



**BLUEWATERS
COMMUNITY DEVELOPMENT
DISTRICT**

**MIAMI-DADE COUNTY
REGULAR BOARD MEETING
SEPTEMBER 10, 2018
6:15 P.M.**

Special District Services, Inc.
6625 Miami Lakes Drive, Suite 374
Miami Lakes, FL 33014

www.bluewaterscdd.org
305.777.0761 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile

AGENDA
BLUEWATERS COMMUNITY DEVELOPMENT DISTRICT
Somerset Academy Silver Palms-Cafeteria Room
23255 S.W. 115th Avenue
Miami, Florida, 33032
REGULAR BOARD MEETING
September 10, 2018
6:15 p.m.

- 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. June 11, 2018 Regular Board Meeting & Public Hearing.....Page 2
- G. Old Business
 - 1. Staff Report as Required
- H. New Business
 - 1. Discussion Regarding ADA Compliant Website, Remediation and Settlement Agreement
 - 2. Discussion Regarding Mail Box Banks Within Townhome Section.....Page 7
- I. Administrative & Operational Matters
 - 1. General Election – Update Regarding Qualified Candidates
 - 2. Discussion Regarding Annual Community Coconut Palm & Royal Palm Tree Trimming
- J. Board Member & Staff Closing Comments
- K. Adjourn

MIAMI DAILY BUSINESS REVIEW

Published Daily except Saturday, Sunday and
Legal Holidays
Miami, Miami-Dade County, Florida

STATE OF FLORIDA
COUNTY OF MIAMI-DADE:

Before the undersigned authority personally appeared MARIA MESA, who on oath says that he or she is the LEGAL CLERK, Legal Notices of the Miami Daily Business Review f/k/a Miami Review, a daily (except Saturday, Sunday and Legal Holidays) newspaper, published at Miami in Miami-Dade County, Florida; that the attached copy of advertisement, being a Legal Advertisement of Notice in the matter of

BLUEWATERS COMMUNITY DEVELOPMENT DISTRICT -
FISCAL YEAR 2017/2018 REGULAR MEETING SCHEDULE

in the XXXX Court,
was published in said newspaper in the issues of

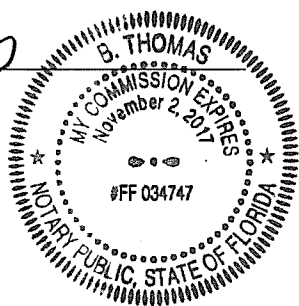
09/21/2017

Affiant further says that the said Miami Daily Business Review is a newspaper published at Miami, in said Miami-Dade County, Florida and that the said newspaper has heretofore been continuously published in said Miami-Dade County, Florida each day (except Saturday, Sunday and Legal Holidays) and has been entered as second class mail matter at the post office in Miami in said Miami-Dade County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he or she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this
21 day of SEPTEMBER, A.D. 2017

(SEAL)

MARIA MESA personally known to me



BLUEWATERS COMMUNITY DEVELOPMENT DISTRICT FISCAL YEAR 2017/2018 REGULAR MEETING SCHEDULE

NOTICE IS HEREBY GIVEN that the Board of Supervisors (the "Board") of the Bluewaters Community Development District (the "District") will hold Regular Meetings in the Somerset Academy Silver Palms, Cafeteria Room, 23255 SW 115th Avenue, Miami, Florida 33032, at 6:15 p.m. on the following dates:

October 9, 2017
November 13, 2017
December 11, 2017
February 12, 2018
March 12, 2018
April 9, 2018
May 14, 2018
June 11, 2018
July 9, 2018
September 10, 2018

The purpose of the meetings is for the Board to consider any District business which may lawfully and properly come before the Board. Meetings are open to the public and will be conducted in accordance with the provisions of Florida law for Community Development Districts. Copies of the Agenda for any of the meetings may be obtained from the District's website or by contacting the District Manager at 305-777-0761 and/or toll free at 1-877-737-4922, prior to the date of the particular meeting.

