

**JPWard and Associates, LLC**

**STONELAKE RANCH  
COMMUNITY DEVELOPMENT DISTRICT**

**REGULAR MEETING**

**AGENDA**

**May 16, 2017**

**Board of Supervisor's**

**Charles B. Funk, Chairman  
Michael Gratz, Vice Chairman  
Jeff Meehan, Assistant Secretary  
Kimberly Hotalling Supervisor  
Judy George, Assistant Secretary**

**Please visit our website for additional information:  
[www.stonelakeranch.org](http://www.stonelakeranch.org)**

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**Prepared by:  
JPWard and Associates, LLC  
TOTAL Commitment to Excellence**

# STONELAKE RANCH COMMUNITY DEVELOPMENT DISTRICT

May 9, 2017

Board of Supervisors  
Stonelake Ranch  
Community Development District

Dear Board Members:

The Regular Meeting of the Board of Supervisors of the Stonelake Ranch Community Development District will be held on **Tuesday, May 16, 2017 at 10:00 a.m.** at the **offices of Carlyle Investments, 601 Bayshore Blvd. Suite 650, Tampa, Florida 33606**

1. Call to Order & Roll Call.
2. Consideration of Minutes
  - a) August 25, 2015 – Regular Meeting
3. Consideration of Acceptance of the Audited Financial Statements for the Fiscal Year ended September 30, 2016.
4. Consideration of Resolution 2017-3 Approving the Proposed Fiscal Year 2018 Budget and setting a Public Hearing for **Tuesday, August 15, 2016 at 10:00 A.M. at the offices of Carlyle Investments, 601 Bayshore Blvd. Suite 650, Tampa, Florida 33606.**
5. Consideration of Resolution 2017-4 correcting the clerical error in Resolution 2017—2 to remove the certification of Seat 4 and setting **Tuesday, August 15, 2017 at 10:00 A.M. at the offices of Carlyle Investments, 601 Bayshore Blvd. Suite 650, Tampa, Florida 33606,** as the date, time for a landowner's election for Seat 5 (Mrs. Judy George)
6. Staff Reports
  - a) Attorney
  - b) Engineer
  - c) Manager
    - I. Report on the Number of Registered Voters in the District
7. Supervisor's Requests and Audience Comments
8. Adjournment

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The second order of business is consideration of the minutes of the \_\_\_\_\_ regular meeting.

The third order of business is acceptance of the audited financial statements for the fiscal year ended September 30, 2016. A representative of the firm of McDirmit Davis, the District's auditor's will be available by phone during the meeting for a presentation of the audit and to answer any questions. The completed audit has been filed with the appropriate State Agencies.

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The fourth order of business is consideration of Resolution 2017- 3 which approves the Proposed Fiscal Year 2018 Budget and sets a public hearing for **Tuesday, August 15, 2017**. The District's enabling legislation requires the District Manager to submit a Proposed Budget to the Board by June 15<sup>th</sup> of each year for your review and approval. The approval of the budget is only intended to permit the District to move through the process towards adopting the budget at a Public Hearing.

The approval of the Budget does not bind the Board to any of the costs contained in the budget, any of the programs contained in the Budget and most importantly it does not bind the Board to any of the Assessment Rates contemplated as a result of the preparation of the Budget. It does however set the maximum assessment rate for the general fund at the proposed rate of \$293.47 per unit, which is the same rate as in the current fiscal year.

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The fifth order of business is consideration of Resolution 2017-4 to consider setting the Landowner's election and to remove the clerical error of the certification for Seat 4 from the resolution.

In the way of background, in November, 2016, the board held a landowner's election for three seats, however, do to a clerical error, Seat 4 (Mr. Gratz) seat was inadvertently included in that election, and elected to a two year term. The term of that seat is not up for election as originally elected to is November, 2018. As such, to correct that clerical error, the board will conduct a landowner's election in August, 2017 for the seat who's term was to be elected, which is Seat 5 (Ms. George's seat). The statute provides that Ms. George continues to hold her seat until a replacement is elected, as such, Mrs. George will continue in Seat 5, and the election in August, 2017 will be held to insure consistency in elections.

