

# Legends Bay Community Development District

*12051 Corporate Boulevard, Orlando, FL 32817; 407-382-3256*

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The following is the proposed agenda for the meeting of the Board of Supervisors for the Legends Bay Community Development District, scheduled to be held **Tuesday, October 23, 2018 at 11:30 a.m. at the 1651 Whitfield Avenue, Suite 200, Sarasota, FL 34243.**

If you would like to attend the Board Meeting by phone, you may do so by dialing:

Phone: 1-855-747-8824

Participant Code: 859458

## **BOARD OF SUPERVISORS' MEETING AGENDA**

### **Business Matters**

- Roll Call to Confirm Quorum
  - Public Comment Period
- 
1. Consideration of the Minutes of the September 25, 2018 Board of Supervisors' Meeting
  2. Appointment of Auditor Selection Committee
  3. Ratification of Payment Authorization No. 2018-20
  4. Ratification of Proposal for Electrical Services in the Main Entrance
  5. Review of District Financial Statements

### **Other Business**

- A. Staff Reports
  - District Counsel
  - District Engineer
  - District Manager
- B. Supervisor Requests and Audience Comments

### **Adjournment**

**LEGENDS BAY  
COMMUNITY DEVELOPMENT DISTRICT**

Consideration of the Minutes of the September 25, 2018 Board  
of Supervisors' Meeting

## **MINUTES OF MEETING**

*Legends Bay Community Development District  
Board of Supervisors Meeting  
1651 Whitfield Avenue, Suite 200, Sarasota, FL 34243  
Tuesday, September 25, 2018 at 11:30 a.m.*

Present and constituting a quorum:

Charles Tokarz	Chairman
Connor Chambers	Vice Chairman
Dan Dukanauskas	Assistant Secretary
Margo Holeman	Assistant Secretary

Also present were:

Vivian Carvalho	District Manager- Fishkind & Associates
Pete Logan	Medallion Home
Geoffrey Johnson	Medallion Home
Kathy Baccia	Medallion Home
Carlos Beruff	Medallion Home
Andy Cohen	District Counsel- Persson Cohen & Mooney, P.A.
Robyn Davis	Holland Properties
Davina Westerfield Maruka	Homeowner (Joined @ 11:31 a.m. via phone)

### **FIRST ORDER OF BUSINESS**

### **Call to Order**

This meeting was called to order at 11:26 a.m. and roll call was initiated. Quorum was established with the attendance of Board Members Charles Tokarz, Connor Chambers Dan Dukanauskas, and Margo Holeman. Others in attendance are listed above.

### **Public Comment Period**

There were no public comments at this time.

### **SECOND ORDER OF BUSINESS**

### **Business Matters**

**Appointing a Supervisor for Seat 2  
& Administering Oath of Office**

Ms. Carvalho asked if the Board had anyone to appoint to Seat 2.

On MOTION by Mr. Tokarz, seconded by Mr. Chambers, with all in favor, the Board appointed Kathy Baccia to Seat 2 of the Board of Supervisors.

Ms. Carvalho administered the oath of office to Ms. Baccia. She asked Ms. Baccia if she would like to receive or waive compensation. She chose to waive compensation.

**Resolution 2018 -08, Election of  
Officers**

Ms. Carvalho explained that prior to the meeting it was brought to her attention that Mr. Logan is not currently on this Board so she will remove that from the slate of officers. She asked the Board to provide suggestions of the officers at this time.

On MOTION by Mr. Dukauskas, seconded by Mr. Chambers, with all in favor, the Board approved Resolution 2018-08, Election of Officers, as follows; Mr. Tokarz as Chair, Mr. Chambers as Vice-Chair, Mr. Dukauskas, Ms. Holeman, and Ms. Baccia as Assistant Secretaries, Ms. Carvalho as Secretary, and Ms. Walden as Assistant Secretary.

**Consideration of the Minutes of the  
August 28, 2018 Board of  
Supervisors Meeting**

The Board reviewed the minutes of the August 28, 2018 Board of Supervisors Meeting. Mr. Dukauskas provided edits to the minutes.

On MOTION by Mr. Chambers, seconded by Mr. Tokarz, with all in favor, the Board approved the Minutes of the August 28, 2018 Board of Supervisors Meeting as Amended.

Davina Westerfield Maruka, a homeowner joined the meeting via phone.

**THIRD ORDER OF BUSINESS**

**Other Business Matters**

**Review of FP & L E asement  
Authorization**

Ms. Carvalho explained that this was asked by the Board to be included on the agenda today. Mr. Logan stated that as the Developer they requested that the Board consider this authorization. He explained that FP&L needs an easement to route their power to continue providing service to Longboat Key and the final legal description is being finalized but there is a stormwater ditch or command system on the west side of the community and the CDD actually owns land on the other side of that ditch and this FP&L Easement would be between the ditch and the property boundaries.

