



Bellagio
Community Development District

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Eduardo Lavín, Chairman

Elizabeth Alamo, Vice Chairman

Carlos Barragan, Assistant Secretary

David Roque, Assistant Secretary

Teresa Baluja, Assistant Secretary

March 5, 2018



Bellagio

Community Development District

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February 26, 2018

**Board of Supervisors
Bellagio
Community Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of **Bellagio Community Development District** will be held on **March 5, 2018 at 9:00 a.m. at Aragon Clubhouse, 8700 West 35th Court, Hialeah, Florida.** Following is the advance agenda for this meeting:

1. Roll Call
2. Approval of the Minutes of the January 8, 2018 Meeting
3. Status of Ongoing Projects
4. Discussion on Maintenance of the Two Lake Fountains and Consideration of Purchasing Wind Sensors
5. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Clubhouse - Consideration of Coffee Vending Machine for Aragon Clubhouse
 - D. Project Coordinator
 - E. Manager
6. Financial Reports
 - A. Approval of Check Register
 - B. Balance Sheet and Income Statement
7. Supervisors Requests and Audience Comments
8. Adjournment

Meetings are open to the public and may be continued to a time, date and place certain. For more information regarding this CDD please visit the website: <http://www.bellagiocdd.com>

**MINUTES OF MEETING
BELLAGIO
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Bellagio Community Development District was held on January 8, 2018 at 9:00 a.m. at the Aragon Clubhouse, 8700 West 35th Court, Hialeah, Florida.

Present and constituting a quorum were:

Eduardo Lavin	Chairman
Elizabeth Alamo	Vice Chairman
Carlos Barragan	Assistant Secretary
David Roque	Assistant Secretary

Also present were:

Lisa Derryberry	District Manager
Luis Hernandez	GMS
Ginger Wald	District Counsel
Martha Vargas	Club Manager
Paula Villabonna	D-Essentials
Barbara Barragan	Resident

FIRST ORDER OF BUSINESS

Roll Call

Ms. Derryberry called the meeting to order and called roll.

SECOND ORDER OF BUSINESS

**Approval of the Minutes of the
November 6, 2017 Meeting**

Ms. Derryberry: The next item on the agenda is Approval of the Minutes of the November 6, 2017 Meeting. I will take any questions or corrections at this time. If there are none, a motion approving the minutes of the November 6, 2017 meeting is in order.

On MOTION by Mr. Barragan seconded Ms. Alamo by with all in favor the Minutes of the November 6, 2017 Meeting were approved.
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THIRD ORDER OF BUSINESS

Consideration of Resolution #2018-03 Designating Rich Hans as Assistant Secretary

Ms. Derryberry: The next item behind Section III is Resolution #2018-03 Designating Rich Hans as Assistant Secretary. This is a housekeeping matter. Rich Hans is in our office. He had been named previously as Secretary. He is also an authorized signer for the checks on the bank account for the District so it is very important that he be named in some official role for the District. In this case, this resolution merely appoints him an Assistant Secretary to continue to be able to sign the checks and perform other signatory duties on behalf of the District. A motion approving this resolution would be in order.

On MOTION by Mr. Lavin seconded by Ms. Alamo with all in favor Resolution #2018-03 Designating Rich Hans as Assistant Secretary was approved.

FOURTH ORDER OF BUSINESS

Consideration of Pool Proposals

- A. Bluewater Pool Service**
- B. Prestige Pool Service, Inc.**
- C. Blue Magic Pools**
- D. World Wide Pools**

Ms. Derryberry: Moving on to Item 4, Consideration of Pool Proposals. There are proposals in your agenda package for Bluewater and Prestige, and I believe we have Blue Magic and World Wide Pools to deliver to you at this time.

Mr. Hernandez: If you don't mind let me take the lead on this one. I apologize to Martha that I have not been able to keep her in the loop. Part of the concerns when we were trying to find a vendor for the pool, was not only finding the right vendor, but also a qualified company who is professionally doing commercial pools. Part of our prior experiences, and Martha can attest to this, is that we get companies who have been willing to do it, although they lack the knowledge of what they are supposed to be doing. What has been seen through all of those experiments is that sometimes it ends up costing the District even more just by having a nonqualified vendor because equipment is not being maintained at its best. As of right now, what the District has

done based on the prior direction at the prior meeting is we have been using World Wide Pools in the interim basis, meaning that we don't have a contract with them, but gaining some time for the Board to be able to define and determine what will be the right vendor and they are doing that right now. Martha helped us obtain two quotes. One is \$940, the other is \$1,000. Both of those vendors as of yet have not been able to provide us with the specifics as of being able to have all of the requirements. Just to remind the Supervisors, part of the reason we left the prior vendor was because they didn't have the insurance required. The insurance they had was \$100,000, which is the regular policy for most vehicles, but for commercial companies it is required to \$1 million dollars insurance. Once again, it doesn't mean they need to pay \$1 million, it is just the insurance they have. Typically that is a little more expensive. Based on the fact that we have not received companies who are doing just commercial, I went and got a proposal from Blue Magic, as well. Blue Magic Pools will be \$2,700, which is extremely high. When I saw it, I also went to World Wide Pools and explained what the problem is, being that the current budget only contemplates the standard \$1,200 a month for maintaining the pool. So I asked World Wide Pools if there was any way we could negotiate and he said his problem was if he were to do it right now and then come October we let him go. I said that is always a possibility. Keep in mind all of our contracts have a 30 day termination clause and all we need to do is send a letter. So that shouldn't make a difference. What we have discussed, and part of what I am presenting right now is that they have provided me with a quote that says they will do it from here until the end of September for \$1,200 and from then on it will be \$1,800. The way this will help us is that as Martha was telling me this morning, she has already seen on the administrative side the difference between companies that all they do is commercial pools compared to everyone else. For instance, with the prior companies, part of the problem she was facing is that if it was something different than the chemicals in the pool, you would need to bring in another vendor. These types of companies have their own electricians, and people for everything related to the pool. Even when you have problems like the ones we have faced in the past when something

happened with the pump, because of their size and the type of business they have, they will be able to give you service so that you won't need to close the pool. The two companies I have presented to you today, both of them are the ones doing most of the pools you see in Miami Beach and those are areas where they need to be able to solve an issue like a pump being broken. So with that being said, my suggestion and recommendation to the Board is to continue using World Wide Pools because that will allow us to get by through this fiscal year and it gives us the ability to continue as per what we have in our budget and it will give us the time to include in our budget so we will be able to pay them. So with that being said, Martha can attest to the improvements since World Wide Pools has been providing services.

Ms. Vargas: They are very good. I had an issue last week with the pump where there was no flow. That means there is an issue possibly with another pump. Normally with the previous vendor I would have to call somebody else to come take a look at it. All I had to do was call them and within two hours they had an electrician onsite that solved the problem. The pump was backed up. We were able to open the spa back up within two hours. So I am very pleased with them. I think they know what they are doing and they have an array of services that the other vendors did not provide.

Mr. Barragan: Luis, I have a question for you under the insurance in Exhibit A. Does workers compensation and the commercial general liability, the auto liability, does that meet the requirements of what is required to have?

Mr. Hernandez: Typically what you see is a proposal from their side. Most of those entities try to use the form of proposal as the same form of agreement. All they are disclosing is what insurance they have. What will occur if the Board were to agree that this is the right vendor, instead of approving the form, the District will have their own agreement and will fulfill the requirements as are typically being requested.

Mr. Barragan: But what I am asking is does Exhibit A meet the agreement of what is being required?

Mr. Hernandez: Yes. It meets the criteria of what is being required for a commercial pool.

Mr. Barragan: That is my concern only that we have enough insurance in case of any incident that we are covered so we don't end up in some sort of lawsuit that you were negligent and didn't have sufficient insurance.

Mr. Hernandez: They are fulfilling the requirements.

Mr. Barragan: Okay.

Mr. Hernandez: So I am just leaving it open for the Board to define who you believe is the right vendor.

Mr. Lavin: The same company we have been using.

On MOTION by Mr. Lavin seconded by Ms. Alamo with all in favor the proposal from World Wide Pools was approved.

FIFTH ORDER OF BUSINESS

Discussion on New Diamond Brite for the Pool

Mr. Hernandez: As part of my conversation with World Wide Pools last night, and since we have new Supervisors I want to bring everybody up-to-speed, the pool was built in 2012 and when the District bought it in 2013, one of the items we had is that we found some areas where the diamond brite just started breaking. Why that has occurred and how that happened, no one really knows for sure. The only part we know is that World Wide Pools is the one who built it so we called them to see if there was any kind of warranty. Unfortunately at the time of the first incident, time had already lapsed and there is no warranty. The only part we were successful with is to contract the company who installed the material, and the company has agreed to give the cost of all of the new diamond brite at no cost. Still, the District will be responsible for labor and bringing the pool back. Just with chemicals alone it is almost \$3,000. So what I have done is asked what we can do. Two options were given and after discussions with the Chairman, what has been determined is the benefit for the community will be just to have this done so we don't need to deal with it for another 14 - 15 years. Based on that consideration, I asked them the cost to go ahead and replace it entirely, with the understanding that the diamond brite will not cost the District anything. They have

presented a proposal so the entire cost for labor, emptying it, reviewing everything, installing everything that will be given to us, putting everything back and refilling it will cost around \$18,000. Now the part that needs to be kept in mind is that the District doesn't have the \$18,900 in the budget. The suggestion to spend these funds would be out of the construction account that was set up at the time the District purchased the club. With that understanding, what I am presenting here is a proposal from World Wide Pools to empty the pool, replace the diamond brite, with the understanding that all of the materials will be provided by the original vendor who provided the materials, and the total cost would be \$18,900. Since we are going to be discussing other items, all I want the Board to keep in mind is that will be the cost.

Mr. Lavin: When we discussed this issue a year or so ago and the price, it was around \$25,000 and now you were able to get a discount. That was a year or a year and a half ago. The reason we need to do this soon is because the diamond brite keeps breaking. Bubbles pop up in the pool and keep coming out.

