



**ISLANDS AT DORAL (NE)
COMMUNITY DEVELOPMENT
DISTRICT**

**MIAMI-DADE COUNTY
REGULAR BOARD MEETING
JUNE 3, 2020
7:00 P.M.**

Special District Services, Inc.
8785 SW 165th Avenue, Suite 200
Miami, FL 33193

www.islandsatdoralnecdd.org

786.347.2711 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile

**AGENDA
ISLANDS AT DORAL (NE)
COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING**

June 3, 2020

7:00 p.m.

TO JOIN BY URL FOR VIDEO ACCESS AT:

<https://us02web.zoom.us/j/86412919478>

MEETING ID: 864 1291 9478

OR TO JOIN BY PHONE FOR TELEPHONIC ACCESS AT:

DIAL: 1-929-436-2866

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Establish Quorum
- D. Additions or Deletions to Agenda
- E. Comments from the Public for Items Not on the Agenda
- F. Approval of Minutes
 - 1. October 2, 2019 Regular Board Meeting.....Page 3
- G. Old Business
- H. New Business
 - 1. Consider Resolution No. 2020-01 – Adopting a Fiscal Year 2020/2021 Proposed Budget.....Page 6
 - 2. Discussion Regarding District Counsel Fee Structure
 - 3. Consider Approval of Agreement for the Access to Certain Exempt Information Maintained by the Miami-Dade County Property Appraiser.....Page 13
- I. Administrative Matters
 - 1. Financial Update.....Page 17
 - 2. Discussion Regarding the General Election and Candidate Qualifying Period – Noon, Monday, June 8, 2020, through Noon, Friday, June 12, 2020
 - 3. Reminder of Statement of Financial Interests Disclosure 2019 Form 1, Filing Deadline: July 1, 2020 Board Member/Staff Comments and Requests
- J. Board Member/Staff Comments and Requests
- K. Adjourn

**NOTICE OF ISLANDS AT DORAL (NE) COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS' REGULAR BOARD MEETING**

NOTICE IS HEREBY GIVEN that the Islands at Doral (NE) Community Development District (the "District") will hold a regular meeting (the "Meeting") of its Board of Supervisors (the "Board") on June 3, 2020, at 7:00 p.m. to be conducted by telephonic and video conferencing communications media technology pursuant to Executive Orders 20-52, 20-69, and 20-112 issued by Governor DeSantis on March 9, 2020, March 20, 2020, and April 29, 2020, respectively, and pursuant to Section 120.54(5)(b)2., *Florida Statutes*. The Meeting is being held for the necessary public purpose of considering the Fiscal Year 2020/2021 Proposed Budget and agenda items related to the District. At such time the Board is so authorized and may consider any business that may properly come before it.

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

Join by URL for VIDEO ACCESS at:

Join Zoom Meeting: <https://us02web.zoom.us/j/86412919478>

Meeting ID: 864 1291 9478

Call In Number: 1 929 436 2866 US (EST)

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

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

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

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

ISLANDS AT DORAL (NE) COMMUNITY DEVELOPMENT DISTRICT

www.islandsdoralnecdd.org

PUBLISH: MIAMI DAILY BUSINESS REVIEW 05/27/20

**ISLANDS AT DORAL (NE) COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
OCTOBER 2, 2019**

A. CALL TO ORDER

The October 2, 2019, Regular Board Meeting of the Islands at Doral (NE) Community Development District was called to order at 7:16 p.m. in the Doral Legacy Park, 2nd Floor Conference Room, located at 11400 NW 82nd Street, Doral, Florida 33178.

B. PROOF OF PUBLICATION

Proof of publication was presented that notice of the Regular Board Meeting had been published in the *Miami Daily Business Review* on September 23, 2019, as legally required.

C. ESTABLISH A QUORUM

It was determined that the attendance of Chairman Jesus Arias, Vice Chairman Nestor Garcia and Supervisor Dunia Cuneo constituted a quorum and it was in order to proceed with the meeting.