On MOTION by Mr. Dukanauskas, seconded by Mr. Chambers, with all in favor, the Board authorized the Chair to enter into an Easement Agreement with FP&L.

**Consideration of the Engagement  
Letter for Auditing Services FY  
2018**

Ms. Carvalho explained that the District will go every three years to do an RFP for auditing services and this is the last fiscal year that this auditing company will be providing the audit for the District. She requested a motion to approve the engagement letter so the District can proceed with providing all the information to the auditor to provide the audit for Legends Bay.

On MOTION by Mr. Chambers, seconded by Mr. Tokarz, with all in favor, the Board approved the Engagement Letter for Auditing Services FY 2018.

**Ratification of Payment  
Authorization Nos. 2018-18 &  
2018-19**

These have already been approved by the Chair and need to be ratified by the Board.

On MOTION by Mr. Tokarz, seconded by Mr. Chambers, with all in favor, the Board approved Payment Authorization Nos. 2018-18 & 2018-19.

### **Review of District Financial Statements**

Ms. Carvalho explained that this reflects the District's financials as of August 31, 2018. There was no action required by the Board.

### **Staff Reports**

**District Counsel** – Not Present

**District Engineer** – Not Present

**District Manager** – No Report

### **FOURTH ORDER OF BUSINESS**

### **Audience Comments and Supervisors Requests**

Mr. Dukanauskas stated that the new lights that Medallion installed on the west side are not working. He will send Ms. Carvalho an email.

Ms. Davis stated that Bloomings started some of the repair work but only about 1/3 of the area has been addressed. She asked if the District has the plan for the rest of the north side. Ms. Carvalho responded that as of last week Mr. Glasgow was out at the site and he is pending to get a revised contract. Ms. Carvalho noted that this is the fourth revision to the contract to add that additional area. She noted that the addendum only included the right-of-way. Ms. Davis asked if the Board is reviewing anything of credit from Bloomings for the work that was not done. She stated that she has an addendum that clearly states that Legends Cove should have been taken care of. Ms. Carvalho stated that District staff is trying to get it all back in order and then they will look into that. She

explained that per the meeting that Mr. Glasgow had with Bloomings they were just doing the right-of-way and they were not doing outside of the right-of-way which is the entrance into Legends Cove. She stated that the District can look into obtaining credit. Ms. Davis mentioned that the addendum dated May 15, 2017 was executed by Mr. Wollard. Mr. Logan stated that Mr. Wollard worked for him at that point in time and that contract was to maintain the right-of-way and it was not to maintain the entrance to Legends Cove and to his knowledge there is no credit owed by Bloomings to the District for any work not performed. Ms. Davis read the addendum. Mr. Logan stated that the addendum is in reference to the right-of-way and not the entrance to Legends Cove.

**FIFTH ORDER OF BUSINESS**

**Adjournment**

There was no further business to discuss. Ms. Carvalho requested a motion to adjourn.

On MOTION by Ms. Holeman, s econded by Mr. Tokarz, with all in favor, the September 25, 2018 Board meeting of the Legends Bay CDD was adjourned.

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Secretary/Assistant Secretary

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Chairperson/Vice Chairperson

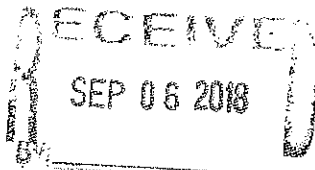
**LEGENDS BAY  
COMMUNITY DEVELOPMENT DISTRICT**

*Appointment of Auditor Selection Committee*



**LEGENDS BAY  
COMMUNITY DEVELOPMENT DISTRICT**

Ratification of Payment Authorization  
No. 2018-20



LEGENDS BAY  
COMMUNITY DEVELOPMENT DISTRICT

Payment Authorization No. 2018-20  
9/6/2018

Item No.	Payee	Invoice No.	FY18 General Fund	FY 18 Capital Fund
1	A.J. Stewart, JR., Inc Lift Station Maintenance - August 2018	31243	\$ 150.00 ✓	
2	Bloomings Testing Irrigation Controller	2018-02054	\$ 2,362.75 ✓	
3	Egis Insurance POL Renewal - Insurance	7533	\$ 9,713.00 ✓	
4	Fishkind & Associates, Inc. FY19 Preparation for Tax Roll	23278	\$ 5,000.00 ✓	
5	Longboat Aquatics Lake Treatment & Monthly Service August 2018	5244	\$ 375.00 ✓	
6	Venturesin.Com, Inc. Domain Name Registration	43954	\$ 19.99 ✓	
	Application Hosting August 2018	43991	\$ 40.00 ✓	
			\$17,660.74	\$0.00