Mr. Barragan: Who did the original installation? World Wide Pools did the materials? Because diamond brite usually has a good surface life before it starts to fail. Has anyone in the District said this may be due to the bubbles that occur?

Mr. Hernandez: No. Keep in mind there was a lapse between when the pool was built and the District acquired it. What happened in between; we don't have the entire history. What has been said is there was additional construction occurring at the same time the pool was being built. The reason why the diamond brite seems to be peeling off is because there is some kind of grease or material that should not be in the cement. What they believe took place is there was additional construction and because of the equipment and so on there are areas where some kind of dirt is causing those problems. What they think needs to be done is now that the construction is completely done, clean everything and hopefully nothing will happen. Still, the proposal they are giving us, they are giving us a one year warranty and if anything were to be happening, that warranty was also given when the original developer built the pool, but as I said before, at the time we started seeing the bubbles was after that year.

Mr. Barragan: That brings another question. Excuse me for all of the questions, but my mind thinks about all of these things. If the pool was being built and finished during that time and there was still construction going on, do we have any sort of chance of going back to Lennar and saying hey look, the problems we have had with the pool is because you still had construction going on and they did not properly contain the construction materials, which ended up in our pool and caused this failure.

Mr. Lavin: We tried. We asked Teresa from Lennar, but since the bubbles started happening after the warranty expired and we purchased the club and pool.

Mr. Hernandez: And not only that just for you to know, the Board has already explored those routes. At the time the District was buying the clubhouse, the District needed to sign some documents that indicated they were buying the clubhouse as-is and that is the part that the developer has the ability to get out of the obligation by saying that. So we have already tried to explore those routes.

Mr. Barragan: I am unaware of this because I haven't been on the Board long enough to realize this so these questions in my mind pop up as far as what other avenues do we have.

Mr. Hernandez: Not only that, we are not experts in all of the areas, so all of those questions help us and if they were to define something that hasn't been done, that would also be helpful. Fortunately for me, I can say that the questions you have asked today, we have explored already and the Board has already inquired about those.

Mr. Barragan: Now World Wide Pools redoing the job again, what type of warranty do they give for that?

Mr. Hernandez: They give 12 months for everything they do.

Ms. Alamo: What is the total price again?

Mr. Hernandez: It is \$18,900.

Ms. Alamo: And that is just including the labor and chemicals?

Mr. Hernandez: Yes. If it were to be done entirely, it would be somewhere around \$30,000 to \$35,000.

Mr. Lavin: And re-patching it isn't enough with summer coming.

Mr. Barragan: I understand everything he is saying and I read this, and I am not saying not to do it, but my concern is if they did it the first time and they think that is the problem, what happens if 18 months from now or 15 months from now we end up in the same situation with bubbles all over again. So either we have defective materials twice, which I am not saying can't happen, but the chances of that happening are slim and none, or we have an installer that has done defective installation twice. Or, once again, I understand they are free of this hook, we go back to the building and installation of the pool by Lennar was defective, but we have no recourse there. I understand that, but I am trying to float these ideas out for people to think about these things because this is a huge expense and I don't think it is going to be in the budget to do this every other year.

Mr. Hernandez: You are absolutely right. And just to bring you up-to-speed, part of the reason why the Board has considered doing the entire pool again is just precisely to avoid having this issue coming back over and over again. As I was saying, the life of the diamond brite is estimated for some to be 10 years, others up to 15 years.

Mr. Barragan: That is why I was saying I am shocked because diamond brite usually gives you a good surface life.

Mr. Hernandez: Part of what we are trying to do is once again, at the time that something fails, everybody tries to find somebody to blame, but part of those who were blamed are those who have been providing the maintenance services. The fact that the Board has already approved that we are going to have the same company that is giving the maintenance and providing the service of the installation, we hope to be able to minimize to almost no mistakes with the diamond brite.

Mr. Lavin: I understand that because we asked Dago, but based on his reputation, that is something that is not common. It hasn't happened in Bonterra or any other communities, so we unfortunately were just the lemon or whatever community, it was us. It happened, we are trying to resolve it.

Mr. Barragan: That is what I was trying to figure out because if there is a structural deficiency in the pool, I don't care how many layers of diamond brite you

put, you are not going to make up for that. I understand what he said, there is no legal recourse to go back to Lennar. They walked away from this hands clean and I am not going to get into bashing them, I am just stating the facts. Facts are facts. It is our problem to deal with now.

Mr. Roque: Isn't there any way that regardless of the contract we can go back to them about it?

Mr. Hernandez: At the time they empty the pool, if there are any kind of defects, it will be visually able to look at it. Part of what they need to do is peel off and lift the entire structure. If that comes to be the case, let's say there are cracks or something, they will be able to visually distinguish that. It is important to highlight that at this point we don't have any leaks, which represents that it doesn't seem like there are any major cracks in the pool. It is just that the diamond brite is making the bubbles and affecting the appearance of the pool. The water continues to be the same and is being contained by the structure, so there doesn't seem to be any indication from anything beyond the diamond brite.

Ms. Wald: So it is more about aesthetics.

Mr. Hernandez: It is completely aesthetics and it is important to say so the record reflects it, none of what we have right now is creating any problems. What has been done is as those appear, someone patched it, meaning people can walk on them and no one is going to get cut or bruises, but the appearance everyone knows doesn't look as appropriate as it should. If it is something the Board wants to delay, we can delay it for later on, although the part that can be said is the ideal time for this work to take place is this time of the year when we have winter where because of the weather people are not as likely to use the pool. It is not advisable to do it in the middle of the summer. Typically this work takes somewhere between two to three weeks. We will work to get it set so information will be given to the homeowners and have everything ready so it will not exceed the estimated time.

Mr. Barragan: So the contract will read that they will have the job done in three weeks time, not a day or week past, they are fixed to that contract?

Mr. Hernandez: That is correct. That is part of what we try to do to try to minimize the concerns and problems with the homeowners.

Ms. Wald: And there is money in the construction account?

Mr. Hernandez: Yes.

Mr. Lavin: When we purchased the club, we added a certain amount of money, I don't remember the exact amount, but the purpose of adding that amount was to do the fountains, the storage, cameras, and other projects. We used some of the money already for the fountains. It was estimated to be \$100,000 but ended being more because more had to be done. Some of the other projects were delayed because we needed more money to do all of what we want so we prioritized the projects. We did the fountains, and this became a priority compared to some of others because we don't have a budget line item for fixing the pool. So instead of raising taxes or going through saving money, we would take \$18,000 of those funds to fix the pool, and whatever we have, we will go through the list of items we have and see what is going to be next.

SIXTH ORDER OF BUSINESS

Discussion on Projects and Available Funds

SEVENTH ORDER OF BUSINESS

Discussion of Projects with D-Essentials

Mr. Hernandez: Before the Board moves forward, since it is tied to what we are discussing, D-Essentials is the entity who has been helping us to define what will be the cost of the other projects. It is probably at this time important for the other Supervisors to know that part of the list and how long the process that this work has been taking has a lot to do with the City of Hialeah. Unfortunately we don't have any control with that, and we go with the project, they come up with all of the requirements. Currently D-Essentials is working on three projects if my memory doesn't fail me. One is the dumpster area that you are going to be enclosing and allowing for the golf carts to be charged in that area. In the pool area, part of the items we were originally discussing is that everything for the pool is exposed to the elements and the intent for the Board at the time was to put some kind of shade there so we have a proposal for that. And

lastly, the storage room to be constructed. Once again, the part the Board needs to know is that nothing is written in stone that the Board needs to provide or make these improvements. It is just for you to discuss what it is you need to do or not. At this point, since we are starting to see money, it is important enough for me to let you know how much we have. Currently we have \$71,967. With that being said, the part that the District already has a contract on, the only part that we need to finalize for the fountain still at this point is \$6,000 pending to be paid to the fountain company, Hall Fountains and approximately \$14,000 needs to be paid to the vendor for construction. All of the funds have been held because as you have probably seen, it took forever to finalize. With that being said, it is also important for you to know that I had a conversation with World Wide Pools and I asked about putting the shade and so on and so forth. This is the first facility where we're having the problems we were having with the prior vendors, even though we have similar facilities in other clubs. I asked him, he said if you put in some shades, they should work, but everything you have, you are handling chemicals all the time, which are affected by the sun. So if we don't put in a shade, it just means we haven't been provided with the right equipment. The problem we were having with the hoses that were breaking, he said we are using some from Home Depot that are not supposed to be used with the chemicals they were applying and that's why the hoses were breaking all the time. They have already replaced those and typically with my other CDDs, I've never seen the expenditures you were seeing with the prior vendor. So whenever something happens, they come and replace it, but it is part of the monthly cost. So with all that being said, I just want to indicate based on that, the pool area improvements doesn't seem to be a priority at this time, but it is really up to you to define what projects will be the priorities to be undertaken and based on that, let D-Essentials know which will be the next step for them to be taking.

Mr. Lavin: In the case of the dumpster, we were going to extend it so the actual dumpster area will be a storage shed to store things on one side and then it will continue. Before the idea was to put the golf carts in there, which we could still do, and make it a shed for the golf carts and storage.

Mr. Hernandez: And just for the Board to know, what has been part of the predicaments we have been going through because of the lack of storage area, the tables and chairs we currently use are being rented. At one of the communities next door, we just went and bought 18 chairs, and a few tables, and we spent less than \$250 at Costco and we can use them as many times as we need. The reason we cannot do that here is there is no area for us to store them. And that has been a need and part of what has been discussed. Once again, anyone would think it's easy and we can just go and build, but it took us around eight months for the City of Hialeah to get these plans approved. The fact that we are going to be doing it in phases doesn't mean that the plans that have already been approved, part of what needs to be defined at this point is those priorities for us to know how we are going to be undertaking those projects and hopefully part of what it is doing is instead of renting tables and chairs, we will have them and can offer them to the residents when people rent this place.

