



*Vizcaya in Kendall
Community Development District*

<http://www.vizcakendallcdd.com>

Jean-Carlo Larrea, Chairman

Leonardo Montes, Vice Chairman

Charly Berio, Assistant Secretary

Kristi Novak, Assistant Secretary

Mark Gordon, Assistant Secretary

October 18, 2017



Vizcaya in Kendall

Community Development District

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October 11, 2017

**Board of Supervisors
Vizcaya in Kendall
Community Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of **Vizcaya in Kendall Community Development District** will be held on **October 18, 2017 at 9:30 a.m. at Kendall Square Club, 9501 S.W. 171 Avenue, Miami, Florida.** Following is the advance agenda:

Segment I:

1. Roll Call and Pledge of Allegiance
2. Supervisors Requests and Audience Comments
3. Approval of Minutes of September 20, 2017 Meeting
4. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Field Manager and Club
 - 1) Monthly Field Report
 - 2) Clubhouse Report
 - 3) Consideration for New Kids Playroom Chairs for Clubhouse
 - 4) Consideration for CDD Participation in Halloween Event
 - D. CDD Manager

Segment II - Workshop Section:

- ~Status of Additional Security Guard
- ~IPAD or Radios for Security
- ~Securing Clubhouse Parking Area with Chain during Non-Business Hours
- ~Status of Bridge Across the Pond
- ~Discussion on Other Projects and Workshop Items

Segment III:

5. Authorization or Approvals Requiring Board Action for Items Discussed During Workshop
6. Financial Reports
 - A. Approval of Check Register
 - B. Balance Sheet and Income Statement
7. Adjournment

Enclosed for your review are the minutes from the September 20, 2017 meeting.

The fourth order of business is staff reports. Enclosed is information regarding new kids playroom chairs for the clubhouse and a request for CDD participation in the Halloween event.

The financials are also enclosed. The balance of the agenda is routine in nature and staff will present their reports at the meeting. Any additional documentation will be provided under separate cover as soon as it becomes available or presented at the meeting. I look forward to seeing you at the meeting and in the meantime if you have any questions, please contact me.

Sincerely,

A handwritten signature in blue ink that reads "Luis Hernandez" followed by a horizontal flourish.

Luis Hernandez
Manager

CC: Dennis Lyles Carlos Ballbe Steve Sanford Jon Kessler Yoslayne Roiz

**MINUTES OF THE MEETING
VIZCAYA IN KENDALL
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Vizcaya in Kendall Community Development District was held on September 20, 2017 at 11:30 a.m. at Kendall Square Club, 9501 SW 171 Avenue, Miami, Florida.

Present and constituting a quorum were:

Jean-Carlo Larrea	Chairman
Leonardo Montes	Vice Chairman
Charly Berio	Assistant Secretary
Kristi Novak	Assistant Secretary
Mark Gordon	Assistant Secretary

Also present were:

Luis Hernandez	District Manager
Juliana Duque	Governmental Management Services
Scott Cochran	District Counsel
David Osio	Club Director
Yoslayne Roiz	KW Property Management
Albert Lagmarsini	Resident
Renzo Valqui	Resident

Segment I:

FIRST ORDER OF BUSINESS

Roll Call and Pledge of Allegiance

Mr. Hernandez called the meeting to order, called the roll, and the pledge of allegiance was recited.

SECOND ORDER OF BUSINESS

Organizational Matters

A. Acceptance of Resignation Letter from Mr. Robert Gibson

Mr. Hernandez: Moving on with our agenda, the second item is Organizational Matters. The first item that I need to present to the Board is Acceptance of Resignation Letter from Mr. Robert Gibson. As some of you probably know, Mr. Gibson is serving the country and at the same time he has chosen at this point to resign from the position that he was helping the District with so the first action I will need from the Board would be a motion to accept that resignation.

On MOTION by Mr. Larrea seconded by Mr. Montes with all in favor Mr. Gibson's resignation letter was accepted.

B. Consideration of Appointment of Supervisor to Unexpired Term of Office (11/2018)

Mr. Hernandez: Moving forward, does the Board have anyone they would like to appoint to the vacant seat?

Mr. Larrea: Yes. I would like to appoint Mark Gordon, who is one of the residents here.

Mr. Hernandez: Okay. We have a nomination. Do I have any other nominations? Not hearing any others, do I have anyone seconding that nomination?

On MOTION by Mr. Larrea seconded by Ms. Novak with all in favor Mr. Mark Gordon was appointed to the vacant seat.

C. Oath of Office for Newly Appointed Supervisor

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

D. Election of Officers

Mr. Hernandez: Now that the oath has been imposed, the next item for the Board to revisit is to elect the slate of officers. Prior to the new election, Jean-Carlo was Chair, Robert was Vice Chair, and the remainder of the Supervisors were Assistant Secretaries. Before the Board were to undertake and discuss that matter, the only part I need to remind the Supervisors is that all of the Supervisors have the same powers. The only reason to appoint and have Chairman and Vice Chairman is for purposes of signatures for the documents the Board has already approved. For that part it is often requested that whomever is appointed as Chair or Vice Chair to be easily available in the event that any documents need to be executed. So with that being taken into consideration, it would be up to the five of you to discuss and define who you would like to elect to be Chair, Vice Chair, and so on.

On MOTION by Mr. Larrea seconded by Ms. Novak with all in favor the slate of officers were elected as follows: Jean-Carlo Larrea as Chairman, Leonardo Montes as Vice Chairman, Charly Berio, Kristi Novak, Mark Gordon, and Rich Hans as Assistant Secretaries, Luis Hernandez as Secretary, and Patti Powers as Treasurer.

**THIRD ORDER OF BUSINESS Supervisors Requests and
Audience Comments**

Mr. Hernandez: Moving forward, the next item would be Supervisors Requests and Audience Comments. Are there any at this point? Not hearing any, we can move on.

**FOURTH ORDER OF BUSINESS Approval of the Minutes of the
August 16, 2017 Meeting**

Mr. Hernandez: Moving on, next we have Approval of the Minutes for the August 16, 2017 meeting. This would be the time to make any changes, corrections, additions or deletions. If there are none, a motion to approve would be in order.

On MOTION by Mr. Larrea seconded by Ms. Novak with all in favor the Minutes of the August 16, 2017 Meeting were approved as-presented.

**FIFTH ORDER OF BUSINESS Public Hearing to Adopt the
Fiscal Year 2018 Budget**

A. Motion to Open the Public Hearing

Mr. Hernandez: Now we have the Public Hearing to Adopt the Fiscal Year 2018 Budget. The first action I need from the Board is a motion to open the public hearing.

On MOTION by Mr. Larrea seconded by Mr. Berio with all in favor the public hearing was opened.

B. Public Comment and Discussion

Mr. Hernandez: Does anyone from the public have any comments in regards to the budget? In case anyone wants to see it, I brought extra copies. While I am passing those out, I just want to let everybody know that no changes from what was originally anticipated and on the contrary, small deductions have been included so that if a

homeowner at the time checks and compares the assessment they faced the prior year, this year it is going to be less. Depending on the size of the property, it ranges from \$140 to almost \$195. With that being said, does anyone have any particular questions? Now keep in mind, your assessment is composed of four items. One of the items you will find on page 2. That corresponds to two different components. One is the operations and maintenance of the District, and the other is the operations and maintenance of the club facilities. As of this point, neither of those have been affected or changed. We have been leaving enough room so the District will be able to undertake any unforeseen expenditures for what we have in those areas. The part we were able to go explore and get some savings is in a portion of the bonds, meaning the actual issuance came to be a little bit lower than originally anticipated and that is where the savings are coming. Those you will find on page 8 and page 10. So those are the biggest components that have been reduced in what the District is assessing and those are the part that correspond to the obligation of the bonds that the District is paying off.

Mr. Larrea: The emergency funds that you are talking about, what line item is that?

Mr. Hernandez: The emergency items, meaning the savings for the District?

Mr. Larrea: Well not just the savings, but for example, this hurricane that came.

Mr. Hernandez: If you go to page 1, right now in the top part you have the revenues and we have the unassigned fund balance. The reason we call it unassigned is that it gives full power to the Board to define how you need to be using that. If you were to call it anything else, then you would have to make an amendment to the budget to be able to use it for something else. Instead here it is just like an open item for the Board to define how you want to use it.

Mr. Larrea: That is what I was looking for. That is perfect. Thank you.

Mr. Hernandez: So unless anyone has any other questions, I will be moving on.

C. Consideration of Resolution #2017-05 Annual Appropriation Resolution

Mr. Hernandez: The way to adopt the budget is by approving Resolution #2017-05 Annual Appropriation Resolution.

On MOTION by Mr. Larrea seconded by Mr. Berio with all in favor Resolution #2017-05 Annual Appropriation Resolution was approved.

D. Consideration of Resolution #2017-06 Levy of Non Ad Valorem Assessments

Mr. Hernandez: The next item that we need to be dealing with is Resolution #2017-06. What this resolution does is it allows the District to take the operations and maintenance costs and once again levy that on Miami-Dade County's tax roll. So by adopting Resolution #2017-06 you will be authorizing the District to levy the non ad valorem assessments.