See Notes Attached OK

**Total \$17,660.74**

*[Signature]*  
Board Member  
9/19/18

## Kathy Anderson

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**From:** Tabitha Callis  
**Sent:** Thursday, September 13, 2018 4:10 PM  
**To:** Kathy Anderson  
**Subject:** FW: [EXT] Re: Legends Bay

Hi Kathy,

Please see email below in regards to the charge that was included on the Legends Bay payment authorization for Bloomings. We may want to print this email out for Pete to review and approve. Let me know if I need to do that. Thank you and have a nice day,

Tabitha Callis  
1651 Whitfield Ave Ste 200  
Sarasota, FL 34243  
Office: (941) 567-2622  
Facsimile: (941) 359-9300  
[www.MedallionHome.com](http://www.MedallionHome.com)

RE: Bloomings

**MEDALLION**  
**HOME**

*Building Trust Since 1984*

**From:** Andy Kern  
**Sent:** Thursday, September 13, 2018 3:56 PM  
**To:** Tabitha Callis  
**Subject:** Re: [EXT] Re: Legends Bay

According to Steve it's something that had to be done to the irrigation for all of Legends Bay from a lightning strike. So I'm guessing this is a bill to the HOA on something needed to maintain the irrigation to the community. He called to tell me after it was done, but I don't approve repairs for the HOA. I just approve ongoing maintenance of the entrance and lots and make suggestions of things that need to be done. I don't know who will approve things like this once Pete is gone?

Andy Kern  
VP of Sales  
Medallion Home

Please excuse any typos this was sent from my iPhone

On Sep 13, 2018, at 3:38 PM, Tabitha Callis <[TabithaC@medallionhome.com](mailto:TabithaC@medallionhome.com)> wrote:

Hi Andy,

Kathy asked if I had Pete's approval in regards to Bloomings invoice attached to this Payment authorization for \$2362.75. I did not see anything so I asked Steve at Bloomings. Please see his email below and let me know if the \$2362.75 charge is approved by you.

Thank you and have a nice day,

Tabitha Callis  
1651 Whitfield Ave Ste 200

Sarasota, FL 34243  
Office: (941) 567-2622  
Facsimile: (941) 359-9300  
[www.MedallionHome.com](http://www.MedallionHome.com)

# MEDALLION HOME

*Building Trust Since 1984*

**From:** Steve [<mailto:Steve@bloomingslandscape.com>]  
**Sent:** Thursday, September 13, 2018 2:23 PM  
**To:** Tabitha Callis  
**Subject:** [EXT] Re: Legends Bay

I did speak to Andy the Friday before Labor Day weekend (Pete was out of town). I let him know what was happening with the irrigation and that we had begun the process of making the repairs. The lightning strike was in the wake of us installing 6,000+ Ft. of Zoysia and the repairs needed to be made ASAP to protect the newly installed turf. My tech was on site, diagnosed the issue and I let him know to go ahead and start making the repairs as it was a very time sensitive situation.

Lubna sent me an email earlier as well and I will let her know the same.

Thank you and have a great day,

Steve Sutton  
Bloomings Landscape

On Sep 13, 2018, at 1:43 PM, Tabitha Callis <[TabithaC@medallionhome.com](mailto:TabithaC@medallionhome.com)> wrote:

Hi Steve,  
I received your invoice#2018-02054 in regards to work done at Legends Bay. Please let me know if this is something Pete agreed to. I just want to make sure before I ask him to sign off on it. I look forward to hearing from you soon.  
Thank you and have a nice day,

Tabitha Callis  
1651 Whitfield Ave Ste 200  
Sarasota, FL 34243  
Office: (941) 567-2622  
Facsimile: (941) 359-9300  
[www.MedallionHome.com](http://www.MedallionHome.com)  
<*image001.png*>  
*Building Trust Since 1984*

<Payment Authorization 2018-20 090618.pdf>

# Invoice



5824 Bee Ridge Road #165, Sarasota, FL 34233

Date: 8/31/2018  
 Invoice #: 2018-02054

**Bill To:**

Legends Bay CDD  
 c/o Fishkind & Associates, Inc.  
 12051 Corporate Blvd  
 Orlando, FL 32817

**Terms**

**Due on receipt**

Description	Qty	Amount
Complete extensive testing at irrigation controller and around the clubhouse		
Locate multiple faulty decoders (27, 29, 30, 31, 32, 42, and 43) and faulty ADM module in controller due to lightning damage		
Replace all faulty components		
Hunter ACC-99D Decoder Output Module	1	670.75
ICD-100 1 Station Decoder	3	468.00
ICD-200 2 Station Decoder	2	520.00
24 Volt Standard Solenoid	1	18.00
DBR 600 Splice Kit	16	56.00
King Blk & White Silicone Filled Wire Nut	10	10.00
King Blk & Gray Silicone Filled Wire Nut	6	7.50
Labor - Technician	7	385.00
Labor - Helper	6.5	227.50

*Need copies of authorizations*

**PAYMENT ACCEPTED: CHECK AND CREDIT CARD.**

Please contact our office to pay by credit card.