Staff in attendance were: District Manager Armando Silva of Special District Services, Inc.; and General Counsel Ginger Wald of Billing, Cochran, Lyles, Mauro & Ramsey, P.A.

D. ADDITIONS OR DELETIONS TO THE AGENDA

There were no additions or deletions to that agenda.

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

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

F. APPROVAL OF MINUTES

1. June 5, 2019, Regular Board Meeting & Public Hearing

The June 5, 2019, Regular Board Meeting & Public Hearing minutes were presented for approval.

A MOTION was made by Vice Chairman Garcia, seconded by Supervisor Cuneo and unanimously passed approving the minutes of the June 5, 2019, Regular Board Meeting & Public Hearing, as presented.
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G. OLD BUSINESS

There were no Old Business items to come before the Board.

H. NEW BUSINESS

1. Consider Resolution No. 2019-04 – Adopting a Fiscal Year 2018/2019 Amended Budget

Mr. Silva presented Resolution No. 2019-04, entitled:

RESOLUTION NO. 2019-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ISLANDS AT DORAL (NE) COMMUNITY DEVELOPMENT DISTRICT AUTHORIZING AND ADOPTING AN AMENDED FINAL FISCAL YEAR 2018/2019 BUDGET (“AMENDED BUDGET”), PURSUANT TO CHAPTER 189, FLORIDA STATUTES; AND PROVIDING AN EFFECTIVE DATE.

A **MOTION** was made by Vice Chairman Garcia, seconded by Supervisor Cuneo and unanimously passed to adopt Resolution No. 2019-04, adopting the Fiscal Year 2018/2019 Amended Budget, as presented.

I. AUDITOR SELECTION COMMITTEE

1. Ranking of Proposals/Consider Selection of an Auditor

Mr. Silva recessed the Islands at Doral (NE) CDD Regular Board Meeting and simultaneously called to order a meeting of the Audit Committee at 7:20 p.m.

He explained that the purpose of the Audit Committee Meeting was to rank and recommend, in order of preference, no fewer than three (3) audit firms to perform the required auditing services for three (3) fiscal years commencing with the 2019/2020 audit and to include a 2-year renewal option.

Mr. Silva, who was previously appointed to the Audit Committee, explained that only two (2) audit firms had responded to the legal advertisement requesting proposals to perform annual audits for fiscal years ending 9/30/2019, 9/30/2020, 9/30/2021 and to include a 2-year renewal option for fiscal years 9/30/2022 and 9/30/2023. Consequently, Mr. Silva asked the Audit Committee to waive the three (3) audit proposer rule and to also rank the firm of Grau & Associates as #1. A discussion ensued after which:

A **MOTION** was made by Vice Chairman Garcia, seconded by Supervisor Cuneo and unanimously passed to waive the three (3) audit proposer rule and to rank the firm of Grau & Associates, deemed to be most qualified to perform the auditing services (current audit firm), as #1.

There being no further Audit Committee business to conduct, Mr. Silva adjourned the Audit Committee Meeting and simultaneously reconvened the Regular Board Meeting at approximately 7:22 p.m. A discussion ensued after which;

A **MOTION** was made by Vice Chairman Garcia, seconded by Supervisor Cuneo and unanimously passed authorizing the District Manager to engage the firm of Grau & Associates, a qualified and responsible auditing firm proposer (current auditor), to perform audits for the three (3) fiscal years 2019, 2020 and 2021; and the fees for the fiscal years will be \$3,400, \$3,5400 and \$3,600, respectively; and to provide in the engagement a 2-year renewal option for the fiscal years 2022 and 2023; and the fees for the option years, subject to fee adjustments for inflation, will be \$3,700 and \$3,800, respectively.

J. ADMINISTRATIVE MATTERS

1. Financial Update

Mr. Silva presented the financials in the meeting book and briefly reviewed them. He pointed out that the available fund as of August 31, 2019, were \$99,303.83.