On MOTION by Mr. Larrea seconded by Mr. Berio with all in favor Resolution #2017-06 Levy of Non Ad Valorem Assessments was approved.

E. Motion to Close the Public Hearing

Mr. Hernandez: And lastly, a motion to close the public hearing would be in order at this time.

On MOTION by Mr. Larrea seconded by Ms. Novak with all in favor the public hearing was closed.

SIXTH ORDER OF BUSINESS

Consideration of Engagement Letter with Grau & Associates to perform the Audit for Fiscal Year Ending September 30, 2017

Mr. Hernandez: The next item we have is Consideration of Engagement Letter with Grau & Associates to perform the Audit for Fiscal Year Ending September 30, 2017. An explanation that I need to be making with this item is this year in theory, the District was supposed to be getting Requests for Proposals from several firms. Typically and often what any CDD does is every three to five years you go through the process of advertising and getting responses from auditing firms. We don't know exactly what happened this year because the advertisement was placed and no one replied. Not even the current vendor that we have. The problem that we have with that is that as per the

bonds that the District has, we have six months to get back with audited financials of the District. So what the District's Treasurer has done is she has called the auditor that we used in the past, with whom we haven't had any problems, and we asked them if they will be able to do it for the same amount that we did it last year so no one would be able to question it. We got a yes from them and they are presenting us with their proposal for the same amount that was done last year. This year we will start our process earlier so that when we go through the process of electing an auditor firm for the following fiscal year. With that explanation being said and made, I would encourage the Board to accept the engagement letter with Grau & Associates and by doing so, it will be authorizing appropriate officials to execute it.

On MOTION by Mr. Larrea seconded by Mr. Berio with all in favor the engagement letter with Grau & Associates to perform the audit for fiscal year ending September 30, 2017 was approved.

SEVENTH ORDER OF BUSINESS Staff Reports

A. Attorney

Mr. Hernandez: Moving on, next we have Staff Reports. Scott?

Mr. Cochran: Nothing specific to report at this time. Mark, Luis went over some Sunshine Laws items with you, but if you have any questions on those kinds of things, feel free to contact me or Mike at our office at any time.

Mr. Hernandez: Thank you very much.

B. Engineer

Mr. Hernandez: Engineer. Do we have anything specific from them yet?

Ms. Duque: Not yet. I sent an e-mail this morning, but he had a personal item and couldn't be here with us today.

Mr. Larrea: Question for the next meeting. Since he showed us the map of where all of the signs should be, and because we have the issue that we have to replace all of the signs, are we going to literally leverage this disaster and put all of the signs that need to go back? That is what I would think, so I just wanted to make sure.

Mr. Hernandez: We will have an answer for that soon. Prior to starting, Juliana had sent an e-mail to get a specific answer. Right now the part that we know based on what has been discussed in the past, some of those signs have already been accepted by Miami-Dade County, in which case, Miami-Dade County is the one that is responsible for bringing those back, but at the same time, in an effort to finalize this process and taking advantage that we have a vendor coming to deal with it, probably it is best for the community to get this done once and for all.

Mr. Montes: We called Miami-Dade and they informed us that they are only responsible for putting them in at Kendall Square. That information we obtained from Miami-Dade County.

Mr. Hernandez: That is fine. Rather than speculating on those items, what I am trying to do is get proactive with the engineer and take advantage that we have a vendor that is just exclusively to put signs and get this done.

Mr. Larrea: Yes. Let's get it all done in one shot. If you do it in multiple pieces it won't get done.

Mr. Hernandez: Perfect.

C. Field Manager and Club

1) Monthly Field Report

2) Clubhouse Report

Mr. Hernandez: Moving on to the Field Manager and Club.

Ms. Duque: Other than the report, I would like to congratulate the Tropical Touch team. I think they did a tremendous job in this community taking into consideration what happened here. They have been working very hard. Currently today they have five different trucks to serve different purposes. Each truck has a crew of a minimum of five individuals and this is consistent since the time we started with all of this process. So hopefully towards the end of this week we are going to start seeing all of the trees that can be stood up, they are going to be working on those and the irrigation system. That is our next step. They have also been in communication with the HOA. The HOA didn't receive the same responses as the CDD, but they are going to be coming back. We have

to report this to FEMA, as well, on behalf of the District. We took a lot of pictures since Tuesday. They have their report and I have my own report, as well. They are coming back after all of the cleanup and we are going to be counting trees. Then we will move forward from there. In reference to the clubhouse, also congratulations to David and his team. I think you did a great job during this event, as well. They were pretty active since Tuesday. We have tried to resolve the minor repairs that we have at the clubhouse, and I am going to let David talk a little bit more about that. Also, it was brought to my attention that we need to start looking at our holiday schedule. We have the 2018 schedule. Nothing has changed. It is the same that you decided last year for this current fiscal year. Just as informational, November 23rd, which is Thanksgiving, December 25th, Christmas, and January 1st are the only three days during the entire year that the clubhouse is closed because office staff and the front desk staff will be out. All the other days have regular hours or for Christmas Eve and New Year's Eve, they are open 8:00 a.m. to 3:00 p.m. If there are no changes to this schedule that was approved last year, I will move forward with the same one for this year and turn things over to David.

Mr. Larrea: I don't see why we should change it. I think that is fair.

Mr. Hernandez: Not only that, the sooner you post it, the better because you avoid any crisis.

Ms. Duque: Now remember that we have always made the note that even if it is a holiday and if there is any event being held at the community, staff knows they should be unless they have any personal issues. Nothing else from me.

Mr. Osio: Right after the hurricane on Monday, I walked the property with my assistant and we took multiple pictures of all of the areas in case you need them. We reported the lightbulbs that are down in the boulevard. FPL e-mailed me yesterday that it is going to be between five to seven business days for them to come. So those lights have been reported.

Mr. Hernandez: Just for you to know, in the residential side, Mas Tec has been assigned with a contract to finalize all of the post lights. So anything you can go ahead and integrate as part of it, the good component that we have is that at least now we have

a company that we can get started with trying to get this moving forward, but the ideal on my side personally is to get the streetlights working that we have been desperately needing for several years.

Mr. Osio: Some of them have power, they are lit, but they are just on the floor. We can't touch those. I can't have anyone on my staff touching them.

Mr. Hernandez: No. If you have any that are down but has lights, let me know the addresses. I will get a contractor to come and disconnect them because that is a hazardous condition.

Mr. Osio: There's four or five I counted in the boulevard. I will e-mail those to you.

Mr. Larrea: I am aware of some that are knocked over, but what scares me is it is knocked over and the light pieces are broken.

Mr. Hernandez: The ones that are broken you can't even tell if there is any power because there are no bulbs. We will have a company come and check them out.

Mr. Larrea: Following the same calendar, I know the HOA has been working with the clubhouse to do some events. I don't think there is any reason to cancel any of the events. I know there is an upcoming movie night in the field so I just want to make sure that is covered. By October we should be back to some sort of normalcy. The question that the HOA had posed for the movie night, the costs associated to the movie night, the HOA absorbs a big chunk of that. Are we going to know if Altis wants to participate in that like we did last time? I think we just need to kind of put that back on the radar. I know that in conjunction with the events that you have lined up there, there are events that they are planning like Halloween and Thanksgiving and Christmas that are in that schedule so just make sure that is also coordinated and you have staff ready for all of those that are coming so we might as well not cancel anything. My only question for you, and I know it is premature, but just kind of put the seed in your head, okay, let's clear out all of the trees, and then what happens? We count the trees that are missing and I would hate to go back to what we have with the gumbo limbo things that cracked in half.

Ms. Duque: We had that conversation recently. It is not only in this District. I can tell you that the gumbo limbos, cassia, and many other trees are not native trees. Every single District or property received the same impact on the same trees. So we do know that and are aware of that. We need to prioritize. Our task right now is just to clean up first and then we will do that. For example, for the clubhouse we have I believe a total of eight small oaks at the entrance. We lost them all so we have to remove them. I don't know if the direction is going to be to install more trees or maybe you might have on your mind a different idea for that area.

Mr. Hernandez: Let's hold off discussing that item. I don't want to get on the public record to start expressing what will be done or not when we don't know for sure. There are two items that whenever you are going to be talking about trees that become important. One is the canopy that those trees is creating that is mandated and controlled by Miami-Dade County and the second part is what will be convenient for the community. Not knowing exactly what is going to be the request from Miami-Dade County, it would be anticipated for us to be defining and saying what we are planning on doing in certain areas, but at the same time, I don't want to make it simpler for someone to get on the public record and see what the plan for the specific community is. With that being said, let us work and define what the problems going to be because each area is going to be investigated, a program will be set up, and as we have specifics, we will come to the Board with those specifics. It does not mean that as we get to be working on those that we will not get a hint from each of you individually to make sure that we provide something that will satisfy what the Board will be looking for. I think that is the part that we need to be saying as of this point. I don't like to put anyone in a hotspot, but David, can you let us know what those plans are so we can start working as to what we are going to be doing. When are you planning on doing the mowing for instance?