Make check payable to:

Bloomings Landscape & Turf Management, Inc.

Please include invoice number on your check.

Thank You For Your Business

<b>Total</b>	\$2,362.75
<b>Payments/Credits</b>	\$0.00
<b>Balance Due</b>	\$2,362.75

RECEIVED SEP 04 2018

Phone #

Fax #

E-mail

Web Site

(941) 927-9765

(941) 929-9356

carla@bloomingslandscape.com

www.bloomingslandscape.com

PA# 2018-20

**A. J. STEWART, JR.,**  
STATE LICENSES CGC1504968, CFCO37161  
14915 WATERLINE ROAD  
BRADENTON, FL 34212  
PHONE (941)708-9696, FAX (941)744-9566

# Invoice

Date	Invoice #
8/31/2018	31243

Bill To
<b>LEGENDS BAY, CDD</b> <b>C/O FISHKIND &amp; ASSOC., INC.</b> <b>12051 CORPORATE BLVD.</b> <b>ORLANDO, FL 32817</b>

P.O. No.	Terms	Project

Quantity	Description	Rate	Amount
	Lift station maintenance check(s).	150.00	150.00
RECEIVED SEP 04 2018		<i>ML</i> <i>9/6</i>	
<b>THANK YOU!</b> <b>PLEASE INCLUDE INVOICE NUMBER ON YOUR CHECK</b>		<b>Total</b>	<b>\$150.00</b>

**INVOICE**



<b>Customer</b>	Legends Bay Community Development District
<b>Acct #</b>	163
<b>Date</b>	08/28/2018
<b>Customer Service</b>	Charisse Bitner
<b>Page</b>	1 of 1

Legends Bay Community Development District  
 c/o Fishkind & Associates, Inc.  
 12051 Corporate Blvd.  
 Orlando, FL 32817

Payment Information	
<b>Invoice Summary</b>	\$ 9,713.00
<b>Payment Amount</b>	
<b>Payment for:</b>	Invoice#7533
100118102	

Thank You

Please detach and return with payment



Customer: Legends Bay Community Development District

Invoice	Effective	Transaction	Description	Amount
7533	10/01/2018	Renew policy	Policy #100118102 10/01/2018-10/01/2019 Florida Insurance Alliance Package - Renew policy Due Date: 9/27/2018	9,713.00

*Handwritten signature: M. A. K.*

<b>Total</b>	
\$	9,713.00

Thank You

RECEIVED SEP 03 2018

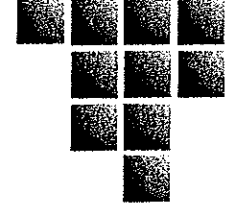
FOR PAYMENTS SENT OVERNIGHT:  
 Egis Insurance Advisors LLC, Fifth Third Wholesale Lockbox, Lockbox #234021, 4900 W. 95th St Oaklawn, IL 60453

Remit Payment To: Egis Insurance Advisors, LLC Lockbox 234021 PO Box 84021 Chicago, IL 60689-4002	(321)320-7665	<b>Date</b>
	cbitner@egisadvisors.com	08/28/2018

PA # 2018-20

Fishkind & Associates, Inc.  
12051 Corporate Blvd.  
Orlando, FL 32817

**FISHKIND  
& ASSOCIATES**



RECEIVED AUG 30 2018

**Invoice**

Invoice #:	23278
8/30/2018	

Legends Bay CDD  
c/o Fishkind & Associates, Inc.  
12051 Corporate Blvd.  
Orlando, FL 32817

File: LegendsBayCDD

Legends Bay CDD

Services:	Amount
Professional services rendered in the preparation and submission to Manatee County for FY 2019	5,000.00
	<i>MD 1/9/16</i>

**Please include the invoice  
number on your remittance  
and submit to:**

**Fishkind & Associates, Inc.  
12051 Corporate Blvd.  
Orlando, FL 32817  
Ph: 407-382-3256  
Fax: 407-382-3254  
www.fishkind.com**