Ms. Alamo: Martha's office looks like a storage unit. It is not professional at all.

Mr. Barragan: I see the storage plans. They all look good. I have one question that might not be solely directed at Luis, but also Paula. When I look at the structure, and I am not asking for the budget, the structure is very wide, but it is not very deep. But I look at the layout of the community where it sits and we really don't have a whole lot of leeway which way to go because it is limited in size by its lack of depth. Its width is sufficient, but its depth is insufficient. Is there any thought process in the future if we can do anything with that or no? To be honest with you, if you look at other communities compared to our size, there is so much superior clubhouses. The thought process was a lot different. Once again, the way I look at it, and I am not saying the depth should equal the width, but really its width and lack and depth is detailing to us because it limits the ability of the structure itself to contain and do more.

Mr. Hernandez: While you are thinking of the technical part, let me tell you from the administrative side, anything is possible as long as you have the funds, and as long as the city allows you to do it. So if you were to be telling me and asking me despite the professional side, what I can envision is let's make a second floor on top of

the pool, which would allow you to go ahead and have a pool that would be kind of covered and could be used any time of the year and you would also have an ability to have an additional floor entirely to be able to do whatever you want. That would be allowed by the city most likely, but it would be a long process. But once again, all of that is doable from an administrative and financial side. Now, Paula, what do you have to say on the professional side?

Ms. Villabonna: Well by law you have to have parking spaces based on the square footage you have. You would have to recalculate that whole entire space if we increased the size of the area.

Mr. Barragan: We have to increase the number of parking spaces?

Ms. Villabonna: Exactly. So a second floor, maybe it is not a crazy idea to do something on top, and there are some areas we would be able to use, but we would need to add more parking.

Mr. Barragan: I was never thinking about growing into our parking area or anywhere else. My idea was in the future, like they do in New York, could we grow up since we have no room to grow from side to side or front to back.

Ms. Villabonna: You can grow, but there are so many requirements. There is a maximum of square footage that you can do and the clubhouse also has requirements based on the clubhouse. My problem is the parking spaces, because that is going to be an issue because there will need to be more than the usable area.

Mr. Roque: It seemed like a good idea.

Mr. Barragan: Now you said something about growing the second floor over the pool. I don't understand why it would have to be over the pool. Could it not be over the existing building?

Mr. Hernandez: Because we have already established what is going to be your roof and if you are going to change anything with the existing roof, you will need to define what improvements will be made in order to close in the floor. I am not certain.

Ms. Villabonna: You are doing a second floor in a commercial building and we are already doing prefab structure.

Mr. Barragan: I am thinking ahead. My thought process about going over the pool is because a lot of people come to the pool to enjoy the sun. If you make an enclosed pool, yes we can use the pool 12 months out of the year, but then it is enclosed.

Mr. Hernandez: When we were trying to acquire this facility, one of the questions I repeatedly received from homeowners is if we could get the pool heated to be close to 90 degrees so we can use it year-round. Part of the explanation that was given at the time is it doable, but the problem is it is not wise when you have a pool that is open to the elements because all you are doing is heating a pool that if it is cold outside, won't get to that temperature anyhow.

Mr. Barragan: You are just wasting the money.

Mr. Hernandez: Correct. Therefore, based on that thought, we fantasized a little to be able to kill two birds with just one stone and if we were to extend that area, we would have the enclosure and the ability to keep the specific temperature, but at the same time have an ability to extend what is already being built. Many of those ideas we have been exploring are doable as long as the District has the funds.

Mr. Barragan: Well it is good to know it's doable versus you saying no, it is not.

Mr. Hernandez: Luckily for the community the District has the ability to move and extend it as much as we are legally allowed to do so.

Mr. Barragan: Okay. So that could be something in the future. We would just have to discuss it at a Board meeting and get with Paula and see what options are available. I think the prefab is an excellent idea because it does remove the necessity for structure all the way around the outside of the building and the center support columns. It is a lighter structure and still meets hurricane standards and all of that. So that is good to know. Thank you.

Mr. Hernandez: So back to the priorities. How does the Board want to do those?

Mr. Lavin: This is what I propose, \$71,000 minus \$6,000 for the fountains and whatever, let's say we owe \$10,000 combining the fountains and other issues.

Mr. Hernandez: We owe \$20,000. It is \$6,000 and change owed to Hall Fountains and \$13,000 and change is owed to Ortiz.

Mr. Lavin: So \$51,000 is what we have. So if we subtract \$18,000 for the pool, I think that the best way to go, Jorge always proposed doing a side storage and my idea was always to go outside and not touch the structure and use the area for storage of the golf carts and the dumpster outside and not touch the structure. It will be similar and look like it belongs and that would cost \$31,000 to \$33,000. It is going to be a dumpster and storage area we need and everything else would stay the same.

Mr. Hernandez: So based on a recommendation coming from Eduardo, you would like to check the possibility of the original place you suggested to have an attic, part of what is being done at this point is nothing is being used in the attic. Unfortunately the two original places that were suggested here in the kitchen and bathroom is where the roof is at its lowest point, so it doesn't make any sense. The point is, it can be done, but it will be a much lower amount than anything else you have seen and it is likely that the cost could be absorbed as part of the operations and maintenance of the club so no construction funds will be touched. So we are looking into another area as an option for storage.

Mr. Barragan: What kind of square footage are we looking at in that area?

Mr. Hernandez: When we define that we will be able to tell you the details. Right now, the idea we have, and the part that is being confirmed so that when we have the specifics it will be brought back, but the intent is that we have some storage capacity in the roof area. So someone is going to be coming and measuring what we have. The idea is to put plywood so you can use it as a storage area, have an area you can pull a ladder and give you easy access back and forth and when we define all of that, we will come back with a cost and the area we will be able to utilize. As of this point we don't have all that information yet. The holiday decorations and some of the office equipment could be stored there, but as of this point, we don't have any specifics that define what will be the impact of the storage capacity we have.

Mr. Barragan: What will we have for storage capacity with us doing it out in the dumpster area instead?

Mr. Lavin: It is going to be enough to park both golf carts.

Mr. Barragan: But not just the golf carts. Do we have the ability to store other items in there?

Mr. Lavin: Yes. We will use it mainly for the golf carts. For example, we cannot have gas stored in the building and any time they run out of gas, you have to go purchase it. If we had that outside, we could have five gallons or so stored.

Mr. Barragan: I am looking at the size of this building and thinking about it, but I don't see where up here we can store the same amount in space and whether we look at side to side or up and down and also pick up the weight because once we start getting into weight, we have to start thinking about roof trusses and all of that. Like are we putting too much weight on that? We don't need any type of structural failure or any problems where we start cracking out ceilings and now we will need to repair beams and things like that.

Mr. Lavin: Right. And those tables. I can just picture Martha trying to bring them up and down.

Ms. Vargas: Right.

Mr. Barragan: The ceiling and the trusses across the ceiling, what kind of weight will they be able to store because some things we can store by putting racks up there, but it depends on the size of the trusses what kind of weight we can put on there.

Ms. Villabonna: They are regular normal truss support ceilings. If you want to change it we can. But it is just a regular truss. You can change it to have an open truss. They are a little more expensive because of the shape and design, but you could do that.

Mr. Barragan: And I am not saying they have to be changed to be open, but we need to think about what we are doing there because it is not just storing on the ground. If things are right, you can also store hanging. You have the ability to do that so you don't lose space. When you look at living space, most of the living space is only used up to six feet. Everything from there up is aesthetic and just sits there. So if we use that area as a storage area, then eat up all of the ability of the space to store it, not just on the ground but also above us.

Mr. Lavin: Yes. We could put racks on the wall.

Mr. Barragan: Yes. And maybe hang things from the roof trusses so we have the ability to store as much as possible and use all of the space, bottom and top. If we are going to do the expenditure, do it but make sure it makes sense.

Mr. Lavin: The thing is the number. We are estimating \$31,000 but I know it might go higher.

Ms. Villabonna: We estimate a little over the price so this is the price per item.

Mr. Barragan: I know what we are doing, but what is the ability of what we are doing? Structurally I cannot answer that, what can we do with that structure, but if we are not storing anything of professional quality or building quality. I just want us to have the ability to use all of that square footage. If we are going to use it for stuff, we might as well maximize it to the best of our ability so that way in the future we don't have to think about it and need another building. If we think this one out good, and I think the way it is right now is, but I just have to ask these questions.

Mr. Lavin: We need to store the movie and DJ things, tables, chairs, maybe a little bit more down the road once we have the space.

Mr. Barragan: I think it is a great idea. Can you provide for us at a later date what capacity we have for storing and hanging from roof trusses?

Ms. Villabonna: You can because you have a beam all around the building. The trusses are going on top of it so you could hang or strap a metallic thing that would support anything from there.

Mr. Barragan: And we won't have any problems whatsoever. Okay. If we hang one of those shelves across like that, not solid shelves but that metal material and raise stuff we use only annually like Christmas stuff. Instead of stacking it on the floor we can put it up above us and not eat any of the space we need down here. We can eat that space above us and we only have to take that down once a year and put it back up once a year. We can do that, but I just want to figure out what we can and cannot do on top.

Ms. Villabonna: We can change the design of the trusses. Instead we can have a little bit more area inside the truss.

Ms. Alamo: How much more will this be? It might be worth it.

Ms. Villabonna: If you want to do different trusses we just need to do what you call a change of drawings and go directly to the structure.

Mr. Hernandez: Part of what is being discussed is how to store things. Some communities have built against the wall something to go ahead and store items so they are out of peoples view, but at the same time it will allow you to have the ability to have it when you need it. So they are small units being built to create a structure.

Mr. Lavin: I think that is the one that will save us a lot of issues we currently have.

Mr. Hernandez: Not only that, the part that needs to be recognized is that as you have seen it, this is an entity that needs be established as a priority for long term. So right now we have some limited funds and it just means whatever short term we can finance out. And as we get to be moving forward, you will need to define how we are going to be working. Part of my job is to come up with creative financial solutions so that you will have those funds for the projects you want to move forward with.