Mr. Osio: Yes. Actually I have all of that right in front me. Regarding events, right now, what we have booked for the movie night is for Saturday, October 28th. So that will be the weekend of Halloween since it lands on a Tuesday. The night of Halloween, we are going to have a DJ who is already booked and confirmed for that night

from 6:00 p.m. to 9:00 p.m. And just got confirmation yesterday that we have two food trucks confirmed for the movie night, which will be on a Saturday.

Mr. Hernandez: Where are you planning on doing the movie night?

Mr. Osio: The soccer field.

Mr. Hernandez: We could have movie night here somewhere in the pool area so it would be restricted to just members of this facility. The part we are getting is the hint that the community likes to have these types of events despite of where they live. So the intent for the movie night is to have it on the soccer field and you are going to be having some trucks coming to sell food.

Mr. Osio: That was the intention. Last time we couldn't get confirmation, but this time they have confirmed.

Mr. Hernandez: Okay. Now what is it that you are missing so we can start proactively working to help you to find whatever it is that you are looking for?

Mr. Osio: I guess what J.C. was trying to figure out is right now, who is paying for what? Am I mistaken? We have the movie booked and confirmed. The food trucks we don't have to pay for. They are going to come out. And there is a vendor that is going to bring popcorn and water. Last time we had popcorn, cotton candy, and water, but this time since we are going to have the food trucks, we are just going to be serving popcorn.

Mr. Hernandez: And who is going to be paying for the popcorn? Who will be paying for that cost?

Mr. Osio: That is what we are trying to figure out.

Mr. Hernandez: Okay. So popcorn. What else do you need?

Mr. Osio: That is it for that event.

Ms. Duque: Sorry to interrupt, but before you guys continue, you are planning to have the movie on October 28th, which is a Saturday, but for Halloween, which is on a Tuesday, that is the DJ?

Mr. Osio: Yes, correct. That is a completely different event. The DJ will be right up front in front of the clubhouse, we are going to have decorations, and we are going to hand out candy.

Mr. Hernandez: But if it is going to be in front of the clubhouse, it is also open for the entire community.

Mr. Osio: Yes.

Ms. Duque: But it is going to be just to give candy to the kids so you are going to need candies for that day, as well.

Mr. Hernandez: Yes. Halloween you are going to need candy. All right. Since none of this has been presented to anyone, let me just handle it internally and I will help define who can help you with what. Next time let me have a list of what is going to be done so I can make some contacts prior to the meeting and define who is going to be able to assist you with what.

Mr. Osio: Okay, sounds good. And just a quick note, as well, because we are a few weeks away, on October 7th, we are going to have Tesla come out and do an event here. Now that one is no cost to us at all so it will be open to the public, open to anybody. I just got the fliers printed yesterday and I am also working on getting food trucks for that. I don't have food trucks confirmed for that event just yet, but the way it is going to work, Tesla is going to have their marketing team come out, have a few of their cars to showcase, they are going to have music, and they are going to allow some of the residents to test drive the cars around the area. So it will be a free event to the community on Saturday, October 7th from 11:00 a.m. to 6:00 p.m.

Mr. Hernandez: Do you need anything else for that event?

Mr. Osio: No.

Mr. Berio: Maybe security?

Mr. Osio: That might be helpful.

Mr. Larrea: If they are bringing everything you need, I would suggest having a security guy here.

Mr. Hernandez: Now the question I have is for the food trucks. Where are you planning on putting them?

Mr. Osio: The way we did it for the magician event, we opened the chains and allowed them to park right in front. So it would be right in front of the playground.

Mr. Hernandez: Have they finished pressure washing and sealing the pavers yet?

Ms. Duque: No.

Mr. Hernandez: Can you make sure that it gets done before that? Because my biggest concern is if you don't have it sealed and one of those trucks coming has a little bit of an oil leak and then the tile will get damaged and will need to be replaced. If it has been sealed, you can come back and pressure wash it as nothing has happened. So if you could just help me to make sure that takes place, I would appreciate it. If that hasn't taken place, one of the items I will need to have from your side is to make sure they at least put a cover underneath the trucks so nothing happens.

Mr. Osio: Okay. No problem.

Mr. Hernandez: Now do we have extra bins for the garbage?

Mr. Osio: We actually have some that also assisted us with the last movie night. We keep reusing them.

Mr. Hernandez: Can you e-mail more-or-less what you need as far as quantity and dollar amount for the candy so I can find who will be helping us through that process? Because typically that is one of those items that I have no problem with going to the vendors and the vendors will typically assist us with that. Anything else, David?

Mr. Osio: Regarding the events, that is all I have right now. I do have kind of an idea I wanted to share with the group of another activity that we would like to offer to the residents and I wanted to get feedback. I got this idea from one of the other properties that our company, NFC, has. They do a family game night. It is not something that is done like our arts and crafts weekly. Maybe this is something that we offer once every couple months. The way it works is they just buy a few board games, invite parents to come out with their kids, bring them all together and also invite them to bring their own board games. And then they buy popcorn, which is very simple and cheap, we can microwave it here and just have family game night.

Ms. Novak: We could rent a popcorn machine instead, too.

Mr. Hernandez: You know what I would suggest, the popcorn machine is not that expensive. I have one club, we paid \$300 for it.

Mr. Osio: I thought they went for like \$100.

Mr. Hernandez: We got one for \$300 that is big and has the little cart you can take anywhere. This particular District, what they use it for is they have meetings at night so the day of the meeting they pop popcorn so whoever wants it can have some. There is also a game I have seen, and I am not a big game person, but I have a lot of nieces and nephews, you connect your cell phone to the TV and are competing with everybody else that is in the a group. It is extremely exciting and very active. You don't need to invest in anything. We have the TV and it brings the family together. So those are the kind of activities that will require nothing. Everyone just has to bring their own cell phone.

Mr. Larrea: I love that idea. That is a great idea.

Mr. Osio: I just have one other thing that I also got the idea from the same property. I don't know if this is something that is possible for our community, but they offer volunteer opportunities to their high school students. As you know a lot of high school students are looking for community service hours and there are different things that we can have high school students do. At my previous job I worked very closely with a lot of high school students, offered them volunteer opportunities, whether it is picking up trash around the community, assisting us with events, arts and crafts. I don't know if it is something that is possible, giving out community service hours?

Mr. Hernandez: Before I even provide a comment, put it in writing for us to be able to understand what it is that you have in mind so that we can really provide an opinion. Whenever you have an underage person, who is going to be supervising that person? What are the exposures that individual is going to be dealing with? Not only the liability issues, but now you have a kid that is coming and people get the perception that they are safe and therefore we need to make sure that we have them in a position where he or she is going to be safe. So before I even provide any comment, if you don't mind, put it in writing, send it to Scott and me, and we will let you know if it makes senses or not. I am open to help as much as we can, as long as it doesn't affect the District negatively. Anything else?

Mr. Osio: No.

D. CDD Manager – Consideration of Proposed Fiscal Year 2018 Meeting Schedule

Mr. Hernandez: As Manager, the only thing I need to present and someone already decided to discuss that for me, is the meeting schedule for next year, which has not changed from what we have currently. The only part that we changed, and they didn't do it on this one, is the time to move it to 2:30 p.m. keeping it on the third Wednesday of each month.

Ms. Novak: Can't we meet earlier? 2:30 p.m. is late for me.

Mr. Larrea: Is there another day that works better?

Ms. Novak: It is more-so the time than the day.

Mr. Larrea: I am probably the most flexible one here, so you guys tell me what works for everyone else.

Mr. Hernandez: The problem that we have, just for you to know, Charly works in a place where the earliest he can make it is 2:30 p.m.

Mr. Berio: Today I was in Port Everglades, but sometimes with the traffic and the beautiful drivers of Florida, 2:30 p.m. is the earliest I can be here.

Mr. Hernandez: Can we do it earlier?

Ms. Novak: Could we do it first thing in the morning?

Mr. Hernandez: That was what I was thinking. It needs to be some time that accommodates a majority of the Supervisors. That is the reason why it is always wise to have all five Supervisors. If we already know that one person is going to be having an issue, typically that is what you try to accommodate, but at the same time, if for that person everyone else is affected, then you need to try to go with the majority.

Ms. Novak: What is the quorum number?

Mr. Hernandez: Three. We need three out of five.

Mr. Larrea: Yes. I think this is the first time we have actually had all five Board members here at the same time.

Mr. Hernandez: So does 11:30 a.m. work better for everyone else?

Mr. Montes: For me, early morning or 2:30 p.m.

Mr. Hernandez: Okay. So 9:30 a.m.?

Ms. Novak: I have kids at home and a long drive so I prefer earlier. These meetings can be five hours sometimes.

Mr. Larrea: We are trying to get away from that.

Mr. Hernandez: Will 9:30 a.m. work better for you?

Ms. Novak: Yes.

Mr. Montes: Yes.

Mr. Gordon: Yes.

Mr. Berio: Maybe.

Ms. Duque: You can also attend by phone if the rest of the Board is here.