Balance Due \$5,000.00

RECEIVED AUG 30 2018

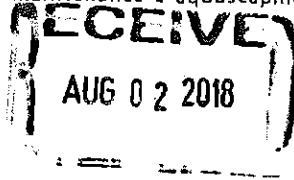




**LONGBOAT AQUATICS**  
lake maintenance • aquascaping • fish stocking

**Invoice**

**Longboat Aquatics**  
5380 Gulf of Mexico Drive  
Suite # 105  
Longboat Key, FL 34228



Date: 07/30/2018  
Invoice No.: 5244  
Due Date: 08/29/2018

**Bill To:**  
Legends Bay CDD  
Accts Payable  
1651 Whitfield Ave  
Sarasota, FL 34226

**Ship To:**  
Accts Payable  
1651 Whitfield Ave  
Sarasota, FL 34226

Qty	Description	Unit Price	Total
1	Lake Service and Treatment August 2018	\$375.00	\$375.00

*LB CDD  
MP  
8/5*

Total Amt \$375.00

Balance Due \$375.00

Please contact us for more information about payment options. **RECEIVED AUG 17 2018**

Thank you for your business.



# LONGBOAT AQUATICS

lake maintenance ■ aquascaping ■ fish stocking

941-379-5680

## SERVICE REPORT

ACCOUNT Legends Bay

DATE 7.16.18 TIME 10:40 BIOLOGIST DZ

SCHEDULED MONTHLY TREATMENT  ADDITIONAL TREATMENT

YOUR WATERWAY(S) WERE TREATED FOR THE FOLLOWING AQUATIC WEEDS:

WATERWAYS	ALGAE	GRASSES	BRUSH/ CATTAILS	SUBMERSED WEEDS	FLOATING WEEDS	POND DYE		RESTRICTIONS
Lakes	✓							

**NOTE:** Usage restrictions may include the following - Irrigation, Animal Consumption, Drinking or Swimming

Treated for algae today, removal of all  
UNWANTED Arrowhead, Pickerel weed and grass will  
begin this week.

Thank you Doug

**LONGBOAT AQUATICS GREATLY APPRECIATES YOUR BUSINESS**

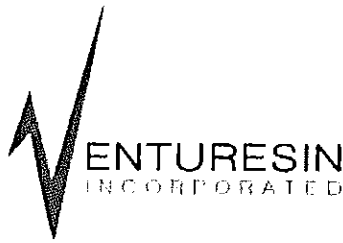
Herbicides Used:

Cosoy

**LONGBOAT ALSO PROVIDES:**

- fountains
- fish stocking
- grass carp
- aeration
- aquatic plants
- mitigation monitoring
- water chemistry
- consulting

VenturesIn.com, Inc.  
 9560 West Linebaugh Avenue  
 Tampa, FL 33626



**Invoice**

Date	Invoice #
8/24/2018	43954

**Bill To:**

Legends Bay CDD  
 C/O Fishkind & Associates, Inc.  
 12051 Corporate Blvd  
 Orlando, FL 32817

For additional information, or for questions about your bill, call (813) 999-4477, or email [information@venturesin.com](mailto:information@venturesin.com).

Please visit us on the web at [www.venturesin.com](http://www.venturesin.com)

	Due Date	P.O. No.	Terms	Project
	8/24/2018		Due on receipt	
Description	Qty	Rate	Amount	
Domain Name Registration - LEGENDBAYCDD.ORG 1 Year	1	19.99	19.99	
RECEIVED AUG 24 2018				MD 9/6

**Payment Instructions**

Do not send cash. Please reference the invoice number on your check or money order and make payable to: VenturesIn.com, Inc.

**Late Fee Policy**

A late fee of 5% per month will be assessed on the unpaid total balance due when more than 30 days past due.

<b>Subtotal</b>	\$19.99
<b>Sales Tax (0.0%)</b>	\$0.00
<b>Total</b>	\$19.99
<b>Payments/Credits</b>	\$0.00
<b>Balance Due</b>	\$19.99

RECEIVED AUG 27 2018

PA # 2018-20

VenturesIn.com, Inc.  
9560 West Linebaugh Avenue  
Tampa, FL 33626



**Invoice**

Date	Invoice #
9/1/2018	43991

**Bill To:**

Legends Bay CDD  
C/O Fishkind & Associates, Inc.  
12051 Corporate Blvd  
Orlando, FL 32817

For additional information, or for questions about your bill, call (813) 999-4477, or email [information@venturesin.com](mailto:information@venturesin.com).

Please visit us on the web at [www.venturesin.com](http://www.venturesin.com)

Due Date	P.O. No.	Terms	Project
9/1/2018		Due on receipt	
Description	Qty	Rate	Amount
CommunityXS Application Hosting	1	40.00	40.00

*NO  
9/6*

**Payment Instructions**

Do not send cash. Please reference the invoice number on your check or money order and make payable to: VenturesIn.com, Inc.

**Late Fee Policy**

A late fee of 5% per month will be assessed on the unpaid total balance due when more than 30 days past due.

