



**SAUSALITO BAY
COMMUNITY DEVELOPMENT
DISTRICT**

**MIAMI-DADE COUNTY
SPECIAL BOARD MEETING
& PUBLIC HEARING
JUNE 3, 2020
6:15 P.M.**

Special District Services, Inc.
6625 Miami Lakes Drive, Suite 374
Miami Lakes, FL 33014

www.sausalitobaycdd.org
561.630.4922 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile

AGENDA
SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT
SPECIAL BOARD MEETING & PUBLIC HEARING

June 3, 2020

6:15 p.m.

<https://us02web.zoom.us/j/88395355675?pwd=M01ZcERmVkhtNjYxUIJ2aWpMVEhtZz09>

Meeting ID: 883 9535 5675

Password: 022004

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Establish Quorum
- D. Additions or Deletions to Agenda
- E. Comments from the Public for Items Not on the Agenda
- F. Approval of Minutes
 - 1. March 4, 2020 Regular Board Meeting.....Page 3
- G. Old Business
 - 1. Staff Report as Required
- H. New Business
 - 1. Consider Resolution No. 2020-02 – Amending Date and Time for Public Hearing.....Page 6
 - 2. Consider Resolution No. 2020-04 - Adopting a FY 2020/2021 Regular Meeting Schedule.....Page 7
- I. Public Hearing
 - 1. Proof of Publication.....Page 9
 - 2. Receive Public Comments on Fiscal Year 2020/2021 Final Budget
 - 3. Consider Resolution No. 2020-03 – Adopting a Fiscal Year 2020/2021 Final Budget.....Page 11
- J. Administrative & Operational Matters
 - 1. Consider Approval of Agreement for Access to Certain Exempt Information.....Page 18
 - 2. Statement of Financial Interests-Disclosure – 2019 Form 1 – Filing Deadline: July 1, 2020
- K. Board Member & Staff Closing Comments
- L. Adjourn

Miami Daily Business Review

May 21, 2020

Miscellaneous Notices

NOTICE OF PUBLIC HEARING AND SPECIAL BOARD MEETING OF THE SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT

NOTICE IS HEREBY GIVEN that the Sausalito Bay Community Development District (the "District") will hold a Public Hearing and Special Board Meeting (the "Meeting") of its Board of Supervisors (the "Board") on June 3, 2020, at 6:15 p.m. to be conducted by telephonic and video conferencing communications media technology pursuant to Executive Orders 20-52, 20-69, and 20- 112 issued by Governor DeSantis on March 9, 2020, March 20, 2020, and April 29, 2020, respectively, and pursuant to Section 120.54(5)(b)2., Florida Statutes. The purpose of the Public Hearing is to receive public comment on the Fiscal Year 2020/2021 Proposed Budget and Non-Ad Valorem Assessment Roll of the District. . The Meeting is being held for the necessary public purpose of considering any other District business which may lawfully and properly come before the Board.. At such time the Board is so authorized and may consider any business that may properly come before it.

While it is necessary to hold the Meeting utilizing communications media technology due to the current COVID-19 public health emergency, the District fully encourages public participation in a safe and efficient manner. Participants may attend the Meeting by accessing the District's website, www.sausalitobaycdd.org and clicking on the meeting link you will find on the homepage, or utilizing the following login information:

Join by URL for VIDEO ACCESS at:

Topic: Sausalito Bay CDD PH & Special Meeting

Time: Jun 3, 2020 06:15 PM Eastern Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/88395355675?pwd=M01ZcERmVkhtNjYxUIJ2aWpMVEhtZz09>

Meeting ID: 883 9535 5675

Password: 022004

One tap mobile

+19294362866,,88395355675#,,1#,022004# US (New York)

+13017158592,,88395355675#,,1#,022004# US (Germantown)

Dial by your location

+1 929 436 2866 US (New York)

+1 301 715 8592 US (Germantown)

+1 312 626 6799 US (Chicago)

+1 669 900 6833 US (San Jose)

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

Meeting ID: 883 9535 5675 Password: 022004

Find your local number: <https://us02web.zoom.us/j/km3naYLI>

A copy of the budget and/or the agenda for the Meeting may be obtained at the offices of the District Manager, c/o Special District Services, Inc., at (561) 630-4922 or nnguyen@sdsinc.org (the "District Manager's Office") during normal business hours. The Meeting is open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The Meeting may be continued to a date, time, and place to be specified on the record at the Meeting.