Mr. Silva also presented the Alvarez Engineering 2018 Annual Engineer's Report in the meeting book.

A **MOTION** was made by Vice Chairman Garcia, seconded by Supervisor Cuneo and passed unanimously receiving and accepting the 2018 Annual Engineer's Report, as presented.

K. BOARD MEMBER/STAFF COMMENTS

There were no Board Member/Staff closing comments.

L. ADJOURNMENT

There being no further business to come before the Board, a **MOTION** was made by Vice Chairman Garcia, seconded by Supervisor Cuneo and passed unanimously to adjourn the Regular Board Meeting at 7:34 p.m.

ATTEST:

Secretary/Assistant Secretary

Chairman/Vice-Chair

RESOLUTION NO. 2020-01

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ISLANDS AT DORAL (NE) COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2020/2021; AND PROVIDING AN EFFECTIVE DATE.

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

WHEREAS, the Proposed Budget including the Assessments for Fiscal Year 2020/2021 has been prepared and considered by the Board.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE ISLANDS AT DORAL (NE) COMMUNITY DEVELOPMENT DISTRICT THAT:

Section 1. The Proposed Budget including the Assessments for Fiscal Year 2020/2021 attached hereto as Exhibit “A” is approved and adopted.

Section 2. A Public Hearing is hereby scheduled for August 5, 2020 at 7:00 p.m. in the Doral Legacy Park, 2nd Floor Conference Room located at 11400 NW 82nd Street, Doral, Florida 33178, for the purpose of receiving public comments on the Proposed Fiscal Year 2020/2021 Budget.

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

ATTEST:

**ISLANDS AT DORAL (NE)
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairman/Vice Chairman

Islands At Doral (NE)
Community Development District

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

CONTENTS

- I PROPOSED BUDGET
- II DETAILED PROPOSED BUDGET
- III DETAILED PROPOSED DEBT SERVICE FUND BUDGET
- IV ASSESSMENT COMPARISON

PROPOSED BUDGET
ISLANDS AT DORAL (NE) COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2020/2021
OCTOBER 1, 2020 - SEPTEMBER 30, 2021

	FISCAL YEAR 2020/2021 BUDGET
REVENUES	
Administrative Assessments	57,138
Maintenance Assessments	7,447
Debt Assessments	554,723
Interest Income	300
TOTAL REVENUES	\$ 619,608
EXPENDITURES	
MAINTENANCE EXPENDITURES	
Maintenance Contingency	5,700
Engineering/Inspections	1,300
TOTAL MAINTENANCE EXPENDITURES	\$ 7,000
ADMINISTRATIVE EXPENDITURES	
Supervisor Fees	5,000
Payroll Taxes (Employer)	400
Management	30,120
Secretarial	4,200
Legal	9,000
Assessment Roll	7,500
Audit Fees	3,500
Arbitrage Rebate Fee	650
Insurance	6,200
Legal Advertisements	600
Miscellaneous	1,000
Postage	250
Office Supplies	500
Dues & Subscriptions	175
Trustee Fees	4,100
Continuing Disclosure Fee	350
Website Management	2,000
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 75,545
TOTAL EXPENDITURES	\$ 82,545
REVENUES LESS EXPENDITURES	\$ 537,063
Bond Payments	(524,213)
BALANCE	\$ 12,850
County Appraiser & Tax Collector Fee	(11,462)
Discounts For Early Payments	(22,923)
EXCESS/ (SHORTFALL)	\$ (21,535)
Carryover From Prior Year	21,535
NET EXCESS/ (SHORTFALL)	\$ -

DETAILED PROPOSED BUDGET
ISLANDS AT DORAL (NE) COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2020/2021
OCTOBER 1, 2020 - SEPTEMBER 30, 2021

