

MINUTES OF MEETING
BELLA COLLINA
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Bella Collina Community Development District was held Thursday, April 8, 2021 at 9:30 a.m. at the Bella Collina Clubhouse, 16350 Vetta Drive, Montverde, Florida.

Present and constituting a quorum were:

Randall Greene	Chairman
David Burman	Vice Chairman
Duane Owen	Assistant Secretary
Dutch Holt <i>by phone</i>	Assistant Secretary
Andrew Gorrill	Assistant Secretary

Also present were:

George Flint	District Manager
Kristen Trucco	District Counsel
Jeff Einhouse <i>by phone</i>	District Engineer
Alan Scheerer	Field Manager

FIRST ORDER OF BUSINESS

Roll Call

Mr. Flint called the meeting to order. Four members of the Board were present at the meeting constituting a quorum. Mr. Holt was attending by phone

SECOND ORDER OF BUSINESS

Public Comment Period

Mr. Flint: There are only members of the Board and staff here today, so we will move on.

THIRD ORDER OF BUSINESS

Approval of Minutes of the February 11, 2021 Meeting

Mr. Flint: Were there any comments or corrections to the February 11, 2021 minutes? If not, is there a motion to approve the minutes? Hearing no changes,

On MOTION by Mr. Greene, seconded by Mr. Owen, with all in favor, the Minutes of the February 11, 2021 Meeting, were approved.
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FOURTH ORDER OF BUSINESS

Review and Acceptance of Fiscal Year 2020 Audit Report

Mr. Flint: The report was provided to you under separate cover. You will see the management letter on page 38. If there are any issues or findings, they would be reflected in that letter. There were no current or prior year findings or recommendations.

On MOTION by Mr. Greene, seconded by Mr. Gorrill, with all in favor, Acceptance of the Fiscal Year 2020 Audit Report and Authorization for the Audit Report to be Transmitted to the State of Florida, was approved.

FIFTH ORDER OF BUSINESS

Consideration of Resolution 2021-04 Providing for Removal and Appointment of Treasurer and Appointment of Assistant Treasurer

Mr. Flint: This resolution provides for the removal of Ariel Lovera as Treasurer and appointment of Jill Burns as Treasurer and Teresa Viscarra as Assistant Treasurer. Ariel is no longer with GMS, he was previously designated as Treasurer by the Board. Jill works in my office and Teresa is directly involved in preparing the financial statements and reconciling the bank accounts.

On MOTION by Mr. Burman, seconded by Mr. Owen, with all in favor, Resolution 2021-04 Providing for Removal of Ariel Lovera and Appointing Jill Burns as Treasurer and Teresa Viscarra as Assistant Treasurer, was approved.

SIXTH ORDER OF BUSINESS

Ratification of E-Verify Memorandum of Understanding

Mr. Flint: Previously we explained the E-Verify requirements that are imposed on the CDD effective January 1, 2021. We are bringing back the Memorandum of Understanding that is required between the District and the Department of Homeland Security.

On MOTION by Mr. Greene, seconded by Mr. Gorrill, with all in favor, the E-Verify Memorandum of Understanding, was ratified.

SEVENTH ORDER OF BUSINESS

Consideration of Resolution 2021-05 Approving the Proposed Fiscal Year 2022 Budget and Setting a Public Hearing

Mr. Flint: Resolution 2021-05 approves a proposed budget and approves a date, location, and time of the public hearing to adopt the budget. We are recommending the public hearing be held on your July 8th meeting at 9:30 a.m. in this location. The Board is required to approve a proposed budget at least 60 days in advance of your public hearing for final consideration. This is not binding on the Board, you can make changes on this. The final adoption will be at the public hearing in July. There are no proposed changes in the assessment amounts. We will have another opportunity to discuss this at the July 8th meeting when you hold your public hearing.

On MOTION by Mr. Greene, seconded by Mr. Owen, with all in favor, Resolution 2021-05 Approving the Proposed Fiscal Year 2022 Budget and Setting the Public Hearing for July 8, 2021, was approved.

EIGHTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Ms. Trucco: The only that we have been working on is a letter to the HOA or the Property Owners Association regarding compliance with some consumptive use permits. The District Engineer just sent us the updated ones on Monday for this year. We will add those to the letter and then probably have that out this afternoon sometime. That’s all I have for the Board today.

B. Engineer

Mr. Flint: Jeff, do you have anything?

Mr. Einhouse: I do not have anything to report this morning.

C. District Manager’s Report

i. Approval of the Check Register

Mr. Flint: You have the check register from February 1st through March 31st. This totals \$235,405.76. This includes the General Fund, the Water and Sewer Enterprise Fund, and the Board payroll. The detailed registers are behind the summary.

On MOTION by Mr. Burman, seconded by Mr. Greene, with all in favor, the Check Register totaling \$235,405.76, was approved.

ii. Balance Sheet and Income Statement

Mr. Flint: You also have the unaudited financial reports through February 28, 2021. There are no actions required from the Board. If there are any questions, we can discuss those.

iii. Presentation of Arbitrage Rebate Calculation Report

Mr. Flint: You have the arbitrage rebate calculation report for the Series 2004 bonds. It indicates a negative rebate requirement of \$2,742,546. That means there are no arbitrage issues.

On MOTION by Mr. Greene, seconded by Mr. Owen, with all in favor, the Arbitrage Rebate Calculation Report, was approved.

iv. SBA Florida PRIME Monthly Summary Report

Mr. Flint: You have the State Board of Administration Monthly Report. This is the fund the District invests its surplus funds in run by the State. There is no action by the Board needed.

NINTH ORDER OF BUSINESS Other Business

Mr. Flint: Any other business or Supervisor’s Request? Hearing none,


TENTH ORDER OF BUSINESS Supervisor’s Request


There being none, the next item followed.

ELEVENTH ORDER OF BUSINESS Adjournment

Mr. Flint: If there’s nothing else, is there a motion to adjourn?

On MOTION by Mr. Greene, seconded by Mr. Owen, with all in favor, the meeting was adjourned.


Secretary/Assistant Secretary


Chairman/Vice Chairman