

Finley Woods Community Development District

12051 Corporate Boulevard, Orlando, FL 32817; 407-723-5900

<http://finleywoodscdd.com/>

The following is the proposed agenda for the Auditor Selection Committee and Board of Supervisors Meetings for the Finley Woods Community Development District, scheduled to be held **Thursday, September 17, 2020 at 1:00 p.m. via conference call due to the Executive Order 20-193 extending COVID-19 Executive Order 20-69**. Attached to this Agenda is a copy of the Executive Order 20-193. The attendance of three Board Members is required to constitute a quorum. Questions or comments on the Board Meeting or proposed agenda may be addressed to Jane Gaarlandt at gaarlandtj@pfm.com or (407) 723-5900.

To attend the meeting, please use the below conference call information:

Phone: **1-844-621-3956**
Access Code: **790 393 986 #**

AUDITOR SELECTION COMMITTEE MEETING AGENDA

- Roll Call to Confirm a Quorum
- Public Comment Period *[limited to items on the agenda]*
- 1. Review of Auditing Services Proposals** *(provided under separate cover)*
- 2. Ranking of Auditing Services Proposals**
- Public Comment Period
- **Adjournment**

PROPOSED BOARD OF SUPERVISORS' MEETING AGENDA

Administrative Matters

- Roll Call to Confirm Quorum
- Public Comment Period *[for any member of the public desiring to speak on any proposition before the Board]*
- 3. Consideration of Minutes of the August 20, 2020 Audit Selection Committee Meeting and Board of Supervisors' Meeting** *(provided under separate cover)*

Business Matters

- 4. Consideration of Recommendation of the Auditor Selection Committee**
- 5. Funding Request Nos. 15**
- 6. Review of Monthly Financials**

Other Business

Staff Reports

District Counsel
Interim Engineer
District Manager

Supervisor Requests and Audience Comments

Adjournment



STATE OF FLORIDA

OFFICE OF THE GOVERNOR EXECUTIVE ORDER NUMBER 20-193

(Amending Executive Order 20-179)

WHEREAS, on March 9, 2020, I issued Executive Order 20-52 declaring a state of emergency for the entire State of Florida due to COVID-19; and

WHEREAS, Executive Order 20-69, as amended by Executive Order 20-179, requires amendment to provide local government bodies with additional time to notice their meetings.

NOW, THEREFORE, I, RON DESANTIS, as Governor of Florida, by virtue of the authority vested in me by Article IV, Section (1)(a) of the Florida Constitution, Chapter 252, Florida Statutes, and all other applicable laws, promulgate the following Executive Order to take immediate effect:

Section 1.

Section 3. of Executive Order 20-179 is amended to read, as follows:

Except as amended herein, I hereby extend Executive Order 20-69, as extended by Executive Orders 20-112, 20-123, 20-139 and 20-150, until 12:01 a.m. on October 1, 2020.



IN TESTIMONY WHEREOF, I have hereunto set my hand and caused the Great Seal of the State of Florida to be affixed, at Tallahassee, this 7th day of August, 2020.

A large, stylized blue ink signature of Ron DeSantis is written over a horizontal line.

RON DESANTIS, GOVERNOR

ATTEST:

A cursive signature of Laurel M. Lee is written in black ink.

SECRETARY OF STATE

DEPARTMENT OF STATE
TALLAHASSEE, FLORIDA

2020 AUG - 7 PM 4:32

FILED

**Finley Woods
Community Development District**

Auditing Services Proposals

(provided under separate cover)

**Finley Woods
Community Development District**

**Ranking of Auditing Services
Proposals**

**Finley Woods
Community Development District**

Minutes

(provided under separate cover)

**Finley Woods
Community Development District**

**Recommendation of the
Auditor Selection Committee**

**Finley Woods
Community Development District**

Funding Request Nos. 15

**FINLEY WOODS
COMMUNITY DEVELOPMENT DISTRICT**

Funding Request No. 15

8/21/2020

Item No.	Vendor	Invoice Number	FY20 General Fund
1	Hopping Green & Sams Dist. Counsel Svcs Jun. 2020	116358	\$ 862.55
2	PFM Group Consulting LLC Dist. Mgmt. Fee Aug. 2020	DM-08-2020-0018	\$ 1,666.67
3	The Gainesville Sun Legal Ad 08/07/2020	A000971576	\$ 226.48
			<hr/> \$ 2,755.70
<hr/> TOTAL			\$2,755.70