Mr. Lavin: So can we do a motion to approve it?

Mr. Hernandez: Certainly. That would definitely help us.

Ms. Wald: You have a few items. The first thing you talked about was the diamond brite. Do you want to start with that one first?

Mr. Lavin: I make a motion to approve World Wide Pools to diamond brite the pool.

Mr. Hernandez: With that being said and before someone seconds it, let's put a time table. How soon do you want that to be done? Once again, keep in mind that the recommendation from staff is to do it as soon as possible.

Mr. Barragan: Absolutely. Immediately. ASAP. The sooner we get into these months where the pool is minimum use, the better.

Mr. Hernandez: Correct. So right now we are on the 8th. It will take us probably a week to get a contract in place so can we disclose that the pool will be closed on the 22nd and then three weeks from there it will be reopened.

Ms. Wald: If they can do it that quickly.

Mr. Hernandez: No. We will have it in the contract. At least that is a start and then we will have a definition on how that will be.

Ms. Wald: All right. So we will do 01/22/18 as the start date. And then three weeks from then it should be done.

Mr. Barragan: So it should go up to 02/09/18 then. Would that be correct?

Mr. Hernandez: Yes.

Ms. Alamo: So January 22nd.

Ms. Wald: And we are going to put a hard date in the contract?

Mr. Hernandez: Yes.

Mr. Barragan: That was one of my concerns. I asked that because sometimes contractors bite off more than they can chew, not just with the current job, but also with other jobs and then they want to say they only got so much done today. If the CDD is paying a certain amount of money, I am not really interested in their six other projects. I could care less. I am concerned with this project and this entity.

Ms. Wald: So I would recommend also giving the authorization for you to execute the agreement as soon as we have that. And then do we want to do compensatory for failure to complete the job on time, and if we do, how much per day?

Mr. Hernandez: That would be a good question for the Board to address.

Ms. Wald: Normally when you have hard dates as to start and finish, especially finish obviously, you usually do a per diem/ per day for damages and that is written to the contract itself. It can be anywhere from \$1 to \$1,000 per day. The typical ones I write for projects of this nature for this type of cost is anywhere from \$50 to \$250 per day. I would not recommend anything above \$250 per day because it is not that large of a contract and they may just say never mind, we are not doing it.

Mr. Barragan: Right. But we need something to enforce the date. If we have nothing and they go past the date, there is no punitive damage to them.

Mr. Hernandez: In the proposal they gave us, they are saying a lump sum of \$18,900. So what I am going to be putting in the contract is that we will pay them as they finish. We have another District that did it this way.

Ms. Wald: That is just the only question, whether you wanted to have type of per day amount included.

Ms. Alamo: We should because that pool does need to be done by that date.

Mr. Barragan: Right. Because then we have to answer to all of the residents who are asking why isn't the pool done. And where is our money going and who is taking care of our money because evidently it is not being well taken care of.

Ms. Alamo: And that creates even more problems. It needs to be done by then.

Mr. Barragan: What would you recommend for the amount? Maybe \$200?

Ms. Wald: I would say that because this is not a very large contract, I really wouldn't go beyond \$100 per day.

Mr. Barragan: Otherwise it might drive them away?

Ms. Wald: Right. If I was representing them, which I am not obviously, since I am representing you, but if I was them, I would say forget it, we don't want to take that kind of chance.

Mr. Lavin: And to be fair to them, it is also the city. The city might step in and require them to get permits, right?

Mr. Hernandez: No. They just need to go ahead and notify them and the one who does the inspections will do so, but as far as I know there are no permits through the city. It's just like painting.

Ms. Wald: I don't think diamond brite requires a permit unless the City of Hialeah has some weird requirement. Barring that there is not, and we will build that into the contract if there is a requirement, then they would have to provide that, and that would be something that they would be able to come back to the Board and say it is the city that held us up and that would be an excusable amount. I am okay with that, but that would be my recommendation, \$100 a day.

Mr. Lavin: Can we just put in the contract in case the city does that.

Ms. Wald: I would put that in the contract.

Ms. Alamo: We need to make sure to because they can use that as an excuse.

Mr. Barragan: So are we good with the timeframe? Three weeks? Luis said it was three weeks, January 22nd through February 9th.

Mr. Hernandez: Correct.

Mr. Barragan: Okay. So we are good with those dates. And then we were discussing \$100 a day. Are we all good with that for a monetary fine as to them not finishing their work and set date?

Mr. Lavin: Is the 22nd a fixed starting date or could it be before?

Ms. Wald: It could be before.

Mr. Hernandez: It could be before, but the only part I have concerns with is that we have not discussed any of that with them. We don't have a contract at this point. So once I have the contract, let's say I have that tomorrow morning, then I need to get World Wide Pool and the Chair's signatures.

Ms. Alamo: Plus we have to let the residents know.

Mr. Hernandez: That is exactly right. The 15th I believe is Martin Luther King Day and many people might have that off as a holiday, so I don't want to disrupt everyone's use of the pool.

Ms. Alamo: I just need to make sure that by February 14th it is done and open.

Mr. Hernandez: January 15th is a holiday, and then February 19th we have another holiday. So if we start on the 22nd, we will have time to tell people that is what is going to be taking place, and it will be done by the 9th, which is prior to the next holiday in February, which is Presidents Day.

Ms. Alamo: It needs to be done by the 14th, Valentines Day.

Mr. Barragan: And just to interject a little humor into the meeting, I see that none of you observe Groundhog Day.

Ms. Wald: No. We don't want to relive that day over and over again.

On MOTION by Mr. Lavin seconded by Ms. Alamo with all in favor an agreement with World Wide Pools not-to-exceed \$18,900 to resurface the pool's Diamond Brite with a per diem \$100 a day fine for any delays in finishing the project within the allotted timeframe was approved.

Mr. Hernandez: Next would be to move forward with the proposed work for the dumpster area in the amount of \$31,300 plus any other soft costs associated.

On MOTION by Mr. Lavin seconded by Mr. Barragan with all in favor the proposal for the storage area by the dumpster area was approved.

Mr. Hernandez: So I believe we have defined all of those items.

EIGHTH ORDER OF BUSINESS Staff Reports

A. Attorney

Ms. Derryberry: Moving on to Staff Reports. Item 8A is Attorney. Ginger?

Ms. Wald: I don't have anything further.

B. Engineer

There not being any report, the next item followed.

C. Clubhouse

Ms. Derryberry: Clubhouse. Martha, do you have anything?

Ms. Vargas: Just a few things. We had our inspections for the extinguishers in the clubhouse. We had the cable replacement that was previously approved. This weekend we had another cable damaged so we have sent that over to Fitness Solutions, pictures and everything, for a proposal for replacement. We also had two belts from the air conditioning replaced. And we have two signs approved for the pool that were gradually modified to include kids younger than 12 years old should not be in the jacuzzi. So we have replaced those and we also had signs translated into Spanish that are also there. And last but not least, we had the breaker for one of the spa pumps replaced. That was the issue with the no flow display message we were getting for the spa. That was replaced last week.

Mr. Hernandez: The only item I want to add also has to do with the spa. There is a homeowner who was questioning and kind of getting aggravated with staff. The District has been trying to take as proactive of actions as we can, but there is nothing required from the Statutes to limit anyone who is 12 years of age or older. The only part that has been distinguished in most of the areas is when a young person spends more than five to ten minutes in a spa, a rash will often appear. It has nothing to do with the

chemicals. It is just the fact of being a young person, the skin is not as strong as an adult. Part of what is being done from the District once this claim was made is to confirm that the levels of the pH and the condition of the water were satisfactory, which they were. Secondly we confirmed the temperature in the spa was supposed to be as it was set. After an onsite inspection from staff, consisting of Martha, World Wide Pools and myself came onsite and part of what was recognized is the original sign that limits to have 12 years of age or younger that come to the club, which is part of the District's rules, was could be claimed that it was not properly noticed because it was only in English. We have a lot of Hispanics living within the community so therefore the proactive action was to include it and have it both English and Spanish. The other item being discussed by staff and is in the process of getting done is to put a clock in.

Ms. Vargas: We did that.

Mr. Hernandez: Oh, that was already taken care of? Okay, good. So people can easily and visibly know how long they are spending in the spa and therefore if they choose to have a minor in there, know that could be a result. But in the meantime, the proactive action from staff is that no one 12 years of age or younger can use the spa.

Mr. Roque: With related matters, I do commercial insurance and association insurance, and a specific association in Hollywood, where they asked to have English and Spanish added, it developed in a lawsuit because it is a predominately Russian area so they felt it was discrimination. The way the attorneys in that specific matter left the recommendation to the association was to keep it in English because obviously America is an English-speaking country. Once Spanish was added, the Russians felt it was discrimination and filed the lawsuit.

Mr. Hernandez: Just for you to know that the discussion with staff is not recognizing that the community is Hispanic. So the part that I can tell you from the actual users and members is that many of them speak English, but for the other ethnic group that we predominately find in the community has been Spanish. So that is why I am saying that the proactive actions were taken based on that understanding. Anything else you need to add?

D. Project Coordinator

Mr. Hernandez: Under Project Coordinator, right now we have a fountain that is working fine with no problems whatsoever. The second fountain, there is a discussion between the District and Hall Fountains being on that the equipment that was being installed. Right now what we are discussing is the warranty of that particular fountain. FPL doesn't have a transformer that is going to be providing us with the electricity. What the District installed was a transformer that was presented through plans and approved by the city, but right now, Hall Fountains is saying they would not be able to guarantee the project based on that transformer. We are going to be having a meeting with the engineer from Hall Fountains and the engineer from the District and hopefully we will be able to convince them that is how it is being done everywhere else. Once we have that portion finished and resolved, we will be able to turn it on. We have not turned it on not because we don't have the power and electricity to do so, but the part that we have been afraid is touching it and losing the warranty. So nothing will be done until Hall Fountains, which is the one providing the warranty, blesses the project in full that we will be able to do that.

