

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that 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.

**NATUREWALK
COMMUNITY DEVELOPMENT DISTRICT**

The special meeting of the Board of Supervisors of the NatureWalk Community Development District was held on **Thursday, May 31, 2018 at 3:40 p.m. (CDT)** at The Blount House, located at 541 Kylea Laird Drive, Freeport, Florida 32439.

Present and constituting a quorum:

Todd Schermerhorn	Board Supervisor, Vice Chair
Sharon Drake	Board Supervisor, Assistant Secretary
Crystal Grimes	Board Supervisor, Assistant Secretary
Lisa Jones	Board Supervisor, Assistant Secretary

Also present were:

Anthony Jeancola	District Manager, Rizzetta & Company, Inc.
Justin Croom	District Manager, Rizzetta & Company, Inc.
Courtney Mattern	Rizzetta & Company, Inc.
Tucker Mackie	District Counsel, Hopping Green & Sams, P.A.
Jim Martelli, PE	District Engineer, Innerlight Engineering Corporation <i>(via speakerphone)</i>

FIRST ORDER OF BUSINESS

Call to Order

Mr. Croom called the meeting to order at 3:40 p.m. and read roll call, confirming a quorum for the meeting.

SECOND ORDER OF BUSINESS

Audience Comments

Mr. Croom stated for the record that no audience members were present.

THIRD ORDER OF BUSINESS

**Consideration of Minutes of the Board
of Supervisors' Meeting Held on March
8, 2018**

On a Motion by Ms. Grimes, seconded by Ms. Drake, with all in favor, the Board of Supervisors approved the Minutes of the Board of Supervisors' Meeting held on March 8, 2018, for the NatureWalk Community Development District.

FOURTH ORDER OF BUSINESS

Ratification of Operation and Maintenance Expenditures for January through March 2018

Mr. Croom reviewed the expenditures for January – March 2018 with the Board. It was indicated that the month of January included the pine straw costing around \$17,000.00, bridge board replacement costing \$7,000.00 and dissemination costing \$5,000.00.

On a Motion by Ms. Grimes, seconded by Ms. Drake, with all in favor, the Board of Supervisors ratified the Operation and Maintenance Expenditures for January (\$44,330.15), February (\$7,786.32), and March (\$6,577.44) 2018 for the NatureWalk Community Development District.

FIFTH ORDER OF BUSINESS

Ratification of Bond Construction Requisitions No. 102 through 106

The Board of Supervisors reviewed Construction Requisitions No 102 – 106.

Series 2007 – Construction Requisitions

Req. NO.	Payee	Amount
102	Innerlight Engineering Corporation	\$8,210.00
103	GAC Contractors, Inc.	\$186,204.22
104	GAC Contractors, Inc.	\$82,700.87
105	GreenEarth Landscape Services	\$51,445.02
106	Greenway Services, Inc.	\$102,966.00

TOTAL= \$431,526.11

On a Motion by Mr. Schermerhorn, seconded by Ms. Grimes, with all in favor, the Board of Supervisors Ratified Construction Requisitions No. 102 through 106 (\$431,526.11), Series 2007, for the NatureWalk Community Development District.

SIXTH ORDER OF BUSINESS

Discussion Regarding the Summary of Expenditures – CDD Construction Account

Item taken out of order by Mr. Jeancola on Mr. Schermerhorn’s question of tally of where the construction account stands.

Mr. Jeancola stated that once retainage of \$127,062.34 is ready to be processed, in order to keep within the confines of the forbearance agreement and to not exceed the allocated funds, there would need to be a \$52,984.92 payment from the developer to keep within the confines of the agreement.

This would mean that there would be approximately \$490,000.00 that would go towards paying down the bonds which was originally contemplated in the forbearance agreement. Any further construction requisitions beyond what was contemplated would have to be paid for out of pocket.

Mr. Jeancola advised that the retainage amount is still in the construction account at this time. Discussion ensued.

Mr. Schermerhorn asked to know the \$1.75 million is allocated.

SEVENTH ORDER OF BUSINESS

**Consideration of Bridge Board
Replacement Proposal**

Mr. Croom advised that in the last time speaking with the Board they had discussed boards needing to be replaced and received an estimate for 300 boards which was \$20,628.00 (\$6,876.00 per 100 boards). Mr. Jeancola advised that the current budget allows \$20,000.00 for board replacement and the potential need to expand the budget. Advised that it would be beneficial to check with Green Way on their current work and if needed get authorization not to exceed the 200 boards that have already been installed.

On a Motion by Ms. Jones, seconded by Ms. Drake, with all in favor, the Board of approved of the Consideration of Bridge Board Replacement Proposal and not to exceed the budget, for the NatureWalk Community Development District.