The statute requires to the Board to announce the date, time and location of the landowner's election ninety (90) days in advance of the meeting, and to provide the form of ballot, proxy and landowner's instructions. The landowner's meeting is recommended for **Tuesday, August 15, 2017 at 10:00 A.M. at the offices of Carlyle Investments, 601 Bayshore Blvd. Suite 650, Tampa, Florida.**

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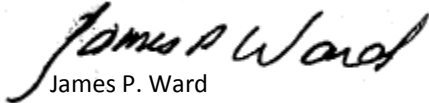
Under my report, is the statutory requirement that the District determine as of April 15<sup>th</sup> of each year the number of registered voter's residing with the District. The Statute provides that the Supervisor of Elections in the County where the District is located (Hillsborough County) provides that information from the voter rolls of the County. The significance of the report is based on the transition date in the Statute for the District to begin the transition from a landowner's election to a qualified elector based election. The transition begins when two (2) thresholds are met, the first is six (6) years from the date of establishment of the District which date is November 1, 2005 and the second is when there are 250

qualified electors residing in the District. Although the District has met one of the requirements in the Statute, the District has not reached the threshold for the number of registered voters in the District. There is no required action of the Board for this item, it is provided as a matter of law and placed into the District's records.

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The balance of the Agenda is standard in nature and I look forward to seeing you at the meeting, and if you have any questions and/or comments, please do not hesitate to contact me directly at (954) 658-4900.

Yours sincerely,  
Stonelake Ranch  
Community Development District



James P. Ward  
District Manager  
Enclosures

**MINUTES OF MEETING OF THE  
STONELAKE RANCH  
COMMUNITY DEVELOPMENT DISTRICT**

The Regular Meeting of the Stonelake Ranch Community Development District's Board of Supervisors was held on **Thursday, November 3, 2016**, at **10:00 a.m.**, at the **Offices of Carlyle Investments, 601 Bayshore Boulevard, Suite 650, Tampa, FL 33606.**

**Present and constituting a quorum were:**

Charles Funk	Chairman
Michael Gratz	Vice Chairman
Judy George	Assistant Secretary

**Board members absent were:**

Jeff Meehan	Assistant Secretary
Kim Hotalling	Assistant Secretary

**Also present were:**

James P. Ward	District Manager
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**1. Call to Order & Roll Call**

Mr. Ward called the meeting to order at 10:10 a.m., and roll call determined that all members of the Board were present with the exception of Mr. Meehan and Ms. Hotalling.

**2. Administration of Oath of Office for the newly elected Supervisors from the Landowners' Meeting**

Mr. Ward, as a Notary, administered the Oath of Office to the Supervisors and afterwards asked the Supervisors to sign the document.

**3. Consideration of Resolution 2017-1 Canvassing and Certifying the Results of the November 3, 2016, Landowners' Election**

Mr. Ward directed the Board to Section 1 of the Resolution. He said that Mr. Funk will hold Seat 2 with 27 votes, Mr. Meehan will hold Seat 3 with 27 votes, and Mr. Gratz will hold Seat 4 with 26 votes. In Section 2, Mr. Meehan will serve the four-year term; Mr. Gratz will serve the two-year term.

**Motion was made by Mr. Funk and seconded by Mr. Gratz to approve Resolution 2017-1 as described above, and, with all in favor, the motion was approved.**

**4. Consideration of Resolution 2017-2 Re-Designating the Officers of Stonelake Ranch Community Development District**

Mr. Ward reviewed the current officers, and the Board agreed that they should remain the same.

**Motion was made by Mr. Funk and seconded by Mr. Gratz to approve Resolution 2017-2 as described above, and, with all in favor, the motion was approved.**

**5. Consideration of Minutes of the August 23, 2016 Regular Meeting**

Mr. Ward asked that the minutes be approved with one change to delete the section that set the Landowner's meeting for November 15, 2016 at 10 a.m.

