

Agenda
Belmont Lakes Community Development
District

Rescheduled Regular Meeting
June 10, 2019
7:00 p.m.

Gazebo in Blackhawk Preserve, 15192 SW
15th Place, Davie, Florida

Belmont Lakes Community Development District
Rescheduled Regular Meeting
June 10, 2019
7:00 p.m.
Gazebo in Blackhawk Preserve, 15192 SW 15th Place, Davie, Florida

AGENDA

- 1. Call To Order.**
- 2. Roll Call.**
- 3. Approval of Minutes**
 - a. February 28, 201, Meeting**
- 4. RESOLUTION 2018-1.** A RESOLUTION OF THE BOARD OF SUPERVISORS OF BELMONT LAKES COMMUNITY DEVELOPMENT DISTRICT DETERMINING THE NUMBER OF QUALIFIED ELECTORS IN THE DISTRICT AS OF APRIL 15, 2019.
- 5. RESOLUTION 2018-2 .** A RESOLUTION OF THE BOARD OF SUPERVISORS OF BELMONT LAKES COMMUNITY DEVELOPMENT DISTRICT ADOPTING A PROPOSED BUDGET FOR FISCAL YEAR 2019-2020 AND SETTING A DATE, PLACE, AND TIME FOR A PUBLIC HEARING ON THE PROPOSED BUDGET
- 6. RESOLUTION 2018-3.** A RESOLUTION OF THE BOARD OF SUPERVISORS OF BELMONT LAKES COMMUNITY DEVELOPMENT DISTRICT ADOPTING AN INITIAL ADDITIONAL ASSESSMENT FOR FISCAL YEAR 2018-2019 AND SETTING A DATE, PLACE, AND TIME FOR A PUBLIC HEARING ON THE PROPOSED ADDITIONAL ASSESSMENT
- 7. OLD BUSINESS.**
 - a. Gates.**
 - i. Motor and Control Box replacement proposal**
 - ii. Gate Clicker Status**
 - iii. "ATM" entry-style estimate**
 - b. Landscape Issues**
 - i. Flowers**
 - ii. Additional landscaping quote.**
 - iii. Vines**
 - iv. Annual Tree Trimming**
 - v. Hurricane Proposal**
 - vi. Ficus proposal**
 - vii. Brightview CPI request.**
 - c. Old "Clicker" System**

d. Envera Updated Monitoring System

8. Flower Schedule and Other Landscape Issues

9. Staff Reports

a. Audit Status

b. FEMA Hurricane Irma Status

c. Financial Report

d. Storm Drain Work final cost

e. Board requests, Sunshine Laws.

10. Audience Comments.

11. Supervisor's Comments.

12. Adjournment.

Belmont Lakes Community Development District
Budget and Regular Meeting
February 28, 2019
7:00 p.m.
Gazebo in Blackhawk Preserve, 15192 SW 15th Place, Davie, Florida

MINUTES

- 13. Call To Order.** The meeting was called to order at 7:03 p.m.
- 14. Roll Call.** In attendance were Chair Dominick Madeo, Vice-Chair James Roach, Supervisors Joe Capuozzo and Annette Buckley, and District Manager Christopher Wallace. Supervisor Lorraine Hurst was not present.
- 15. Acceptance of Oath of Office.** The Board accepted the Oaths of Office for Joe Capuozzo and Annette Buckley.
- 16. Approval of Minutes**
 - a. September 11, 2018, Budget and Regular Meeting**
 - b. December 18, 2018, Landowner's Meeting**A motion was made by Supervisor Capuozzo to accept the minutes of the meetings. A second was made by Supervisor Buckley and the motion was approved. **(Motion approved 4-0).**

During the minutes approval discussion, the Board directed that the meeting schedule be advertised for the last Tuesday of each month in case meetings needed to be held, but that quarterly meetings would in any event be held.

- 17. Gate Issues**
 - a. Trap problems**
 - b. Motor Issues, Old Equipment**
 - c. Old "Clicker" System**
 - d. Envera Updated Monitoring System**

The issues involving were discussed, including how the system evolved over time, whether the old "Clicker" system was still active, and new entry devices to be considered by the Board at a future meeting. The Board asked the District Manager to get prices on the "ATM"-style entry system with license plate reader to be put in place on the visitor's entrance. The system is currently in use at the neighboring Highland Ranches community.

After some discussion regarding the clicker system and hearing comments from the community that were present, a motion was made by Chair Madeo, which was

seconded by Supervisor Capuozzo, to remove the old clicker system. In a voice vote, the motion was approved, with Vice-chair Roach dissenting. **(Motion approved, 3-1).**

- 18. Flower Schedule and Other Landscape Issues.** Various landscaping issues were discussed. The Board directed management to plant flowers twice per year and to take the flowers from the third planting and split them among the other two plantings. Also, the Manager was directed to instruct the landscape company to not remove existing annuals until they are ready to install the new flowers.

The Board discussed at length additional landscape plantings along the fence line at 17th Street and infill replacements along 154th Avenue and 14th Street. Chair Madeo volunteered to meet with the landscape company and District Manager to develop a scope of work so that quotes could be developed.

