



Lake Ashton

Community Development District

Mike Costello, Chairman

Borden Deane, Vice Chairman

Bob Ference, Assistant Secretary

Murray Zacharia, Assistant Secretary

Robert Plummer, Assistant Secretary

January 14, 2019

Lake Ashton

Community Development District

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January 7, 2019

**Board of Supervisors
Lake Ashton
Community Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of the **Lake Ashton Community Development District** will be held on **January 14, 2019, at 10:30 a.m. at the Lake Ashton Clubhouse Ballroom, 4141 Ashton Club Drive, Lake Wales, Florida 33859.**

1. Roll Call and Pledge of Allegiance
2. Approval of Meeting Agenda
3. Public Comments on Specific Items on the Agenda (*speakers will fill out a card and submit it to the District Manager prior to beginning of the meeting*)
4. Approval of the Lake Ashton and Lake Ashton II CDD Joint Meeting held on October 31, 2018 and Approval of the Minutes of the Lake Ashton CDD Meeting held on December 4, 2018 and December 17, 2018
5. Engineer's Report - Consideration of Quotes for Drainage at Dunmore and Mulligan
6. Unfinished Business
7. New Business and Supervisors Requests
8. Monthly Reports
 - A. Attorney
 - B. Community Director
 - 1) Monthly Report
 - 2) Consideration of Quotes for Outside Clubhouse Lighting
 - C. Field Operations Manager
 - 1) Monthly Report
 - 2) Consideration of Quote for Entrance Landscape Refurbishment
 - D. CDD Manager
9. Financial Reports
 - A. Approval of Check Run Summary
 - B. Combined Balance Sheet
10. Public Comments
11. Adjournment

**MINUTES OF MEETING
LAKE ASHTON
COMMUNITY DEVELOPMENT DISTRICT
AND
LAKE ASHTON II
COMMUNITY DEVELOPMENT DISTRICT**

The joint meeting of the Board of Supervisors of the Lake Ashton Community Development District and Lake Ashton II Community Development District was held on October 31, 2018 at 10:00 a.m. at the Lake Ashton Clubhouse Ballroom, 4141 Ashton Club Drive, Lake Wales, Florida, 33859.

Present and constituting a quorum:

Carol Pontious
Borden Deane
Mike Costello
Brenda VanSickle
Bob Ference

Chairman
Vice Chairman
Assistant Secretary
Assistant Secretary
Assistant Secretary

James Meccsics
Daniel Murphey
Stanley Williams

Vice Chairman
Assistant Secretary
Assistant Secretary

Also present:

Jillian Burns
Andrew d'Adesky
Jan Carpenter
Christine Wells
Mary Bosman
Matt Fisher
Alan Rayl
Numerous residents

District Manager
District Counsel
District Counsel
Lake Ashton CDD Community Director
Lake Ashton II CDD Community Director
Field Operations Manager
Lake Ashton II District Engineer

FIRST ORDER OF BUSINESS

**Roll Call and Pledge of
Allegiance**

Ms. Burns called the roll and everyone recited the Pledge of Allegiance.

SECOND ORDER OF BUSINESS Approval of Meeting Agenda

Ms. Pontious: If you have cell phones on, please turn them off so they don't interrupt the conversations. All right, Jill, we are doing an approval of the agenda?

Mr. d'Adesky: We added this item to the agenda because it is standard for cities and counties and most CDDs once they turn residential. Typically in different Districts in the beginning you have very simple agendas, but once we have items which may be more heavily debated or maybe sort of controversial we just add that to make sure there is a consensus on what is on the agenda and also to clarify if there are things that need to be added to the agenda so it is not ad hoc and procedurally. Once again, very standard city, county, CDD procedures.

Ms. Carpenter: And with that, we would recommend that the Board consider at the beginning of the meeting to hear the presentation by the two members of the golf course committee to give the results of the meeting yesterday with Mr. Maxwell and his representatives, then after that continue with the agenda the way it is unless anyone else has any other comments.

On MOTION by Mr. Deane seconded by Ms. VanSickle with all in favor the golf course presentation item was moved to the beginning of the meeting.

FIFTH ORDER OF BUSINESS Discussion of Golf Course Acquisition

Ms. Pontious: We do have two representatives that had a meeting yesterday and there is a document that was presented to us this morning describing a summary of the meeting yesterday. So at this time Jim Mecsics and Mike Costello are going to give us a summary of the transactions that happened yesterday.

Mr. Mecsics: Mike and I as representatives were commissioned to speak and negotiate with the seller. We met with him, Mr. Maxwell and Mr. Lee, as well as Jill, Jan, and Andrew yesterday and their attorney, Mr. Workman, on the status of the negotiations. As they talked to us yesterday, they notified us that they did indeed have a letter of intent from an outside vendor to purchase the golf course. At that time, they

also let us know that they would not be taking anything else from us until they resolved the letter of intent on that. They did comment that sometimes letters of intent go through and sometimes they do not. However, in all fairness to the person that made the offer and under legal obligation they have to resolve that first before we can go any further, negotiate or ask for anything else, or give an offer on this. They did say it would be a short notice type of consideration for their due diligence of this private enterprise; however, they would let us know if it was a yay or nay on that so we wouldn't be doing anything without getting ready for another meeting. At that time we did discuss this, and Mike, tell me if I am wrong, we discussed this whole thing and it was recommended by the committee itself that we keep this meeting rather than postponing it or adjourning it today and look at meeting again on the 27th of November for a couple different reasons. One is that it will allow the seller to evaluate his letter of intent that he has in all fairness to them, and two, it will also give some new Board members after the elections which we have next week, time to evaluate that and have to come up with another proposal back to the seller. Again we would recommend that we continue the efforts of staff and legal folks to work on that so if it is a go on the 27th, then we would be able to present to both Boards those recommended items and negotiations for that, which would be looking for a letter of intent and with the specific items we would have to agree with for both Boards. We left then. It was a very cordial meeting. It was unfruitful as far as items because now we know where we stand with this negotiation right now. It is what we would say is a holding pattern until it is resolved so we will have to reconvene and decide which way it is going to go. Anything else to add, Mike?

Mr. Costello: Not really. Just mainly that we did meet with them prior to this meeting, but had we had the opportunity to meet with them last week or something like that, we could have just extended it because like Jim said, everything right now is just on hold. We didn't even go over the values of the facts sheet or anything else that was presented to them. At this point we are going to have to see where this letter of intent goes and where we are going to go from there.

Ms. Pontious: In speaking with the attorneys this morning, this meeting that was held yesterday, knowing that we had the meeting today, was requested at least two weeks ago and there had been no response to that request for a meeting until the very last minute so that is why we are doing things last minute.

THIRD ORDER OF BUSINESS

Public Comments on Specific Items on the Agenda *(speakers will fill out a card and submit it to the District Manager prior to beginning of the meeting)*

Ms. Pontious: Back to the regular agenda, I do have some requests to speak so I will call the names and if you would come forward. If you choose not to speak now based on the letter, just feel free to let me know that is your choice. John Castelli, Bob Zelazny, Ron Buran, Richard Sutherland, Les Jacobson, and Terry Edmunds. If you would come forward in that order, we will be ready to go. John?

Mr. Castelli: I have been here for 17 years and I remember when we first started there was an upset about pickup trucks parked in the driveways. Back then they heard pros and cons and then the Board decided to let the people vote on it. We did vote and we allowed pickup trucks to be part of Lake Ashton, which is a great thing. We have this huge thing, everybody knows that golf courses do not make money. They already started nickeling and diming us and are not going to finish things because they don't have enough money, so I am asking for a democracy and let the people of Lake Ashton vote.

Mr. Zelazny: This will be the third time I have had the opportunity to address the joint CDDs regarding the purchase of the golf course property. So much of what I have to say has already been said, but please indulge me one more time. I am here today to once again ask the Board to move forward and approve the purchase of the property. Let me start by stating my disappointment that we are here 9 months after the initial offer and 15 days after the last and final deadline set by the seller without a decision having been made by the Boards. At this point I do not believe that the joint Boards have engaged in truly meaningful discussions, or are taking the necessary actions that will allow the community to move forward other than negotiation of the terms of the sale,

which I look forward to hearing about today, but now I am disappointed. I would like to start the conversation by addressing some of the issues, as well as some of the concerns that have been voiced by you and members of the Boards in the past, and have not been discussed. It is approximately 200 acres of greenspace, 10 miles of cart paths and bridges, and 20 lakes and retention ponds, and Eagles Nest. I would hate for the residents to lose the use of all of that. The property with all of its current uses is enjoyed by all residents in Lake Ashton and greatly adds to the aesthetics of the community, as well as contributes to our property values. I am therefore asking the Boards to not vote this solely as the purchase of the golf course because what we are in fact purchasing is a joint use facility. This purchase would be allowed to continue enjoyment by walkers, cyclists, fishermen, and golfers alike. The issue of the golf club, while an important part of the discussion should be viewed independently from the purchase of the property. The golf club can be viewed as an activity no different from pickleball, the pet parks, or bocce ball. In each of these cases, the CDD extended resources to provide these activities with land and facilities. A most recent example is the purchase of land to support the pickleball courts. These activities continue to excel by themselves with little or no additional resources from the CDD. With that in mind, the golf club as an activity, will be self-funded through membership and non-golfing residents should incur no additional costs beyond support of the property itself. I see advantages of purchasing the property as being substantial. They include controlling all property within the gates, not allowing an outside company to do so in a manner that is inconsistent with Lake Ashton standards. It allows for the continued use of the cart paths and bridges. It will continue to allow access to the ponds for fishing and it ensures the aesthetics of the community. We can also address the issue of reclaiming the beauty of our ponds and surrounding greenspace that has recently been neglected. And lastly it provides the CDD with a potential profit center with the golf club and the Eagles Nest. The disadvantages of not purchasing are the loss of access to the cart paths, bridges, and ponds, and the continued erosion of our landscaping standards.

Ms. Pontious: Bob, your three minutes are up at this point so would you summarize please?

Mr. Zelazny: I believe Mr. Costanza will take more than 3 minutes, so please indulge me just a couple more minutes.

Mr. d'Adesky: No, Mr. Zelazny, Mr. Costanza is part of the actual agenda; therefore he gets a separate amount of time.

Mr. Zelazny: Okay, well, again, I will now share more disappointment in the fact that I am a resident and would like your attention.

Mr. Ference: Madame Chair, point of order, can we not make an exception and let Bob finish? This is a very unusual situation.

Mr. d'Adesky: Bob, if we do that, we are altering the rules of our public comment and then we have to give everyone unlimited time.

Ms. Pontious: These people are free to come back later in the meeting. It is just that we need to get through the public comment in order to proceed.

Mr. Sutherland: My name is Richard and I live on Pebble Beach Boulevard. My wife and I moved here in September 2015. The issue before the two CDD Boards, and being a homeowner here in Lake Ashton, is what can we do to maintain or increase the value of our homes? What is it that separates Lake Ashton from its neighbors? What services and amenities attract top dollar buyers to Lake Ashton? We moved 3,000 miles from California to Lake Ashton. When we retired 3 years ago, and the reason we chose Lake Ashton and not any of the other nearby projects was not only because we found the greatest house in the world here, but we also loved all of Lake Ashton's services and amenities. We looked in California, Nevada, Arizona, and Texas, and found nothing comparable to Lake Ashton. It has been stated a business that produces no profit is not worth anything. The question for us is not what the golf courses are worth to Mr. Maxwell or another owner, but rather what are the golf courses worth to Lake Ashton homeowners? The answer I would submit to you is everything. The golf courses give us the competitive advantage over all of the other projects within 20 miles of here. Lose the golf courses, and we become just another project with no competitive advantage. We need to look at the golf course acquisition as an investment, not an expense. Thank you.

Ms. Pontious: Thank you. Mr. Buran I think was next?

Mr. Buran: Sorry. My name is Ron Buran and I live on Lot 947. I want to enter into the minutes of this meeting some excerpts of the covenants as taken from October 24th the HOA list of covenants of the Lake Wales portion of Lake Ashton. First is on page 2 of 54 under declarations: "Whereas the owner of the golf course, Lake Ashton Golf Club, Ltd, a Florida limited partnership joins in and agrees to be bound by the terms hereof and be a beneficiary thereof as to any terms herein that relate to it." The next paragraph says: "Whereas, Lake Ashton Community Development District, a Community Development District, as defined in Chapter 190, Florida Statutes, joins in and agrees to be bound by the terms hereof and be a beneficiary thereof as to any terms herein that relate to it." The next is on page 7 in the part that lists definitions, "1.34 Surface Water Management System" means without limitation, all inlets, ditches, swales, culverts, water control structures, retention and detention areas, ponds, lakes, flood plains compensation areas, wetlands, and any associated buffer areas, and wetland mitigation areas, all as permitted by S.W.F.W.M.D." The next one is on page 8, which lists the homeowner association's purpose and powers. I won't read the entire paragraph because of time limitations, but it says: "Clubhouses and all related facilities (excluding golf course tract)."

Ms. Pontious: Would you like to summarize by defining what it is you'd like to tell us?

Mr. Buran: Yes. The golf course tract does not accurately portray the covenants as shown in this document. The area behind my home has been deemed a golf course area. I have photographs, too. This relates to the golf course acquisition because part of this territory that Mr. Maxwell considers golf course tracts is in fact not golf course tracts as defined by the definitions of the covenants.

Ms. Pontious: Okay. Your three minutes is up. Would you please summarize?

Mr. Buran: My next-door-neighbor has agreed to give her 3 minutes to me.

Ms. Pontious: We cannot do that. We will be happy to meet with you afterwards and address your issues.

Mr. Buran: That is a very generous offer, but I have a doctor's appointment to take my wife soon.

Ms. Pontious: Well then give us a call at your convenience.

Mr. Buran: I am tired of talking to stone deaf people.

Ms. Pontious: Okay then. Les Jacobson is next.

Mr. Jacobson: Good morning, everyone. We have heard an awful lot of pros, an awful lot of cons, and I just want to say everyone has something of value to add and should be respected, whether you agree or disagree with their opinions. Those of you who are leaving the Board, I want to thank you for your service and whether we agree or disagree with what you did, and hopefully the new people will serve us as well. What I want to talk about is that we have been exploring this issue for quite a while, probably about a year now, and we really have gone nowhere. We hired a consultant. We paid him \$30,000 and he recommended that we acquire the golf course. We should be at least looking at that very strongly. It is clear that the golf course is not going to make a profit so if we do acquire it, we should all be working to at least get close to breakeven because of all of the other advantages it provides for us. I am not going to repeat all of them because we have heard them over and over and over. I think the golf course acquisition presents an opportunity for the two Boards to do what this community needs, and that is come together. We need to have this be one community. This is not a civil war. The opportunity to begin the process is simple. Let's start with an interlocal agreement that allows us to acquire the golf course. The West may have the assets, but you can't go at it alone. You cannot do it. The East, if you don't have the assets, let's get an agreement together that puts us on even footing because it is one community. If we end up with a shortfall running the golf course, so be it, but the whole community needs to participate in that. If we approach Mr. Maxwell the right way, we will in fact get this golf course for nothing. He wants out. The proposals that have been floating around are so complicated, and you do not have your eyes on the ball. A simple proposal can be put together where he will pay us to take the golf course. I know it sounds crazy, but it is on the table so what I want to talk about today is the failure of the leadership from the people up on this podium. This is not meant as a personal affront because this is an extremely difficult issue, but I urge you not to leave today without an interlocal agreement designed for the

purpose of acquiring the golf course. We have 45 days apparently where a third party is involved so let's not blow it. In the event the third party takes the golf course, that is it, we don't have a choice, but if that doesn't happen, we need to be ready, and we need to have something in place that allows us to make the acquisition. Going back and forth like we have been doing is troubling to me because if a deal was on the table, how do we do it? Who is going to buy it? Is the West going to buy it? Is the East going to buy it? Do we have a deal in place? No, we don't. I am urging you people to get your acts together and come up with such an agreement whether we buy it or not, it should be prepared. This is what we elected you for, to be our leaders, so lead. Thank you.

Ms. Pontious: Okay, thank you. Mr. Edmunds?

Mr. Edmunds: Terry Edmunds, Pebble Beach Boulevard. One of my points became moot, so I am going to address the others. I have heard all about the golfers being a minority. Yes, we are 30%, so we are a minority, but I submit to you that the golfers are the single largest single use entity in the golf course. There has been a precedent established about supporting minorities here. We built lights for a pool. Within the last couple years, the support of minority people has been strong so we established a precedent that we would support a minority. I am not an attorney, but that seems to make sense to me. The other point is we expect the Boards to protect us, and I hope that you sincerely do, but it is inevitable that if we lose the golf courses, we will have serious property value decline in Lake Ashton. I bought my house 2 years ago and now I am looking at maybe losing \$50,000 in value of my house. I didn't work my whole life, my wife and I, to save our money to come to Lake Ashton that I dearly love, and believe me, I dearly love this place, but I didn't work my whole life to give away \$50,000. It is up to the Boards to do whatever it takes to protect us from losing our values on our property. That is not just golfers. It is everybody in this community. Thank you.

Ms. Pontious: Mr. Velebir?

Mr. Velebir: Okay, so here we are at yet another meeting to discuss purchasing the golf course. Although we aren't going to get the terms and conditions today, I am sure they are not going to be greatly changed. The cost I am sure will be reasonable and

Mr. Maxwell will finance it, will take it out in reserves and it will be a really painless way to acquire a couple golf courses. For those who say it is not about the golf courses, it is about the land, it is a really cheap way to buy land. But that is not really what we are doing here. We are purchasing an ongoing business. Once we purchase this thing, that is just the beginning of our financial obligations, because we are buying a business that is currently losing over half a million dollars a year. A business that very successful men, Mr. Maxwell and Mr. Lee, multi-millionaires, have never been able to find a way to even get it to breakeven. Yet we are told they have a plan. We don't know what it is. It is ill-defined and mostly based on hope. They have a plan. They are going to get this to breakeven and profitability in a very short period of time. So even assuming they can do that, how do we cover those losses in the time until it becomes breakeven or profitable? Their only source of money to cover those losses is us. That is us through assessments. We have not even talked about the need for capital. It is in the consultant's report, the need for \$675,000 of improvements on the course. Re-grassing, replacing the mowing equipment, two irrigation systems that are at their statistical end of life. We know from experience from another community that they had to replace their irrigation system and it cost over a million dollars. Where is the money for that going to come from? Is the CDD going to issue new bonds? Special assessments? I don't know. Where are we going to get it from? So whether you are for or against the purchase of the golf course, I think an inescapable conclusion is we simply and plainly cannot afford to own and operate this money-losing enterprise. I am asking the Boards please to not hang this financial albatross around our necks.

Ms. Pontious: Thank you, John. We have Mr. Dan Baun next.

