

**MINUTES OF MEETING WENTWORTH ESTATES
COMMUNITY DEVELOPMENT DISTRICT**

The Regular Meeting of the Wentworth Estates Community Development District's Board of Supervisors was held on Thursday, September 25, 2018, at 8:30 a.m., at the TPC Tour Club, 9800 Treviso Bay Boulevard, Naples, Florida 34113.

Present and constituting a quorum were:

Joe Newcomb	Chairman
Jim Oliver	Vice Chairman
Paul Zotter	Assistant Secretary
Robert Cody	Assistant Secretary

Also present were:

Jim Ward	District Manager
Greg Urbancic	District Attorney
Curt Keyser	District Engineer
Tony Grau (via phone)	Grau & Associates

Audience:

Andy Gasworth

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

Mr. Ward called the meeting to order at 8:35 a.m., and roll call determined all members of the Board were present.

SECOND ORDER OF BUSINESS

Consideration of Resolution 2018-12

Mr. Ward stated this Resolution amended the Public Hearing date for the adoption of the Fiscal Year 2019 Budget to today, Tuesday, September 25, 2018, at 8:30 a.m. at the TPC Tour Club, 9800 Treviso Bay Boulevard, Naples, Florida 34113. Mr. Ward called for questions, and hearing none, called for a motion.

On MOTION made by Mr. Oliver, seconded by Mr. Zotter, and with all in favor, Resolution 2018-12 was adopted.

THIRD ORDER OF BUSINESS

Consideration of Minutes

Mr. Ward said this item was the approval of two sets of minutes; the first was the May 10, 2018 Landowners' Meeting. He said if there were any additions, corrections or deletions to so indicate; and hearing none, he called for a motion to approve.

On MOTION made by Mr. Newcomb, seconded by Mr. Oliver, and with all in favor, the minutes of the May 10, 2018 Landowners' Meeting were accepted.

Mr. Ward said next were the minutes of the regular meeting on May 10, 2018. He said if there were any additions, corrections or deletions to so indicate; and hearing none, he called for a motion to approve.

On MOTION made by Mr. Zotter, seconded by Mr. Newcomb, and with all in favor, the minutes of the May 10, 2018 regular meeting were accepted.

FOURTH ORDER OF BUSINESS

Consideration of Audited Financial Statements for Fiscal Year 2017

Mr. Ward said these Audited Financial Statements had been duly filed in June of this year as required by law. He said Tony Grau from Grau and Associates was on the phone and would review the statements with the Board.

Mr. Grau stated the audit opinion was on Pages 1-2, and it was a clean opinion. He said Page 4 was a statement of net position which showed figures for 2017 and the prior year. Page 5 was the changes in net position, basically the income statement. He said the financial statements started on Page 7; Page 9 included the governmental bonds, which showed the assets and liabilities in the fund balance; Page 11 was the income statement. He said the footnotes began on Page 13, and Page 20 showed a debt of \$25 million as of December 30, 2017, and that debt was refinanced in February. He said there were no findings.

One question was asked if all funds were collected from all taxpayers and had there ever been someone who had not paid.

Mr. Ward responded that the District utilized the uniform method which meant all of the assessments were on the tax bills. He said to the extent that someone did not pay the entire tax bill, then that bill was subject to a tax sale certificate. He said if any certificates were sold, then the District would get the money. He said the collection rate was very high, 97%-98%.

Mr. Ward called for further questions, and hearing none, he called for a motion.

On MOTION made by Mr. Newcomb, seconded by Mr. Cody, and with all in favor, the Fiscal Year 2017 Audited Financial Statements were accepted.

FIFTH ORDER OF BUSINESS

Public Hearings

Mr. Ward stated the primary purpose of the meeting was to conduct two Public Hearings.

a) Fiscal Year 2019 Budget [Resolution 2018-13]

Mr. Ward called for a motion to open the Public Hearing.

On MOTION made by Mr. Oliver, seconded by Mr. Newcomb, and with all in favor, the Public Hearing was opened.

Mr. Ward stated he had not received any written comment or testimony with respect to adoption of the budget. He said there were two members of the public present, and he asked them if they had any comments. Hearing none, he called for a motion to close the Public Hearing.

On MOTION made by Mr. Newcomb, seconded by Mr. Cody, and with all in favor, the Public Hearing was closed.

Mr. Ward asked if the Board had any questions or comments. He said the Budget had not changed since it had been presented to them in May. He informed them that he had updated the Projected Fund Balance on the General Fund through the end of this fiscal year, and there should be \$45,000 in cash in the bank. He said he wanted it to be about \$100,000, so they were about halfway there.

Mr. Ward stated if there were no questions, he would call for a motion.

On MOTION made by Mr. Zotter, seconded by Mr. Cody, and with all in favor, Resolution 2018-13 was adopted.

b) Fiscal Year 2019 Imposing Special Assessments; Adopting an Assessment Roll, Approving the General Fund Special Assessment Methodology [Resolution 2018-14]

Mr. Ward called for a motion to open the Public Hearing.