Mr. Hernandez: Yes. So the time will now be at 9:30 a.m. and the days will continue to be on the third Wednesday of each month here at this location. So a motion to approve the proposed fiscal year 2018 meeting schedule with the indicated change would be in order, and by doing so it will authorize District staff to advertise it.

On MOTION by Mr. Larrea seconded by Mr. Montes with all in favor the proposed fiscal year 2018 meeting schedule was approved as-amended, changing the time to 9:30 a.m.

Segment II: Workshop Section:

~Discussion of Projects

There not being any workshop, the next item followed.

Segment III:

EIGHTH ORDER OF BUSINESS

**Authorization or Approvals
Requiring Board Action for Items
Discussed During the Workshop**

There not being any workshop items to approve, the next item followed.

NINTH ORDER OF BUSINESS

Financial Reports

A. Approval of Check Register

B. Balance Sheet and Income Statement

Mr. Hernandez: The next item you have is financial reports. Tab A contains the check register and tab B has the balance sheet and income statement. Unless anyone has any questions, a motion to approve financials would be in order.

On MOTION by Mr. Larrea seconded by Mr. Berio with all in favor the Check Register and the Balance Sheet and Income Statement were approved.

TENTH ORDER OF BUSINESS Adjournment

Mr. Hernandez: Moving on, the last item that we have, unless anyone has any other District business to discuss, a motion to adjourn would be in order.

On MOTION by Mr. Larrea seconded by Mr. Berio with all in favor the meeting was adjourned.

Secretary / Assistant Secretary

Chairman / Vice Chairman

Robin Ventura

Subject: Vizcaya in Kendall - Kids Playroom Chairs

From: Juliana Duque
Sent: Thursday, October 5, 2017 11:20 PM
To: Robin Ventura <rventura@gmssf.com>
Subject: FW: Vizcaya in Kendall - Kids Playroom Chairs

Good evening Robin,
Please add for the next VKCDD meeting.

Board members should not "reply to all" in order to maintain compliance with the Sunshine Laws

Regards,



Juliana Duque

Field Operation Supervisor
GMS-SF, LLC
Governmental Management Services-South Florida, LLC
5385 N. Nob Hill Road
Sunrise, FL 33351
Phone: 954-721-8681
Direct: 786-344-9352
jduque@gmssf.com

From: dosio@nfcamenity.com [<mailto:dosio@nfcamenity.com>]
Sent: Thursday, October 5, 2017 11:01 AM
To: Juliana Duque
Cc: Karen Chirinos
Subject: Vizcaya in Kendall - Kids Playroom Chairs

Good morning Juliana,
One of the chairs in the kid's play roomed is broken. Please see the photo attached. We are down to 3 chairs in the kids playroom.



I found a nice looking chair on the home depot website that I wanted to share with you. The only issue would be purchasing it with a debit or credit card since it has to be purchased online.

http://www.homedepot.com/p/Flash-Furniture-Blue-Plastic-Stackable-School-Chair-with-Carrying-Handle-and-11-Seat-Height-YUYCX011BLUE/301093067?cm_mmc=Shopping|THD|DigitalDecor|google|D59+Furniture|pkw_pmt_product_301093067&mid=eWBMFRonD|dc_mtid_8903yuu57254_pcrd_pkw_pmt_product_301093067_slid_&qclid=EA|a|Qo_bChMly8yOgNbZ1qIVDn-9Ch0h1ASjEAKYAiABEgllhfD_BwE



The total with taxes would be \$62.01.

David Osio
Lifestyle Director
Kendall Square
Office Phone: 305-385-4833
www.nfcamenitymanagement.com

"Giving the best of ourselves to our clients everyday!"

From: Juliana Duque
Sent: Friday, September 29, 2017 3:39 PM
To: 'Yoslayne Roiz'
Cc: JC (ksbod1@kendallsquare.net)
Subject: RE: Halloween Event

Good afternoon Yoli,
It is my understanding that this event is for all residents at the Vizcaya in Kendall CDD (Altis and Kendall).
With this understanding, I will address your petition to the Vizcaya in Kendall CDD board of supervisors. I
will provide you with an answer after our meeting on 10-18-17.
Enjoy the weekend.

***Board members should not "reply to all" in order to maintain
compliance with the Sunshine Laws***

Regards,



Juliana Duque

Field Operation Supervisor
GMS-SF, LLC
Governmental Management Services-South Florida, LLC
5385 N. Nob Hill Road
Sunrise, FL 33351
Phone: 954-721-8681
Direct: 786-344-9352
jduque@gmssf.com

From: Yoslayne Roiz [<mailto:yroiz@kwpmc.com>]
Sent: Friday, September 29, 2017 2:39 PM
To: Juliana Duque
Cc: JC (ksbod1@kendallsquare.net)
Subject: Halloween Event
Importance: High

Good Afternoon Juliana

The HOA wants to host a community event for Halloween for the residents of Kendall Square on Oct 28,2017.

It will be a movie night in the soccer field.

The HOA wanted to know if the CDD board is willing to pay for half of the fee to rent the movie screen. Attached is the invoice, the HOA has already processed so it would be a reimbursement to the HOA if the CDD board approves to pay for half.

Thank You

Yoslayne Roiz, LCAM
Property Manager

A GREAT team delivering GREAT services!

KW PROPERTY MANAGEMENT & CONSULTING



KENDALL SQUARE

9501 SW 171 Ave

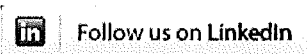
Miami, FL 33196

Phone Number: 305-385-4190

www.KendallSquare.net

www.kwpropertymanagement.com

Proud Winner of the Daily Business Review's "Best of" Property Management Award Three Years in a Row



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Invoice #2619035

Sign & Pay Online! If you need to print and mail your contract, please mail to:

FF South Florida
 PO Box 233
 Crystal City, MO 63019
 Phone: 636-931-5756

Billing Information

Kendall Square HOA
David Osio
 9501 SW 171 AVE
 Miami, FL 33196
Home Phone: (305) 385-4833
Cell Phone: (305) 510-8617
Office Phone: (305) 385-4190

Event ID #: 2619035
Order Date: 8/23/2017
Rep:

Screen Rental Date: 10/28/2017
Rain Date Hold: N/A
Arrival Time: 8:00pm
Movie Start Time: 8:00pm
Movie End Time: 10:30pm

Delivery Location Information

On-site Contact:
 9501 SW 171 AVE
 Miami, FL 33196

Delivery Method: Fully Staffed
Surface Type: Grass - Allow Stakes

Rain Date Hold is Available At A Rate of \$149 - \$499 Depending on Screen Size. We hold your screen and a 2nd Date in our system for your backup date.

Rental Items	Qty	Total
Generator Rental, Small	1	\$125.00
25-ft (16x12 Viewable) Premiere Movie Screen	1	\$649.00
All Projection, Sound & Blu-ray Player Included	1	\$0.00
Pre-Paid Gratuity Option (\$25-\$75 is Avg.)	1	\$0.00

Order subtotal		\$774.00
Discount		\$0.00
Surcharge*	6%	\$49.12
Delivery		\$44.74
Staffing		\$0.00
Total		\$867.86
Deposit Due		\$433.93
Amount Paid		\$0.00
Balance Due		\$867.86

*6% is added to all reservations. This surcharge is not a tax, it is a royalty percentage payable to the owner of the trademark registration

Pre-Paid Gratuity: As a convenience to our customers, you can include a pre-paid gratuity for your technician at the time of your booking. If you would like to pay gratuity later, you can give it directly to your tech on-site or call our office after your event and we'll be happy to add it then.

Post-Event Gratuity: If you would like to add gratuity after your event is complete, you can contact our office to add it to your invoice

Please Note: Your rental must be paid in full 14 days prior to your event date

Your reservation is not confirmed and we are not responsible for holding equipment/dates until you have signed this rental agreement. No refunds are offered and all postponements or cancellations will be credited towards future rentals.

Equipment Rental Agreement: Our goal is to provide you with friendly, FUN, professional & quality service. We prefer not to provide you a list of legal terminology, however there are factors beyond both our control and your control, such as weather and emergencies that may arise before or during your event. We also understand emotions may come into play since this may be a special day. If factors arise and we can't mutually agree on a fair outcome, then the terms and conditions written here are the only acceptable terms of negotiation.

By making your deposit or payment in full, you are agreeing to these terms and conditions described on the invoice above and Rental Agreement below.

DEPOSITS: A 50% deposit is required to confirm your event date.

If you need to make alternate arrangements to meet our deposit requirements, please contact your FunFlicks Rep. This deposit is non-refundable once it is less than 30 days to your screen rental date. If you are making this reservation less than 14 days prior to your event date, then payment in full is required at the time of your reservation. Your date is NOT CONFIRMED unless we have received your deposit and signed Rental Agreement.

Final Payments: Your final balance must be paid to us no later than 14 days prior to your event rental date. Your rental may be cancelled if we have not received your final payment by that time. Customers can make post-event payment arrangements with Purchase Orders or other terms with our approval.

Return Check Charge: There is a \$50 charge for all returned checks.

CANCELLATION FEE POLICY

You always have 6 months to re-book your rental instead of forfeiting funds, but if you must cancel the terms are listed here.