Mr. Baun: Good morning. My name is Dan Baun. My wife Janet and I recently moved here into our house on Pebble Beach Boulevard. One of the prime reasons that we decided to move here was the amenities. We are both golfers and love the golf course and what it brings to the community. Most of what I intended to say has been well-covered by those who have spoken ahead of me here, so I spoke with Bob back there briefly who was reading from the podium and he asked me to read the rest of his

statement. Bear with me as I read this here since it is the first time I am seeing it. "Lastly the potential loss of property values and ability to sell your homes in the future, you can argue the amount of loss, but it is significant when compared to the minimal annual operation and maintenance costs to maintain the newly acquired facility. If one accepted that the property value would be reduced by a mere \$10,000 it would be 4 years of \$250 annually to come to that number. One article recently sent to me suggested that property values could drop as much as \$50,000. I am not sure of that, but we have previously heard from current residents that is exactly what they experienced when the courses at Grenelefe and Walden Lake closed and they sold their homes. Next I would like to address the issue of risk and total costs that seem to concern many of the residents and members of the Boards. In my opinion, the risks are minimal and can be managed by the Boards. I see little risks associated with the purchase of the property. I do not believe that a new environmental is required as we have one on-file, albeit it a number of years old, since we have had no environmental issues since the study was done. I would be willing to accept that risk. I feel the same about a new survey. The builder and Mr. Maxwell are resolving their issues now and as the courses have been surveyed 3 times in the 11 years I have been here, any minor disputes can be resolved with little risk or minimal costs. As the upfront future costs, we know the costs are approximately \$477,000 for 200 acres of land, 10 miles of bridges and paths, and 20 lakes and retention ponds, as well as the Eagles Nest. This price also includes approximately \$600,000 worth of maintenance equipment and we are talking about approximately \$500,000 for property and equipment appraised at \$1.4 and \$1.8 million. This will cost each household a one-time cost of \$350. As the facility is available to all residents, the cost to operate and maintain the facility, the cost should be shared among all residents, whether they are golfers or not. This would be consistent with the other facilities and services offered here at Lake Ashton. I for one know that the pickleball courts next to us at HFC are used by many, not by myself, but I know the new addition there was partially funded through our CDD funds. I believe the total operations and maintenance funds required should be capped at \$350,000 per year, which would result in the obligation for both East and West

CDDs of \$175,000. This will ensure that no homeowner will have an assessment in excess of \$250 per year going forward. As the operational costs of the golf club will be self-funding through membership, no community funds would be used to operate the golf club and residents will not be expected to cover operational losses and again there should be no costs denying golfers to support the golf club.

Ms. Pontious: Your 3 minutes have expired. Thank you.

Mr. Baun: Thank you very much.

Ms. Pontious: Is there anyone else who would like to speak?

Mr. Tom Scali: I have spoken to a number of representatives about what I consider a lack of aggressiveness on the part of the Boards. We have a number of unknowns. The deformation of the signs of many of the ponds and walkways going down so you can put a boat in there, many other unknowns, and I don't understand why the Boards have not gotten the community with its technical expertise to help. I am a former project manager for IBM. I know how to run that kind of stuff. There are a number of other people here who know how to help. Why aren't the Boards encouraging and getting people involved so we can get some of our unknowns answered? Thank you.

Ms. Pontious: Thank you.

Mr. Don Dowie: My wife and I live at 4335 Ashton Club Drive. We moved here 5 years ago because we are golfers, but we do like all of the amenities here. I want to focus on the golf cart paths. They are used by golfers and non-golfers. People walking their dogs. People with grandchildren driving their golf carts. That will also disappear perhaps if somebody else buys the golf course. I have golfed in many communities around the world, most recently in Bent Tree in Sarasota. It was a very nice golf course golf community, but unfortunately it was sold off to a third party to manage and things have gone downhill terribly. I have also golfed in St. Andrews in Scotland, one of the best golf courses in the world. They don't have cart paths there. But every Sunday they open up the golf course for everybody in St. Andrews. It is very wonderful to see. I would sure hate to lose the golf cart paths here. They are a big part of our life and I support the idea of buying the golf course. Thank you.

Ms. Anne McNroy: When we are having discussions about the costs per household, I would like you to seriously consider that in this community there are many widows and widowers, single-person households, who pay the full amount whereas in a majority of homes there are 2 people. It doesn't seem fair that 2 people pay this much with regards to the golf course and the single person in the home has to pay the same amount. Another thing I would like to point out is I have been speaking to new residents here and I find it rather appalling that they bought this property here and built their home because of the golf courses. When they purchased they were given a year of free golf, which most of us did receive. Some people got more. However, at no time were they told that they have only been living here for a month, no time were they told about the problems with the golf course and their sole reason for coming here was golf. I sit here thinking it is immoral that our society permits the sales office to go on selling to people and not tell them that their Lake Ashton golf community may not be so. Thank you.

Ms. Carpenter: If we could ask anyone who did not hand in a comment card and spoke, to fill out a card with your name, address, and the item you spoke about. I think there are a number of people who spoke that we don't have cards for. The forms are on the back table and we can provide additional forms if anyone needs them. Thank you.

Mr. Alan Guzzo: I think we should think outside the box a bit. First of all I think golf is an important part of this community. I agree with Bob's comments that the property values are at significant risk without the golf course. I think it is one of the features that makes this community so attractive. You can think outside the box as it relates to revenue and regeneration. You can hold corporate golf outings once a month. You can generate probably \$5,000 to \$10,000 a month every month for a corporate golf outing on a Monday or whenever. You can form a committee to handle advertising and reaching out to different corporations. I would sit on that committee. Also, some people only live here half the year and go away for the summer months. Maybe offer a partial membership to those people? They don't want to buy a full membership if they aren't here full-time. You could also have a driving range membership. Some people don't want to play golf, but they like to practice their golf swing and you could charge a fee for

that. There are ways you can actually generate revenue that will compensate for the initial costs of buying the property. If the Boards think outside the box and looks at the alternatives, I think you can drastically mitigate the risks of the purchase.

Mr. Tom Pryor: I sent you all a memo this past summer concerning the 200 acre asset. That is exactly the way I look at it. It is a 200 acre asset and the developer started this asset as a golf course. That is how it got here and he did that to sell homes, which is an admirable thing to do, but the future doesn't look like anybody would start up a golf course in the fashion it was done. The whole thrust of what I tried to get through to the Boards was the fact that why can't we look at this as a 200 acre asset and not look at it exclusively as golf? Where is the middle we can collect to? We all want to be able to walk, drive our golf carts, etc., but we have a course here with 36 holes of golf. Everything I have heard is golf, golf, golf. When are the Boards going to look at how they can approach this as more than just golf? I will leave it at that.

Ms. Pontious: Thank you.

A resident: Good morning. I have been up often talking about buying, not buying, etc., but I think as the Boards and as a community we have lost control. I don't really think the problem was, do we want to buy the golf course or not buy the golf course. I think it is the underlying animosity between the 2 communities. Yes, we are 2 separate communities even though we would like to think we are only united so I am asking let's unite the community. I don't think it is possible this year, or even next year to unite the 2 CDDs, but we can unite our loyalties to Lake Ashton and in our minds. This is a golf course community, and yes, I know the golfers basically are a minority. I am a golfer, though I am not a die-hard golfer of everyday playing. Shirley was a die-hard golfer until she had her heart problem. But what I am saying is let's not play on the fears any more that we are going to lose money if we don't buy the golf course or it is going to cost us a fortune if we do buy the golf course. Let's work on a plan, which I have asked for before on how we are going to operate it. Now I don't like the idea that Mr. Maxwell threw out yesterday to you all that he has a contract offer from somebody else. He has had weeks to answer you, which I don't think he has, when you told him you wanted to have the

first right of refusal to buy the golf course. What I am saying now is we can't say Mr. Maxwell, we are going to give you the money to buy it today because we don't have a full Board to vote anyway. So I am asking you to go back to the 2 members or if you want to take any members from the golfing community to help, and the reason I say the golfing community is because they know what the actual costs are and what they want and can afford to play. We know as individuals what we don't want is an assessment, but let's make sure we have a plan if we get our hands on this golf course of how we are going to operate it. What are we going to do for members? I have heard a lot of people suggest driving range memberships, people who are here for a few months, which we already do have a special price. Let's find out also how we bring back the golfers who are playing outside the community because it is too expensive for them here. Some people don't like to play here because they just don't like the course, but let's come up with a plan on how we are going to operate with memberships and let's take the fear away. I don't want to hear people continue to come up and say if we don't buy it, then it is going to hurt us. That was something started by a new member from the West, and it just continued to grow and everyone starting having fears. Let's get this community back together, talking positive so we can move forward and quit threatening and become the Lake Ashton we all moved here for.

FOURTH ORDER OF BUSINESS

Presentation by John Costanza
(requested by Supervisor VanSickle and Supervisor Williams)

Ms. Pontious: Okay, moving on to Item #4 on the agenda, John Costanza.

Mr. Costanza: I am a resident here at Lake Ashton. My reason to be here is to address property evaluations of the golf course strictly as a business issue. Everybody is getting very personal here. I am here to address things from a commercial standpoint. For all practical purposes, full disclosure, I am a golfer, and I live on the golf course. That is a separate issue, though. I want to state the business issue. My background for the past 40 years or so has been consulting. I have owned a consulting company with over 200 engineers. We did evaluations of businesses, we worked on businesses, we owned

them, turned them around, and did all kinds of things with them. In many cases we were hired by financial institutions to see if they wanted to buy that particular company. Many of those transactions were well over billions of dollars. A small consulting engagement would be \$25 million. I have consultants that work on these types of things. We have an office in the U.S. and we also have European offices. I am also the author of Quantum Leap, which was published in 5 languages around the world. I have been nominated for the Nobel Prize in Economics for my contributions to the financial community, all of which I don't really care about. I am really here just to discuss the financial aspect of this. From a financial evaluation standpoint, it got my interest up when I read the evaluation from the consultant that you hired. Hats off to you for hiring a consultant, since that is the right thing to do, but that report is embarrassing. That person that did it, it is shameful and certainly not accurate. My hats off to all of you up there trying to make a decision based upon bad facts. My belief is you give people their facts, then you go ahead with whatever you wish for the decision, but you cannot make a decision based on something that is a really frivolous document. When we do an evaluation of a commercial property, it really doesn't make any difference what the item is. It is based upon earnings on whatever the item is so they recommend an evaluation to buy or sell a golf course, the first thing they do is they take a look at the value of the property from a commercial value standpoint. Evaluations are always based upon earnings so if they are doing an evaluation in this case for a golf course, let's say it makes \$1 million a year and has a track record of doing that, then we put a value on that 5 times. On earnings if it made \$1 million it is worth \$5 million. If a company doesn't have a bottom line, then that becomes zero and any multiple of zero gives the same answer and the commercial value will be zero. Then we go a level deeper and look at the asset value, which will be the equipment and see if there is any value in that. So you get a commercial value, an asset value, and the mineral value, and can we redevelop it. By that I say as a developer, you take a look at it as a golf course and say can we buy the course and then put houses around it, but then you say darn, somebody has already done that and it takes you to a dead end on commercial evaluation. As far as the commercial value goes, that is a simple

discussion that from a Board standpoint it seems to me that you have got all the cards. As a developer when we develop a property like this, we would build this building not because it has commercial value, but we are going to build this building to attract people to come here and buy a house. So we develop this, we develop a sales office, the guard shack, etc. All of that will be part of the development. The golf course, same thing. We develop a golf course not to lose money, but we develop a golf course to sell lots around the golf course. That is the commercial aspect. Also from a developer standpoint, and I do not know about this developer, but he is pretty clever because they built a clubhouse, a sales office, an exercise center, and then when we are done as the developer, we have the right to get out. By then, I as the developer doesn't want to be here paying taxes on a clubhouse that can no longer sell houses because there are no more lots. I don't want to pay taxes and maintenance on a guard shack, sales office, golf course, etc. I want to be out so when I am done building my development I typically have the right and will put that in my insurance documents to get out when I am done and I have the right to deed back to the community the clubhouse, the guard shack, the sales office, the maintenance shed, golf course, and the community may or may not even have the right to say no, but that gets the developer out. Otherwise why would a developer build things that lose money? So those are out clauses that would typically allow the developers to get out. Now the question is would you pay for it? That is a whole other conversation that takes you back to commercial value and the answer to that is no, absolutely not. From a negotiation standpoint, you have all the cards. The developer absolutely wants out and I do not like the developer for saying they will give us the golf course that is worth \$10 million, but they are going to give us the deal today for just \$1 million. If they can get you to buy that, we call that the Swift Willy Award. That is nice and if he can do it, way to go. From our standpoint and from the Board's standpoint is the question of do we want to do that. I say yes it is my understanding that he has 2 or 3 more years in here and then he wants out obviously. So for that reason you have 2 to 3 more years to negotiate this. Negotiating a golf course sale, you could close that sale in a year if everything was done today. It takes that much time to do all of the legal documentation.

It is going to take some time. From a negotiation standpoint, commercial value is at zero and now we are talking about can they in fact deed it to us, probably yes. We have all of the cards and I find it more than coincidental that we are only talking about the stuff that loses money like the sales office, guard shacks, golf courses. What about the things that makes the money like the RV lot, the parking lot, the storage, all of that? Let's talk about negotiating the whole thing to be deeded back to the community. So yes, you lose a little money on the golf course, but you make a little money on the storage shed and we will offset the two so everybody is happy. Is there anything that is going to make everybody happy? I don't think so. This is a business transaction and as a business transaction you want all of the cards. The developer always wants out. The last thing the developer wants to do is maintain the guard shacks, the sales office, the golf course, and anything else that loses money every year. If they can come up with a letter of intent, my daughter when she was 8 years old wrote a letter of intent, you don't have to do much for that. We can do a letter of intent that says I intend to buy this thing pending everything that typically goes into commercial documentation and then if for some reason it doesn't work out you can always cancel it. That is the commercial aspect so I am addressing it strictly as a developer because I have done it. Typically things like this get deeded back to the community. From a Board standpoint, it is almost impossible to make a good decision on bad data. My only point here is to give you the honest facts on how we do an evaluation in the real commercial world and I wish you well and good luck.

Ms. Pontious: Thank you, Mr. Costanza. We appreciate your input. He was kind enough to at least offer his expertise and we do appreciate that.

FIFTH ORDER OF BUSINESS

Discussion of Golf Course Acquisition (continued)

Ms. Pontious: Do we have anything else we need to talk about today in light of the letter that we received?

Mr. Deane: I don't know if he has an offer or not, but dealing with Mr. Maxwell for the last 7 years, he is trying to get rid of a half a million dollar obligation that he has for the next 4 or 5 years until the houses are built. I don't think we have to do anything

right now and I don't think anyone is going to come in here and buy the golf courses when they find out the only thing they have is the golf courses. None of the amenities of this development or anything else can go with the golf course. Right now we have in our fees that if someone comes in to use the amenities they have to pay \$2,400 a year. In 15 years we have never had anyone pay a nickel so I don't think they are going to be able to sell the golf course to an outsider to come in here and run it as a golf course. As far as building houses, it is the greenspace for our development and there is no way to put additional roads into the golf courses. There are only a couple fairways he could build more houses on. That is it. So I just think we should tell Mr. Maxwell that if he says he has a letter of intent to see where it goes from there and not do anything at the present time.

Mr. Mecsecs: You are right, Borden. We don't have a choice as to why we are in a holding pattern, and I know Mr. Costanza and I have read your book. I am very impressed with all of your business and supply and chain management and all of that so thank you for your input. I looked at Mr. Maxwell yesterday morning because I heard at their last presentation that he would deed it to us. I asked if he would just give us the golf course and he just sort of smiled and said, go ahead, Mike, what did he say?

Mr. Costello: I believe it was him who actually brought up the subject of giving us the golf course and at that point everybody kind of looked at him, but I got the impression that we will see icicles in hell prior to that.

Mr. Mecsecs: Exactly so we can all have good thoughts, folks. I hear all about the leadership and I think it is time for these Boards to exert some leadership, but we can't please everyone. I am sorry. I wish we could, but we can't.

Mr. Costello: One of the things we heard this morning that quite honestly and Stan and I had gone to Eaglebrooke to talk to people. It took them over a year and a half to buy their golf course. We are not looking to rush into anything. We have to make sure that we have everything in order prior to buying it. We can't run into this. If you think we are dragging our feet and not doing anything, you are so totally wrong in saying that, it is unbelievable. How many hours have I spent with Mr. Mecsecs, I don't even want to

count them. In all seriousness, we have put between myself and Mr. Mecsics, and between myself and Mr. Williams, we have put a lot of time into this. We are not trying to drag this on any longer than it has to go because I've got better things that I can do with my time and I am sure that everybody else sitting here does. By the same token, to try and just run and jump into something that you don't know what you are getting, in the end it can come back and really bite you in a place you don't want to be bit.

Mr. Mecsics: And Mike is correct, we have to be prepared. If the intent goes through and the outside person buys it, so be it. I hate to say it, but the sun will come up tomorrow and it will set tonight. We have to be prepared and that is why we have to continue on discussing and working on these things so that if it does present itself we can present the best offer if the Boards chooses. I encourage each and every one of you to seek us out. We all know where we live so seek us out and let us know your feelings, but we have to be prepared and part of that preparation is if the issue comes up and it is available, then we have to make sure we do the right due diligence and we explore all of the possibilities to minimize our risk to the community.

Mr. Costello: Quite honestly when Stan and visited Eaglebrooke, two things we were told, and they couldn't have been more emphatic about it, which were don't rush the deal and make sure you have the support of your community. I know by the same token we can't do this as an overnight deal. Sorry.

A resident: So does that mean you are all in agreement to buy the courses then? Do we want it or not?

Mr. Costello: I cannot speak for the other people at this table. Given the right terms, yes, I would vote to buy it, but I cannot speak for the other people here.

A resident made a comment that was inaudible.