**Motion was made by Mr. Gratz and seconded by Ms. George to accept the August 23, 2016 minutes as amended, and, with all in favor, the motion was approved.**

**6. Staff Reports**

- a) District Attorney – No report.
- b) District Engineer – No report.
- c) District Manager – No report.

**7. Supervisor's Requests**

None.

**8. Adjournment**

**Motion was made by Mr. Funk and seconded by Mr. Gratz to adjourn the meeting, and, with all in favor, the motion was approved.**

The meeting was adjourned at 10:18 a.m.

\_\_\_\_\_  
James P. Ward, Secretary

\_\_\_\_\_  
Charles Funk, Chairman

**MINUTES OF THE LANDOWNERS' MEETING OF THE  
STONELAKE RANCH  
COMMUNITY DEVELOPMENT DISTRICT**

The Landowners' Meeting of the Stonelake Ranch Community Development District's Board of Supervisors was held on **Thursday, November 3, 2016**, at **10:00 a.m.**, at the **Offices of Carlyle Investments, 601 Bayshore Boulevard, Suite 650, Tampa, FL 33606.**

**Present and constituting a quorum were:**

Charles Funk	Carlyle Investments
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**Also present were:**

Michael Gratz	Supervisor
Jeff Meehan	Supervisor
James P. Ward	District Manager

**1. Call to Order & Roll Call**

Mr. Ward called the meeting to order at 10:00 a.m.

**2. Election of Chairperson for the Purpose of Conducting the Landowner's Meeting**

Mr. Ward acknowledged that Charles Funk was the only landowner present. He offered for Mr. Funk to preside over the meeting as Chairman. Mr. Funk said he would prefer for Mr. Ward to conduct the meeting.

**3. Election of Supervisors**

Mr. Ward explained the purpose of the meeting was the election of supervisors for the Stonelake Ranch Community Development District. He said that there was one proxy for Stonelake Ranch, LLC for 27 votes appointing Charles Funk to vote, and there were no other persons present at the meeting who would be voting.

Mr. Ward stated that there were three positions to be filled. Mr. Funk nominated himself, Mr. Michael Gratz, and Mr. Jeff Meehan.

Mr. Ward provided an official ballot for Mr. Funk to fill in the names of the nominated individuals. He explained that the two individuals with the highest number of votes

would serve a four-year term, and the person with fewer votes would serve a two-year term.

Mr. Ward announced the ballot tabulations: Mr. Meehan and Mr. Charles Funk received 27 votes and would serve four-year terms; Mr. Grath received 26 votes and would serve a two-year term.

**4. Landowners' Questions or Comments**

There were no questions or comments.

**5. Adjournment**

The meeting was adjourned at 10:10 a.m.

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James P. Ward, Secretary

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Charles Funk, Chairman



**RESOLUTION 2017-3**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF STONELAKE RANCH COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2018 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR CONFLICT AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the District Manager has heretofore prepared and submitted to the Board of Supervisors of Stonelake Ranch Community Development District (the "Board") prior to June 15 of each year, a proposed Budget for the ensuing Fiscal Year; and

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

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF STONELAKE RANCH COMMUNITY DEVELOPMENT DISTRICT:**

**SECTION 1.** That the foregoing whereas clauses are true and correct and incorporated herein as if written into this Section.

**SECTION 2.** The proposed Budget submitted by the District Manager for Fiscal Year 2018 and attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said budget.

**SECTION 3.** A public hearing on said approved Budget is hereby declared and set for the following date, hour and location:

<b>DATE:</b>	<b>Tuesday, August 15, 2017</b>
<b>HOUR:</b>	<b>10:00 A.M.</b>
<b>LOCATION:</b>	<b>Offices of Caryle Investments 601 Bayshore Boulevard, Suite 650 Tampa, Florida 33606</b>

**SECTION 4.** The District Manager is hereby directed to submit a copy of the approved proposed Budget to Hillsborough County at least 60 days prior to the hearing set above.