	FISCAL YEAR 2018/2019 ACTUAL	FISCAL YEAR 2019/2020 BUDGET	FISCAL YEAR 2020/2021 BUDGET	COMMENTS
REVENUES				
Administrative Assessments	58,161	57,152	57,138	Expenditures Less Interest & Carryover/.94
Maintenance Assessments	8,511	7,447	7,447	Expenditures /.94
Debt Assessments	554,723	554,723	554,723	Bond Payments/.94
Interest Income	343	300	300	Interest Projected At \$25 Per Month
TOTAL REVENUES	\$ 621,738	\$ 619,622	\$ 619,608	
EXPENDITURES				
MAINTENANCE EXPENDITURES				
Maintenance Contingency	0	5,700	5,700	Maintenance Of District Owned Property
Engineering/Inspections	1,050	1,300	1,300	No Change From 2019/2020 Budget
TOTAL MAINTENANCE EXPENDITURES	\$ 1,050	\$ 7,000	\$ 7,000	
ADMINISTRATIVE EXPENDITURES				
Supervisor Fees	1,800	5,000	5,000	No Change From 2019/2020 Budget
Payroll Taxes (Employer)	138	400	400	Projected At 8% Of Supervisor Fees
Management	28,908	29,448	30,120	CPI Adjustment
Secretarial	4,200	4,200	4,200	No Change From 2019/2020 Budget
Legal	6,000	9,000	9,000	No Change From 2019/2020 Budget
Assessment Roll	7,500	7,500	7,500	As Per Contract
Audit Fees	3,900	4,000	3,500	Accepted Amount For 2019/2020 Audit
Arbitrage Rebate Fee	650	650	650	No Change From 2019/2020 Budget
Insurance	5,000	6,500	6,200	Insurance Estimate
Legal Advertisements	357	600	600	As Per Contract
Miscellaneous	572	1,050	1,000	\$100 Decrease From 2019/2020 Budget
Postage	158	250	250	No Change From 2019/2020 Budget
Office Supplies	280	525	500	\$25 Decrease From 2019/2020 Budget
Dues & Subscriptions	175	175	175	No Change From 2019/2020 Budget
Trustee Fees	4,080	4,100	4,100	No Change From 2019/2020 Budget
Continuing Disclosure Fee	350	350	350	No Change From 2019/2020 Budget
Website Management	1,500	2,000	2,000	No Change From 2019/2020 Budget
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 65,568	\$ 75,748	\$ 75,545	
TOTAL EXPENDITURES	\$ 66,618	\$ 82,748	\$ 82,545	
REVENUES LESS EXPENDITURES	\$ 555,120	\$ 536,874	\$ 537,063	
Bond Payments	(530,979)	(524,213)	(524,213)	2021 P & I Payments Less Earned Interest
BALANCE	\$ 24,141	\$ 12,661	\$ 12,850	
County Appraiser & Tax Collector Fee	(6,004)	(11,462)	(11,462)	Two Percent Of Total Assessment Roll
Discounts For Early Payments	(20,524)	(22,924)	(22,923)	Four Percent Of Total Assessment Roll
EXCESS/ (SHORTFALL)	\$ (2,387)	\$ (21,725)	\$ (21,535)	
Carryover From Prior Year	0	21,725	21,535	Carryover From Prior Year
NET EXCESS/ (SHORTFALL)	\$ (2,387)	\$ -	\$ -	

DETAILED PROPOSED DEBT SERVICE FUND BUDGET
ISLANDS AT DORAL (NE) COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2020/2021
OCTOBER 1, 2020 - SEPTEMBER 30, 2021

	FISCAL YEAR 2017/2018 ACTUAL	FISCAL YEAR 2019/2020 BUDGET	FISCAL YEAR 2020/2021 BUDGET	COMMENTS
REVENUES				
Interest Income	1,320	100	100	Projected Interest For 2020/2021
NAV Tax Collection	530,979	524,213	524,213	NAV Tax Collection
Total Revenues	\$ 532,299	\$ 524,313	\$ 524,313	
EXPENDITURES				
Principal Payments	235,000	245,000	255,000	Principal Payment Due In 2021
Interest Payments	181,143	165,261	151,401	Interest Payments Due In 2021
Additional Principal Payments	110,000	114,052	117,912	Additional Principal Payments
Total Expenditures	\$ 526,143	\$ 524,313	\$ 524,313	
Excess/ (Shortfall)	\$ 6,156	\$ -	\$ -	