Any person requiring special accommodations in order to access and participate in the Meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the Meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

As indicated above, this Meeting will be conducted by media communications technology. Anyone requiring assistance in order to obtain access to the telephonic, video conferencing, or other communications media technology being utilized to conduct this Meeting should contact the District Manager's Office at least forty-eight (48) hours prior to the Meeting. Similarly, any person requiring or that otherwise may need assistance accessing or participating in this Meeting because of a disability or physical impairment is strongly encouraged to contact the District Manager's Office at least forty-eight (48) hours in advance so that arrangements may be made.

If Executive Orders 20-52, 20-69, and 20-112 of the Governor are not extended, the meeting will take place with the Board in attendance at the Just Kids Center, Inc. Conference Room located at 12470 SW 8th Street, Miami, Florida 33184, at 6:15 p.m., in which case the public may attend in person or participate by telephone by calling 1-877-402-9753; Access Code: 8338134. Please check the District's website at www.sausalitobaycdd.org or contact the District Manager at nnguyen@sdsinc.org or at telephone number 786-453-0533 at least forty-eight (48) hours prior to the scheduled meeting for updated meeting location information.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the Meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager

SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT

www.sausalitobaycdd.org
5/14-21 20-18/0000469927M

**SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
MARCH 4, 2020**

A. CALL TO ORDER

District Manager Nancy Nguyen called the March 4, 2020, Regular Board Meeting of the Sausalito Bay Community Development District (the "District") to order at 6:16 p.m. in the Conference Room at the Just Kids Center, Inc. located at 12470 SW 8th Street, Miami, Florida 33184.

B. PROOF OF PUBLICATION

Ms. Nguyen presented proof of publication that notice of the Regular Board Meeting had been published in the *Miami Daily Business Review* on September 23, 2019, as part of the District's Fiscal Year 2019/2020 Regular Meeting Schedule, *as legally required*.

C. ESTABLISH A QUORUM

Ms. Nguyen determined that the attendance of Chairman Miguel Picar, Vice Chairman Robert Penna and Supervisors Christopher Casariego, Jessica Toledano and David Casanas constituted a quorum and it was in order to proceed with the meeting.

Staff members in attendance were District Manager Nancy Nguyen of Special District Services, Inc.; and District Counsel Scott Cochran of Billing, Cochran, Lyles, Mauro & Ramsey, P.A.

D. ADDITIONS OR DELETIONS TO THE AGENDA

There were no additions or deletions to the agenda.

E. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA

There were no comments from the public for items not on the agenda.

F. APPROVAL OF MINUTES

1. October 2, 2019, Regular Board Meeting

Ms. Nguyen presented the minutes of the October 2, 2019, Regular Board Meeting and asked if there were any changes.

There being no changes, a **motion** was made by Mr. Penna, seconded by Mr. Picar and unanimously passed approving the minutes of the October 2, 2019, Regular Board Meeting, *as presented*.

G. OLD BUSINESS

1. Discussion Regarding Benches on Lake Tracts

Ms. Nguyen presented the recorded plats for the District. She advised that the areas inside the lake guardrails were designated as stormwater retention and lake maintenance easement areas, and benches could not be installed in these areas. She indicated that there was a possibility of being able to install benches on the outside of the lake guardrails, which are designated as utility easements, but it would be advisable to get

the opinion of Alvarez Engineers, Inc. (the “District Engineer”). The Board asked if the opinion of the District Engineer would impose an expense to the District to which Ms. Nguyen explained that the District Engineer charges fee for any time spent doing research.

The Board consensus was not to proceed with installing park benches on the lake tracts. No further action is required at this time.

2. Staff Report, as Required

There was no Staff Report at this time.

H. NEW BUSINESS

1. Consider Resolution No. 2020-01 – Adopting a Fiscal Year 2020/2021 Proposed Budget

Ms. Nguyen presented Resolution No. 2020-01, entitled:

RESOLUTION NO. 2020-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET AND NON-AD VALOREM ASSESSMENTS FOR FISCAL YEAR 2020/2021; AND PROVIDING AN EFFECTIVE DATE.