Ms. Carpenter: Let's not have discussion back and forth with everyone out there. I was at the meeting yesterday and if it is okay with the Boards, I will give a little bit of my legal thoughts and maybe a little of that goes into the business side of this. Everybody has brought up some very good points. I think there are a couple points, I don't know if they are quite accurate just because of the history, but some of them were excellent points

because the communities do need to work together. At this point, Mr. Maxwell has a letter of intent, which means they cannot accept an offer from the Boards at this point. It is confidential, we can't know who it is with, what is happening, and we understand they will be doing a quick due diligence because this letter of intent is short term. This could be a benefit to the Districts. We have asked that any due diligence that this group gets if the deal falls through could we have it, and their lawyer agreed to see that would be something that we could take advantage of. The Boards and folks out there are correct, a typical commercial deal takes several months to a year with the due diligence and what has to go into it. Mr. Maxwell expressed a lot of frustrations saying a lot of what you are thinking, but in his mind the Boards have been discussing purchase of the golf course for a year, but in reality it has really been less. The study was done in the spring and it was really after that the Boards started to discuss it, so it has just been a few months, and governments move slowly as you all are well aware in many respects. The Boards have also been extremely cautious in not letting us spend a lot of legal fees and management fees, saying okay let's put together review titles, put together a contract or letter of intent, and those are things we could do, but it seems like now the Boards need to decide during this period, and I think the one very good point is are the Boards going to get an interlocal between the Boards to structure how we really will do this because I think that is one thing Mr. Maxwell is fearful of if we decide to go forward, then we have to figure out which CDD is going to take title to it, how we apportion it. We have done this in other Districts, there is one that was just negotiated by a different law firm with two huge Districts that were acquiring assets. There are a lot of models we can go and put together, but from a standpoint of are the Districts going to work together, the methodology, GMS does this, and it is usually pretty simple and usually not very contentious. If the Boards need to go forward, that is probably a good thing to be doing in the interim and put together a structure that would work that we would propose and at the same time, Mr. Maxwell said he wasn't going to negotiate. He has seen proposals, we have gone back a couple times after these meetings with different alternatives, different comments and questions, and I think they are to a point where they want a letter of intent, this is what

we propose, this is how it works, and these are the constraints we are under because we do have bond debt, so we do need some consent of the bondholders. He wants to see that okay, we have figured out how long it is going to take, what needs to be done, and how quickly we can get it done. They understand that we do need environmental updates to protect the Boards and the Districts under environmental law. Without that we lose defenses under environmental laws and that is a pretty big risk for the Board to accept as a government. The same with a survey. But those are pretty basic issues that we can work through. The big issues are does the Board want to move forward and in this time period spend a little bit of resources to put together a draft interlocal and a draft letter of intent to circulate and then again as it was proposed early come back in late November, early December at another meeting of the joint Boards to say yes, let's go forward and proceed or no, we are not ready to do this because I think it seems to me from the meeting that the Boards need to come up with a proposal that works for the Boards and propose it so if the deal falls through we are ready to go forward or say we are not willing right now and we will let Mr. Maxwell go out and look for a better deal. In response to the comments about deeding over, we have done a quick review again because we are constrained to not spend much in legal fees, but there is no agreement where the developer can just walk. Sometimes in HOA documents they can turn it over as part of their HOA turnover, but there is nothing in the documents that requires him to turn it over. Historically, there has been a split so the homebuilder and developer are two different entities. Our understanding is the homebuilder has to make payments to Mr. Maxwell for the golf course until the homes are sold, so there is some income going on and as a requirement the golf course stays open through that period of home sales, but it also provides a good reason for him to be marketing the golf course now because it is income that is sort of guaranteed for a couple years. So that could be why they are pushing to sell it now because it could be something for a third party to look at as a guaranteed income stream for a couple years. So I think that is why it has come up now and why there may be a reason why not to wait until that is gone because it may be tougher for a third party to make the acquisition, but again, it could be it is a better deal

for the CDD at the time. It is a risk, but those are sort of my thoughts from the legal side and what I heard from the business side of the alternatives that the Boards have today for the decision-making process. And someone mentioned that we do have a quorum from both Boards, so the Boards can vote today to go forward or act if they choose to.

Mr. Ference: Jan, is this an appropriate time to ask you and your company to put together an interlocal agreement or any number of models we might look at going forward? Is it appropriate to make that motion now?

Ms. Carpenter: It would probably be a motion that both of the Boards want to move forward and direct staff to put together an interlocal that would be a commonly accepted one.

Mr. Ference: I am going to want to make that motion then.

Ms. Carpenter: Before you do, I have a caveat though. One of the issues that I was going to bring up is if the Boards, one wants to go forward and one doesn't, or if there is any contention between the Boards, we would have to resign from one of the Boards so you have separate legal counsel. We can do that today if the Boards would like to have different legal counsel look at it either from both or one to decide. We even have a resignation letter because we don't want to be in a conflict situation. We have mentioned this at pretty much every meeting and with most CDDs it is pretty typical that you do a per lot and we can come up with another alternative that seems reasonable, but that is pretty much the way the CDDs have broken this up and the way the methodology has been from the beginning.

Mr. Mecsics: Before you do the motion, Mike and I have talked a little bit about this, and he will probably kill me, but we have already been involved with this and have talked a little bit yesterday about the meeting of going forward because we have a relationship with these folks now to continue on and work exactly how you are saying, work with the staff to do interlocals so we have something we can present to the Boards that will show a working relationship that we can make happen for this community. Mike, are you in for it, buddy?

Mr. Costello: Yes.

Ms. Carpenter: And I think as part of that, you want to have a very short letter of intent with business terms that are reasonable indicating that the manager has put together a budget and this is what we think we are going to need to put away for reserves because as everyone said, the Board needs to have the facts in advance, especially with the new Board members coming in. Again, we don't have all the facts and aren't out of the due diligence period, but it certainly is the way a business would go forward the way most governments do. You need a proposal to act on. If the Boards want to, you can do a full analysis, but this is probably all you can do.

Mr. Mecsecs: I will make a motion to my Board and our other Board for their consideration that we continue on with the team of the Mecsecs and Costello. I know there is an election coming up and that may change things, but I think we have a relationship with that group, we understand them, we have looked them in the eyes and have a good working relationship with legal beagles over here and management company that we will come up and work together to make something for the Boards to consider to go forward with in the future.

Mr. Ference: Is that regarding the interlocal agreement?

Mr. Mecsecs: Yes, that will all be part of it.

Mr. d'Adesky: We need two separate motions, one for each CDD, so that would count for Lake Ashton II. Is there a second from Lake Ashton II?

Mr. Murphey: I think you need to clarify exactly what we are going to be voting for. You are voting for you and Mike to continue? I thought we were talking about the interlocal agreement?

Mr. Mecsecs: Both.

Ms. Carpenter: If I may, I think the motion is for the Boards to continue investigating while the letter of intent is out with the same group and authorize staff to go ahead and put together a draft interlocal letter of intent.

Mr. Ference: Those are two separate items. The letter of intent is independent of the investigation going forward. The interlocal agreement, we should have that whether we buy this or not. There should be an organizational plan for us.

Ms. Pontious: We have an interlocal agreement.

Mr. Ference: Then why are we talking about it?

Mr. Mecsecs: This would be additional.

Ms. Carpenter: For the golf course.

Mr. Ference: Okay. So that is not covered?

Mr. d'Adesky: No. It is explicitly exempted.

Ms. Carpenter: So it would be in a sense moving forward, investigating during the letter of intent period where the seller cannot negotiate with the Boards.

Mr. Mecsecs: So I will make that motion for the CDD II Board that we continue on that way, and we will work on the interlocals, because we need to get going on this to make a resolution finally. Do I have a second?

Ms. Carpenter: I think your Board is not clear. So it is moving forward to produce an interlocal and a letter of intent or just the interlocal agreement between the Boards?

Mr. Mecsecs: Both.

Ms. Carpenter: Okay. So an interlocal agreement and letter of intent to be considered at a meeting of the joint Boards after the election.

Mr. Murphey: I don't think we need a motion for you all to continue doing the work you are doing.

Mr. d'Adesky: Yes, we do need a motion for us to spend money. Staff has been specifically barred by previous Board actions to spend staff resources, so we do need a specific authorization for that.

Mr. Murphey: Okay, then I will second it.

Mr. Mecsecs moved to continue investigation of the golf course purchase and continue delegation of Supervisor Costello and Supervisor Mecsecs to look into negotiations and authorize staff to draft a letter of intent and interlocal agreement between the Boards for consideration at a future meeting and the motion was seconded by Mr. Murphey.

Mr. Mecsecs: Do we have any discussion?

Mr. Williams: Under our CDD II agreement with our community, after we have a discussion, we allow our residents to have another two minutes to talk. That is all I was asking because the gentleman in the back brought it up so I was bringing up that it is different when it is a joint meeting.

Mr. d'Adesky: And previously what we have done, and once again that rule specifically says if you submitted a speaker card with that item specifically listed, you get an additional two minutes. Because that is a modification because that is your rule, we have to have the whole Board agree with that, so Lake Ashton I as well has to consent to that. If Lake Ashton I is amenable to that, we can adopt that procedure. If they are not, that is fine, but it is up to Lake Ashton I to consent to that.

The Lake Ashton CDD Board consented.

Mr. d'Adesky: Okay so anybody who submitted a speaker card specifically on the golf course that would like to speak for an additional two minutes you are permitted at this time. Only people who submitted speaker cards.

A resident: I am urging you to take action. To be a little clear, I am not sure if you are also talking about a letter of intent to purchase the course? You split it into drafting the interlocal, which is critical, but then a letter of intent is also mentioned. Are you also asking for a letter of intent to purchase be put together? I am not clear on the motion.

Mr. Mecsics: Yes. The way we had discussed yesterday, and now we have the interlocal, the interlocal is key and then we have the letter of intent to be prepared and be ready in case this presents itself. We are not just starting from square one. We are prepared to take an affirmative action.

A resident: Right. I am in favor of that and I also urge you to look as was suggested here to certain members of this community for input on the particulars, especially the letter of intent because I for one believe that we can get the golf course under the terms and conditions that we have discussed, which would be favorable to the community. I think the deal is out there and you need to do it the right way. Thank you.

A resident: I don't understand the hesitancy to move forward with being prepared. Les talked almost an hour ago about the fact that you haven't got an interlocal

agreement and we can't move forward until such a time you have it. Bob is exactly right that we need to have that in place. So first let me tell you about the interlocal agreement for the purchase. I would recommend the purchase of the land be shared equally between the two CDDs and both should share equally the operational costs and profits. We should stop trying to divide it by acreage, by lots, or any other formula. By sharing the costs and profits equally, oversight is also shared equally. In regards to the ongoing operations and maintenance costs, I would suggest that this, too, should be shared equally. If each CDD would accept an obligation, the Boards can fund the obligation as they see fit. If there is sufficient funds within the budget, the Board can determine that no assessment need be applied and in which case there will be no additional costs to the residents. However, if additional funds are required by either Board, that Board can assess the residents if necessary. Thank you.

Mr. Scali: I would just like to encourage the Boards to create an interlocal agreement and make sure that we are prepared if we have the opportunity to move forward. It is not to say we want to jump. We just want to be prepared.

Mr. Castelli: I would like to ask you to not rush into anything. I would like to know what it is going to cost me. I need you to give me that figure, what it is going to cost more per year because we have a silent majority who is not here. We have people with fixed incomes that are working and not here not being represented. We have elderly people in their late 80s and 90s. Their voices are not heard. I am speaking for them and I want to know what this is going to cost because that is all I hear. I am going to be forced to move out of here if it is much more and I want to be sure before you even think about buying it what it is going to cost me and all of the residents in Lake Ashton. A lot of us here need a vote on this and you are not letting us do it. Thank you.

Mr. Meccics: There was a motion and second so I think we can vote. All in favor?

On VOICE VOTE with all in favor the prior motion was approved.
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Ms. Pontious: We need to do the same thing.

Mr. Ference: I'd replicate the same motion, but before I do, do we know what the interlocal agreement might cost separately as an organizational plan for you to do?

Mr. d'Adesky: It is a legal and staff fee thing. We are going to have to put some time into it. It would probably be a couple thousand dollars for legal work?

Mr. Ference: Okay. You are talking about creating the paperwork and contract? So it is not going to cost us big bucks to have that done.

Mr. d'Adesky: Not unless you want it to.

Mr. Ference: Well John is right, we should have some idea of what the costs are. I mean \$5,000 is different from \$50,000.

Ms. Burns: At the last meeting we had discussed from a management perspective to put together an analysis for a per lot versus split between the two and the operations and maintenance fees we proposed charging a flat fee of \$2,500 split between the CDDs.

Mr. Costello: I will make a motion that we also go with the letter of intent and mimic the interlocal agreement.

Mr. Ference: Then I will second that.

Mr. Costello moved to continue investigation of the golf course purchase and continue delegation of Supervisor Costello and Supervisor Mecsics to look into negotiations and authorize staff to draft a letter of intent and interlocal agreement between the Boards for consideration at a future meeting and the motion was seconded by Mr. Ference.

Ms. Pontious: So we are funding the lawyer time to do the interlocal agreement and the letter of intent and staff to do the budget.

Ms. VanSickle: What is included in that letter of intent?

Ms. Carpenter: It would be laying out the terms that appear to be reasonable from the various discussions we have had so the Boards have something to vote on or change. When we met before we had all of the various input and they said they would prefer a short letter of intent with the terms that have been worked through. So we will put together something the Board can say yay or nay and go back with these changes.

Ms. VanSickle: But the Boards will be voting on that before it goes out?

Ms. Carpenter: Yes. This is just internal. They can't look at anything and we can't present anything right now so this is just internal for the Boards so when we meet next you have a piece of paper in front of you and you can say this is a good deal, we are going to go forward and this is the budget that backs it up, or no, this just doesn't work.

Mr. d'Adesky: At this point we have been working on a transcription of overall terms. It is not a legal document. We will be generating a legal document they can accept.

Ms. VanSickle: I think my concern is right now while he has another offer I am hesitant to spend money, especially when we have stormwater damage and issues on our side. I am hesitant on spending any extra money we don't have to until we know what is going on, and I would like to know what that will cost us. It seems like we are moving and preparing to pull the trigger. I don't want to see this as something that is going to happen very quickly. I want to do our due diligence and I think we owe residents that if we do this, this is what it is going to cost. Like Mike said, go slowly and get residents and community support. This community is very, very divided right now. There are a lot of ugly things going on right now. We need to come together as a community and I think we need to decide yes or no as a community. I don't want to see us just jumping because if we don't do it right now we are going to lose it. I agree that we have time and I think as long as he is still building houses we are okay. I just don't want to rush it and I don't want to spend money we don't have to. Those are my concerns.

Mr. Deane: Brenda, I agree with what you are saying, but we have to have an interlocal agreement drawn up. We have to have a plan of how we are going to go forward. Nothing is being presented to anyone because it hasn't been approved by us yet. Even after this is done it still has to be approved by us before anything goes forward.

Ms. VanSickle: So this will be separate from the interlocal we currently have.

Mr. d'Adesky: Yes, totally new.

Ms. VanSickle: Then it will not affect our current interlocal and if the golf course purchase goes forward it will be in place, and if it does not, it doesn't.

Mr. d'Adesky: Correct.

Ms. VanSickle: Okay. Then I guess I just want the figures and costs.

Ms. Pontious: And before we solicit community support, we have to be able to say as Brenda said, this is the budget, this is what we think we can do, this is how the money is going to come into play, and this is what it is going to cost you. I don't think in fairness to the residents that we can do anything until we have done that. Is there any further discussion? Are we ready to vote? All those in favor?

On VOICE VOTE with all in favor the prior motion was approved.

Ms. Pontious: Do we have any other legal issues we need to discuss?

Ms. Burns: Just a quick question. We discussed this previously, but do you want us to put together two scenarios, one if we split it on a per lot basis, one if we split it equally between the Districts so the Boards have options? Would you like it to be presented both ways for you to consider?

Mr. Mecsics: Yes.

Ms. Pontious: Yes.

Ms. VanSickle: It should be 50/50.

Mr. Costello: Yes, 50/50 because it is going to be governed by two bodies. It should be a 50/50 split.

Mr. Murphey: He is talking about the creation of the interlocal and letter of intent costs. That is fine to split that 50/50.

Mr. Costello: No. We are talking about anything that proceeds forward. If we are buying it, it should be a 50/50 split. Quite honestly, this is going to be voted on by 10 people, 5 from each side, but it should be a 50/50 split.

Mr. Murphey: As far as this initial thing we are talking about, 50/50 is fine. We don't have to go any further yet.

Ms. Carpenter: No, and just for you to think about going forward, there are really two issues in an interlocal. There is the 50/50 split on decision-making, and then there is a cost, whether it is 50/50 or per unit. There are two separate issues. I know the Boards probably each want to have their equal votes and how it proceeds because that is pretty

typical, but the funding is the issue and again if we run into a conflict if the Boards can't, we may need to find some counsel with CDD experience that can help negotiate for either or both of the Boards if it is not amicably resolved.

SIXTH ORDER OF BUSINESS

Discussion of Potential Attorney Conflict and Resignation and/ or Selection of Special Counsel

Ms. Pontious: Jan, do you have anything else for Item #6?

Ms. Carpenter: No. I just want the Boards to understand that at this point they have agreed to waive the conflict and we will go forward giving the option if the Boards can't agree. We or the manager can help with some other firms that have experience that can help represent either or both CDDs.

Mr. Ference: We should enter into the minutes gratitude that those of us who are not serving on the committee to our members from both sides, and our legal team. I commend you for the hard work you have done, the many hours you have spent, and that I just wish to go on the record saying how pleased we are with your performance, as well as the performance of our representatives so thank you very much for that. We appreciate you and I just want to put that in the minutes so we know it is there. We commend all of you for all of the hard work you have done and continue to do and let it be known that we do appreciate it very much so thank you. You have done a great job.

Ms. Carpenter: Thank you. And just from the concern of costs, if we hear anything about this transaction going forward, we will stop immediately doing any work.

SEVENTH ORDER OF BUSINESS

Supervisor Requests and General Public Comments

Ms. Pontious: Do we have any Supervisor requests for today's meeting? All right, we have General Public Comments then before we adjourn.

Ms. Carpenter: Excuse me for interrupting, but before we do that we probably should set a date for another meeting of the Boards. A joint meeting has to be advertised, as you all realize. The newspaper apologized that they forgot to notice the meeting on Monday, hence why we had to move the meeting today.

Ms. Pontious: That isn't going to be on the 27th?

Ms. Carpenter: That was just a suggestion as it should be that date or after. We need the Boards to agree to a date that can be noticed.

Mr. Williams: I won't be here on the 27th. I am not in town.

Mr. Mecsics: You can call in?

Mr. Williams: No, not from where I will be going.

Mr. Mecsics: Well then can you see if you can get a quorum?

Ms. Burns: Well you are not going to know who the quorum is until we know who wins the election.

Mr. Williams: A week later is fine for me. I'll be back the first week of December.

Ms. Pontious: Why don't we set it for then? Do you have a date available the first week of December?

Mr. Williams: When does the new Board take over?

Ms. Burns: November 20th.

Mr. d'Adesky: Pursuant to Florida Statutes, after the election there are things that whoever is elected is immediately subject to the Sunshine Laws. That is very important and relevant for members of the audience to know as well. They can take their seats and take official Board action the second Tuesday after the elections, the third Tuesday in November. So the first date they would be able to have a meeting with the full Boards would be the 20th of November. That is Thanksgiving weekend, so a lot of folks are probably not here and that probably isn't a practical date, but any time after the 20th.

Mr. Williams: So if we have the meeting the 27th or the first week of December, the new Board members will take over but we have no idea what the quorum will be.

Mr. Mecsics: That is incorrect at least for our Board because the only seat that is contested is mine.

Mr. Williams: That is true. So our Board would be okay.

Mr. Mecsics: Right, but for their Board it would be something to consider.

Mr. Williams: I won't be here and if you lose that is two gone but you still have a quorum if everyone else goes.

Ms. Carpenter: How about the manager sets it after the election?

Mr. Mecsecs: Yes. To keep everybody happy, as we are working together here, how about the first week of December, maybe on the 4th of December?