From time to time one or two Board members may participate by telephone; therefore, a speaker telephone will be present at the meeting location so that Board members may be fully informed of the discussions taking place. Said meeting(s) may be continued as found necessary to a time and place specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at 305-777-0761 and/or toll free at 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

Meetings may be cancelled from time to time with no advertised notice.

BLUEWATERS COMMUNITY DEVELOPMENT DISTRICT

www.bluewaterscdd.org
9/21

17-134/0000259552M

BLUEWATERS COMMUNITY DEVELOPMENT DISTRICT
PUBLIC HEARING & REGULAR BOARD MEETING
JUNE 11, 2018

A. CALL TO ORDER

District Manager Neil Kalin called the June 11, 2018, Regular Board Meeting of the Bluewaters Community Development District to order at 6:16 p.m. in the Cafeteria Room of Somerset Academy Silver Palms located at 23255 SW 115th Avenue, Miami, Florida 33032.

B. PROOF OF PUBLICATION

Mr. Kalin presented proof of publication that notice of the Regular Board Meeting had been published in the *Miami Daily Business Review* on September 21, 2017, as part of the District's Fiscal Year 2017/2018 Regular Meeting Schedule, as legally required.

C. ESTABLISH A QUORUM

Mr. Kalin determined that the attendance of Chairman Warren Matthews and Supervisors Lorna Burnett, Jasson Apolinario and Steve Lewis constituted a quorum and it was in order to proceed with the meeting.

Staff in attendance included: District Manager Neil Kalin of Special District Services, Inc.; District Counsel Vanessa Steinerts of Billing, Cochran, Lyles, Mauro & Ramsey, P.A.

Also present were: Mr. and Mrs. Joey Perez of Homestead, Florida.

ADD-ON ITEMS D, E and F:

D. DISCUSSION REGARDING APPOINTMENT TO FILL VACANCY (SEATS #1)

Mr. Kalin advised the Board members that Mr. Joey Perez, a resident in the District and also a Qualified Elector, had expressed interest in serving on the Bluewaters Community Development District (hereinafter the "District") Board of Supervisors (hereinafter the "Board"). A discussion ensued after which;

A **motion** was made by Mr. Apolinario, seconded by Mr. Matthews and unanimously passed to *appoint* Mr. Perez to serve the remainder of the unexpired 4-year term of office in Seat #1 and such term of office shall expire in November 2018.

E. ADMINISTER OATH OF OFFICE AND REVIEW BOARD MEMBER DUTIES & RESPONSIBILITIES

Mr. Kalin, Notary Public in the State of Florida, administered the Oath of Office to Mr. Perez and he was advised that the Statement of Financial Interests 2017 Form 1 must be completed and mailed to the Supervisor of Elections' Office within the County of residency within thirty (30) days of taking office. In addition, Mr. Kalin reviewed Government in

BLUEWATERS COMMUNITY DEVELOPMENT DISTRICT
PUBLIC HEARING & REGULAR BOARD MEETING
JUNE 11, 2018

the Sunshine Law, Public Records Law, Code of Ethics and Financial Disclosure for Public Officials.

F. ELECTION OF OFFICERS

Mr. Kalin stated that since there had been changes on the Board it would be in order to *re-elect* officers to the District's Board. Mr. Kalin suggested the following slate of officers for election:

- Chairperson – Warren Matthews
- Vice Chairperson – Jasson Apolinario
- Secretary/Treasurer – Neil Kalin
- Assistant Secretaries – Lorna Burnett, Steve Lewis, Joey Perez, Gloria Perez and Armando Silva

A discussion ensued after which:

A **motion** was made by Mr. Apolinario, seconded by Mr. Matthews and passed unanimously to *elect* the officers as stated above.

G. ADDITIONS OR DELETIONS TO THE AGENDA

The above Items **D.**, **E.**, and **F.** were added to the agenda.