Ms. Nguyen read the title of the resolution into the record and explained that the proposed fiscal year 2020/2021 budget would be balanced by designating a carryover of approximately \$22,000 from the projected fund balance as of September 30, 2020. Ms. Nguyen advised that since the overall proposed assessments were not increasing in the fiscal year 2020/2021, letters to the residents would not be required. Furthermore, Ms. Nguyen stated as part of Resolution No. 2020-01, the Board must set a date for the public hearing to adopt the fiscal year 2020/2021 final budget and assessment roll. A discussion ensued after which:

A **motion** was made by Mr. Penna, seconded by Mr. Casariego and unanimously passed to approve and adopt Resolution No. 2020-01, *as presented*, setting the public hearing to adopt the fiscal year 2020/2021 final budget and assessments for May 6, 2020, at 6:15 p.m. in the Just Kids Center, Inc. Conference Room located at 12470 SW 8th Street, Miami, Florida 33184; and further authorizes publication/notice of the budget public hearing, *as required by law*.

2. Staff Report, as Required

There was no Staff Report at this time.

I. ADMINISTRATIVE MATTERS & OPERATIONAL MATTERS

1. Staff Report, as Required

There was no Staff Report at this time.

J. BOARD MEMBER & STAFF CLOSING COMMENTS

Ms. Nguyen stated that unless an emergency were to arise, the Board would not need to meet again until May 6, 2020, to adopt the fiscal year 2020/2021 final budget and assessments.

K. ADJOURNMENT

There being no further business to come before the Board, a **motion** was made by Mr. Penna, seconded by Mr. Picar and unanimously passed to adjourn the Regular Board Meeting at 6:27 p.m.

Secretary/Assistant Secretary

Chairperson/Vice Chairperson

RESOLUTION NO. 2020-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT AMENDING RESOLUTION NO. 2020-01; AMENDING THE DATE AND TIME FOR THE PUBLIC HEARING TO CONSIDER THE FISCAL YEAR 2020/2021 FINAL BUDGET AND ASSESSMENTS AND AUTHORIZING THE SECRETARY AND DISTRICT MANAGER TO TAKE CERTAIN ACTIONS TO ACCOMPLISH THE INTENT OF THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Board of Supervisors (the “Board”) of the Sausalito Bay Community Development District (the “District”) is required by Chapter 190.008, *Florida Statutes*, to approve a Proposed Budget for each fiscal year; and

WHEREAS, the Board previously adopted Resolution 2020-01 approving a proposed budget and setting a public hearing for May 6, 2020; and

WHEREAS, due to the current COVID-19 public health emergency, the Board has postponed said public hearing; and

WHEREAS, the public hearing has been rescheduled for June 3, 2020, and all other requirements and filings associated with the preparation of the fiscal year budget have been completed.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT, THAT:

1. Resolution No. 2020-01 is hereby amended to change the date and time of the Public Hearing to June 3, 2020 at 6:15 p.m. to be conducted by teleconferencing or other technological means pursuant to Executive Orders 20-52, 20-69, 20-112, and 20-114 issued by Governor DeSantis on March 9, 2020, March 20, 2020, April 29, 2020, and May 8, 2020, respectively, and pursuant to Section 120.54(5)(b)2., *Florida Statutes*, for the purpose of receiving public comments on the Proposed Fiscal Year 2020/2021 Budget.

2. The Secretary of the District is authorized to execute any and all necessary transmittals, certifications or other acknowledgements or writings, as necessary, to comply with all applicable notice requirements.

PASSED, ADOPTED and EFFECTIVE this 3rd day of June, 2020.

ATTEST:

**SAUSALITO BAY
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

RESOLUTION NO. 2020-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT, ESTABLISHING A REGULAR MEETING SCHEDULE FOR FISCAL YEAR 2020/2021 AND SETTING THE TIME AND LOCATION OF SAID DISTRICT MEETINGS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, it is necessary for the Sausalito Bay Community Development District (the "District") to establish a regular meeting schedule for fiscal year 2020/2021; and

WHEREAS, the Board of Supervisors (the "Board") of the District has set a regular meeting schedule, location and time for District meetings for fiscal year 2020/2021 which is attached hereto and made a part hereof as Exhibit "A".

