

**MINUTES OF MEETING
AVENTURA ISLES
COMMUNITY DEVELOPMENT DISTRICT**

The Aventura Isles Community Development District's Board of Supervisors held a Public Hearing and Regular Meeting on August 5, 2019, at 1:00 p.m., at the Office Park at California Club, 1031 Ives Dairy Road, Suite 228, Miami, Florida 33179.

Present at the meeting were:

Derek Gordon	Chair
Richard Feather	Vice Chair
Jerome Edwards	Assistant Secretary
Kent Naragon	Assistant Secretary

Also present were:

Cindy Cerbone	District Manager
Lisa Dao	Wrathell, Hunt and Associates, LLC
Vanessa Steinerts	District Counsel
Marcus Andrade	Resident
Jessica Hinestrosa	Resident
Marc Furmanski	Resident
Keith Litman	Resident

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Ms. Cerbone called the meeting to order at 1:01 p.m. Supervisors Gordon, Feather, Naragon and Edwards were present, in person. Supervisor Arcaro was not present.

SECOND ORDER OF BUSINESS

Public Comments

Ms. Cerbone recalled discussions in the prior meetings in which there were plans for existing Board Members not residing within the boundaries of the District to resign and the seats to be filled by people who reside in the District.

Supervisor Gordon left and immediately returned to the meeting.

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Ms. Cerbone stated that, to maintain a quorum, each resignation would be accepted individually, followed by nominating and appointing a new Board Member and administering the Oath of Office.

There being no public comments, the next item followed.

THIRD ORDER OF BUSINESS

**Consideration of Board Member
Resignations and Appointment of
Replacements**

Ms. Cerbone presented the resignation of Supervisor Arcaro, who was not present.

On MOTION by Mr. Feather and seconded by Mr. Edwards, with all in favor, the resignation of Ms. Lauren Arcaro, dated August 5, 2019, was accepted.

Mr. Gordon nominated Mr. Marcus Andrade to fill Seat 4; term expiring in November, 2020. No other nominations were made.

On MOTION by Mr. Gordon and seconded by Mr. Feather, with all in favor, the appointment of Mr. Marcus Andrade to Seat 4, term expiring in November, 2020, was approved.

Ms. Dao, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. Marcus Andrade.

Ms. Cerbone presented the resignation letter of Supervisor Edwards.

On MOTION by Mr. Naragon and seconded by Mr. Gordon, with all in favor, the resignation of Mr. Jerome Edwards, dated August 5, 2019, was accepted.

Mr. Gordon nominated Mr. Marc Furmanski to fill Seat 3; term expiring in November, 2020. No other nominations were made.

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On MOTION by Mr. Feather and seconded by Mr. Gordon, with all in favor, the appointment of Mr. Marc Furmanski to Seat 3, term expiring in November, 2020, was approved.

Ms. Dao, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. Marc Furmanski.

Ms. Cerbone presented the resignation letter of Supervisor Naragon.

On MOTION by Mr. Gordon and seconded by Mr. Feather, with all in favor, the resignation of Mr. Kent Naragon, dated August 5, 2019, was accepted.

Mr. Gordon nominated Ms. Jessica Hinestrota to Seat 5; term expiring in November, 2020. No other nominations were made.

On MOTION by Mr. Gordon and seconded by Mr. Feather, with all in favor, the appointment of Ms. Jessica Hinestrota to Seat 5, term expiring in November, 2020, was approved.

Ms. Dao, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Ms. Jessica Hinestrota.

Ms. Cerbone presented the resignation letter of Supervisor Feather.

On MOTION by Mr. Furmanski and seconded by Mr. Gordon, with all in favor, the resignation of Mr. Rick Feather, dated August 5, 2019, was accepted.

Mr. Gordon nominated Mr. Keith Litman to Seat 1; term expiring in November, 2022. No other nominations were made.

On MOTION by Mr. Furmanski and seconded by Mr. Gordon, with all in favor, the appointment of Mr. Keith Litman to Seat 1, term expiring in November, 2022, was approved.

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Ms. Dao, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. Keith Litman.

Ms. Cerbone provided and briefly explained the following items:

- **Administration of Oath of Office to Newly Appointed Supervisors (*the following to be provided in 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**

The former Board Members left the meeting at 1:12 p.m.

Ms. Steinerts reminded Board Members that their comments are memorialized, as the District's meetings are recorded, and subject to public records requests, and recommended creating a specific email address for District-related communications. The Sunshine Law prohibits communication between Board Members. Ms. Cerbone advised the Board Members to let her know whether they want Management to set up a separate District email address for them to segregate District emails from their personal and business emails. Mr. Gordon discussed the process he uses to receive emails through a separate Post Office Protocol (POP3) email account. Ms. Cerbone stated, if Board Members use a District email address to receive communication, the District is able to respond to a public records request on their behalf.

The Supervisor's stipend was accepted by each new Board Member.