Ms. Alamo: When is the meeting?

Mr. Hernandez: Sometime this week. I have not been given the specifics of the day or time, but I have requested that I want to personally be there.

Mr. Barragan: So the two fountains are not the same and weren't done by the same company is what you are saying because one fountain is on and the other is not?

Mr. Hernandez: The only difference is this one is attached to a transformer that has three phases. If we connected it straight from FPL, it would be only one phase so what we have done to be able to increase it to three phases is to add up the transformer that raised up to the power to three phases. I am not an expert in that area, but what we have done seems to be sufficient enough and I am hoping to be able to go ahead and confirm whatever Hall Fountains wants us to do so we will get the satisfaction to be able to turn it on.

Mr. Barragan: Okay.

E. Manager - Discussion of Correspondence Related to Spa Incident Report

This item was previously discussed.

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

Ms. Derryberry: Moving forward, are there any Supervisors requests at this point? Any audience comments?

Mr. Roque: I wanted to ask as far as changes to the clubhouse improvements and if there is any consideration about amenities? Our neighboring properties, such as Bonterra next door, I look at the amenities, not only the association, but the rental communities in Bonterra, and what they have as far as amenities with their clubhouse is absolutely beautiful. It kind of puts ours to shame. Has there been any consideration to add or modify gym equipment, or amenities such as a game room?

Mr. Lavin: I think it is a space issue.

Mr. Barragan: That is what I talked of earlier. I am not an architect or an engineer, but I have dealt with structures plenty. The lack of this structure when you look at it immediately, its width is sufficient. What they did though is they failed at planning because its depth is so limited. If you look at our outside structure leaving the street and parking lot, the pool, we have nowhere to grow other than up. You can't go down. You go down two or three feet and you are in water. So I understand what David is saying, but we are limited to where do we add it? If we added a game room where would it go? Is it within the realm of the CDD to improve our gym?

Mr. Hernandez: Sure. We could do any of those items.

Mr. Barragan: One thing I had thought about and it is very popular now, but it is not just because of popularity, but because we want to provide our residents the things that they want. One of the things that is very big right now are these bikes called peloton where they sit on them and right in front of them we have Wi-Fi ready and available and they are able to look around the world at 20 different trainers so we are biking up a mountain in New Zealand or Peru or France or wherever. So how do we go about doing and get some funds to improve our gym equipment to provide some peloton bikes and maybe change

the layout of the gym to maybe improve things. Right now all of our machines for walking and running face the wall and they have no TVs to look at. I understand that is because of the compounds of our physical structure and I was looking at that because you can't turn the machines around because now we are looking at a liability. If you fall off that machine and you go into a wall, now you are in trouble because you may strike and hit the wall. You have to be able to be launched into the center of the room. So what can we do to change that and improve? I am asking as the CDD what can we do and what can we get to try to improve our gym?

Mr. Hernandez: What can be done right now? The District does not have any means financially to be able to do any of those improvements you are requesting. Once again as I said before, part of my job is to go ahead and squeeze within the funds you have and provide financial solutions to those problems. What we are talking about has to do with it and what you are describing are not too expensive so you could do that. Since we have undertaken the three projects we are working on, which is finalizing the fountains, getting the pool redone, and finalizing the dumpster area, once we finish those, I am hoping to be able to come up with some financial creative ways so we can start talking about the next stages of those projects and costs.

Mr. Barragan: Okay.

Mr. Roque: Who is our cable provider here in the clubhouse?

Ms. Vargas: Comcast.

Mr. Roque: I know there are a few people who specialize in negotiations and I have seen in many associations where they negotiate the terms with our cable and internet provider and are able to fund the association. Obviously that is a 1,200 units association, but I have seen it where they can provide significant funds for the association by negotiating everyone's cable and internet contracts.

Mr. Hernandez: Comcast's service is specifically for the club. What you are describing is a HOA matter. The CDD has nothing to do with that.

Mr. Roque: It is actually not a HOA matter. What they do is negotiate the terms of them being able to remain as a provider.

Mr. Hernandez: The part I am just trying to give you as an answer is that we are another entity who is using them, but we have nothing to say as to who would be the provider for the community. The one that can make the determination if any would be the HOA. The request the way I understand you are trying to provide would be to present it to the HOA and see what can be done as who would be the authorized provider for the community. They are the ones giving the service in this area, and we use them for this facility and pay a monthly fee for the internet and services they provide.

Mr. Roque: That is actually not what I am saying, but what I will do is I will send a contact over to Martha. It is more of an easement, which would involve the CDD and what they do is they pretty much negotiate. I don't know 100% how they do it, but it is not strong-holding everything to one specific provider which a majority of the association may not want. I will give Martha the contact, though.

Mr. Hernandez: That is fine. Martha will be able to distinguish what most likely is a matter that will need to be presented to the HOA. The CDD has no involvement in that.

Mr. Lavin: And the CDD also only signs a one year contract. It is simple. I learned that and like the way it is handled. We got screwed with the contract with the dumpster because once you are in, they start increasing that fee and you can't get out of it. If we have it through the HOA we may be required to have it for a couple years, but they do it one year through the CDD and we are free to go and look for whoever is best for us.

Mr. Barragan: I understand what David is trying to say and Luis is trying to explain. We are here to conduct CDD business, solely CDD business. Anything outside of that is outside the realm of the CDD.

Mr. Hernandez: Right. But pass it on to Martha. She will be able to define how to provide benefit for the community.

TENTH ORDER OF BUSINESS

Financial Reports

A. Approval of Check Register

B. Balance Sheet and Income Statement

Ms. Derryberry: Moving on to the Financial Reports. Behind tab 10A, you will find the check register. It shows checks cut through January 2nd of this year. If you

have any questions about any of those, we will take them at this time. If there are none, a motion approving the check register would be in order.

On MOTION by Mr. Lavin seconded by Mr. Barragan with all in favor the check register was approved.

Ms. Derryberry: The second item behind tab 10B is the balance sheet and income statement. This is as of November 30th. It shows the expenditures from your general fund, from operations and maintenance, and there is a summary of the debt service for your 2013 and 2016 bonds. Are there any questions?

On MOTION by Mr. Lavin seconded by Ms. Alamo with all in favor the balance sheet and income statement were approved.

ELEVENTH ORDER OF BUSINESS

Adjournment

Ms. Derryberry: Unless anyone has any other business to discuss, a motion to adjourn would be in order.

On MOTION by Mr. Lavin seconded by Ms. Alamo with all in favor the meeting was adjourned.

Secretary / Assistant Secretary

Chairman / Vice Chairman

Robin Ventura

From: Luis Hernandez
Sent: Monday, January 22, 2018 1:20 PM
To: Robin Ventura
Cc: Lisa Derryberry
Subject: Bellagio CDD - FW: Coffee Vending Machine for Aragon Clubhouse

Lady,

The email below will need to be presented for the Board's consideration as part of Clubhouse items. Could you please help us to included that?

Thank you,

Luis

Luis E. Hernandez
GMS-SF, LLC
5385 N. Nob Hill Road
Sunrise, FL 33351
Phone: 954-721-8681 ext. 204
Direct: 954-582-2864
lhernandez@gmssf.com

From: Vincio A Gonzalez [mailto:gonzalezva33@yahoo.com]
Sent: Monday, January 22, 2018 12:36 PM
To: Luis Hernandez <lhernandez@gmssf.com>; Marta Vargas Aragon Club House <mvgargas@miamimanagement.com>; Eduardo Lavin Aragon President <lavin.eduardo@gmail.com>
Subject: Re: Coffee Vending Machine for Aragon Clubhouse

Gm All,

Just to follow up on the previous email. No plumbing work is needed to connect the water to the Coffee Machine. We only will use a long plastic water 1/2 inch line- same as the ice line on a refrigerator line that wont be showing nor affecting the Aesthetics of the clubhouse. All expenses are paid by me.
Thanks for considering this request.

Sent from Vini's iPhone
"Once a Marine Always a Marine"

On Dec 8, 2017, at 14:29, Vincio A Gonzalez <gonzalezva33@yahoo.com> wrote:

Good afternoon Martha/Luis/Eduardo

As per our conversation, please see attached work proposal that I did with a good friend of mine who is very clean and professional in all his work.

My Coffee Vending Machine offer 18 selections of Coffee and Hot chocolate such as:

1) Black Coffee 2) Coffee with Cream 3) Espresso 4) Colombian 5) Cortadito
6) Espresso Machiato 7) Cafe Latte 8) Cappuccino 9) Cafe Mocha 10)
Cappuccino Vanilla 11) Cafe Mocha Vanilla 12) French Vanilla 13)
Chocolate & Vanilla 14) Swiss Chocolate 15) Chocolate with Cream 16)
Hazelnut and Cream 17) Chocolate Hazelnut 18) Hazelnut Coffee.
My machine use ground beans fresh coffee and it brew the coffee instantly per
each vending.

You can select the sugar amount from 1 tsp to 3 tsp or no sugar. The machine
is equipped with a water filter for fresh taste. Each selection come out with an
8 ounces' cup, with a hot chocolate or coffee with a foam that looks and taste
like Starbucks.

Our prices varies from 0.75 cents to \$1.25. Our products are top quality for a
great taste of our vending's.

The machine can take all major credits card and cash.

All services, delivery, installation and products are provided by me and i do a
free service offering you a 10% of monthly sales. On our actual contract, I
was approved for two vending machines, and this one fit perfectly by the
Soda/Snack vending machine.

This machine support the therapies of my kid with Autism Syndrome.

If you have any questions do not hesitate to call me at 305-804-3763 to go and
discuss in detail.