Series 2014 Refunding Bond Information

Original Par Amount =	\$5,925,000	Annual Principal Payments Due =	May 1st
Interest Rate =	3.85%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	April 2014		
Maturity Date =	May 2029		

Par Amount As Of 1/1/2020 = \$4,305,000

Original Principal Amount Due In May 2029: \$2,225,000

Current Principal Amount Due In May 2029: \$1,695,000

Islands At Doral (NE) Community Development District Assessment Comparison

	Original Projected Assessment Before Discount*	Fiscal Year 2017/2018 Assessment Before Discount*	Fiscal Year 2018/2019 Assessment Before Discount*	Fiscal Year 2019/2020 Assessment Before Discount*	Fiscal Year 2020/2021 Projected Assessment Before Discount*
Administrative For Single Family Homes	\$ 114.75	\$ 104.72	\$ 105.69	\$ 107.64	\$ 107.61
Maintenance For Single Family Homes	\$ -	\$ 17.03	\$ 16.03	\$ 14.03	\$ 14.03
<u>Debt For Single Family Homes</u>	<u>\$ 1,635.38</u>	<u>\$ 1,587.68</u>	<u>\$ 1,587.68</u>	<u>\$ 1,587.68</u>	<u>\$ 1,587.68</u>
Total	\$ 1,750.13	\$ 1,709.43	\$ 1,709.40	\$ 1,709.35	\$ 1,709.32
Administrative For Townhomes	\$ 114.75	\$ 104.72	\$ 105.69	\$ 107.64	\$ 107.61
Maintenance For Townhomes	\$ -	\$ 17.03	\$ 16.03	\$ 14.03	\$ 14.03
<u>Debt For Townhomes</u>	<u>\$ 1,135.38</u>	<u>\$ 1,133.61</u>	<u>\$ 1,133.61</u>	<u>\$ 1,133.61</u>	<u>\$ 1,133.61</u>
Total	\$ 1,250.13	\$ 1,255.36	\$ 1,255.33	\$ 1,255.28	\$ 1,255.25
Administrative For Condominiums	\$ 114.75	\$ 104.72	\$ 105.69	\$ 107.64	\$ 107.61
Maintenance For Condominiums	\$ -	\$ 17.03	\$ 16.03	\$ 14.03	\$ 14.03
<u>Debt For Condominiums</u>	<u>\$ 947.88</u>	<u>\$ 906.57</u>	<u>\$ 906.57</u>	<u>\$ 906.57</u>	<u>\$ 906.57</u>
Total	\$ 1,062.63	\$ 1,028.32	\$ 1,028.29	\$ 1,028.24	\$ 1,028.21

* Assessments Include the Following :

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

Community Information:

Single Family Homes	66
Townhomes	125
<u>Condominiums</u>	<u>340</u>
Total Units	531

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

THIS AGREEMENT TO ACCESS CERTAIN EXEMPT INFORMATION MAINTAINED BY THE MIAMI-DADE COUNTY PROPERTY APPRAISER (**AGREEMENT**), made and entered into this 3rd day of June, 2020, by and between the ISLANDS AT DORAL (NE) **Community Development District** (hereinafter referred to as the “**CDD**”) and the **MIAMI-DADE COUNTY PROPERTY APPRAISER**, (hereinafter referred as the “**Property Appraiser**”).

WITNESSETH

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

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

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

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

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

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

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

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

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

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

Community Development District: Islands at Doral (NE) CDD
C/o Special District Services, Inc.
2501A Burns Rd.
Palm Beach Gardens, FL 33410
Attn: Jeff Walker

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

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

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

IN WITNESS WHEREOF, the Islands at Doral (NE) Community Development District has caused this instrument to be executed by its respective officials thereunto duly authorized, this the day and year above written.