<b>Subtotal</b>	\$40.00
<b>Sales Tax (0.0%)</b>	\$0.00
<b>Total</b>	\$40.00
<b>Payments/Credits</b>	\$0.00
<b>Balance Due</b>	\$40.00

RECEIVED SEP 04 2018

**LEGENDS BAY  
COMMUNITY DEVELOPMENT DISTRICT**

Ratification of Proposal for Electrical Services in the  
Main Entrance



Proposal Submitted to: Dexter ,fishkind

Ph: 4072745193

Fax/Email:

Job Description: Electrical

Proposal # 172899

Location: Legends Bay Guard shack, signs

WE PROPOSE a complete electrical installation including all labor, material, code requirements and completed in accordance with the below specifications.

Description: Upon arrival customer had front guard shack lights out and also lighting for front entrance was not working after evaluation found timer for lights to be off due to breaker tripped ,Found that west side lights have a short underground due to bad wiring,SPE proposes to directional Bore From time clock to west side sign lighting,Aproximatly 80feet and run new wiring to get lights working again. Below is the price to run new lighting circuit to west side sign lights and remove and install (5) new LED lights under guard shack when you pull up to gate.

Total Proposal: \$1,812.00

Notes/Comments:

All labor material provided by SPE is protected by a comprehensive (2) year warranty. All work performed as per National Electric Code (NEC) 2013 Edition unless otherwise noted.

Exclusions in Proposal:

- 1.) Any unforeseen code violation requiring additional service.
- 2.) Any fixtures (new or existing) other than listed as being supplied by Smart Pro Electric LLC

PAYMENT SCHEDULE AS FOLLOWS:

50% Upon Start of Job: \$906.00

50% Upon Completion: \$906.00

Work described at the price quoted is subject to adjustment for material price increases at time when work is scheduled to be performed. Material prices will be adjusted for any increases over 5% from the price at which the material was available at the time of submittal of this proposal.

Any alteration or deviations from the above specifications will be executed only upon written orders, and will become an extra charge over and above the estimate. Fixtures, devices and circuits not listed are not included. All work to be completed in a workmanlike manner according to standard practices. All agreements are contingent upon strikes, accidents, or delays beyond our control. Owner to carry fire, tornado, and other necessary insurance.

All invoices are due and payable within fifteen days from the date of the invoice. Any delinquent accounts will be subject to a monthly service charge at a rate of 18% yearly. Should we incur any costs or expenses in collecting payment per the terms of this agreement, the undersigned agrees to pay all such costs and expenses including reasonable attorney fees.

This proposal subject to acceptance within 30 days and is void thereafter at the option of the undersigned.

Authorized Signature: Michael HALL

*ACCEPTANCE OF PROPOSAL*

The above prices, specifications, and conditions are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.



Date: 10/8/2018 Print Name: Vivian Carvalho Signature: [Handwritten Signature]

Smart Pro Electric LLC  
6524 48<sup>th</sup> Ave Dr E  
Bradenton Fl 34203  
941-900-6136  
[Smartproelectric@yahoo.com](mailto:Smartproelectric@yahoo.com)

Per Board of Legends  
Bay CDD

EC13007810

**LEGENDS BAY  
COMMUNITY DEVELOPMENT DISTRICT**

District Financial Statements



**Legends Bay CDD**  
Statement of Financial Position  
As of 9/30/2018

	General Fund	Debt Service Fund	Capital Projects Fund	Long Term Debt Fund	Total
<b><u>Assets</u></b>					
<b><u>Current Assets</u></b>					
General Checking Account	\$121,822.44				\$121,822.44
Assessments Receivable	14,802.13				14,802.13
Prepaid Expenses	9,713.00				9,713.00
Assessments Receivable		\$56,705.53			56,705.53
Debt Service Reserve Bond 2007A		455,086.69			455,086.69
Revenue Bond 2007A		179,400.05			179,400.05
Interest Bond 2007A		27.38			27.38
Prepayment Bond 2007A		342,877.93			342,877.93
Sinking Fund Bond 2007A		16.72			16.72
Deferred Cost Bond 2007A			\$129,633.74		129,633.74
Total Current Assets	\$146,337.57	\$1,034,114.30	\$129,633.74	\$0.00	\$1,310,085.61
<b><u>Investments</u></b>					
Amount Available in Debt Service Funds				\$977,408.77	\$977,408.77
Amount To Be Provided				4,892,591.23	4,892,591.23
Total Investments	\$0.00	\$0.00	\$0.00	\$5,870,000.00	\$5,870,000.00
<b>Total Assets</b>	<b>\$146,337.57</b>	<b>\$1,034,114.30</b>	<b>\$129,633.74</b>	<b>\$5,870,000.00</b>	<b>\$7,180,085.61</b>
<b><u>Liabilities and Net Assets</u></b>					
<b><u>Current Liabilities</u></b>					
Accounts Payable	\$9,466.79				\$9,466.79
Deferred Revenue	14,802.13				14,802.13
Deferred Revenue		\$56,705.53			56,705.53
Total Current Liabilities	\$24,268.92	\$56,705.53	\$0.00	\$0.00	\$80,974.45

