL YEAR 2021**

	Fiscal Year 2020			Total Revenue & Expenditures	Proposed Budget FY 2021
	Adopted Budget FY 2020	Actual through 3/31/2020	Projected through 9/30/2020		
REVENUES					
Assessment levy: on-roll - gross	\$ 118,333				\$ 120,671
Allowable discounts (4%)	(4,733)				(4,827)
Assessment levy: on-roll - net	113,600	\$ 109,583	\$ 4,017	\$ 113,600	115,844
Interest & miscellaneous	-	867	-	867	-
Total revenues	113,600	110,450	4,017	114,467	115,844
EXPENDITURES					
Debt service					
Principal	45,000	-	45,000	45,000	50,000
Interest	68,600	34,300	35,831	70,131	65,844
Total debt service	113,600	34,300	80,831	115,131	115,844
Net change in fund balances	-	76,150	(76,814)	(664)	-
Beginning fund balance (unaudited)	134,026	134,607	210,757	134,607	133,943
Ending fund balance (projected)	\$ 134,026	\$210,757	\$133,943	\$ 133,943	133,943
Use of Fund Balance					
Debt Service Reserve Account Balance (Required)					(80,845)
Interest Expense - November 1, 2021					(31,391)
Projected fund balance surplus/(deficit) as of September 30, 2021					\$ 21,707

Brooks II
 Community Development District
 Series 2003 A
 \$1,645,000

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
11/01/2020	-	-	32,921.88	32,921.88
05/01/2021	50,000.00	6.125%	32,921.88	82,921.88
11/01/2021	-	-	31,390.63	31,390.63
05/01/2022	55,000.00	6.125%	31,390.63	86,390.63
11/01/2022	-	-	29,706.25	29,706.25
05/01/2023	55,000.00	6.125%	29,706.25	84,706.25
11/01/2023	-	-	28,021.88	28,021.88
05/01/2024	60,000.00	6.125%	28,021.88	88,021.88
11/01/2024	-	-	26,184.38	26,184.38
05/01/2025	65,000.00	6.125%	26,184.38	91,184.38
11/01/2025	-	-	24,193.75	24,193.75
05/01/2026	70,000.00	6.125%	24,193.75	94,193.75
11/01/2026	-	-	22,050.00	22,050.00
05/01/2027	75,000.00	6.125%	22,050.00	97,050.00
11/01/2027	-	-	19,753.13	19,753.13
05/01/2028	75,000.00	6.125%	19,753.13	94,753.13
11/01/2028	-	-	17,456.25	17,456.25
05/01/2029	80,000.00	6.125%	17,456.25	97,456.25
11/01/2029	-	-	15,006.25	15,006.25
05/01/2030	85,000.00	6.125%	15,006.25	100,006.25
11/01/2030	-	-	12,403.13	12,403.13
05/01/2031	90,000.00	6.125%	12,403.13	102,403.13
11/01/2031	-	-	9,646.88	9,646.88
05/01/2032	100,000.00	6.125%	9,646.88	109,646.88
11/01/2032	-	-	6,584.38	6,584.38
05/01/2033	105,000.00	6.125%	6,584.38	111,584.38
11/01/2033	-	-	3,368.75	3,368.75
05/01/2034	110,000.00	6.125%	3,368.75	113,368.75
Total	\$1,075,000.00	-	\$557,375.00	\$1,632,375.00

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2017 BONDS (REFUNDED SERIES 2006)
FISCAL YEAR 2021**

	Fiscal Year 2020			Total Revenue & Expenditures	Proposed Budget FY 2021
	Adopted Budget FY 2020	Actual through 3/31/2020	Projected through 9/30/2020		
REVENUES					
Assessment levy: on-roll - gross	\$ 1,141,518				\$ 1,140,414
Allowable discounts (4%)	(45,661)				(45,617)
Assessment levy: on-roll - net	1,095,857	\$ 1,041,036	\$ 54,821	\$ 1,095,857	1,094,797
Interest & miscellaneous	-	3,948	-	3,948	-
Total Revenues	<u>1,095,857</u>	<u>1,044,984</u>	<u>54,821</u>	<u>1,099,805</u>	<u>1,094,797</u>
EXPENDITURES					
Debt Service					
Principal	767,000	-	767,000	767,000	791,000
Principal prepayment	-	10,000	-	10,000	-
Interest	340,349	170,175	170,175	340,350	316,262
Total debt service	<u>1,107,349</u>	<u>180,175</u>	<u>937,175</u>	<u>1,117,350</u>	<u>1,107,262</u>
Excess/(deficiency) of revenues over/(under) expenditures	(11,492)	864,809	(882,354)	(17,545)	(12,465)
Beginning fund balance (unaudited)	529,674	554,316	-	554,316	536,771
Ending fund balance (projected)	<u>\$ 518,182</u>	<u>\$ 1,419,125</u>	<u>\$ (882,354)</u>	<u>\$ 536,771</u>	<u>524,306</u>
Use of fund balance					
Debt service reserve account balance (required)					(273,970)
Interest expense - November 1, 2021					(145,871)
Projected fund balance surplus/(deficit) as of September 30, 2021					<u>\$ 104,465</u>

Brooks II

Community Development District
Series 2017 (Refunded Series 2006)
\$12,444,000

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+i
11/01/2020	-	-	158,131.00	158,131.00
05/01/2021	791,000.00	3.100%	158,131.00	949,131.00
11/01/2021	-	-	145,870.50	145,870.50
05/01/2022	816,000.00	3.100%	145,870.50	961,870.50
11/01/2022	-	-	133,222.50	133,222.50
05/01/2023	842,000.00	3.100%	133,222.50	975,222.50
11/01/2023	-	-	120,171.50	120,171.50
05/01/2024	868,000.00	3.100%	120,171.50	988,171.50
11/01/2024	-	-	106,717.50	106,717.50
05/01/2025	891,000.00	3.100%	106,717.50	997,717.50
11/01/2025	-	-	92,907.00	92,907.00
05/01/2026	924,000.00	3.100%	92,907.00	1,016,907.00
11/01/2026	-	-	78,585.00	78,585.00
05/01/2027	953,000.00	3.100%	78,585.00	1,031,585.00
11/01/2027	-	-	63,813.50	63,813.50
05/01/2028	983,000.00	3.100%	63,813.50	1,046,813.50
11/01/2028	-	-	48,577.00	48,577.00
05/01/2029	1,014,000.00	3.100%	48,577.00	1,062,577.00
11/01/2029	-	-	32,860.00	32,860.00
05/01/2030	1,046,000.00	3.100%	32,860.00	1,078,860.00
11/01/2030	-	-	16,647.00	16,647.00
05/01/2031	1,074,000.00	3.100%	16,647.00	1,090,647.00
Total	\$10,202,000.00	-	\$1,995,005.00	\$12,197,005.00

**Brooks of Bonita Springs
Community Development District
2020 - 2021 Preliminary Assessments**

2006 Series Bond Issue (REFINANCED Series 1998)

Lee County PAID IN FULL

Neighborhood	Bond Designation	Debt Service Assessment	O & M Assessment	Total Assessment	Outstanding Principal after 2020-2021 tax payment
Orchid Ridge	Est SF	\$ -	\$ 599.53	\$ 599.53	\$ -
Magnolia Bend	Est SF 2	\$ -	\$ 599.53	\$ 599.53	\$ -
Summerfield	Stand SF	\$ -	\$ 599.53	\$ 599.53	\$ -
Cedar Glen	Stand SF	\$ -	\$ 599.53	\$ 599.53	\$ -
Sycamore Grove	Stand SF	\$ -	\$ 599.53	\$ 599.53	\$ -
Idlewilde	Stand SF 2	\$ -	\$ 599.53	\$ 599.53	\$ -
Tamarind Trace	Patio 1 (a)	\$ -	\$ 599.53	\$ 599.53	\$ -
Ginger Pointe	Patio 1 (b)	\$ -	\$ 599.53	\$ 599.53	\$ -
Sweet Bay	Patio 1 (c)	\$ -	\$ 599.53	\$ 599.53	\$ -
Laurel Meadow	Patio 2	\$ -	\$ 599.53	\$ 599.53	\$ -
Oak Strand	Patio 2 (a)	\$ -	\$ 599.53	\$ 599.53	\$ -
Morningside	Coach 1	\$ -	\$ 599.53	\$ 599.53	\$ -
Cypress Hammock	Coach 2	\$ -	\$ 599.53	\$ 599.53	\$ -
Silver/Shady/Whisper/Willow Creek	D-Villa	\$ -	\$ 599.53	\$ 599.53	\$ -
Sabal Cove/Coral Cove	A-Villa	\$ -	\$ 599.53	\$ 599.53	\$ -
Autumn Lake/Hidden Lakes	Carriage H	\$ -	\$ 599.53	\$ 599.53	\$ -
Streamside/Sunset/Winding Stream	Garden C	\$ -	\$ 599.53	\$ 599.53	\$ -
Copperleaf - Whisteria Point Bldg 11	Carriage H	\$ -	\$ 599.53	\$ 599.53	\$ -
Lighthouse Bay	PAID IN FULL	\$ -	\$ 599.53	\$ 599.53	\$ -

**Brooks of Bonita Springs
Community Development District
2020 - 2021 Preliminary Assessments**

2001 Series A Bond Issue

Lee County 10 years remaining
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Neighborhood	Bond Designation	Debt Service Assessment	O & M Assessment	Total Assessment	Outstanding Principal after 2020-2021 tax payment
Foxtail Creek (lots 26-51)	D-Villa	\$ 1,074.27	\$ 599.53	\$1,673.80	\$ 7,330.03
Jasmine Lake (lots 7-30)	D-Villa	\$ 1,074.27	\$ 599.53	\$1,673.80	\$ 7,330.03
Winding Stream (Bldgs 30, 31, 32)	Garden C	\$ 700.61	\$ 599.53	\$1,300.14	\$ 4,780.45
Lighthouse Bay	PAID IN FULL	\$	\$ 599.53	\$599.53	\$
Town Ctr Bldg #1	Comm	\$ 13,514.61	\$ 11,990.58	\$25,505.19	\$ 92,213.29
Fitness Center	PAID IN FULL	\$	\$ 2,997.65	\$2,997.65	\$
Restaurant	PAID IN FULL	\$	\$ 2,997.65	\$2,997.65	\$
Community Bldg	PAID IN FULL	\$	\$ 1,798.59	\$1,798.59	\$
Balance of Town Ctr	Comm	\$ 20,206.25	\$ 17,985.87	\$ 38,192.12	\$ 137,871.94

**Brooks of Bonita Springs II
Community Development District
2020 - 2021 Preliminary Assessments**

2017 Series Bond Issue (REFINANCED Series 2006)

**Lee County
10 years remaining**

Neighborhood	Original Assessment	Bond Designation	Debt Service Assessment	O & M Assessment	Total Assessment	Outstanding Principal after 2020-2021 tax payment
Lake Forest	\$ 36,213.77	Estate SF	\$ 2,208.89	\$599.53	\$2,808.42	\$ 18,228.59
Oak Brook	\$ 36,213.77	Estate SF	\$ 2,208.89	\$599.53	\$2,808.42	\$ 18,228.59
The Reserve	\$ 36,213.77	Estate SF	\$ 2,208.89	\$599.53	\$2,808.42	\$ 18,228.59
Glen Lakes - C (lots 10-12)	\$ 30,178.14	Standard SF-IV	\$ 1,840.74	\$599.53	\$2,440.27	\$ 15,190.50
Glen Lakes - B (lots 7-9,13-22)	\$ 24,142.51	Standard SF-III	\$ 1,472.59	\$599.53	\$2,072.12	\$ 12,152.40
Glen Lakes - A (lots 1-6, 23-35)	\$ 19,314.01	Standard SF	\$ 1,178.08	\$599.53	\$1,777.61	\$ 9,721.92
Willow Walk	\$ 19,314.01	Standard SF	\$ 1,178.08	\$599.53	\$1,777.61	\$ 9,721.92
Banyan Cove	\$ 19,314.01	Standard SF	\$ 1,178.08	\$599.53	\$1,777.61	\$ 9,721.92
Chartwell	\$ 19,314.01	Standard SF	\$ 1,178.08	\$599.53	\$1,777.61	\$ 9,721.92
Fairview	\$ 19,314.01	Standard SF	\$ 1,178.08	\$599.53	\$1,777.61	\$ 9,721.92
Northridge	\$ 16,296.20	Villa 55	\$ 994.00	\$599.53	\$1,593.53	\$ 802.87
Glenview	\$ 13,881.94	SF I	\$ 846.74	\$599.53	\$1,446.27	\$ 6,987.62
Woodmont	\$ 13,881.94	SF I	\$ 846.74	\$599.53	\$1,446.27	\$ 6,987.62
Kenwood	\$ 14,485.51	SF II	\$ 883.56	\$599.53	\$1,483.09	\$ 7,291.44
Mahogany Cove	\$ 10,260.57	Patio	\$ 625.85	\$599.53	\$1,225.38	\$ 5,164.77
Hawthorne	\$ 12,071.26	Patio II	\$ 736.30	\$599.53	\$1,335.83	\$ 6,076.20
Longleaf	\$ 11,467.69	Patio I	\$ 699.48	\$599.53	\$1,299.01	\$ 5,772.39
Indigo Isle	\$ 9,053.44	Coach	\$ 552.22	\$599.53	\$1,151.75	\$ 4,557.15
Palmetto Ridge	\$ 9,053.44	Coach	\$ 552.22	\$599.53	\$1,151.75	\$ 4,557.15
Oak Hammock	\$ 9,053.44	Coach	\$ 552.22	\$599.53	\$1,151.75	\$ 4,557.15
Whispering Ridge	\$ 19,314.01	75" SF	\$ 1,178.07	\$599.53	\$1,777.60	\$ 9,721.92
Copper Lakes	\$ 19,314.01	75" SF	\$ 1,178.07	\$599.53	\$1,777.60	\$ 9,721.92
Stillwater Cay	\$ 18,106.88	65" SF	\$ 1,104.45	\$599.53	\$1,703.98	\$ 9,114.30
Juniper Walk	\$ 18,106.88	65" SF	\$ 1,104.45	\$599.53	\$1,703.98	\$ 9,114.30
Caraway Lakes	\$ 18,106.88	65" SF	\$ 1,104.45	\$599.53	\$1,703.98	\$ 9,114.30
Sage Meadow	\$ 16,899.76	D-Villas	\$ 1,030.82	\$599.53	\$1,630.35	\$ 8,506.68
Cinnamon Ridge	\$ 16,899.76	D-Villas	\$ 1,030.82	\$599.53	\$1,630.35	\$ 8,506.68
Foxtail Creek (lots 1-25, 52-68)	\$ 16,899.76	D-Villas	\$ 1,030.82	\$599.53	\$1,630.35	\$ 8,506.68
Jasmine Lakes (lots 1-6)	\$ 16,899.76	D-Villas	\$ 1,030.82	\$599.53	\$1,630.35	\$ 8,506.68
Wisteria Pointe	\$ 12,071.26	Carriage	\$ 736.30	\$599.53	\$1,335.83	\$ 6,076.20
Sago Pointe	\$ 12,071.26	Carriage	\$ 736.30	\$599.53	\$1,335.83	\$ 6,076.20

**Brooks of Bonita Springs II
Community Development District
2020 - 2021 Preliminary Assessments**

Series 2003 Bond Issue

Lee County 13 years remaining
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Neighborhood	Original Assessment	Bond Designation	Debt Service Assessment	O & M Assessment	Total Assessment	Outstanding Principal after 2020-2021 tax payment
Woodsedge (lots 1-5,11-17,24-26)	\$38,285.49	Estate SF A	\$ 2,832.65	\$599.53	\$3,432.18	\$ 24,061.03
Woodsedge (lots 7,10,18,19,20,21)	\$44,666.41	Estate SF B	\$ 3,304.76	\$599.53	\$3,904.29	\$ 28,071.21
Woodsedge (lots 6,8,9,22,23)	\$51,047.32	Estate SF C	\$ 3,776.87	\$599.53	\$4,376.40	\$ 32,081.38
Plumbago Pointe	\$14,038.01	SF - 65	\$ 1,038.64	\$599.53	\$1,638.17	\$ 8,822.38
Bay Crest	\$14,038.01	SF - 65	\$ 1,038.64	\$599.53	\$1,638.17	\$ 8,822.38

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

8A

RESOLUTION 2020-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF BROOKS OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGETS FOR FISCAL YEAR 2020/2021 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors (“**Board**”) of the Brooks of Bonita Springs Community Development District (“**District**”) prior to June 15, 2020, a proposed operating budget and debt service budget for the fiscal year beginning October 1, 2020 and ending September 30, 2021 (“**Fiscal Year 2020/2021**”); and

WHEREAS, the Board has considered the proposed budgets and desires to set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF BROOKS OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The operating and debt service budgets proposed by the District Manager for Fiscal Year 2020/2021 attached hereto as **Exhibit A** are hereby approved as the basis for conducting a public hearing to adopt said Proposed Budgets.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budgets is hereby declared and set as follows:

DATE: _____

HOUR: _____

The hearing may be conducted remotely, pursuant to _____ media technology and/or by telephone pursuant to Executive Orders 20-52 and 20-69 issued by Governor DeSantis on March 9, 2020, and March 20, 2020, as such orders may be extended, respectively, and pursuant to Section 120.54(5)(b)2., *Florida Statutes*. In the event that conditions allow the meeting to be held in person, it will be held at the following location:

LOCATION: _____

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budgets to Lee County, Florida at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, Florida Statutes, the District's Secretary is further directed to post the approved Proposed Budgets on the District's website at least two days before the budget hearing date as set forth in Section 2 and said budget shall remain on the District's website for at least 45 days.

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

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

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

PASSED AND ADOPTED THIS 22nd DAY OF APRIL, 2020.

ATTEST:

**BROOKS OF BONITA SPRINGS COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

By: _____
Its: _____

Exhibit A: Fiscal Year 2020/2021 Budgets

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

8B

RESOLUTION 2020-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGETS FOR FISCAL YEAR 2020/2021 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors (“**Board**”) of the Brooks of Bonita Springs II Community Development District (“**District**”) prior to June 15, 2020, a proposed operating budget and debt service budget for the fiscal year beginning October 1, 2020 and ending September 30, 2021 (“**Fiscal Year 2020/2021**”); and

WHEREAS, the Board has considered the proposed budgets and desires to set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The operating and debt service budgets proposed by the District Manager for Fiscal Year 2020/2021 attached hereto as **Exhibit A** are hereby approved as the basis for conducting a public hearing to adopt said Proposed Budgets.
2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budgets is hereby declared and set as follows:

DATE: _____

HOUR: _____

The hearing may be conducted remotely, pursuant to _____ media technology and/or by telephone pursuant to Executive Orders 20-52 and 20-69 issued by Governor DeSantis on March 9, 2020, and March 20, 2020, as such orders may be extended, respectively, and pursuant to Section 120.54(5)(b)2., *Florida Statutes*. In the event that conditions allow the meeting to be held in person, it will be held at the following location:

LOCATION: _____

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budgets to Lee County, Florida at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, Florida Statutes, the District's Secretary is further directed to post the approved Proposed Budgets on the District's website at least two days before the budget hearing date as set forth in Section 2 and said budget shall remain on the District's website for at least 45 days.

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

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

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

PASSED AND ADOPTED THIS 22nd DAY OF APRIL, 2020.

ATTEST:

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

By: _____
Its: _____

Exhibit A: Fiscal Year 2020/2021 Budgets

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

9A

RESOLUTION 2020-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BROOKS OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT IMPLEMENTING SECTION 190.006(3), FLORIDA STATUTES, AND REQUESTING THAT THE LEE COUNTY SUPERVISOR OF ELECTIONS BEGIN CONDUCTING THE DISTRICT'S GENERAL ELECTIONS; PROVIDING FOR COMPENSATION; SETTING FOR THE TERMS OF OFFICE; AUTHORIZING NOTICE OF THE QUALIFYING PERIOD; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the Brooks of Bonita Springs 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 Lee County, Florida; and

WHEREAS, the Board of Supervisors of Brooks of Bonita Springs Community Development District ("Board") seeks to implement section 190.006(3), Florida Statutes, and to instruct the Lee County Supervisor of Elections ("Supervisor") to conduct the District's general election ("General Election").

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BROOKS OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT:

1. **GENERAL ELECTION SEATS.** Seat 1, currently held by Phil Douglas, Seat 2 currently held by James Merritt and Seat 3, currently held by Sandra Varnum, are scheduled for the General Election in November 2020. The District Manager is hereby authorized to notify the Supervisor of Elections as to what seats are subject to General Election for the current election year, and for each subsequent election year.

2. **QUALIFICATION PROCESS.** For each General Election, all candidates shall qualify for individual seats in accordance with Section 99.061, *Florida Statutes*, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Lee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, *Florida Statutes*.

3. **COMPENSATION.** Members of the Board receive \$200 per meeting for their attendance and no Board member shall receive more than \$4,800 per year.

4. **TERM OF OFFICE.** The term of office for the individuals to be elected to the Board in the General Election is four years. The newly elected Board members shall assume office on the second Tuesday following the election.

5. **REQUEST TO SUPERVISOR OF ELECTIONS.** The District hereby requests the Supervisor to conduct the District's General Election in November, 2020, and for each subsequent General Election unless otherwise directed by the District's Manager. The District understands that it will be responsible to pay for its proportionate share of the General Election cost and agrees to pay same within a reasonable time after receipt of an invoice from the Supervisor.

6. **PUBLICATION.** The District Manager is directed to publish a notice of the qualifying period for each General Election, in a form substantially similar to **Exhibit A** attached hereto.

7. **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.

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

PASSED AND ADOPTED THIS 22nd DAY OF APRIL, 2020.

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT**

CHAIR/VICE CHAIR, BOARD OF SUPERVISORS

ATTEST:

SECRETARY/ASSISTANT SECRETARY

Exhibit A

BROOKS OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE
BOARD OF SUPERVISORS OF THE BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Brooks of Bonita Springs Community Development District will commence at noon on June 8, 2020, and close at noon on June 12, 2020. Candidates must qualify for the office of Supervisor with the Lee County Supervisor of Elections located at 2480 Thompson Street, Third Floor, Fort Myers, Florida 33901, (239) 533-8683. All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a qualified elector of the District, as defined in Section 190.003, Florida Statutes. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Lee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Brooks of Bonita Springs Community Development District has three (3) seats up for election, specifically seats 1, 2 and 3. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 3, 2020, in the manner prescribed by law for general elections.

For additional information, please contact the Lee County Supervisor of Elections.

District Manager
Brooks of Bonita Springs Community Development District

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

9B

RESOLUTION 2020-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICT IMPLEMENTING SECTION 190.006(3), *FLORIDA STATUTES*, AND REQUESTING THAT THE LEE COUNTY SUPERVISOR OF ELECTIONS BEGIN CONDUCTING THE DISTRICT'S GENERAL ELECTIONS; PROVIDING FOR COMPENSATION; SETTING FOR THE TERMS OF OFFICE; AUTHORIZING NOTICE OF THE QUALIFYING PERIOD; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the Brooks of Bonita Springs II 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 Lee County, Florida; and

WHEREAS, the Board of Supervisors of Brooks of Bonita Springs II Community Development District ("Board") seeks to implement section 190.006(3)(A)(2)(c), Florida Statutes, and to instruct the Lee County Supervisor of Elections ("Supervisor") to conduct the District's general election ("General Election").

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICT:

1. **GENERAL ELECTION SEATS.** Seat 1, currently held by Ray Pierce and Seat 2, currently held by Kenneth Gould, are scheduled for the General Election in November 2020. The District Manager is hereby authorized to notify the Supervisor of Elections as to what seats are subject to General Election for the current election year, and for each subsequent election year.