19. Staff Reports

- a. Audit Status** Mr. Wallace advised on the status of the audit, which should be completed by the end of March. The next audit would begin immediately after completion of the first.
- b. FEMA Hurricane Irma Status.** Mr. Wallace advised the Board that FEMA had denied its claim for Hurricane Irma for the sole reason of denying access to the community to the general public. Mr. Wallace described FEMA's rationale and explained that an appeal would be filed with the State next week. Mr. Wallace noted that the appeal, if successful (which was very much in doubt), would take months. The District's budget was developed with the hope that the FEMA reimbursement would become available during the year. Mr. Wallace described the cash flow issues facing the Board at fiscal year-end and that debt payments would come due at the first of October but the District didn't begin receiving assessment money until the December tax distributions by the tax collector's office. Discussion ensued and the Board directed the Manager to develop a forecast and recommendation on an interim assessment and to bring it back to the Board.
- c. Financial Report.** Mr. Wallace noted that the surplus that had developed in FY2017 evaporated in FY2018 because of Hurricane Irma expenses and noted again the cash flow issues the District would face by the end of the FY2019.
- d. Storm Drain Work.** Mr. Wallace discussed the current repair to a catch basin grate and noted that it would be repaired next week. Other drainage issues, including the improper raising of driveways and the flooding that was creating, were discussed.

- 20. Audience Comments.** There were no further audience comments.

- 21. Supervisor's Comments.** There were no further Supervisor's comments.

22. **Adjournment.** There being no further business, Supervisor Capuozzo moved to adjourn the meeting. Supervisor Buckley seconded the motion, and in a unanimous voice vote, the meeting was adjourned at 8:48 p.m.

RESOLUTION 2018-1

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF BELMONT LAKES
COMMUNITY DEVELOPMENT DISTRICT DETERMINING THE NUMBER OF
QUALIFIED ELECTORS IN THE DISTRICT AS OF APRIL 15, 2019**

WHEREAS, Chapter 190.006 of the Florida Statutes requires that on or before June 1st of each year the Board of Supervisors determine the number of qualified electors in the District as of April 15th of each year; and

WHEREAS, Florida law further requires the District to use and rely upon the official records maintained by the Supervisor of Elections in making this determination; and

WHEREAS, the office of the Supervisor of Elections has provided the information required to determine the number of qualified electors in the District.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF
BELMONT LAKES COMMUNITY DEVELOPMENT DISTRICT:**

1. The total number of qualified electors in Belmont Community Development District as of April 15, 2019, is hereby determined to be 96, as determined by the Broward County Supervisor of Elections.
2. This resolution shall take effect immediately upon its passage and adoption.

PASSED AND ADOPTED THIS 10th DAY OF JUNE 2019.

Attest:

Dominick Madeo, Chair

Christopher Wallace, Secretary

Resolution 2018-2

A RESOLUTION OF THE BOARD OF SUPERVISORS OF BELMONT LAKES COMMUNITY DEVELOPMENT DISTRICT ADOPTING A PROPOSED BUDGET FOR FISCAL YEAR 2019-2020 AND SETTING A DATE, PLACE, AND TIME FOR A PUBLIC HEARING ON THE PROPOSED BUDGET

WHEREAS, Belmont Lakes Community Development District must tentatively adopt a proposed budget; and

WHEREAS, the District Manager has presented a proposed FY2020 operating budget to the Board of Supervisors to be considered; and

WHEREAS, the Board of Supervisors has considered the proposed FY2020 operating budget; and

WHEREAS, the Board of Supervisors also wishes to set the Place, Date, and Time for a public hearing to consider the proposed budget and to hear input from the public on the budget and the annual assessments; and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BELMONT LAKES COMMUNITY DEVELOPMENT DISTRICT:

Section 1. The proposed FY2019-2020 tentative budget (Exhibit "A") is hereby approved.

Section 2. The Board of Supervisors hereby sets the public hearing date on the proposed budget and assessment for _____, at _____. at _____.

Section 3. This resolution shall take effect immediately upon its passage and adoption.

PASSED AND ADOPTED THIS 10th DAY OF JUNE 2019.

Attest:

Chair

Secretary

Belmont Lakes Community Development District					
Proposed Budget					
Fiscal Year 2020					
Revenues:		FY19 Adopted	FY20 Proposed	Change	Comments
363.100	Administrative and Maintenance Assessments	166,169.71	222,098.30	55,928.59	
363.810	Debt Assessment	44,561.46	44,561.46	0.00	
363.831	Assessment Discounts	(8,429.25)	(10,666.39)	(2,237.14)	
	Net Assessment Revenue	202,301.92	255,993.37	53,691.45	
369.400	Other Income	1,000.00	500.00	(500.00)	
369.401	Interest Income	25.00	200.00	175.00	
	Total Revenue	203,326.92	256,693.37	53,366.45	
Expenditures:					
511.513	Postage	200.00	200.00	-	
512.121	Management Fees	15,500.00	15,500.00	-	
512.211	Legal	-	-	-	
512.315	Legal Advertising	650.00	650.00	-	
512.320	Audit	4,500.00	4,750.00	250.00	Anticipated Increased Contract
512.355	Meeting Room and Misc.	100.00	100.00	-	
512.356	Misc. Maintenance	750.00	750.00	-	Combined with "Maintenance Other"
512.654	Dues, Licenses, and Subscriptions	175.00	175.00	-	
513.000	Properter Appraiser and Tax Collector Fees	4,300.00	4,300.00	-	
517.100	Debt Service- Principal	33,365.10	33,365.10	-	
517.200	Debt Service - Interest	9,413.90	9,413.90	0.00	
530.410	Telephone	1,450.00	1,740.00	290.00	current activity
530.431	Electric	6,800.00	7,238.14	438.14	current activity
530.450	Insurance	7,400.00	7,400.00	-	
530.461	Cleaning Guardhouse	450.00	450.00	-	
530.462	Irrigation Maintenance	1,200.00	1,200.00	-	non contract irrigation costs
530.463	Lake Maintenance	3,588.00	3,588.00	-	
530.464	Landscaping	76,823.64	79,128.35	2,304.71	brightview w 3% inc 1/1/19 + Trugreen
530.496	Landscaping Replacement	-	30,000.00	30,000.00	replace foliage as necessary
530.465	Lights	3,500.00	3,500.00	-	holiday lighting
530.466	Maintance, Gate and Guardhouse	7,000.00	19,000.00	12,000.00	replace control mechanisms
530.491	Street Cleaning	-	-	-	
530.492	Lights-Entry Gates and Guardhouse	250.00	250.00	-	new lighting system
530.497	Virtual Guard Monitoring Service	20,796.00	21,419.88	623.88	new envera contract
530.511	Bank Fee	75.00	75.00	-	bank now charging again
530.702	Street Maintenance and Repairs	500.00	500.00	-	
530.744	Stormwater Maintenance	-	5,000.00	5,000.00	Cleanout System and re-certify
530.745	Pressure Cleaning	4,000.00	5,000.00	1,000.00	2 x tennis courts plus community-wide
590.000	Contingency/Operating Reserve	499.28	2,000.00	1,500.72	
	Total Expenditures	203,285.92	256,693.37	53,407.46	
	Revenues Less Expenditures		(0.00)	(0.00)	
	Use Of Reserves			-	
	Net of Reserves			0	
	Gross Assessments	210,731.16	266,659.76	55,928.60	
	Less: Discounts Taken	(8,429.25)	(10,666.39)	(2,237.14)	
	Net Assessments	202,301.91	255,993.37	53,691.46	
	Gross Assessment	210,731.16	266,659.76	55,928.60	
	Number of Units	42	42		
	Gross Assessment Per Unit	5,017.41	6,349.04	1,331.63	
	Estimated Net Assessment After Discount	4,816.71	6,095.08	1,278.37	

Resolution 2018-3

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF BELMONT LAKES COMMUNITY DEVELOPMENT DISTRICT
ADOPTING AN INITIAL ADDITIONAL ASSESSMENT FOR FISCAL YEAR 2018-2019 AND SETTING A DATE, PLACE,
AND TIME FOR A PUBLIC HEARING ON THE PROPOSED ADDITIONAL ASSESSMENT**

WHEREAS, Belmont Lakes Community Development District adopted a budget and assessment for the Fiscal Year 2018-2019; and

WHEREAS, the budget was adopted with the expectation that the District would be reimbursed for its Hurricane Irma expenses; and

WHEREAS, the reimbursement has been initially denied by FEMA, but an appeal has been filed by the District, which appeal has also been recommended for approval by the State of Florida; and

WHEREAS, the appeals process is not expected to be resolved by the end of the fiscal year and the District's cash flow will be insufficient to cover anticipated expenses of both FY2019 and FY2020 through the tax collection cycle that begins mid-December 2020; and

WHEREAS, the Board of Supervisors also wishes to set the Place, Date, and Time for a public hearing to consider the proposed additional FY2019 assessments and to hear input from the public on the additional assessments; and

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BELMONT LAKES COMMUNITY DEVELOPMENT DISTRICT:

Section 1. The proposed FY2019 additional assessment to cover cash flows (Exhibit "A") is hereby approved.

Section 2. The Board of Supervisors hereby sets the public hearing date on the proposed budget and assessment for _____, at _____. at _____.

Section 3. This resolution shall take effect immediately upon its passage and adoption.

PASSED AND ADOPTED THIS 10th DAY OF JUNE 2019.

Attest:

Chair

Secretary

Belmont Lakes CDD
Estimated Cash Flows
June through December 2019

Current Cash	44,573.02
Estimated Distributions	1,267.17
Estimated Tax Certificate	8,493.41
Total Cash Available	<u>54,333.60</u>

Must Have Vendor Payments	June	July	August	September	October	November
Management Fees	1,291.67	1,291.67	1,291.67	1,291.67	1,291.67	1,291.67
Legal Advertising			125.00			
Bond Payments				20,571.67		
Telephone	120.00	120.00	120.00	120.00	120.00	120.00
Electric	600.00	600.00	600.00	600.00	600.00	600.00
Insurance					1,850.00	
Lake Maintenance	276.00	396.00	276.00	276.00	276.00	276.00
Landscaping	5,332.00	5,332.00	5,332.00	5,332.00	5,332.00	5,332.00
Fertilization and Pest	1,690.00					
Lights	900.00	1,600.00		1,600.00		1,600.00
Gate Maintenance	300.00	300.00	300.00	300.00	300.00	300.00
Envera	1,733.00	1,733.00	1,733.00	1,733.00	1,733.00	1,733.00
Total Committed	<u>12,242.67</u>	<u>11,372.67</u>	<u>9,777.67</u>	<u>31,824.34</u>	<u>11,502.67</u>	<u>11,252.67</u>
Running Total		<u>23,615.34</u>	<u>33,393.01</u>	<u>65,217.35</u>	<u>76,720.02</u>	<u>87,972.69</u>
				<u>44,645.68</u>		<u>54,333.60</u>
				w/o Debt Payment		<u>33,639.09</u>

estimated cash shortfall

The District can be expected to run out of cash by mid-september. Positive cash flows will not return until mid-December. Debt Service Payment is made in September, but is for the FY2020 October payment.