## Legends Bay CDD

### Statement of Financial Position As of 9/30/2018

	General Fund	Debt Service Fund	Capital Projects Fund	Long Term Debt Fund	Total
<b><u>Long Term Liabilities</u></b>					
Revenue Bonds Payable - Long-Term				\$5,870,000.00	\$5,870,000.00
Total Long Term Liabilities	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$5,870,000.00</u>	<u>\$5,870,000.00</u>
<b>Total Liabilities</b>	<u><u>\$24,268.92</u></u>	<u><u>\$56,705.53</u></u>	<u><u>\$0.00</u></u>	<u><u>\$5,870,000.00</u></u>	<u><u>\$5,950,974.45</u></u>
 <b><u>Net Assets</u></b>					
Net Assets, Unrestricted	\$152,582.97				\$152,582.97
Current Year Net Assets, Unrestricted	(2,677.42)				(2,677.42)
Net Assets - General Government	66,949.67				66,949.67
Current Year Net Assets - General Government	(94,786.57)				(94,786.57)
Net Assets, Unrestricted		\$42,744.26			42,744.26
Current Year Net Assets, Unrestricted		199,962.36			199,962.36
Net Assets - General Government		734,702.15			734,702.15
Net Assets, Unrestricted			\$67,637.60		67,637.60
Current Year Net Assets, Unrestricted			61,996.14		61,996.14
<b>Total Net Assets</b>	<u><u>\$122,068.65</u></u>	<u><u>\$977,408.77</u></u>	<u><u>\$129,633.74</u></u>	<u><u>\$0.00</u></u>	<u><u>\$1,229,111.16</u></u>
<b>Total Liabilities and Net Assets</b>	<u><u>\$146,337.57</u></u>	<u><u>\$1,034,114.30</u></u>	<u><u>\$129,633.74</u></u>	<u><u>\$5,870,000.00</u></u>	<u><u>\$7,180,085.61</u></u>

**Legends Bay CDD**  
**Statement of Activities**  
As of 9/30/2018

	<b>General Fund</b>	<b>Debt Service Fund</b>	<b>Capital Projects Fund</b>	<b>Long Term Debt Fund</b>	<b>Total</b>
<b><u>Revenues</u></b>					
On-Roll Assessments	\$158,876.27				\$158,876.27
Off-Roll Assessments	11,858.25				11,858.25
Inter-Fund Transfers In	(2,677.42)				(2,677.42)
On-Roll Assessments		\$463,241.63			463,241.63
Off-Roll Assessments		40,239.35			40,239.35
Other Assessments		642,449.22			642,449.22
Inter-Fund Group Transfers In		(57,807.24)			(57,807.24)
Inter-Fund Transfers In			\$60,484.66		60,484.66
<b>Total Revenues</b>	<b>\$168,057.10</b>	<b>\$1,088,122.96</b>	<b>\$60,484.66</b>	<b>\$0.00</b>	<b>\$1,316,664.72</b>
<b><u>Expenses</u></b>					
Trustee Services	\$3,500.00				\$3,500.00
District Management	26,000.04				26,000.04
Dissemination Agent	4,000.00				4,000.00
District Counsel	1,645.39				1,645.39
Assessment Administration	17,500.00				17,500.00
Arbitrage Calculation	1,000.00				1,000.00
Travel and Per Diem	46.19				46.19
Telephone	26.28				26.28
Postage & Shipping	188.98				188.98
Copies	23.10				23.10
Legal Advertising	258.19				258.19
Web Site Maintenance	499.99				499.99
Dues, Licenses, and Fees	193.50				193.50
Electric	7,150.81				7,150.81
Water Reclaimed	31,760.82				31,760.82
General Insurance	9,713.00				9,713.00
Signage and Building Maintenance	350.00				350.00
Irrigation- Repairs and Maint	4,540.40				4,540.40
Lake Maintenance/Lift Monitoring	20,372.25				20,372.25
Landscaping Maintenance & Material	89,031.75				89,031.75
Landscape Improvements & Mulch	27,020.40				27,020.40
Miscellaneous	675.00				675.00
Wall Project	20,025.00				20,025.00
Principal Payment - A3 Bond		\$525,000.00			525,000.00
Interest Payments - A1 bond		373,356.26			373,356.26
<b>Total Expenses</b>	<b>\$265,521.09</b>	<b>\$898,356.26</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$1,163,877.35</b>