Mr. Costello: Why not after Monday Morning Coffee and December 3rd?

Mr. Mecsecs: The legal team is saying no.

Mr. d'Adesky: We can't and it is also Chanukah.

Mr. Mecsecs: Then the 4th of December?

Mr. Deane: The 4th or 5th are both fine with me.

Mr. Costello: So we are going to suspend this meeting?

Ms. Pontious: No.

Ms. Burns: If we find that we don't have a quorum with the new Board members for that date, we will work to reschedule it.

Ms. Pontious: Do we have any other general public comments?

Ms. Debby Landgrebe: In regards to the interlocal, we have already heard that the West would not be in favor of a 50/50. Many new people may not realize that since the East is slightly larger than the West that the East does pay more for any of these types of sessions. I would think in regards to the golf course we would want a 50/50, both in decision-making, as well as in funds. Anything other than that is going to create a greater division within the community. Should the Boards decide by lot, then I would suggest that be both in decision-making, as well as funding. Thank you.

Mr. Buran: The issue I am trying to resolve is the fact that the area behind my home that is considered part of the golf course tract. The definition of the golf course tract includes the golf course, the pro shop, the storage barns, the golf cart facilities, and other facilities on the property related to or necessary for the operations of the golf course. The package I gave to the attorneys up here has an aerial photograph of my home, which overlooks a wetlands area completely separated from the golf course. I have continually tried to get the CDD to manage the grass area as it has been since 2006 by my home. They always give me the same message, oh that belongs to the golf course. By definition in the covenants of the Lake Ashton CDD, the CDD owns those ponds, the bridges, and

anything not related to the golf course. Now if you can look at those photographs and tell me that they are in fact in any way related to the golf course, I would like to hear your argument for that.

Ms. Pontious: What is your address again, please?

Mr. Buran: Lot 947, which is noted on the photographs.

Ms. Pontious: What is the address, though?

Mr. Buran: It is 3002 Ashton Palms Drive. The photographs that I handed to you, at the bottom is the date they were taken. Some were taken on Christmas Day 2017 and you will notice the aesthetically pleasing view from behind my home. There is another photograph attached to that packet taken October 24, 2018 for your amusement to see what I am looking at outside my home at the present time. I am trying to resolve this through the City of Lake Wales. I am paying to have a person clean my lot line 15 feet from my back door down to the pond. It was mowed, but the man said he couldn't do anything else because it was not more than a foot high. The reason it is not more than a foot high is because I am paying my landscaper to have it mowed, though it should be mowed by the CDD.

Ms. Pontious: In the division of all of this, at first everything was owned by the developer and then as we subdivided all of these parcels, there have been maps created showing what we own and what they own.

Mr. Buran: The maps are in error. By definition the covenants say what should be owned by the CDD, which is beyond is part of the golf course tract. Read those carefully. You cannot ascribe to the fact that any property owned behind my house and the associated wetlands across the line belong to the golf course because they do not relate to the operation of the golf course. In fact, if you look at that photograph carefully, it is from my house all the way back across to the golf course and there is a white dot on that photograph. That white dot says golfers are prohibited from entering this conservation area. Now that means it is not part of the golf course. If it were part of the golf course, people who play golf would be permitted to go in there and pick up one of their balls. They cannot do that legally.

Ms. Pontious: The golf course owns a lot of wetlands, so they have that restriction and no one is permitted in the wetlands. We will investigate it and see what we can do.

Mr. Buran: It says right here the golf course tract only includes areas necessary for the performance of the golf course operations. None of those areas in the photographs have anything to do with the golf course.

Ms. Pontious: Okay. We will look into it. Thank you. Anything else?

Ms. Sharon Carl: I am Sharon Carl, 3006 Ashton Palms. I had submitted a request for the Board once again to review exactly what my neighbor Ron has mentioned. I will state again what I put in submission. On 10/13 I sent a comment concerning the pond. My lot is 948. I was told to contact the property manager and the City of Lake Wales. To date I have not received a call from the property manager and I did hear from Christine that my house is backed up by the golf course. She sent me a copy of the tract. However, my concern is that I have been bringing this up as a safety issue because one of our landscapers was almost attacked by a gator. This is a safety issue. It is not pushing blame on who. The City of Lake Wales doesn't care. Because we cut our grass at our own expense, the city doesn't care. Why doesn't the CDD accept responsibility?

Ms. Pontious: Part of the reason is because we are not able to do things on other people's property legally.

Ms. Burns: Because legally we cannot spend CDD funds on property that is owned by a private individual.

Ms. Carl: So why did you have us contact the City of Lake Wales?

Ms. Pontious: Because if you let it go more than 12 inches, then they can do something about it.

Ms. Carl: They have actually come out and said there is nothing we can do.

Ms. Carl: It has not exceeded 12 inches.

Ms. Pontious: If it has not exceeded 12 inches, then there is nothing they can do.

Ms. Burns: I spoke to them. Both Districts sent a letter to them. One of them responded back, Lake Wales. They contacted us and said the best course of action is for individual property owners who are mowing those areas behind their homes to stop until

it gets to be 12 inches high, and then call them. We have some residents who have done that, and when they file a complaint with the golf course, that is when they will mow it.

Ms. Carl: That is not what I was told. I was told to contact the property manager and the city. If you have information you are not providing to people sending requests.

Ms. Burns: We did announce at the meeting we wanted to discuss that with you after we got an answer from Lake Wales. We did not get a response from Winter Haven.

Ms. Carpenter: And if anyone sees alligators that seem large, anything 6 feet or over, call Fish & Game. Call them directly so they get somebody out there quickly.

Ms. Carl: The last one was considered a nuisance gator. I am afraid to go outside in my backyard now. Anybody else from the Boards who would like to come back and see how awful this is, I welcome you with open arms. I am tired of the runaround. That is all I have to say. Thank you.

A resident: I just wanted to take the opportunity on behalf of everybody, thank you for taking some action today with moving forward. I have one suggestion on the interlocal. As long as you have two Boards, you are going to have to divide, but if you want to take a step towards unification, any costs should be split per home. That is how you start making this one community. It is a small step, but I think any other way is unfair because you have more homes in one spot and fewer on the other, but it would be a single community feel here if we go ahead and do it. That is just my suggestion. Hopefully we will get to one Board and one community one day.

EIGHTH ORDER OF BUSINESS Adjournment

There not being any further business to discuss,

On MOTION by Mr. Ference seconded by Mr. Costello with all in favor for Lake Ashton CDD the meeting was adjourned.
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On MOTION by Mr. Meccsics seconded by Mr. Williams with all in favor for Lake Ashton II CDD the meeting was adjourned.
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Assistant Secretary/ Secretary

Chairman/ Vice Chairman

**MINUTES OF MEETING
LAKE ASHTON
COMMUNITY DEVELOPMENT DISTRICT**

A special meeting of the Board of Supervisors of the Lake Ashton Community Development District was held on December 4, 2018 at 9:30 a.m. at the Lake Ashton II Health & Fitness Center, 6052 Pebble Beach Boulevard, Winter Haven, Florida 33884.

Present and constituting a quorum:

Mike Costello	Chairman
Borden Deane	Vice Chairman
Bob Ference	Assistant Secretary
Murray Zacharia	Assistant Secretary
Robert Plummer	Assistant Secretary

Also present:

Jillian Burns	District Manager
Jan Carpenter	District Counsel
Christine Wells	Community Director
Matt Fisher	Field Operations Manager
Numerous residents	

FIRST ORDER OF BUSINESS

**Oath of Office for Newly Elected
Supervisor at General Election for
Seat #2, #3, and #4**

Ms. Burns, being a Notary Public of the State of Florida administered the oath of office to Mr. Costello, Mr. Zacharia, and Mr. Plummer, and briefly went over the documents provided in the new Board member packet. The signed oaths will become part of the public record.

Ms. Carpenter briefly discussed the Sunshine Laws and indicated each new Board member had been given a copy of them and other helpful information.

SECOND ORDER OF BUSINESS

Roll Call and Pledge of Allegiance

Ms. Burns called the roll, established the quorum, and led the pledge of allegiance.

THIRD ORDER OF BUSINESS

Approval of Meeting Agenda

Mr. Deane: Approval of Meeting Agenda. Any comments? If not a motion?

On MOTION by Mr. Ference seconded by Mr. Plummer with all in favor the approval of meeting agenda was approved.

FOURTH ORDER OF BUSINESS

Public Comments on Specific Items on the Agenda *(speakers will fill out a card and submit it to the District Manager prior to beginning of the meeting)*

Mr. Deane: There really is no public comment for the two matters on our agenda so we can move on to the next item.

FIFTH ORDER OF BUSINESS

Organizational Matters

A. Consideration of Resolution #2019-01B Confirming the General Election Results

Mr. Deane: Consideration of Resolution #2019-01B Confirming the General Election Results. We need a motion to approve that.

On MOTION by Mr. Zacharia seconded by Mr. Ference with all in favor Resolution #2019-01B Confirming the General Election Results was approved.

B. Consideration of Resolution #2019-02 Electing Officers

Mr. Deane: Now we have Consideration of Resolution #2019-02 Electing Officers. Are there any nominations?

Mr. Ference: I nominate Borden Deane as Chairman.

Mr. Plummer: I nominate Mike Costello to be Chairman.

Mr. Deane: Are there any seconds? I don't think we need seconds, just to vote?

Ms. Burns: There are two nominations, so the first one to get majority, the first one to get at least three votes would be named as Chair. We have a nomination from Bob Ference for Borden Deane and a nomination from Bob Plummer to appoint Mike Costello as Chair so we will need to ask all in favor for Borden as Chair, please say aye. Okay so we have two for, three opposed so that fails. Then we have a motion for Mike to be Chair. All in favor? Three for, two opposed. So that carries and Mike will be the Chair.

Mr. Deane: Next we need to vote on a Vice Chair.

Ms. Burns: Yes.

Mr. Costello: I will nominate Bob Plummer.

Ms. Burns: Are there any other nominations?

Mr. Ference: I nominate Borden Deane.

Mr. Burns: Any other nominations? Hearing none, we have a nomination from Mike to nominate Bob Plummer. All in favor? Two for, three opposed, so that fails. Then we have a nomination for Borden Deane to serve as Vice Chair. All in favor? Three for, two opposed. Borden will be Vice Chair. For the rest of the officers, the other three Supervisors usually would be Assistant Secretaries, and we also have a couple other people from our office, Darrin Mossing is Secretary, I am an Assistant Secretary, Patti Powers as Treasurer, and Rich Hans is also an Assistant Secretary.

Ms. Carpenter: The reason the management company has a Treasurer and Assistant Treasurer and Assistant Secretaries is so they can sign checks, operate bank accounts, and do business for the District. The Board can also elect somebody else if they want to in addition to them, but without them being able to sign checks and do those things they cannot operate the business of the District. If we could have a motion to approve Resolution #2019-02 with that slate of officers.

On MOTION by Mr. Zacharia seconded by Mr. Deane with all in favor Resolution #2019-02 Electing Officers was approved and the slate of officers were elected as follows: Mike Costello as Chairman, Borden Deane as Vice Chairman, Murray Zacharia, Bob Ference, Bob Plummer, Jill Burns, and Rich Hans were elected as Assistant Secretaries, Darrin Mossing as Secretary, and Patti Powers as Treasurer.

SIXTH ORDER OF BUSINESS

Discussion of December Meeting Date

Mr. Deane: Next we have Discussion of the December Meeting Date. At the present time, according to Christine there is nothing on the schedule for December so I don't know if we want to postpone the December meeting until January or not?

Ms. Burns: Christine and I spoke and she doesn't have anything that needs action, management doesn't have anything, Jan, I don't believe you have any items?

Ms. Carpenter: No.

Ms. Burns: So it would be up to the Board if you want to hold the December meeting or cancel it and move forward with our next meeting in January. We don't have any new items to consider and it is pretty close to the holidays so we don't know if people will be here or not.

Mr. Zacharia: Is there any possibility with discussions during the joint meeting we might suggest that the Boards individually might have something to discuss before the end of the year?

Ms. Carpenter: I was going to read your mind and state that I am not sure if you might want to keep that meeting open until later or if a special meeting would have to be set because the Boards have decided to do something after the joint meeting.

Mr. Costello: Like you said, I think we want to keep it open due to the fact that we don't know what is going to go on within the next few hours. We don't know and there may be things and the worst thing that can happen is we will have an abbreviated meeting or we can cancel the December 17th meeting.

Ms. Burns: Let's delegate the authority to our Chair to discuss with staff after the joint meeting if we want to go ahead and cancel the meeting or not. Is that okay?

Mr. Deane: That is fine.

SEVENTH ORDER OF BUSINESS Public Comments

There not being any, the next item followed.

EIGHTH ORDER OF BUSINESS Adjournment

Mr. Deane: Is there a motion to adjourn or should we continue the meeting?

Ms. Burns: We have the meeting scheduled for the 17th so we don't need to continue this meeting. It has already been advertised as our regular meeting so unless we have anything come up between now and the 17th a motion to adjourn should be fine.

Ms. Carpenter: Unless there is anything the Board wants to discuss after the joint meeting, although you could act at the joint meeting because it has been noticed. There probably isn't anything, unless you want to just keep it open until after the joint meeting

and then we can just close it if you don't choose to meet. You can also vote on something at the joint meeting if need be.

Mr. Deane: Let's just recess.

Ms. Carpenter: Okay so you want to continue it until after the joint meeting and if there is no need to have any action, it will close.

Mr. Ference: Fair enough.

Ms. Burns: Then a motion to recess?

On MOTION by Mr. Deane seconded by Mr. Plummer with all in favor the meeting was recessed to reconvene following the conclusion of the Joint CDD Meeting.

Assistant Secretary/Secretary

Chairman/ Vice Chairman

**MINUTES OF MEETING
LAKE ASHTON
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Lake Ashton Community Development District was held on December 17, 2018 at 1:00 p.m. at the Lake Ashton Clubhouse Ballroom, 4141 Ashton Club Drive, Lake Wales, Florida.

Present and constituting a quorum:

Mike Costello
Borden Deane
Murray Zacharia
Robert Plummer

Chairman
Vice Chairman (by phone)
Assistant Secretary
Assistant Secretary

Also present:

Jillian Burns
Jan Carpenter
Matt Fisher
Numerous residents

District Manager
District Counsel
Field Operations Manager

FIRST ORDER OF BUSINESS

Roll Call and Pledge of Allegiance

Ms. Burns called the roll, established the quorum, and led the pledge of allegiance.

SECOND ORDER OF BUSINESS

Approval of Meeting Agenda

Mr. Costello: Approval of Meeting Agenda. Do I have a motion to approve the meeting agenda?

On MOTION by Mr. Plummer seconded by Mr. Costello with all in favor the approval of meeting agenda was approved.

THIRD ORDER OF BUSINESS

**Public Comments on Specific Items
on the Agenda** *(speakers will fill out a card
and submit it to the District Manager prior to
beginning of the meeting)*

Mr. Costello: Public comments. I have no requests on public comments.

FOURTH ORDER OF BUSINESS

Approval of the Minutes of the Meeting held on November 19, 2018

Mr. Costello: Approval of the Minutes of the Meeting held on November 19, 2018.

Do I have a motion to approve the minutes?

On MOTION by Mr. Plummer seconded by Mr. Costello with all in favor the Minutes of the Meeting held on November 19, 2018 were approved.

FIFTH ORDER OF BUSINESS

Engineer's Report

Mr. Costello: Engineer's Report.

Ms. Burns: And Rey is still on the phone with us I believe. Rey, are you there?

Mr. Costello: I think we lost Rey.

SIXTH ORDER OF BUSINESS

Unfinished Business

There not being any, the next item followed.

SEVENTH ORDER OF BUSINESS

New Business and Supervisors Requests

A. Consideration of Resolution #2019-04 Amending the Fiscal Year 2019 Budget

Mr. Costello: New Business and Supervisors Requests. Consideration of Resolution #2019-04 Amending the Fiscal Year 2019 Budget.

Ms. Burns: This was from the last meeting, if you recall.

Mr. Costello: Right. Mr. Deane brought up some changes that I believe we voted on at that time. Do I have a motion to approve that resolution?

On MOTION by Mr. Deane seconded by Mr. Plummer with all in favor Resolution #2019-04 Amending the Fiscal Year 2019 Budget was approved.

B. Consideration of Surplus Items

Mr. Costello: Consideration of Surplus Items. This was brought up last time.

Ms. Burns: Christine gave me this list and these are all items that were out-of-date or no longer in use. They will attempt to recycle anything that can be recycled, but these items, such as computer towers, the bowling alley scoring system, which we replaced, the pool and spa heater, which were replaced, we just need a motion to surplus those items so we can remove them.

On MOTION by Mr. Deane seconded by Mr. Zacharia with all in favor the surplus items list was approved.

C. Consideration of Agreement with Polk County Property Appraiser

Mr. Costello: Consideration of Agreement with Polk County Property Appraiser.

Do I have a motion that we approve this agreement?

On MOTION by Mr. Plummer seconded by Mr. Zacharia with all in favor the agreement with the Polk County Property Appraiser was approved.

EIGHTH ORDER OF BUSINESS

Monthly Reports

A. Attorney

Mr. Costello: Monthly Reports. Attorney?

Ms. Carpenter: I have nothing else to add. Thank you.

B. Community Director

Mr. Costello: I know that Christine sent you something.

Ms. Burns: Correct. Christine apologizes for not being here today, but she went over her report with me so if anybody has any questions on the information that is contained in there. Just wanted to point out the public safety sign that was previously discussed has been installed. So that is there and I will be glad to answer any questions that anyone might have.

C. Field Operations Manager

Mr. Costello: Field Operations. Matt?

Mr. Fisher: My report was included in your packets. I will be happy to answer any questions. Christine wanted me to inform you that staff has reached out to the other proposer about the bocce ball courts and they were unwilling to adjust their proposal to not include the sand. We spoke to several bocce players that felt it wasn't necessary to have sand on the courts. Yellowstone blows those courts off daily to remove debris and the sand would be just be all over the place so it isn't recommended. We went ahead and approved the other quote and it should be getting scheduled soon.

D. CDD Manager

Mr. Costello: CDD Manager.

Ms. Burns: Just one item. We had a request from a Supervisor regarding the Lake Ashton CDD email addresses that staff had. I know that counsel recommends to all of you that you set up a separate CDD email address, whether it be through Google, or whoever you use, and we had a request from a Supervisor to obtain a Lake Ashton CDD email. We have done that with other Boards that have decided to do that. The cost, because they charge us per the email address, I talked to our IT department, it will be \$5.00 a month per account so we thought we would bring it to the Board to discuss. All five of you can have Lake Ashton CDD email addresses you can use for Board business, or if you just want approval for those interested. If all five decided to do it, it will just be a cost of \$300 a year.