**SECTION 5.** Notice of this public hearing on the budget shall be published in a newspaper of general circulation in the area of the district once a week for two (2) consecutive weeks, except that the first publication shall not be fewer than 15 days prior to the date of the hearing. The notice shall further contain a designation of the day, time, and place of the public hearing. At the time and place designated in the notice, the Board shall hear all objections to the approved proposed Budget and may make such changes as the Board deems necessary.

**SECTION 6.** If any one of the covenants, agreements or provisions herein contained shall be held contrary to any express provision of law or contract to the policy of express law, but not expressly prohibited or against public policy, or shall for any reason whatsoever be held invalid, then such covenants, agreements or provisions shall be null and void and shall be deemed separable from the remaining covenants, agreements or provisions and shall in no way effect the validity of the other provisions hereof.

**RESOLUTION 2017-3**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF STONELAKE RANCH COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2018 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR CONFLICT AND PROVIDING AN EFFECTIVE DATE.**

**SECTION 7.** That all Sections or parts of Sections of any Resolutions, Agreements or actions of the Board of Supervisor's in conflict are hereby repealed to the extent of such conflict.

**SECTION 8.** This Resolution shall take effect immediately upon adoption.

**PASSED AND ADOPTED** this 15<sup>th</sup> day of May, 2017.

ATTEST:

**STONELAKE RANCH COMMUNITY  
DEVELOPMENT DISTRICT**

\_\_\_\_\_  
James P. Ward, Secretary

\_\_\_\_\_  
Charles B. Funk, Chairman

**BOARD OF SUPERVISOR'S**

**EXHIBIT A**

**STONELAKE RANCH  
COMMUNITY DEVELOPMENT DISTRICT**

**PROPOSED BUDGET**

**FISCAL YEAR 2018**

**October 1, 2017 through September 30, 2018**

**Board of Supervisor's**

**Charles B. Funk, Chairman  
Michael Gratz, Vice Chairman  
Jeff Meehan, Assistant Secretary  
Kimberly Hotaling, Assistant Secretary  
Judy George, Assistant Secretary**

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**Prepared by:  
JPWard and Associates, LLC  
TOTAL Commitment to Excellence**



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**Stonelake Ranch  
Community Development District**

**General Fund - Budget  
Fiscal Year 2018**

Description	Fiscal Year 2017 Budget	Actual at March 31, 2017	Anticipated Year End 09/30/17	Fiscal Year 2018 Budget
<b>Revenues and Other Sources</b>				
<b>Carryforward</b>	\$ -	\$ -	\$ -	\$ -
<b>Interest Income - General Account</b>	\$ 30	\$ 24	\$ 50	\$ 30
<b>Special Assessment Revenue</b>				
Special Assessment - On-Roll	\$ 46,955	\$ 36,385	\$ 46,955	\$ 47,495
<b>Total Revenue &amp; Other Sources</b>	<b>\$ 46,985</b>	<b>\$ 36,410</b>	<b>\$ 47,005</b>	<b>\$ 47,525</b>
<b>Appropriations</b>				
<b>Executive</b>				
Professional - Management	\$ 21,465	\$ 10,733	\$ 21,465	\$ 21,465
<b>Financial and Administrative</b>				
Audit Services	\$ 4,600	\$ -	\$ 4,600	\$ 4,600
<b>Other Contractual Services</b>				
Recording and Transcription	\$ -	\$ -	\$ -	\$ -
Legal Advertising	\$ 550	\$ 642	\$ 1,000	\$ 550
Trustee Services	\$ 3,500	\$ -	\$ 3,500	\$ 3,500
Dissemination Agent Services	\$ 5,000	\$ -	\$ 5,000	\$ 5,000
Bank Service Fees	\$ 460	\$ 186	\$ 460	\$ 460
<b>Travel and Per Diem</b>	\$ -	\$ -	\$ -	\$ -
<b>Rentals and Leases</b>				
Web Site Maintenance	\$ 700	\$ -	\$ 700	\$ 700
<b>Communications and Freight Services</b>				
Telephone	\$ -	\$ -	\$ -	\$ -
Postage, Freight & Messenger	\$ 25	\$ 6	\$ 25	\$ 25
<b>Insurance</b>	\$ 6,200	\$ 6,042	\$ 6,042	\$ 6,200
<b>Printing and Binding</b>	\$ 50	\$ -	\$ 50	\$ 50
<b>Office Supplies</b>	\$ -	\$ -	\$ -	\$ -
<b>Subscriptions and Memberships</b>	\$ 175	\$ 175	\$ 175	\$ 175
<b>Legal Services</b>				
General Counsel	\$ 500	\$ 959	\$ 1,500	\$ 1,000
<b>Other General Government Services</b>				
Engineering Services	\$ -	\$ -	\$ -	\$ -
Contingencies	\$ -	\$ -	\$ -	\$ -
<b>Other Fees and Charges</b>				
Discounts and Tax Collector Fees	\$ 3,760	\$ -	\$ 3,760	\$ 3,800
<b>Total Appropriations</b>	<b>\$ 46,985</b>	<b>\$ 18,743</b>	<b>\$ 48,277</b>	<b>\$ 47,525</b>