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT, MIAMI-DADE COUNTY, FLORIDA, AS FOLLOWS:

Section 1. The above recitals are hereby adopted by the Board.

Section 2. The regular meeting schedule, time and location for meetings for fiscal year 2020/2021 which is attached hereto as Exhibit "A" is hereby adopted by the Board and authorized to be published.

PASSED, ADOPTED and EFFECTIVE this 3rd day of June, 2020.

ATTEST:

**SAUSALITO BAY
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

**SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2020/2021 REGULAR MEETING SCHEDULE**

NOTICE IS HEREBY GIVEN that the Board of Supervisors (the “Board”) of the **Sausalito Bay Community Development District** (the “District”) will hold Regular Meetings in the Conference Room at the Just Kids Center, Inc. located at 12470 SW 8th Street, Miami, Florida 33184 at **6:15 p.m.** on the following dates:

**October 7, 2020
November 4, 2020
December 2, 2020
February 3, 2021
March 3, 2021
April 7, 2021
May 5, 2021
June 2, 2021
September 1, 2021**

The purpose of the meetings is for the Board to consider any District business which may lawfully and properly come before the Board. Meetings are open to the public and will be conducted in accordance with the provisions of Florida law for Community Development Districts. Copies of the Agenda for any of the meetings may be obtained from the District’s website or by contacting the District Manager at 305-777-0761 and/or toll free at 1-877-737-4922, prior to the date of the particular meeting.

From time to time one or two Board members may participate by telephone; therefore, a speaker telephone will be present at the meeting location so that Board members may be fully informed of the discussions taking place. Said meeting(s) may be continued as found necessary to a time and place specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at 305-777-0761 and/or toll free at 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

Meetings may be cancelled from time to time with no advertised notice.

SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT

www.sausalitobaycdd.org

PUBLISH: MIAMI DAILY BUSINESS REVIEW 09/29/20

Miami Daily Business Review

May 21, 2020

Miscellaneous Notices

NOTICE OF PUBLIC HEARING AND SPECIAL BOARD MEETING OF THE SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT

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Join by URL for VIDEO ACCESS at:

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Time: Jun 3, 2020 06:15 PM Eastern Time (US and Canada)

Join Zoom Meeting

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Meeting ID: 883 9535 5675

Password: 022004

One tap mobile

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Dial by your location

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+1 346 248 7799 US (Houston)

Meeting ID: 883 9535 5675 Password: 022004

Find your local number: <https://us02web.zoom.us/j/km3naYLI>

A copy of the budget and/or the agenda for the Meeting may be obtained at the offices of the District Manager, c/o Special District Services, Inc., at (561) 630-4922 or nnguyen@sdsinc.org (the "District Manager's Office") during normal business hours. The Meeting is open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The Meeting may be continued to a date, time, and place to be specified on the record at the Meeting.

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Each person who decides to appeal any decision made by the Board with respect to any matter considered at the Meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

District Manager

SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT

www.sausalitobaycdd.org
5/14-21 20-18/0000469927M

RESOLUTION NO. 2020-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT APPROVING AND ADOPTING A FISCAL YEAR 2020/2021 FINAL BUDGET INCLUDING NON-AD VALOREM SPECIAL ASSESSMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Sausalito Bay Community Development District (the “District”) has prepared a Proposed Budget and Final Special Assessment Roll for Fiscal Year 2020/2021 and has held a duly advertised Public Hearing to receive public comments on the Proposed Budget and Final Special Assessment Roll; and

WHEREAS, following the Public Hearing and the adoption of the Proposed Budget and Final Assessment Roll, the District is now authorized to levy non-ad valorem assessments upon the properties within the District.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT, THAT:

Section 1. The Final Budget and Final Special Assessment Roll for Fiscal Year 2020/2021 attached hereto as Exhibit “A” is approved and adopted, and the assessments set forth therein shall be levied.

Section 2. The Secretary of the District is authorized to execute any and all necessary transmittals, certifications or other acknowledgements or writings, as necessary, to comply with the intent of this Resolution.

PASSED, ADOPTED and EFFECTIVE this 3rd day of June, 2020.