Ms. Carpenter: Since we have new Board members, the reason why we recommend the separate email addresses is because if you do District business on your personal email, if there is a public records request, you have to sift through all of your emails and you need to keep all of those emails. Yahoo, Google, and some of the other providers after a certain amount of time will delete those emails and you are required by law to keep them so you can keep all your CDD business on a separate Lake Ashton CDD email and the District Manager has copies of those records and for public records requests you won't have to involve your personal accounts. Some people like having separate ones, others don't mind the obligation to have it, but as the same we don't recommend you don't text anything for CDD business because there is really no way of keeping your texts permanently, which is required under the public records law.

Mr. Zacharia: Mike, are you on a CDD email?

Mr. Costello: No, not currently.

Mr. Zacharia: My concern would be, and I have some history with this with the HOA, but if I am going to save all of the CDD emails for the next four years minimally, that could be a lot of email I need to concern myself with saving as opposed to doing a \$5.00 a month thing that GMS would keep in a cloud for us. Is that the way that works?

Ms. Carpenter: Yes.

Ms. Burns: Yes. You would have access. Just like you do your other emails addresses, you would control the password and access, but as the entity that holds it as opposed to Google or Yahoo or one of those that may periodically delete them, obviously that would not be done. It would be \$25 a month if all five Supervisors wanted to do that. Our IT department will set them up. A lot of the Boards choose to do instead of say, mike@lakeashtoncdd.com, it would be seat2@lakeashtoncdd.com and then we can also pass those emails on once your term is up. We could set them up with seat numbers instead of specifically your names. That is also an option.

Mr. Plummer: Well I think legally obviously it would be better to have them under that then under our own and try to manage them.

Mr. Costello: Do we need a motion?

On MOTION by Mr. Zacharia seconded by Mr. Plummer with all in favor the Board authorized staff to set up Lake Ashton CDD email addresses.

NINTH ORDER OF BUSINESS

Financial Reports

A. Approval of Check Run Summary

Mr. Costello: Financial Reports. Approval of Check Summary. I believe I did have one question. Christine isn't here to answer it, though.

Ms. Burns: Matt or I may know.

Mr. Costello: On 11/30/2018 we had a damage deposit of minus \$45. What happened there?

Ms. Burns: It looks like a refund.

Ms. Carpenter: Mike, it looks like there was a charge of \$440 and then another of \$440, then a minus of \$440 so they entered it twice and swiped it out. Same dates.

Mr. Costello: It looks like there was a deposit for \$500.

Mr. Zacharia: At the top of the page, Jan.

Mr. Costello: There was a deposit but for some reason they didn't return \$25. I was wondering what the reason was.

Ms. Carpenter: Oh. I see. I was looking further down at the bottom.

Mr. Plummer: We returned \$25 and kept \$475 is what it looks like to me.

Mr. Fisher: I know Christine does keep rates and charges for cleanup if staff cleans up after a party. I don't know if that is why so she should probably answer that question.

Mr. Costello: I will talk to Christine when she gets back. I don't see that as a big issue. The only other question I had, and this isn't really a question about the check run, but more on the electric services for \$17,000. I will bring that up to her later, though, so do we have a motion to approve the check run summary?

On MOTION by Mr. Plummer seconded by Mr. Zacharia with all in favor the check run summary was approved.

B. Combined Balance Sheet

Mr. Costello: Combined Balance Sheet. Does anyone have any questions on that?

Ms. Burns: There is no action that needs to be taken on this, but I would be happy to answer any questions anyone might have.

TENTH ORDER OF BUSINESS

Public Comments

Mr. Costello: Before Public Comments, I would like to bring up one thing I was looking at before. We are spending \$17,000 a month, which comes out to around \$205,000 on electricity. Now I have been told about a community north of us that has solar panels that power their entire building. I was told by Mr. VanSickle that their building is substantially bigger than this and they power the entire building with solar panels. I honestly think it is time to investigate what we can do in an effort to move forward with something like this. I don't know if anyone else has any input on that?

Mr. Plummer: I agree with you. Obviously if it is going to be a large enough savings, we should look into it. Are there any programs around that could help with the purchase of those?

Mr. Costello: You have worked with the public sector as well as myself and we know with grants come strings so we are going to have to be very careful to make sure we have something that we are not going to spend \$1,000 to save \$100. That can happen

with some of these grants. You have to be very careful with what you accept. Do I have anybody who would be willing to look into this further? Jack, was it Trilogy?

Mr. VanSickle: Trilogy is the development.

Mr. Costello: Is there anybody who would be willing to contact them? I am just so busy right now I can't do it, but maybe in order to make contact with them and see what they did to get this thing in motion.

Mr. Deane: Mike, I would be willing to do it, but the problem is I can't do anything until after the first of the year.

Mr. Costello: It doesn't have to be right this second. If you can contact them and maybe come back to the next meeting and give us whatever information you are able to get from them, I think that even if we cut \$2,000 a month, it is \$24,000 a year that we are putting in our pockets. I would greatly appreciate it, Borden, if you could just maybe contact them and see who they went through, and maybe we can get somebody to see if there are any grants out there. Who knows, maybe we can operate at a reduced cost.

Mr. Deane: I am willing to do it, but I can't do anything until after the 7th.

Mr. Costello: No problem. We have a meeting on the 14th. Any information you can get by then we would appreciate.

A resident: There is a Polk County Co-Op related to solar, that deadline closes on December 24th I think. I don't know if the scope includes commercial, but it is open to residents. I am a member of the selection committee and I know for a fact that you can get pricing on solar. Pricing is fairly low now. Prices have come down a lot and this particular co-op is offering as low as \$2.25 a watt. The clubhouse has a southern exposure where you can utilize the least expensive system because of that, so I would encourage you or someone to join the co-op no later than December 24th to be eligible for that pricing. Like I said, I don't know if it applies to nonresidential lots, but it would certainly be worth looking into and keeping in mind the price they are offering for homes, the price should be cheaper to a commercial entity.

Mr. Costello: Who would be doing that?

A resident: Polk County Co-Op formed under solarunitedneighbors.org/polok.

Mr. Costello: Okay. I will take a look at that. I think it is the way to go. Do we have any other public comments or comments from the Board?

Mr. Zacharia: We agreed to serve as polling place in the April city election and I understand there will be three precincts assigned to this polling place from the north and Lake Wales, specifically 526, 519, and 524 are the numbers that were given to me by the city clerk and I was going to ask if anybody knows what the status of that discussion is.

Ms. Burns: I do. Christine pointed out because she thought somebody might ask during her community director's report that it has been approved by the city or county and they are waiting on the form of the agreement from the city attorney.

ELEVENTH ORDER OF BUSINESS Adjournment

Mr. Costello: Prior to asking for adjournment, I want to wish everybody a Merry Christmas, Happy New Year, a healthy new year, and at this point, I will ask for a motion to adjourn the meeting.

On MOTION by Mr. Zacharia seconded by Mr. Deane with all in favor the meeting was adjourned.
--

Assistant Secretary/Secretary

Chairman/ Vice Chairman



To: Lake Ashton CDD Board of Supervisors

CC: Lake Ashton CDD District Manager

Re: Community Director's Report

Date: January 14, 2019

Activities & Resident Services

- Upcoming activities and special events set up by staff include Bloodmobile Blood Drive, Bookmobile, Blood Pressure & Glucose checks, AARP Safe Drivers class, Tony Orlando, Once I Laughed Musical, ceramic pot painting class, free women's self-defense class, Apple technology and Ashtonliving.net support classes, Think and Drink, Memory Mobile, Blue Springs Manatee bus trip, Marina Jack bus trip, Assisted Living Musical, Tarpon Springs bus trip, The Motowners tribute, Simon and Garfunkel tribute, and more.
- There are still individual tickets available for the Entertainment Series and Featured Shows. Featured Shows are now open to residents and their non-resident guests. Entertainment Series tickets are being sold to residents only.
- The next New Resident Orientation will be held on Thursday, April 25.
- There will be a GMS employee in place a couple of days a week while I am out on maternity leave to assist staff as needed. Matt Fisher will be in charge of resident concerns while I am out and Sheila Moreland will be in charge of resident services. I will still be available via cellphone and email while out and will be in touch with staff daily. I am planning on taking approximately 2 months off.

Room Rental

- The Ballroom was rented out eight (8) times in December; a report is attached. Rental revenue is \$7,450.

Restaurant

- Two (2) receipt printers have been installed to complete the conversion to using the Square POS system in the Restaurant. One system is completely up and running while the second has the receipt printer installed and is just waiting on a 2nd iPad to be purchased by the Restaurant and the menu to be loaded to allow them to use the second system.
- NiNi's at Lake Ashton is providing sandwiches for sale at Bingo every Monday.
- NiNi's at Lake Ashton continues to offer weekly specials.
- A lease audit will be completed by the end of January and will be reported to Supervisors at the February Board of Supervisor's meeting.
- Second quarter financials were provided and distributed to Supervisors via email.

Security, Guest Registration, & Public Safety

- The pool emergency phone was tested in December and no problems were reported.
- Thompson Nursery Road Security Officers processed 7,799 guest vehicles in December.
- Staff and Security Officers registered 525 guests in December.

Capital Projects & Other Updates

- The approved meeting schedule for FY 2019 is posted on Ashtonliving.net. The Board is scheduled to meet next on February 11 (exception due to President's Day on February 18) at 10:30 a.m. in the Clubhouse Ballroom.
- The Joint Resident Feedback survey will be released electronically by the end of January and paper copies will be available at either Activities Desk.
- Parking lot resurfacing is pending repairs to the west parking lot.
- Construction on Waterford and Dunmore are now complete pending some minor repairs to a driveway on Birkdale and asphalt repair. All Terrain took care of some curbing repairs while out and are also taking care of a few inlet and asphalt repairs soon.
- The patio awning is installed and all framing repairs have been made. The insurance adjuster was contacted and should be sending a final check soon.
- Staff has been working with the City of Lake Wales to secure the Clubhouse Ballroom as an election location for the city elections. The first date is on hold for April 2, 2019. It has been approved at the city level and we have the date on hold pending completion of legal agreements. Information will be disseminated to Supervisors as soon as it is available.
- Staff has begun listing the meeting dates for the City of Lake Wales and City of Winter Haven in the "meetings" section of the LA Times.
- Surplus items that were presented at the December meeting will be disposed of the week of January 7.
- Staff is working on gathering quotes to live stream CDD meetings and will be presenting to Supervisors once multiple quotes have been gathered.
- Holiday lighting is scheduled to be removed the week of 1/7/9.
- Holiday décor in the Clubhouse is scheduled to be removed Tuesday, 1/8/19.
- Supervisors that requested @lakeashtoncdd.com email addresses have been setup and ashtonliving.net has been updated.
- There will be a letter going out soon to all residents that back-up to a conservation/wetland area in Lake Wales advising residents to not do any maintenance in these areas. Any maintenance concerns should be brought to staff for verification and proper course of action.
- Quotes to correct the drainage issue at Dunmore and Mulligan are being gathered and should be available at the January 14 meeting.
- Quotes for installation of paver lights to illuminate the paver walkways on either side of the Clubhouse and additional flood lights to illuminate the darker areas of the Clubhouse parking lots will be provided under separate cover.
- A quote for refurbishment of the entrance landscaping is provided under the Operations Manager's report for Supervisor consideration. This project would be covered under the budget for plant replacement.

Ballroom Rental Fee Report
From: 12/1/18 - 12/31/18
Meeting Room: Grand Ballroom

Meeting Date	Meeting Title	Room Fee Collected
12/1/2018	Bond Clinic Holiday Party	\$1,250.00
12/2/2018	LA Travelers Holiday Party	\$0.00
12/3/2018	Monday Coffee	\$0.00
12/3/2018	Bingo	\$400.00
12/4/2018	Line Dancing	\$0.00
12/5/2018	Yoga	\$0.00
12/5/2018	LA (LW) HOA BOD Meeting	\$0.00
12/6/2018	Line Dancing	\$0.00
12/6/2018	Community Showcase Meeting	\$0.00
12/6/2018	Shufflin' Squares Dance	\$0.00
12/7/2018	Parkinson's Support Group	\$0.00
12/7/2018	LA Christmas Dinner Dance	\$0.00
12/8/2018	Bartow Ford Annual Christmas Party	\$1,250.00
12/9/2018	Community Potluck	\$0.00
12/10/2018	Monday Coffee	\$0.00
12/10/2018	Bingo	\$400.00
12/11/2018	Line Dancing	\$0.00
12/12/2018	Yoga	\$0.00
12/13/2018	Line Dancing	\$0.00
12/13/2018	Square Dance Lessons	\$0.00
12/14/2018	Holiday Show - Christmas Sock Hop	\$0.00
12/15/2018	Eye Specialist of FL Holiday Party	\$1,250.00
12/17/2018	Monday Coffee	\$0.00
12/17/2018	LA (LW) CDD Meeting	\$0.00
12/17/2018	Bingo	\$400.00
12/18/2018	Line Dancing	\$0.00
12/19/2018	Yoga	\$0.00
12/19/2018	New Resident Orientation	\$0.00
12/20/2018	Line Dancing	\$0.00
12/20/2018	Shufflin' Squares Dance	\$0.00
12/21/2018	Holiday Parade	\$0.00
12/22/2018	Dugar Wedding	\$1,250.00
12/23/2018	Manliclic Birthday Party	\$1,250.00
12/24/2018	Monday Coffee	\$0.00
12/26/2018	Yoga	\$0.00
12/27/2018	Line Dancing	\$0.00
12/27/2018	Square Dance Lessons	\$0.00
12/29/2018	Keith Stevens	\$0.00
12/31/2018	New Year's Eve Party	\$0.00
Total		\$7,450.00

Lake Ashton Community Development District
135 W Central Blvd. Suite 320, Orlando Florida 32801

Memorandum

DATE: **January 14, 2019**

TO: Darrin Mossing
Jill Burns via email
District Manager

FROM: Matthew Fisher
Operation Manager

RE: Lake Ashton CDD Monthly Managers Report – January 14, 2019

The following is a summary of activities related to the field operations of the Lake Ashton Community Development District:

Ballroom:

1. Staff replacing lights and ballast as needed.
2. A/C working properly.

Pool/Spa:

1. The Pool and Spa are operating properly.
2. Handicap lifts are out of order. Actuators have been delivered and are pending installation. Installation should be completed the week of January 7.

Lakes/Ponds:

1. Lakes are being treated according to our contract with Applied Aquatic.

Landscaping:

1. Staff has been meeting on a weekly basis with Yellowstone Landscape to review CDD property.
2. Yellowstone is installing replacement plants to continue to fill areas that are in need around Clubhouse and Ashton Club Blvd.

Other:

1. Septic pump replaced at Gate House under warranty.
2. Leaking faucet in janitor closet repaired.
3. Public safety sign installed at Gate House.
4. Receiver repaired on larger television in Fitness Center.
5. Preventative maintenance has been performed in the Fitness Center.

Should you have any questions please call me at 863-956-6207

Respectfully,

Matthew
Fisher



Enhancement Proposal

Job Name:	Lake Ashton Front Entrance Landscape Upgrade	Proposal #	
Property Name:	Lake Ashton CDD	Date:	November 6, 2018
Client:	Lake Ashton CDD- c/o Matt Fisher		
Address:	135 W. Central Blvd. Suite 320		
City/State/Zip:	Orlando , Florida		
Phone:	0		

Yellowstone Landscape will complete the work described below:

Description

Remove declining Indian Hawthorn and replace with Arbutus Trinitate and Liriodendron.

Arbutus Trinitate. to replace declining Indian Hawthorn	180	\$	14.65	\$	2,637.00
Liriodendron. to replace declining Indian Hawthorn	100	\$	5.60	\$	560.00
labor to tear out and install plant material	16	\$	33.43	\$	534.93

TOTAL PRICE	\$	3,731.93
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ACCEPTANCE OF TERMS

Signature below authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted.

Payment terms: Net 30 days. All overdue balances will be charged a 1.5% a month, 18% annual percentage rate.

Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.

Client:

Prepared by:

Chris Bower

Date:

Date: November 6, 2018

Internal Use Only	
Project Number:	District: Davenport
PO Reference:	Date Work Completed:

Lake Ashton

Lake Wales, FL

Conceptual Rendering: Plants Depicted At Mature Stage



Existing

Landscape Design Suggestions

Loropetalum
Aztec Grass



Potential

Lake Ashton

Lake Wales, FL

Conceptual Rendering: Plants Depicted At Mature Stage



Potential



Existing

Landscape Design Suggestions

*Loropetalum
Liriope 'Super Blue'*



Lake Ashton

Lake Wales, FL

Conceptual Rendering Plants Depleted At Mature Stage



Potential



Existing

Landscape Design Suggestions

Loropetalum
Croton 'Mammy'



Lake Ashton

Lake Wales, FL

Conceptual Rendering Plants Depicted At Mature Stage



Existing

Landscape Design Suggestions

Arboricola 'Trinette'
Liriope 'Super Blue'



Potential



Lake Ashton Community Development District

Check Run Summary

January 14, 2019

<i>Date</i>	<i>Check Numbers</i>	<i>Amount</i>
<u>General Fund</u>		
12/10/2018	6315-6332	\$126,530.67
12/11/2018	6333-6334	\$8,059.07
12/19/2018	6335-6344	\$145,099.77
12/31/2018	6345-6346	\$3,166.56
General Fund Total		<u>\$282,856.07</u>
<u>Capital Projects Fund</u>		
12/10/2018	260-262	\$5,564.32
12/12/2018	263	\$2,400.00
Capital Projects Fund Total		<u>\$7,964.32</u>

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CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT #
12/10/18	00522	11/14/18 30847652	201811 320-57200-43200			*	408.51	
		PROPANE REF #639627750						
		11/21/18 30850273	201811 320-57200-43200			*	782.99	
		PROPANE REF #639970771						
		11/28/18 30552846	201811 320-57200-43200			*	902.07	
		PROPANE REF #640314268						
		12/07/18 30858319	201812 320-57200-43200			*	1,186.30	
		PROPANE REF #640712134						
				AMERIGAS				3,279.87 006315
12/10/18	00062	11/25/18 05794960	201812 320-57200-41000			*	994.89	
		DEC 18-TELEPHONE/INTERNET						
				BRIGHT HOUSE NETWORKS				994.89 006316
12/10/18	00502	12/03/18 1460	201812 320-57200-34501			*	18,397.18	
		SECURITY SV THRU 12/1/18						
		12/03/18 1460	201812 320-57200-34502			*	877.50	
		SECURITY SV THRU 12/1/18						
				COMMUNITY WATCH SOLUTIONS, LLC				19,274.68 006317
12/10/18	00466	9/28/18 40238	201810 310-51300-42501			*	3,284.00	
		NEWSLETTERS						
		11/29/18 40516	201812 310-51300-42501			*	3,289.35	
		NEWSLETTERS						
				CUSTOMTRADEPRINTING.COM				6,573.35 006318
12/10/18	00214	10/31/18 AR376750	201810 310-51300-42502			*	512.43	
		SERVICES THRU 10/21/18						
				DEX IMAGING				512.43 006319
12/10/18	00003	11/27/18 63818677	201811 310-51300-42000			*	24.94	
		DELIVERIES THRU 11/23/18						
				FEDEX				24.94 006320
12/10/18	00068	11/15/18 62319-BA	201811 320-57200-54500			*	669.20	
		50% BAL - REPAIR QUOTE						
				FITNESS SERVICES OF FLORIDA				669.20 006321
12/10/18	00215	11/01/18 325	201811 310-51300-49200			*	1,250.00	
		NOV 18 - MGMT FEES/GOLF						
		12/01/18 167	201812 310-51300-34000			*	4,873.50	
		DEC 18 - MGMT SVC						
		12/01/18 167	201812 310-51300-35100			*	83.33	
		DEC 18 - COMPUTER TIME						
		12/01/18 167	201812 310-51300-31300			*	83.33	
		DEC 18 - DISSEMINATION						