	Total	Per Unit
Cash Shortfall	33,639.09	800.93
With Gates	<u>15,000.00</u>	<u>357.14</u>
Total Assessment with Gates and Cash Shortfall	<u>48,639.09</u>	<u>1,158.07</u>

**BELMONT LAKES COMMUNITY DEVELOPMENT DISTRICT
7320 GRIFFIN ROAD, SUITE 102
DAVIE, FLORIDA 33314**

March 5, 2019

Allison McLeary, Appeals Officer
Florida Division of Emergency Management
Recovery Bureau
2555 Shumard Oak Blvd.
Tallahassee, FL 32399-2100

Subject: Belmont Lakes Community Development District, Appeal of Determination of Ineligibility, Hurricane Irma Claims, PA-04-FL-4337-PW-02665

Dear Ms. McLeary,

The Belmont Lakes Community Development District is appealing the January 8, 2019, determination by the Federal Emergency Management Agency (FEMA) that the District's facility is ineligible for Public Assistance Funding of \$52,420.31. The District believes it is entitled for the full amount claimed. FEMA cites that "When a facility maintained by a Community Development District is not open to the general public or does not provide a service to the general public, the facility is not eligible. *PAPPG II, p15*".

As noted in the *Eligibility Determination Memorandum*, the work in question is Category G, Parks, Recreation, Facilities, and Other Items and the Project is for Damaged Fencing and Incidental Debris Removal. Further in the *Memorandum*, FEMA notes that the Belmont Lakes Community Development District (BLCDD) "...manages the roads, streets, landscaping, waterways, tennis facilities, entryway and security, and lighting of the Blackhawk Reserve Community." The *Memorandum* does not provide a citation for this description, but we believe it comes from the District's website and is not from either the Florida Statutes (Chapter 190) that allows a local government to create a Community Development District (CDD) nor the local ordinance adopted by the Town of Davie, Florida, which created the District. The website conveys information that may be useful to the property owners that pay annual special assessments to maintain the District's public facilities and should not be taken as the legal authority for the District. That authority is derived from Florida and local law. We would note that both are quite broad. A CDD in Florida is a special purpose unit of local government and both the State of Florida and the Town of Davie have legislative findings that CDD's fulfill a public purpose and that the statutes and ordinance creating the district conveyed specific and broad public powers to the District.

FEMA's denial of eligibility hinges on the issue of certain of the District's facilities that FEMA asserts are "...not accessible to the public nor does it provide a service to the general public. As such the facility is not eligible for FEMA Public Assistance."

While we could take great issue with this generally, we are limiting our appeal to the specifics of the denied project (Damaged Fencing and Incidental Debris Removal). The District has made no claim for any facility which, in FEMA's estimation or assertion, is not "accessible to the public {or} provide(s) a service to the general public. The District maintains a gate system for security to the public and private property located behind the gates. This public property includes tennis courts, street lighting, and drainage. It also may include the roadways (which have no conveyance documents to the District and whose ownership is in doubt, and for which the District has not, to date, provided any maintenance). None of the District's facilities that are, in FEMA's estimation, not accessible to the general public, have been a subject for reimbursement as a result of Hurricane Irma damage. We would note that street signs (some of which were not accessible to the general public) were damaged during Hurricane Wilma and FEMA did reimburse the District for those replacement costs. We think this is inconsistent and the change in policy was not specifically noticed to the District.

To the point at hand, however, we assert that the "facilities" that were damaged during Hurricane Irma are accessible to the public or provide a service to the general public. The fencing that was damaged is along either a commonly used public walkway that the District maintains along both 14th Street and 154th Avenue or along a conservation/open space easement that the Town of Davie required to be built and maintained as the area was developed and which is the responsibility of the District to maintain.

The fencing and landscaping along 14th Street and 154th Avenue are there as a local government requirement (Town of Davie) that shields the public from the development behind it and provides community beautification to the pedestrians, motorists, horseback riders, and bicyclists that use the public facilities within the District.¹ The enjoyment of these facilities is available to all. The fencing was required by the Town to protect the property of the public and the property of abutting property owners. In the absence of fencing, the landscaping would, over time, be destroyed by people and animals traversing the landscaping. Obviously, the landscaping does not particularly benefit the homes behind the landscaping (in fact, it is often a source of complaints), but it greatly benefits the public. FEMA commonly reimburses local governments for these facilities.