**Stonelake Ranch  
Community Development District**

**General Fund - Budget  
Fiscal Year 2018**

Description	Fiscal Year 2017 Budget	Actual at March 31, 2017	Anticipated Year End 09/30/17	Fiscal Year 2018 Budget
Net Increase/(Decrease) in Fund Balance		\$ 17,667	\$ (1,272)	
Fund Balance - Beginning (Audited)		\$ 28,631	\$ 21,265	
Fund Balance - Ending (Projected)			\$ 19,993	
Assessment Comparison	\$ 293.47			\$ 296.84

**Stonelake Ranch  
Community Development District  
General Fund - Budget  
Fiscal Year 2018**

**Revenues and Other Sources**

<b>Carryforward</b>	\$ -
<b>Interest Income - General Account</b>	\$ 30

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**Appropriations**

**Executive**

Professional - Management	\$ 21,465
<p>The District retains the services of a professional management company - <b>JPWard and Associates, LLC</b> - which specializes in Community Development Districts. The firm brings a wealth of knowledge and expertise to Stonelake Ranch.</p>	

**Financial and Administrative**

Audit Services	\$ 4,600
<p>Statutorily required for the District to undertake an independent examination of its books, records and accounting procedures.</p>	

**Other Contractual Services**

Recording and Transcription	\$ -
Legal Advertising	\$ 550
Trustee Services	\$ 3,500
<p>With the issuance of the District's Bonds, the District is required to maintain the accounts established for the Bond Issue with a bank that holds trust powers in the State of Florida. The primary purpose of the trustee is to safeguard the assets of the Bondholder's, to insure the timely payment of the principal and interest due on the Bonds, and to insure the investment of the funds in the trust are made pursuant to the requirements of the trust.</p>	

Dissemination Agent Services	\$ 5,000
<p>With the issuance of the District's Bonds, the District is required to report on a periodic basis the same information that is contained in the Official Statement that was issued for the Bonds. These requirements are pursuant to requirements of the Securities and Exchange Commission and sent to national repositories.</p>	

Bank Service Fees	\$ 460
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**Travel and Per Diem**

\$ -

**Communications and Freight Services**

Telephone	\$ -
Postage, Freight & Messenger	\$ 25

**Rentals and Leases**

Web Site Maintenance	\$ 700
<p>In accordance with recent changes to Florida Statutes, the District has developed a web site to provide for the maintenance of certain records, as such, this is for the on-going maintenance of the web site.</p>	

Insurance	\$ 6,200
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Printing and Binding	\$ 50
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Office Supplies	\$ -
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Subscriptions and Memberships	\$ 175
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**Legal Services**

