

MINUTES OF MEETING BAHIA MAR COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Bahia Mar Community Development District was held on Monday, November 18, 2024 at 9:00 a.m. at 801 Seabreeze Blvd., Mariner Room, Fort Lauderdale, Florida 33316

Present and constituting a quorum were:

Kurt Drstvensek
Michael Fine
Michael Sperling

Chairman
Vice Chairman
Assistant Secretary

Also present were:

Ginger Wald
Andrew Gill
Lee Feldman

District Counsel
District Manager
The Euclid Group (by phone)

FIRST ORDER OF BUSINESS

Oath of Office for Landon McNeil

Mr. Gill: The oath of office for Landon McNeil will be administered whenever he's in attendance at the next meeting.

SECOND ORDER OF BUSINESS

Roll Call

Mr. Gill called the meeting to order and called the roll.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the September 16, 2024 Meeting

Mr. Gill: The next item on your agenda is the approval of the minutes of the September 16, 2024 meeting. If there are any additions, deletions or corrections, I'll ask for a motion to approve those minutes.

On MOTION by Mr. Drstvensek seconded by Mr. Fine with all in favor, the Minutes of the September 16, 2024 Meeting were approved.

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FOURTH ORDER OF BUSINESS

Public Hearing Expressing the District's Intent to Utilize the Uniform Method of Levying, Collecting and Enforcing Non-Ad Valorem Assessments

A. Motion to Open the Public Hearing

Mr. Gill: The next item is a public hearing dealing with the District's intention to utilize the uniform method of levying, collecting and enforcing Non-Ad Valorem Assessments, I will first ask for a motion to open the public hearing.

On MOTION by Mr. Fine seconded by Mr. Drstvensek with all in favor, opening the Public Hearing was approved.

B. Public Comment and Discussion

C. Consideration of Resolution #2025-01 Expressing the District's Intent to Utilize the Uniform Method of Levying, Collecting and Enforcing Non-Ad Valorem Assessments

Mr. Gill: Next is the public comment and discussion portion regarding this resolution. Ginger did you want to make any comments?

Ms. Wald: No, there's no public here, so if you're going to at some point in the future proceed forward when you have the residents here and place any of the special assessments onto the tax bill you have to go through this process, so this is step one of the process. So, this will be in place whenever you're ready for that so we don't forget when we move forward, and that's basically all that this is doing.

Mr. Gill: Thank you, Ginger. If there are no questions, I'll move to item C which is consideration of resolution #2025-01 which as Ginger detailed, expresses the District's intent to utilize the uniform method of levying, collecting and enforcing Non-Ad Valorem Assessments. If there are no questions, I'll ask for a motion to adopt resolution #2025-01.

On MOTION by Mr. Fine seconded by Mr. Drstvensek with all in favor, Resolution #2025-01 expressing the District's intent to utilize the uniform method of levying, collecting and enforcing Non-Ad Valorem Assessments was approved.

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D. Motion to Close the Public Hearing

Mr. Gill: Next I'll ask for a motion to close the public hearing.

On MOTION by Mr. Drstvensek seconded by Mr. Fine with all in favor, closing the Public Hearing was approved.

FIFTH ORDER OF BUSINESS

Audit Selection Committee Meeting

A. Opening the Audit Selection Committee Meeting

B. Roll Call

C. Ranking of Respondents to RFP

D. Adjournment

Mr. Gill: The next item is item No. 5, which is the audit selection committee meeting, first I will ask for a motion to have all members of the Board serve as members of the audit selection committee.

On MOTION by Mr. Fine seconded by Mr. Drstvensek with all in favor, appointing the entire Board of Supervisors to serve as the Audit Selection Committee was approved.

Mr. Gill: Next I'll ask for a motion to open the audit selection committee meeting.

On MOTION by Mr. Drstvensek seconded by Mr. Fine with all in favor, opening the Audit Selection Committee Meeting was approved.