¹ Town of Davie Code Section 12-285- Landscaping "The landscaping provided within a scenic corridor buffer shall be open and provide visibility to a community from adjacent roadways. Landscape material may utilize groundcover and shrubs but shall be designed to be relatively open through the clustering of landscape material. Section 12-282, regarding Scenic Corridors, "...the intent of the scenic corridor overlay district is to preserve and enhance the rural character and scenic qualities along roadways identified as rural and agricultural by the town council. The goals of the scenic corridor overlay district are 1) **to prevent the visual encroachment of buildings and structures along scenic roadways** and 2) to maintain existing desirable vegetation and enhance vegetation along designated roadways.

The conservation and open space land on the eastern limits of the District likewise provides a public benefit. The Town of Davie has an extensive open space program that compels these public properties to remain in their natural state.² Some of these types of properties are open to the public and some are restricted, but they provide a valuable service to the public as they maintain open spaces and tree canopies and areas that wildlife can inhabit. Broward County maintains a large park nearby that is not open to the public generally but which benefits the public as a conservation area. The fencing and conservation/open space easement maintained by the District fulfills a public need as determined by another local government. Indeed, FEMA reimburses the Town and other cities and local government for the exact thing that exists within the District. The fact that other District facilities may not be open to the public, or, in FEMA's view provide a public service, should not deny a claim for facilities that are open to the public, used by the public, and/or benefit the public. The damaged fencing and the costs related to its repair or replacement clearly are eligible for funding. Had the sidewalks the District maintains for the benefit of the public as a whole, and for which access is never denied, been damaged, would FEMA then make them ineligible for funding solely for the fact that elsewhere in the District other facilities may not have general public access and/or a public service benefit?

We would further note that other District facilities, such as its waterways and drainage system, benefit the public even though they may not be open to the public. In the absence of improved and maintained drainage systems, the public as a whole is subjected to public health risks associated with flooding. FEMA allows local governments to declare public health risks associated with debris removal to occur on private property. It would be inconsistent to not allow for drainage to likewise be covered. Further, the canal at the District's southern end is maintained by the Central Broward Drainage District and would be eligible for FEMA participation even though it is not "open" to the public. The District's drainage system discharges into that canal. We would also note that the water being moved through the District's drainage facilities is owned by the State of Florida. It is not uncommon for any unit of local government, be it a county, municipality, water control district, CDD, water management district, etc., to

²Town of Davie Code Section 12-298: "Specifically, the Open Space Design Overlay is intended to: ...2. Encourage the permanent preservation of open space, agricultural land, wildlife habitat, or other natural resources including wetlands, and historical and archeological resources in a manner that is consistent with the town's Comprehensive Plan... These regulations are intended to preserve the traditional rural character of the town's land use pattern through the creation of large contiguous open areas abutting major road rights-of-way, recreational trails, and parkland or other lands of natural space or preservation areas.... *Open space* shall mean any land used primarily for resource protection, agriculture where agricultural products are not sold on-site, recreational purposes, or areas otherwise left undisturbed and specifically excluding road rights-of-way, both public and private. Open space also includes land for the preservation of natural areas, landscaping buffers adjacent to road right-of-way exclusively...

maintain drainage or water control systems that are located on private property and not open to the general public but which obviously benefit the public as a whole. The District in this instance made no claim for damage to its drainage systems, but we make note of the possibility or likelihood that while having a gate that restricts access to the community may make certain of the District's facilities ultimately ineligible for FEMA funding, **the mere existence of the restriction at one location to certain facilities should not then make all facilities ineligible.** This would be inequitable treatment where FEMA does reimburse other governments for similar facilities.

We believe the facilities that were damaged as a result of Hurricane Irma meet all applicable Statutes, Regulations, and Policies in Effect as of the Declaration of Emergency or Disaster, including The Robert T. Stafford Disaster Relief and Emergency Assistance Act of 1988, Pub. L. No. 93-288 §406, 42 U.S.C. §5172, Repair, Restoration, Replacement; Title 44 of the Code of Federal Regulations §206.223 General Work Eligibility; FEMA Public Assistance Program and Policy Guide, FP 104-019-2 (April 2018) (PAPPG), Chapter 2: Public Assistance Policy, Section III: Facility Eligibility (A) Public Facility.

With regard to FEMA Public Assistance Program and Policy Guide, FP 104-019-2 (April 2018)(PAPPG), Chapter 2: Public Assistance Policy, Section III: Facility Eligibility (A) Public Facility, we note that the eligible facility in this case is the fencing and related landscaping abutting the District's sidewalk along both 14th Street and 154th Avenue and the conservation/open space area on the District's eastern boundary and which meets the definition in this section for both an "Other public building, structure, or *system* (emphasis added), including those used for educational, *recreational (emphasis added)*, or cultural purposes; and *Park* (emphasis added)". The facilities are either open to the general public or provide a service to the general public, or both, and thus eligible.

We therefore petition for a reversal of the decision made by Roger Jones, Infrastructure Branch Director, FEMA 4337-DR-FL, finding the facility and project ineligible for funding, as further described in the January 8, 2019, letter and the accompanying Eligibility Determination Memorandum for Project 6307.

Should you need further information or documentation, please feel free to contact me.