2. **QUALIFICATION PROCESS.** For each General Election, all candidates shall qualify for individual seats in accordance with Section 99.061, *Florida Statutes*, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Lee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, *Florida Statutes*.

3. **COMPENSATION.** Members of the Board receive \$200 per meeting for their attendance and no Board member shall receive more than \$4,800 per year.

4. **TERM OF OFFICE.** The term of office for the individuals to be elected to the Board in the General Election is four years. The newly elected Board members shall assume office on the second Tuesday following the election.

5. **REQUEST TO SUPERVISOR OF ELECTIONS.** The District hereby requests the Supervisor to conduct the District's General Election in November, 2020, and for each subsequent General Election unless otherwise directed by the District's Manager. The District understands that it will be responsible to pay for its proportionate share of the General Election cost and agrees to pay same within a reasonable time after receipt of an invoice from the Supervisor.

6. **PUBLICATION.** The District Manager is directed to publish a notice of the qualifying period for each General Election, in a form substantially similar to **Exhibit A** attached hereto.

7. **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.

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

PASSED AND ADOPTED THIS 22nd DAY OF APRIL, 2020.

**BROOKS OF BONITA SPRINGS II COMMUNITY
DEVELOPMENT DISTRICT**

CHAIR/VICE CHAIR, BOARD OF SUPERVISORS

ATTEST:

SECRETARY/ASSISTANT SECRETARY

Exhibit A

BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICT

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE
BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICT**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Brooks of Bonita Springs II Community Development District will commence at noon on June 8, 2020, and close at noon on June 12, 2020. Candidates must qualify for the office of Supervisor with the Lee County Supervisor of Elections located at 2480 Thompson Street, Third Floor, Fort Myers, Florida 33901, (239) 533-8683. All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Lee County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Brooks of Bonita Springs II Community Development District has two (2) seats up for election, specifically seats 1 and 2. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 3, 2020, in the manner prescribed by law for general elections.

For additional information, please contact the Lee County Supervisor of Elections.

District Manager

Brooks of Bonita Springs II Community Development District

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

10A

RESOLUTION 2020-04

A RESOLUTION BY THE BOARD OF SUPERVISORS OF THE BROOKS OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT ADOPTING AN INTERNAL CONTROLS POLICY CONSISTENT WITH SECTION 218.33, FLORIDA STATUTES; PROVIDING AN EFFECTIVE DATE.

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

WHEREAS, consistent with Section 218.33, *Florida Statutes*, the District is statutorily required to establish and maintain internal controls designed to prevent and detect fraud, waste, and abuse as defined in Section 11.45(1), *Florida Statutes*; promote and encourage compliance with applicable laws, rules, contracts, grant agreements, and best practices; support economical and efficient operations; ensure reliability of financial records and reports; and safeguard assets; and

WHEREAS, to demonstrate compliance with Section 218.33, *Florida Statutes*, the District desires to adopt by resolution the Internal Controls Policy attached hereto as **Exhibit A**.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BROOKS OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. The attached Internal Controls Policy attached hereto as **Exhibit A** is hereby adopted pursuant to this Resolution.

SECTION 2. If any provision of this Resolution is held to be illegal or invalid, the other provisions shall remain in full force and effect.

SECTION 3. This Resolution shall become effective upon its passage and shall remain in effect unless rescinded or repealed.

PASSED AND ADOPTED THIS 22nd DAY OF APRIL, 2020.

ATTEST:

BROOKS OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

EXHIBIT "A"

BROOKS OF BONITA SPRINGS COMMUNITY DEVELOPMENT DISTRICT INTERNAL CONTROLS POLICY

1. Purpose.

- 1.1. The purpose of this internal controls policy is to establish and maintain internal controls for the Brooks of Bonita Springs Community Development District.
- 1.2. Consistent with Section 218.33(3), *Florida Statutes*, the internal controls adopted herein are designed to:
 - 1.2.1. Prevent and detect Fraud, Waste, and Abuse (as hereinafter defined).
 - 1.2.2. Promote and encourage compliance with applicable laws, rules, contracts, grant agreements, and best practices.
 - 1.2.3. Support economical and efficient operations.
 - 1.2.4. Ensure reliability of financial records and reports.
 - 1.2.5. Safeguard Assets (as hereinafter defined).

2. Definitions.

- 2.1. "Abuse" means behavior that is deficient or improper when compared with behavior that a prudent person would consider a reasonable and necessary operational practice given the facts and circumstances. The term includes the misuse of authority or position for personal gain.
- 2.2. "Assets" means District assets such as cash or other financial resources, supplies, inventories, equipment and other fixed assets, real property, intellectual property, or data.
- 2.3. "Auditor" means the independent auditor (and its employees) retained by the District to perform the annual audit required by state law.
- 2.4. "Board" means the Board of Supervisors for the District.
- 2.5. "District Management" means (i) the independent contractor (and its employees) retained by the District to provide professional district management services to the District and (ii) any other independent contractor (and its employees) separately retained by the District to provide amenity management services, provided said services include a responsibility to safeguard and protect Assets.

- 2.6. "Fraud" means obtaining something of value through willful misrepresentation, including, but not limited to, intentional misstatements or intentional omissions of amounts or disclosures in financial statements to deceive users of financial statements, theft of an entity's assets, bribery, or the use of one's position for personal enrichment through the deliberate misuse or misapplication of an organization's resources.
- 2.7. "Internal Controls" means systems and procedures designed to prevent and detect fraud, waste, and abuse; promote and encourage compliance with applicable laws, rules, contracts, grant agreements, and best practices; support economical and efficient operations; ensure reliability of financial records and reports; and safeguard assets.
- 2.8. "Risk" means anything that could negatively impact the District's ability to meet its goals and objectives. The term includes strategic, financial, regulatory, reputational, and operational risks.
- 2.9. "Waste" means the act of using or expending resources unreasonably, carelessly, extravagantly, or for no useful purpose.

3. Control Environment.

3.1. Ethical and Honest Behavior.

- 3.1.1. District Management is responsible for maintaining a work environment that promotes ethical and honest behavior on the part of all employees, contractors, vendors and others.
- 3.1.2. Managers at all levels must behave ethically and communicate to employees and others that they are expected to behave ethically.
- 3.1.3. Managers must demonstrate through words and actions that unethical behavior will not be tolerated.

4. Risk Assessment.

- 4.1. Risk Assessment. District Management is responsible for assessing Risk to the District. District Management's Risk assessments shall include, but not be limited to:
 - 4.1.1. Identifying potential hazards.
 - 4.1.2. Evaluating the likelihood and extent of harm.
 - 4.1.3. Identifying cost-justified precautions and implementing those precautions.

5. Control Activities.

5.1. Minimum Internal Controls. The District hereby establishes the following minimum Internal Controls to prevent and detect Fraud, Waste, and Abuse:

5.1.1. Preventive controls designed to forestall errors or irregularities and thereby avoid the cost of corrections. Preventive control activities shall include, but not be limited to, the following:

5.1.1.1. Identifying and segregating incompatible duties and/or implementing mitigating controls.

5.1.1.2. Performing accounting functions in accordance with Generally Accepted Accounting Principles (GAAP) and Governmental Accounting Standards Board (GASB) standards.

5.1.1.3. Requiring proper authorizations to access and/or modify accounting software.

5.1.1.4. Implementing computerized accounting techniques (e.g. to help identify coding errors, avoid duplicate invoices, etc.).

5.1.1.5. Maintaining a schedule of the District's material fixed Assets.

5.1.1.6. Maintaining physical control over the District's material and vulnerable Assets (e.g. lock and key, computer passwords, network firewalls, etc.).

5.1.1.7. Retaining and restricting access to sensitive documents.

5.1.1.8. Performing regular electronic data backups.

5.1.2. Detective controls designed to measure the effectiveness of preventive controls and to detect errors or irregularities when they occur. Detective control activities shall include, but not be limited to, the following:

5.1.2.1. Preparing financial reports in accordance with Generally Accepted Accounting Principles (GAAP) and Governmental Accounting Standards Board (GASB) standards.

5.1.2.2. Reviewing financial statements and investigating any material variances between budgeted expenses and actual expenses.

5.1.2.3. Establishing and implementing periodic reconciliations of bank, trust, and petty cash accounts.

5.1.2.4. Establishing an internal protocol for reporting and investigating known or suspected acts of Fraud, Waste, or Abuse.

5.1.2.5. Engaging in periodic physical inventory counts and comparisons with inventory records.

5.1.2.6. Monitoring all ACH (electronic) transactions and the sequencing of checks.

5.2. Implementation. District Management shall implement the minimum Internal Controls described herein. District Management may also implement additional Internal Controls that it deems advisable or appropriate for the District. The specific ways District Management implements these minimum Internal Controls shall be consistent with Generally Accepted Accounting Principles (GAAP) and otherwise conform to Governmental Accounting Standards Board (GASB) and American Institute of Certified Public Accountants (AICPA) standards and norms.

6. Information and Communication.

6.1. Information and Communication. District Management shall communicate to its employees (needing to know) information relevant to the Internal Controls, including but not limited to any changes to the Internal Controls and/or changes to laws, rules, contracts, grant agreements, and best practices.

6.2. Training. District Management shall regularly train its employees (needing the training) in connection with the Internal Controls described herein and promote and encourage compliance with applicable laws, rules, contracts, grant agreements, and best practices.

7. Monitoring Activities.

7.1. Internal Reviews. District Management shall internally review the District's Internal Controls at least once per year. In connection with this internal review, District Management shall:

7.1.1.1. Review its operational processes.

7.1.1.2. Consider the potential risk of Fraud, Waste, or Abuse inherent in each process.

7.1.1.3. Identify the controls included in the process, or controls that could be included, that would result in a reduction in the inherent risk.

- 7.1.1.4. Assess whether there are Internal Controls that need to be improved or added to the process under consideration.
 - 7.1.1.5. Implement new controls or improve existing controls that are determined to be the most efficient and effective for decreasing the risk of Fraud, Waste or Abuse.
 - 7.1.1.6. Train its employees on implemented new controls or improvements to existing controls.
- 7.2. External Audits and Other Reviews. Audits and other reviews may be performed on various components of the District's Internal Controls by the Auditor consistent with Government Auditing Standards (GAS). Audits may identify material deficiencies in the Internal Controls and make recommendations to improve them. District Management shall communicate and cooperate with the Board and the Auditor regarding the potential implementation of Auditor recommendations.

Specific Authority: §§ 190.011(5), 218.33(3), *Florida Statutes*

Effective date: April 22, 2020

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

10B

RESOLUTION 2020-06

A RESOLUTION BY THE BOARD OF SUPERVISORS OF THE BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICT ADOPTING AN INTERNAL CONTROLS POLICY CONSISTENT WITH SECTION 218.33, FLORIDA STATUTES; PROVIDING AN EFFECTIVE DATE.

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

WHEREAS, consistent with Section 218.33, *Florida Statutes*, the District is statutorily required to establish and maintain internal controls designed to prevent and detect fraud, waste, and abuse as defined in Section 11.45(1), *Florida Statutes*; promote and encourage compliance with applicable laws, rules, contracts, grant agreements, and best practices; support economical and efficient operations; ensure reliability of financial records and reports; and safeguard assets; and

WHEREAS, to demonstrate compliance with Section 218.33, *Florida Statutes*, the District desires to adopt by resolution the Internal Controls Policy attached hereto as **Exhibit A**.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. The attached Internal Controls Policy attached hereto as **Exhibit "A"** is hereby adopted pursuant to this Resolution.

SECTION 2. If any provision of this Resolution is held to be illegal or invalid, the other provisions shall remain in full force and effect.

SECTION 3. This Resolution shall become effective upon its passage and shall remain in effect unless rescinded or repealed.

PASSED AND ADOPTED THIS 22nd DAY OF APRIL, 2020.

ATTEST:

BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICT

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

EXHIBIT "A"

BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICT INTERNAL CONTROLS POLICY

1. Purpose.

- 1.1. The purpose of this internal controls policy is to establish and maintain internal controls for the Brooks of Bonita Springs II Community Development District.
- 1.2. Consistent with Section 218.33(3), *Florida Statutes*, the internal controls adopted herein are designed to:
 - 1.2.1. Prevent and detect Fraud, Waste, and Abuse (as hereinafter defined).
 - 1.2.2. Promote and encourage compliance with applicable laws, rules, contracts, grant agreements, and best practices.
 - 1.2.3. Support economical and efficient operations.
 - 1.2.4. Ensure reliability of financial records and reports.
 - 1.2.5. Safeguard Assets (as hereinafter defined).

2. Definitions.

- 2.1. "Abuse" means behavior that is deficient or improper when compared with behavior that a prudent person would consider a reasonable and necessary operational practice given the facts and circumstances. The term includes the misuse of authority or position for personal gain.
- 2.2. "Assets" means District assets such as cash or other financial resources, supplies, inventories, equipment and other fixed assets, real property, intellectual property, or data.
- 2.3. "Auditor" means the independent auditor (and its employees) retained by the District to perform the annual audit required by state law.
- 2.4. "Board" means the Board of Supervisors for the District.
- 2.5. "District Management" means (i) the independent contractor (and its employees) retained by the District to provide professional district management services to the District and (ii) any other independent contractor (and its employees) separately retained by the District to provide amenity management services, provided said services include a responsibility to safeguard and protect Assets.

- 2.6. "Fraud" means obtaining something of value through willful misrepresentation, including, but not limited to, intentional misstatements or intentional omissions of amounts or disclosures in financial statements to deceive users of financial statements, theft of an entity's assets, bribery, or the use of one's position for personal enrichment through the deliberate misuse or misapplication of an organization's resources.
- 2.7. "Internal Controls" means systems and procedures designed to prevent and detect fraud, waste, and abuse; promote and encourage compliance with applicable laws, rules, contracts, grant agreements, and best practices; support economical and efficient operations; ensure reliability of financial records and reports; and safeguard assets.
- 2.8. "Risk" means anything that could negatively impact the District's ability to meet its goals and objectives. The term includes strategic, financial, regulatory, reputational, and operational risks.
- 2.9. "Waste" means the act of using or expending resources unreasonably, carelessly, extravagantly, or for no useful purpose.

3. Control Environment.

3.1. Ethical and Honest Behavior.

- 3.1.1. District Management is responsible for maintaining a work environment that promotes ethical and honest behavior on the part of all employees, contractors, vendors and others.
- 3.1.2. Managers at all levels must behave ethically and communicate to employees and others that they are expected to behave ethically.
- 3.1.3. Managers must demonstrate through words and actions that unethical behavior will not be tolerated.

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- 4.1. Risk Assessment. District Management is responsible for assessing Risk to the District. District Management's Risk assessments shall include, but not be limited to:
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5.1.1.3. Requiring proper authorizations to access and/or modify accounting software.

5.1.1.4. Implementing computerized accounting techniques (e.g. to help identify coding errors, avoid duplicate invoices, etc.).

5.1.1.5. Maintaining a schedule of the District's material fixed Assets.

5.1.1.6. Maintaining physical control over the District's material and vulnerable Assets (e.g. lock and key, computer passwords, network firewalls, etc.).

5.1.1.7. Retaining and restricting access to sensitive documents.

5.1.1.8. Performing regular electronic data backups.

5.1.2. Detective controls designed to measure the effectiveness of preventive controls and to detect errors or irregularities when they occur. Detective control activities shall include, but not be limited to, the following:

5.1.2.1. Preparing financial reports in accordance with Generally Accepted Accounting Principles (GAAP) and Governmental Accounting Standards Board (GASB) standards.

5.1.2.2. Reviewing financial statements and investigating any material variances between budgeted expenses and actual expenses.

5.1.2.3. Establishing and implementing periodic reconciliations of bank, trust, and petty cash accounts.

5.1.2.4. Establishing an internal protocol for reporting and investigating known or suspected acts of Fraud, Waste, or Abuse.

5.1.2.5. Engaging in periodic physical inventory counts and comparisons with inventory records.

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7.1.1.2. Consider the potential risk of Fraud, Waste, or Abuse inherent in each process.

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- 7.1.1.4. Assess whether there are Internal Controls that need to be improved or added to the process under consideration.
 - 7.1.1.5. Implement new controls or improve existing controls that are determined to be the most efficient and effective for decreasing the risk of Fraud, Waste or Abuse.
 - 7.1.1.6. Train its employees on implemented new controls or improvements to existing controls.
- 7.2. External Audits and Other Reviews. Audits and other reviews may be performed on various components of the District's Internal Controls by the Auditor consistent with Government Auditing Standards (GAS). Audits may identify material deficiencies in the Internal Controls and make recommendations to improve them. District Management shall communicate and cooperate with the Board and the Auditor regarding the potential implementation of Auditor recommendations.

Specific Authority: §§ 190.011(5), 218.33(3), *Florida Statutes*

Effective date: April 22, 2020

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

11



LINE OF SIGHT ANALYSIS
FOR
THE BROOKS OF BONITA SPRINGS

MARCH 2020

Prepared for:

**Brooks of Bonita Springs & Brooks of Bonita Springs II
Community Development District
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1.0 PURPOSE OF STUDY

The purpose of this line of sight analysis is to assist The Brooks of Bonita Springs and The Brooks of Bonita Springs II Community Development District (CDD) with assessing the existing line of sight issues at specific intersections that were noted by the CDD. This study's primary objective is to identify potential existing line of sight obstructions and provide a recommendation for each intersection observed. There were ten (10) intersections of varying concern relating to line of sight / sight triangle issues including: Coconut Road and Health Center Boulevard, Coconut Road and Oakwilde Boulevard, Coconut Road and Spring Run Boulevard, Coconut Road and The Commons Club Entrance, Coconut Road and The Brooks Town Center, Imperial Parkway and Salerno Bay Road, Coconut Road and Olde Lighthouse Road, Three Oaks Parkway and The Brooks Town Center, Three Oaks Parkway and Copperleaf Boulevard, and Three Oaks Parkway and Oakwilde Boulevard (see **Figure 1-1** and Exhibits of each location at the end of the report).

Sight distance is provided at intersections allowing the drivers of stopped vehicles enough visibility of the intersecting street to decide when to enter or cross the intersecting street. A clear departure sight triangle is to be maintained at each intersection which should be clear of any obstructions that would prohibit a driver's view of potentially conflicting vehicles approaching from the left and/or right. These obstructions are based on the driver's eye height of 3.5 feet and an object height of 2.0 feet, per the Florida Department of Transportation (FDOT) Manual of Uniform Minimum Standards for Design, Construction and Maintenance for Streets and Highways (commonly known as the Florida Greenbook), Chapter 3, Section C9.b.

The scope of this report is to provide basic information for determining potential line of sight hazards and provide alternatives or recommendations. Line of sight and sight triangle studies should be regularly inspected, especially if an area or community has landscaping and foliage within the driver's line of sight.

Landscaping and ground covers can be utilized within the line of sight and sight triangle configurations; however, these areas will require routine maintenance and should adhere to the obstructions sight distance as mentioned in the Florida Greenbook. Having a consistent and uniform methodology for implementing proper landscaping / ground cover in these noted intersections will aid in the driver's ability to navigate the roads more safely.

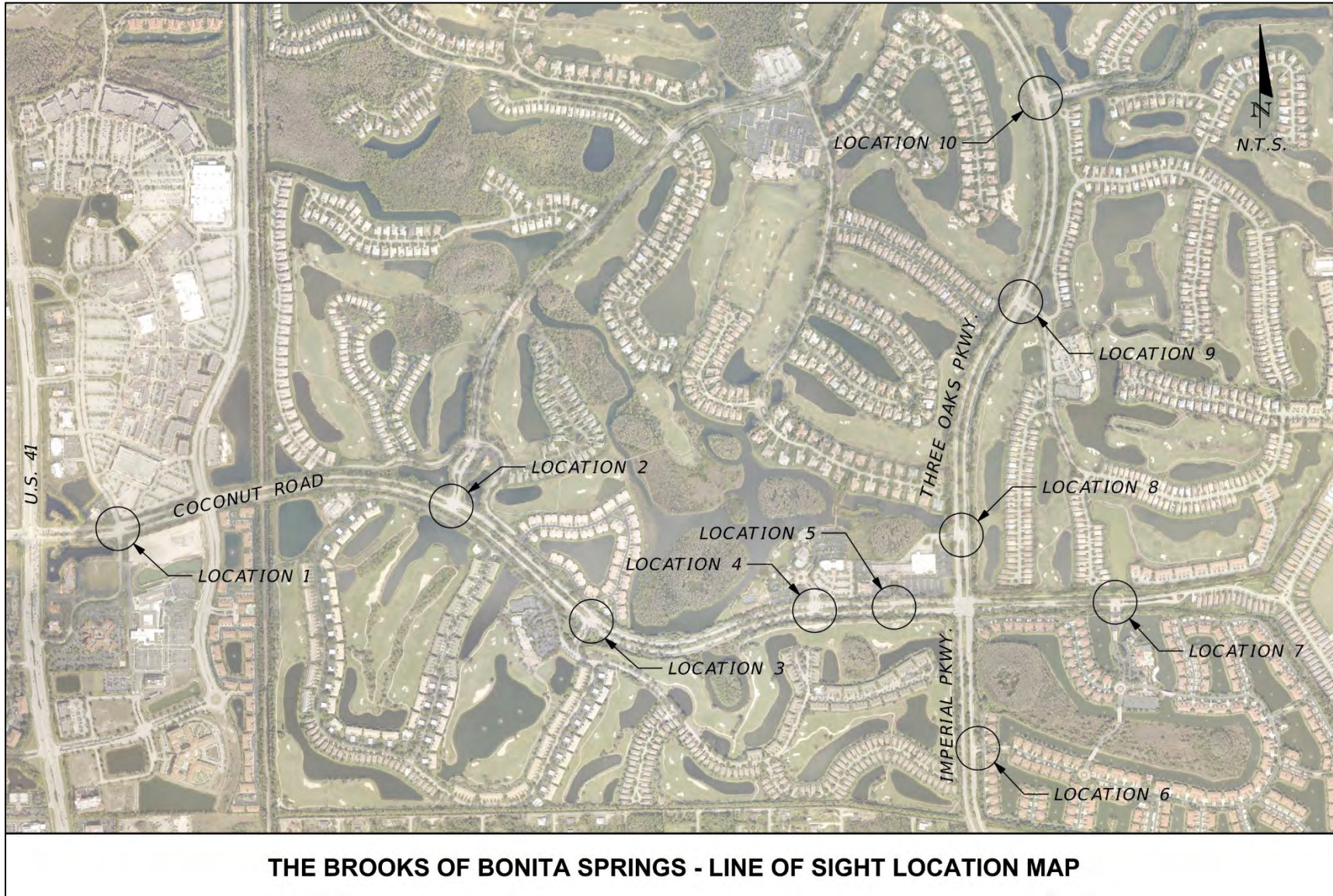


Figure 1-1: Line of Sight Location Map

2.0 DEFINITIONS AND METHODOLOGY

Design Speed - A selected speed used to determine the various geometric design features of the roadway. The selected design speed should be a logical one with respect to the topography, anticipated operating speed, adjacent land use, and functional classification of the highway.

Intersection - The general area where two or more streets or highways join or cross.

Maintenance - A strategy of treatments to an existing roadway system that preserves it, retards future deterioration, and maintains or improves the functional condition.

Posted Speed - Shall be less than or equal to the design speed.

Sight Distance - Provided at an intersection to allow the drivers of stopped vehicles a sufficient view of the intersecting street or highway to decide when to enter or cross the intersecting street or highway.

Sight Triangle - A triangle, formed by the roadway and approach leg of traffic, which must be kept clear of obstructions that would prohibit a driver's view of potentially conflicting vehicles.