**Stonelake Ranch  
Community Development District  
General Fund - Budget  
Fiscal Year 2018**

General Counsel	\$ 1,000
<p>The District's general council provides on-going legal representation relating to issues such as public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts. In this capacity, they provide services as "local government lawyers".</p>	
<b>Other General Government Services</b>	
Engineering Services	\$ -
<p>The District's engineering firm provides a broad array of engineering, consulting and construction services, which assists the District in crafting solutions with sustainability for the long term interests of the Community while recognizing the needs of government, the environment and maintenance of the District's facilities.</p>	
Contingencies	\$ -
<b>Other Fees and Charges</b>	
Discounts and Other Fees	\$ 3,800
<p>4% Discount permitted by Law for early payment along with 2% each for the Tax Collector and Property Appraiser Fees</p>	
<b>Total Appropriations:</b>	<b><u><u>\$ 47,525</u></u></b>



**Stonelake Ranch  
Community Development District**

**Debt Service Fund - Budget  
Fiscal Year 2018**

Description	Fiscal Year 2017 Budget	Actual at March 31, 2017	Anticipated Year End 09/30/17	Fiscal Year 2018 Budget
<b>Revenues and Other Sources</b>				
<b>Carryforward</b>		\$ -	\$ -	
Deferred Cost Account	\$ 5,900	\$ -	\$ -	\$ 5,900
Prepayment Account	\$ -	\$ -	\$ -	\$ -
Revenue Account	\$ 3,000	\$ -	\$ -	\$ 3,000
<b>Interest Income</b>	\$ 45	\$ 544	\$ 1,000	\$ 45
<b>Special Assessment Revenue</b>				
Special Assessment - On-Roll	\$ 250,071	\$ 193,757	\$ 250,071	\$ 243,658
Special Assessment - Prepayments	\$ -	\$ 17,155	\$ 17,155	\$ -
<b>Total Revenue &amp; Other Sources</b>	<b>\$ 259,016</b>	<b>\$ 211,455</b>	<b>\$ 268,226</b>	<b>\$ 252,603</b>
<b>Appropriations</b>				
<b>Debt Service</b>				
<b>Principal Debt Service - Mandatory</b>				
Series 2004 Bonds	\$ 85,000	\$ -	\$ 80,000	\$ 85,000
Stonelake Ranch LLC	\$ 5,900	\$ -	\$ 8,850	\$ 5,900
<b>Principal Debt Service - Early Redemptions</b>				
Series 2004 Bonds	\$ -	\$ -	\$ 20,000	\$ -
<b>Interest Expense</b>				
Series 2004 Bonds	\$ 148,090	\$ 74,045	\$ 148,090	\$ 142,190
Stonelake Ranch LLC	\$ 20	\$ -	\$ 108	\$ 20
<b>Other Fees and Charges</b>				
Discounts and Other Fees	\$ 20,006	\$ -	\$ 20,006	\$ 19,493
<b>Total Appropriations</b>	<b>\$ 259,016</b>	<b>\$ 74,045</b>	<b>\$ 277,053</b>	<b>\$ 252,603</b>
<b>Fund Balance - Beginning</b>	\$ 332,093	\$ 327,732	\$ 332,093	\$ 323,265
<b>Fund Balance - Ending (Projected)</b>	N/A		\$ 323,265	\$ 320,265
<b>Restricted Fund Balance:</b>				
Reserve Account Requirement				\$174,333
Restricted for November 1st Interest Payment				\$ 68,588
<b>Total - Restricted Fund Balance:</b>				<b>\$ 242,921</b>
<b>Assessment Comparison</b>	<b>\$ 1,761.06</b>			<b>\$ 1,728.07</b>

**Stonelake Ranch  
Community Development District  
Debt Service Fund - Budget  
Series 2004 A - \$3,615,000 Special Assessment Revenue Bonds  
Fiscal Year 2018**