FOURTH ORDER OF BUSINESS

Consideration of Resolution 2019-03, Designating a Chair, a Vice Chair, a Secretary, Assistant Secretaries, a Treasurer and an Assistant Treasurer of the District, and Providing for an Effective Date

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Ms. Cerbone stated that District Staff holds certain positions, for the purposes of conducting District business; however, they do not have voting rights. Mr. Gordon nominated the following slate of officers:

Derek Gordon	Chair
Marc Furmanski	Vice Chair
Craig Wrathell	Secretary
Marcus Andrade	Assistant Secretary
Jessica Hinestrosa	Assistant Secretary
Keith Litman	Assistant Secretary
Cindy Cerbone	Assistant Secretary
Craig Wrathell	Treasurer
Jeff Pinder	Assistant Treasurer

No other nominations were made.

Ms. Cerbone presented Resolution 2019-03.

On MOTION by Mr. Gordon and seconded by Ms. Hinestrosa, with all in favor, Resolution 2019-03, Designating a Chair, a Vice Chair, a Secretary, Assistant Secretaries, a Treasurer and an Assistant Treasurer of the District, as nominated, and Providing for an Effective Date, was adopted.

FIFTH ORDER OF BUSINESS**Public Hearing on Adoption of Fiscal Year 2019/2020 Budget****A. Proof/Affidavit of Publication**

The affidavit of publication was provided for informational purposes.

B. Consideration of Resolution 2019-04, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2019, and Ending September 30, 2020; Authorizing Budget Amendments; and Providing an Effective Date

Ms. Cerbone presented the proposed Fiscal Year 2020 budget, which was essentially the same as Fiscal Year 2019; with assessments unchanged.

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On MOTION by Mr. Gordon and seconded by Ms. Hinestrosa, with all in favor, the Public Hearing, was opened.

No members of the public spoke.

On MOTION by Mr. Gordon and seconded by Mr. Andrade, with all in favor, the Public Hearing, was closed.

On MOTION by Mr. Gordon and seconded by Ms. Hinestrosa, with all in favor, Resolution 2019-04, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2019, and Ending September 30, 2020; Authorizing Budget Amendments; and Providing an Effective Date, was adopted.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2019-05, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2019/2020; Providing for the Collection and Enforcement of Special Assessments, Including But Not Limited to Penalties and Interest Thereon; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date

Ms. Cerbone presented Resolution 2019-05.

On MOTION by Mr. Furmanski and seconded by Mr. Litman, with all in favor, Resolution 2019-05, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2019/2020; Providing for the Collection and Enforcement of Special Assessments, Including But Not Limited to Penalties and Interest Thereon; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date, was adopted.

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SEVENTH ORDER OF BUSINESS

Consideration of Resolution 2019-06, Designating Dates, Time and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2019/2020 and Providing for an Effective Date

Ms. Cerbone presented Resolution 2019-06.

On MOTION by Mr. Furmanski and seconded by Mr. Gordon, with all in favor, Resolution 2019-06, Designating Dates, Time and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2019/2020 and Providing for an Effective Date, was adopted.

EIGHTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of June 30, 2019

Ms. Cerbone presented the Unaudited Financial Statements as of June 30, 2019.

On MOTION by Mr. Gordon and seconded by Mr. Andrade, with all in favor, the Unaudited Financial Statements as of June 30, 2019, were accepted.

NINTH ORDER OF BUSINESS

Approval of May 6, 2019 Regular Meeting Minutes

Ms. Cerbone presented the May 6, 2019 Regular Meeting Minutes. The following change was made:

Line 101: Change "CDD" to "HOA"

On MOTION by Mr. Gordon and seconded by Mr. Furmanski, with all in favor, the May 6, 2019 Regular Meeting Minutes, as amended, were approved.

TENTH ORDER OF BUSINESS

Other Business

There being no other business, the next item followed.

AVENTURA ISLES CDD**August 5, 2019****ELEVENTH ORDER OF BUSINESS****Staff Reports****A. District Counsel: *Billing, Cochran, Lyles, Mauro & Ramsey, P.A.***

Ms. Steinerts welcomed the new members and advised them to contact her with any legal issues involving the District.

B. District Engineer: *Schwebke-Shiskin & Associates, Inc.*

There being no report, the next item followed.

C. District Manager: *Wrathell, Hunt and Associates, LLC***i. 622 Registered Voters in District as of April 15, 2019**

There were 622 registered voters residing within the District as of April 15, 2019. Ms. Cerbone noted that, since the District met certain criteria, three Board Seats would transition to General Election in 2020.

ii. NEXT MEETING DATE: September 9, 2019 at 1:00 p.m.

The next meeting will be held on September 9, 2019 at 1:00 p.m., unless cancelled.

TWELFTH ORDER OF BUSINESS**Supervisors' Requests and Public Comments**

Mr. Gordon asked for a list of the District's assets be provided to the new Board Members. He requested confirmation of ownership of the water/sewer pipe leaking in front of the townhomes. Ms. Cerbone would provide Board Members with the Engineer's Report, which lists the District's assets. Mr. Gordon and the Property Manager would be provided with information regarding whether the HOA or the County is responsible for repairs to the pipe.

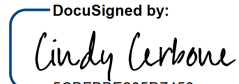
THIRTEENTH ORDER OF BUSINESS**Adjournment**

There being no further business to discuss, the meeting adjourned.

On MOTION by Mr. Gordon and seconded by Mr. Litman, with all in favor, the meeting adjourned at 2:13 p.m.

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Secretary/Assistant Secretary

DocuSigned by:

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Chair/Vice Chair