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CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT #
		12/01/18 167	201812 310-51300-35101		*	55.56	
		DEC 18 -	WEBSITE ADMIN				
		12/01/18 167	201812 310-51300-51000		*	2.72	
		DEC 18 -	OFFICE SUPPLIES				
		12/01/18 167	201812 310-51300-42000		*	92.05	
		DEC 18 -	POSTAGE				
		12/01/18 167	201812 310-51300-42500		*	115.65	
		DEC 18 -	COPIES				
		12/01/18 167	201812 310-51300-41000		*	56.98	
		DEC 18 -	TELEPHONE				
		12/01/18 326	201812 310-51300-49200		*	1,250.00	
		DEC 18 -	MGMT FEES/GOLF				
		12/04/18 327	201812 320-57200-52000		*	195.95	
		PRINTER	FOR MEDIA ROOM				
		12/01/18 326	201812 310-51300-49200		V	1,250.00-	
		DEC 18 -	MGMT FEES/GOLF				
		12/04/18 327	201812 320-57200-52000		V	195.95-	
		PRINTER	FOR MEDIA ROOM				
		11/01/18 325	201812 310-51300-49200		V	1,250.00-	
		NOV 18 -	MGMT FEES/GOLF				
		12/01/18 167	201812 310-51300-34000		V	4,873.50-	
		DEC 18 -	MGMT SVC				
		12/01/18 167	201812 310-51300-35100		V	83.33-	
		DEC 18 -	COMPUTER TIME				
		12/01/18 167	201812 310-51300-31300		V	83.33-	
		DEC 18 -	DISSEMINATION				
		12/01/18 167	201812 310-51300-35101		V	55.56-	
		DEC 18 -	WEBSITE ADMIN				
		12/01/18 167	201812 310-51300-51000		V	2.72-	
		DEC 18 -	OFFICE SUPPLIES				
		12/01/18 167	201812 310-51300-42000		V	92.05-	
		DEC 18 -	POSTAGE				
		12/01/18 167	201812 310-51300-42500		V	115.65-	
		DEC 18 -	COPIES				
		12/01/18 167	201812 310-51300-41000		V	56.98-	
		DEC 18 -	TELEPHONE				
				GMS-CENTRAL FLORIDA, LLC			.00 006322
12/10/18	00067	11/12/18 180761	201811 320-57200-34500		*	1,480.00	
		LINEAR	REMOTE TRANSMITTER				
		11/20/18 181038	201811 320-57200-34500		*	34.99	
		LOOP	DETECTORS HARNESS				
				THE HARTLINE ALARM COMPANY, INC.			1,514.99 006323
12/10/18	00059	11/01/18 17213	201812 320-57200-45300		*	200.00	
		DEC 18-	POOL SVC/FOUNTAINS				

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CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK..... AMOUNT #
		11/01/18 17225	201812 320-57200-45300		*	1,290.00	
		DEC 18 -	POOL SERVICE				
		11/01/18 17225	201812 320-57200-45300		*	75.00	
		DEC 18 -	COVER UP LIQUID				
				HEARTLAND COMMERCIAL POOL SERVICES			1,565.00 006324
12/10/18 00567		10/20/18 0156	201810 320-57200-49400		*	62.50	
		21 BLACK TABLE LINENS					
		11/28/18 0169	201811 320-57200-49400		*	125.00	
		25 BLACK TABLE LINENS					
				HILLARY HENDRIX			187.50 006325
12/10/18 00098		10/05/18 420949	201810 320-57200-52000		*	45.57	
			OPERATING SUPPLIES				
		10/10/18 5573579	201810 320-57200-52000		*	80.82	
			OPERATING SUPPLIES				
				HOME DEPOT CREDIT SERVICES			126.39 006326
12/10/18 00504		11/08/18 93614	201811 320-57200-54500		*	1,008.96	
		NOV 18 -	ELECTRICAL SVCS				
		11/20/18 93823	201811 320-57200-54500		*	314.85	
		NOV 18 -	ELECTRICAL SVC				
				KINCAID ELECTRICAL SERVICES			1,323.81 006327
12/10/18 00512		12/01/18 1585623	201812 320-57200-41000		*	42.00	
		DEC 18 -	EMERGENCY PHONES				
				KINGS III OF AMERICA, INC.			42.00 006328
12/10/18 00429		12/10/18 121018	201812 300-20700-10200		*	9,004.13	
			TRANSFER OF TAX RECEIPTS				
		12/10/18 12102018	201812 300-20700-10200		*	75,618.28	
			TRANSFER OF TAX RECEIPTS				
				LAKE ASHTON CDD			84,622.41 006329
12/10/18 00361		11/28/18 I54181	201811 320-57200-54500		*	79.00	
			A/C REPAIR/SERVICE CALL				
				MILLER'S CENTRAL AIR, INC.			79.00 006330
12/10/18 00562		12/07/18 0001	201812 320-57200-49400		*	5,012.00	
			179 TICKETS SOLD				
				MUSIC ENTERTAINMENT PROS			5,012.00 006331
12/10/18 00234		11/25/18 16218713	201811 320-57200-52000		*	262.14	
			NOV 18-OPERATING SUPPLIES				
		11/25/18 16218713	201811 320-57200-51000		*	466.07	
			NOV 18 - OFFICE SUPPLIES				
				STAPLES BUSINESS CREDIT			728.21 006332
				LAKA LAKE ASHTON SROSINA			

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CHECK DATE	VEND#INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNTCHECK.... AMOUNT #
12/11/18	00215	11/01/18 325	201811 310-51300-49200		*	1,250.00	
		NOV 18 -	MGMT FEES/GOLF				
		12/01/18 326	201812 310-51300-49200		*	1,250.00	
		DEC 18 -	MGMT FEES/GOLF				
		12/04/18 327	201812 320-57200-52000		*	195.95	
		PRINTER	FOR MEDIA ROOM				
				GMS-CENTRAL FLORIDA, LLC			2,695.95 006333
12/11/18	00036	12/01/18 167	201812 310-51300-34000		*	4,873.50	
		DEC 18 -	MGMT SVC				
		12/01/18 167	201812 310-51300-35100		*	83.33	
		DEC 18 -	COMPUTER TIME				
		12/01/18 167	201812 310-51300-31300		*	83.33	
		DEC 18 -	DISSEMINATION				
		12/01/18 167	201812 310-51300-35101		*	55.56	
		DEC 18 -	WEBSITE ADMIN				
		12/01/18 167	201812 310-51300-51000		*	2.72	
		DEC 18 -	OFFICE SUPPLIES				
		12/01/18 167	201812 310-51300-42000		*	92.05	
		DEC 18 -	POSTAGE				
		12/01/18 167	201812 310-51300-42500		*	115.65	
		DEC 18 -	COPIES				
		12/01/18 167	201812 310-51300-41000		*	56.98	
		DEC 18 -	TELEPHONE				
				GMS - SO FLORIDA, LLC			5,363.12 006334
12/19/18	00569	12/12/18 12122018	201812 300-22000-10000		*	500.00	
			REFUND DAMAGE DEPOSIT				
		12/12/18 12122018	201812 300-36200-10000		*	62.50-	
			BARTOW FORD HOLIDAY EVENT				
				BARTOW FORD			437.50 006335
12/19/18	00570	12/03/18 12032018	201812 300-22000-10000		*	500.00	
			REFUND DAMAGE DEPOSIT				
		12/03/18 12032018	201812 300-36200-10500		*	56.25-	
			BOND CLINIC EMPL PARTY				
				BOND CLINIC			443.75 006336
12/19/18	00309	12/14/18 12142018	201812 320-57200-49400		*	57.72	
			DOOR PRIZES & CANDY				
				KEITH STEVENS PHOTOGRAPHY			57.72 006337
12/19/18	00429	12/11/18 12112018	201812 300-20700-10200		*	12,506.71	
			TXFER TAX RECEIPTS 2015-2				
		12/11/18 12112018	201812 300-20700-10200		*	105,033.54	
			TXFER TAX RECEIPTS 2015-1				
				LAKE ASHTON CDD			117,540.25 006338
				LAKA LAKE ASHTON SROSINA			

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CHECK DATE	VEND#	INVOICE DATE	INVOICE NUMBER	EXPENSED TO YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
12/19/18	00164	12/14/18	83580	201811 310-51300-31500		LEGAL SV THRU 11/30/18	*	3,525.13		
						LATHAM, SHUKER, EDEN & BEAUDINE, LLP			3,525.13	006339
12/19/18	00568	11/21/18	L060G0IO	201811 310-51300-48000		JOINT MEETING NOTICE	*	65.00		
						THE LEDGER PUBLISHING			65.00	006340
12/19/18	00217	11/30/18	0654-000	201811 320-57200-43300		PICK UP SV 11/1-11/30/18	*	387.62		
						REPUBLIC SERVICES #654			387.62	006341
12/19/18	00061	12/13/18	DECEMBER	201812 320-57200-43000		DEC 18 - ELECTRIC SV	*	16,574.22		
						TECO			16,574.22	006342
12/19/18	00430	12/02/18	50055897	201812 310-51300-42502		DEC 18 COPIER LEASE	*	187.00		
						WELLS FARGO FINANCIAL LEASING			187.00	006343
12/19/18	00571	11/20/18	24909	201811 320-57200-54500		NOV 2018 JANITORIAL SVCS.	*	2,851.58		
		12/01/18	24980	201812 320-57200-54500		DEC 2018 JANITORIAL SVCS.	*	3,030.00		
						SERVICEMASTER CLEAN			5,881.58	006344
12/31/18	00370	12/31/18	31-DEC-1	201812 320-57200-49400		NEW YEAR'S PARTY-DJ	*	800.00		
						A PREMIER ENTERTAINMENT			800.00	006345
12/31/18	00572	12/31/18	E32297	201812 320-57200-49400		NEW YEAR'S EVE PARTY	*	2,366.56		
						TERRIE LOBB CATERING			2,366.56	006346
TOTAL FOR BANK A								282,856.07		
TOTAL FOR REGISTER								282,856.07		

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AP300R
*** CHECK NOS. 000260-050000

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 1/07/19
LAKE ASHTON CDD - CPF
BANK B LAKE ASHTON - CPF

PAGE 1

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	#
12/10/18	00027	11/20/18	18-2033	201811 600-53800-60099	SEWER LINE VIDEO	*	2,800.00		
								2,800.00	000260
ALL TERRAIN TRACTOR SERVICE, INC.									
12/10/18	00087	11/07/18	30845311	201811 600-53800-60084	HOOK UP NEW POOL HEATER	*	2,765.32		
		11/07/18	30845311	201811 600-53800-60084	HOOK UP NEW POOL HEATER	V	2,765.32-		
								.00	000261
AMERIGAS									
12/10/18	00087	11/07/18	30845311	201811 600-53800-60084	HOOK UP NEW POOL HEATER	*	2,764.32		
								2,764.32	000262
AMERIGAS									
12/12/18	00053	10/23/18	17188	201810 600-53800-60084	REPLACE RAYPAK GAS HEATER	*	2,400.00		
								2,400.00	000263
HEARTLAND COMMERCIAL POOL SERVICES									
TOTAL FOR BANK B							7,964.32		
TOTAL FOR REGISTER							7,964.32		

LAKA LAKE ASHTON SROSINA

LAKE ASHTON CDD
FY 2019 CASH RECEIPTS

	October-18	November-18	December-18	January-19	February-19	March-19
ENTERTAINMENT	\$ 103,946.00	\$ 17,960.00	\$ -	\$ -	\$ -	\$ -
BALLROOM RENTAL	\$ 2,200.00	\$ 4,600.00	\$ -	\$ -	\$ -	\$ -
DAMAGE DEPOSITS	\$ 1,000.00	\$ 2,000.00	\$ -	\$ -	\$ -	\$ -
NEWSLETTER INCOME	\$ 19,821.76	\$ 7,312.38	\$ -	\$ -	\$ -	\$ -
COFFEE INCOME	\$ 750.00	\$ 300.00	\$ -	\$ -	\$ -	\$ -
CLERICAL	\$ 196.00	\$ 178.25	\$ -	\$ -	\$ -	\$ -
SECURITY FEE	\$ 1,562.50	\$ 1,312.50	\$ -	\$ -	\$ -	\$ -
CLICKERS	\$ 296.00	\$ 444.00	\$ -	\$ -	\$ -	\$ -
RESTAURANT LEASE-DEFERRED	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RESTAURANT LEASE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
INSURANCE PROCEEDS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
MISCELLANEOUS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
SALES TAX PAYABLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ 135,722.26	\$ 34,107.13	\$ -	\$ -	\$ -	\$ -

	April-19	May-19	June-19	July-19	August-19	September-19
ENTERTAINMENT	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
ENTERTAINMENT-DEFERRED	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
BALLROOM RENTAL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
BALLROOM RENTAL-DEFERRED	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
DAMAGE DEPOSITS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
NEWSLETTER INCOME	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
NEWSLETTER INCOME-DEFERRED	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
COFFEE INCOME	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
COFFEE INCOME-DEFERRED	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CLERICAL	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
SECURITY FEE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
SECURITY FEE-DEFERRED	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
CLICKERS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
INSURANCE PROCEEDS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
MISCELLANEOUS	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
RESTAURANT LEASE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
SALES TAX PAYABLE	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -

FISCAL YEAR 2019 TOTAL	
ENTERTAINMENT FEES	\$ 121,906.00
BALLROOM RENTAL	\$ 6,800.00
BALLROOM RENTAL-DEFERRED	\$ 5,950.00
DAMAGE DEPOSITS	\$ 3,000.00
NEWSLETTER INCOME	\$ 27,134.14
COFFEE INCOME	\$ 1,050.00
CLERICAL	\$ 374.25
SECURITY FEE	\$ 2,875.00
CLICKERS	\$ 740.00
INSURANCE PROCEEDS	\$ -
MISCELLANEOUS	\$ -
RESTAURANT LEASE	\$ -
SALES TAX PAYABLE	\$ -
	\$ 169,829.39

LAKE ASHTON CDD
NOVEMBER 2018 CASH RECEIPTS

ENTERTAINMENT

DATE	DESCRIPTION	NAME	AMOUNT	DESCRIPTION
11/1/2018	693	Janise Serencko	\$ 250.00	ETS U 7/8 8:00pm
11/1/2018	693	Donna Ruqqiero	\$ 30.00	Wine Glass Painting - December 13, 2018
11/2/2018	694	James Hoyt	\$ 60.00	British Invasion Table 14 - November 28, 2018
11/2/2018	694	Jain	\$ 100.00	ETS K 14 5:00pm
11/2/2018	694	Jeffrey Stump	\$ 60.00	British Invasion Table 9 - November 28, 2018
11/2/2018	694	Robert Enslen	\$ 240.00	British Invasion Table 6, November 28, 2018
11/2/2018	694	Fern Leising	\$ 420.00	British Invasion Table 11 & Table 12 - November 28, 2018
11/2/2018	694	Nancy Smith	\$ 60.00	British Invasion Table 5 - November 28, 2018
11/2/2018	694	William Hart	\$ 60.00	British Invasion Table 4 - November 28, 2018
11/2/2018	694	Carole Myatt	\$ 480.00	British Invasion Table 3 & Table 7 - November 28, 2018
11/2/2018	694	Robert Towsey	\$ 90.00	British Invasion Table 1 - November 28, 2018
11/2/2018	694	Ann Burrell	\$ 60.00	British Invasion Table 14 - November 28, 2018
11/2/2018	694	Fran Malik	\$ 60.00	British Invasion Table 2 - November 28, 2018
11/2/2018	694	Melissa Marsden	\$ 180.00	British Invasion Table 10 - November 28, 2018
11/2/2018	694	James Hoyt	\$ 60.00	British Invasion Table 14 - November 28, 2018
11/5/2018	695	Margaret Gordon	\$ 60.00	British Invasion Table 5 - November 28, 2018
11/5/2018	695	John Worthen	\$ 60.00	British Invasion Table 10 - November 28, 2018
11/5/2018	695	Donna Drebler	\$ 60.00	British Invasion Table 4 - November 28, 2018
11/5/2018	695	Danny Unda	\$ 60.00	British Invasion Table 9 - November 28, 2018
11/5/2018	695	Gilda Tricarico	\$ 60.00	British Invasion Table 4 - November 28, 2018
11/5/2018	695	Majorie Sawyer	\$ 30.00	Wine Glass Painting - December 13, 2018
11/5/2018	695	John Lloyd	\$ 60.00	Christmas Dinner Table 15 - December 7, 2018
11/5/2018	695	Tyrone Gamble	\$ 60.00	Christmas Dinner Table 7 - December 7, 2018
11/6/2018	696	Patricia Luer	\$ 30.00	Wine Glass Painting - December 13, 2018
11/6/2018	696	Veronica Fischbach	\$ 30.00	Wine Glass Painting - December 13, 2018
11/6/2018	696	Linda Bull	\$ 60.00	British Invasion Table 13 - November 28, 2018
11/6/2018	696	Lee Holman	\$ 60.00	British Invasion Table 13 - November 28, 2018
11/6/2018	696	Lalonne Pratt	\$ 60.00	British Invasion Table 13 - November 28, 2018
11/7/2018	697	Tim Littlefield	\$ 25.00	ETS Upgrade F 17 8:00pm
11/7/2018	697	Patsy Hodges	\$ 25.00	ETS Upgrade H3
11/7/2018	697	Carol Pontious	\$ 25.00	ETS Upgrade F 4 5:00pm
11/7/2018	697	Ann Lutz	\$ 50.00	ETS Upgrade A 11/12 5:00pm
11/7/2018	697	Beverly Buckman	\$ 50.00	ETS Upgrade C 17/18 5:00pm
11/7/2018	697	Linda Boost	\$ 50.00	ETS Upgrade E 17/18 5:00pm
11/7/2018	697	Robert Sosinski	\$ 50.00	ETS Upgrade H 7/8 8:00pm
11/7/2018	697	Mary O'Donnell	\$ 50.00	ETS Upgrade H 17/18 8:00pm
11/7/2018	697	Cynthia Mendez	\$ 50.00	ETS Upgrade H 1/2 8:00pm
11/7/2018	697	Richard Bull	\$ 50.00	ETS Upgrade P 11/12 8:00pm
11/7/2018	697	Connie Connors	\$ 50.00	ETS Upgrade H 17/18 5:00pm
11/7/2018	697	Marilyn Kietzien	\$ (50.00)	ETS Moved to Q 8/9 5:00pm
11/7/2018	697	David Eastman	\$ (50.00)	ETS Moved to 5:00pm Q 11/12
11/7/2018	697	Clarence Bristow	\$ 180.00	British Invasion Table 16 - November 28, 2018
11/7/2018	697	Regina Krall	\$ 150.00	British Invasion Table 23 - November 28, 2018
11/7/2018	697	Patsy Hodges	\$ 30.00	British Invasion Table 4, November 28, 2018
11/7/2018	697	Regina Krall	\$ 60.00	Christmas Dinner Table 15 - December 7, 2018
11/8/2018	698	Mary Piazza	\$ 60.00	British Invasion Table 5 - November 28, 2018
11/8/2018	698	Robert Sedlacek	\$ 60.00	British Invasion Table 9 - November 28, 2018
11/8/2018	698	James Hinchman	\$ 60.00	Wine Glass Painting - December 13, 2018
11/8/2018	698	Joan Enslen	\$ 30.00	British Invasion Table 6, November 28, 2018
11/8/2018	698	Patricia Northcutt	\$ 50.00	ETS - Upgrade J 17 8:00pm
11/8/2018	698	Tyrone Gamble	\$ (60.00)	Refund Christmas Dinner Dance - December 7, 2018
11/8/2018	698	Patricia Northcutt	\$ (25.00)	Refund
11/8/2018	698	John Lloyd	\$ (60.00)	Refund Christmas Dinner Dance - December 7, 2018
11/9/2018	699	Vicki Creek	\$ 60.00	British Invasion Table 23 - November 28, 2018
11/9/2018	699	Johanna Frank	\$ 60.00	British Invasion Table 18 - November 28, 2018
11/9/2018	699	Barbara Dwyer	\$ 30.00	British Invasion Table 18 - November 28, 2018
11/10/2018	700	John Robinson	\$ 60.00	British Invasion Table 18 - November 28, 2018
11/10/2018	700	Gary Winfrey	\$ 60.00	British Invasion Table 22 - November 28, 2018
11/13/2018	701	Marie Clauser	\$ 90.00	Wine Glass Painting - December 13, 2018
11/13/2018	701	Joanne Hiltner	\$ 30.00	Wine Glass Painting - December 13, 2018
11/14/2018	702	Dorothy Huven	\$ 250.00	ETS X 11/12 8:00pm
11/14/2018	702	Phyllis Kessler	\$ 100.00	ETS N 18 5:00pm
11/14/2018	702	Carol Fox	\$ 200.00	ETS V 11/12 5:00pm
11/14/2018	702	John Sebastian	\$ 250.00	ETS W 11/12 8:00pm
11/14/2018	702	Tyrone Gamble	\$ 250.00	ETS V 1/2 8:00pm
11/14/2018	702	Robert Kennedy	\$ 200.00	ETS S 5/6 5:00pm