In order to ensure an intersection is operating properly respective to sight distance for vehicular sight distances, the 2018 Florida Greenbook (Draft) is referenced. The purpose of the Florida Greenbook is to provide uniform minimum standards and criteria for the design, construction, and maintenance of all transportation facilities off the State's highway system. These study areas, in particular, are not a part of the State's system; therefore, the Florida Greenbook is utilized.

Johnson Engineering staff was tasked to visit each intersection listed from the CDD. There were ten (10) locations in total, which all were subject to some varying degree of line of sight issues. Once the field data was collected and documented, each intersection was analyzed, and a recommendation was provided herein this report; however, additional engineering investigation may be required at some of these intersections.

3.0 LOCATION 1: COCONUT ROAD AND HEALTH CENTER BOULEVARD / VIA VILLAGIO

Coconut Road is an east-west major collector which begins at Weeks Street to the west and terminates at Pebble Pointe Lane to the east. It is one of the main roadways for residents within the CDD. At the intersection of Coconut Road and Health Center Boulevard / Via Villagio, there is a sight triangle concern for vehicles making a southbound right turn onto Coconut Road from Via Villagio.

3.1 Observations

The field inspection revealed the following existing conditions at the intersection of Coconut Road and Health Center Boulevard / Via Villagio:

- Existing landscaping along both sides of the roadway and the median
- Existing utilities
- Existing light poles
- Existing sidewalk along the north and south side of Coconut Road
- Existing roadway drainage along both sides of the corridor

As seen in **Figure 3-1** and **Figure 3-2**, the eastbound and westbound sides of the corridor both consist of landscaping, sidewalk, existing utilities, roadway drainage, and light poles within the median. The northbound turnout at Health Center Boulevard onto eastbound Coconut Road can be seen in **Figure 3-1** and the left turn from eastbound Coconut Road onto northbound Via Villagio at the Coconut Point Mall can be seen in **Figure 3-2**.



Figure 3-1: Health Center Boulevard Northbound Turnout onto Eastbound Coconut Road



Figure 3-2: Coconut Road Eastbound Left Turn onto Northbound Via Villagio

As seen in **Figure 3-3**, no visibility issue is apparent for the eastbound left turn from Coconut Road onto Via Villagio; however, the right turn onto Coconut Road from Via Villagio (see **Figure 3-4**) was determined to have a potential visibility obstruction. Although there is landscaping along both sides of the corridor, there is a row of large hedges east of Via Villagio which obstructs the view of traffic heading westbound on Coconut Road (see **Figure 3-4**).



Figure 3-3: Coconut Road Westbound Left Turn onto Southbound Via Villagio



Figure 3-4: Via Villagio Southbound Turnout onto Westbound Coconut Road

3.2 Line of Sight Analysis

A line of sight analysis was conducted using sight triangles at the intersection of Coconut Road and Health Center Boulevard / Via Villagio. These triangles must remain clear of obstructions, such as landscaping and other features, so that a vehicle's view of the roadway is not blocked to conflicting approach traffic. The existing intersection sight distance of the eastbound traffic is approximately 750 feet for the right turn at Health Center Boulevard and approximately 277 feet for the right turn at the Via Villagio.

Based on the standards in the 2018 Florida Greenbook, with a roadway design speed of 45 mph, the right turn sight distance for both Health Center Boulevard and Coconut Point Mall exit should be approximately 430 feet (see Location 1 in Exhibits).

3.3 Recommendations

Based on the visual inspection performed during the site visit and the line of sight analysis conducted, it is recommended that the landscaping at the northeast corner of the intersection be removed or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance from Via Villagio may be expanded to the required 430 feet.

4.0 LOCATION 2: COCONUT ROAD AND OAKWILDE BOULEVARD

At the intersection of Coconut Road and Oakwilde Boulevard, there is a sight triangle concern for vehicles making a southbound left turn onto Coconut Road from the Shadow Wood community.

4.1 Observations

The field inspection revealed the following existing conditions at the intersection of Coconut Road and Oakwilde Boulevard:

- Existing landscaping along both sides of the roadway and the median
- Existing utilities
- Existing light poles
- Existing sidewalk along the north and south side of Coconut Road
- Existing roadway drainage along both sides of the corridor

As seen in **Figure 4-1**, the eastbound and westbound sides of the corridor both consist of landscaping, sidewalk, existing utilities, roadway drainage, and light poles within the median and development. No visibility issue is apparent for the eastbound left turn from Coconut Road onto northbound Oakwilde Boulevard.



Figure 4-1: Coconut Road Eastbound Left Turn onto Northbound Oakwilde Boulevard

As seen in **Figure 4-2**, no visibility issue is apparent for the southbound right turn from Oakwilde Boulevard onto Coconut Road at the stop condition; however, during the visual inspection, it was found that vehicles turning left into Shadow Wood have difficulty seeing traffic entering the intersection (see **Figure 4-3**). As the traffic heading eastbound on Coconut Road enters the left turn lane, the vehicles turning left from Oakwilde Boulevard and entering the intersection are at

risk of collision. This is due to landscaping within the west median obscuring the view of oncoming traffic heading eastbound on Coconut Road.



Figure 4-2: Oakwilde Boulevard Southbound Turnout onto Westbound Coconut Road



Figure 4-3: Oakwilde Boulevard Southbound Turnout onto Eastbound Coconut Road

4.2 Line of Sight Analysis

A line of sight analysis was conducted using sight triangles at the intersection of Coconut Road and Oakwilde Boulevard. The existing intersection sight distance for the left turn from Coconut Road is approximately 485 feet and the right and left turn sight distance from the stop condition at Oakwilde Boulevard is approximately 464 feet and 438 feet, respectively.

Based on the standards in the 2018 Florida Greenbook, with a roadway design speed of 45 mph, the left turn sight distance should be approximately 496 feet and the right turn sight distance from Oakwilde Boulevard should be approximately 430 feet (see Location 2 in Exhibits).

4.3 Recommendations

Based on the visual inspection performed during the site visit and the line of sight analysis conducted, it is recommended that the west median landscaping be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the eastbound traffic turning left from Coconut Road onto Oakwilde Boulevard and the traffic turning left onto Coconut Road may be increased to the required 496 feet.

5.0 LOCATION 3: COCONUT ROAD AND SPRING RUN BOULEVARD

At the intersection of Coconut Road and Spring Run Boulevard, there is a sight triangle concern for vehicles making a northbound left turn onto Coconut Road from the Spring Run community.

5.1 Observations

The field inspection revealed the following existing conditions at the intersection of Coconut Road and Spring Run Boulevard:

- Existing landscaping along both sides of the roadway and the median
- Existing utilities
- Existing light poles
- Existing sidewalk along the north and south side of Coconut Road
- Existing roadway drainage along both sides of the corridor

As seen in **Figure 5-1** and **Figure 5-2**, the eastbound and westbound sides of the corridor both consist of landscaping, sidewalk, existing utilities, roadway drainage, and light poles within the median. No visibility issue is apparent for the northbound right turn from Spring Run Boulevard onto eastbound Coconut Road at the stop condition (see **Figure 5-1**). As seen in **Figure 5-2**, no visibility issue is apparent for the westbound left turn from Coconut Road onto southbound Spring Run Boulevard within the intersection.



Figure 5-1: Spring Run Boulevard Northbound Turnout onto Eastbound Coconut Road



Figure 5-2: Coconut Road Westbound Left Turn onto Southbound Spring Run Boulevard

As seen in **Figure 5-3**, during the visual inspection, it was found that vehicles turning left from Spring Run have difficulty seeing traffic entering the intersection. As the traffic heading westbound on Coconut Road enters the left turn lane, the vehicles turning left from Spring Run Boulevard and entering the intersection are at risk of collision. This is due to landscaping within the east median obscuring the view of oncoming traffic heading westbound on Coconut Road.



Figure 5-3: Spring Run Boulevard Northbound Turnout onto Westbound Coconut Road

5.2 Line of Sight Analysis

A line of sight analysis was conducted using sight triangles at the intersection of Coconut Road and Spring Run Boulevard. The existing intersection sight distance for the left turn from Coconut Road is approximately 510 feet and the right and left turn sight distance from the stop condition at Spring Run Boulevard is approximately 712 feet and 240 feet, respectively.

Based on the standards in the 2018 Florida Greenbook, with a roadway design speed of 45 mph, the left turn sight distance for Coconut Road and Spring Run Boulevard should be approximately 496 feet and the right turn sight distance from Spring Run Boulevard should be approximately 430 feet (see Location 3 in Exhibits).

5.3 Recommendations

Based on the visual inspection performed during the site visit and the line of sight analysis conducted, it is recommended that the east median landscaping be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the westbound traffic turning left from Coconut Road onto Spring Run Boulevard and the traffic turning left onto Coconut Road may be increased to the required 496 feet.

6.0 LOCATION 4: COCONUT ROAD AND THE COMMONS CLUB ENTRANCE

At the intersection of Coconut Road and the entrance to The Commons Club at The Brooks, there is a sight triangle concern for vehicles making a southbound left turn onto Coconut Road from The Commons Club.

6.1 Observations

The field inspection revealed the following existing conditions at the intersection of Coconut Road and The Commons Club:

- Existing landscaping along both sides of the roadway and the median
- Existing utilities
- Existing light poles
- Existing sidewalk along the north and south side of Coconut Road
- Existing roadway drainage along both sides of the corridor

As seen in **Figure 6-1** and **Figure 6-2**, the eastbound and westbound sides of the corridor both consist of landscaping, sidewalk, existing utilities, roadway drainage, and light poles within the median. No visibility issue is apparent for the eastbound left turn from Coconut Road into The Commons Club within the intersection (see **Figure 6-1**).



Figure 6-1: Coconut Road Eastbound Left Turn Northbound into The Commons Club

During the visual inspection, it was found that vehicles turning left from The Commons Club have difficulty seeing traffic entering the intersection (see **Figure 6-2**). As seen in **Figure 6-3**, no visibility issue is apparent for the southbound right turn at the stop condition from The Commons Club onto westbound Coconut Road. As the traffic heading eastbound on Coconut Road enters the left turn lane, the vehicles turning left from The Commons Club and entering the intersection are at risk of collision. This is due to the landscaping within the west median obscuring the view of oncoming traffic heading eastbound on Coconut Road.



Figure 6-2: The Commons Club Southbound Turnout onto Eastbound Coconut Road



Figure 6-3: The Commons Club Southbound Turnout onto Westbound Coconut Road

6.2 Line of Sight Analysis

A line of sight analysis was conducted using sight triangles at the intersection of Coconut Road and The Commons Club. The existing right and left turn sight distances from the stop condition at The Commons Club are approximately 750 feet and 400 feet, respectively.

Based on the standards in the 2018 Florida Greenbook, with a roadway design speed of 45 mph, the left turn sight distance from The Commons Club should be approximately 496 feet and the right turn sight distance should be approximately 430 feet (see Location 4 in Exhibits).

6.3 Recommendations

Based on the visual inspection performed during the site visit and the line of sight analysis conducted, it is recommended that the west median landscaping be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the eastbound traffic turning left from Coconut Road into The Commons Club and the traffic turning left onto Coconut Road may be increased to the required 496 feet.

7.0 LOCATION 5: COCONUT ROAD AND THE BROOKS TOWN CENTER SOUTH ENTRANCE

At the intersection of Coconut Road and the south entrance to The Brooks Town Center, no visibility issue is apparent for vehicles making an eastbound left turn into The Brooks Town Center south entrance from Coconut Road.

7.1 Observations

The field inspection revealed the following existing conditions at the intersection of Coconut Road and The Brooks Town Center south entrance:

- Existing landscaping along both sides of the roadway and the median
- Existing utilities
- Existing light poles
- Existing sidewalk along the north and south side of Coconut Road
- Existing roadway drainage along both sides of the corridor

The eastbound and westbound sides of the corridor both consist of landscaping, sidewalk, existing utilities, roadway drainage, and light poles within the median. Based on the visual inspection performed during the site visit, as shown in **Figure 7-1**, no visibility issue is apparent for the eastbound left turn from Coconut Road into The Brooks Town Center within the intersection.



Figure 7-1: Coconut Road Eastbound Left Turn Northbound into The Brooks Town Center

As seen in **Figure 7-2**, no visibility issue is apparent for the southbound right turn at the stop condition from The Brooks Town Center onto westbound Coconut Road. One possible concern would be that southbound vehicles exiting The Brook Town Center would have a difficult time

seeing eastbound vehicles on Coconut Road making a U-turn at the intersection due to landscaping within the west median (see **Figure 7-3**).



Figure 7-2: The Brooks Town Center Southbound Right Turn onto Westbound Coconut Road

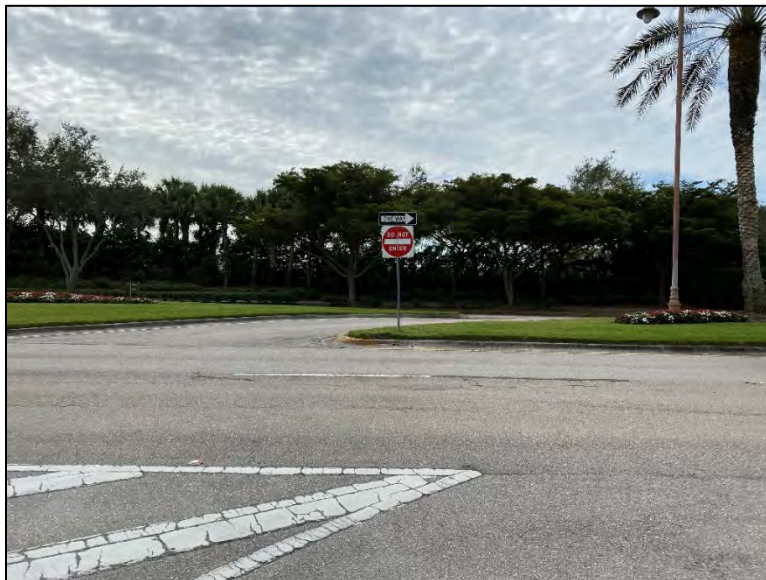


Figure 7-3: The Brooks Town Center Southbound and Coconut Road Intersection

7.2 Line of Sight Analysis

A line of sight analysis was conducted using sight triangles at the intersection of Coconut Road and the south entrance to The Brooks Town Center. The existing right turn sight distance from the stop condition at The Brooks Town Center is approximately 680 feet.

Based on the standards in the 2018 Florida Greenbook, with a roadway design speed of 45 mph, the right turn sight distance from The Brooks Town Center should be approximately 430 feet (see Location 5 in Exhibits).

7.3 Recommendations

Based on the visual inspection performed during the site visit and the line of sight analysis conducted, it is recommended that the west median landscaping be slightly reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the eastbound traffic turning left from Coconut Road into The Brooks Town Center or making a U-turn may be increased.

8.0 LOCATION 6: IMPERIAL PARKWAY AND SALERNO BAY ROAD

Imperial Parkway is a north-south arterial which begins at the Lee / Collier County line to the south and terminates at Coconut Road to the north. It is one of the main roadways for residents within the CDD. At the intersection of Imperial Parkway and Salerno Bay Road, there is a sight triangle concern for vehicles making a westbound right turn onto Imperial Parkway from Lighthouse Bay at The Brooks.

8.1 Observations

The field inspection revealed the following existing conditions at the intersection of Imperial Parkway and Salerno Bay Road:

- Existing landscaping along both sides of the roadway and the median
- Existing utilities
- Existing light poles
- Existing sidewalk along the east and west side of Imperial Parkway
- Existing roadway drainage along both sides of the corridor

As seen in **Figure 8-1** to **Figure 8-3**, the northbound and southbound sides of the corridor both consist of landscaping, sidewalk, existing utilities, roadway drainage, and light poles within the median. Per shown in **Figure 8-1** and **Figure 8-2**, vehicles from Salerno Bay Road can only turn northbound on Imperial Parkway.



Figure 8-1: Salerno Bay Road Westbound Right Turn onto Northbound Imperial Parkway (North)



Figure 8-2: Salerno Bay Road Westbound and Imperial Parkway Intersection

A visibility issue was determined for the westbound right turn from Salerno Bay Road onto Imperial Parkway at the stop condition (see **Figure 8-3**). During the visual inspection, it was found that vehicles exiting Lighthouse Bay have difficulty seeing northbound traffic on Imperial Parkway due to a retaining wall and landscaping on the east side of the corridor and the curve of the northbound roadway. The posted speed limit for Imperial Parkway is 45 mph.



Figure 8-3: Salerno Bay Road Westbound Right Turn onto Northbound Imperial Parkway (South)

8.2 Line of Sight Analysis

A line of sight analysis was conducted using sight triangles at the intersection of Imperial Parkway and Salerno Bay Road. The existing right turn sight distance from the stop condition at Salerno Bay Road is approximately 540 feet.

Based on the standards in the 2018 Florida Greenbook, with a roadway design speed of 45 mph, the right turn sight distance from Salerno Bay Road should be approximately 430 feet (see Location 6 in Exhibits).

8.3 Recommendations

Based on the visual inspection performed during the site visit and the line of sight analysis conducted, it is recommended that the landscaping on the east side of the corridor be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the northbound traffic on Imperial Parkway may be increased. It is also recommended that the speed of vehicles traveling along Imperial Parkway around the curve be analyzed further, to ensure that vehicle speeds are in accordance with the posted speed limit.

9.0 LOCATION 7: COCONUT ROAD AND OLDE LIGHTHOUSE ROAD

At the intersection of Coconut Road and Olde Lighthouse Road, there is a sight triangle concern for vehicles making a northbound left turn onto Coconut Road from Lighthouse Bay at The Brooks.

9.1 Observations

The field inspection revealed the following existing conditions at the intersection of Coconut Road and Olde Lighthouse Road:

- Existing landscaping along both sides of the roadway and the median
- Existing utilities / fire hydrant
- Existing light poles
- Existing sidewalk along the north and south side of Coconut Road
- Existing roadway drainage along both sides of the corridor

As seen in **Figure 9-1** and **Figure 9-2**, the eastbound and westbound sides of the corridor both consist of landscaping, sidewalk, existing utilities, roadway drainage, and light poles within the median. As seen in **Figure 9-1**, no visibility concern is apparent for the eastbound right turn from Coconut Road into the Lighthouse Bay community; however, it was determined that there is a visibility issue for the westbound left turn from Coconut Road onto Olde Lighthouse Road (see **Figure 9-2**). This is due to landscaping within the east median obscuring the view of traffic at the stop condition at Olde Lighthouse Road.



Figure 9-1: Coconut Road Eastbound Right Turn onto Southbound Olde Lighthouse Road



Figure 9-2: Coconut Road Westbound Left Turn onto Southbound Olde Lighthouse Road

As seen in **Figure 9-3**, no visibility issue is apparent for northbound vehicles turning right from Olde Lighthouse Road onto eastbound Coconut Road; however, during the visual inspection, it was found that northbound vehicles turning left from Olde Lighthouse Road onto Coconut Road have difficulty seeing westbound traffic entering the intersection (see **Figure 9-4**). This is due to landscaping within the east median obscuring the view of oncoming traffic heading westbound on Coconut Road.



Figure 9-3: Olde Lighthouse Road Northbound Turnout onto Westbound Coconut Road



Figure 9-4: Olde Lighthouse Road Northbound Turnout onto Eastbound Coconut Road

9.2 Line of Sight Analysis

A line of sight analysis was conducted using sight triangles at the intersection of Coconut Road and Olde Lighthouse Road. The existing intersection has an All-Way Stop Control for the three-way intersection. The existing vegetation in the median obstructs the westbound driver's line of sight that needs to either turn left onto Olde Lighthouse Road or continue straight have making a complete stop; the driver's line of sight distance is virtually zero. The line of sight distance for a vehicle on Olde Lighthouse Road turning left on Coconut Road is approximately 27 feet.

Based on the standards defined in the 2018 Florida Greenbook, Section C.9.b.4(f) Intersections with All-Way Stop Control, an intersection with an all-way stop control does not require other sight distance criteria except for the first stopped vehicle on one approach should be visible to the drivers of the first stopped vehicles on each of the other approaches. Therefore, the left turn sight distance should be approximately 58 feet and the right turn sight distance from Olde Lighthouse Road should be approximately 97 feet (see Location 7 in Exhibits).

9.3 Recommendations

Based on the visual inspection performed during the site visit and the line of sight analysis conducted, it is recommended that the east median landscaping be removed or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance from the stop condition at Olde Lighthouse Road may be increased to approximately 58 feet.

10.0 LOCATION 8: THREE OAKS PARKWAY AND THE BROOKS TOWN CENTER EAST ENTRANCE

Three Oaks Parkway is a north-south arterial which begins at Coconut Road to the south and terminates at Oriole Road to the north. It is one of the main roadways for residents within the CDD. At the intersection of Three Oaks Parkway and the east entrance to The Brooks Town Center, there is a sight triangle concern for vehicles making an eastbound left turn onto Three Oaks Parkway.

10.1 Observations

The field inspection revealed the following existing conditions at the intersection of Three Oaks Parkway and the east entrance to The Brooks Town Center:

- Existing landscaping along both sides of the roadway and the median
- Existing utilities
- Existing light poles
- Existing sidewalk along the east and west side of Three Oaks Parkway
- Existing roadway drainage along both sides of the corridor

As shown in **Figure 10-1** and **Figure 10-2**, the northbound and southbound sides of the corridor both consist of landscaping, sidewalk, existing utilities, roadway drainage, and light poles within the median. No visibility issue is apparent for the northbound left turn from Three Oaks Parkway into the east entrance to The Brooks Town Center (see **Figure 10-1**). Also, no visibility issue was apparent for vehicles in the median attempting to access Three Oaks Parkway northbound (See **Figure 10-2**)



Figure 10-1: Three Oaks Parkway Northbound Left Turn Westbound into The Brooks Town Center



Figure 10-2: The Brooks Town Center Eastbound Left Turn onto Northbound Three Oaks Parkway

As seen in **Figure 10-3**, no visibility concern is apparent for eastbound vehicles turning right from The Brooks Town Center onto southbound Three Oaks Parkway; however, during the visual inspection, it was found that vehicles turning left onto Three Oaks Parkway have difficulty seeing northbound traffic entering the intersection (see **Figure 10-4**). This is due to landscaping within the south median obscuring the view of oncoming traffic heading northbound on Three Oaks Parkway.



Figure 10-3: The Brooks Town Center Eastbound Right Turn onto Southbound Three Oaks Parkway



Figure 10-4: The Brooks Town Center Eastbound Turnout onto Southbound Three Oaks Parkway

10.2 Line of Sight Analysis

A line of sight analysis was conducted using sight triangles at the intersection of Three Oaks Parkway and The Brooks Town Center. The existing intersection right and left turn sight distances from the stop condition at The Brooks Town Center are approximately 800 feet and 263 feet, respectively.

Based on the standards in the 2018 Florida Greenbook, with a roadway design speed of 45 mph, the right turn sight distance from The Brooks Town Center (East Entrance) should be approximately 430 feet and the left turn sight distance should be approximately 496 feet (see Location 8 in Exhibits).

10.3 Recommendations

Based on the visual inspection performed during the site visit and the line of sight analysis conducted, it is recommended that the south median landscaping be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the eastbound traffic turning left onto Three Oaks Parkway from The Brooks Town Center may be increased to the required 496 feet.

11.0 LOCATION 9: THREE OAKS PARKWAY AND COPPERLEAF BOULEVARD

At the intersection of Three Oaks Parkway and Copperleaf Boulevard, there is a sight triangle concern for vehicles making a westbound left turn onto Three Oaks Parkway from the Copperleaf development.