Board Member

Please Return To:
Finley Woods CDD
c/o PFM Group Consulting LLC
12051 Corporate Boulevard
Orlando, FL 32817

**Finley Woods
Community Development District**

Monthly Financials

Finley Woods CDD
Statement of Financial Position
As of 8/31/2020

	General Fund	Debt Service	Construction	Long Term Debt	Total
<u>Assets</u>					
<u>Current Assets</u>					
General Checking Account	\$10.00				\$10.00
Accounts Receivable - Due from Developer	15,306.08				15,306.08
Debt Service Reserve Series 2020		\$180,100.00			180,100.00
Interest Series 2020		0.01			0.01
Capitalized Interest Series 2020		60,778.24			60,778.24
Acquisition/Construction Series 2020			\$1,296,845.97		1,296,845.97
Total Current Assets	<u>\$15,316.08</u>	<u>\$240,878.25</u>	<u>\$1,296,845.97</u>	<u>\$0.00</u>	<u>\$1,553,040.30</u>
<u>Investments</u>					
Amount Available in Debt Service Funds				\$240,878.25	\$240,878.25
Amount To Be Provided				2,834,121.75	2,834,121.75
Total Investments	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$3,075,000.00</u>	<u>\$3,075,000.00</u>
Total Assets	<u>\$15,316.08</u>	<u>\$240,878.25</u>	<u>\$1,296,845.97</u>	<u>\$3,075,000.00</u>	<u>\$4,628,040.30</u>
<u>Liabilities and Net Assets</u>					
<u>Current Liabilities</u>					
Accounts Payable	\$15,306.08				\$15,306.08
Deferred Revenue	15,306.08				15,306.08
Retainage Payable			\$54,726.75		54,726.75
Total Current Liabilities	<u>\$30,612.16</u>	<u>\$0.00</u>	<u>\$54,726.75</u>	<u>\$0.00</u>	<u>\$85,338.91</u>
<u>Long Term Liabilities</u>					
Revenue Bonds Payable - Long-Term				\$3,075,000.00	\$3,075,000.00
Total Long Term Liabilities	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$3,075,000.00</u>	<u>\$3,075,000.00</u>
Total Liabilities	<u>\$30,612.16</u>	<u>\$0.00</u>	<u>\$54,726.75</u>	<u>\$3,075,000.00</u>	<u>\$3,160,338.91</u>
<u>Net Assets</u>					
Net Assets - General Government	(\$3,536.55)				(\$3,536.55)
Current Year Net Assets - General Government	(11,759.53)				(11,759.53)
Current Year Net Assets, Unrestricted		240,878.25			\$240,878.25
Current Year Net Assets, Unrestricted			1,242,119.22		\$1,242,119.22
Total Net Assets	<u>(\$15,296.08)</u>	<u>\$240,878.25</u>	<u>\$1,242,119.22</u>	<u>\$0.00</u>	<u>\$1,467,701.39</u>
Total Liabilities and Net Assets	<u>\$15,316.08</u>	<u>\$240,878.25</u>	<u>\$1,296,845.97</u>	<u>\$3,075,000.00</u>	<u>\$4,628,040.30</u>