"Once a Marine Always a Marine"

<Coffee VM.jpg>

<Coffee VM 2.jpg>

<Scan_4.pdf>

Bellagio Community Development District

Summary of Invoices

March 5, 2018

Fund	Date		Amount
<i>General</i>	1/26/18	470-484	\$ 723,361.60
<i>General</i>	2/7/18	485	\$ 1,200.00
<i>General</i>	2/9/18	486-487	\$ 84,225.68
<i>General</i>	2/22/18	488-500	\$ 27,363.58
Total Invoices for Approval			\$ 836,150.86

*** CHECK DATES 01/03/2018 - 02/26/2018 ***

BELLAGIO CDD - GENERAL FUND
BANK A GENERAL FUND

CHECK DATE	VEND#	INVOICE DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
1/26/18	00027	1/18/18	1A30313	201801	330	57200	52000		MISC CLEANING SUPPLIES ALL GREEN CHEMICAL, INC.	*	251.39	251.39	000470
1/26/18	00010	1/26/18	01262018	201801	300	20700	10200		TRANSFER OF TAX RECEIPTS BELLAGIO CDD - SERIES 2013	*	433,867.79	433,867.79	000471
1/26/18	00060	1/26/18	01262018	201801	300	20700	10200		TRANSFER OF TAX RECEIPTS BELLAGIO CDD - SERIES 2016	*	261,400.76	261,400.76	000472
1/26/18	00007	11/30/17	146085	201711	310	51300	31500		NOV 2017 - LEGAL SERVICES	*	2,225.00		
		12/31/17	146620	201712	310	51300	31500		DEC 2017 - LEGAL SERVICES	*	500.00		
									BILLING, COCHRAN, LYLES, MAURO &			2,725.00	000473
1/26/18	00019	1/23/18	192476-J	201801	330	57200	43100		JAN 2018 - WATER SERVICES CITY OF HIALEAH	*	308.24	308.24	000474
1/26/18	00020	1/10/18	3065679-	201801	330	57200	41500		JAN 2018 - INTERNET SVCS COMCAST	*	521.51	521.51	000475
1/26/18	00003	12/19/17	60290493	201712	310	51300	42000		DELIVERIES THRU 12/19/17 FEDEX	*	17.84	17.84	000476
1/26/18	00037	1/09/18	33772	201801	330	57200	46400		LEG EXTENSION CABLE	*	280.17		
		1/09/18	33914	201801	330	57200	46400		PREV MAINT SVC - 01/09/18	*	115.00		
		1/22/18	33985	201801	330	57200	46400		RUNNING BELT/BOLTS THE FITNESS SOLUTION, INC.	*	696.40	1,091.57	000477
1/26/18	00021	1/17/18	67578-01	201801	330	57200	43000		JAN 2018 - ELECTRIC SVCS	*	1,194.50		
		1/17/18	87484-01	201801	330	57200	43000		JAN 2018 - ELECTRIC SVCS FPL	*	680.58	1,875.08	000478
1/26/18	00002	1/02/18	60	201801	310	51300	34000		JAN 18 - MGMT FEES	*	2,500.00		

BELL --BELLAGIO-- IARAUJO

*** CHECK DATES 01/03/2018 - 02/26/2018 ***

BELLAGIO CDD - GENERAL FUND
BANK A GENERAL FUND

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
1/02/18	60	JAN 18	201801 310-51300-35100	COMPUTER TIME		*	41.67		
1/02/18	60	JAN 18	201801 310-51300-31300	DISSEMINATION		*	166.67		
1/02/18	60	JAN 18	201801 310-51300-49500	WEBSITE ADMIN		*	41.67		
1/02/18	60	JAN 18	201801 310-51300-51000	OFFICE SUPPLIES		*	5.98		
1/02/18	60	JAN 18	201801 310-51300-42000	POSTAGE		*	7.62		
1/02/18	60	JAN 18	201801 310-51300-42500	COPIES		*	3.90		
1/02/18	60	JAN 18	201801 310-51300-41000	TELEPHONE		*	4.98		
								2,772.49	000479

1/26/18	00028	1/01/18	83065	201801 330-57200-49300	REFUSE SERVICE	*	211.34		
								211.34	000480

1/26/18	00024	1/01/18	C-121797	201801 330-57200-34000	SVC-ADMIN MGMT	*	1,170.00		
1/01/18		C-121797	201801 330-57200-46300	HOUSEKEEPING		*	2,396.33		
1/01/18		C-121797	201801 330-57200-34000	CLUB ATTEND		*	5,200.00		
1/01/18		C-121797	201801 330-57200-34200	POOL ATTEND		*	3,489.20		
1/01/18		C-121797	201801 330-57200-34000	ONSITE MGMT		*	3,231.56		
1/01/18		C-121797	201801 330-57200-34000	HEALTH INS		*	244.50		
								15,731.59	000481

1/26/18	00018	1/08/18	50519447	201801 330-57200-44000	RICHOH SVCS	*	82.00		
1/10/18		10741457	201801 330-57200-44000	MANUAL METER CHR#5051193		*	30.00		
								112.00	000482

1/26/18	00052	1/02/18	1800124	201801 330-57200-46200	LANDSCAPE MAIN	*	825.00		
								825.00	000483

1/26/18	00065	1/01/18	10577	201801 330-57200-46100	POOL SERVICES	*	1,200.00		

BELL --BELLAGIO-- IARAUJO

*** CHECK DATES 01/03/2018 - 02/26/2018 ***

BELLAGIO CDD - GENERAL FUND
BANK A GENERAL FUND

CHECK DATE	VEND#	INVOICE DATE	INVOICE	YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
		1/23/18	10611	201801	330	57200	46100			*	450.00		
			REPAIR SPA HEAT PUMP 1/23						WORLDWIDE POOLS OF FL CORP			1,650.00	000484
2/07/18	00065	2/01/18	10613	201802	330	57200	46100			*	1,200.00		
			FEB 2018 - POOL SERVICES						WORLDWIDE POOLS OF FL CORP			1,200.00	000485
2/09/18	00010	2/09/18	02092018	201802	300	20700	10200			*	52,559.27		
			TXFER TAX RCPTS - S 2013						BELLAGIO CDD - SERIES 2013			52,559.27	000486
2/09/18	00060	2/09/18	02092018	201802	300	20700	10200			*	31,666.41		
			TXFER TAX RCPTS - S 2016						BELLAGIO CDD - SERIES 2016			31,666.41	000487
2/22/18	00027	7/27/17	1A29706	201707	330	57200	52000			*	103.60		
			MISC CLEANING SUPPLIES						ALL GREEN CHEMICAL, INC.			103.60	000488
2/22/18	00019	2/16/18	192476-0	201802	330	57200	43100			*	60.47		
			8700 W 35 CT - WATER SVC						CITY OF HIALEAH			60.47	000489
2/22/18	00020	2/10/18	3065679-	201802	330	57200	41500			*	521.51		
			FEB 2018 - INTERNET/PHONE						COMCAST			521.51	000490
2/22/18	00037	9/28/17	32612	201709	330	57200	46400			*	115.00		
			SEPT 2017 - PREVENT MAINT						THE FITNESS SOLUTION, INC.			115.00	000491
2/22/18	00008	1/18/18	93573	201801	310	51300	31100			*	30.00		
			JAN 2018 - ENGINEER SVCS						FORD ENGINEERS, INC.			30.00	000492
2/22/18	00021	2/15/18	67578-02	201802	330	57200	43000			*	930.89		
			FEB 2018 - ELECTRIC SVCS							*	492.08		
		2/15/18	87484-02	201802	330	57200	43000						
			FEB 2018 - ELECTRIC SVCS						FPL			1,422.97	000493
2/22/18	00002	2/01/18	61	201802	310	51300	34000			*	2,500.00		
			FEB 18 - MGMT FEES							*	41.67		
		2/01/18	61	201802	310	51300	35100						
			FEB 18 - COMPUTER TIME										

BELL --BELLAGIO-- IARAUJO

*** CHECK DATES 01/03/2018 - 02/26/2018 ***

BELLAGIO CDD - GENERAL FUND
BANK A GENERAL FUND

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
		2/01/18	61	201802 310-51300-31300		*	166.67		
			FEB 18	- DISSEMINATION					
		2/01/18	61	201802 310-51300-49500		*	41.67		
			FEB 18	- WEBSITE ADMIN					
		2/01/18	61	201802 310-51300-51000		*	1.12		
			FEB 18	- OFFICE SUPPLIES					
		2/01/18	61	201802 310-51300-42000		*	6.44		
			FEB 18	- POSTAGE					
		2/01/18	61	201802 310-51300-42500		*	91.02		
			FEB 18	- COPIES					
		2/01/18	61	201802 310-51300-49000		*	82.38		
				CLOCK					
								2,930.97	000494

2/22/18	00011	1/02/18	1357	201801 310-51300-31200		*	650.00		
				ARBITRAGE SVC S13					
								650.00	000495

2/22/18	00064	2/12/18	02122018	201802 330-57200-49000		*	1,250.00		
				2017 CHRISTMAS LIGHTING					
								1,250.00	000496

2/22/18	00024	2/01/18	C-011898	201802 330-57200-34000		*	1,170.00		
			FEB 18	- SVC ADMIN MGMT					
		2/01/18	C-011898	201802 330-57200-46300		*	2,396.33		
			FEB 18	- HOUSEKEEPING					
		2/01/18	C-011898	201802 330-57200-34000		*	5,200.00		
			FEB 18	- CLUB ATTENDANT					
		2/01/18	C-011898	201802 330-57200-34200		*	3,489.20		
			FEB 18	- POOL ATTENDANT					
		2/01/18	C-011898	201802 330-57200-34000		*	3,231.56		
			FEB 18	- ON-SITE MANAGER					
		2/01/18	C-011898	201802 330-57200-34000		*	244.50		
			FEB 18	- HEALTH INSURANCE					
		2/07/18	3015	201802 330-57200-49000		*	125.00		
				REIMB-ACCESS CONTROL					
								15,856.59	000497