11.1 Observations

The field inspection revealed the following existing conditions at the intersection of Three Oaks Parkway and Copperleaf Boulevard:

- Existing landscaping along both sides of the roadway and the median
- Existing utilities
- Existing light poles
- Existing sidewalk along the east and west side of Three Oaks Parkway
- Existing roadway drainage along both sides of the corridor

As seen in **Figure 11-1** and **Figure 11-2**, the northbound and southbound sides of the corridor both consist of landscaping, sidewalk, existing utilities, roadway drainage, and light poles within the median. No visibility issue was apparent for vehicles in the median attempting to access Three Oaks Parkway southbound (See **Figure 10-1**). Also, no visibility concern is apparent for the southbound left turn from Three Oaks Parkway onto eastbound Copperleaf Boulevard (see **Figure 11-2**).



Figure 11-1: Copperleaf Boulevard Westbound Left Turn onto Southbound Three Oaks Parkway



Figure 11-2: Three Oaks Parkway Southbound Left Turn onto Eastbound Copperleaf Boulevard

As shown in **Figure 11-3**, no visibility concern is apparent for westbound vehicles turning right from Copperleaf Boulevard onto northbound Three Oaks Parkway; however, during the visual inspection, it was found that westbound vehicles turning left onto Three Oaks Parkway have difficulty seeing southbound traffic entering the intersection (see **Figure 11-4**). This is due to landscaping within the north median obscuring the view of oncoming traffic heading southbound on Three Oaks Parkway.

Also seen in **Figure 11-4**, vehicles on Copperleaf Boulevard attempting to turn left onto Three Oaks Parkway (south bound), have visibility issues with viewing southbound traffic on Three Oaks Parkway. Due to this visibility issue, vehicles exiting the community are having a difficult time meeting the expectation of only having one vehicle within the intersection at a time. At the entrance to the Copperleaf development, per **Figure 11-5**, there is signage indicating that there should only be one vehicle in the median at a time. Furthermore, during the site visit, it was noted there is a large amount of traffic exiting the Copperleaf development. With Copperleaf Boulevard as the only entrance / exit for the community, the visibility issue of southbound traffic on Three Oaks Parkway, and the median signage, vehicles exiting the development are becoming congested in both the right and left turn lanes, as shown in **Figure 11-6**.



Figure 11-3: Copperleaf Boulevard Westbound Right Turn onto Northbound Three Oaks Parkway



Figure 11-4: Copperleaf Boulevard Westbound Turnout onto Northbound Three Oaks Parkway



Figure 11-5: Copperleaf Boulevard Westbound Turnout Signage



Figure 11-6: Copperleaf Boulevard Westbound Turnout Traffic

11.2 Line of Sight Analysis

A line of sight analysis was conducted using sight triangles at the intersection of Three Oaks Parkway and Copperleaf Boulevard. The existing intersection right and left turn sight distances from the stop condition at Copperleaf Boulevard are approximately 790 feet and 234 feet, respectively.

Based on the standards in the 2018 Florida Greenbook, with a roadway design speed of 45 mph, the right turn sight distance at Copperleaf Boulevard should be approximately 430 feet and the left turn sight distance should be approximately 496 feet (see Location 9 in Exhibits).

11.3 Recommendations

Based on the visual inspection performed during the site visit and the line of sight analysis conducted, it is recommended that the north median landscaping be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the southbound traffic turning left from Three Oaks Parkway onto Copperleaf Boulevard and the traffic turning left onto Three Oaks Parkway may be increased to the required 496 feet.

12.0 LOCATION 10: THREE OAKS PARKWAY AND OAKWILDE BOULEVARD

At the intersection of Three Oaks Parkway and Oakwilde Boulevard, there is a sight triangle concern for vehicles making a westbound left turn onto Three Oaks Parkway from the Shadow Wood development.

12.1 Observations

The field inspection revealed the following existing conditions at the intersection of Three Oaks Parkway and Oakwilde Boulevard:

- Existing landscaping along both sides of the roadway and the median
- Existing utilities
- Existing light poles
- Existing sidewalk along the east and west side of Three Oaks Parkway
- Existing roadway drainage along both sides of the corridor

As seen in **Figure 12-1** and **Figure 12-2**, the northbound and southbound sides of the corridor both consist of landscaping, sidewalk, existing utilities, roadway drainage, and light poles within the median. No visibility issue was apparent for vehicles in the median attempting to access Three Oaks Parkway southbound (See **Figure 12-1**). Also, no visibility issue is apparent for the southbound left turn from Three Oaks Parkway onto eastbound Oakwilde Boulevard (see **Figure 12-2**).



Figure 12-1: Oakwilde Boulevard Westbound Left Turn onto Southbound Three Oaks Parkway



Figure 12-2: Three Oaks Parkway Southbound Left Turn onto Eastbound Oakwilde Boulevard

As seen in **Figure 12-3**, no visibility concern is apparent for westbound vehicles turning right from Oakwilde Boulevard onto northbound Three Oaks Parkway; however, during the visual inspection, it was found that westbound vehicles turning left onto Three Oaks Parkway have difficulty seeing southbound traffic entering the intersection (see **Figure 12-4**). This is due to landscaping within the north median obscuring the view of oncoming traffic heading southbound on Three Oaks Parkway.



Figure 12-3: Oakwilde Boulevard Westbound Right Turn onto Northbound Three Oaks Parkway



Figure 12-4: Oakwilde Boulevard Westbound Turnout onto Northbound Three Oaks Parkway

12.2 Line of Sight Analysis

A line of sight analysis was conducted using sight triangles at the intersection of Three Oaks Parkway and Oakwilde Boulevard. The existing intersection right and left turn sight distances from the stop condition at Oakwilde Boulevard are approximately 900 feet and 265 feet, respectively.

Based on the standards in the 2018 Florida Greenbook, with a roadway design speed of 45 mph, the right turn sight distance from Oakwilde Boulevard should be approximately 430 feet and the left turn sight distance should be approximately 496 feet (see Location 10 in Exhibits).

12.3 Recommendations

Based on the visual inspection performed during the site visit and the line of sight analysis conducted, it is recommended that the north median landscaping be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the southbound traffic turning left from Three Oaks Parkway onto Oakwilde Boulevard and the traffic turning left onto Three Oaks Parkway may be increased to the required 496 feet.

13.0 SUMMARY OF RECOMMENDATIONS

In order to ensure the ten (10) intersections analyzed are operating properly and meet criteria within the Florida Greenbook, recommendations for each intersection are summarized herein this report. These recommendations are based on the visual inspection performed during the site visits and the line of sight analysis conducted. Further engineering investigation may still be warranted to further analyze the navigability of some intersections.

13.1 Location 1: Coconut Road and Health Center Boulevard / Via Villagio

For Coconut Road and Health Center Boulevard / Via Villagio, it is recommended that landscaping east of Via Villagio be removed or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance from Via Villagio may be increased to the required 430 feet.

13.2 Location 2: Coconut Road and Oakwilde Boulevard

The intersection Coconut Road and Oakwilde Boulevard, it is recommended that the west median landscaping be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the southbound traffic turning left from Oakwilde Boulevard onto Coconut Road may be increased to the required 496 feet.

13.3 Location 3: Coconut Road and Spring Run Boulevard

At the intersection of Coconut Road and Spring Run Boulevard, it is recommended that the east median landscaping be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the northbound traffic turning left from Spring Run Boulevard onto Coconut Road may be increased to the required 496 feet.

13.4 Location 4: Coconut Road and The Commons Club Entrance

For the intersection of Coconut Road and The Commons Club, it is recommended that the west median landscaping be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the southbound traffic turning left from The Commons Club onto Coconut Road may be increased to the required 496 feet.

13.5 Location 5: Coconut Road and The Brooks Town Center South Entrance

The intersection of Coconut Road and The Brooks Town Center, it is recommended that the west median landscaping be slightly reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the eastbound traffic turning left from Coconut Road into The Brooks Town Center or making a U-turn may be increased.

13.6 Location 6: Imperial Parkway and Salerno Bay Road

At the intersection Imperial Parkway and Salerno Bay Road, it is recommended that the landscaping on the east side of the corridor be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the northbound traffic on Imperial Parkway may be increased. It is also recommended that the speed of vehicles traveling along Imperial Parkway around the curve be analyzed further to ensure that vehicle speeds are in accordance with the speed limit.

13.7 Location 7: Coconut Road and Olde Lighthouse Road

For the intersection of Coconut Road and Olde Lighthouse Road, it is recommended that the east median landscaping be removed or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance from the stop condition at Olde Lighthouse Road may be increased to approximately 58 feet.

13.8 Location 8: Three Oaks Parkway and The Brooks Town Center East Entrance

At the intersection of Three Oaks Parkway and The Brooks Town Center, it is recommended that the south median landscaping be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the eastbound traffic turning left from The Brooks Town Center onto Three Oaks Parkway may be increased to the required 496 feet.

13.9 Location 9: Three Oaks Parkway and Copperleaf Boulevard

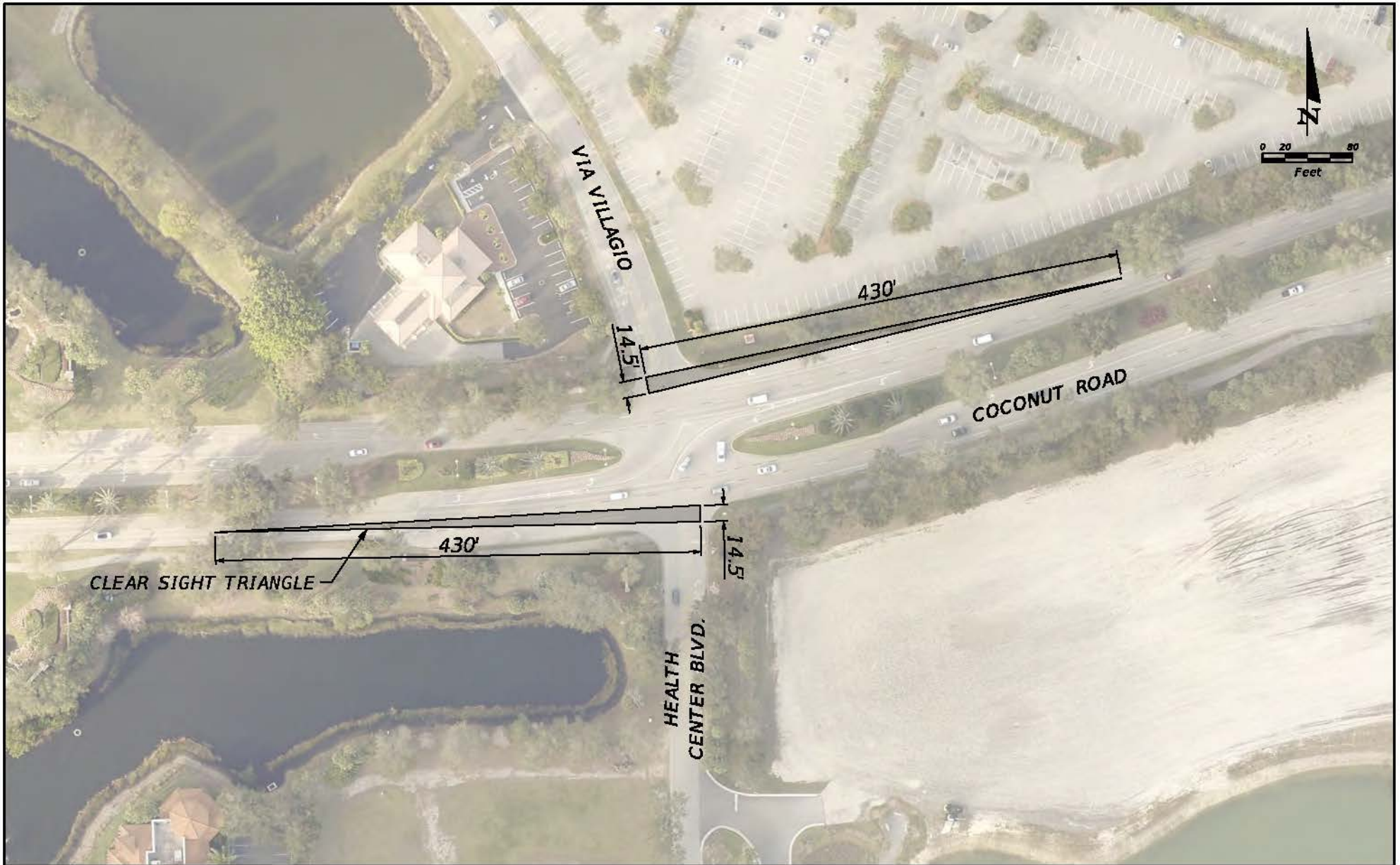
At Three Oaks Parkway and Copperleaf Boulevard, it is recommended that the north median landscaping be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the westbound traffic turning left from Copperleaf Boulevard onto Three Oaks Parkway may be increased to the required 496 feet.

13.10 Location 10: Three Oaks Parkway and Oakwilde Boulevard

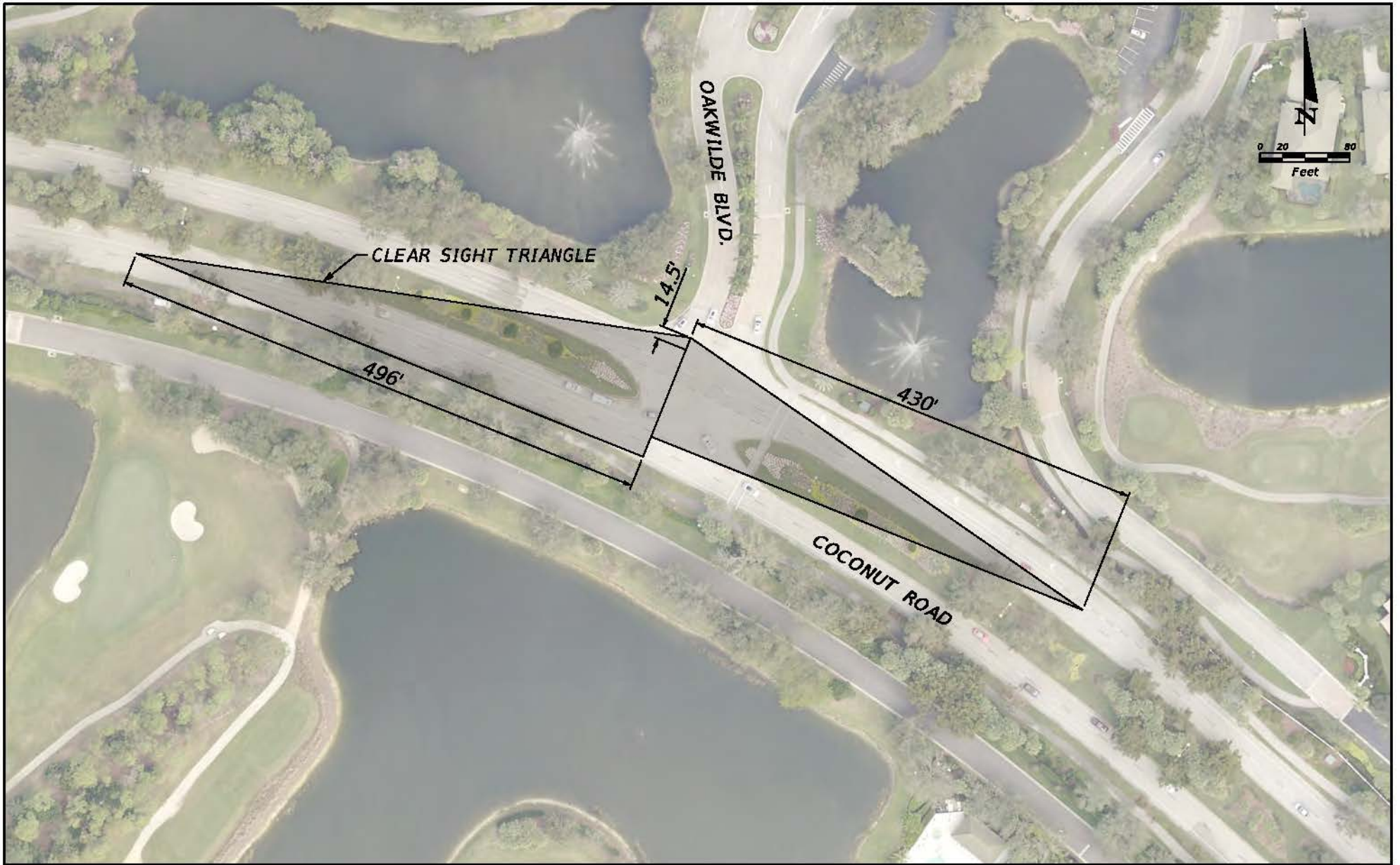
For the intersection of Three Oaks Parkway and Oakwilde Boulevard, it is recommended that the north median landscaping be reduced or replaced with landscaping that meets the object height requirement of 2.0 feet, per Florida Greenbook standards, so the sight distance of the westbound traffic turning left from Oakwilde Boulevard onto Three Oaks Parkway may be increased to the required 496 feet.