**ISLANDS AT DORAL (NE)
COMMUNITY DEVELOPMENT
DISTRICT**

ATTEST:

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson

APPROVED AS TO LEGAL FORM
AND CORRECTNESS:

CDD Attorney

MIAMI-DADE COUNTY PROPERTY APPRAISER

ATTEST:

By: _____
Property Appraiser/ Designee

_____ Date

Islands At Doral (NE)
Community Development District

**Financial Report For
April 2020**

Islands at Doral (NE) Community Development District
Budget vs. Actual
October 2019 through April 2020

	<u>Oct '19 - Apr 20</u>	<u>19/20 Budget</u>	<u>\$ Over Budget</u>	<u>% of Budget</u>
Income				
363.100 · Admin Assessment Income	53,585.75	57,152.00	-3,566.25	93.76%
363.101 · Maint Assessment Income	6,920.35	7,447.00	-526.65	92.93%
363.810 · Debt Assessment	516,542.40	554,723.00	-38,180.60	93.12%
363.820 · Debt Assessment-Paid To Trustee	-492,963.00	-524,213.00	31,250.00	94.04%
363.830 · Assessment Fees	-5,559.26	-11,462.00	5,902.74	48.5%
363.831 · Discounts For Early Payments	-20,766.28	-22,924.00	2,157.72	90.59%
369.401 · Interest Income	130.27	300.00	-169.73	43.42%
369.402 · Carryover From Prior Year	0.00	21,725.00	-21,725.00	0.0%
Total Income	<u>57,890.23</u>	<u>82,748.00</u>	<u>-24,857.77</u>	<u>69.96%</u>
Expense				
511.122 · Payroll Expense	45.90	400.00	-354.10	11.48%
511.131 · Supervisor Fee	600.00	5,000.00	-4,400.00	12.0%
511.305 · Maintenance Contingency	0.00	5,700.00	-5,700.00	0.0%
511.310 · Engineering	0.00	1,300.00	-1,300.00	0.0%
511.311 · Management Fees	17,178.00	29,448.00	-12,270.00	58.33%
511.312 · Secretarial Fees	2,450.00	4,200.00	-1,750.00	58.33%
511.315 · Legal Fees	0.00	9,000.00	-9,000.00	0.0%
511.318 · Assessment/Tax Roll	0.00	7,500.00	-7,500.00	0.0%
511.320 · Audit Fees	3,400.00	4,000.00	-600.00	85.0%
511.330 · Arbitrage Rebate Fee	0.00	650.00	-650.00	0.0%
511.450 · Insurance	5,251.00	6,500.00	-1,249.00	80.79%
511.480 · Legal Advertisements	0.00	600.00	-600.00	0.0%
511.512 · Miscellaneous	317.72	1,050.00	-732.28	30.26%
511.513 · Postage and Delivery	37.65	250.00	-212.35	15.06%
511.514 · Office Supplies	97.00	525.00	-428.00	18.48%
511.540 · Dues, License & Subscriptions	175.00	175.00	0.00	100.0%
511.733 · Trustee Fees	4,079.63	4,100.00	-20.37	99.5%
511.734 · Continuing Disclosure Fee	0.00	350.00	-350.00	0.0%
511.750 · Website Management	1,166.62	2,000.00	-833.38	58.33%
Total Expense	<u>34,798.52</u>	<u>82,748.00</u>	<u>-47,949.48</u>	<u>42.05%</u>
Net Income	<u><u>23,091.71</u></u>	<u><u>0.00</u></u>	<u><u>23,091.71</u></u>	<u><u>100.0%</u></u>