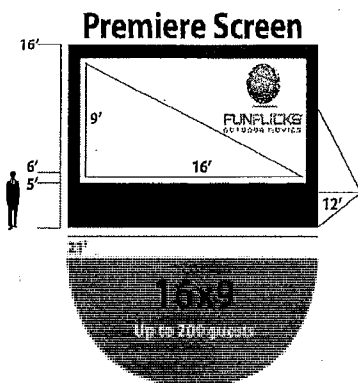
30+ Days Prior To Event Date	\$49 Fee Then Full Refund
15 - 29 Days from Event Date	Pay 50% of Event Rental Total
14 Days or Less from Event Date	Pay 100% of Event Rental Total

RESCHEDULING FEE POLICY

Reschedule 30+ Days from Event Date	\$49 Fee
Reschedule 15-29 Days from Event Date	\$149 Fee
Reschedule 14 Days or Less from Event Date	\$249 Fee

INFORMATION & TERMS

Details For Your Specific Rental



Additional 18' Needed for Projection Table Setup (Front or Rear Projection Capable)

- Includes HD Projector, Blu-ray Player, Amplified Speakers, Sound Mixer, Microphone & All Cables
- 2 1/2 Hours Standard Rental Time
- FunFlicks Tech for setup, operation and breakdown (If you selected the Drop Off Option we will setup and breakdown but will not be on-site for operation)

PLEASE NOTE: If we provide screen upgrade due to equipment availability and your event is rescheduled for any reason, you may not receive the screen upgrade at your rescheduled event.

EVENT DAY RESPONSIBILITIES

1. Event Day Confirmation Call: We will call you on the morning of your event between 10:00 AM - 1:00 PM to confirm your event. You must be available to take our call that day or you can request a text message for confirmation as well. If you request a text message, you need to be able to reply with your confirmation that our message was received. If there is more than a 20% chance of rain or wind is forecasted 15+ MPH on your date, we will not dispatch our tech for delivery without talking with you. This means that if you do not respond to the text message or take our call, we will not be able to deliver your rentals.

2. Rental Period: your Movie Start Time is the time that we expect to start your main feature presentation. If you need to start later than your listed start time, please let us know in advance. If your start time is changed once we are on-site, you may be charged an additional \$50 for the additional time that our tech is on-site.

3. Tech Arrival & Movie Start Time: We will arrive at the approximate time listed at the top of this contract (Arrival Time). Our arrival time may vary from the time listed here due to traffic or other circumstances. We include significant buffer time in the equipment setup period to allow for this variance. 95% of our event rentals start on time and we will make every effort possible to meet your Movie Start Time listed, however we do not guarantee that your movie will start at the Movie Start Time. No refunds or credits will be issued for not starting your movie at the Movie Start Time listed here.

4. Tech Responsibilities

Full Service Option: Our tech is provided to deliver & setup equipment, change media, connect devices, make adjustments and breakdown equipment. We will stay on-site during the duration of your screen rental to ensure that everything runs as smoothly as possible. Our tech is happy to help out with most event related items but please refrain from asking them to be a referee, janitor, MC, babysitter, timekeeper, lifeguard, waiter or other activities outside the ones listed here.

Drop-Off Service Option: Our tech will deliver, setup & breakdown your rental equipment but will not remain on-site for the duration of your event. If any technical difficulties arise, you will call our On Call Manager or the Delivery Tech for support. In the event of rain, customer is responsible for covering equipment or moving it to a dry location.

5. Parking & Unloading: Customer must provide adequate parking for loading/unloading, including any costs, permits or passes, within 100 yards of the screen setup location.

6. Screen Location, Size & Surface Type: Customer is responsible for ensuring our screen & projection gear will fit at rental location. It must be completely dark (10 minutes after official sunset) unless indoors. We normally secure our screens by placing 18" stakes in the ground around the screen. If we cannot place stakes in the ground for any reason (no stakes allowed, pavement, concrete, etc.) customer is responsible for providing weighted item for tying off to secure the screen. Examples would be water filled trash cans, sand bags, cinder blocks, etc. Customer is responsible for letting us know if these items are not available on-site at least 72 hours prior to rental. FunFlicks offers sand bag and water barrel rentals for locations that where stakes are not allowed and customer is responsible for securing these items prior to event date.

7. Lighting: Customer is responsible for minimizing the amount of light in the area above and nearby the screen. Parking lights, street lights, flood lights, stadium lights, etc. will degrade the quality of the image on our screen and make it appear washed out. FunFlicks is not responsible for the quality of the video image if all light sources within 100' of the screen are not turned off.

8. Electrical Requirements: Customer must provide sufficient power on-site for our equipment to operate correctly. You will need to provide 1 outlet(s), each on separate circuit breakers if more than 1 outlet is required for the rentals you requested. Power outlets must be located within 100' of the location where our screen/equipment will be setup. For distances more than 100, customer will provide 12 gauge extension cords up to 300'. We will not setup equipment more than 300' from a power source. **Generators:** Customer may provide a generator with at least 5,000 watts of continuous power and 2 separate circuit breakers. FunFlicks will not be responsible for customer provided generators that fail, trip breakers or otherwise don't function with our equipment. We offer generator rentals at additional charge in some locations.

9. Customer Provides All Media: Unless specifically licensed through FunFlicks and listed in this agreement, all media to be played on our screen/system must be provided by the customer. Our system plays standard, commercially produced DVD and Blu-ray discs. We currently do not support 4K, Ultra HD or other disc types other than standard DVD and Blu-ray.

1. We are not responsible for scratched media, custom burned media, download media or any other content issues/errors that occur with our equipment. We use new equipment that has been tested with most commercial DVD/Blu-ray discs. Please be prepared to provide a backup copy of your movie or other content you plan on playing in our systems in case there are problems with the primary disc.

2. If you are connecting a laptop, cable box, gaming system or other media devices you must tell us in advance and it must be included in this contract. If you do not see your media type listed (i.e. laptop, live TV, video gaming) then it assumed you are providing a standard DVD or Blu-ray disc. Please contact your FunFlicks Sales Coordinator if you are not showing a standard disc type. We cannot connect other devices to our systems unless the device is listed in your rental items above and we will not be responsible for event issues or failures resulting from this omission during your booking and in writing.

3. Customer is responsible for all licensing and other costs associated with any content or media used on a FunFlicks' system.

10. Equipment Malfunctions: All equipment is new and under warranty for your assurance - however there is always the risk of technical malfunctions. If we experience an equipment issue on-site, we will make every effort to get it fixed on-site or get replacement equipment delivered to your location within 60 minutes of diagnosis. If we are unable to get the equipment working or are unable to get a replacement on-site within 60 minutes from our diagnosis of problem, then FunFlicks will provide a rescheduled rental on a date mutually agreeable by customer and FunFlicks, not to be scheduled later than 6 months from the originally scheduled date. We do not offer refunds for technical malfunctions.

FunFlicks is not responsible and will not pay for incidental or consequential damages caused by any delays or equipment malfunctions. This includes but is not limited to food, entertainment, labor, sponsorships, other rentals, or other costs incurred by customer in conjunction with this rental.

Customer Provided Equipment: We will substitute any customer provided equipment in the case of failure (i.e. DVD player, projector, speakers, cables, etc.), however no refund or credit will be provided if event goes on as planned. If delayed more than 60 minutes, customer can opt to request a rescheduled rental option subject to approval by FunFlicks.

11. Sprinklers & Venue Safety: Customer is responsible for ensuring that sprinkler systems are turned off in the area where our screens & other equipment will be setup. If sprinkler systems are activated during your rental and our equipment is subjected to water from sprinklers, you will be charged a \$150 cleaning fee. If any equipment is damaged by water from sprinkler systems, then customer is responsible for paying repair or replacement costs for damaged equipment.

Customer is responsible for providing a safe venue for our equipment and our technician. We reserve the right to not setup our equipment in any environment our technician deems to be unsafe. This includes but is not limited to factors such as rain, threat of rain, mud, wind, extreme temperatures, uneven terrain, unsafe structures, uncontrolled crowds, etc. FunFlicks does not issue refunds and no rescheduled rental will be provided for cancellations caused by unsafe conditions. Weather related cancellations are covered in the Weather Policy of this rental agreement.

ADVERTISING, PHOTOGRAPHS & PROMOTION: The customer gives their full consent and permission to FunFlicks, it's local affiliates and contractors, their sponsors and/corporate sponsors, their successors, licensees, and assigns the irrevocable right to use, for any purpose whatsoever and without compensation, any photographs, videotapes, audiotapes, or other recordings of people and activities that are made during the course of this event. In addition, FunFlicks may show logos, commercials, public service announcements and limited advertising on the screen before or after your entertainment period.

COMPLETE AGREEMENT: This signed Agreement contains the entire agreement between the Lessor and the Lessee. No amendment, whether from previous or subsequent negotiations between the Lessee and the Lessor, shall be valid or enforceable unless in writing and signed by all parties to this contract. The invalidity or unenforceability of any particular provision of this Agreement shall not affect the other provisions hereof.