EXHIBITS

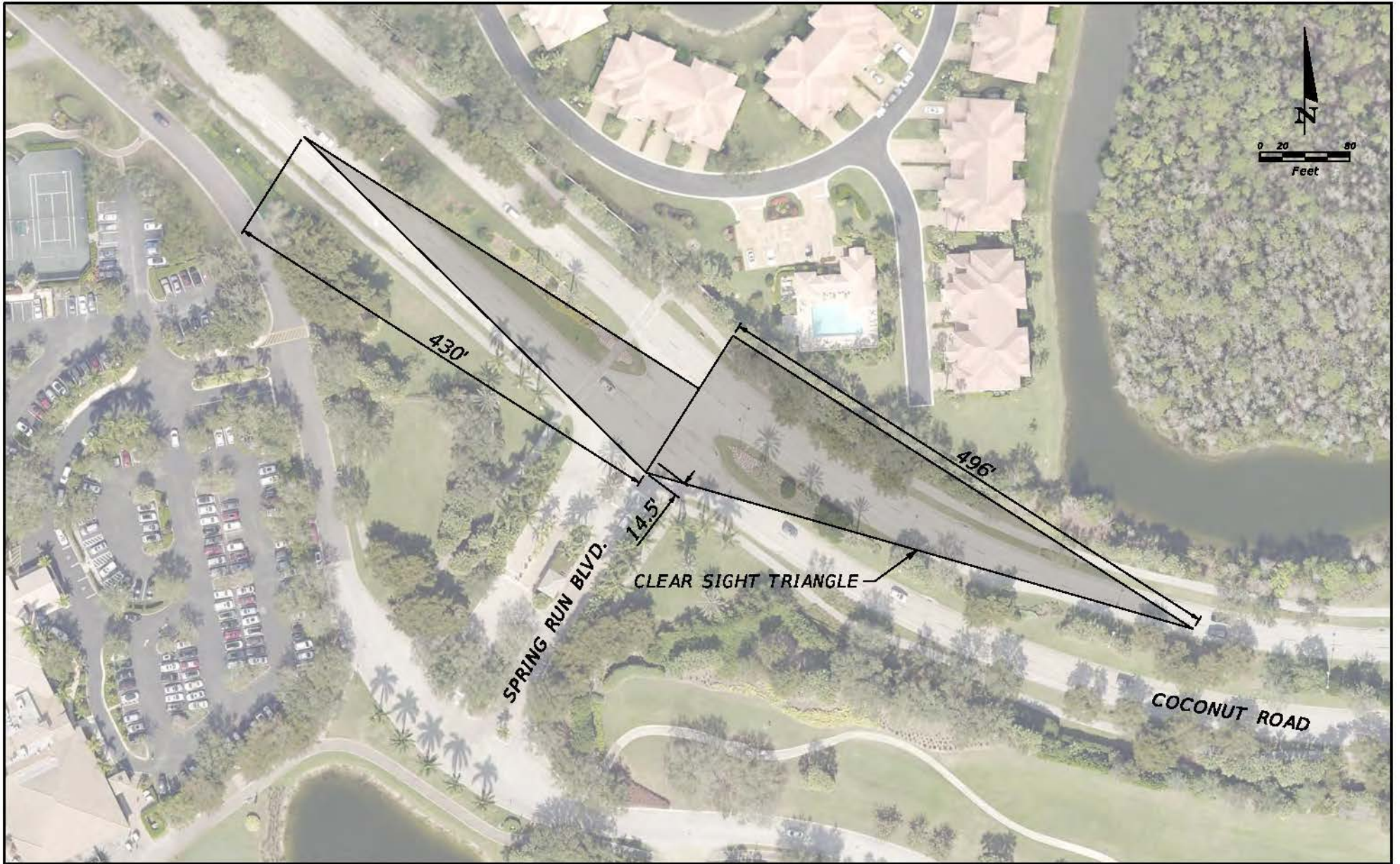
LOCATION 1 - LOCATION 10



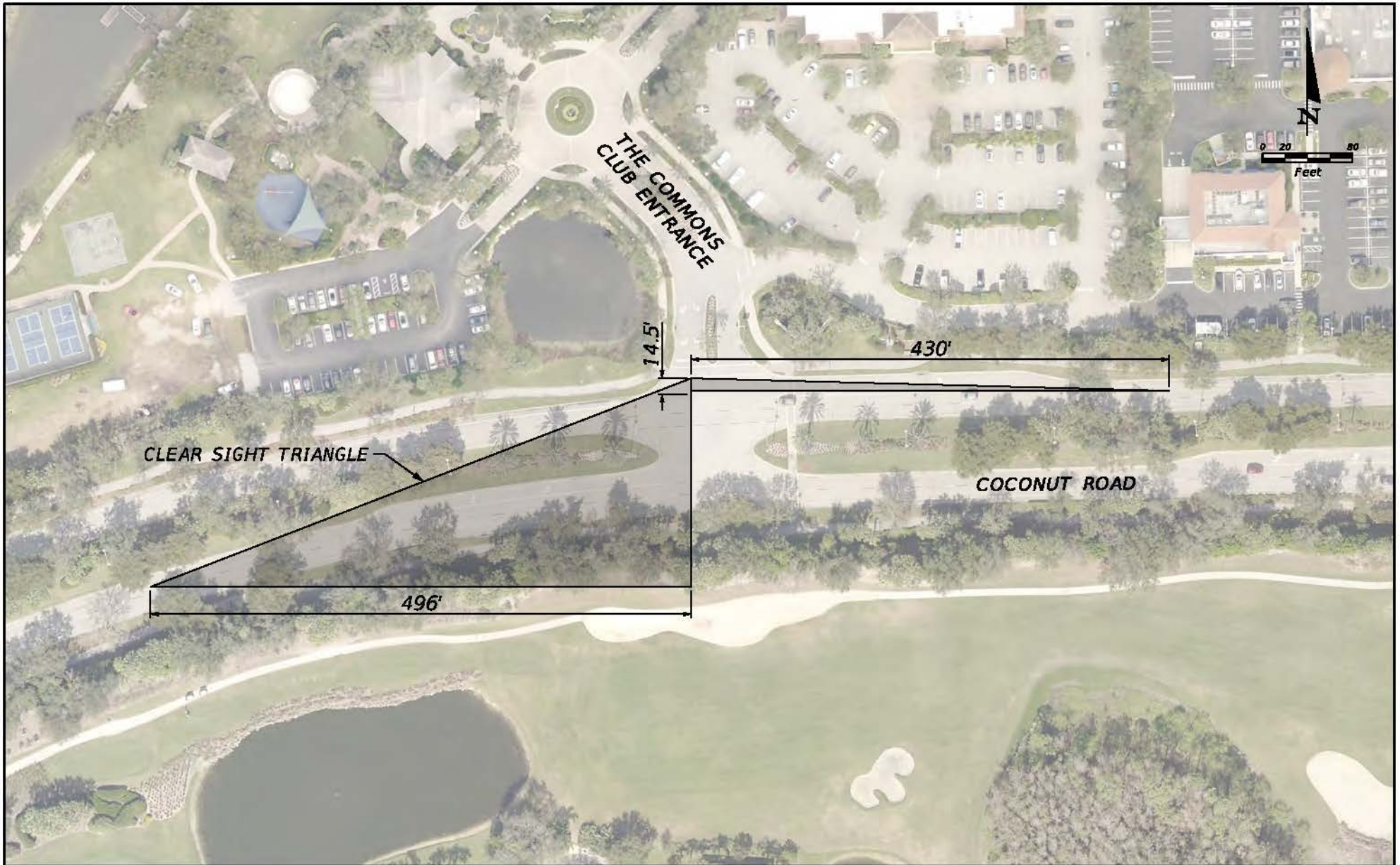
LOCATION 1: COCONUT ROAD & HEALTH CENTER BOULEVARD - SIGHT VISIBILITY EXHIBIT



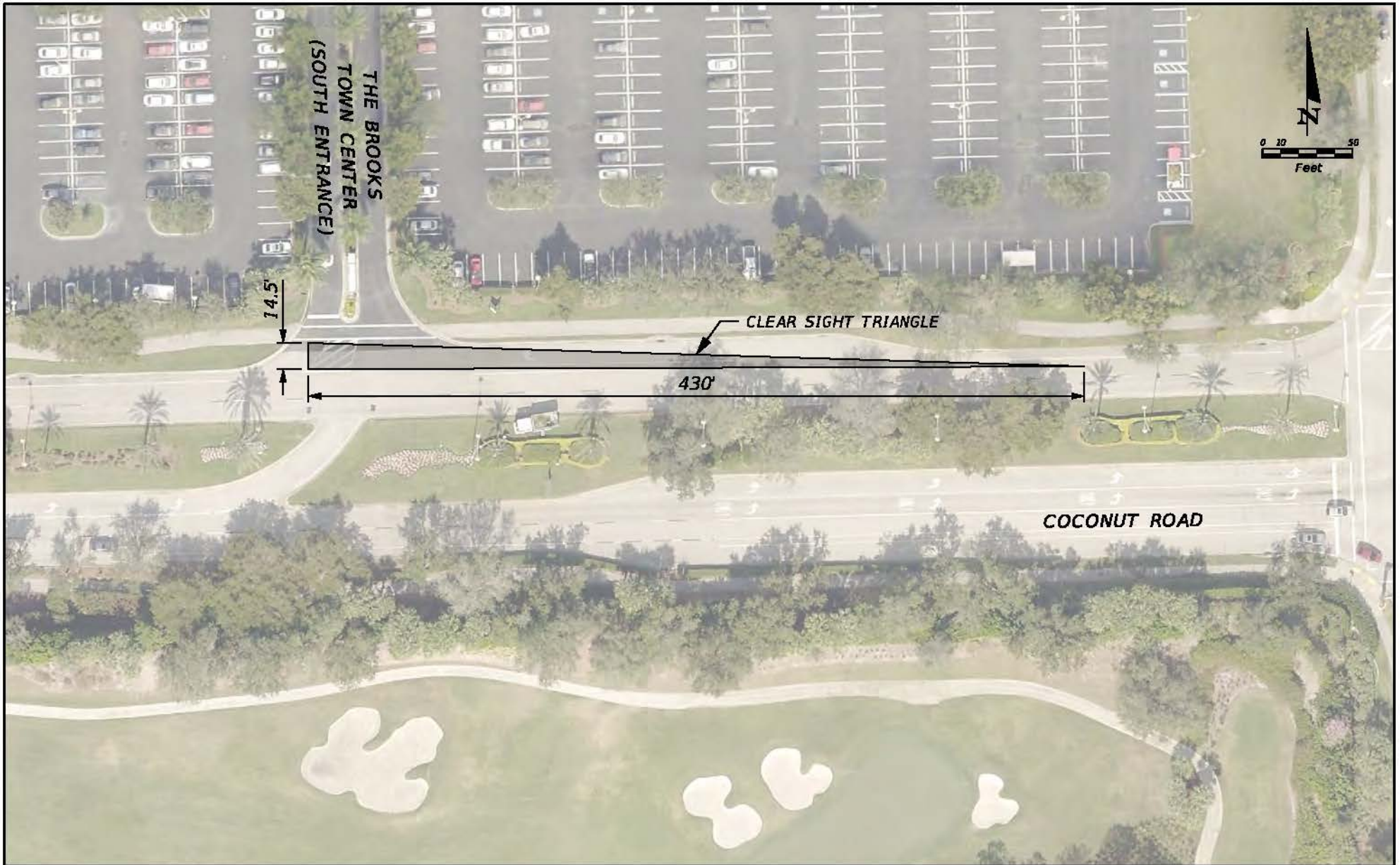
LOCATION 2: COCONUT ROAD & OAKWILDE BOULEVARD - SIGHT VISIBILITY EXHIBIT



LOCATION 3: COCONUT ROAD & SPRING RUN BOULEVARD - SIGHT VISIBILITY EXHIBIT



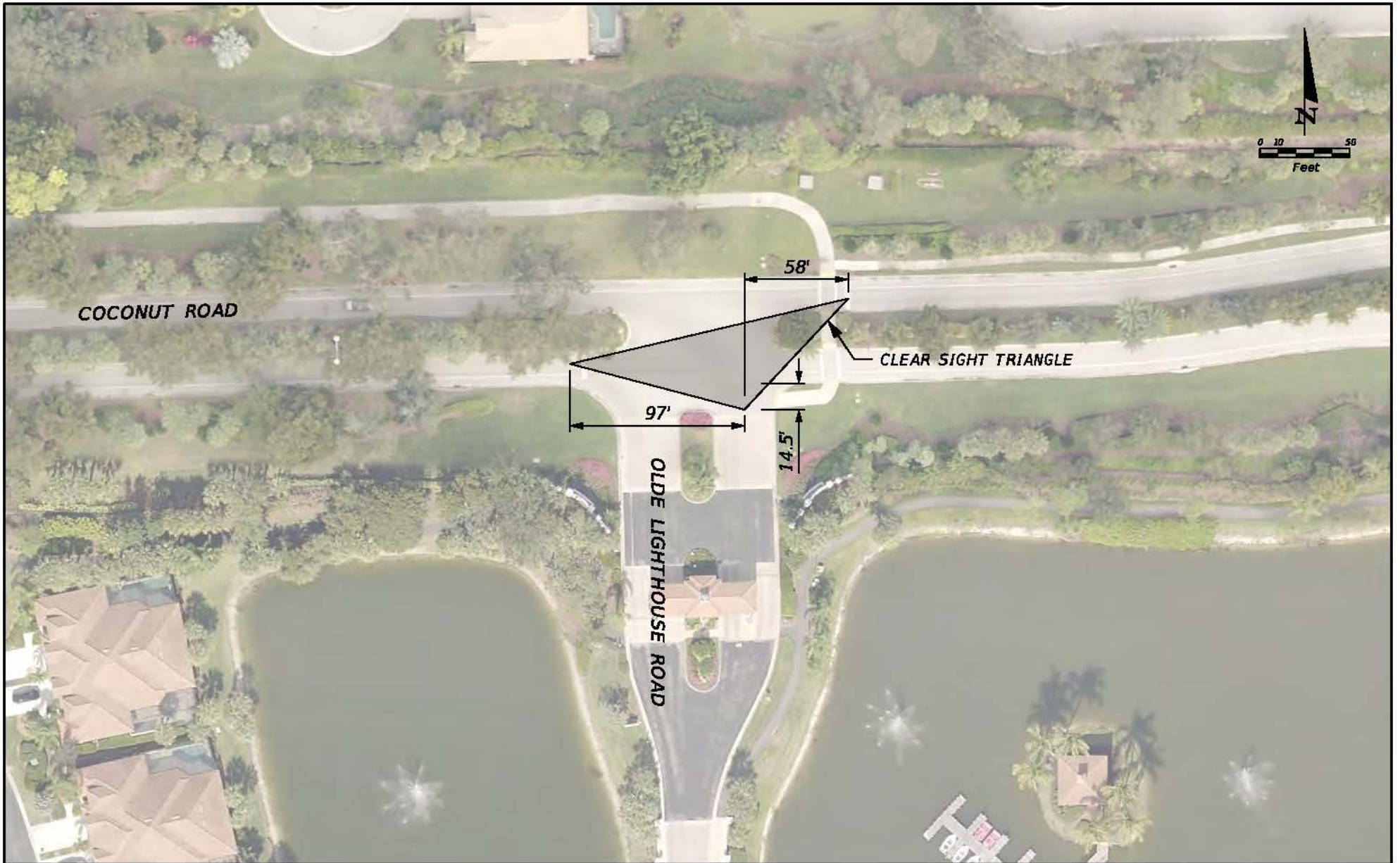
LOCATION 4: COCONUT ROAD & THE COMMONS CLUB ENTRANCE - SIGHT VISIBILITY EXHIBIT



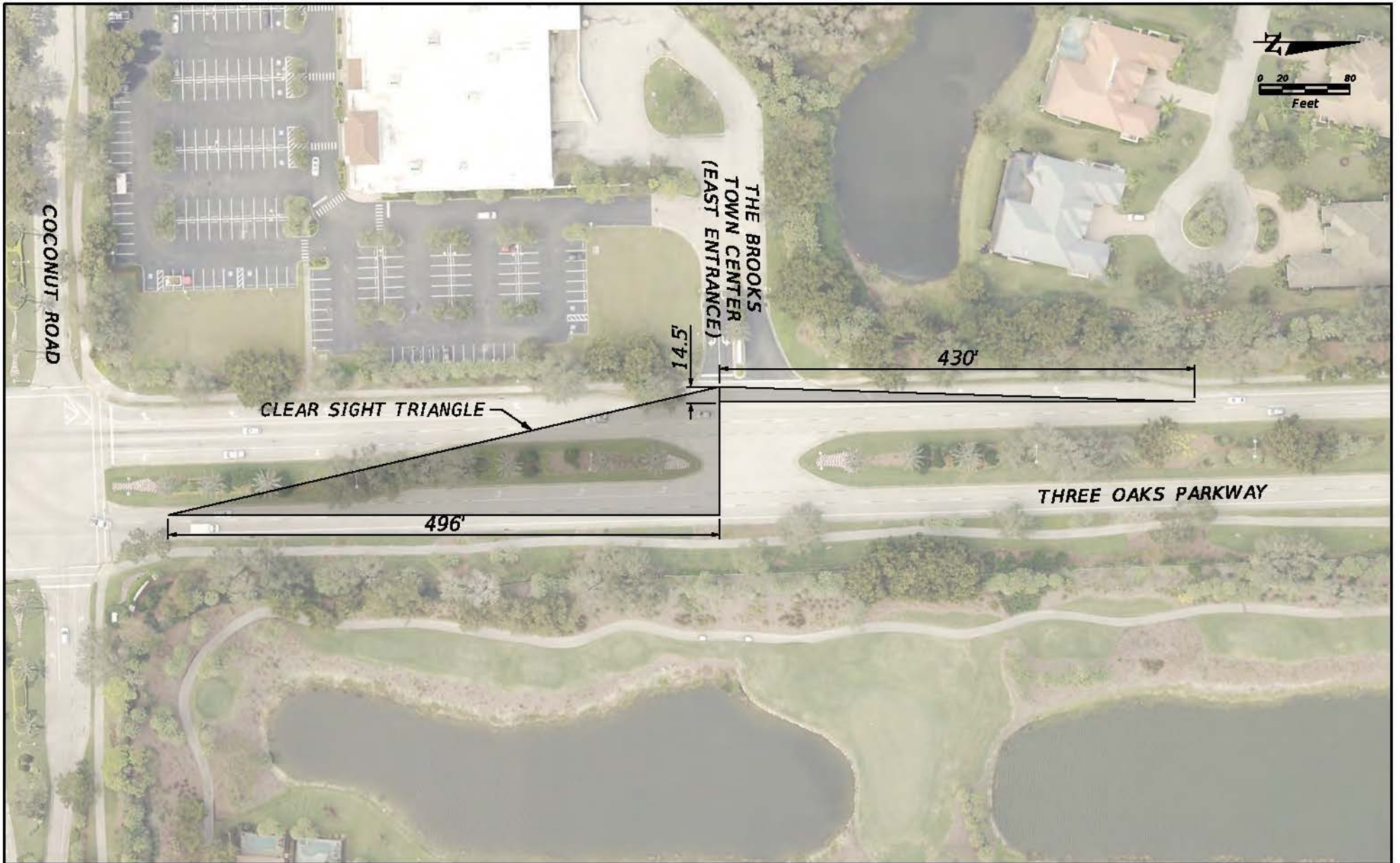
LOCATION 5: COCONUT ROAD & THE BROOKS TOWN CENTER - SIGHT VISIBILITY EXHIBIT



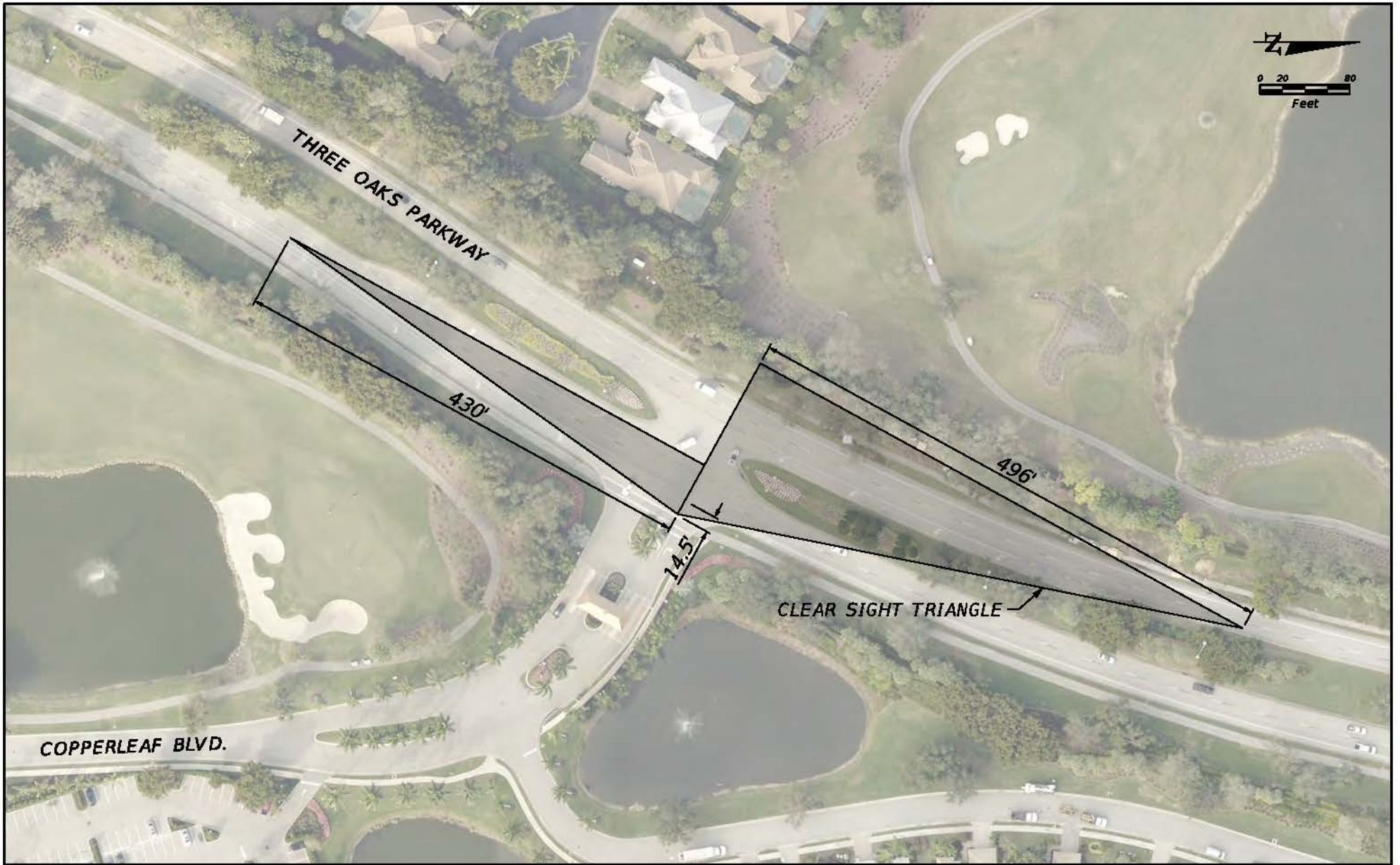
LOCATION 6: IMPERIAL PARKWAY & SALERNO BAY ROAD - SIGHT VISIBILITY EXHIBIT



LOCATION 7: COCONUT ROAD & OLDE LIGHTHOUSE ROAD - SIGHT VISIBILITY EXHIBIT



LOCATION 8: THREE OAKS PARKWAY & THE BROOKS TOWN CENTER - SIGHT VISIBILITY EXHIBIT



LOCATION 9: THREE OAKS PARKWAY & COPPERLEAF BOULEVARD - SIGHT VISIBILITY EXHIBIT



LOCATION 10: THREE OAKS PARKWAY & OAKWILDE BOULEVARD - SIGHT VISIBILITY EXHIBIT

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

14

This instrument was prepared by
and should be returned to:

Daniel H. Cox, Esq.
Daniel H. Cox, P.A.
P.O. Drawer CC
Carrabelle, FL 32322

CONSENT TO USE DISTRICT PROPERTY

THIS AGREEMENT is made this 18th day of February, 2020, between Brooks of Bonita Springs Community Development District (“District”) and Dennis Wright (“Owner”).

WHEREAS, District is the owner of real property identified as Lake 4, Shadow Wood at the Brooks, Unit One, according to the map or plat thereof recorded at Plat Book 61, Page 21 of the Public Records of Lee County, Florida and is the beneficiary of a twenty foot maintenance easement lying landward of the boundary of the Lake; and

WHEREAS, Wright is the Owner of Lot 25A, Block B, Shadow Wood at the Brooks, Unit One-A, according the map or plat thereof recorded at Plat Book 63, Page 55 of the Public Records of Lee County, Florida, which is adjacent to the Lake and subject to the twenty foot maintenance easement.

WHEREAS, Owner has built a pool deck and screened enclosure which encroaches on the District’s maintenance easement.

WHEREAS, District is willing to consent to Owners use of the lakes under the terms and conditions herein described.

NOW, THEREFORE, in consideration of these premises, the District and Owner hereby agree as follows:

1. Consent is hereby given by District to Owner to allow the continued encroachment of the pool deck and screened enclosure onto the District’s easement as shown on Exhibit “A.”

2. Owner hereby accepts this Consent to Use District Property with full knowledge of District's prior rights and existing facilities. This Consent shall not be construed to reduce or diminish District's prior rights in any way.

3. The Owner's improvements located within the District Property shall be constructed, utilized and maintained as to not, in any way, prevent the safe and uninterrupted access to and on the Lakes for lake maintenance purposes nor shall it interfere with the operation of the facilities of the District within the Lakes.

4. District will have the right to remove any part of the improvements as may be reasonably necessary for the purpose of constructing, maintaining, repairing, altering, replacing, or removal of its facilities as determined by the District, with prior notice to Owner and reasonable opportunity for Owner to arrange for removal and replacement upon completion of District's work.

6. The District shall not be liable in any manner for damages to, or the cost of replacement of, all or any portion of the facilities and the Owner hereby assume all risk and expense involved in the replacement or reconstruction of same.

7. Owner hereby indemnifies, saves, defends and holds District (including, without limitation, District's officers, employees, agents, nominees and residents) harmless from and against any and all losses, damages (including, without limitation, any and all consequential damages), costs, charges, expenses, claims, demands, causes of action, accounts, sums of money, reckonings, bounds, bills, covenants, controversies, agreements, promises, variances, trespasses, executions, and liabilities (including reasonable attorney fees and costs at all levels and/or negotiations) whatsoever, at law or in equity, whether in tort, in contract, or otherwise, which may be asserted or recovered against District (including, without limitation, District's officers, employees, agents, nominees, and

residents), whether asserted by suit, proceeding, defenses, counterclaims, set-offs or otherwise, resulting from the Owner, its successors or assigns (including, without limitation, their invitees, licensees, franchisees, guests, lessees, employees, agents and nominees), use, enjoyment and occupancy of the District's property.

8. This Agreement shall continue in full force and effect until terminated by recording an instrument in the Public Records of Lee County, Florida, signed by the District.

9. All of the terms and provisions of this agreement shall be binding upon and shall inure the benefit of the heirs, successors and assigns of the parties hereto.

10. It is mutually understood and agreed that this agreement, as written, covers all of the agreements and stipulations between the parties and that no representations or statements, oral or written, have been made modifying, adding to, or changing the terms hereof.

IN WITNESS WHEREOF, the parties have caused their names to be hereunto subscribed this

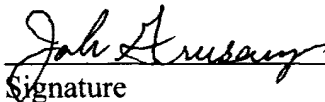
18TH day of February, 2020.

WITNESSES:

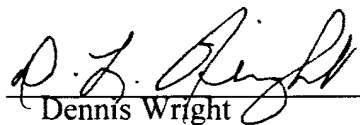
OWNER:

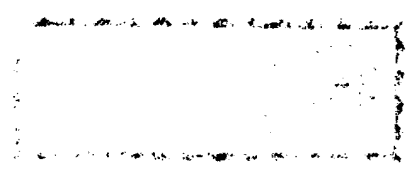

Signature

Monica Rodriguez
Printed Name


Signature

John Grusemeyer
Printed Name

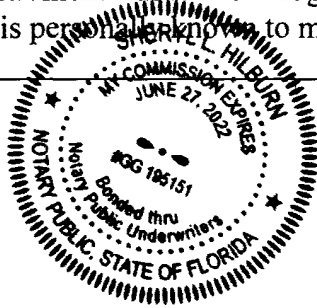
By: 
Dennis Wright



STATE OF FLORIDA
COUNTY OF LEE

The foregoing instrument was acknowledged before me this 18TH day of February, 2020, by Dennis Wright. He is personally known to me or has produced DRIVERS LICENSE as identification.

(SEAL)



Sheryl L. Hilburn
NOTARY PUBLIC

WITNESSES:

DISTRICT:

Brooks of Bonita Springs Community
Development District

Ramona Notarianni
Signature

By: James Merritt
James Merritt, Chair,
Board of Supervisors

Ramona Notarianni
Printed Name

John Merritt
Signature

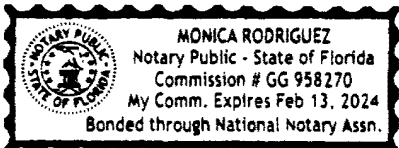
John Grusemeyer
Printed Name

STATE OF FLORIDA
COUNTY OF Lee

The foregoing instrument was acknowledged before me this 24TH day of February, 2020, by James Merritt, as chair of the Board of Supervisors of the Brooks of Bonita Springs Community Development District. Hhe is personally known to me or has produced _____ as identification.

(SEAL)

[Signature]
NOTARY PUBLIC



COPYRIGHT 2019, F.L.A. SURVEYS CORP.

THE LINES ON THIS SKETCH DO NOT CONSTITUTE OWNERSHIP.