ATTEST:

**SAUSALITO BAY
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

Sausalito Bay
Community Development District

**Final Budget For
Fiscal Year 2020/2021
October 1, 2020 - September 30, 2021**

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- III DETAILED FINAL DEBT SERVICE FUND BUDGET
- IV ASSESSMENT COMPARISON

FINAL BUDGET
SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2020/2021
OCTOBER 1, 2020 - SEPTEMBER 30, 2021

	FISCAL YEAR 2020/2021 BUDGET
REVENUES	
Administrative Assessments	81,908
Maintenance Assessments	38,989
Debt Assessments	185,399
Other Revenues	0
Interest Income	300
TOTAL REVENUES	\$ 306,596
EXPENDITURES	
MAINTENANCE EXPENDITURES	
Aquatic Maintenance (SFH - 50)	5,400
Aquatic Maintenance (TH - 23)	1,800
Lawn Maintenance (SFH - 50)	22,500
Lawn Maintenance/Lake Tracts (TH - 23)	6,000
Lake Tract Shoreline Maintenance (SFH - 50)	900
Lake Tract Shoreline Maintenance (TH - 23)	480
Miscellaneous Maintenance Expenses (SFH - 50)	8,000
Miscellaneous Maintenance Expenses (TH - 23)	750
Misc Grounds Maintenance/Mulch/Fertilizer	4,800
Engineering/Inspections	1,020
Outside Janitorial Services (SFH - 50)	3,300
Maintenance Contingency	4,000
TOTAL MAINTENANCE EXPENDITURES	\$ 58,950
ADMINISTRATIVE EXPENDITURES	
Supervisor Fees	5,000
Payroll Taxes (Employer)	383
Management	30,780
Secretarial & Field Operations	6,180
Legal	8,000
Assessment Roll	6,000
Audit Fees	3,600
Insurance	6,250
Legal Advertisements	700
Miscellaneous	2,000
Postage	275
Office Supplies	500
Dues & Subscriptions	175
Trustee Fee	3,600
Continuing Disclosure Fee	350
Website Management	2,000
Administrative Contingency	1,200
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 76,993
TOTAL EXPENDITURES	\$ 135,943
REVENUES LESS EXPENDITURES	\$ 170,653
Bond Payments	(174,275)
BALANCE	\$ (3,622)
County Appraiser & Tax Collector Fee	(6,126)
Discounts For Early Payments	(12,252)
EXCESS/ (SHORTFALL)	\$ (22,000)
Carryover From Prior Year	22,000
NET EXCESS/ (SHORTFALL)	\$ -

DETAILED FINAL BUDGET
SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2020/2021
OCTOBER 1, 2020 - SEPTEMBER 30, 2021