Finley Woods CDD
Statement of Activities
As of 8/31/2020

	General Fund	Debt Service	Construction	Long Term Debt	Total
Revenues					
Developer Contributions	\$33,908.80				\$33,908.80
Inter-Fund Group Transfers In		(\$25.58)			(25.58)
Debt Proceeds		268,211.06			268,211.06
Inter-Fund Transfers In			\$25.58		25.58
Debt Proceeds			2,806,788.94		2,806,788.94
Total Revenues	<u>\$33,908.80</u>	<u>\$268,185.48</u>	<u>\$2,806,814.52</u>	<u>\$0.00</u>	<u>\$3,108,908.80</u>
Expenses					
D&O Insurance	\$2,250.00				\$2,250.00
Management	18,333.37				18,333.37
Engineering	225.00				225.00
District Counsel	10,032.35				10,032.35
Postage & Shipping	57.51				57.51
Legal Advertising	6,635.67				6,635.67
Miscellaneous	109.43				109.43
Web Site Maintenance	4,975.00				4,975.00
Dues, Licenses, and Fees	300.00				300.00
General Insurance	2,750.00				2,750.00
Interest Payments -Series 2020		\$27,344.82			27,344.82
Trustee Services			\$5,675.00		5,675.00
Management			10,000.00		10,000.00
Engineering			10,094.28		10,094.28
District Counsel			52,500.00		52,500.00
Trustee Counsel			5,750.00		5,750.00
Bond Counsel			37,500.00		37,500.00
Underwriter's Discount			61,500.00		61,500.00
Copies			1,250.00		1,250.00
Other Financing Uses			30,000.00		30,000.00
Capital Expenditures			1,350,633.55		1,350,633.55
Total Expenses	<u>\$45,668.33</u>	<u>\$27,344.82</u>	<u>\$1,564,902.83</u>	<u>\$0.00</u>	<u>\$1,637,915.98</u>
Other Revenues (Expenses) & Gains (Losses)					
Interest Income		\$37.59			\$37.59
Interest Income			\$207.53		207.53
Total Other Revenues (Expenses) & Gains (Losses)	<u>\$0.00</u>	<u>\$37.59</u>	<u>\$207.53</u>	<u>\$0.00</u>	<u>\$245.12</u>
Change In Net Assets	(\$11,759.53)	\$240,878.25	\$1,242,119.22	\$0.00	\$1,471,237.94
Net Assets At Beginning Of Year	<u>(\$3,536.55)</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>\$0.00</u>	<u>(\$3,536.55)</u>
Net Assets At End Of Year	<u><u>(\$15,296.08)</u></u>	<u><u>\$240,878.25</u></u>	<u><u>\$1,242,119.22</u></u>	<u><u>\$0.00</u></u>	<u><u>\$1,467,701.39</u></u>

Finley Woods CDD
 Budget to Actual
 For the Month Ending 08/31/2020

	Actual	Year To Date Budget	Variance	FY 2020 Adopted Budget
<u>Revenues</u>				
Developer Contributions	\$33,908.80	\$141,808.37	(\$107,899.57)	\$154,700.00
Net Revenues	\$33,908.80	\$141,808.37	(\$107,899.57)	\$154,700.00
<u>General & Administrative Expenses</u>				
D&O Insurance	\$2,250.00	\$4,583.37	(\$2,333.37)	\$5,000.00
Management	18,333.37	18,333.37	0.00	20,000.00
Engineering	225.00	9,166.63	(8,941.63)	10,000.00
District Counsel	10,032.35	22,916.63	(12,884.28)	25,000.00
Audit	0.00	4,583.37	(4,583.37)	5,000.00
Telephone	0.00	916.63	(916.63)	1,000.00
Postage & Shipping	57.51	275.00	(217.49)	300.00
Copies	0.00	458.37	(458.37)	500.00
Legal Advertising	6,635.67	3,391.63	3,244.04	3,700.00
Bank Fees	0.00	229.13	(229.13)	250.00
Miscellaneous	109.43	916.85	(807.42)	1,000.00
Web Site Maintenance	4,975.00	2,475.00	2,500.00	2,700.00
Dues, Licenses, and Fees	300.00	229.13	70.87	250.00
Irrigation	0.00	9,166.63	(9,166.63)	10,000.00
General Insurance	2,750.00	0.00	2,750.00	0.00
Lake Maintenance	0.00	9,166.63	(9,166.63)	10,000.00
Landscaping Maintenance & Material	0.00	45,833.37	(45,833.37)	50,000.00
Streetlights	0.00	9,166.63	(9,166.63)	10,000.00
Total General & Administrative Expenses	\$45,668.33	\$141,808.37	(\$96,140.04)	\$154,700.00
Total Expenses	\$45,668.33	\$141,808.37	(\$96,140.04)	\$154,700.00
Net Income (Loss)	(\$11,759.53)	\$0.00	(\$11,759.53)	\$0.00

**Finley Woods
Community Development District**

Staff Reports