Cordially,



Christopher Wallace
District Manager
Belmont Lakes Community Development District

Chrisw@muniltyics.biz
954-903-0712 x205 office



STATE OF FLORIDA

DIVISION OF EMERGENCY MANAGEMENT

Ron DeSantis
Governor

Jared Moskowitz
Director

Ms. Gracia B. Szczech
Region IV Administrator
Federal Emergency Management Agency
3003 Chamblee–Tucker Road
Atlanta, Georgia 30341
(via email to FEMA-R4-PA-Appeals@fema.dhs.gov)

Re: 1st Appeal Request on Behalf of Applicant
Belmont Lakes Community Development District
DR-4337; FEMA Project No. 2665

Dear Ms. Szczech:

The Florida Division of Emergency Management (Recipient or FDEM) has received the attached letter from the Belmont Lakes Community Development District (Applicant or the District) appealing the denial of funding for the project listed below:

<u>Project:</u>	<u>Amount in Controversy:</u>	<u>Date of Determination Memo:</u>
2665	\$52,420.31	1/8/2019

FEMA's decision was outlined in the determination memorandum dated January 8, 2019. The District appealed this decision by email dated March 6, 2019. The appeal was timely submitted to the Recipient and the Recipient also herein timely transmits this recommendation and the accompanying appeal, dated May 1, 2019 to FEMA Region IV.

Background and Issue on Appeal

The Recipient respectfully recommends that FEMA grant the Applicant's appeal as it relates to PW 2665. FDEM is supporting Applicant's appeal of PW 2665 pertaining to the District's required repairs to fences and incidental debris removal. The determination of ineligibility was based in part on the finding that the District is a private non-profit organization, rather than a unit of local government. This issue is more specifically addressed by the District in their attached letter of appeal. Further, the decision was in large part based on the finding by FEMA that the facilities were not open to the general public. The facilities for which the District is responsible are open to the public and not restricted to members only. These are operated as public facilities and should be considered as such by FEMA.

The District's facilities for which they are responsible were damaged as a result of the declared event and therefore should be eligible for FEMA Public Assistance funding.

The Recipient refers FEMA to the District's thorough and comprehensive appeal package which is attached for additional basis upon which to render a determination for this appeal.

Relief Requested

For the reasons stated in the Applicant's letter, and also discussed herein, the Recipient respectfully recommends that FEMA grant the Applicant's appeal as it relates to PW 2665 and funding be restored for this eligible project, scope of work, and associated costs.

Conclusion

For the reasons set forth in the Applicant's attached appeal letter, an adequate basis has been provided upon which FEMA can render a determination regarding the relief requested. If you have any further requests for technical information regarding this request, or for informal dispute resolution, please contact Appeals Officer Allison McLeary by telephone at (850) 815-4417 or via email at Allison.Mcleary@em.myflorida.com .

Sincerely,

Amanda Campen
Bureau Chief

Date: _____

AC/am

Enclosed: Applicant Appeal Letter/Package
 Administrative Record



ASAP GATE PLUS
QUALITY MATTERS

www.asapgateplus.com

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Davie, FL. 33325
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Email: accounting@asapgateplus.com

Estimate

Date	Expiration Date	Estimate #
4/8/2019	3/16/2019	4749

Bill To
Belmont Lakes Community Development Distr Attn: Munitylts 7320 Griffin Road Suite 102 Davie FL 33314

Ship To
Belmont Lakes Community Development Distr Attn: Munitylts 7320 Griffin Road Suite 102 Davie FL 33314

If you have any questions regarding this estimate please email accounting@asapgateplus.com or call 954-538-3626.	P.O. No.	Terms
		Net 30

Item	Description	Qty	Rate	Total
	Remove four (4) existing swing gate operators and discard	1	1,376.00	1,376.00
	Install four (4) new Hy Security Swing Gate Operators to comply to UL 325 Standards.	4	3,000.00	12,000.00
	Hy Security SwingSmart DC20 Swing Gate Operators	4	192.00	768.00
	Hy Security Loop Detector	3	204.80	614.40
	Omron Safety Sensor			
	TERMS & CONDITIONS:			
	Fifty Percent (50%) Deposit upon APPROVAL of ESTIMATE, before any work can commence. Balance is to be paid Net 15. Any delay in payment may be subject to a Late Charge of 1.5% monthly.			
	This warranty covers workmanship for a period of ninety (90) days from the completion of installation. ASAP honors the manufacturer warranty, if any. This warranty specifically excludes any damages resulting from acts of nature, Accidents, Vandalism, Lightning, Flood and Fire.			
	ASAP Gate Plus, LLC reserves the right to adjust above pricing in the event the Owner(s) request change, alterations and/or modifications to scope of work/materials described above.			
	Title to goods shall remain in Seller's possession until above amount is fully paid. Products shall remain personal property despite the fact that they may be affixed or attached to real property. When delivered to job site, products may not be removed from the job site prior to full payment.			
	In the event of Buyer's failure to make timely payments, or comply with any of the terms hereof, or of any material change in Buyer's financial status the balance due under this contract shall become immediately due and payable. Seller has the right in such event to take immediate possession of the products described herein which are unpaid for at the time, without process of law, and thereafter may enter premises where products may be an remove them; further Seller may exercise any and all rights and remedies of a secured party under the uniform Commercial Code, or otherwise available under law.			
	Unless otherwise withdrawn, this quote is valid for 30 days from the Estimate date, above. Cancellations after acceptance shall result in a charge of 15% of the total proposal cost. The balance of any funds paid shall be returned. No cancellation after the commencement of installation. Any parts and or materials shall become property of ASAP Gates Plus, LLC.			