PAGE 1 OF 3

SEE REVERSE SIDE FOR PAGE 3 OF 3

**SURVEY SKETCH OF BOUNDARY SURVEY
SKETCH OF PROPOSED IMPROVEMENTS**

NOT FOR CONSTRUCTION
NOT FOR DESIGN

IMPROVEMENTS OTHER
THAN THOSE SHOWN, IF
ANY, WERE NOT LOCATED

Curve number 1	Curve number 2	Curve number 3	Curve number 4
Radius= 55.00	Radius= 200.00	Radius= 500.00	Radius= 183.00
Delta= 15°31'33"	Delta= 15°44'40"	Delta= 01°05'26"	Delta= 14°24'42"
Arc= 14.90	Arc= 54.96	Arc= 9.52	Arc= 46.03
Tangent= 7.50	Tangent= 27.65	Tangent= 4.76	Tangent= 23.14
Chord= 14.86	Chord= 54.79	Chord= 9.52	Chord= 45.91
Chord Brg. S.49°23'41"E. (P) S.49°39'10"E. 14.78' (O)	Chord Brg. S.49°17'07"E. (P) S.49°15'10"E. 54.89' (O)	Chord Brg. N.31°22'13"W. (P) N.32°46'26"W. 9.54' (O)	Chord Brg. N.24°42'34"W. (P) N.24°32'22"W. 45.80' (O)

LINE TABLE

Line	Bearing	Distance
L1	N.48°22'06"E.	55.00' (P)

DOCUMENTATION PROVIDED REQUESTED A CHANGE IN 1990 TO THE LATTED MAINTENANCE EASEMENT (THE DRAINAGE EASEMENT IS NOT MENTIONED) IN THE REAR OF RESIDENTIAL LOTS BORDERING IN 'LAKE 1B-35' (THE PLATTED LOT IS LABELED 'TRACT L-4'). NO DOCUMENTATION WAS PROVIDED REGARDING AUTHORIZATION OF THIS REDUCTION OR CONFIRMATION THAT THE REFERENCE TO LAKE 1B-35 AS BEING THE LAKE WITHIN TRACT L-4. NO SETBACKS WERE PROVIDED FOR THIS PROPERTY. SEEK LEGAL ADVISE.

CERTIFIED TO :

RIGHT DENNIS

FREEET ADDRESS :

3016 TREE CREST COURT
STERD, FLORIDA

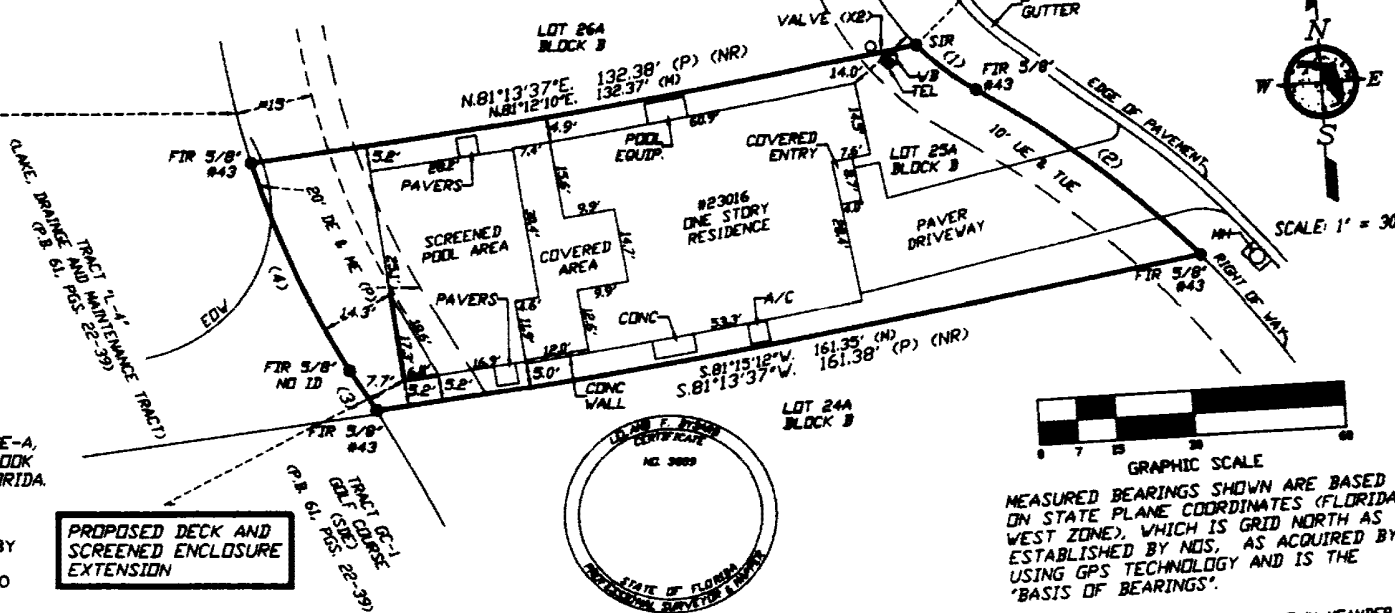
LEGAL DESCRIPTION :

LOT 25A, BLOCK B, SHADOW WOOD AT THE BROOKS, UNIT ONE-A, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGE 55, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

CERTIFICATION :

HEREBY CERTIFY THIS SURVEY WAS MADE UNDER MY RESPONSIBLE CHARGE AND MEETS THE STANDARDS OF PRACTICE AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS & MAPPERS CHAPTER 5J17.05-052, FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.027 FLORIDA STATUTES.

**PROPOSED DECK AND
SCREENED ENCLOSURE
EXTENSION**



SCALE: 1" = 30'



MEASURED BEARINGS SHOWN ARE BASED ON STATE PLANE COORDINATES (FLORIDA WEST ZONE), WHICH IS GRID NORTH AS ESTABLISHED BY NGS, AS ACQUIRED BY USING GPS TECHNOLOGY AND IS THE 'BASIS OF BEARINGS'.

NOTE: IF APPLICABLE, FENCES SHOWN MEASUREMENT ON OR OFF LINES. (APPROX. LOCATION ONLY)

NOT VALID WITHOUT SURVEYOR'S SIGNATURE AND EMBOSSED SEAL. NOT A CERTIFICATION OF TITLE, ZONING, EASEMENTS OR FREEDOM OF ENCUMBRANCES. FLORIDA STATUTE 5J-17.05 (3) (c): TWO SITE BENCHMARKS REQUIRED FOR CONSTRUCTION. NOTE: PROPERTY OWNER SHOULD OBTAIN WRITTEN FLOOD ZONE DETERMINATION FROM LOCAL PLANNING AND BUILDING DEPARTMENT PRIOR TO ANY CONSTRUCTION PLANNING AND/OR CONSTRUCTION.

Leland F. Dysard

SURVEY DATE: 01/20/2020

CLINTON W. FINSTAD, P.E., C.F.M., PLS #2453 LELAND F. DYSARD, PLS #3659
MARY E. FINSTAD, C.F.M., P.S.M. #5901 RONALD W. WALLING, P.S.M. #6473

QUALITY CONTROL

MEF DATE: 01/21/2020

NOTE: IN COMPLIANCE WITH F.A.C. 5J-17.052 (2) (d) (4) IF LOCATION OF EASEMENTS OR RIGHT-OF-WAY OF RECORD, OTHER THAN THOSE IN RECORD PLAT, IS REQUIRED, THIS INFORMATION MUST BE FURNISHED TO THE SURVEYOR AND MAPPER.

F.L.A. SURVEYS CORP.
PROFESSIONAL LAND SURVEYORS & MAPPERS-LB 6569

3884 PROGRESS AVE., SUITE 104
NAPLES, FL 34104
239-403-1600 FAX 403-8600
239-404-7120 239-580-2795
239-250-2792 239-625-8504
9220 BONITA BEACH ROAD, STE 200
BONITA SPRINGS, FL 34135

REVISIONS

PROJECT NO:
20-85053-SPC

DRAWN BY: MRF PARTY CHIEF: MIKE & RLF

EXHIBIT A

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

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**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
FINANCIAL STATEMENTS
UNAUDITED
MARCH 31, 2020**

**BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS
COMBINED BALANCE SHEET
MARCH 31, 2020**

	General Funds	Debt Service Funds	Total Governmental Funds
	<u> </u>	<u> </u>	<u> </u>
ASSETS			
Cash & investments	\$1,674,783	\$1,798,480	\$ 3,473,263
Deposits	525	-	525
Accounts receivable	170,372	-	170,372
Due from other funds			
Brooks I			
General fund	-	1,506	1,506
Brooks II			
General fund	-	12,430	12,430
Due from other governments			
Brooks I			
General Fund	57,188	-	57,188
Brooks II			
General Fund	3,500	-	3,500
Total assets	<u>\$ 1,906,368</u>	<u>\$ 1,812,416</u>	<u>\$ 3,718,784</u>
LIABILITIES & FUND BALANCES			
Liabilities:			
Due to other funds			
Brooks I			
Debt service - series 2001	1,506	-	1,506
Brooks II			
General Fund	3,500	-	3,500
Debt service - series 2003	1,184	-	1,184
Debt service - series 2017	11,246	-	11,246
Due to other governments			
Brooks II			
General Fund	57,188	-	57,188
Due to clearing fund	795	-	795
Total liabilities	<u>75,419</u>	<u>-</u>	<u>75,419</u>
DEFERRED INFLOWS OF RESOURCES			
Deferred receipts	170,372	-	170,372
Total deferred inflows of resources	<u>170,372</u>	<u>-</u>	<u>170,372</u>
Fund balances:			
Restricted for:			
Debt service	-	1,812,416	1,812,416
Unassigned	1,660,577	-	1,660,577
Total fund balances	<u>1,660,577</u>	<u>1,812,416</u>	<u>3,472,993</u>
Total liabilities, deferred inflows of resources and fund balances	<u>\$ 1,906,368</u>	<u>\$ 1,812,416</u>	<u>\$ 3,718,784</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 MARCH 31, 2020**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy	\$ 27,379	\$ 1,993,339	\$ 2,080,631	96%
Commons Club - share maint cost	-	-	163,749	0%
Coconut Road - cost sharing (mall contribution)	-	-	13,000	0%
FEMA/State grant	-	166,729	-	N/A
Interest & miscellaneous	86	532	3,500	15%
Total revenues	<u>27,465</u>	<u>2,160,600</u>	<u>2,260,880</u>	96%
EXPENDITURES				
Administrative				
Supervisors	-	3,875	14,000	28%
Management	7,627	45,763	91,526	50%
Accounting	3,173	19,038	38,077	50%
Audit	-	3,500	19,000	18%
Legal	652	9,944	10,000	99%
Field management	3,632	21,788	43,576	50%
Engineering	9,664	13,094	30,000	44%
Trustee	-	4,089	12,900	32%
Dissemination agent	166	1,000	2,000	50%
Arbitrage rebate calculation	-	-	6,000	0%
Assessment roll preparation	-	37,501	37,500	100%
Telephone	87	518	1,035	50%
Postage	25	444	1,200	37%
Insurance	-	14,373	14,712	98%
Printing and binding	190	1,139	2,277	50%
Legal advertising	-	271	1,500	18%
Contingencies	904	1,610	4,500	36%
Annual district filing fee	-	350	350	100%
ADA website compliance	-	199	351	57%
Communication	-	-	1,000	0%
Total administrative	<u>26,120</u>	<u>178,496</u>	<u>331,504</u>	54%
Water management				
Contractual services	26,374	131,870	316,488	42%
NPDES permit	2,380	18,478	17,000	109%
Aquascaping	-	17,572	30,000	59%
Aeration	-	-	75,000	0%
Aeration operating supplies	2,455	18,727	30,000	62%
Culvert cleaning	-	63,900	30,000	213%
Capital outlay-lake bank erosion	97,499	199,625	200,000	100%
Boundary exotic removal	4,194	32,988	20,000	165%
Miscellaneous	-	-	5,000	0%
Total water management	<u>132,902</u>	<u>483,160</u>	<u>723,488</u>	67%

**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 MARCH 31, 2020**

	Current Month	Year to Date	Budget	% of Budget
Lighting services				
Contractual services	-	4,324	18,000	24%
Electricity	2,601	13,027	30,000	43%
Miscellaneous	189	1,009	2,500	40%
Total lighting services	<u>2,790</u>	<u>18,360</u>	<u>50,500</u>	36%
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	-	36,709	50,000	73%
Plant replacement supplies	-	16,916	80,000	21%
Maintenance supplies	-	3,700	7,500	49%
Electricity	39	211	500	42%
Irrigation water	8,609	45,910	75,000	61%
Electric - 41 entry feature/irrigation	972	4,298	11,000	39%
Contract services	-	2,745	10,000	27%
Irrigation repairs	5,183	10,274	2,500	411%
Landscape maintenance contract	50,684	400,168	680,000	59%
Irrigation management	1,149	6,900	10,000	69%
Total Coconut Rd. & Three Oaks Parkway	<u>66,636</u>	<u>527,831</u>	<u>926,500</u>	57%
Coconut Road Park				
Capital outlay - lighting	-	-	25,000	0%
License fees	-	-	150	0%
Plant replacements	-	-	13,000	0%
Other maintenance supplies	-	1,765	4,000	44%
Electric	674	3,720	9,000	41%
Irrigation water	554	3,324	6,000	55%
Sewer/water	511	1,763	1,000	176%
Contract services	825	16,361	45,000	36%
Building R&M	-	160	5,000	3%
Landscape maint contract	5,437	41,067	86,000	48%
Hardscape repairs	-	-	15,000	0%
Lighting repairs	-	9,826	5,000	197%
Hardscape maintenance	-	1,375	6,500	21%
CC building landscaping	-	103	11,500	1%
Total parks and recreation	<u>8,001</u>	<u>79,464</u>	<u>232,150</u>	34%

**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 MARCH 31, 2020**

	Current Month	Year to Date	Budget	% of Budget
Other fees and charges				
Property appraiser	-	3,555	4,127	86%
Tax collector	-	5,175	5,331	97%
Total other fees and charges	-	8,730	9,458	92%
Total expenditures	236,449	1,296,041	2,287,010	57%
Excess/(deficiency) of revenues over/(under) expenditures	(208,984)	864,559	(26,130)	
Fund balances - beginning	1,869,561	796,018	681,980	
Fund balances - ending	<u>\$ 1,660,577</u>	<u>\$ 1,660,577</u>	<u>\$ 655,850</u>	

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GENERAL FUND
MARCH 31, 2020**

	Balance
ASSETS	
SunTrust	\$ 1,047,662
Centennial Bank	26,680
Finemark: MMF	28,987
Deposits	525
Accounts receivable	111,934
Due from other governments	
Brooks II	
General Fund	3,500
Total assets	\$ 1,219,288
 LIABILITIES & FUND BALANCES	
Liabilities:	
Due to other funds	
Brooks I	
Debt service - series 2001	1,506
Due to other governments	
Brooks II	
General Fund	57,188
Due to clearing fund	108
Total liabilities	58,802
 DEFERRED INFLOWS OF RESOURCES	
Deferred receipts	111,934
Total deferred inflows of resources	111,934
 Fund balances:	
Unassigned	1,048,552
Total fund balances	1,048,552
 Total liabilities, deferred inflows of resources and fund balances	 \$ 1,219,288

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED MARCH 31, 2020**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy	\$ 20,079	\$ 1,315,780	\$ 1,366,975	96%
Commons Club - share maint cost	-	-	107,583	0%
Coconut Road - cost sharing (mall contribution)	-	-	8,541	0%
FEMA/State grant	-	109,541	-	N/A
Interest & miscellaneous	54	269	2,300	12%
Total revenues	<u>20,133</u>	<u>1,425,590</u>	<u>1,485,399</u>	96%
EXPENDITURES				
Administrative				
Supervisors	-	2,546	9,198	28%
Management	5,011	30,066	60,133	50%
Accounting	2,085	12,508	25,017	50%
Audit	-	2,299	12,483	18%
Legal	428	6,533	6,570	99%
Field management	2,386	14,314	28,629	50%
Engineering	6,349	8,603	19,710	44%
Trustee	-	2,687	8,475	32%
Dissemination agent	109	657	1,314	50%
Arbitrage rebate calculation	-	-	3,942	0%
Assessment roll preparation	-	24,638	24,638	100%
Telephone	57	340	680	50%
Postage	16	292	788	37%
Insurance	-	9,443	9,666	98%
Printing and binding	125	748	1,496	50%
Legal advertising	-	178	986	18%
Contingencies	594	1,058	2,957	36%
Settlement payment-lighthouse bay	-	-	30,000	0%
Annual district filing fee	-	230	230	100%
ADA website compliance	-	131	231	57%
Communication	-	-	657	0%
Total administrative	<u>17,160</u>	<u>117,271</u>	<u>247,800</u>	47%
Water management				
Contractual services	17,328	86,638	207,933	42%
NPDES permit	1,564	12,140	11,169	109%
Aquascaping	-	11,545	19,710	59%
Aeration	-	-	49,275	0%
Aeration operating supplies	1,613	12,304	19,710	62%
Culvert cleaning	-	41,982	19,710	213%
Capital outlay-lake bank erosion	64,057	131,154	131,400	100%
Boundary exotic removal	2,755	21,673	13,140	165%
Miscellaneous	-	-	3,285	0%
Total water management	<u>87,317</u>	<u>317,436</u>	<u>475,332</u>	67%

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED MARCH 31, 2020**

	Current Month	Year to Date	Budget	% of Budget
Lighting services				
Contractual services	-	2,841	11,826	24%
Electricity	1,709	8,559	19,710	43%
Miscellaneous	124	663	1,643	40%
Total lighting services	<u>1,833</u>	<u>12,063</u>	<u>33,179</u>	36%
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	-	24,118	32,850	73%
Plant replacement supplies	-	9,967	52,560	19%
Maintenance supplies	-	2,431	4,928	49%
Electricity	26	139	329	42%
Irrigation water	5,656	30,163	49,275	61%
Electric - 41 entry feature/irrigation	639	2,824	7,227	39%
Contract services	-	1,803	6,570	27%
Irrigation repairs	3,405	7,965	1,643	485%
Landscape maintenance contract	33,299	262,910	446,760	59%
Irrigation management	755	4,533	6,570	69%
Total Coconut Rd. & Three Oaks Parkway	<u>43,780</u>	<u>346,853</u>	<u>608,712</u>	57%
Coconut Road Park				
Capital outlay - lighting	-	-	16,425	0%
License fees	-	-	99	0%
Plant replacements	-	-	8,541	0%
Other maintenance supplies	-	1,160	2,628	44%
Electric	443	2,444	5,913	41%
Irrigation water	364	2,184	3,942	55%
Sewer/water	336	1,158	657	176%
Contract services	542	10,749	29,565	36%
Building R&M	-	105	3,285	3%
Landscape maint contract	3,572	26,981	56,502	48%
Hardscape repairs	-	-	9,855	0%
Lighting repairs	-	6,456	3,285	197%
Hardscape maintenance	-	903	4,271	21%
CC building landscaping	-	-	7,556	0%
Total parks and recreation	<u>5,257</u>	<u>52,140</u>	<u>152,524</u>	34%

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED MARCH 31, 2020**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
Other fees & charges				
Property appraiser	-	2,336	2,711	86%
Tax collector	-	3,370	3,502	96%
Total other fees & charges	-	5,706	6,213	92%
Total expenditures	<u>155,347</u>	<u>851,469</u>	<u>1,532,570</u>	56%
 Excess/(deficiency) of revenues over/(under) expenditures	 (135,214)	 574,121	 (47,171)	
 Fund balances - beginning	 <u>1,183,766</u>	 <u>474,431</u>	 <u>385,319</u>	
Fund balances - ending	<u><u>\$ 1,048,552</u></u>	<u><u>\$ 1,048,552</u></u>	<u><u>\$ 338,148</u></u>	

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GENERAL FUND
MARCH 31, 2020**

	Balance
ASSETS	
BankUnited	\$ 100,949
SunTrust	418,757
Centennial Bank	51,748
Accounts receivable	58,438
Due from other governments	
Brooks I	
General Fund	57,188
Total assets	\$ 687,080
 LIABILITES & FUND BALANCES	
Liabilities:	
Brooks II	
General Fund	3,500
Debt service - series 2003	1,184
Debt service - series 2017	11,246
Due to clearing fund	687
Total liabilities	16,617
 DEFERRED INFLOWS OF RESOURCES	
Deferred receipts	58,438
Total deferred inflows of resources	58,438
 Fund balances:	
Unassigned	612,025
Total fund balances	612,025
 Total liabilities, deferred inflows of resources and fund balances	 \$ 687,080

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED MARCH 31, 2020**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Assessment levy	\$ 7,300	\$ 677,559	\$ 713,656	95%
Commons Club - share maint cost	-	-	56,166	0%
Coconut Road - cost sharing (mall contribution)	-	-	4,459	0%
FEMA/State grant	-	57,188	-	N/A
Interest & miscellaneous	32	263	1,201	22%
Total revenues	<u>7,332</u>	<u>735,010</u>	<u>775,482</u>	95%
EXPENDITURES				
Administrative				
Supervisors	-	1,329	4,802	28%
Management	2,616	15,697	31,393	50%
Accounting	1,088	6,530	13,060	50%
Audit	-	1,201	6,517	18%
Legal	224	3,411	3,430	99%
Field management	1,246	7,474	14,947	50%
Engineering	3,315	4,491	10,290	44%
Trustee	-	1,402	4,425	32%
Dissemination agent	57	343	686	50%
Arbitrage rebate calculation	-	-	2,058	0%
Assessment roll preparation	-	12,863	12,863	100%
Telephone	30	178	355	50%
Postage	9	152	412	37%
Insurance	-	4,930	5,046	98%
Printing and binding	65	391	781	50%
Legal advertising	-	93	515	18%
Contingencies	310	552	1,544	36%
Annual district filing fee	-	120	120	100%
ADA website compliance	-	68	120	57%
Communication	-	-	343	0%
Total administrative	<u>8,960</u>	<u>61,225</u>	<u>113,707</u>	54%
Water management				
Contractual services	9,046	45,232	108,555	42%
NPDES permit	816	6,338	5,831	109%
Aquascaping	-	6,027	10,290	59%
Aeration	-	-	25,725	0%
Aeration operating supplies	842	6,423	10,290	62%
Culvert cleaning	-	21,918	10,290	213%
Capital outlay-lake bank erosion	33,442	68,471	68,600	100%
Boundary exotic removal	1,439	11,315	6,860	165%
Miscellaneous	-	-	1,715	0%
Total water management	<u>45,585</u>	<u>165,724</u>	<u>248,156</u>	67%

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED MARCH 31, 2020**

	Current Month	Year to Date	Budget	% of Budget
Lighting services				
Contractual services	-	1,483	6,174	24%
Electricity	892	4,468	10,290	43%
Miscellaneous	65	346	858	40%
Total lighting services	<u>957</u>	<u>6,297</u>	<u>17,322</u>	36%
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	-	12,591	17,150	73%
Plant replacement supplies	-	6,949	27,440	25%
Maintenance supplies	-	1,269	2,573	49%
Electricity	13	72	172	42%
Irrigation water	2,953	15,747	25,725	61%
Electric - 41 entry feature/irrigation	333	1,474	3,773	39%
Contract services	-	942	3,430	27%
Irrigation repairs	1,778	2,309	858	269%
Landscape maintenance contract	17,385	137,258	233,240	59%
Irrigation management	394	2,367	3,430	69%
Total Coconut Rd. & Three Oaks Parkway	<u>22,856</u>	<u>180,978</u>	<u>317,791</u>	57%
Coconut Road Park				
Capital outlay - lighting	-	-	8,575	0%
License fees	-	-	51	0%
Plant replacements	-	-	4,459	0%
Other maintenance supplies	-	605	1,372	44%
Electric	231	1,276	3,087	41%
Irrigation water	190	1,140	2,058	55%
Sewer/water	175	605	343	176%
Contract services	283	5,612	15,435	36%
Building R&M	-	55	1,715	3%
Landscape maint contract	1,865	14,086	29,498	48%
Hardscape repairs	-	-	5,145	0%
Lighting repairs	-	3,370	1,715	197%
Hardscape maintenance	-	472	2,230	21%
CC building landscaping	-	103	3,945	3%
Total parks and recreation	<u>2,744</u>	<u>27,324</u>	<u>79,628</u>	34%