Description	Principal	Coupon Rate	Interest	Annual Debt Service
Principal Balance - October 1, 2017	\$ 2,410,000	5.90%		
11/1/2017			\$ 71,095.00	
5/1/2018	\$ 85,000	5.90%	\$ 71,095.00	\$ 227,190
11/1/2018			\$ 68,587.50	
5/1/2019	\$ 90,000	5.90%	\$ 68,587.50	\$ 227,175
11/1/2019			\$ 65,932.50	
5/1/2020	\$ 95,000	5.90%	\$ 65,932.50	\$ 226,865
11/1/2020			\$ 63,130.00	
5/1/2021	\$ 100,000	5.90%	\$ 63,130.00	\$ 226,260
11/1/2021			\$ 60,180.00	
5/1/2022	\$ 105,000	5.90%	\$ 60,180.00	\$ 225,360
11/1/2022			\$ 57,082.50	
5/1/2023	\$ 115,000	5.90%	\$ 57,082.50	\$ 229,165
11/1/2023			\$ 53,690.00	
5/1/2024	\$ 120,000	5.90%	\$ 53,690.00	\$ 227,380
11/1/2024			\$ 50,150.00	
5/1/2025	\$ 130,000	5.90%	\$ 50,150.00	\$ 230,300
11/1/2025			\$ 46,315.00	
5/1/2026	\$ 135,000	5.90%	\$ 46,315.00	\$ 227,630
11/1/2026			\$ 42,332.50	
5/1/2027	\$ 145,000	5.90%	\$ 42,332.50	\$ 229,665
11/1/2027			\$ 38,055.00	
5/1/2028	\$ 155,000	5.90%	\$ 38,055.00	\$ 231,110
11/1/2028			\$ 33,482.50	
5/1/2029	\$ 160,000	5.90%	\$ 33,482.50	\$ 226,965
11/1/2029			\$ 28,762.50	
5/1/2030	\$ 170,000	5.90%	\$ 28,762.50	\$ 227,525
11/1/2030			\$ 23,747.50	
5/1/2031	\$ 185,000	5.90%	\$ 23,747.50	\$ 232,495
11/1/2031			\$ 18,290.00	
5/1/2032	\$ 195,000	5.90%	\$ 18,290.00	\$ 231,580
11/1/2032			\$ 12,537.50	
5/1/2033	\$ 205,000	5.90%	\$ 12,537.50	\$ 230,075
11/1/2033			\$ 6,490.00	
5/1/2034	\$ 220,000	5.90%	\$ 6,490.00	\$ 232,980

**Stonelake Ranch  
Community Development District**

**Budget  
Fiscal Year 2018  
Assessment Comparison**

Description	Fiscal Year 2017	Fiscal Year 2018	Dollar Change	Percentage Change
General Fund	\$ 293.47	\$ 296.84	\$ 3.37	1.15%
Debt Service Fund - Capital Assessment	\$ 1,761.06	\$ 1,728.07	\$ (32.99)	-1.87%
<b>Combined General Fund and Debt Service Fund</b>				
General Fund & Debt Service Fund	\$ 2,054.53	\$ 2,024.91	\$ (29.62)	-1.44%
<b>Debt Outstanding</b>	<b>\$ 18,229.17</b>	<b># \$ 17,676.06</b>	<b>\$ (553.11)</b>	<b>N/A</b>

**The debt outstanding assumes that property owners do not pay off their assessment during the year. If a property owner would like to pay off the debt assessment, they must contact the District Manager for the pay off amount. The amount will change depending on the time of year that the pay off occurs and may be lower than the amount noted above.**

## RESOLUTION 2017-4

**A RESOLUTION AMENDING RESOLUTION 2017-2 TO REMOVE THE CERTIFICATION OF SEAT 4 FROM THE CERTIFICATION OF OF THE RESULTS OF THE LANDOWNERS ELECTION OF SUPERVISORS HELD ON NOVEMBER 6, 2016 PURSUANT TO SECTION 190.006(2), FLORIDA STATUTES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR CONFLICT AND PROVIDING AN EFFECTIVE DATE**

**WHEREAS**, pursuant to Section 190.006(2), Florida Statute, a landowners meeting is required to be held within 90 days of the District's creation and every two years following the creation of a Community Development District for the purpose of electing Supervisors to the Board of Supervisors of the District; and

**WHEREAS**, following proper publication of notice thereof, such landowners meeting was held November 3, 2016, at which Seat 2, Seat 3 and Seat 4 were duly elected by virtue of the votes cast in their favor; and

**WHEREAS**, do to a clerical error, Seat 4 (Mr. Gratz) seat was inadvertantly included in that election, and elected to a two year term. The term of Seat 4 is not up for election as originally elected in November, 2014, until November, 2018.