Customer acknowledges that by making payment and/or signing, that this Rental Agreement is a legal and binding contract. To cancel or reschedule a rental, sufficient notice must be given by Customer in accordance with the terms outlined in this Rental Agreement and that Customer may incur additional fees for doing so. Any rescheduled event is subject to availability at the time of cancellation or postponement. Refunds are not provided for rentals from FunFlicks. FunFlicks may, at it's sole discretion, provide credits towards future events for weather related and other cancellations.

I HAVE READ THIS CONTRACT AND AGREE & UNDERSTAND THE CONTENT.



162.199.217.29 on 8/23/2017

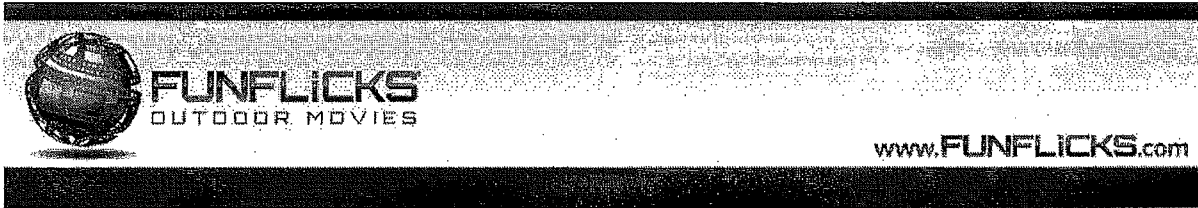
Signature

8/23/2017

Date

David Osio
Printed Name

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Vizcaya in Kendall
Community Development District

Check Run Summary - General Fund

October 18, 2017

Date	Check Numbers	Amount
September 21, 2017	732-734	\$ 7,516.60
September 26, 2017	735-744	\$ 49,779.35
October 9, 2017	745-755	\$ 42,398.06
		\$ 99,694.01

*** CHECK DATES 09/08/2017 - 10/10/2017 ***

VIZCAYA IN KENDALL CDD - GF
BANK A GENERAL FUND

CHECK DATE	VEND#	INVOICE DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #	
9/21/17	00040	9/05/17	25304508	201709	310	51300	48000			*	170.30			
			NOTICE OF PH & RG											
		9/11/17	25650309	201709	310	51300	48000			*	58.18			
			NOTICE OF RG & AUDIT											
			ALM MEDIA, LLC										228.48	000732
9/21/17	00035	9/06/17	SEPT 201	201709	320	53800	43000			*	329.15			
			SEPT 2017 - ELECTRIC SVCS											
		9/06/17	SEPT 201	201709	330	57200	43000			*	2,825.96			
			SEPT 2017 - ELECTRIC SVCS											
			FPL										3,155.11	000733
9/21/17	00055	9/05/17	AUG 2017	201709	330	57200	43100			*	3,845.02			
			AUG 2017 - WATER SERVICES											
		9/05/17	AUG 2017	201709	320	53800	43100			*	287.99			
			AUG 2017 - WATER SERVICES											
			MIAMI-DADE WATER AND SEWER										4,133.01	000734
9/26/17	00054	9/14/17	30538383	201709	330	57200	41000			*	133.33			
			SEPT 2017 - SERVICES											
			AT&T										133.33	000735
9/26/17	00053	9/16/17	19520775	201709	330	57200	41000			*	639.09			
			SEPT 2017 U-VERSE SERVICE											
			AT&T										639.09	000736
9/26/17	00097	8/01/17	122639	201708	320	53800	49100			*	3,297.03			
			50% DEP HOLIDAY LIGHTS											
		8/01/17	122691	201708	330	57200	49100			*	1,910.90			
			50% DEP HOLIDAY LIGHTS-CH											
			CHRISTMAS DESIGNERS										5,207.93	000737
9/26/17	00037	9/01/17	2273	201709	320	53800	46400			*	165.00			
			SEPT 2017 - LAKE MAINT											
		9/01/17	2273	201709	320	53800	46400			*	50.00			
			SEPT 2017 - MITIGATION											
		9/01/17	2274	201709	320	53800	46400			*	100.00			
			SEPT 2017 - MITIGATION											
			ECO BLUE AQUATIC SERVICES, INC.										315.00	000738
9/26/17	00021	9/18/17	6213	201709	300	15500	10000			*	27,956.00			
			FY 2018 INSURANCE											
			EGIS INSURANCE ADVISORS										27,956.00	000739
9/26/17	00059	9/01/17	12811	201709	330	57200	34510			*	60.00			
			SEPT 2017 - FIRE ALARM											
			EMPIRE FIRE SAFETY, LLC										60.00	000740

VKEN -VIZ KENDALL- IARAUJO

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT ACCT#	SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
9/26/17	00077	9/07/17	010860	201708	330-57200-34001		NFC AMENITY MANAGEMENT	*	1,463.00	1,463.00	000741
			AUG 17 ADD'L STAFFING								
9/26/17	00039	9/01/17	26794	201709	330-57200-46000		ORTIZ CONSTRUCTION SERVICES	*	675.00	675.00	000742
			RMV WATER FROM A/C UNITS								
9/26/17	00073	9/01/17	30090117	201709	320-53800-46300		TONY'S NURSERY & GARDEN	*	2,730.00	2,730.00	000743
			SEPT 2017 - PORTER SVCS								
9/26/17	00045	9/01/17	877909	201709	320-53800-46100		TROPICAL TOUCH GARDENS CENTER, INC.	*	2,000.00	2,000.00	000744
			SEPT 2017 - GROUNDS MAINT								
		9/01/17	877910	201709	330-57200-46200			*	1,100.00	1,100.00	
			SEPT 2017 - GROUNDS MAINT								
		9/01/17	877911	201709	320-53800-46100			*	7,500.00	7,500.00	
			SEPT 2017 - GROUNDS MAINT								
10/09/17	00004	8/31/17	144281	201708	310-51300-31500		BILLING, COCHRAN, LYLES, MAURO	*	2,212.00	2,212.00	000745
			AUG 2017 - LEGAL SERVICES								
10/09/17	00065	9/27/17	32597	201709	330-57200-46000		THE FITNESS SOLUTION	*	185.00	185.00	000746
			PREVENTIVE MAINT - 09/27								
10/09/17	00081	10/01/17	3405	201710	330-57200-46500		FLORIDA'S BRIGHT & BLUE POOLS	*	2,600.00	2,600.00	000747
			OCT 2017 - POOL SERVICES								
10/09/17	00001	9/19/17	224	201710	310-51300-31400		GOVERNMENTAL MANAGEMENT SERVICES -	*	2,000.00	2,000.00	000748
			ASSESSMENT ROLL CERT-FY18								
10/09/17	00077	8/23/17	010642	201710	330-57200-34000		NFC AMENITY MANAGEMENT	*	16,713.00	16,713.00	000749
			OCT 2017 - MGMT FEE CH								
10/09/17	00039	9/29/17	26820	201709	330-57200-46000		ORTIZ CONSTRUCTION SERVICES	*	75.00	75.00	000750
			RESET COMPUTER SYS POOL								
10/09/17	00098	9/26/17	58826	201710	310-51300-32300		REGIONS BANK	*	3,500.00	3,500.00	000751
			TRUSTEE FEES-SERIES 2016								

VKEN -VIZ KENDALL- IARAUJO

*** CHECK DATES 09/08/2017 - 10/10/2017 ***

VIZCAYA IN KENDALL CDD - GF
BANK A GENERAL FUND

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
10/09/17	00087	9/29/17	12420	201709 330-57200-46000	CHAISE LOUNGE RPL	*	800.00		
					ROBERTS ALUMINUM FURNITURE			800.00	000752
10/09/17	00091	9/01/17	8395	201709 320-53800-34500	SEPT 17 - SECURITY SVCS	*	11,309.52		
		9/01/17	8395	201709 320-53800-44100	SEPT 17 - GOLF CARTS	*	1,000.00		
		9/20/17	8424	201709 320-53800-44100	GOLF CART COVER	*	600.00		
					VESTED SECURITY			12,909.52	000753
10/09/17	00076	9/01/17	12055	201710 330-57200-34501	OCT 2017 - VIDEO MONITOR	*	610.00		
					VIRTUAL GUARD, INC.			610.00	000754
10/09/17	00069	9/25/17	1935798	201709 330-57200-43500	SEPT 2017 - REFUSE SVCS	*	793.54		
					WASTE CONNECTIONS OF FLORIDA			793.54	000755
TOTAL FOR BANK A							99,694.01		
TOTAL FOR REGISTER							99,694.01		

Vizcaya in Kendall
COMMUNITY DEVELOPMENT DISTRICT
COMBINED BALANCE SHEET
September 30, 2017