On MOTION made by Mr. Newcomb, seconded by Mr. Zotter, and with all in favor, the Public Hearing was opened.

Mr. Ward asked the audience if there were any questions.

An audience member asked what the reason was for the Special Assessment.

Mr. Ward responded there were two assessments: One was the capital assessment which was an ongoing assessment in which residents pay yearly for the infrastructure within the Community. He said there was about 20 years left to pay. Second was assessment related to administrative operations of the District.

It was asked if this was a new assessment, and Mr. Ward responded it had always been there. It had increased slightly this year because the cash balance was low. He said it was \$162 last year and \$176 this year.

Mr. Ward called for further questions from the Public, and hearing none, called for a motion to close the Public Hearing.

On MOTION made by Mr. Zotter, seconded by Mr. Newcomb, and with all in favor, the Public Hearing was closed.

Mr. Ward called for a motion to adopt Resolution 2018-14.

On MOTION made by Mr. Oliver, seconded by Mr. Newcomb, and with all in favor, Resolution 2018-14 was adopted.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2018-15

Mr. Ward said this Resolution set the regular Board meeting dates, times, and locations for next year. He commented that he expected maybe four meetings, and they would be going to a 10 o'clock meeting time. The final choices were up to the Board.

This was discussed, and it was decided to schedule a meeting every two months. Mr. Ward said they would start in November, and the meetings would continue to be at 8:30 a.m. The meetings would be in November, January, March, May, and August.

Mr. Ward called for a motion with those changes.

On MOTION made by Mr. Oliver, seconded by Mr. Cody, and with all in favor, Resolution 2018-15 as amended was adopted.

SEVENTH ORDER OF BUSINESS

Consideration of Resolution 2018-16

Mr. Ward explained items 7 and 8 were companion items. He said Seat 2 was Mr. Negip's seat, the seat that was scheduled to be up for a qualified elector election in November of 2018. He said the qualifying period ended in June, and no one had qualified for that seat. Therefore, he said as a matter of law, the statute provided the Board to declare that seat vacant. He said between November, 2018, and February, 2019, the Board had the

opportunity to put someone in that seat. He said this also included Seat 1, Mr. Newcomb's seat.

Mr. Ward asked the Board to declare the vacancies in Seats 1 and 2 by Resolution. He called for a motion to adopt this Resolution.

On MOTION made by Mr. Newcomb, seconded by Mr. Zotter, and with all in favor, Resolution 2018-16 was adopted.

EIGHTH ORDER OF BUSINESS

Consideration of Resolution 2018-17

Mr. Ward asked the Board to fill these two vacant seats, which was required by law. He said he had put Mr. Newcomb's name in Seat 1, and it would be up to the Board to fill Seat 2. The Board nominated Mr. Andrew Gasworth for Seat 2.

On MOTION made by Mr. Zoter, seconded by Mr. Newcomb, and with all in favor, Resolution 2018-17 was adopted.

Mr. Ward welcomed Mr. Gasworth to the Board and informed him that his seat would be available as of November 20, 2018, which was when Mr. Negip's seat would end.

NINTH ORDER OF BUSINESS

Consideration of Resolution 2018-18

Mr. Ward stated this Resolution ratified the letter of understanding that he had signed with TB Master Turnover, Inc. to provide the District with \$10,000 for the purposes of inspection of the main entry bridge, which was now completed. He said TB Master Turnover had provided the funds, and that money would be refunded probably in December.

Mr. Ward called for a motion to adopt the Resolution.

On MOTION made by Mr. Newcomb, seconded by Mr. Cody, and with all in favor, Resolution 2018-18 was adopted.

TENTH ORDER OF BUSINESS

Consideration of Resolution 2018-19

Mr. Ward stated this Resolution amended the Fiscal Year 2019 Budget and provided for the addition of the bridge inspection and some reserves, and it recognized some revenue left over from the bond issue. He called for questions, and hearing none, called for a motion to adopt the Resolution.

On MOTION made by Mr. Oliver, seconded by Mr. Newcomb, and with all in favor, Resolution 2018-19 was adopted.

ELEVENTH ORDER OF BUSINESS

Staff Reports

- I. Attorney –No report given.
- II. Engineer

Mr. Keyser reported the bridge inspection was completed, and there were a few minor repairs. He said the condition was found to be very good.

Mr. Keyser also reported he was sorting through the irrigation system.

Mr. Ward added that the couple of items which needed repair on the bridge totaled less than \$1500. He said the load rating on the bridge was about 52 tons. He stated a copy of the complete report would be sent to the Board and TB Master Turnover, Inc.

The question was asked if the intention was to allow commercial trucks over the bridge.

Mr. Keyser responded there was a sign up that said no trucks on the bridge. He said that sign blended into the landscaping. He said in speaking with the inspectors, the bridge was 1.5 times the capacity which required posting of capacities, and the inspectors felt it was a nonissue.