EIGHTH ORDER OF BUSINESS

**Presentation of Proposed Budget for Fiscal
Year 2018/2019 Review of Proposed Budget
for Fiscal Year 2018/2019**

Mr. Jeancola presented the proposed form budget and discussed the largest consideration being landscaping and being prepared for an increase while still maintaining the current level of assessments. These increases can be offset with the prior fiscal year's general fund surplus as well as the projection of being under budget this year. He feels that it is reasonable to increase the expenditures to \$331,358.00 and still be able to offset with the general fund surplus.

There is a decrease in the administration subtotal of \$3,800.00 and an increase in the field operations of \$33,208.00 that causes a \$29,408.00 increase from the budgeted expense allocation which can be offset with the balance for the general fund surplus. If the Board chooses not to utilize the general fund surplus then that would trigger an increase to the assessments.

Discussion ensued.

NINTH ORDER OF BUSINESS

**Consideration of Resolution 2018-02,
Approving Proposed Budget and Setting
the Public Hearing**

Mr. Croom advised that the Public Hearing on the Proposed Budget is currently set for August 9, 2018 3:30 p.m. at the Walton County Coastal Branch Library, 437 Greenway Trail, Santa Rosa Beach, Florida 32435.

On a Motion by Ms. Grimes, seconded by Ms. Jones, with all in favor, the Board of Supervisors adopted Resolution 2018-02, Approving the Proposed Budget for Fiscal Year 2018/2019 and Setting the Public Hearing for August 9, 2018 at 3:30 p.m. (CDT) at the Walton County Coastal Library, 437 Greenway Trail, Santa Rosa Beach, Florida 32435, for the NatureWalk Community Development District.

TENTH ORDER OF BUSINESS

Presentation of Registered Voter Count

Mr. Croom stated that there are 162 registered voters as of April 15, 2018. Mr. Jeancola advised that for general election you must either have 250 registered voters or the District must be 6 years of age, NatureWalk having one and not the other would maintain a Landowners' Meeting for the purpose of electing supervisors.

ELEVENTH ORDER OF BUSINESS

**Consideration of Resolution 2018-03,
Designating a Date, Time and Location for a
Landowners' Meeting**

Mr. Jeancola advised that the Landowners' Meeting would be held November 8, 2018 3:30 p.m. at the Walton County Coastal Branch Library, 437 Greenway Trail, Santa Rosa Beach, Florida 32435. He also stated that Seats 1, 4 and 5 would be available.

On a Motion by Mr. Schermerhorn, seconded by Ms. Drake, with all in favor, the Board of Supervisors adopted Resolution 2018-03, Approving the Designation of a Date, Time and Location for a Landowners' Meeting for November 8, 2018 at 3:30 p.m. (CDT) at the Walton County Coastal Library, 437 Greenway Trail, Santa Rosa Beach, Florida 32435, for the NatureWalk Community Development District.

TWELTH ORDER OF BUSINESS

**Acceptance of Arbitrage Rebate Calculation
Report-Series 2007a**

Mr. Croom stated that there is no cumulative rebate liability.

On a Motion by Ms. Jones, seconded by Ms. Drake, with all in favor, the Board of Supervisors accepted the Arbitrage Rebate Calculation Report-Series 2007a, for the NatureWalk Community Development District.

THIRTEENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Ms. Mackie stated that she has nothing to report at this time. Suggested that with the audit deadline being at the end of June to delegate to the Chair or any member of the Board the ability to accept the audit in advance so that it will come back at the August meeting for ratification for the full Board to see. Discussion ensued on timelines for audits. On a Motion by Ms. Jones, seconded by Ms. Drake, with all in favor, the Board of Supervisors accepted the Motion to delegate the Chair to accept the audit.

B. District Engineer

The District Engineer did not have anything to report at this time.

C. District Manager

Mr. Croom stated that the next Board of Supervisors' meeting will be scheduled for Thursday, June 14, 2018 at 3:30 p.m. (CDT) at the Walton County Coastal Branch Library, located at 437 Greenway Trail, Santa Rosa Beach, Florida 32459.

FOURTEENTH ORDER OF BUSINESS

Supervisor Requests

Mr. Schermerhorn requested that there be further clarification on the forbearance, how the \$1.75 million has been spent.

FIFTEENTH ORDER OF BUSINESS

Announcements

Next meeting will be held Thursday, June 14, 2018 at 3:30 p.m.
All meetings will convene on the 2nd Thursday of the month at 3:30 p.m. at the Walton County Coastal Library Branch, 2090, Located at 437 Greenway Trail, Santa Rosa Beach, FL 32459.

July 12, 2018
August 9, 2018
September 13, 2018

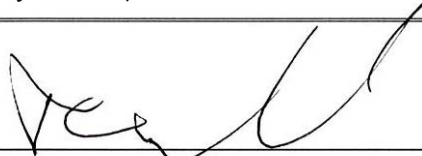
SEVENTEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Ms. Grimes, seconded by Ms. Drake, with all in favor, the Board adjourned the meeting at 4:11 p.m. CDT, for the NatureWalk Community Development District.



Secretary/Assistant Secretary



Chairman/ Vice Chairman