LAKE ASHTON CDD
NOVEMBER 2018 CASH RECEIPTS

ENTERTAINMENT (CONTINUED)

11/14/2018	702	Bill & Kathy Dzamba	\$ 250.00	ETS V 19/20 8:00pm
11/14/2018	702	Paul Fichtman	\$ 200.00	ETS P 5/6 5:00pm
11/14/2018	702	Jean Schuler	\$ 100.00	ETS K 13 5:00pm
11/14/2018	702	Michael Bailey	\$ 250.00	ETS Q 3/4 8:00pm
11/14/2018	702	Jim Parota	\$ 250.00	ETS T 1/2 8:00pm
11/14/2018	702	Rodney Saunders	\$ 250.00	ETS X 9/10 8:00pm
11/14/2018	702	James Rogers	\$ 250.00	ETS W 9/10 8:00pm
11/14/2018	702	Karen Kirwan	\$ 200.00	ETS X 9/10 5:00pm
11/14/2018	702	Sharon Forte	\$ 250.00	ETS Q 19/20 8:00pm
11/14/2018	702	Ruth Doran	\$ 250.00	ETS Q 17/18 8:00pm
11/14/2018	702	Lee Holman	\$ 250.00	ETS P 5/6 8:00pm
11/14/2018	702	Conrad Brown	\$ 250.00	ETS S 5/6 8:00pm
11/14/2018	702	Diane Struble	\$ 250.00	ETSM 11/12 8:00pm
11/14/2018	702	Raylene Freedman	\$ 250.00	ETS S 3/4 8:00 pm
11/14/2018	702	Nancy Smith	\$ 200.00	ETS W 11/12 5:00pm
11/14/2018	702	Kimberly Kutsch	\$ 200.00	ETS W 9/10 5:00pm
11/14/2018	702	Robert Morton	\$ 100.00	ETS T 4 5:00pm
11/14/2018	702	Susan Brown	\$ 200.00	ETS S 19/20 5:00pm
11/14/2018	702	Suana Ellwanger	\$ 250.00	ETS V 9/10 8:00pm
11/14/2018	702	Susan Vaillancourt	\$ 125.00	ETS F 14 5:00pm
11/14/2018	702	Jackie Tressler	\$ 250.00	ETS P 15/16 8:00pm
11/14/2018	702	Bonnie Simonetta	\$ 250.00	ETS P 3/4 8:00pm
11/14/2018	702	Joyce Day	\$ 90.00	British Invasion Table 18 - November 28, 2018
11/15/2018	703	William Carpenter	\$ 200.00	ETS U 19/20 5:00pm
11/16/2018	704	James Mecsics	\$ 30.00	British Invasion Table 8 - November 28, 2018
11/16/2018	704	James Parota	\$ 60.00	British Invasion Table 19 - November 28, 2018
11/16/2018	704	Bruce Stobbe	\$ 250.00	British Invasion Table 15/16 8:00pm - November 28, 2018
11/16/2018	704	Donna Reid	\$ 200.00	ETS X 15/16 5:00pm
11/16/2018	704	Michael Costello	\$ 250.00	ETS U 5/6 8:00pm
11/16/2018	704	Gina Krall	\$ (60.00)	Refund for Christmas Dinner Dance December 7, 2018
11/19/2018	705	Ernie Harben	\$ 60.00	British Invasion Table 28 - November 28, 2018
11/19/2018	705	Donna Boyd	\$ 60.00	British Invasion Table 24 - November 28, 2018
11/20/2018	706	Alexandria Latuk	\$ 180.00	British Invasion Table 20 - November 28, 2018
11/20/2018	706	James Carlin	\$ 200.00	ETS V 7/8 5:00pm
11/21/2018	707	Vivian Harmon	\$ -	ETS U 1/2 8:00pm
11/21/2018	707	Vivian Harmon	\$ 15.00	ETS returned check fee
11/21/2018	707	Matt Malia	\$ 200.00	Veterans Project Event Sponsorship
11/21/2018	707	Cathy Boruschewitz	\$ 60.00	British Invasion Table 13 - November 28, 2018
11/22/2018	708	Iris Realmuto	\$ 90.00	British Invasion Table 19 - November 28, 2018
11/22/2018	708	Jeri Trakas	\$ 30.00	British Invasion Table 4 - November 28, 2018
11/22/2018	708	Beth Luchsinger	\$ 30.00	British Invasion Table 24 - November 28, 2018
11/22/2018	708	C. Mallon Jewel	\$ 30.00	British Invasion Table 24 - November 28, 2018
11/30/2018	711	Danny Unda	\$ 250.00	ETS V 17/18 8:00pm
11/9/2018	Connie Strassberg	CK 793	\$ 60.00	WineGlassPainting - December 13, 2018
11/9/2018	Rodney & Vickie Pennington	CK 1011	\$ 60.00	British Invasion Table 1 - November 28, 2018
11/9/2018	Anthony & Joy Angelillo	CK 1014	\$ 60.00	British Invasion Table 1 - November 28, 2018
11/9/2018	Faith Trogdon & Patricia Cardin	CK 1807	\$ 30.00	British Invasion Table 1 - November 28, 2018
11/9/2018	Robert & Paula Boyer	CK 1089	\$ 60.00	British Invasion Table 2 - November 28, 2018
11/9/2018	Richard & Ellen Rebo	CK 1501	\$ 60.00	British Invasion Table 2 - November 28, 2018
11/9/2018	David & Barbara Vind	CK 4361	\$ 60.00	British Invasion Table 2 - November 28, 2018
11/9/2018	Daryl & Susan Schlei	CK 5420	\$ 60.00	British Invasion Table 11 - November 28, 2018
11/9/2018	Mark & Elaine Myers	CK 3498	\$ 240.00	British Invasion Table 15 - November 28, 2018
11/9/2018	Edward & Cathryn Powers	CK 1227	\$ 250.00	ETS R 17/18 8:00pm
11/9/2018	Keith & Margot Stevens	CK 2241	\$ 250.00	ETS L 11/12 8:00pm
11/9/2018	Vivian & Theodore Harmon	CK 236	\$ 250.00	ETS U 1/2 8:00pm - Returned check
11/9/2018	John & Linda Costanza	CK 3828	\$ 300.00	ETS I 11/12 8:00pm
11/9/2018	Michael & Judith Costello	CK 0951	\$ 150.00	British Invasion Table 8 - November 28, 2018
11/9/2018	Eric & Judith Weiss	CK 1125	\$ 60.00	British Invasion Table 5 - November 28, 2018
11/9/2018	Sherwood Duvall	CK 111	\$ 60.00	British Invasion Table 14 - November 28, 2018
11/9/2018	David & Connie Sheppard	CK 1685	\$ 50.00	ETS Upgrade J 7/8 8:00pm
11/9/2018	Joan Switalski	CK 1472	\$ 25.00	ETS Upgrade D 16
11/16/2018	CK 2071	James Mecsics	\$ 60.00	British Invasion Table 8 - November 28, 2018
11/16/2018	CK 1304	Malia Financial Group, LLC	\$ 660.00	Event Sponsorship - Veterans Project
11/16/2018	CK 1207	James & Marylou Jameson	\$ 200.00	ETS U 7/8 5:00pm
11/16/2018	CK 206	Metta Quabeck & Susan Watts	\$ 100.00	ETS R 13 5:00pm
11/16/2018	CK 1961	Susan & Michael Ferla	\$ 200.00	ETS U 9/10 5:00pm
11/16/2018	CK 1746	Audrey Elliott	\$ 250.00	ETS V 11/12 8:00pm
11/16/2018	CK 518	Sandra & Thomas Jensen	\$ 200.00	ETS V 9/10 5:00pm

LAKE ASHTON CDD
NOVEMBER 2018 CASH RECEIPTS

ENTERTAINMENT (CONTINUED)

11/16/2018	CK 7455	Aleda White	\$ 100.00	ETS Q 5 5:00pm
11/16/2018	CK 1256	R.J.M.	\$ 100.00	ETS T 3 5:00pm
11/16/2018	CK 6003	Carol Corley & M. Rowe	\$ 250.00	ETS S 7/8
11/16/2018	CK 133	Wayne & Vicki Creek	\$ 250.00	ETS S 15/16 5:00pm
11/16/2018	CK 1112	Peter & Deanna Hanley	\$ 250.00	ETS N 3/4 8:00pm
11/30/2018	CK 869	Dorothy & Douglas Cusenbolder	\$ 120.00	British Invasion Table 19 - November 28, 2018
11/30/2018	CK 1380	Fred & Cynthia Halde	\$ 60.00	British Invasion Table 24 - November 28, 2018
11/30/2018	CK 1063	Richard & Ellen Comstock	\$ 60.00	British Invasion Table 19 - November 28, 2018
11/30/2018	CK 10617	Lawrence & Marlene Monaghan	\$ 60.00	British Invasion Table 16 - November 28, 2018
11/30/2018	CK 1208	James & Marylou Jameson	\$ 60.00	British Invasion Table 9 - November 28, 2018
11/30/2018	CK 9654	Kenneth & Gwendolyn Jones	\$ 60.00	British Invasion Table 11 - November 28, 2018
11/30/2018	CK 1211	James & Marylou Jameson	\$ 30.00	Wine Glass Painting - December 13, 2018
11/30/2018	CK 640	Danny & Raylene Freedman	\$ 60.00	British Invasion Table 8 - November 28, 2018
11/30/2018	CK 870	Dorothy & Douglas Cusenbolder	\$ 60.00	British Invasion Table 22 - November 28, 2018
11/30/2018	CK 227	Gary & Carolyn Bishop	\$ 60.00	British Invasion Table 28 - November 28, 2018
11/30/2018	CK 1204	Janice Barr	\$ 125.00	ETS K 3 8:00pm
TOTAL			\$ 17,960.00	

RENTALS

DATE	DESCRIPTION	NAME	AMOUNT	DESCRIPTION
11/8/2018	698	Diane Bornstein	\$ (750.00)	Resident BR Rental Refund - May 11, 2019
11/9/2018	Lake Ashton Bingo	CK 1154	\$ 1,600.00	Ballroom Rental - November rent
11/9/2018	Raymond James Financial Group	CK 2266	\$ 1,750.00	Ballroom Rental - January 11, 2019 - Raymond James Financial Group
11/30/2018	CK 1822	Henderson Sachs, P.A.	\$ 250.00	Craft Room Rental - Seminar November 15, 2018
11/30/2018	CK 1000013704522	Lake Wales Charter Schools	\$ 1,750.00	Ballroom Rental February 1, 2019 - LW Charter Schools Gala
TOTAL			\$ 4,600.00	

NEWSLETTER

DATE	DESCRIPTION	NAME	AMOUNT	DESCRIPTION
11/9/2018	Michael Kennedy	CK 212	\$ 175.00	Edward Jones - LAT November Issue Insert
11/14/2018	702	MD Construction	\$ 975.00	LAT advertisement December 2018-February 2019
11/16/2018	CK 50277	United Refrigeration & AC, Inc.	\$ 250.00	LAT Ad for November Issue
11/16/2018	CK 16170266	Edward Jones - Matt Simpson	\$ 175.00	LAT November Insert
11/16/2018	CK 590652495	Fat Sam	\$ 1,567.50	HCA - Chris Graves - LAT advertising
11/16/2018	CK 590652446	Fat Sam	\$ 1,111.50	S & G Computers - LAT advertising
11/16/2018	CK 1304	Malta Financial Group, LLC	\$ 175.00	LAT Insert September Issue
11/20/2018	706	Art's Golf Carts	\$ 360.00	LAT December Issue Advertisement
11/20/2018	706	Blackburn's Interior Design	\$ 400.00	LAT December Issue Advertisement
11/20/2018	706	Dan's City Fans	\$ 175.00	LAT December Issue Advertisement
11/20/2018	706	Family Elder Law	\$ 332.31	LAT December Issue Advertisement
11/20/2018	706	Florida Dermatology	\$ 350.00	LAT December Issue Advertisement
11/20/2018	706	G & M Drywall	\$ 90.00	LAT December Issue Advertisement
11/20/2018	706	Select Rehabilitation	\$ 338.57	LAT December Issue Advertisement
11/20/2018	706	Imperial Symphony - Ligon Marketing	\$ 175.00	LAT December Issue Insert
11/30/2018	CK 50292	United Refrigeration & AC, Inc.	\$ 125.00	LAT November Issue ad
11/30/2018	CK 50292	United Refrigeration & AC, Inc.	\$ 12.50	LAT December ad - additional charge
11/30/2018	CK 06184559	Edward Jones - Matthew Simpson	\$ 175.00	LAT December Issue Insert
11/30/2018	CK 4979	David & Chesna Owens	\$ 175.00	LAT Inserts - December Issue
11/30/2018	CK 1042	Glasstronauts	\$ 175.00	LAT Inserts - January Issue
TOTAL			\$ 7,312.38	

CLERICAL

DATE	DESCRIPTION	NAME	AMOUNT	DESCRIPTION
11/9/2018	699	Randall Carpenter	\$ 6.25	Faxing
11/9/2018	Petty Cash	Cash	\$ 58.00	Directories, Copies, Faxes
11/16/2018	Cash	Clerical	\$ 24.00	Directories, Copies, Faxes
11/30/2018	Cash	Clerical	\$ 40.00	Directories, Copies, Faxes
11/30/2018	CK 556	LA Purple Stars	\$ 50.00	Craft Fair Flyers - November 3, 2018
TOTAL			\$ 178.25	

COFFEE

DATE	DESCRIPTION	NAME	AMOUNT	DESCRIPTION
11/9/2018	699	Ingram Financial Group	\$ 100.00	Monday Coffee 11/26/2018
11/16/2018	CK 06170266	Edward Jones - Matt Simpson	\$ 100.00	Monday Coffee - 11/19/2018
11/29/2018	710	Sally Mizerah	\$ 100.00	Monday Coffee 12/17/2018
TOTAL			\$ 300.00	

LAKE ASHTON CDD
NOVEMBER 2018 CASH RECEIPTS

DEPOSITS

DATE	DESCRIPTION	NAME	AMOUNT	DESCRIPTION
11/7/2018	697	Tanya Boatwright	\$ (500.00)	DD Refund - October 20, 2018 Wedding
11/9/2018	Raymond James Financial Group	CK2266	\$ 500.00	DD - January 11, 2019 - Raymond James Financial Group
11/16/2018	704	Nardine Innocent	\$ (500.00)	DD Refund - Wedding October 4, 2018 Wedding
11/16/2018	704	Nina Patterson	\$ (500.00)	DD Refund - Wedding November 10, 2018
11/16/2018	CK 379032	Bartow Ford	\$ 500.00	DD - Christmas Party - 12/8/2018
11/21/2018	707	Mikolaycak Milorme	\$ 500.00	Refundable DD - Duqar Wedding 12-22-2018
11/30/2018	CK 287509	Bond Clinic	\$ 500.00	DD - Christmas Party December 1, 2018
11/30/2018	CK 3188	John & Lea Mantlicic	\$ 500.00	DD - Birthday Party - December 23, 2018
11/30/2018	CK 1000013704522	Lake Wales Charter Schools	\$ 1,000.00	DD - February 1, 2019 LW Charter Schools Gala
TOTAL			\$ 2,000.00	

ENTRANCE GATE OPENERS

DATE	DESCRIPTION	NAME	AMOUNT	DESCRIPTION
11/7/2018	697	Cathy Boruschewitz	\$ 74.00	Gate Openers # 31049 & #31050
11/8/2018	698	Jessie Guy	\$ 37.00	Gate Opener # 31047
11/9/2018		Cash	\$ 37.00	Gate Opener #30420
11/16/2018	Cash	Michael Horan	\$ 37.00	Gate Opener # 31048
11/16/2018	CK 1114	Gail Grismore	\$ 37.00	Gate Opener # 30419
11/19/2018	705	Darryn Vinson	\$ 74.00	Gate Openers #31016 & 31017
11/21/2018	707	James Paige	\$ 37.00	Gate Opener - #31020 - James Paige
11/27/2018	709	Kimberly Greene	\$ 37.00	Gate Opener #31019 - Kimberly Greene
11/29/2018	710	Anne Radz	\$ 37.00	Gate Opener #31 - Anne Radz
11/30/2018	Cash	Sharron Hudnall	\$ 37.00	Gate Opener #31018
TOTAL			\$ 444.00	