2/22/18	00066	2/01/18	60624	201802 310-51300-32300		*	3,500.00		
				TRUSTEE FEES S13					
								3,500.00	000498

2/22/18	00018	2/08/18	50523804	201802 330-57200-44000		*	97.47		
				FEB 2018 - RICOH COPIES					
								97.47	000499

BELL --BELLAGIO-- IARAUJO

AP300R

YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER

RUN 2/26/18

PAGE 5

*** CHECK DATES 01/03/2018 - 02/26/2018 ***

BELLAGIO CDD - GENERAL FUND
BANK A GENERAL FUND

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO... YRMO	DPT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
2/22/18	00052	2/01/18	1800197	201802	330-57200-46200			SOUTHEAST LANDSCAPING II, INC.	*	825.00	825.00	000500

TOTAL FOR BANK A 836,150.86

TOTAL FOR REGISTER 836,150.86

BELL --BELLAGIO-- IARAUJO

Bellagio
 Community Development District
 Tax Collections
 Fiscal Year Ending September 30, 2018

On Roll Assessments:

Date Received	Description	Gross Tax Received	Discounts/ Penalties	Commissions	Interest	Net Amount Received	\$				Net Gross
							430,233.86	665,823.24	401,151.47	1,497,208.57	
11/20/2017	06/01/17-11/14/17	\$ 1,390.37	\$ 73.00	\$ 13.17	\$ -	\$ 1,304.20	\$ 374.77	\$ 579.99	\$ 349.44	\$ 1,304.20	
11/28/2017	11/01/17-11/17/17	\$ 75,475.43	\$ 2,988.86	\$ 754.74	\$ -	\$ 71,731.83	\$ 20,612.67	\$ 31,899.84	\$ 19,219.32	\$ 71,731.83	
12/8/2017	11/18/17-11/30/17	\$ 248,423.32	\$ 9,837.59	\$ 2,484.22	\$ -	\$ 236,101.51	\$ 67,845.50	\$ 104,996.64	\$ 63,259.37	\$ 236,101.51	
12/26/2017	12/01/17-12/15/17	\$ 1,004,333.00	\$ 39,745.48	\$ 10,043.37	\$ -	\$ 954,544.15	\$ 274,295.26	\$ 424,495.09	\$ 255,753.80	\$ 954,544.15	
1/3/2018	12/16/17-12/25/17	\$ 22,032.82	\$ 736.49	\$ 220.33	\$ -	\$ 21,076.00	\$ 6,056.34	\$ 9,372.70	\$ 5,646.95	\$ 21,076.00	
1/10/2018	12/26/17-12/31/17	\$ 41,172.14	\$ 1,222.78	\$ 411.72	\$ -	\$ 39,537.64	\$ 11,361.43	\$ 17,582.77	\$ 10,593.44	\$ 39,537.64	
1/29/2018	10/01/17-12/31/17	\$ -	\$ -	\$ -	\$ 546.89	\$ 546.89	\$ 157.15	\$ 243.21	\$ 146.53	\$ 546.89	
					\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
					\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
TOTALS		\$ 1,392,827.08	\$ 54,604.20	\$ 13,927.55	\$ 546.89	\$ 1,324,842.22	\$ 380,703.13	\$ 589,170.25	\$ 354,968.85	\$ 1,324,842.22	88.49%

Date	To Debt Service - V#10	To Debt Service - V#60	Check Number
11/29/2017	\$ 31,899.84	\$ 19,219.32	435/436
12/7/2017	\$ 579.99	\$ 349.44	449/450
12/20/2017	\$ 104,996.65	\$ 63,259.36	455/456
1/26/2018	\$ 433,867.79	\$ 261,400.76	471/472
	\$ 571,344.27	\$ 344,228.88	

001.300.20700.10200

Balance to Transfer \$ 17,825.98 \$ 10,739.97

Bellagio
COMMUNITY DEVELOPMENT DISTRICT
COMBINED BALANCE SHEET
January 31, 2018

	<u>General</u>	<u>Major Funds</u> Debt Service	<u>Capital Projects</u>	<u>Totals Governmental Funds</u>
ASSETS:				
Cash	\$324,824	---	---	\$324,824
Investments:				
Series 2013				
Reserve	---	\$335,175	---	\$335,175
Revenue	---	\$593,340	---	\$593,340
Construction	---	---	\$42	\$42
Series 2016				
Reserve	---	\$201,939	---	\$201,939
Revenue	---	\$349,025	---	\$349,025
Interest	---	\$2	---	\$2
Acq & Construction	---	---	\$67,174	\$67,174
COI	---	---	\$942	\$942
Acquisition	---	---	\$75	\$75
Due from General Fund	---	\$28,566	---	\$28,566
Due from Capital Projects	\$1,750	---	---	\$1,750
TOTAL ASSETS	<u>\$326,574</u>	<u>\$1,508,047</u>	<u>\$68,233</u>	<u>\$1,902,855</u>
LIABILITIES:				
Accounts Payable	\$899	---	---	\$899
Due to Debt Service	\$28,566	---	---	\$28,566
Due to General Fund	---	---	\$1,750	\$1,750
FUND BALANCES:				
Nonspendable				
Restricted for Debt Service	---	\$1,508,047	---	\$1,508,047
Restricted for Capital Projects	---	---	\$66,483	\$66,483
Unassigned	\$297,110	---	---	\$297,110
TOTAL LIABILITIES & FUND EQUITY & OTHER CREDITS	<u>\$326,574</u>	<u>\$1,508,047</u>	<u>\$68,233</u>	<u>\$1,902,855</u>

Bellagio
COMMUNITY DEVELOPMENT DISTRICT
General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2018

	ADOPTED BUDGET	PRORATED THRU 01/31/18	ACTUAL THRU 01/31/18	VARIANCE
Revenues				
Maintenance Assessments	\$452,878	\$400,299	\$400,299	\$0
Facility Rental Fees	\$0	\$0	\$0	\$0
Replacement Keys	\$0	\$0	\$795	\$795
Misc. Income	\$0	\$0	\$140	\$140
TOTAL REVENUES	\$452,878	\$400,299	\$401,234	\$935
Expenditures				
<i>Administrative</i>				
Supervisor Fees	\$8,000	\$2,667	\$800	\$1,867
FICA Expense	\$612	\$204	\$61	\$143
Engineering	\$5,000	\$1,667	\$30	\$1,637
Arbitrage	\$650	\$217	\$650	(\$433)
Dissemination	\$2,000	\$667	\$667	(\$0)
Attorney	\$13,800	\$4,600	\$5,525	(\$925)
Assessment Roll	\$2,000	\$2,000	\$2,000	\$0
Annual Audit	\$5,400	\$1,800	\$0	\$1,800
Trustee Fees	\$7,000	\$2,333	\$0	\$2,333
Management Fees	\$30,000	\$10,000	\$10,000	\$0
Computer Time	\$500	\$167	\$167	(\$0)
Telephone	\$105	\$35	\$5	\$30
Postage	\$750	\$250	\$92	\$158
Printing & Binding	\$1,500	\$500	\$214	\$286
Insurance	\$6,355	\$6,355	\$5,778	\$577
Legal Advertising	\$2,000	\$667	\$216	\$451
Other Current Charges	\$500	\$500	\$137	\$363
Website Compliance	\$500	\$167	\$167	(\$0)
Office Supplies	\$150	\$50	\$58	(\$8)
Dues, Licenses & Subscriptions	\$175	\$175	\$175	\$0
Discounts and Collections	\$22,644	\$19,595	\$19,595	\$0
TOTAL ADMINISTRATIVE	\$109,641	\$54,614	\$46,337	\$8,277
<i>Clubhouse</i>				
Water	\$7,200	\$2,400	\$826	\$1,574
Landscape Maintenance	\$14,400	\$4,800	\$3,300	\$1,500
Management Fees - Front Desk & Director	\$127,284	\$42,428	\$39,384	\$3,044
Pool Attendants	\$42,000	\$14,000	\$14,026	(\$26)
Access Control	\$2,000	\$667	\$0	\$667
Telephone	\$2,400	\$800	\$0	\$800
Cable/Internet Services	\$3,120	\$1,040	\$2,092	(\$1,052)
Electric	\$21,600	\$7,200	\$6,263	\$937
Office Supplies/Clubhouse Supplies	\$2,400	\$800	\$1,743	(\$943)
Insurance	\$15,428	\$15,428	\$14,025	\$1,403

Bellagio
COMMUNITY DEVELOPMENT DISTRICT
General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending January 31, 2018

	ADOPTED BUDGET	PRORATED THRU 01/31/18	ACTUAL THRU 01/31/18	VARIANCE
Repairs & Maintenance	\$2,400	\$800	\$509	\$291
Pool & Spa Maintenance	\$14,400	\$4,800	\$4,830	(\$30)
Pool & Spa Permit	\$600	\$200	\$0	\$200
Pool & Spa Repairs	\$2,400	\$800	\$0	\$800
Janitorial Services	\$28,756	\$9,585	\$9,585	\$0
Janitorial Supplies	\$3,600	\$1,200	\$0	\$1,200
Fitness Equipment Maintenance	\$1,500	\$500	\$0	\$500
Fitness Equipment Repair	\$2,000	\$667	\$1,500	(\$834)
Contingencies	\$9,225	\$3,075	\$1,339	\$1,736
Refuse Service	\$2,400	\$800	\$845	(\$45)
Special Events	\$3,000	\$1,000	\$62	\$938
Alarm Monitoring	\$1,500	\$500	\$0	\$500
Air Conditioning Maint Contract	\$3,500	\$1,167	\$0	\$1,167
Landscape Replacement	\$9,000	\$3,000	\$0	\$3,000
Pest Control	\$1,200	\$400	\$0	\$400
Replacements	\$4,559	\$1,520	\$0	\$1,520
Operating Reserve	\$15,364	\$5,121	\$0	\$5,121
TOTAL CLUBHOUSE	\$343,237	\$124,698	\$100,331	\$24,366
TOTAL EXPENDITURES	\$452,878	\$179,312	\$146,668	\$32,644
EXCESS REVENUES (EXPENDITURES)	\$0		\$254,565	
FUND BALANCE - Beginning	\$0		\$42,544	
FUND BALANCE - Ending	\$0		\$297,110	