**WHEREAS**, the Board desires to remove the certification of Seat 4 from Resolution 2017-2 and to find that Seat 4 term will expire in November, 2018 as original elected, and to correct that clerical error, the Board desires conduct a landowner's election on August 15, 2017 for the seat who's term was to be elected, which is Seat 5 (Ms. George's seat).

**WHEREAS**, the statute provides that Ms. George continues to hold her seat until a replacement is elected, as such, Mrs. George will continue in Seat 5, and the election on August 15, 2017 will be held to insure consistency in elections.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE STONELAKE RANCH COMMUNITY DEVELOPMENT DISTRICT;**

**SECTION 1:** The above recitals are hereby found to be true and correct and incorporated herein.

## RESOLUTION 2017-4

**A RESOLUTION AMENDING RESOLUTION 2017-2 TO REMOVE THE CERTIFICATION OF SEAT 4 FROM THE CERTIFICATION OF THE RESULTS OF THE LANDOWNERS ELECTION OF SUPERVISORS HELD ON NOVEMBER 6, 2016 PURSUANT TO SECTION 190.006(2), FLORIDA STATUTES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR CONFLICT AND PROVIDING AN EFFECTIVE DATE**

**SECTION 2: Date, time and location of Landowner's Election.** The Board of Supervisor's hereby sets the following date, time and location for a landowner's election for Seat 4.

**Date: August 15, 2017**  
**Time: 10:00 A.M.**  
**Location: Offices of Calyle Investments**  
**601 Bayshore Boulevard, Suite 650**  
**Tampa, Florida 33606**

**SECTION 3: Severability.** That all Sections or parts of Sections or any Resolutions, Agreements or actions of the Board of Supervisor's in conflict are hereby repealed to the extent of such conflict.

**SECTION 4: Conflict.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

**SECTION 5: Effective Date.** This Resolution shall take effect upon the passage and adoption of this Resolution by the Board of Supervisors of the Stonelake Ranch Community Development District.

**RESOLUTION 2017-4**

**A RESOLUTION AMENDING RESOLUTION 2017-2 TO REMOVE THE CERTIFICATION OF SEAT 4 FROM THE CERTIFICATION OF OF THE RESULTS OF THE LANDOWNERS ELECTION OF SUPERVISORS HELD ON NOVEMBER 6, 2016 PURSUANT TO SECTION 190.006(2), FLORIDA STATUTES; PROVIDING A SEVERABILITY CLAUSE; PROVIDING FOR CONFLICT AND PROVIDING AN EFFECTIVE DATE**

**PASSED AND ADOPTED** this 15<sup>th</sup> day of May, 2017.

**ATTEST:**

**STONELAKE RANCH  
COMMUNITY DEVELOPMENT DISTRICT**

\_\_\_\_\_  
James P. Ward, Secretary

\_\_\_\_\_  
Charles B. Funk, Chairman



*Craig Latimer*  
**Supervisor of Elections**

Our Vision: To be the best place in America to vote

GOVERNOR'S  
STERLING  
AWARD  
RECIPIENT

April 20, 2017

James Ward  
JPWard & Associates, LLC  
2041 NE 6 Terrace  
Wilton Manors 33305

Dear James Ward,

As per F.S. 190.006, you'll find the number of qualified registered electors for your Community Development District as of April 15, 2017, listed below.

Community Development District	Number of Registered Electors
Stonelake Ranch	173

We ask that you respond to our office with a current list of CDD office holders by **June 1, 2017**, and that you update us throughout the year if there are changes. This will enable us to provide accurate information to potential candidates during filing and qualifying periods.

Please note it is the responsibility of each district to keep our office updated with current district information. If you have any questions, please do not hesitate to contact me at (813) 384-3944 or [ccampbell@hcsoc.org](mailto:ccampbell@hcsoc.org).

Respectfully,

Chelsea Campbell  
Candidate Services Liaison