	<u>General</u>	<u>Debt Service</u>	<u>Capital Projects</u>	<u>Governmental Funds</u>
ASSETS:				
Cash	\$103,762	---	---	\$103,762
Petty Cash	\$500	---	---	\$500
Due from Capital Projects	\$2,779	---	---	\$2,779
Investments:				
State Board	\$303,393	---	---	\$303,393
<u>Series 2007A-1 BAN</u>				
Revenue	---	\$5,805	---	\$5,805
Interest	---	\$22	---	\$22
Construction	---	---	\$3	\$3
<u>Series 2012 Refunding Bonds</u>				
Reserve - A1	---	\$184,454	---	\$184,454
Reserve - A2	---	\$196,940	---	\$196,940
Interest - A1	---	\$15	---	\$15
Interest - A2	---	\$16	---	\$16
Revenue - A1	---	\$173,420	---	\$173,420
Revenue - A2	---	\$333,233	---	\$333,233
Sinking - A1	---	\$6	---	\$6
Sinking - A2	---	\$6	---	\$6
<u>Series 2016, SA Bonds</u>				
Reserve	---	\$265,129	---	\$265,129
Revenue	---	\$380,265	---	\$380,265
Acquisition & Construction	---	---	\$361,501	\$361,501
Acquisition	---	---	\$157,169	\$157,169
Cost of Issuance	---	---	\$15,440	\$15,440
Prepaid Expenses	\$27,956	---	---	\$27,956
TOTAL ASSETS	<u>\$438,391</u>	<u>\$1,539,311</u>	<u>\$534,113</u>	<u>\$2,511,815</u>
LIABILITIES:				
Accounts Payable	\$23,764	---	---	\$23,764
Due to General	---	---	\$2,779	\$2,779
Due to Bondholders	---	\$9,078,333	---	\$9,078,333
FUND BALANCES:				
Nonspendable				
Prepaid Items	\$27,956	---	---	\$27,956
Assigned for Capital Projects	---	---	\$531,334	\$531,334
Unrestricted	\$386,671	(\$7,539,022)	---	(\$7,152,351)
TOTAL LIABILITIES & FUND EQUITY				
& OTHER CREDITS	<u>\$438,391</u>	<u>\$1,539,311</u>	<u>\$534,113</u>	<u>\$2,511,815</u>

VIZCAYA IN KENDALL
COMMUNITY DEVELOPMENT DISTRICT
General Fund
Statement of Revenues & Expenditures
For The Period Ending September 30, 2017

<u>Description</u>	<u>ADOPTED BUDGET</u>	<u>PRORATED BUDGET THRU 09/30/17</u>	<u>ACTUAL THRU 09/30/17</u>	<u>VARIANCE</u>
<u>Income</u>				
Maintenance Assessments	\$941,891	\$941,891	\$949,687	\$7,796
Developer Contributions	\$133,691	\$133,691	\$136,691	\$3,001
Interest Income	\$0	\$0	\$3,393	\$3,393
Facility Rental Fees	\$0	\$0	\$10,422	\$10,422
Misc Income/Key Replacements	\$0	\$0	\$625	\$625
Total Income	\$1,075,581	\$1,075,581	\$1,100,818	\$25,237
<u>Expenditures</u>				
<i>Administrative</i>				
Supervisor Fees	\$6,000	\$6,000	\$6,400	(\$400)
FICA Taxes	\$459	\$459	\$490	(\$31)
Engineering	\$5,000	\$5,000	\$8,980	(\$3,980)
Dissemination	\$2,500	\$2,500	\$2,500	\$0
Assessment Roll	\$2,000	\$2,000	\$2,000	\$0
Attorney	\$40,000	\$40,000	\$37,860	\$2,141
Auditing	\$7,500	\$7,500	\$6,000	\$1,500
Arbitrage	\$1,250	\$1,250	\$1,200	\$50
Collection Fees	\$2,000	\$2,000	\$0	\$2,000
Trustee Fees	\$7,000	\$7,000	\$7,000	\$0
Management Fees	\$40,000	\$40,000	\$40,000	\$0
Computer Time	\$1,000	\$1,000	\$1,000	\$0
Telephone	\$200	\$200	\$81	\$119
Postage	\$500	\$500	\$368	\$132
Printing & Binding	\$1,000	\$1,000	\$3,159	(\$2,159)
Insurance	\$6,232	\$6,232	\$5,778	\$454
Legal Advertising	\$2,000	\$2,000	\$755	\$1,245
Other Current Charges	\$250	\$250	\$614	(\$364)
Website Compliance	\$500	\$500	\$500	(\$0)
Office Supplies	\$200	\$200	\$196	\$4
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0
Capital Outlay	\$250	\$250	\$0	\$250
Total Administrative	\$126,016	\$126,016	\$125,056	\$960
<i>Field</i>				
Field Management Services	\$12,500	\$12,500	\$16,333	(\$3,833)
Security	\$160,000	\$160,000	\$135,070	\$24,930
Electric	\$10,000	\$10,000	\$7,743	\$2,257
Pressure Washing	\$9,000	\$9,000	\$0	\$9,000
Landscape Maintenance	\$187,462	\$187,462	\$125,657	\$61,805
Landscape Replacement	\$15,000	\$15,000	\$2,795	\$12,205
Porter Services	\$10,000	\$10,000	\$13,650	(\$3,650)
Lake/Preserve Maintenance	\$9,000	\$9,000	\$3,780	\$5,220
Holiday Decorations	\$10,000	\$10,000	\$13,713	(\$3,713)
Contingencies	\$50,000	\$50,000	\$28,422	\$21,578
Total Field	\$472,962	\$472,962	\$347,164	\$125,798
<i>Clubhouse</i>				
Operation and Maintenance	\$588,556	\$588,556	\$443,290	\$145,266
Total Field	\$588,556	\$588,556	\$443,290	\$145,266
Total Expenditures	\$1,187,534	\$598,978	\$915,510	\$126,759
Excess Revenues/Expenditures	(\$111,953)		\$185,308	
Fund Balance - Beginning	\$113,968		\$229,319	
Fund Balance - Ending	\$2,015		\$414,627	

Vizcaya in Kendall
COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND
Statement of Revenues & Expenditures
For The Period Ending September 30, 2017
Series 2005 BAN

	<u>ADOPTED BUDGET</u>	<u>PRORATED THRU 09/30/17</u>	<u>ACTUAL THRU 09/30/17</u>	<u>VARIANCE</u>
<u>REVENUES:</u>				
Interest Income	\$0	\$0	\$21	\$21
Assessments	\$0	\$0	\$0	\$0
<i>TOTAL REVENUES</i>	<u>\$0</u>	<u>\$0</u>	<u>\$21</u>	<u>\$21</u>
<u>EXPENDITURES:</u>				
Interest Expense	\$0	\$0	\$0	\$0
<i>TOTAL EXPENDITURES</i>	<u>\$0</u>	<u>\$0</u>	<u>\$0</u>	<u>\$0</u>
<u>OTHER SOURCES/(USES)</u>				
Operating Transfer In	\$0	\$0	\$0	\$0
<i>TOTAL OTHER</i>	<u>\$0</u>	<u>\$0</u>	<u>\$0</u>	<u>\$0</u>
EXCESS REVENUES (EXPENDITURES)	\$0		<u>\$21</u>	
FUND BALANCE - Beginning	\$0		(\$9,072,527)	
FUND BALANCE - Ending	\$0		<u><u>(\$9,072,506)</u></u>	

Vizcaya in Kendall
COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

Statement of Revenues & Expenditures

For The Period Ending September 30, 2017

Series 2012 Refunding Bonds

	<u>ADOPTED BUDGET</u>	<u>PRORATED THRU 09/30/17</u>	<u>ACTUAL THRU 09/30/17</u>	<u>VARIANCE</u>
<u>REVENUES:</u>				
Special Assessments - A1	\$368,907	\$368,907	\$371,923	\$3,016
Special Assessments - A2	\$470,516	\$470,516	\$474,363	\$3,847
Interest Income	\$0	\$0	\$4,654	\$4,654
<i>TOTAL REVENUES</i>	<u>\$839,422</u>	<u>\$839,422</u>	<u>\$850,940</u>	<u>\$11,517</u>
<u>EXPENDITURES:</u>				
<u>Series 2012A-1</u>				
Interest 11/1	\$147,483	\$147,483	\$147,483	\$0
Principal 5/1	\$75,000	\$75,000	\$75,000	\$0
Interest 5/1	\$147,483	\$147,483	\$147,483	\$0
<u>Series 2012A-2</u>				
Interest 11/1	\$157,815	\$157,815	\$157,815	\$0
Principal 5/1	\$80,000	\$80,000	\$80,000	\$0
Interest 5/1	\$157,815	\$157,815	\$157,815	\$0
<i>TOTAL EXPENDITURES</i>	<u>\$765,596</u>	<u>\$765,595</u>	<u>\$765,595</u>	<u>\$0</u>
EXCESS REVENUES (EXPENDITURES)	<u>\$73,826</u>		<u>\$85,345</u>	
FUND BALANCE - Beginning	\$409,093		\$802,746	
FUND BALANCE - Ending	<u>\$482,919</u>		<u>\$888,090</u>	