	FISCAL YEAR 2018/2019 ACTUAL	FISCAL YEAR 2019/2020 BUDGET	FISCAL YEAR 2020/2021 BUDGET	COMMENTS
REVENUES				
Administrative Assessments	79,431	81,366	81,908	Expenditures/.94
Maintenance Assessments	43,053	36,926	38,989	Expenditures Less Interest & Carryover/.94
Debt Assessments	186,982	189,202	185,399	Bond Payments/.94
Other Revenues	0	0	0	
Interest Income	485	240	300	Interest Projected At \$25 Per Month
TOTAL REVENUES	\$ 309,951	\$ 307,734	\$ 306,596	
EXPENDITURES				
MAINTENANCE EXPENDITURES				
Aquatic Maintenance (SFH - 50)	5,660	5,400	5,400	No Change From 2019/2020 Budget
Aquatic Maintenance (TH - 23)	460	1,800	1,800	No Change From 2019/2020 Budget
Lawn Maintenance (SFH - 50)	20,063	22,500	22,500	No Change From 2019/2020 Budget
Lawn Maintenance/Lake Tracts (TH - 23)	5,754	6,000	6,000	No Change From 2019/2020 Budget
Lake Tract Shoreline Maintenance (SFH - 50)	350	900	900	No Change From 2019/2020 Budget
Lake Tract Shoreline Maintenance (TH - 23)	0	480	480	No Change From 2019/2020 Budget
Miscellaneous Maintenance Expenses (SFH - 50)	795	8,000	8,000	No Change From 2019/2020 Budget
Miscellaneous Maintenance Expenses (TH - 23)	0	750	750	No Change From 2019/2020 Budget
Misc Grounds Maintenance/Mulch/Fertilizer	2,536	4,800	4,800	No Change From 2019/2020 Budget
Engineering/Inspections	1,680	1,020	1,020	No Change From 2019/2020 Budget
Outside Janitorial Services (SFH - 50)	0	3,300	3,300	No Change From 2019/2020 Budget
Maintenance Contingency	16,938	4,000	4,000	No Change From 2019/2020 Budget
TOTAL MAINTENANCE EXPENDITURES	\$ 54,236	\$ 58,950	\$ 58,950	
ADMINISTRATIVE EXPENDITURES				
Supervisor Fees	3,000	5,000	5,000	Supervisor Fees
Payroll Taxes (Employer)	305	383	383	Supervisor Fees *7.65%
Management	29,544	30,096	30,780	CPI Adjustment
Secretarial & Field Operations	5,700	6,180	6,180	No Change From 2019/2020 Budget
Legal	6,952	8,000	8,000	No Change From 2019/2020 Budget
Assessment Roll	6,000	6,000	6,000	No Change From 2019/2020 Budget
Audit Fees	3,400	3,500	3,600	Accepted Amount For 2019/2020 Audit
Insurance	5,000	6,500	6,250	Insurance Estimate
Legal Advertisements	462	700	700	No Change From 2019/2020 Budget
Miscellaneous	1,203	2,000	2,000	No Change From 2019/2020 Budget
Postage	121	300	275	\$25 Decrease From 2019/2020 Budget
Office Supplies	459	500	500	No Change From 2019/2020 Budget
Dues & Subscriptions	175	175	175	No Change From 2019/2020 Budget
Trustee Fee	3,548	3,600	3,600	No Change From 2019/2020 Budget
Continuing Disclosure Fee	350	350	350	No Change From 2019/2020 Budget
Website Management	1,500	2,000	2,000	No Change From 2019/2020 Budget
Administrative Contingency	0	1,200	1,200	Administrative Contingency
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 67,719	\$ 76,484	\$ 76,993	
TOTAL EXPENDITURES	\$ 121,955	\$ 135,434	\$ 135,943	
REVENUES LESS EXPENDITURES	\$ 187,996	\$ 172,300	\$ 170,653	
Bond Payments	(178,658)	(177,850)	(174,275)	2021 P & I Payments Less Earned Interest
BALANCE	\$ 9,338	\$ (5,550)	\$ (3,622)	
County Appraiser & Tax Collector Fee	(2,985)	(6,150)	(6,126)	Two Percent Of Total Assessment Roll
Discounts For Early Payments	(10,765)	(12,300)	(12,252)	Four Percent Of Total Assessment Roll
EXCESS/ (SHORTFALL)	\$ (4,412)	\$ (24,000)	\$ (22,000)	
Carryover From Prior Year	0	24,000	22,000	Carryover From Prior Year
NET EXCESS/ (SHORTFALL)	\$ (4,412)	\$ -	\$ -	

DETAILED FINAL DEBT SERVICE FUND BUDGET

SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2020/2021

OCTOBER 1, 2020 - SEPTEMBER 30, 2021

	FISCAL YEAR 2018/2019 ACTUAL	FISCAL YEAR 2019/2020 BUDGET	FISCAL YEAR 2020/2021 BUDGET	COMMENTS
REVENUES				
Interest Income	3,425	200	200	Projected Interest For FY 2020/2021
NAV Tax Collection	178,658	177,850	174,475	2021 P & I Payments Less Earned Interest
Total Revenues	\$ 182,083	\$ 178,050	\$ 174,675	
EXPENDITURES				
Principal Payments	90,000	100,000	100,000	Principal Payment Due In 2021
Interest Payments	82,025	78,050	74,675	Interest Payments Due In 2021
Total Expenditures	\$ 172,025	\$ 178,050	\$ 174,675	
Excess/ (Shortfall)	\$ 10,058	\$ -	\$ -	

Series 2013 Bond Refunding Information

Original Par Amount =	\$2,595,000	Annual Principal Payments Due =	May 1st
Interest Rate =	1.375% - 4.00%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	March 2013		
Maturity Date =	May 2035		
Par Amount As Of 1/1/20 =	\$2,055,000		