Bellagio
COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND - SERIES 2013

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2018

	<u>ADOPTED BUDGET</u>	<u>PRORATED THRU 01/31/18</u>	<u>ACTUAL THRU 01/31/18</u>	<u>VARIANCE</u>
<u>REVENUES:</u>				
Special Assessments	\$665,823	\$589,170	\$589,170	\$0
Interest Income	\$0	\$0	\$1,809	\$1,809
<i>TOTAL REVENUES</i>	<u>\$665,823</u>	<u>\$589,170</u>	<u>\$590,979</u>	<u>\$1,809</u>
<u>EXPENDITURES:</u>				
<u>Series 2013</u>				
Interest Expense - 11/1	\$267,900	\$267,900	\$267,900	\$0
Principal Expense - 11/1	\$130,000	\$130,000	\$130,000	\$0
Interest Expense - 05/1	\$264,000	\$0	\$0	\$0
<i>TOTAL EXPENDITURES</i>	<u>\$661,900</u>	<u>\$397,900</u>	<u>\$397,900</u>	<u>\$0</u>
Excess Revenues (Expenditures)	<u>\$3,923</u>		<u>\$193,079</u>	
FUND BALANCE - Beginning	\$418,452		\$753,262	
FUND BALANCE - Ending	<u>\$422,375</u>		<u>\$946,341</u>	

Bellagio
COMMUNITY DEVELOPMENT DISTRICT

DEBT SERVICE FUND - SERIES 2016
Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2018

	<u>ADOPTED BUDGET</u>	<u>PRORATED THRU 01/31/18</u>	<u>ACTUAL THRU 01/31/18</u>	<u>VARIANCE</u>
<u>REVENUES:</u>				
Special Assessments	\$401,151	\$354,969	\$354,969	\$0
Interest Income	\$0	\$0	\$1,114	\$1,114
<i>TOTAL REVENUES</i>	<u>\$401,151</u>	<u>\$354,969</u>	<u>\$356,083</u>	<u>\$1,114</u>
<u>EXPENDITURES:</u>				
<u>Series 2016</u>				
Interest Expense - 11/1	\$128,075	\$128,075	\$128,075	\$0
Principal Expense - 11/1	\$145,000	\$145,000	\$145,000	\$0
Interest Expense - 05/1	\$126,625	\$0	\$0	\$0
<i>TOTAL EXPENDITURES</i>	<u>\$399,700</u>	<u>\$273,075</u>	<u>\$273,075</u>	<u>\$0</u>
EXCESS REVENUES (EXPENDITURES)	<u>\$1,451</u>		<u>\$83,008</u>	
FUND BALANCE - Beginning	\$276,991		\$478,698	
FUND BALANCE - Ending	<u>\$278,442</u>		<u>\$561,706</u>	

Bellagio

COMMUNITY DEVELOPMENT DISTRICT CAPITAL PROJECTS FUND - SERIES 2013

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2018

	<u>ADOPTED BUDGET</u>	<u>PRORATED THRU 01/31/18</u>	<u>ACTUAL THRU 01/31/18</u>	<u>VARIANCE</u>
<u>REVENUES:</u>				
Interest Income	\$0	\$0	\$0	\$0
<i>TOTAL REVENUES</i>	<u>\$0</u>	<u>\$0</u>	<u>\$0</u>	<u>\$0</u>
<u>EXPENDITURES:</u>				
Capital Outlay	\$0	\$0	\$0	\$0
<i>TOTAL EXPENDITURES</i>	<u>\$0</u>	<u>\$0</u>	<u>\$0</u>	<u>\$0</u>
EXCESS REVENUES (EXPENDITURES)	<u>\$0</u>		<u>\$0</u>	
FUND BALANCE - Beginning	\$0		\$41	
FUND BALANCE - Ending	<u>\$0</u>		<u>\$42</u>	

Bellagio

COMMUNITY DEVELOPMENT DISTRICT CAPITAL PROJECTS FUND - SERIES 2016

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending January 31, 2018

	<u>ADOPTED BUDGET</u>	<u>PRORATED THRU 01/31/18</u>	<u>ACTUAL THRU 01/31/18</u>	<u>VARIANCE</u>
<u>REVENUES:</u>				
Interest Income	\$0	\$0	\$233	\$233
TOTAL REVENUES	<u>\$0</u>	<u>\$0</u>	<u>\$233</u>	<u>\$233</u>
<u>EXPENDITURES:</u>				
Capital Outlay	\$0	\$0	\$5,605	(\$5,605)
Cost of Issuance	\$0	\$0	\$0	\$0
TOTAL EXPENDITURES	<u>\$0</u>	<u>\$0</u>	<u>\$5,605</u>	<u>(\$5,605)</u>
EXCESS REVENUES (EXPENDITURES)	<u>\$0</u>		<u>(\$5,372)</u>	
FUND BALANCE - Beginning	\$0		\$71,814	
FUND BALANCE - Ending	<u>\$0</u>		<u>\$66,442</u>	

BELLAGIO

COMMUNITY DEVELOPMENT DISTRICT

Bond Issue:	<u>Series 2013 Special Assessment Bonds</u>	
Original Issue Amount:	\$8,730,000	
Interest Rate:	6.00%	\$2,250,000.00
Maturity Date:	November 1, 2027	
Interest Rate:	6.50%	\$6,480,000.00
Maturity Date:	November 1, 2043	
Reserve Fund Requirement:	Lesser of: (i) Max Annual Debt Service for Bonds Outstanding (ii) 125% of Average Debt Service for Bonds Outstanding (iii) 10% of Original proceeds	
Bonds outstanding - 9/30/14	\$8,730,000	
Less: 11/1/2014	(\$105,000)	
11/1/2015	(\$115,000)	
11/1/2016	(\$120,000)	
11/1/2017	(\$130,000)	
Current Bonds Outstanding:	<u><u>\$8,260,000</u></u>	

Bond Issue:	<u>Series 2016 Special Assessment Bonds</u>	
Original Issue Amount:	\$6,950,000	
Interest Rate:	2.00%	\$1,575,000.00
Maturity Date:	November 1, 2026	
Interest Rate:	3.75%	\$980,000.00
Maturity Date:	November 1, 2031	
Interest Rate:	4.00%	\$1,180,000.00
Maturity Date:	November 1, 2036	
Interest Rate:	4.13%	\$3,215,000.00
Maturity Date:	November 1, 2046	
Reserve Fund Requirement:	50% of Max Annual Debt Service	
Bonds outstanding - 3/25/16	\$6,950,000	
Less: 11/1/2017	(\$145,000)	
Current Bonds Outstanding:	<u><u>\$6,805,000</u></u>	

Bellagio
 Community Development District
 Tax Collections
 Fiscal Year Ending September 30, 2018

On Roll Assessments:

Date Received	Description	Gross Tax Received	Discounts/ Penalties	Commissions	Interest	Net Amount Received	\$ 430,233.86	\$ 665,823.24	\$ 401,151.47	\$ 1,497,208.57	Net	
							\$452,877.75	\$ 700,866.57	\$ 422,264.70	\$ 1,576,009.02	Gross	
							General Fund	Debt Series 2013	Debt Series 2016	Debt Total		
							28.74%	44.47%	26.79%	100.00%		
11/20/2017	06/01/17-11/14/17	\$ 1,390.37	\$ 73.00	\$ 13.17	\$ -	\$ 1,304.20	\$ 374.77	\$ 579.99	\$ 349.44	\$ 1,304.20		
11/28/2017	11/01/17-11/17/17	\$ 75,475.43	\$ 2,988.86	\$ 754.74	\$ -	\$ 71,731.83	\$ 20,612.67	\$ 31,899.84	\$ 19,219.32	\$ 71,731.83		
12/8/2017	11/18/17-11/30/17	\$ 248,423.32	\$ 9,837.59	\$ 2,484.22	\$ -	\$ 236,101.51	\$ 67,845.50	\$ 104,996.64	\$ 63,259.37	\$ 236,101.51		
12/26/2017	12/01/17-12/15/17	\$ 1,004,333.00	\$ 39,745.48	\$ 10,043.37	\$ -	\$ 954,544.15	\$ 274,295.26	\$ 424,495.09	\$ 255,753.80	\$ 954,544.15		
1/3/2018	12/16/17-12/25/17	\$ 22,032.82	\$ 736.49	\$ 220.33	\$ -	\$ 21,076.00	\$ 6,056.34	\$ 9,372.70	\$ 5,646.95	\$ 21,076.00		
1/10/2018	12/26/17-12/31/17	\$ 41,172.14	\$ 1,222.78	\$ 411.72	\$ -	\$ 39,537.64	\$ 11,361.43	\$ 17,582.77	\$ 10,593.44	\$ 39,537.64		
1/29/2018	10/01/17-12/31/17	\$ -	\$ -	\$ -	\$ 546.89	\$ 546.89	\$ 157.15	\$ 243.21	\$ 146.53	\$ 546.89		
							\$ -	\$ -	\$ -	\$ -		
							\$ -	\$ -	\$ -	\$ -		
TOTALS							\$ 1,324,842.22	\$ 380,703.13	\$ 589,170.25	\$ 354,968.85	\$ 1,324,842.22	88.49%

Date	To Debt Service - V#10	To Debt Service - V#60	Check Number
11/29/2017	\$ 31,899.84	\$ 19,219.32	435/436
12/7/2017	\$ 579.99	\$ 349.44	449/450
12/20/2017	\$ 104,996.65	\$ 63,259.36	455/456
1/26/2018	\$ 433,867.79	\$ 261,400.76	471/472
	\$ 571,344.27	\$ 344,228.88	

001.300.20700.10200

Balance to Transfer \$ 17,825.98 \$ 10,739.97