Vizcaya in Kendall
COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND

Statement of Revenues & Expenditures

For The Period Ending September 30, 2017

Series 2016 Special Assessment Bonds

	<u>ADOPTED BUDGET</u>	<u>PRORATED THRU 09/30/17</u>	<u>ACTUAL THRU 09/30/17</u>	<u>VARIANCE</u>
<u>REVENUES:</u>				
Special Assessments	\$0	\$0	\$540,349	\$540,349
Interest Income	\$0	\$0	\$2,852	\$2,852
<i>TOTAL REVENUES</i>	<u>\$0</u>	<u>\$0</u>	<u>\$543,201</u>	<u>\$543,201</u>
<u>EXPENDITURES:</u>				
Interest 11/1	\$0	\$0	\$0	\$0
Principal 5/1	\$0	\$0	\$0	\$0
Interest 5/1	\$0	\$0	\$161,712	(\$161,712)
<i>TOTAL EXPENDITURES</i>	<u>\$0</u>	<u>\$0</u>	<u>\$161,712</u>	<u>(\$161,712)</u>
<u>OTHERS SOURCES/(USES)</u>				
Bond Proceeds	\$0	\$0	\$263,905	\$263,905
<i>TOTAL OTHER</i>	<u>\$0</u>	<u>\$0</u>	<u>\$263,905</u>	<u>\$263,905</u>
EXCESS REVENUES (EXPENDITURES)	<u>\$0</u>		<u>\$645,394</u>	
FUND BALANCE - Beginning	\$0		\$0	
FUND BALANCE - Ending	<u>\$0</u>		<u>\$645,394</u>	

Vizcaya in Kendall
COMMUNITY DEVELOPMENT DISTRICT
CAPITAL PROJECTS FUND
Statement of Revenues & Expenditures
For The Period Ending September 30, 2017
Series 2005 BAN

	ADOPTED BUDGET	PRORATED THRU 09/30/17	ACTUAL THRU 09/30/17	VARIANCE
<u>REVENUES:</u>				
Developer Contributions	\$0	\$0	\$0	\$0
Interest Income	\$0	\$0	\$0	\$0
TOTAL REVENUES	\$0	\$0	\$0	\$0
<u>EXPENDITURES:</u>				
Capital Outlay	\$0	\$0	\$0	\$0
Cost of Issuance	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	\$0	\$0	\$0	\$0
<u>OTHER SOURCES/(USES)</u>				
Operating Transfer Out	\$0	\$0	\$0	\$0
TOTAL OTHER	\$0	\$0	\$0	\$0
EXCESS REVENUES (EXPENDITURES)	<u>\$0</u>		<u>\$0</u>	
FUND BALANCE - Beginning			\$3	
FUND BALANCE - Ending			<u>\$3</u>	

Vizcaya in Kendall
COMMUNITY DEVELOPMENT DISTRICT
CAPITAL PROJECTS FUND
Statement of Revenues & Expenditures
For The Period Ending September 30, 2017
Series 2016 Special Assessment Bonds

	ADOPTED BUDGET	PRORATED THRU 09/30/17	ACTUAL THRU 09/30/17	VARIANCE
<u>REVENUES:</u>				
Interest Income	\$0	\$0	\$2,663	\$2,663
TOTAL REVENUES	<u>\$0</u>	<u>\$0</u>	<u>\$2,663</u>	<u>\$2,663</u>
<u>EXPENDITURES:</u>				
Capital Outlay	\$0	\$0	\$7,996,959	(\$7,996,959)
Cost of Issuance	\$0	\$0	\$380,468	(\$380,468)
TOTAL EXPENDITURES	<u>\$0</u>	<u>\$0</u>	<u>\$8,377,427</u>	<u>(\$8,377,427)</u>
<u>OTHER SOURCES/(USES)</u>				
Bond Proceeds	\$0	\$0	\$8,906,095	\$8,906,095
TOTAL OTHER	<u>\$0</u>	<u>\$0</u>	<u>\$8,906,095</u>	<u>\$8,906,095</u>
EXCESS REVENUES (EXPENDITURES)	<u>\$0</u>		<u>\$531,331</u>	
FUND BALANCE - Beginning			\$0	
FUND BALANCE - Ending			<u>\$531,331</u>	

Vizcaya in Kendall

Community Development District
Tax Collections

Fiscal Year Ending September 30, 2017

Date Received	Gross Tax Received	Commissions Taken	Net Amount Received	Gross				
				General Fund 40.65%	2012A-1 Debt Service 15.92%	2012A-2 Debt Service 20.30%	2016 Debt Clubhouse 23.13%	
				\$ 991,463.94	\$ 388,322.30	\$ 495,279.68	\$ 564,175.08	\$ 2,439,241.00
								\$ 2,292,886.54
12/2/2016	\$ 1.19		\$ 1.19	\$ 0.48	\$ 0.19	\$ 0.24	\$ 0.28	\$ 1.19
12/2/2016	\$ 89,793.17	\$ 5,759.73	\$ 84,033.44	\$ 34,156.58	\$ 13,377.96	\$ 17,062.71	\$ 19,436.20	\$ 84,033.44
12/2/2016	\$ 239,179.91	\$ 11,863.23	\$ 227,316.68	\$ 92,396.07	\$ 36,188.36	\$ 46,155.89	\$ 52,576.36	\$ 227,316.68
12/16/2016	\$ 1,429,533.31	\$ 70,904.35	\$ 1,358,628.96	\$ 552,233.92	\$ 216,291.02	\$ 275,865.04	\$ 314,238.98	\$ 1,358,628.96
12/22/2016	\$ 105,613.96	\$ 4,975.43	\$ 100,638.53	\$ 40,905.95	\$ 16,021.45	\$ 20,434.31	\$ 23,276.81	\$ 100,638.53
1/7/2017	\$ 100,369.69	\$ 3,939.66	\$ 96,430.03	\$ 39,195.35	\$ 15,351.47	\$ 19,579.79	\$ 22,303.42	\$ 96,430.03
12/23/2016	\$ 73,399.37	\$ 3,493.52	\$ 69,905.85	\$ 28,414.22	\$ 11,128.87	\$ 14,194.15	\$ 16,168.61	\$ 69,905.85
2/10/2017	\$ 155.50	\$ -	\$ 155.50	\$ 63.21	\$ 24.76	\$ 31.57	\$ 35.97	\$ 155.50
2/10/2017	\$ 116,947.34	\$ 3,607.32	\$ 113,340.02	\$ 46,068.65	\$ 18,043.51	\$ 23,013.31	\$ 26,214.55	\$ 113,340.02
3/16/2017	\$ 84,153.18	\$ 1,884.52	\$ 82,268.66	\$ 33,439.26	\$ 13,097.01	\$ 16,704.37	\$ 19,028.02	\$ 82,268.66
4/21/2017	\$ 111,376.91	\$ 1,141.91	\$ 110,235.00	\$ 44,806.57	\$ 17,549.19	\$ 22,382.85	\$ 25,496.39	\$ 110,235.00
5/5/2017	\$ 52.68	\$ -	\$ 52.68	\$ 21.41	\$ 8.39	\$ 10.70	\$ 12.18	\$ 52.68
5/26/2017	\$ 1,601.16	\$ 16.01	\$ 1,585.15	\$ 644.31	\$ 252.35	\$ 321.86	\$ 366.63	\$ 1,585.15
5/26/2017	\$ 12,480.83	\$ 124.81	\$ 12,356.02	\$ 5,022.28	\$ 1,967.05	\$ 2,508.85	\$ 2,857.84	\$ 12,356.02
6/9/2017	\$ 15,517.23	\$ (305.69)	\$ 15,822.92	\$ 6,431.45	\$ 2,518.98	\$ 3,212.79	\$ 3,659.70	\$ 15,822.92
6/26/2017	\$ 61,337.61	\$ (2,119.23)	\$ 63,456.84	\$ 25,792.93	\$ 10,102.20	\$ 12,884.70	\$ 14,677.01	\$ 63,456.84
7/19/2017	\$ 94.18	\$ -	\$ 94.18	\$ 94.18	\$ -	\$ -	\$ -	\$ 94.18
			\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
TOTALS	\$ 2,441,607.22	\$ 105,285.57	\$ 2,336,321.65	\$ 949,686.82	\$ 371,922.75	\$ 474,363.13	\$ 540,348.95	\$ 2,336,321.65

100%

To Debt Service

001.300.20700.10100

	Vendor 26 2012A-1	Vendor 27 2012A-2	Vendor 64 2016A	Check Numbers
1/9/2017	\$ 281,878.98	\$ 359,518.19	\$ 409,528.62	479/4801/481
2/17/2017	\$ 44,548.60	\$ 56,818.83	64722.55	521/522/523
3/20/2017	\$ 13,097.01	\$ 16,704.37	19028.02	556/557/558
4/20/2017	\$ 17,549.19	\$ 22,382.85	25496.39	590/591/592
5/10/2017	\$ 260.74	\$ 332.55	378.82	616/617/618
5/31/2017	\$ 1,967.05	\$ 2,508.85	2857.84	628/630/629
6/29/2017	\$ 12,621.18	\$ 16,097.49	18336.71	661/662/663

\$ 371,922.75 \$ 474,363.13 \$ 540,348.95

Balance to Transfer \$ 0.00 \$ (0.00) \$ 0.00