**Legends Bay CDD**  
Statement of Activities  
As of 9/30/2018

	General Fund	Debt Service Fund	Capital Projects Fund	Long Term Debt Fund	Total
<b><u>Other Revenues (Expenses) &amp; Gains (Losses)</u></b>					
Interest Income		\$10,195.66			\$10,195.66
Interest Income			\$1,511.48		1,511.48
Total Other Revenues (Expenses) & Gains (Losses)	<u>\$0.00</u>	<u>\$10,195.66</u>	<u>\$1,511.48</u>	<u>\$0.00</u>	<u>\$11,707.14</u>
<b>Change In Net Assets</b>	(\$97,463.99)	\$199,962.36	\$61,996.14	\$0.00	\$164,494.51
<b>Net Assets At Beginning Of Year</b>	<u>\$219,532.64</u>	<u>\$777,446.41</u>	<u>\$67,637.60</u>	<u>\$0.00</u>	<u>\$1,064,616.65</u>
<b>Net Assets At End Of Year</b>	<u><u>\$122,068.65</u></u>	<u><u>\$977,408.77</u></u>	<u><u>\$129,633.74</u></u>	<u><u>\$0.00</u></u>	<u><u>\$1,229,111.16</u></u>

**Legends Bay CDD**  
 Budget to Actual  
 For the Month Ending 09/30/2018

	Actual	Year To Date		FY 2018 Adopted
		Budget	Variance	
<b>Revenues</b>				
On-Roll Assessments	\$ 158,876.27	\$ 157,869.00	\$ 1,007.27	\$ 157,869.00
Off-Roll Assessments	11,858.25	15,811.00	(3,952.75)	15,811.00
<b>Net Revenues</b>	<b>\$ 170,734.52</b>	<b>\$ 173,680.00</b>	<b>\$ (2,945.48)</b>	<b>\$ 173,680.00</b>
<b>General &amp; Administrative Expenses</b>				
Trustee Services	\$ 3,500.00	\$ 7,000.00	\$ (3,500.00)	\$ 7,000.00
District Management	26,000.04	26,000.00	0.04	26,000.00
Engineering	-	1,000.00	(1,000.00)	1,000.00
Dissemination Agent	4,000.00	5,000.00	(1,000.00)	5,000.00
District Counsel	1,645.39	2,000.00	(354.61)	2,000.00
Assessment Administration	17,500.00	5,000.00	12,500.00	5,000.00
Audit	-	6,500.00	(6,500.00)	6,500.00
Arbitrage Calculation	1,000.00	500.00	500.00	500.00
Travel and Per Diem	46.19	-	46.19	-
Telephone	26.28	200.00	(173.72)	200.00
Postage & Shipping	188.98	300.00	(111.02)	300.00
Copies	23.10	100.00	(76.90)	100.00
Legal Advertising	258.19	500.00	(241.81)	500.00
Web Site Maintenance	499.99	500.00	(0.01)	500.00
Dues, Licenses, and Fees	193.50	175.00	18.50	175.00
Electric	7,150.81	8,250.00	(1,099.19)	8,250.00
Water	-	355.00	(355.00)	355.00
Water Reclaimed	31,760.82	25,000.00	6,760.82	25,000.00
General Insurance	9,713.00	10,000.00	(287.00)	10,000.00
General Repair - Pavement	-	1,000.00	(1,000.00)	1,000.00
Signage and Building Maintenance	350.00	500.00	(150.00)	500.00
Irrigation- Repairs and Maint	4,540.40	2,500.00	2,040.40	2,500.00
Lake Maintenance/Lift Monitoring	20,372.25	6,300.00	14,072.25	6,300.00
Landscaping Maintenance & Material	89,031.75	36,000.00	53,031.75	36,000.00
Landscape Improvements & Mulch	27,020.40	25,000.00	2,020.40	25,000.00
Miscellaneous	675.00	4,000.00	(3,325.00)	4,000.00
Wall Project	20,025.00	-	20,025.00	-
<b>Total General &amp; Administrative Expenses</b>	<b>\$ 265,521.09</b>	<b>\$ 173,680.00</b>	<b>\$ 91,841.09</b>	<b>\$ 173,680.00</b>
<b>Total Expenses</b>	<b>\$ 265,521.09</b>	<b>\$ 173,680.00</b>	<b>\$ 91,841.09</b>	<b>\$ 173,680.00</b>
<b>Net Income (Loss)</b>	<b>\$ (94,786.57)</b>	<b>\$ -</b>	<b>\$ (94,786.57)</b>	<b>\$ -</b>