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

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

I. APPROVAL OF MINUTES

1. April 9, 2018, Regular Board Meeting

Mr. Kalin presented the minutes of the April 9, 2018, Regular Board Meeting and asked if there were any corrections and/or revisions. There being no changes, a **motion** was made by Ms. Burnett, seconded by Mr. Matthews and passed unanimously approving the minutes of the April 9, 2018, Regular Board Meeting, *as presented*.

At approximately 6:45 p.m., Mr. Kalin recessed the Regular Meeting and simultaneously opened the Public Hearing.

J. PUBLIC HEARING

1. Proof of Publication

Mr. Kalin presented proof of publication that notice of the Public Hearing had been published in the *Miami Daily Business Review* on May 22, 2018, and May 29, 2018, as legally required.

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PUBLIC HEARING & REGULAR BOARD MEETING
JUNE 11, 2018

2. Receive Public Comment on the Fiscal Year 2017/2018 Final Budget

Mr. Kalin opened the public comment portion of the public hearing to receive comments on the 2018/2019 fiscal year final budget and non-ad valorem special assessments. In addition, Mr. Kalin stated that since the overall assessments were not increasing, letters to the property owners were not required. There being no comments from the public on the 2018/2019 fiscal year budget and assessments, Mr. Kalin closed the public comment portion of the Public Hearing.

3. Consider Resolution No. 2018-02 – Adopting a Fiscal Year 2018/2019 Final Budget

Mr. Kalin presented Resolution No. 2018-02, entitled:

RESOLUTION NO. 2018-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BLUEWATERS COMMUNITY DEVELOPMENT DISTRICT APPROVING AND ADOPTING A FISCAL YEAR 2018/2019 FINAL BUDGET INCLUDING NON-AD VALOREM SPECIAL ASSESSMENTS; AND PROVIDING AN EFFECTIVE DATE.

Mr. Kalin read the title into the record and stated that the resolution provides for approving and adopting the fiscal year 2018/2019 final budget and the non-ad valorem special assessment tax roll. For review purposes, a copy of the tax roll was provided at the meeting. A discussion ensued after which;

A **motion** was made by Mr. Apolinario, seconded by Mr. Matthews and unanimously passed to approve and adopt Resolution No. 2018-02, *as presented*; thereby setting the 2018/2019 final budget and non-ad valorem special assessment tax roll.

At approximately 6:55 p.m., Mr. Kalin closed the Public Hearing and simultaneously reconvened the Regular Meeting.

K. OLD BUSINESS

1. Staff Report as Required

There was no Staff Report at this time.

L. NEW BUSINESS

1. Update Regarding Debt Service (Principal & Interest) Payment – May 1, 2018

Mr. Kalin advised that the Debt Service payment, which was due on May 1, 2018 in the amount of \$267,180, had been made on time and in full.

BLUEWATERS COMMUNITY DEVELOPMENT DISTRICT
PUBLIC HEARING & REGULAR BOARD MEETING
JUNE 11, 2018

2. Consider Resolution No. 2018-03 – Adopting a Fiscal Year 2018/2019 Meeting Schedule

Mr. Kalin presented Resolution No. 2018-03, entitled:

RESOLUTION NO. 2018-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BLUEWATERS COMMUNITY DEVELOPMENT DISTRICT, ESTABLISHING A REGULAR MEETING SCHEDULE FOR FISCAL YEAR 2018/2019 AND SETTING THE TIME AND LOCATION OF SAID DISTRICT MEETINGS; AND PROVIDING AN EFFECTIVE DATE.

Mr. Kalin provided an explanation for the document. A discussion ensued after which;

A **motion** was made by Mr. Apolinario, seconded by Mr. Lewis and passed unanimously to approve and adopt Resolution No. 2018-03, *as presented*; thereby setting the 2018/2019 regular meeting schedule and authorizes the publication of the annual meeting schedule as required by law.