**ISLANDS AT DORAL (NE) COMMUNITY DEVELOPMENT DISTRICT
MONTHLY FINANCIAL REPORT
APRIL 2020**

	Annual Budget 10/1/19 - 9/30/20	Actual Apr-20	Year To Date Actual 10/1/19 - 4/30/20
REVENUES			
Administrative Assessments	57,152	2,413	53,586
Maintenance Assessments	7,447	305	6,920
Debt Assessments	554,723	22,754	516,542
Interest Income	300	11	130
Total Revenues	\$ 619,622	\$ 25,483	\$ 577,178
MAINTENANCE EXPENDITURES			
Maintenance Contingency	5,700	0	0
Engineering/Inspections	1,300	0	0
TOTAL MAINTENANCE EXPENDITURES	\$ 7,000	\$ -	\$ -
ADMINISTRATIVE EXPENDITURES			
Supervisor Fees	5,000	0	600
Payroll Taxes (Employer)	400	0	46
Management	29,448	2,454	17,178
Secretarial	4,200	350	2,450
Legal	9,000	0	0
Assessment Roll	7,500	0	0
Audit Fees	4,000	0	3,400
Arbitrage Rebate Fee	650	0	0
Insurance	6,500	0	5,251
Legal Advertisements	600	0	0
Miscellaneous	1,050	0	318
Postage	250	6	37
Office Supplies	525	11	97
Dues & Subscriptions	175	0	175
Trustee Fees	4,100	4,079	4,080
Continuing Disclosure Fee	350	0	0
Website Management	2,000	167	1,166
TOTAL ADMINISTRATIVE EXPENDITURES	\$ 75,748	\$ 7,067	\$ 34,798
TOTAL EXPENDITURES	\$ 82,748	\$ 7,067	\$ 34,798
Revenues Less Expenditures	\$ 536,874	\$ 18,416	\$ 542,380
Bond Payments	(524,213)	(22,517)	(492,963)
Balance	\$ 12,661	\$ (4,101)	\$ 49,417
County Appraiser & Tax Collector Fee	(11,462)	(254)	(5,559)
Discounts For Early Payments	(22,924)	(10)	(20,766)
Excess/ (Shortfall)	\$ (21,725)	\$ (4,365)	\$ 23,092
Carryover from Prior Year	21,725	0	0
Net Excess/ (Shortfall)	\$ -	\$ (4,365)	\$ 23,092
Bank Balance As Of 3/31/20	\$ 135,196.75		
Funds Received: 4/1/20 - 4/30/20	\$ 25,219.35		
Disbursements: 4/1/20 - 4/30/20	\$ 16,914.21		
Bank Balance As Of 4/30/20	\$ 143,501.89		
Accounts Payable As Of 4/30/20	\$ 32,984.67		
Accounts Receivable As Of 4/30/20	\$ -		
Available Funds As Of 4/30/20	\$ 110,517.22		