Licenses: EC13005041 CC10-F-16625-X 16BS00009

Subtotal \$14,758.40

Sales Tax (7.0%) \$0.00

Total \$14,758.40

Accepted by: _____

Date: _____

Proposal for Extra Work at Belmont Lakes CDD

Property Name	Belmont Lakes CDD	Contact	Chris Wallace
Property Address	15215 SW 15 Place Davie, FL 33314	To	Belmont Lakes CDD
		Billing Address	7320 Griffin Rd Ste 102 Ft Lauderdale, FL 33314
Project Name	Enhancement fill in missing plants		
Project Description	Belmont Lakes AKA Blackhawk		

Scope of Work

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alterations or deviation from above specifications involving extra costs will be executed only upon written orders over and above the estimate. All agreements are contingent upon strikes, accidents or delays beyond our control. Owner is to carry, fire, tornado and other necessary insurances. Our workers are fully covered by Workman's Compensation Insurance.

Brightview Landscape will not be held responsible for damages to any underground utilities, sprinkler lines, sprinkler heads or pipes of any kind during removals, root pruning, stump grinding, tree installation, and tree trimming. Client will be responsible for locating and marking any underground lines. Brightview Landscape is NOT responsible for surrounding plants or sod that is damaged due to work being completed as contracted. Brightview Landscape will not be responsible for permit fees if applicable.

QTY	UoM/Size	Material/Description	Unit Price	Total
Main Entrance				Subtotal
				\$1,552.21
4.00	EACH	15 gallon Queen Emma in place of bougainvillea at monuments	\$106.00	\$424.00
9.00	EACH	7 gallon Aechmea Bromeliads in place of philodendron to match east side.	\$106.00	\$954.00
1.00	FLAT	Prep and install	\$156.01	\$156.01
65.00	EACH	Fertilization tablets	\$.28	\$18.20
SW 14th Street to entrance				Subtotal
				\$566.60
6.00	GALLON	3 gallon coco plum	\$8.00	\$48.00
18.00	GALLON	3 gallon trinet	\$9.00	\$162.00
16.00	GALLON	3 gallon fakahatchee grass	\$8.00	\$128.00
120.00	EACH	Fertilization tablets	\$.28	\$33.60
1.00	FLAT	Prep and install includes flush cut of dead holly	\$195.00	\$195.00
14th Street at monument to Shotgun				Subtotal
				\$578.61
30.00	GALLON	3 gallon trinet	\$9.00	\$270.00
10.00	GALLON	3 gallon fakahatchee grass	\$8.00	\$80.00
120.00	EACH	Fertilization tablets	\$.28	\$33.60
1.00	FLAT	Prep and install includes removing coral at pole	\$195.01	\$195.01

THIS IS NOT AN INVOICE

This proposal is valid for 60 days unless otherwise approved by BrightView Landscape Services, Inc.
440 Sawgrass Corporate Parkway, Suite 10, Sunrise, FL 33325 ph. fax

Proposal for Extra Work at Belmont Lakes CDD

Shotgun Road				Subtotal	\$1,033.73
66.00	GALLON	3 gallon trinet	\$9.00		\$594.00
17.00	GALLON	3 gallon fakahatchee grass	\$8.00		\$136.00
249.00	EACH	Fertilization tablets	\$.28		\$69.72
1.00	FLAT	Prep and install includes flush cut of 4 dead small trees	\$234.01		\$234.01
Fence on Shotgun and SW 17th Street				Subtotal	\$686.64
25.00	GALLON	3 gallon red copper leaf	\$9.50		\$237.50
40.00	GALLON	3 gallon trinet	\$9.00		\$360.00
195.00	EACH	Fertilization tablets	\$.28		\$54.60
1.00	HOURL	Prep and install, if no irrigation no guarantee.	\$34.54		\$34.54

For internal use only

SO# 6895336
JOB# 353700042
Service Line 130

Total Price **\$4,417.79**

THIS IS NOT AN INVOICE

This proposal is valid for 60 days unless otherwise approved by BrightView Landscape Services, Inc.
440 Sawgrass Corporate Parkway, Suite 10, Sunrise, FL 33325 ph. fax