Sausalito Bay Community Development District Assessment Comparison

	Original Projected Assessment Before Discount*	Fiscal Year 2017/2018 Assessment Before Discount*	Fiscal Year 2018/2019 Assessment Before Discount*	Fiscal Year 2019/2020 Assessment Before Discount*	Fiscal Year 2020/2021 Projected Assessment Before Discount*
Administrative Assessment For Lot Size 23	\$ -	\$ 180.12	\$ 183.64	\$ 189.66	\$ 190.93
Maintenance Assessment For Lot Size 23	\$ -	\$ 43.52	\$ 44.39	\$ 33.54	\$ 35.39
<u>Debt For Lot Size 23</u>	<u>\$ -</u>	<u>\$ 381.21</u>	<u>\$ 375.96</u>	<u>\$ 380.43</u>	<u>\$ 372.78</u>
Total	\$ 625.00	\$ 604.85	\$ 603.99	\$ 603.63	\$ 599.10
Administrative Assessment For Lot Size 50	\$ -	\$ 180.12	\$ 183.64	\$ 189.66	\$ 190.93
Maintenance Assessment For Lot Size 50	\$ -	\$ 149.57	\$ 151.10	\$ 133.72	\$ 141.20
<u>Debt For Lot Size 50</u>	<u>\$ -</u>	<u>\$ 496.99</u>	<u>\$ 490.15</u>	<u>\$ 495.98</u>	<u>\$ 486.01</u>
Total	\$ 750.00	\$ 826.68	\$ 824.89	\$ 819.36	\$ 818.14

* Assessments Include the Following :

-
- 4% Discount for Early Payments
 - 1% County Tax Collector Fee
 - 1% County Property Appraiser Fee

Community Information:

Twenty Three Foot Lots	204
Fifty Foot Lots	<u>225</u>
Total Units	429

AGREEMENT FOR ACCESS TO CERTAIN EXEMPT INFORMATION MAINTAINED BY THE MIAMI-DADE COUNTY PROPERTY APPRAISER

THIS AGREEMENT TO ACCESS CERTAIN EXEMPT INFORMATION MAINTAINED BY THE MIAMI-DADE COUNTY PROPERTY APPRAISER (**AGREEMENT**), made and entered into this 3rd day of June, 2020, by and between the **SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT** (hereinafter referred to as the “**CDD**”) and the **MIAMI-DADE COUNTY PROPERTY APPRAISER**, (hereinafter referred as the “**Property Appraiser**”).

WITNESSETH

WHEREAS, the CDD is an independent special purpose unit of local government that helps plan, finance, construct, operate and maintain infrastructure and services for the benefit of its residents,

WHEREAS, the CDD may finance infrastructure and services by levying ad valorem taxes or non-ad valorem assessments,

WHEREAS, the CDD has requested access to certain records maintained by the Property Appraiser relating to specific property owners, including name, home addresses, telephone numbers, dates of birth, and photographs, which are exempt from public disclosure under section 119.071 of the Florida Statutes (“**Exempt Information**”),

WHEREAS, under section 119.071 of the Florida Statutes, “home addresses” includes the physical address, mailing address, street address, parcel identification number, plot identification number, legal property description, neighborhood name and lot number, GPS coordinates, and any other descriptive property information that may reveal the home address,

WHEREAS, the CDD shall only request Exempt Information when there is a statutory or official need for the Exempt Information,

WHEREAS, the CDD shall take full responsibility for protecting all Exempt Information provided pursuant to this agreement in accordance with Florida law,

NOW, THEREFORE, in consideration of the covenants herein provided, the CDD and the Property Appraiser agree as follows:

1. The foregoing recitals are incorporated herein.
2. Before the CDD requests any Exempt Information from the Property Appraiser, the CDD shall establish sufficient safeguards to ensure that Exempt Information will not be disclosed, whether intentionally or inadvertently, by the CDD or any of its agents or employees, except as authorized by Florida law.
3. The CDD shall only use Exempt Information to fulfill the official administration, duties, and responsibilities of the CDD and such Exempt Information may not be disclosed or shared for any other purpose other than as prescribed by Florida law.