SECURITY

DATE	DESCRIPTION	NAME	AMOUNT	DESCRIPTION
11/7/2018	697	Tanya Boatwright	\$ 6.25	DD Refund - October 20, 2018 Wedding
11/9/2018	Raymond James Financial Group	CK2266	\$ 100.00	Security Fee - January 11, 2019 - Raymond James Financial Group
11/16/2018	704	Nardine Innocent	\$ 6.25	DD Refund - Wedding October 4, 2018 Wedding
11/16/2018	704	Nina Patterson	\$ (125.00)	Security Fee - Wedding November 10, 2018
11/16/2018	CK 379032	Bartow Ford	\$ 200.00	Security Fees - Christmas Party 12/8/2018
11/21/2018	707	Mikolaycak Milorme	\$ 375.00	Security Fee - Duqar Wedding 12-22-2018
11/30/2018	CK 287509	Bond Clinic	\$ 337.50	Security Fee - Christmas Party December 1, 2018
11/30/2018	CK 3188	John & Lea Mantlicic	\$ 162.50	Security Fee - Birthday Party - December 23, 2018
11/30/2018	CK 1000013704522	Lake Wales Charter Schools	\$ 250.00	Security Fee - February 1, 2019 LW Charter Schools Gala
TOTAL			\$ 1,312.50	

TOTAL CASH RECEIPTS - NOVEMBER 2018

\$ 34,107.13

SUMMARY		
ENTERTAINMENT	\$	17,960.00
ENTERTAINMENT-DEFERRED	\$	-
ROOM RENTALS	\$	4,600.00
ROOM RENTALS-DEFERRED	\$	-
NEWSLETTER	\$	7,312.38
NEWSLETTER-DEFERRED	\$	-
CLERICAL	\$	178.25
COFFEE	\$	300.00
COFFEE-DEFERRED	\$	-
DEPOSITS	\$	2,000.00
DEPOSIT-RESTAURANT	\$	-
ENTRANCE GATE OPENER	\$	444.00
RESTAURANT/SALES TAXES	\$	-
SECURITY	\$	1,312.50
SECURITY-DEFERRED	\$	-
MISCELLANEOUS	\$	-
TOTAL	\$	34,107.13

Special Assessment Receipts
Fiscal Year Ending September 30, 2019

Date	CK#	2015-1	2015-2
		\$ -	\$ -

Due To DSF 2015-1	\$	180,651.82	V# 429 001.300.20700.10200
Due to DSF 2015-2	\$	21,510.84	V# 429 001.300.20700.10200

Gross Percent Collected	45.73%
Balance Due	\$1,193,087.31

LAKE ASHTON
COMMUNITY DEVELOPMENT DISTRICT
COMBINED BALANCE SHEET
November 30, 2018

	Major Funds			Total
	General	Debt Service	Capital Reserve	Governmental Funds
ASSETS:				
Cash-Wells Fargo	\$560,622	---	\$15,414	\$576,036
Assessments Receivable	\$408,491	\$117,540	---	\$526,031
Due from Other Funds	\$440	\$84,050	---	\$84,490
Investment - State Board	\$152,749	---	---	\$152,749
Investment - State Board Capital Reserve	---	---	\$359,268	\$359,268
Investments:				
Series 2015				
Reserve A	---	\$235,063	---	\$235,063
Interest A	---	\$2	---	\$2
Prepayment A-1	---	\$14,586	---	\$14,586
Prepayment A-2	---	\$6,072	---	\$6,072
TOTAL ASSETS	\$1,122,302	\$457,313	\$374,682	\$1,954,296
LIABILITIES:				
Accounts Payable	\$19,840	---	\$7,964	\$27,804
Due to Other Funds	\$84,050	---	\$440	\$84,490
Deposits-Restaurant	\$6,000	---	---	\$6,000
Deposits-Room Rentals	\$7,325	---	---	\$7,325
Deferred Revenue	\$26,525	---	---	\$26,525
TOTAL LIABILITIES	\$143,740	\$0	\$8,404	\$152,144
FUND BALANCES:				
Nonspendable:				
Deposits and prepaid items	\$0	---	---	\$0
Restricted:				
Debt Service	---	\$457,313	---	\$457,313
Assigned:				
Capital Reserve	---	---	\$366,277	\$366,277
Unassigned	\$978,562	---	---	\$978,562
TOTAL FUND BALANCES	\$978,562	\$457,313	\$366,277	\$1,802,152
TOTAL LIABILITIES & FUND BALANCES	\$1,122,302	\$457,313	\$374,682	\$1,954,296

LAKE ASHTON

COMMUNITY DEVELOPMENT DISTRICT GENERAL FUND

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending November 30, 2018

ADOPTED BUDGET	PRORATED BUDGET THRU 11/30/18	ACTUAL THRU 11/30/18	VARIANCE
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REVENUES:

Special Assessments - Levy	\$1,572,079	\$743,450	\$743,450	\$0
Rental Income	\$50,000	\$8,333	\$6,800	(\$1,533)
Entertainment Fees	\$130,000	\$121,906	\$121,906	\$0
Newsletter Ad Revenue	\$55,000	\$9,167	\$27,134	\$17,967
Interest Income	\$1,000	\$167	\$834	\$667
Miscellaneous Income	\$5,000	\$833	\$5,064	\$4,231
Restaurant Lease	\$0	\$0	\$0	\$0
Insurance Proceeds	\$0	\$0	\$0	\$0

TOTAL REVENUES	\$1,813,079	\$883,856	\$905,188	\$21,332
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EXPENDITURES:

ADMINISTRATIVE:

Supervisor Fees	\$3,000	\$500	\$750	(\$250)
FICA Expense	\$230	\$38	\$57	(\$19)
Engineering	\$15,000	\$2,500	\$0	\$2,500
Arbitrage	\$600	\$100	\$0	\$100
Dissemination	\$1,000	\$167	\$467	(\$300)
Attorney	\$25,000	\$4,167	\$11,317	(\$7,151)
Annual Audit	\$4,223	\$704	\$0	\$704
Trustee Fees	\$4,310	\$718	\$0	\$718
Management Fees	\$58,482	\$9,747	\$9,747	\$0
Computer Time	\$1,000	\$167	\$167	\$0
Travel & Per Diem	\$0	\$0	\$0	\$0
Postage	\$3,500	\$583	\$691	(\$108)
Printing & Binding	\$1,350	\$225	\$322	(\$97)
Newsletter Printing	\$35,000	\$5,833	\$3,284	\$2,549
Rentals & Leases	\$5,000	\$833	\$886	(\$53)
Insurance	\$40,411	\$40,411	\$36,737	\$3,674
Legal Advertising	\$500	\$83	\$65	\$18
Other Current Charges	\$1,250	\$208	\$236	(\$27)
Contingency-Golf Course	\$0	\$0	\$2,500	(\$2,500)
Property Taxes	\$12,500	\$12,500	\$13,180	(\$680)
Office Supplies	\$100	\$17	\$27	(\$11)
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0

TOTAL ADMINISTRATIVE	\$212,631	\$79,677	\$80,609	(\$932)
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LAKE ASHTON

COMMUNITY DEVELOPMENT DISTRICT GENERAL FUND

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending November 30, 2018

ADOPTED BUDGET	PRORATED BUDGET THRU 11/30/18	ACTUAL THRU 11/30/18	VARIANCE
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Field:

Field Management Services	\$332,000	\$55,333	\$58,346	(\$3,013)
Gate Attendants	\$209,457	\$34,910	\$35,535	(\$626)
Pool Attendants	\$12,495	\$2,083	\$0	\$2,083
Pest Control	\$1,800	\$300	\$123	\$177
Security/Fire Alarm/Gate Repairs	\$5,100	\$850	\$2,414	(\$1,564)
Telephone/Internet	\$13,600	\$2,267	\$2,292	(\$25)
Electric	\$216,000	\$36,000	\$34,380	\$1,620
Water	\$12,000	\$2,000	\$2,303	(\$303)
Gas	\$17,000	\$2,833	\$2,743	\$90
Refuse	\$10,000	\$1,667	\$1,657	\$10
Clubhouse Maintenance	\$110,000	\$18,333	\$10,504	\$7,829
Pool and Fountain Maintenance	\$20,000	\$3,333	\$2,980	\$353
Landscape Maintenance	\$176,007	\$29,334	\$29,335	(\$0)
Plant Replacement	\$7,000	\$1,167	\$0	\$1,167
Irrigation Repairs	\$3,500	\$583	\$0	\$583
Lake Maintenance	\$18,540	\$3,090	\$3,090	\$0
Wetland Mitigation and Maintenance	\$34,800	\$5,800	\$0	\$5,800
Permits/Inspections	\$1,500	\$250	\$0	\$250
Office Supplies/Printing/Binding	\$5,000	\$833	\$587	\$246
Operating Supplies	\$25,000	\$4,167	\$1,483	\$2,684
Credit Card Processing Fees	\$3,500	\$583	\$1,781	(\$1,198)
Dues & Subscriptions	\$8,500	\$1,417	\$479	\$937
Decorations	\$2,000	\$333	\$0	\$333
Special Events	\$130,000	\$21,667	\$8,187	\$13,479

TOTAL FIELD	\$1,374,799	\$229,133	\$198,219	\$30,914
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TOTAL EXPENDITURES	\$1,587,429	\$308,810	\$278,828	\$29,982
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OTHER SOURCES AND USES

Capital Reserve-Transfer Out	(\$225,650)	\$0	\$0	\$0
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TOTAL OTHER SOURCES AND USES	(\$225,650)	\$0	\$0	\$0
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EXCESS REVENUES (EXPENDITURES)	\$0	\$626,361		
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FUND BALANCE - Beginning	\$0	\$352,201		
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FUND BALANCE - Ending	\$0	\$978,562		
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⁽¹⁾ Assessments are shown net of Discounts and Collection Fees.

LAKE ASHTON
COMMUNITY DEVELOPMENT DISTRICT
Capital Projects Reserve Fund
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending November 30, 2018

	ADOPTED BUDGET	PRORATED BUDGET THRU 11/30/18	ACTUAL THRU 11/30/18	VARIANCE
REVENUES:				
Interest Income	\$100	\$17	\$1,484	\$1,467
Capital Reserve-Transfer In FY 19	\$225,650	\$0	\$0	\$0
TOTAL REVENUES	\$225,750	\$17	\$1,484	\$1,467
EXPENDITURES:				
Capital Projects:				
Sand Filtration System for Pool	\$25,000	\$4,167	\$0	\$4,167
Pool Heaters (2)	\$20,000	\$14,914	\$14,914	\$0
Pool Tile Replacement	\$15,000	\$2,500	\$0	\$2,500
Activities Desk Upgrade	\$8,000	\$1,333	\$0	\$1,333
Clubhouse & Gate House Camera System Upgrades	\$6,000	\$1,000	\$0	\$1,000
Door Replacement	\$5,000	\$833	\$0	\$833
Indoor Furniture	\$10,000	\$2,890	\$2,890	\$0
Outdoor Furniture	\$5,000	\$833	\$0	\$833
Gate Entry System	\$0	\$0	\$0	\$0
Bocce Ball Court Refurbishment	\$10,000	\$3,400	\$3,400	\$0
Clubhouse Lawn Lighting (Front of Clubhouse)	\$15,000	\$2,500	\$0	\$2,500
HVAC	\$31,000	\$5,167	\$0	\$5,167
Ice Machine Replacement - Clubhouse Fitness Center Restroom	\$9,000	\$1,500	\$0	\$1,500
Pavement Management	\$165,000	\$27,500	\$0	\$27,500
Restaurant Equipment Allowance	\$15,000	\$2,500	\$0	\$2,500
Ballroom Sound Equipment	\$7,000	\$1,167	\$0	\$1,167
Stormwater Management	\$25,000	\$4,167	\$2,800	\$1,367
Other Current Charges	\$500	\$83	\$88	(\$5)
Capital Reserves	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$371,500	\$76,454	\$24,092	\$52,362
EXCESS REVENUES (EXPENDITURES)	(\$145,750)		(\$22,609)	
FUND BALANCE - Beginning	\$317,610		\$388,886	
FUND BALANCE - Ending	<u>\$171,860</u>		<u>\$366,277</u>	

LAKE ASHTON
COMMUNITY DEVELOPMENT DISTRICT

SERIES 2015
DEBT SERVICE FUND

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending November 30, 2018

ADOPTED BUDGET	PRORATED THRU 11/30/18	ACTUAL THRU 11/30/18	VARIANCE
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REVENUES:

Interest Income	\$0	\$0	\$106	\$106
Assessments - Levy	\$472,609	\$202,163	\$202,163	\$0
TOTAL REVENUES	\$472,609	\$202,163	\$202,268	\$106

EXPENDITURES:

Series 2015A-1

Interest - 11/01	\$104,750	\$104,750	\$104,750	\$0
Interest - 5/01	\$104,750	\$0	\$0	\$0
Principal - 5/01	\$210,000	\$0	\$0	\$0
Special Call - 11/01	\$5,000	\$5,000	\$35,000	(\$30,000)

Series 2015A-2

Interest - 11/01	\$14,500	\$14,500	\$14,500	\$0
Interest - 5/01	\$14,500	\$0	\$0	\$0
Principal - 5/01	\$20,000	\$0	\$0	\$0
Special Call - 11/01	\$0	\$0	\$5,000	(\$5,000)

TOTAL EXPENDITURES	\$473,500	\$124,250	\$159,250	(\$35,000)
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EXCESS REVENUES (EXPENDITURES)	(\$891)	\$43,018		
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FUND BALANCE - Beginning	\$141,984	\$414,295		
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FUND BALANCE - Ending	\$141,093	\$457,313		
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**LAKE ASHTON
COMMUNITY DEVELOPMENT DISTRICT
Long Term Debt Report
FY 2019**

Series 2015-1, Special Assessment Bonds		
Interest Rate:	5.000%	
Maturity Date:	5/1/2025	\$1,690,000.00
Interest Rate:	5.000%	
Maturity Date:	5/1/2032	\$2,500,000.00
Reserve Requirement:	50% Maximum Annual Debt Service	
Bonds outstanding - 9/30/2018		\$4,190,000.00
	November 1, 2018 (Special Call)	(\$35,000.00)
	May 1, 2019 (Mandatory)	\$0.00
Current Bonds Outstanding		\$4,155,000.00

Series 2015-2, Special Assessment Bonds		
Interest Rate:	5.000%	
Maturity Date:	5/1/2025	\$145,000.00
Interest Rate:	5.000%	
Maturity Date:	5/1/2037	\$435,000.00
Reserve Requirement:	50% Maximum Annual Debt Service	
Bonds outstanding - 9/30/2018		\$580,000.00
	November 1, 2018 (Special Call)	(\$5,000.00)
	May 1, 2019 (Mandatory)	\$0.00
Current Bonds Outstanding		\$575,000.00

Total Current Bonds Outstanding		\$4,730,000.00
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Lake Ashton
Community Development District
General Fund
Statement of Revenues and Expenditures (Month by Month)
FY 2019

OCT 2018	NOV 2018	DEC 2018	JAN 2019	FEB 2019	MAR 2019	APR 2019	MAY 2019	JUN 2019	JUL 2019	AUG 2019	SEP 2019	TOTAL
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Revenues

Maintenance Assessments	\$0	\$ 743,450.14	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$743,450
Rental Income	\$2,200	\$4,600	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$6,800
Entertainment Fees	\$103,946	\$17,960	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$121,906
Newsletter Ad Revenue	\$19,822	\$7,312	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$27,134
Interest Income	\$494	\$340	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$834
Miscellaneous Income	\$2,805	\$2,260	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$5,064
Restaurant Lease	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Insurance Proceeds	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0

Total Revenues	\$129,266	\$775,922	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$905,188
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ADMINISTRATIVE:

Supervisor Fees	\$500	\$250	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$750
FICA Expense	\$38	\$19	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$57
Engineering	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Arbitrage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Dissemination	\$383	\$83	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$467
Attorney	\$7,792	\$3,525	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$11,317
Consulting Services	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Annual Audit	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Trustee Fees	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Management Fees	\$4,874	\$4,874	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$9,747
Computer Time	\$83	\$83	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$167
Travel & Per Diem	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Postage	\$135	\$556	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$691
Printing & Binding	\$165	\$157	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$322
Newsletter Printing	\$3,284	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,284
Rentals & Leases	\$699	\$187	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$886
Insurance	\$36,737	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$36,737
Legal Advertising	\$0	\$65	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$65
Other Current Charges	\$99	\$136	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$236
Contingency-Golf Course	\$0	\$2,500	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,500
Property Taxes	\$0	\$13,180	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$13,180
Office Supplies	\$13	\$15	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$27
Dues, Licenses & Subscriptions	\$175	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$175

Total Administrative	\$54,978	\$25,630	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$80,609
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Lake Ashton
Community Development District
General Fund
Statement of Revenues and Expenditures (Month by Month)
FY 2019

	OCT 2018	NOV 2018	DEC 2018	JAN 2019	FEB 2019	MAR 2019	APR 2019	MAY 2019	JUN 2019	JUL 2019	AUG 2019	SEP 2019	TOTAL
<u>Field:</u>													
Field Management Services	\$23,080	\$35,266	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$58,346
Gate Attendants	\$17,921	\$17,614	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$35,535
Pool Attendants	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Pest Control	\$123	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$123
Security/Fire Alarm/Gate Repairs	\$704	\$1,710	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,414
Telephone/Internet	\$1,213	\$1,079	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,292
Electric	\$17,236	\$17,144	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$34,380
Water	\$1,010	\$1,293	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,303
Gas	\$649	\$2,094	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,743
Refuse	\$775	\$882	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,657
Clubhouse Maintenance	\$4,911	\$5,593	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$10,504
Pool and Fountain Maintenance	\$1,490	\$1,490	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2,980
Landscape Maintenance	\$14,667	\$14,667	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$29,335
Plant Replacement	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Irrigation Repairs	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Lake Maintenance	\$1,545	\$1,545	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,090
Wetland Mitigation and Maintenance	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Permits/Inspections	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Office Supplies/Printing/Binding	\$121	\$466	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$587
Operating Supplies	\$813	\$670	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,483
Credit Card Processing Fees	\$191	\$1,590	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,781
Dues & Subscriptions	\$281	\$198	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$479
Decorations	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Special Events	\$8,062	\$125	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8,187
Storm Damage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Traffic Accident Damage	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TOTAL FIELD	\$94,793	\$103,426	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$198,219
OTHER SOURCES AND USES													
Capital Reserve-Transfer Out	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TOTAL OTHER SOURCES AND USES	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
Subtotal Operating Expenses	\$149,772	\$129,056	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$278,828
Excess Revenues (Expenditures)	(\$20,506)	\$646,866	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$626,361