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED MARCH 31, 2020**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
Other fees & charges				
Property appraiser	-	1,219	1,416	86%
Tax collector	-	1,805	1,829	99%
Total other fees & charges	<u>-</u>	<u>3,024</u>	<u>3,245</u>	93%
Total expenditures	<u>81,102</u>	<u>444,572</u>	<u>784,449</u>	57%
 Excess/(deficiency) of revenues over/(under) expenditures	 (73,770)	 290,438	 (8,967)	
 Fund balances - beginning	 <u>685,795</u>	 <u>321,587</u>	 <u>296,661</u>	
Fund balances - ending	<u>\$ 612,025</u>	<u>\$ 612,025</u>	<u>\$ 287,694</u>	

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
DEBT SERVICE FUND SERIES 2001
MARCH 31, 2020**

	Balance
ASSETS	
Investments:	
Revenue	\$ 113,779
Reserve	66,849
Prepayment	400
Brooks I	
General fund	1,506
Total assets	\$ 182,534
 LIABILITIES & FUND BALANCES	
Liabilities:	\$ -
Total liabilities	-
 Fund balances:	
Restricted for:	
Debt service	182,534
Total fund balances	182,534
Total liabilities & fund balances	\$ 182,534

**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 MARCH 31, 2020**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
REVENUES				
Special assessment: on-roll	\$ 1,506	\$ 98,449	\$ 102,540	96%
Interest	165	740	-	N/A
Total revenues	<u>1,671</u>	<u>99,189</u>	<u>102,540</u>	97%
EXPENDITURES				
Debt service				
Principal	-	-	45,000	0%
Interest	-	28,770	57,540	50%
Principal prepayment	-	5,000	-	N/A
Total debt service	<u>-</u>	<u>33,770</u>	<u>102,540</u>	33%
Excess/(deficiency) of revenues over/(under) expenditures	1,671	65,419	-	
Fund balances - beginning	<u>180,863</u>	<u>117,115</u>	<u>115,412</u>	
Fund balances - ending	<u>\$ 182,534</u>	<u>\$ 182,534</u>	<u>\$ 115,412</u>	

**BROOKS OF BONITA SPRINGS
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
DEBT SERVICE FUND SERIES 2006
MARCH 31, 2020**

	Balance
ASSETS	\$ -
Total assets	\$ -
 LIABILITIES & FUND BALANCES	
Liabilities:	\$ -
Total liabilities	-
 Fund balances:	
Restricted for:	
Debt service	-
Total fund balances	-
Total liabilities & fund balances	\$ -

**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 MARCH 31, 2020**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Special assessment: on-roll	\$ -	\$ -	\$ -	N/A
Interest	-	-	-	N/A
Total revenues	<u>-</u>	<u>-</u>	<u>-</u>	N/A
EXPENDITURES				
Debt service				
Principal	-	-	-	N/A
Interest	-	-	-	N/A
Total debt service	<u>-</u>	<u>-</u>	<u>-</u>	N/A
Other fees & charges				
Trustee fees	-	-	-	N/A
Total other fees & charges	<u>-</u>	<u>-</u>	<u>-</u>	N/A
Total expenditures	<u>-</u>	<u>-</u>	<u>-</u>	N/A
Excess/(deficiency) of revenues over/(under) expenditures	-	-	-	
OTHER FINANCING SOURCES/(USES)				
Transfers out	-	-	-	N/A
Total other financing sources/(uses)	<u>-</u>	<u>-</u>	<u>-</u>	N/A
Net change in fund balances	-	-	-	
Fund balances - beginning	-	-	13,299	
Fund balances - ending	<u>\$ -</u>	<u>\$ -</u>	<u>\$ 13,299</u>	

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
DEBT SERVICE FUND SERIES 2003
MARCH 31, 2020**

	Balance
ASSETS	
Investments:	
Revenue	\$ 121,819
Reserve	84,230
Prepayment	3,524
Brooks II	
General fund	1,184
Total assets	\$ 210,757
 LIABILITIES & FUND BALANCES	
Liabilities:	\$ -
Total liabilities	-
 Fund balances:	
Restricted for:	
Debt service	210,757
Total fund balances	210,757
Total liabilities & fund balances	\$ 210,757

**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 MARCH 31, 2020**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
REVENUES				
Special assessment: on-roll	\$ 1,184	\$ 109,583	\$ 113,600	96%
Interest	192	867	-	N/A
Total revenues	<u>1,376</u>	<u>110,450</u>	<u>113,600</u>	97%
EXPENDITURES				
Principal	-	-	45,000	0%
Interest	-	34,300	68,600	50%
Total debt service	<u>-</u>	<u>34,300</u>	<u>113,600</u>	30%
Excess/(deficiency) of revenues over/(under) expenditures	1,376	76,150	-	
Fund balances - beginning	209,381	134,607	134,026	
Fund balances - ending	<u>\$ 210,757</u>	<u>\$ 210,757</u>	<u>\$ 134,026</u>	

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
DEBT SERVICE FUND SERIES 2017 (REFUNDED SERIES 2006)
MARCH 31, 2020**

	Balance
ASSETS	
Investments:	
Revenue	\$ 1,133,260
Prepayment	648
Reserve	273,970
Interest	1
Brooks II	
General fund	11,246
Total assets	\$ 1,419,125
 LIABILITIES & FUND BALANCES	
Liabilities:	\$ -
Total liabilities	-
 Fund balances:	
Restricted for:	
Debt service	1,419,125
Total fund balances	1,419,125
 Total liabilities & fund balances	 \$ 1,419,125

**BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2017 (REFUNDED SERIES 2006)
FOR THE PERIOD ENDED MARCH 31, 2020**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
REVENUES				
Special assessment: on-roll	\$ 11,246	\$ 1,041,036	\$ 1,095,857	95%
Interest	1,275	3,948	-	N/A
Total revenues	<u>12,521</u>	<u>1,044,984</u>	<u>1,095,857</u>	95%
EXPENDITURES				
Principal	-	-	767,000	0%
Interest	-	170,175	340,349	50%
Principal prepayment	-	10,000	-	N/A
Total other fees & charges	<u>-</u>	<u>180,175</u>	<u>1,107,349</u>	16%
Total expenditures	<u>-</u>	<u>180,175</u>	<u>1,107,349</u>	16%
Excess/(deficiency) of revenues over/(under) expenditures	12,521	864,809	(11,492)	
Fund balances - beginning	<u>1,406,604</u>	<u>554,316</u>	<u>529,674</u>	
Fund balances - ending	<u><u>\$ 1,419,125</u></u>	<u><u>\$ 1,419,125</u></u>	<u><u>\$ 518,182</u></u>	

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

16

DRAFT

**MINUTES OF MEETING
BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS**

The Boards of Supervisors of the Brooks of Bonita Springs & Brooks of Bonita Springs II Community Development Districts held a Joint Regular Meeting on January 22, 2020 at 2:00 p.m., at The Commons Club at The Brooks Enrichment Center, 9930 Coconut Road, Bonita Springs, Florida 34135.

Present for Brooks CDD were:

James Merritt	Chair
Sandra Varnum	Assistant Secretary
Phil Douglas	Assistant Secretary
Rollin Crawford	Assistant Secretary

Present for Brooks II CDD were:

Joseph Bartoletti	Chair
Ray Pierce	Assistant Secretary
Ken D. Gould	Assistant Secretary
Jack Meeker	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Cleo Adams	Assistant Regional Manager
Dan H. Cox (via telephone)	District Counsel
Brent Burford	District Engineer
Chris Perkins (via telephone)	Irrigation Design Group
Mark Grimes	GulfScapes Representative
Blake Grimes	GulfScapes Representative
Barry Huck	Building Committee Chairman

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 2:00 p.m. For Brooks of Bonita Springs, Supervisors Merritt, Varnum, Douglas and Crawford were present, in person. Supervisor Ward was not present. For Brooks of Bonita Springs II, Supervisors Bartoletti, Pierce, Gould and Meeker were present, in person. Supervisor Strecansky was not present.

42 **SECOND ORDER OF BUSINESS**

**Moment of Silence in Memory of
Supervisor Jim Strecansky**

43
44
45 All meeting attendees observed a moment of silence for Supervisor Strecansky. Mr.
46 Bartoletti conveyed sincere condolences to Mr. Strecansky's family, on behalf of the Boards.

47
48 **THIRD ORDER OF BUSINESS**

Public Comments (*agenda items only*)

49
50 There being no public comments, the next item followed.

51
52 **BROOKS OF BONITA SPRINGS II ITEMS**

53 **FOURTH ORDER OF BUSINESS**

**Consideration of Resolution 2020-01,
Declaring a Vacancy in Seat 3 of the Board
of Supervisors due to Supervisor
Strecansky's Passing; and Providing an
Effective Date**

54
55
56
57
58
59 Mr. Bartoletti presented Resolution 2020-01.

60
61 **On MOTION for Brooks of Bonita Springs II by Mr. Bartoletti and seconded by**
62 **Mr. Pierce, with all in favor, Resolution 2020-01, Declaring a Vacancy in Seat 3**
63 **of the Board of Supervisors due to Supervisor Strecansky's Passing; and**
64 **Providing an Effective Date, was adopted.**

65
66
67 **FIFTH ORDER OF BUSINESS**

**Consider Appointment to Fill Unexpired
Term of Seat 3; *Term Expires November
2022***

68
69
70
71 Mr. Gould proposed appointing Mr. Thomas Brown to fill Seat 3 and distributed Mr.
72 Brown's resume. He felt that Mr. Brown is a good leader and listener and would be an asset to
73 the Board.

74
75 **On MOTION for Brooks of Bonita Springs II by Mr. Meeker and seconded by**
76 **Mr. Bartoletti, with all in favor, appointing Mr. Thomas Brown to fill the**
77 **unexpired term of Seat 3; Term Expires November 2022, was approved.**

78
79
80 **A. Administration of Oath of Office to Newly Appointed Supervisor (*the following will be***
81 ***provided in a separate package*)**

- 82 I. **Guide to Sunshine Amendment and Code of Ethics for Public Officers and**
- 83 **Employees**
- 84 II. **Membership, Obligations and Responsibilities**
- 85 III. **Financial Disclosure Forms**
- 86 a. **Form 1: Statement of Financial Interests**
- 87 b. **Form 1X: Amendment to Form 1, Statement of Financial Interests**
- 88 c. **Form 1F: Final Statement of Financial Interests**
- 89 IV. **Form 8B: Memorandum of Voting Conflict**

90 Mr. Adams stated that Mr. Brown would be contacted and sworn in at a later date.

91

92 **SIXTH ORDER OF BUSINESS** **Consideration of Resolution 2020-02,**
93 **Designating a Chair, a Vice Chair, a**
94 **Secretary, Assistant Secretaries, a**
95 **Treasurer and an Assistant Treasurer of the**
96 **District and Providing an Effective Date**

97
98 Mr. Bartoletti presented Resolution 2020-02 and read the title.

99 The following slate of officers was nominated:

100	Chair	Joseph Bartoletti
101	Vice Chair	Ray Pierce
102	Secretary	Chuck Adams
103	Assistant Secretary	Thomas Brown
104	Assistant Secretary	Kenneth Gould
105	Assistant Secretary	Jack Meeker
106	Assistant Secretary	Craig Wrathell
107	Treasurer	Craig Wrathell
108	Assistant Treasurer	Jeff Pinder

109 No other nominations were made.

110

111 **On MOTION for Brooks of Bonita Springs II by Mr. Meeker and seconded by**
112 **Mr. Gould, with all in favor, Resolution 2020-02, Designating a Chair, a Vice**
113 **Chair, a Secretary, Assistant Secretaries, a Treasurer and an Assistant Treasurer**
114 **of the District and Providing an Effective Date, as nominated, was adopted.**

115

116 **JOINT BOARD BUSINESS ITEMS**

117 **SEVENTH ORDER OF BUSINESS**

Landscape Report: GulfScapes

118

119 • **Interim Report Regarding Recommendations for Landscape Renovations**

120 Mr. Blake Grimes of GulfScapes reported the following:

121 ➤ GulfScapes indicated that the sod replacement projects that were previously discussed,
122 had been completed.

123 ➤ The project is the first step to GulfScapes' total approach to the property; it is a great
124 one and shows its direction.

125 ➤ An additional proposal for landscape enhancement was pending and would be broken
126 down by sections of the property. Whenever a landscape install is completed, water usage
127 increases for one to two months.

128 ➤ Clock 7, between Williams and the bridge, was recently repaired. Work on Clock 6, from
129 the bridge to Copper Leaf, would commence soon.

130 Mr. Grimes explained that, recently, there was a mainline break in front of a high
131 voltage electric box that saturated the ground, spilled over, formed algae and eventually
132 became a trip hazard. Although the break was repaired, it was a major project that involved
133 excavating an 8" to 10" hole, pulling sleeves out and installing irrigation pipes; he was
134 comfortable with the repairs. A Board Member asked if the landscape renovation
135 recommendations would be available at the next meeting. Mr. Grimes stated it would take a
136 few months to create a plan for the entire project but a cost estimate for one clock could be
137 obtained to provide an idea of what was being proposed. A detailed description of the project,
138 along with photographs of selected areas and a proposal would be presented.

139 Referencing a spreadsheet, Mr. Bartoletti gave an example of how the Water
140 Consumption Reports should be prepared, going forward. The current reports do not present
141 the rainfall data in a straightforward, easy-to-follow manner. Mr. Perkins asked to be provided
142 with the spreadsheet so that it can be copied. Discussion ensued regarding the April meeting,
143 Controller #7, manual readings, meter checks, total water consumption, leaks, plant growth,
144 variance in total rainfall, weather patterns, flow meters, etc. Mr. Merritt remarked that he
145 could not rationalize investing in new controllers at a time when leaks have become an
146 infrequent occurrence, the CDDs are on a proper water schedule, the turf is plush and the

147 annuals are healthy. He felt that the focus should be on becoming even more efficient and that
148 GulfScapes was leading the Districts down the right path.

149

150 **EIGHTH ORDER OF BUSINESS** **Update: IDG Review of Water Usage Data**

151

152 Mr. Perkins, of Irrigation Design Group (IDG), presented the Water Consumption Report
153 and stated he would study the spreadsheet that he was directed to replicate and produce and
154 send a monthly report to the Board Members.

155

156 **NINTH ORDER OF BUSINESS** **Update: Hurricane Irma Recovery – FEMA**
157 **Reimbursement**

158

159 Mr. Adams stated that the Federal Emergency Management Agency (FEMA) obligated
160 hurricane recovery funds of \$173,000. Management completed four of the five steps required
161 for the funds to be issued; final approval and disbursement from the State were pending.

162

163 **TENTH ORDER OF BUSINESS** **Update/Continued Discussion: The**
164 **Commons Club Use of CDD Areas for**
165 **Access and Staging During Health Club**
166 **Renovations**

167

168 Mr. Bartoletti stated that this item was not relevant at this time.

169

170 **ELEVENTH ORDER OF BUSINESS** **Discussion: Estero Parkway vs. Coconut**
171 **Road**

172

173 Mr. Meeker stated that the Estero Parkway construction commenced. The project, along
174 with the landscape irrigation, grass, street lighting, etc., would be paid for by taxpayers. He
175 voiced his opinion that the Village of Estero should reimburse the Districts for the operating
176 expenses and the Boards should consider that during the upcoming budget season and how to
177 approach the Village. Mr. Adams stated, per the Boards' direction, he contacted the Public
178 Works Director, who agreed that the Village could consider issuing a credit to the Brooks
179 community, realizing the valuable contribution to the landscape roadway network; however,
180 that would not occur until after completion of several major projects. Mr. Douglas believed
181 that, three years from now, memories would fade and this item would be forgotten; therefore,

182 he would like the CDDs to obtain a commitment from the Village and invite Village officials to a
183 future meeting. Discussion ensued regarding the Village crediting or reimbursing the CDDs, the
184 Fiscal Year 2021 budget, who benefits from the roadway construction project, Coconut Road,
185 etc. Mr. Adams would schedule a meeting with the Public Works Director and the Village
186 Manager in March and give an update at the next meeting. Mr. Bartoletti suggested that Mr.
187 Douglas contact Mr. Nick Batos for advice on the best path for the CDDs to take in considering
188 the matter.

189

190 **TWELFTH ORDER OF BUSINESS** **Update/Discussion: BrightView Unpaid**
191 **Invoice Litigation Activities**

192

193 Mr. Cox stated that a mediation proceeding was held on January 7, 2020. Although both
194 parties were adamant in their positions, an agreement was reached. Considering BrightView’s
195 potential exposure was close to \$100,000, including legal fees, versus the Districts’ potential
196 expense of \$60,000, it would be advisable for the CDDs to pay BrightView a difference of
197 \$42,500 to end the litigation. Discussion ensued regarding the settlement.

198

199 **On MOTION for Brooks of Bonita Springs by Mr. Crawford and seconded by Ms.**
200 **Varnum, with all in favor, consenting to a \$42,500 settlement with BrightView**
201 **Landscaping to end the ongoing litigation, was approved.**

202

203

204 **On MOTION for Brooks of Bonita Springs II by Mr. Meeker and seconded by**
205 **Mr. Bartoletti, with all in favor, consenting to a \$42,500 settlement with**
206 **BrightView Landscaping to end the ongoing litigation, was approved.**

207

208

209 **THIRTEENTH ORDER OF BUSINESS** **Update: Pursuit of Unpaid Shared Cost**
210 **Assessments from Coconut Point Mall**

211

212 Mr. Cox stated he reviewed the public records and learned that, immediately after
213 executing the agreement with the CDDs, Coconut Point conveyed the parcel that was
214 immediately adjacent to Coconut Road to the Holding Company for Dillard’s. The issue was
215 brought to their attention and they were processing the first two invoices. Once those
216 payments are made, the other two invoices pending would then be processed and paid. In
217 response to a Board Member’s question, Mr. Cox stated the payments range from \$25,000 to

218 \$28,000. Mr. Bartoletti asked about Oak Brook. Mr. Adams stated that Oak Brook was current,
219 for the most part, but Coconut Point was multiple years in arrears.

220

221 **FOURTEENTH ORDER OF BUSINESS Discussion: Coconut Park Security**

222

223 Referencing a Security handout, Mr. Meeker voiced his concern for the property. In his
224 opinion, the Boards are responsible for securing the Brooks, along with The Commons Club. The
225 pickleball courts are very popular and some players behave as though the park is theirs;
226 random individuals have used the fire pit area and lounge chairs at The Commons Club.
227 Currently, the CDDs are accessible 24/7, 365 days a year and he feels that access must be
228 restricted in order to avoid potential tragedies. Mr. Meeker suggested installing fences and
229 gates to secure the property from transients. Discussion ensued regarding addressing security
230 concerns, the Lee County Sheriff Department, The Commons Club, liability and costs. Mr.
231 Merritt felt that the process should start with the help of Mr. Adams and Mr. Archazki. Mr.
232 Adams would contact Mr. Archazki.

233

234 **FIFTEENTH ORDER OF BUSINESS Discussion: Location for July 22 and August**
235 **26 Joint Meetings**

236

237 Mr. Bartoletti stated the potential locations for the July and August meetings were the
238 administrative building at the Estero Fire Department or the Estero Recreation Center. Mr.
239 Adams would check availability and advise at the next meeting.

240

241 **SIXTEENTH ORDER OF BUSINESS Acceptance of Unaudited Financial**
242 **Statements as of December 31, 2019**

243

244 Mr. Bartoletti presented the Unaudited Financial Statements as of December 31, 2019.
245 Discussion ensued regarding culvert cleaning costs. Mr. Meeker stated that the interconnecting
246 pipe near the gatehouse to the north, at Lake 131, required inspection. Mrs. Adams would
247 notify the contractor.

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249 **On MOTION for Brooks of Bonita Springs by Mr. Crawford and seconded by Ms.**
250 **Varnum, with all in favor, the Unaudited Financial Statements as of December**
251 **31, 2019, were accepted.**

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On MOTION for Brooks of Bonita Springs II by Mr. Bartoletti and seconded by Mr. Pierce, with all in favor, the Unaudited Financial Statements as of December 31, 2019, were accepted.

SEVENTEENTH ORDER OF BUSINESS **Approval of October 23, 2019 Joint Regular Meeting Minutes**

Mr. Bartoletti presented the October 23, 2019 Joint Regular Meeting Minutes.

On MOTION for Brooks of Bonita Springs by Mr. Merritt and seconded by Mr. Crawford, with all in favor, the October 23, 2019 Joint Regular Meeting Minutes, as presented, were approved.

On MOTION for Brooks of Bonita Springs II by Mr. Bartoletti and seconded by Mr. Pierce, with all in favor, the October 23, 2019 Joint Regular Meeting Minutes, as presented, were approved.

EIGHTEENTH ORDER OF BUSINESS **Staff Reports**

A. District Counsel: *Dan Cox, Esquire*

Mr. Cox stated that the legislature was in session. He doubted that the Districts would be affected by current proposals.

B. District Engineer: *Johnson Engineering, Inc.*

There being no report, the next item followed.

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

There being no report, the next item followed.

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

i. Landscape Maintenance Activities

Mrs. Adams presented the January 22, 2019 Field Operations Status Report.

ii. Lake Maintenance Activities

Mr. Adams stated there would be a kick-off meeting next Monday with Lighthouse Bay officials and the contractor; the CDDs have an obligation to complete four lake banks prior to June 2020.

- **NEXT MEETING DATE: April 22, 2020 at 1:00 P.M.**

322 **FOR BROOKS OF BONITA SPRINGS:**

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327 _____
Secretary/Assistant Secretary

_____ Chair/Vice Chair

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330 **FOR BROOKS OF BONITA SPRINGS II:**

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Secretary/Assistant Secretary

_____ Chair/Vice Chair

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

17A

DANIEL H. COX, P.A., Attorney At Law
Post Office Drawer CC
Carrabelle, Florida 32322
Telephone (850) 697-5555
Cell Phone (239) 370-0842
Email dhcox@gtcom.net

April 15, 2020

Brooks of Bonita Springs Community Development District
Brooks of Bonita Springs II Community Development District
c/o District Offices
9220 Bonita Beach Road, Suite 214
Bonita Springs, FL 34135

RE: AMENDMENT TO ENGAGEMENT AS COUNSEL

Dear Boards of Supervisors:

It has been an extreme pleasure to have served these Districts since the date that they were established. It has been six years since my last fee increase and I am proposing the following schedule for your consideration. I appreciate the opportunity to continue to represent you in connection with these matters, and look forward to a mutually satisfactory relationship.

This engagement consists of providing legal advice, counsel and representation, attending Board meetings, defending or bringing legal actions, preparing and reviewing legal documents, and rendering such other legal services as the Board of Supervisors might require related to services or projects that the Board is empowered to provide pursuant to its state law charter. The scope of services does not include representation of the District on matters relating to (i) levy of assessments, (ii) issuance and validation of bonds or other financing instruments, or (iii) providing any applicable Issuer's Counsel Opinion in relation to issuance of bonds or other financing instruments, each of which shall be subject to negotiation on a flat fee basis for each bond or financing closing.