4. When in receipt of Exempt Information from the Property Appraiser, the CDD acknowledges that its employees, successors, and authorized agents are subject to the same requirements exempting such records from public disclosure and the same penalties for violation of those requirements as the Property Appraiser. The CDD accepts full responsibility for the actions of its employees, successors, and authorized agents with regards to the Exempt Information, unless otherwise provided by Florida law and subject to the limitations of section 768.28, Florida Statutes, to the extent applicable.
5. To the extent allowed by, and subject to the limitations of, section 768.28 of the Florida Statutes, if applicable, the CDD does hereby agree to indemnify and hold the Property Appraiser, its officials, employees, and instrumentalities, harmless from any and all liability for any damage, injury, or claim that may arise by virtue of the Property Appraiser's disclosure of the Exempt Information to the CDD, or the exercise of any rights, obligations or actions under this Agreement, including, but not limited to, the CDD's failure to maintain the Exempt Information in accordance with Florida law.
6. The undersigned further agrees that these conditions shall be deemed a continuing obligation between the CDD and the Property Appraiser and shall remain in full force and effect and be binding on the CDD, and any permitted successors or assigns.
7. In the event that the CDD requests any third party to assume any of its responsibilities as it relates to the Exempt Information or this Agreement, the CDD must require the third party to agree in writing that it is subject to, and must comply with, all terms of this Agreement and that it must protect the Exempt Information from disclosure. Such agreement by the third party must be signed before the CDD allows the third party to access any Exempt Information. The CDD acknowledges that such assumption by a third party shall not relieve the CDD from any obligations or responsibilities hereunder. Any failure by any third party shall not subject the Property Appraiser to any liability for any damage, injury, or claim that may arise. A failure of the CDD to comply with this section shall be a breach of this Agreement and therefore a termination of the Agreement without the notice requirement in section 9.
8. Nothing in this Agreement, expressed or implied, is intended to: (a) confer upon any entity or person other than the parties and any permitted successors or assigns, any rights or remedies under or by reason of the Agreement as a third party beneficiary or otherwise except as specifically provided in this Agreement; or (b) authorize anyone not a party to this Agreement to maintain an action pursuant to or based upon this Agreement. Additionally, nothing herein shall be deemed to constitute a waiver of any rights under section 768.28 of the Florida Statutes, or as a waiver of the Property Appraiser's sovereign rights.
9. Either party to this Agreement may terminate the Agreement with seven (7) days' written notice to the other party. The CDD's obligation to protect the Exempt Information from disclosure shall remain in full force and effect following the termination of the Agreement.
10. The language agreed to herein expresses the mutual intent and agreement of the Property Appraiser and the CDD, and shall not, as a matter of judicial construction, be construed more severely against one of the parties from the other.

11. Any notices to be given hereunder shall be in writing and shall be deemed to have been given if sent by hand delivery, recognized overnight courier (e.g., Federal Express), or by written certified U.S. mail, with return receipt requested, addressed to the party for whom it is intended, at the place specified. The method of delivery shall be consistent among all of the persons listed herein. For the present, the CDD and Property Appraiser designate the following as the respective places for notice purposes:

Community Development District Sausalito Bay CDD c/o SDS, Inc
2501A Burns Road
Palm Beach Gardens, Florida 33410

With a Copy to: District Counsel
Billing, Cochran, Lyles, Mauro & Ramsey, P.A.
515 East Las Olas Blvd., Sixth Floor
Fort Lauderdale, Florida 33301
Attn: Dennis E. Lyles, Esq.

Property Appraiser: Miami-Dade County
Office of the Property Appraiser
111 Northwest First Street, Suite 710
Miami, Florida 33128

With a Copy to: Miami-Dade County Attorney's Office
111 Northwest First Street, Suite 2810
Miami, Florida 33128

IN WITNESS WHEREOF, the Sausalito Bay Community Development District has caused this instrument to be executed by its respective officials thereunto duly authorized, this the day and year above written.

SAUSALITO BAY COMMUNITY DEVELOPMENT DISTRICT

ATTEST:

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

APPROVED AS TO LEGAL FORM
AND CORRECTNESS:

CDD Attorney

MIAMI-DADE COUNTY PROPERTY APPRAISER

ATTEST:

By: _____
Property Appraiser/ Designee

Date