Mr. Keyser was asked the typical weight of a dump truck. He said 36 tons was the weight the bridge was rated for, but he could not say what the weight of a dump truck was.

The comment was made that residents would want to know that information.

Mr. Keyser said he would be talking with the inspectors again.

The comment was made that probably there would be more than one truck on the bridge at a time with construction going on.

Mr. Keyser responded the rating was for the structure of the bridge and not for the wearing surface, the pavers. He said these would fail long before the bridge. He said the pavers were probably what the residents would notice.

Mr. Keyser was asked if large trucks would accelerate the degradation of the pavers, and he responded positively.

Mr. Ward said he would not have a problem with, when he transferred the report to the HOA, to advise them that the Board was comfortable with posting a "No Trucks" sign on the bridge, no construction trucks.

It was suggested that a weight limit be posted, like no trucks over 30 tons, 10 tons or whatever, as most truck drivers know their vehicle's weight.

This issue was discussed. Mr. Ward stated he would ask the Master Association to deal with the sign posting.

Mr. Ward also stated he would talk to Lennar and see if they would wish to dedicate the rear entrance to the District.

- III. Manager – No report given.

TWELFTH ORDER OF BUSINESS

Appointment of Mr. Gasworth

Mr. Ward explained that with the resignation of Mr. Negip on September 6, 2018, the Board could appoint someone to fill his unexpired term. The Board appointed Mr. Gasworth to fill the unexpired term of Mr. Negip.

On MOTION made by Mr. Newcomb, seconded by Mr. Zotter, and with all in favor, the appointment of Mr. Gasworth to fill the unexpired term of Mr. Negip was approved.

Mr. Ward said he was a notary in the state of Florida and authorized to administer the Oath of Office, and he did. Mr. Ward gave Mr. Gasworth the Form 1 Statement of Financial Interest which he said should be filed with the supervisor of elections in Collier County within 30 days to avoid a fine. He also provided a Guide to the Sunshine Law and Code of Ethics for Public Employees, and briefly explained these documents.

The comment was made that if a Board member was asked a question outside of a meeting, that individual should be directed to Mr. Ward.

THIRTEENTH ORDER OF BUSINESS

Consideration of Resolution 2018-20

Mr. Ward explained this resolution re-designated the officers of the District with Mr. Gasworth as an Assistant Secretary. He called for a motion to adopt this resolution.

On MOTION made by Mr. Newcomb, seconded by Mr. Zotter, and with all in favor, Resolution 2018-20 was adopted.

FOURTEENTH ORDER OF BUSINESS

Audience Comments and Supervisor's Requests

Mr. Ward called for any supervisor requests or audience comments, and there were none.

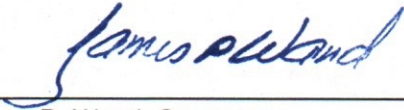
FIFTEENTH ORDER OF BUSINESS

Adjournment

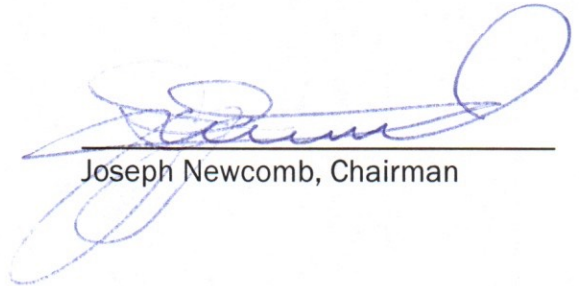
On MOTION made by Mr. Newcomb, seconded by Mr. Zotter,
and with all in favor, the meeting was adjourned.

The meeting was adjourned at approximately 9:15 a.m.

Wentworth Estates Community Development District



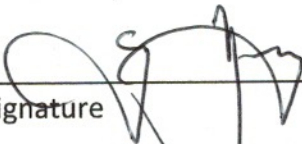
James P. Ward, Secretary



Joseph Newcomb, Chairman


OATH OR AFFIRMATION OF OFFICE

I, Andrew Gasworth a citizen of the State of Florida and of the United States of America, and being an officer of the **Wentworth Estates Community Development District** and a recipient of public funds as such officer, do hereby solemnly swear or affirm that I will support the Constitution of the United States and of the State of Florida, and will faithfully, honestly and impartially discharge the duties devolving upon me as a member of the Board of Supervisors of the **Wentworth Estates Community Development District**, Collier County, Florida.

Signature 
Printed Name: ANDREW GASWORTH

STATE OF FLORIDA
COUNTY OF COLLIER

Sworn to (or affirmed) before me this 25 day of SEPTEMBER, 2018, by ANDREW GASWORTH, whose signature appears hereinabove, who is personally known to me or who produced _____ as identification.


NOTARY PUBLIC
STATE OF FLORIDA

Print Name: JAMES P. WARD
My Commission Expires: _____