3. Consider Resolution No. 2018-04 – Adopting Revised Statewide Mutual Aid Agreement

Mr. Kalin presented Resolution No. 2018-04, entitled:

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE BLUEWATERS COMMUNITY DEVELOPMENT DISTRICT, STATE OF FLORIDA, APPROVING THE *REVISED* FLORIDA STATEWIDE MUTUAL AID AGREEMENT; PROVIDING FOR SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

Mr. Kalin provided an explanation for the document. A discussion ensued after which;

A **motion** was made by Mr. Apolinario, seconded by Ms. Burnett and unanimously passed to approve and adopt Resolution No. 2018-04, *as presented*; thereby accepting the revised Mutual Aid Agreement between the District and the State of Florida.

M. ADMINISTRATIVE & OPERATIONAL MATTERS

1. General Election – Qualifying Period – Noon June 18th Through Noon June 22nd

Mr. Kalin advised the Board members of the candidate qualifying period for election to the District's Board. To be eligible for election candidates must submit candidate qualifying

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PUBLIC HEARING & REGULAR BOARD MEETING
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papers between Noon time on Monday, June 18, 2018 through Noon time on Friday, June 22, 2018.

2. Expiring Terms of Office in Seats 1 (Perez), 2 (Burnett) and 5 (Matthews)

Mr. Kalin reminded the Board members of the expiring terms of office; those Board members whose terms are up for election indicated that they were planning to qualify for re-election. Also, Mr. Kalin indicated that he would send candidate qualifying information via email correspondence to those Board members whose terms were expiring.

3. Statement of Financial Interests 2017 Form 1 – Reminder to File by July 2, 2018

The Board was reminded of the importance of completing and mailing to the Supervisor of Elections within the County of residency their individual 2017 Statement of Financial Interests Form 1. The deadline for submittal this year is July 2, 2018.

N. BOARD MEMBER & STAFF CLOSING COMMENTS

Mr. Kalin stated that unless an emergency were to arise that the Board/District would not be required to meet again until October of November.

O. ADJOURNMENT

There being no further business to come before the Board, a **motion** was made by Mr. Matthews, seconded by Ms. Burnett and unanimously passed to adjourn the Regular Board Meeting at 7:22 p.m.

Secretary/Assistant Secretary

Chairperson/Vice Chairperson

AA Budget Mailbox Supply
 10605 SW 82 AVE
 Miami, FL 33156
 aabudgetmailbox@aol.com



ESTIMATE

ADDRESS

Townhouses of Bluewater
 1355 Waterstone Way
 Homestead, FL 33033

SHIP TO

Townhouses of Bluewater
 1355 Waterstone Way
 Homestead, FL 33033

ESTIMATE # 1170

DATE 08/03/2018

EXPIRATION DATE 11/03/2018

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
08/03/2018		MAIL CENTER ONE TOTAL OF 83 DELIVERIES			
08/03/2018	TYPE III - Cluster Box Unit	16 "A" size doors 2 parcel lockers 1 pedestal 30.5"W x 62"H x 15"D; 175lbs	5	1,399.00	6,995.00
08/03/2018	TYPE I - Cluster Box Unit	8 "A" size doors 2 parcel lockers 1 pedestal USPS APPROVED	1	1,330.00	1,330.00
08/03/2018		MAIL CENTER 2 TOTAL OF 147 DELIVERIES			
08/03/2018	TYPE III - Cluster Box Unit	16 "A" size doors 2 parcel lockers 1 pedestal 30.5"W x 62"H x 15"D; 175lbs	9	1,399.00	12,591.00
08/03/2018	TYPE I - Cluster Box Unit	8 "A" size doors 2 parcel lockers 1 pedestal USPS APPROVED	1	1,330.00	1,330.00
08/03/2018	Removal Service	Scope of work: Remove wood enclosure and haul away old mailbox units	1	300.00	300.00T

50% DEPOSIT REQUIRED
 30% Restocking fees plus freight and pick up will be applied to all returns.
 Please sign and return for acceptance
 INCLUDES
 -Installation
 -Freight
 -Delivery
 -Address Placards
 OPTIONAL Services

SUBTOTAL 22,546.00
 TAX 1,578.22
TOTAL \$24,124.22