**ISLANDS AT DORAL (NE) CDD
TAX COLLECTIONS
2019-2020**

#	ID#	PAYMENT FROM	DATE	FOR	Tax Collect Receipts	Interest Received	Fees	Discount	Net From Tax Collector	Admin. Assessment Income (Before Discounts & Fee)	Maint Assessment Income (Before Discounts & Fee)	Debt Assessment Income (Before Discounts & Fee)	Admin. Assessment Income (After Discounts & Fee)	Maint Assessment Income (After Discounts & Fee)	Debt Assessment Income (After Discounts & Fee)	Debt Assessments Paid to Trustee
									\$619,322.00	\$57,152.00	\$7,447.00	\$ 554,723.00	\$57,152.00	\$7,447.00	\$554,723.00	
									\$584,936.00	\$53,723.00	\$7,000.00	\$ 524,213.00	\$53,723.00	\$7,000.00	\$524,213.00	\$524,213.00
1	438	Miami-Dade Tax Collector	11/22/19	NAV Taxes	\$ 32,016.60		\$ (307.29)	\$ (1,287.79)	\$ 30,421.52	\$ 2,955.10	\$ 384.20	\$ 28,677.30	\$ 2,807.82	\$ 365.05	\$ 27,248.65	\$ 27,248.65
2	245	Miami-Dade Tax Collector	12/03/19	NAV Taxes	\$ 29,912.76		\$ (287.16)	\$ (1,196.51)	\$ 28,429.09	\$ 2,760.91	\$ 358.95	\$ 26,792.90	\$ 2,623.99	\$ 341.10	\$ 25,464.00	\$ 25,464.00
3	919	Miami-Dade Tax Collector	12/10/19	NAV Taxes	\$ 367,353.70		\$ (3,526.60)	\$ (14,694.02)	\$ 349,133.08	\$ 33,906.70	\$ 4,408.25	\$ 329,038.75	\$ 32,224.93	\$ 4,189.55	\$ 312,718.60	\$ 312,718.60
4	223	Miami-Dade Tax Collector	12/23/19	NAV Taxes	\$ 55,605.62		\$ (534.81)	\$ (2,124.87)	\$ 52,945.94	\$ 5,132.37	\$ 667.30	\$ 49,805.95	\$ 4,886.89	\$ 635.35	\$ 47,423.70	\$ 47,423.70
5	912	Miami-Dade Tax Collector	01/10/20	NAV Taxes	\$ 26,657.89		\$ (258.57)	\$ (799.77)	\$ 25,599.55	\$ 2,460.49	\$ 319.90	\$ 23,877.50	\$ 2,362.80	\$ 307.20	\$ 22,929.55	\$ 22,929.55
6	761	Miami-Dade Tax Collector	01/30/20	Interest		\$ 288.48			\$ 288.48	\$ 288.48			\$ 288.48			\$ -
7	710	Miami-Dade Tax Collector	02/10/20	NAV Taxes	\$ 23,863.41		\$ (233.70)	\$ (494.29)	\$ 23,135.42	\$ 2,202.56	\$ 286.35	\$ 21,374.50	\$ 2,135.32	\$ 277.60	\$ 20,722.50	\$ 20,722.50
8	397	Miami-Dade Tax Collector	03/09/20	NAV Taxes	\$ 15,877.68		\$ (157.19)	\$ (158.75)	\$ 15,561.74	\$ 1,465.48	\$ 190.55	\$ 14,221.65	\$ 1,436.29	\$ 186.70	\$ 13,938.75	\$ 13,938.75
9	555	Miami-Dade Tax Collector	04/10/20	NAV Taxes	\$ 25,403.39		\$ (253.94)	\$ (10.28)	\$ 25,139.17	\$ 2,344.69	\$ 304.85	\$ 22,753.85	\$ 2,320.27	\$ 301.65	\$ 22,517.25	\$ 22,517.25
10	698	Miami-Dade Tax Collector	04/24/20	Interest		\$ 68.97			\$ 68.97	\$ 68.97			\$ 68.97			\$ -
11									\$ -							\$ -
12									\$ -							\$ -
13									\$ -							\$ -
14									\$ -							\$ -
15									\$ -							\$ -
16									\$ -							\$ -
17									\$ -							\$ -
18									\$ -							\$ -
					\$ 576,691.05	\$ 357.45	\$ (5,559.26)	\$ (20,766.28)	\$ 550,722.96	\$ 53,585.75	\$ 6,920.35	\$ 516,542.40	\$ 51,155.76	\$ 6,604.20	\$ 492,963.00	\$ 492,963.00

Total IAD-NE Roll = 619,328.70

Note: \$619,322, \$57,152, \$7,447 and \$554,723 are 2019/2020 Budgeted assessments before discounts and fees.
\$584,936, \$53,723, \$7,000 and \$524,213 are 2019/2020 Budgeted assessments after discounts and fees.

\$	576,691.05	
\$	357.45	\$ 550,722.96
\$	(53,585.75)	\$ (51,155.76)
\$	(6,920.35)	\$ (6,604.20)
\$	(516,542.40)	\$ (492,963.00)
\$	-	\$ -