Beginning May 1, 2020, I will be compensated for these services as follows:

- i) Flat fee of \$750.00 per meeting to attend all regular and special meetings of the Board of Supervisors, as requested by the Board or as necessary to update the Board on progress related to outstanding projects or litigation.
- ii) \$225.00 per hour for each hour spent on matters related to this engagement outside of meetings as provided in subparagraph i, including the time spent preparing for those meetings.
- iii) \$275.00 per hour for time spent on litigation matters.
- iii) \$300.00 for Opinion Letters prepared in accordance with the American Bar Association Statement of Policy Regarding Lawyers' Responses to Auditor Requests for Information (December 1975).

In addition to my hourly fee, office costs and expenses incurred during representation will be billed. I may also use my paralegal and/or contracted law clerk for assistance in researching issues. The hourly rates for my paralegal and law clerk and method of charging costs and expenses are shown below. These rates are reviewed periodically and may be increased from time to time, but not within six (6) months of the date of this letter. You will be advised in advance should this occur.

STANDARD RATES FOR COSTS AND EXPENSES	
Photocopies	\$.30 per page.
Postage	Actual amount of postage used.
Westlaw or Computer research	Actual amount of expense.
Law Clerk's time	\$100.00 per hour.
Paralegal's Time	\$100.00 per hour.
Messenger Service, Delivery Service, Federal Express and UPS	Actual amount of expense.
Travel mileage	IRS Rate
Travel (parking, airfare, lodging, meals and ground transportation)	Actual amount of expense.
Miscellaneous costs advanced	Actual amount of expense.

You agree that if in the course of my representation of the District, I am made a party to a lawsuit and am found to have properly acted within the course of my authority as General Counsel, you will hold me harmless and reimburse me for any costs and legal fees that I incur defending such lawsuit.

You may terminate my engagement at any time upon written notice. I will immediately cease performing services upon receiving such notice. You will be obligated, however, for the fees due for services rendered and costs incurred prior to my receipt of your termination of the engagement.

I may terminate my engagement and representation of you under certain circumstances. I may terminate my engagement for your failure to promptly pay your bills for services rendered and costs incurred by me as long as it will have no material adverse effect on your interests and reasonable notice is given to you, and for any good cause reason permitted under the Rules of Professional Conduct of the Florida Bar.

In certain circumstances, I may be ordered by a court to continue representing you even though good cause may exist for me to terminate our engagement. If ordered to continue representation, you will be responsible for all fees and costs.

Brooks and Brooks II of Bonita Springs Community Development District
Engagement Letter
April 15, 2020
Page 3 of 3

If the terms described in this letter are satisfactory to you, please so indicate by signing the letter and returning one signed copy to me via regular mail.

Sincerely,

Daniel H. Cox, P.A.,
Attorney at Law

Approved and agreed to this _____ day of _____, 2020.

By: _____

James A. Merritt, Chair
Board of Supervisors
Brooks of Bonita Springs Community Development District

Approved and agreed to this _____ day of _____, 2020.

By: _____

Joseph Bartoletti, Chair
Board of Supervisors
Brooks II of Bonita Springs Community Development District

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

17CI



Wrathell, Hunt and Associates, LLC

TO: Brooks I & II Board of Supervisors
FROM: Cleo Adams – Assistant District Manager
DATE: April 7, 2020

SUBJECT: Status Report – Field Operations

Bank Restoration Projects:

Light House Bay Restoration Projects: This project commenced on September 4th, and continues. It is anticipated that these projects should be completed by the end of this month. This includes Lakes 60, 61, 71 & 72. Several change orders were required to the original contact agreement as additional linear footage of material was required bring the total cost up from \$171K to \$203K.

Note: This project must be completed by June 30th per the agreement so we are way ahead of schedule.

Spring Run Restoration Projects: It is anticipated that this project should be on target to commence by the 1st of May, however the Contractor will be providing me with a two week notice of that project. I will be sending an email to Spring Run Supervisor Varnum at that time. This will be for Lakes 6 thru 10 and Lakes 18 & 20. Cost of this project is \$62,500.00.

Note: Upon completion of these projects, that will conclude our four-year plan that we outlined and commenced upon in 2016. Staff will be scheduling a review for future required repairs.

Outfall & Fixed Structure Inspections: Review and treat as necessary at the outfall structures adjacent to Via Coconut Road have been scheduled to be completed on Thursday, April 9th.

Culvert Inspections/Cleaning: As a reminder, Shadow Wood & Copperleaf were completed in September 2019, invoiced and paid under our 19/20 budget for \$63,900.00 causing us to go over budget, which is \$30K. The cost to clean the pipes in Spring Run & LHB is \$40K. This project will be placed on hold until financials can be reviewed later in the year.

Copperleaf: As requested by Supervisor Meeker, Lake 131 was inspected and it was determined there is 10% of sediment and debris, therefore no cleaning is required at this time.

Aeration New Installs: Staff will be reviewing to determine the next set of new installs and will provide that information to the Board for discussion/consideration once received.

I-75 Boundary Exotic Removals: Quarterly maintenance events continue, with the entire berm maintained twice per year, and Pebble Point maintained four times per year. Total cost per year: \$26K. The Pebble Point berm area maintenance event was conducted on February 27th and 28th.

Sewer Valve Leak: On March 18th GulfScapes discovered a sewer valve leak on Coconut road just east of Spring Run. They contacted the sewer company and repairs were made immediately.

Landscape Maintenance: Update provided by GulfScapes:

- 1 - We have completed the February fertilizer.
- 2 - We have completed the February shrub IMP.
- 3 - We have completed the flower install.
- 4 - We have cut back the Durant and drenched them with a systemic for white fly.
- 5 - Trimming is on schedule and prepping for grass cutbacks after Easter (April 11th).

Line of Sight Concerns: As discussed at our January meeting, Johnson Engineering conducted a sight review and submitted their report to Staff. GulfScapes is preparing a proposal to address those observations at this time.

Flower Rotation: The Spring install consist of Sunpatiens - Royal Magenta and Coral Pink.

Rotation Program: March/July/November.

Irrigation update:

- We are experiencing very hot, dry, and windy weather through March. This will cause hot spots as we can see at the Brooks. We have increased run times throughout the Brooks to better help keep the plants and more importantly the turf healthy. We will continue to see these hot spots and will work towards repairing the issues as soon as possible.
- We have had multiple cable issues that have been addressed along the medians on Three Oaks.
- We try to not run water outside of our irrigation checking during the day due to foot and vehicle traffic. We will be doing minor running of water when these hot spots arise.
- Clock 3 has been experiencing issues. The faceplate for the timer was under warranty and was replaced. The issues persisted. We then changed the IQ cartridge which was also under warranty and are programming it today and will monitor it over the weekend.
- We had the 2 large mainline leaks on Coconut Rd that have been repaired and are holding and operating with no problems.

Sidewalks: On Monday, March 2nd Chuck Adams and myself conducted our annual audit to determine areas that may require repairs. There were no issues as the time of the audit. Staff will review in 2021.

Commons Club: There has been controversy surrounding whether or not Staff should shut down the Pickleball Courts and the Basketball Court. We have reached out to District Council and will provide the Board's with that opinion upon receipt.

Additionally, Staff closed down the restroom structure on March 17th. The Commons Club has increased Security Patrols as well.

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

17CIII



17891 Wetstone Rd.
 North Fort Myers, Fl. 33917
 239-984-5241 Office
 239-707-5034 Cell
 239-236-1234 Fax

March 20, 2020

The Brooks CDD

Spring Run & Lighthouse Bay – 2020 Drainage Inspection

M.R.I. Underwater Specialists has completed the 2020 inspection of The Brooks community district maintained lake interconnects, curb inlets, junction boxes, and storm structures within the Spring Run and Lighthouse Bay.

M.R.I. utilizes divers to dive each storm structure to physically inspect and determine the condition and any blockages present. We have provided a detailed inspection report, showing our findings and if each structure is recommended for cleaning.

Please be aware that Spring Run and Lighthouse Bay are on a 3-year rotation for storm water inspection and cleaning maintenance. Both communities were last inspected in August of 2018 and have not been cleaned since November 2017. We found many structures within the communities still contain a significant amount of sediment since the last inspection. Some structures that did not require cleaning in 2018 may require cleaning now due to the amount of sediment that has built up in the lapse of time.

Drainage Overview



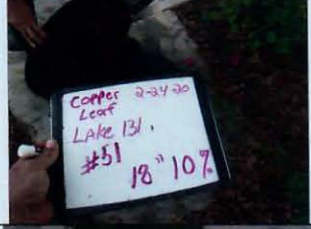

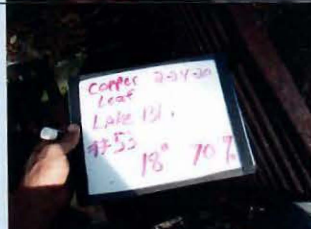

Copperleaf – Lake 131 Drainage

While the divers were on site to complete the inspection they assessed the district owned pipes located on Lake 131 in Copperleaf, per request of the board.

Some structures were found to contain 25% or more sediment are recommended for cleaning. We have provided a separate proposal cost to complete this project.



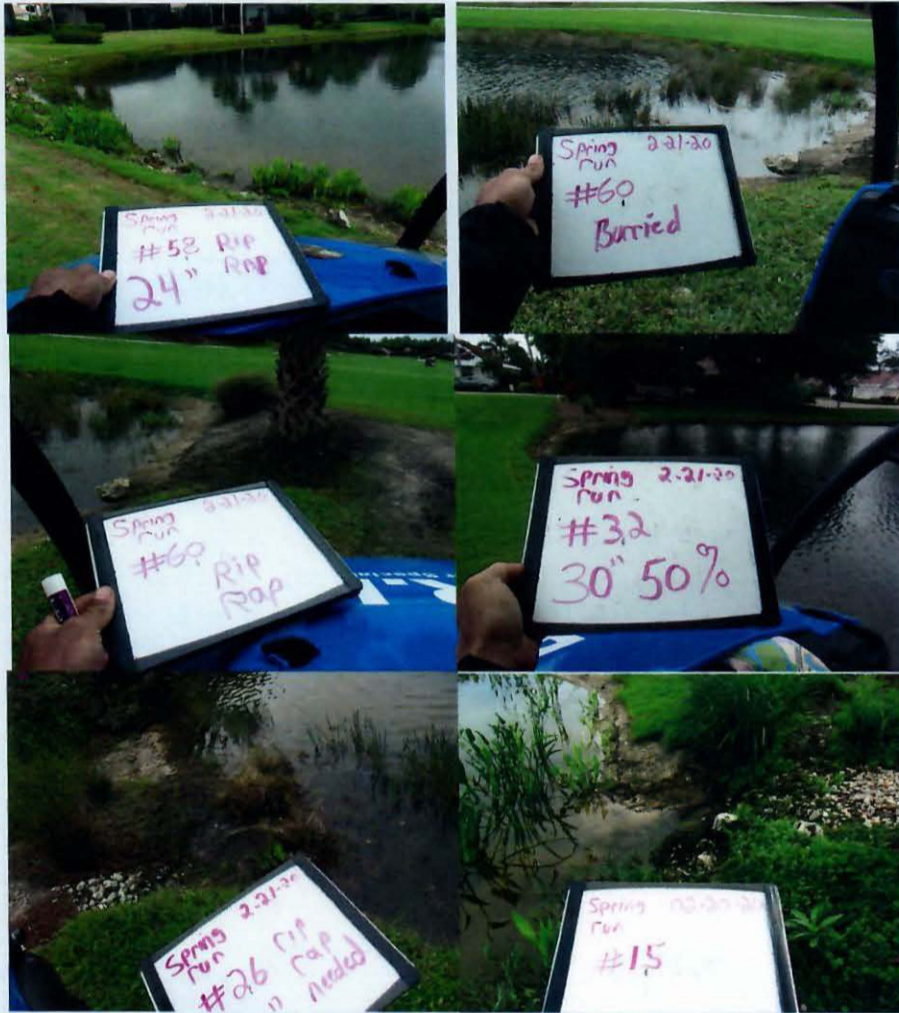
Structure	Lake	Condition	Exhibit
48	L131	10% Sediment and debris	

49	L136	25% Sediment and debris	
50	L131	25% Sediment and debris	
51	Curb Inlet	10% Sediment and debris	
52	Curb Inlet	15% Sediment and debris	
53	Box	70% Sediment and debris	
54	L129	25% Sediment and debris	

Spring Run

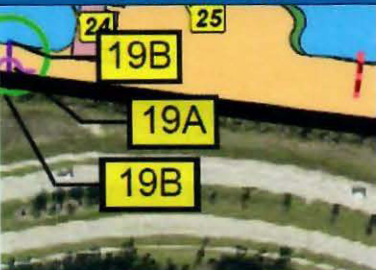
Lake Bank Erosion

Several lake banks throughout Spring Run were found to have signs of lake bank erosion. The continuous erosion of these bank areas causes the sediment to wash into the lake and build up which can obstruct the pipe ends and ultimately affect the flow. Some pipe ends are already experiencing sediment buildup from the erosion and are likely to become obstructed more frequently as natural factors continue to push the sand into the lake.

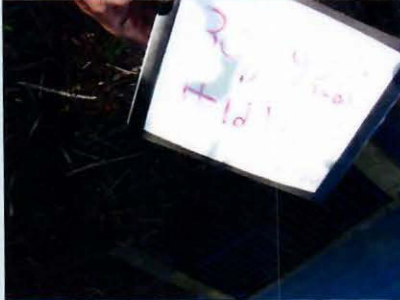
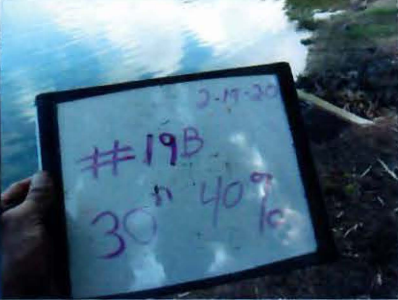


Lighthouse Bay

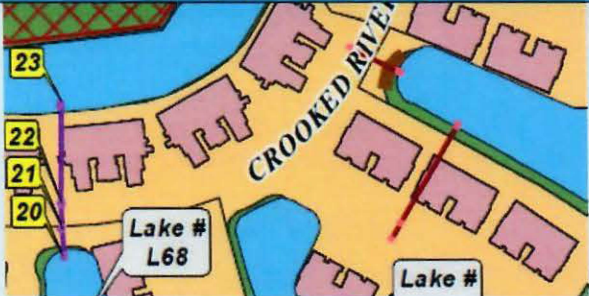
Outfall Structure



19A	Control Structure	30"	RCP	25%	Sediment and debris
19B	L68	30"	RCP	10%	Sediment and debris
19C	Pipe end/Swale	30"	RCP	10%	Heavy vegetation needs to be cut away

Road Under Construction



During the inspection the crew was unable to assess structures 20, 21, 22 & 23 as the road they are located on was closed off for construction.

There are various factors that can contribute to blockages and buildups in the storm drain system –including run off from the streets, landscaping material, and pre-construction material that accumulates over time. Leaves, sticks, cans, bottles, trash, bags and other large debris can infiltrate a storm system through curbside inlets and grates. Significant amounts of sand and gravel can also build up on the bottom of storm structures and lines. The accumulated debris prevents the storm water from draining effectively, causing backups that flood streets. It is M.R.I.'s recommendation to continue with a routine cleaning maintenance program, alternating every 3 years with Shadow Wood and Copperleaf. Recommendations for cleanings are determined after the inspection, as not every structure on the system may require cleaning. It is our suggestion to have all structures found to contain 25% or more sand and debris to be cleaned for optimum flow.

Thank you,

Mike Radford

M.R.I. Underwater Specialists, Inc.

239-984-5241



M.R.I. Underwater Specialists, Inc.

17891 Wetstone Rd.
N. Fort Myers, Fl. 33917
239-690-3033 Office



The Brooks CDD - Spring Run 2020 Drainage Inspection

Structure	Lake	Pipe Size	Pipe Material	2020%	2018 Condition	Cleaning Recommended	2018%
1	L9	24"	RCP	90%	Sediment and debris	Yes	60%
2	Curb Inlet	24"	RCP	60%	Sediment and debris	Yes	35%
3	Curb Inlet	24"	RCP	90%	Sediment and debris	Yes	45%
4	Box	24"	RCP	60%	Sediment and rocks	Yes	Clean
5	L6	18"	RCP	10%	Sediment and debris	No	10%
6	L9	36"	RCP	60%	Sediment and debris	Yes	35%
7	L10	36"	RCP	40%	Sediment and debris	Yes	25%
8	L6	30"	RCP	15%	Sediment and debris	No	25%
9	L4	36"	RCP	15%	Sediment and debris	No	25%
10	Curb Inlet	36"	RCP	50%	Sediment and debris	Yes	30%
9A	Curb Inlet	36"	RCP	50%	Sediment and debris	Yes	30%
11	Box	48"	RCP	15%	Sediment and debris	No	40%
11A	L33	48"	RCP	40%	Sediment and debris	Yes	70%
12	L4	36"	RCP	90%	Sediment and debris	Yes	70%
13	Box	36"	RCP	25%	Sediment and debris	Yes	Clean
14	L5	36"	RCP	50%	Sediment and debris	Yes	30%
15	L5	36"	RCP	70%	Lake bank erosion present	Yes	50%
16	Box	36"	RCP	15%	Box is located in middle of mulch and landscaping	No	15%
17	L8	36"	RCP	30%	Sediment and debris	Yes	30%
18	L7	36"	RCP	10%	Sediment and debris	No	10%

Structure	Lake	Pipe Size	Pipe Material	2020%	2018 Condition	Cleaning Recommended	2018%
19	Curb Inlet	36"	RCP	80%	Concrete, leaves and sediment	Yes	35%
20	Curb Inlet	36"	RCP	80%	Sediment and debris	Yes	30%
21	L8	36"	RCP	15%	Sediment and debris	No	10%
22	L12	30"	RCP	100%	Sediment and debris	Yes	100%
23	Curb Inlet	24"	RCP	25%	Sediment and debris	Yes	25%
24	Curb Inlet	24"	RCP	30%	Sediment and debris	Yes	Clean
25	L11	30"	RCP	Clean	Lake bank erosion present	No	Clean
26	L11	30"	RCP	10%	Lake bank erosion present	No	10%
27	L10	30"	RCP	70%	Rocks and sediment	Yes	50%
28	L16	N/A	RCP	100%	Buried under sediment in lake	Yes	60%
29	L12	N/A	RCP	100%	Buried under sediment in lake	Yes	50%
30	L16	36"	RCP	25%	Sediment and debris	Yes	10%
31	L150	36"	RCP	10%	Sediment and debris	No	20%
32	L16	30"	RCP	50%	Lake bank erosion present	Yes	25%
33	L17	36"	RCP	10%	Sediment and debris	No	15%
34	L17	24"	RCP	10%	Sediment and debris	No	30%
35	Curb Inlet	24"	RCP	40%	Sediment and debris	Yes	30%
36	Curb Inlet	24"	RCP	70%	Sediment and debris	Yes	30%
37	L15	24"	RCP	100%	Buried under sediment in lake	Yes	Clean
38	L17	36"	RCP	25%	Sediment and debris	Yes	10%
39	L18	36"	RCP	Clean	Concrete, leaves and sediment	No	5%
40	L18	36"	RCP	30%	Sediment and debris	Yes	10%
41	L150	36"	RCP	10%	Sediment and debris	No	15%

Structure	Lake	Pipe Size	Pipe Material	2020%	2018 Condition	Cleaning Recommended	2018%
42	L18	36"	RCP	25%	Sediment and debris	Yes	20%
43	Box	36"	RCP	50%	Sediment and debris	Yes	25%
44	L19	36"	RCP	45%	Sediment and debris	Yes	45%
45	L19	36"	RCP	40%	Sediment and debris	Yes	30%
46	Box	36"	RCP	60%	Sediment and debris	No	60%
47	L20	36"	RCP	95%	Lake bank erosion present	Yes	80%
48	Curb Inlet	36"	RCP	50%	Sediment and debris	Yes	40%
49	Curb Inlet	36"	RCP	50%	Sediment and debris	Yes	50%
50	L22	36"	RCP	Clean	Clean	No	Clean
51	L22	42"	RCP	Clean	Clean	No	Clean
52	L21	42"	RCP	Clean	Clean	No	Clean
53	L22	30"	RCP	50%	Sediment and debris	Yes	45%
54	Curb Inlet	30"	RCP	60%	Sediment and debris	Yes	45%
55	Curb Inlet	30"	RCP	60%	Sediment and debris	Yes	5%
56	L23	30"	RCP	15%	Sediment and debris	No	5%
57	L23	24"	RCP	40%	Sediment and debris	Yes	30%
58	L24	24"	RCP	40%	Lake bank erosion present	Yes	40%
59	L21	24"	RCP	50%	Sediment and debris	Yes	30%
60	L20	24"	RCP	Buried	Lake end is buried under sediment in lake	Yes	20%
61	L12	30"	RCP	80%	Lake bank erosion present	Yes	50%
62	L13	30"	RCP	30%	Sediment and debris	Yes	30%
63	L13	30"	RCP	10%	Sediment and debris	No	10%
64	L14	30"	RCP	90%	Sediment and debris	Yes	80%

Structure	Lake	Pipe Size	Pipe Material	2020%	2018 Condition	Cleaning Recommended	2018%
65	L150	30"	RCP	10%	3 pipes - All 10% sediment	No	15%
183	L9	48"	RCP	30%	Sediment and debris	Yes	15%
182	Curb Inlet	48"	RCP	40%	Sediment and debris	Yes	25%
181	Curb Inlet	48"	RCP	10%	Sediment and debris	No	30%
180	Box	48"	RCP	15%	Sediment and debris	No	15%
179	Box	48"	RCP	15%	Sediment and debris	No	45% - Cleaned
178	Box	48"	RCP	20%	Sediment and debris	No	20%

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

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WRATHELL, HUNT & ASSOCIATES LLC.

2300 GLADES RD, #410W
BOCA RATON FL 33431

Lee County FL – Community Development Districts

04/15/2020

NAME OF COMMUNITY DEVELOPMENT DISTRICT	NUMBER OF REGISTERED VOTERS AS OF 04/15/2020
Babcock Ranch	0
Bayside Improvement	2,849
Bay Creek	750
Beach Road Golf Estates	897
Bonita Landing	209
Brooks I of Bonita Springs	2,195
Brooks II of Bonita Springs	1,410
East Bonita Beach	39
Mediterra	429
Moody River Estates	1,131
Parklands Lee	500
Parklands West	542
River Hall	1,241
River Ridge	1,432
Stoneybrook	1,711
Verandah East	678
Verandah West	896
University Square	0
University Village	0
Waterford Landing	1,042
WildBlue	45

Send to: Daphne Gillyard gillyardd@whhassociates.com Phone: 561-571-0010

Tammy Lipa – Voice: 239-533-6329

Email: tlipa@lee.vote

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

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**BROOKS OF BONITA SPRINGS AND BROOKS OF BONITA SPRINGS II
COMMUNITY DEVELOPMENT DISTRICTS**

BOARD OF SUPERVISORS FISCAL YEAR 2019/2020 JOINT MEETING SCHEDULE

LOCATION

*The Commons Club at The Brooks Enrichment Center, 9930 Coconut Road
Bonita Springs, Florida 34135*

DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 23, 2019	Regular Meeting	1:00 PM
January 22, 2020**	Regular Meeting	2:00 PM
April 22, 2020	Telephonic Public Meeting	1:00 PM
July 22, 2020*	Regular Meeting	1:00 PM
August 26, 2020*	Public Hearing & Regular Meeting	1:00 PM

***Location to be determined for July 22, 2020 and August 26, 2020 meetings**

**** Note Meeting Time of 2:00 p.m., for January 22, 2020 Meeting**