Mr. Gill: Next I'll do the roll call now that we're in the audit selection committee meeting, and that would be Kurt Drstvensek, Michael Fine, and Michael Sperling. Next is item 5C and this ranks the respondents to the request for proposals for the auditor for the District. We only had one response and that was from Grau & Associates, we provided you with a ranking scale which breaks down each of the criteria out of 100 points, you have 20 points for ability of personnel, 20 points for proposer's experience, 20 points for understanding the scope of work, 20 points for ability to furnish the required services and 20 points for price. Again, Grau & Associates was the only respondent so, if you want to rank them how you see fit.

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Ms. Wald: Well, the first thing you have to do because it requires three responses would be to waive the requirement for three responses, otherwise we have to go out and do this whole process again, and it's not worth spending that type of money, and Grau really does almost all the CDDs now, so that would be the first thing, is to motion to waive the requirement of three responses.

Mr. Drstvensek: I make a motion to waive.

On MOTION by Mr. Drstvensek seconded by Mr. Fine with all in favor, waiving the requirement for three responses to the RFP was approved.

Mr. Gill: Thank you, Ginger.

Ms. Wald: And then it would be a motion to rank Grau & Associates #1 and make the recommendation to engage their services.

Mr. Gill: So, we're looking for a motion to rank Grau & Associates as the #1 firm.

On MOTION by Mr. Drstvensek seconded by Mr. Fine with all in favor, ranking of respondents to the RPF, ranking Grau & Associates as the #1 ranked firm and recommend engaging their services was approved.

Mr. Gill: Next I'll ask for a motion to adjourn the audit selection committee meeting.

On MOTION by Mr. Fine seconded by Mr. Drstvensek with all in favor, the Audit Selection Committee Meeting was adjourned.

SIXTH ORDER OF BUSINESS

Selection of Audit Firm

Mr. Gill: Item No. 6 is the selection of the audit firm, and since we're out of the audit selection committee meeting and back into the regular meeting, the selection committee ranked Grau & Associates as #1, so I'll ask for a motion to select Grau & Associates as the audit firm for the District.

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On MOTION by Mr. Fine seconded by Mr. Drstvensek with all in favor, selecting Grau & Associates to serve as the District's auditing firm and authorizing staff to enter into a contract was approved.

SEVENTH ORDER OF BUSINESS

Staff Reports

Mr. Gill: Next up is staff reports, Ginger, anything else for us?

A. Attorney

Ms. Wald: Everybody needs to do their ethics training and that's due at the end of the year because we probably won't be meeting again, so as long as you have that done, you have to have the 4-hours of ethics training online by the end of the year. We'll have Andrew send out the memo again which has the links that you can just click on, you just have to listen to the audio. It's self-reported, I just have to remind everyone of my District Board members to do it. That's all I have.

Mr. Gill: Any questions for Ginger? Not hearing any we can move on.

B. Engineer

Mr. Gill: The District engineer is not here but, he's available if there are any questions.

C. Manager

Mr. Gill: I don't have anything under the District manager.

EIGHTH ORDER OF BUSINESS

Financial Reports

A. Approval of Funding Request #9

B. Acceptance of Unaudited Financials

Mr. Gill: Moving down to item No. 8 which is financial reports, item A is approval of funding request #9, are there any questions on that? Then item B is the acceptance of the unaudited financials, and if there are no questions, I'll ask for a motion to approve funding request #9 and accept the unaudited financials.

On MOTION by Mr. Drstvensek seconded by Mr. Fine with all in favor, Funding Request #9 and the Unaudited Financials were approved.

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NINTH ORDER OF BUSINESS

Supervisors Requests and Audience Comments

Mr. Gill: Next is Supervisor's requests and audience comments. We have one member from the audience on the phone, Lee Feldman, Lee anything for the Board?

Mr. Feldman: No, thank you.

Mr. Gill: Ok, are there any Supervisor's requests?

TENTH ORDER OF BUSINESS

Adjournment

Mr. Gill: Not hearing any, I'll ask for a motion to adjourn the meeting.

On MOTION by Mr. Drstvensek seconded by Mr. Sperling with all in favor, the Meeting was adjourned.

Signed by:

Andrew Gill

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Secretary / Assistant Secretary

Signed by:

Kurt Drstvensek

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Chairman / Vice Chairman