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only, contained or referred to herein. All materials shall conform to bid specifications.
2. **Work Force:** Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. **License and Permits:** Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license and permit requirements of the City, State and Federal Governments, as well as all other requirements of law.
4. **Taxes:** Contractor agrees to pay all applicable taxes, including sales tax where applicable on material supplied.
5. **Insurance:** Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Client/Owner, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. **Liability:** Contractor shall indemnify the Client/Owner and its agents and employees from and against any third party liabilities that arise out of Contractor's work to the extent such liabilities are adjudicated to have been caused by Contractor's negligence or willful misconduct. Contractor shall not be liable for any damage that occurs from Acts of God are defined as those caused by windstorm, hail, fire, flood, earthquake, hurricane and freezing, etc. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this agreement within sixty (60) days. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Client/Owner or not under Client/Owner management and control shall be the sole responsibility of the Client/Owner.
7. **Subcontractors:** Contractor reserves the right to hire qualified subcontractors to perform specialized functions or work requiring specialized equipment.
8. **Additional Services:** Any additional work not shown in the above specifications involving extra costs will be executed only upon signed written orders, and will become an extra charge over and above the estimate.
9. **Access to Jobsite:** Client/Owner shall provide all utilities to perform the work. Client/Owner shall furnish access to all parts of jobsite where Contractor is to perform work as required by the Contract or other functions related thereto, during normal business hours and other reasonable periods of time. Contractor will perform the work as reasonably practical after the owner makes the site available for performance of the work.
10. **Invoicing:** Client/Owner shall make payment to Contractor within fifteen (15) days upon receipt of invoice. In the event the schedule for the completion of the work shall require more than thirty (30) days, a progress bill will be presented by month end and shall be paid within fifteen (15) days upon receipt of invoice.
11. **Termination:** This Work Order may be terminated by the either party with or without cause, upon seven (7) work days advance written notice. Client/Owner will be required to pay for all materials purchased and work completed to the date of termination and reasonable charges incurred in demobilizing.
12. **Assignment:** The Owner/Client and the Contractor respectively, bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Owner/Client nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided, however, that consent shall not be required to assign this Agreement to any company which controls, is controlled by, or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities, consolidation, change of control or corporate reorganization.
13. **Disclaimer:** This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Owner. If the Client/Owner must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Client/Owner directly to the designer involved.

14. **Cancellation:** Notice of Cancellation of work must be received in writing before the crew is dispatched to their location or Client/Owner will be liable for a minimum travel charge of \$150.00 and billed to Client/Owner.

The following sections shall apply where Contractor provides Customer with tree care services:

15. **Tree & Stump Removal:** Trees removed will be cut as close to the ground as possible based on conditions to or next to the bottom of the tree trunk. Additional charges will be levied for unseen hazards such as, but not limited to concrete brick filled trunks, metal rods, etc. If requested mechanical grinding of visible tree stump will be done to a defined width and depth below ground level at an additional charge to the Client/Owner. Defined backfill and landscape material may be specified. Client/Owner shall be responsible for contacting Underground Service Alert to locate underground utility lines prior to start of work. Contractor is not responsible damage done to underground utilities such as but not limited to, cables, wires, pipes, and irrigation parts. Contractor will repair damaged irrigation lines at the Client/Owner's expense.
16. **Waiver of Liability:** Requests for crown thinning in excess of twenty-five percent (25%) or work not in accordance with ISA (international Society of Arboricultural) standards will require a signed waiver of liability.

Acceptance of this Contract

Contractor is authorized to perform the work stated on the face of this Contract. Payment will be 100% due at time of billing. If payment has not been received by BrightView within fifteen (15) days after billing, BrightView shall be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Client/Owner. Interest at a per annum rate of 1.5% per month (18% per year), or the highest rate permitted by law, may be charged on unpaid balance 30 days after billing.

NOTICE: FAILURE TO MAKE PAYMENT WHEN DUE FOR COMPLETED WORK ON CONSTRUCTION JOBS, MAY RESULT IN A MECHANIC'S LIEN ON THE TITLE TO YOUR PROPERTY

Customer

Property Manager

Signature	Title
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Chris Wallace

April 09, 2019

Printed Name	Date
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BrightView Landscape Services, Inc. "BrightView"

Account Manager

Signature	Title
-----------	-------

Barry Cooper

April 09, 2019

Printed Name	Date
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Job #: 353700042

Proposed Price: \$4,417.79

SO # 6895336

Exclusions And Qualifications

Personnel/ Working Hours

- This Proposal is based upon personnel working normal daytime hours, 8 hour work day, 40 hour work week. Proposal excludes working in an ineffective manner (rain, unsafe working conditions, etc.)
- BrightView is an open shop contractor, non-signatory to any labor agreements.
- This Proposal is based on non-prevailing wage and non-union labor rates.
- This proposal is based on performing the work in one continuous operation and includes one mobilization of equipment, tools and resources to and from site.

Utilities, Traffic Control, and Permitting

- BrightView excludes any permits or applicable fees in this proposal. Permits and fees, if required, are to be supplied and paid for by others including street closure and traffic control plans.
- Permanent or temporary Water meter fees, permits, installation and cost for water not included in proposal.
- BrightView Landscape Maintenance, Inc. is not responsible for underground or overhead utilities or their re-routing.
- BrightView is not responsible for unmarked private utilities.
- A minimum of (48) hour notice prior to mobilization must be provided for proper underground utility marking, etc. in public areas.
- The owner shall be responsible for identifying and marking all underground utilities within in the work site.
- BrightView shall accept no responsibility for damage to any unmarked underground utilities.

Scope of Work/ Project Specifications

- No import or export soils are provided for in this proposal except as noted in the scope of work. All planting spoils to be used on-site.
- Equipment access roads and level crane pads are to be provided at the time of installation and approved by BrightView prior to mobilization.
- Any and all concrete or asphalt cutting, demolition, removal and replacement to be performed by others.
- Hardscape, electrical, surveying, metal work or waterproofing or any other scope not specified in this proposal are excluded.
- No demolition work is provided for in this proposal except as noted in the scope of work.
- BrightView will receive the site clean and free of weeds and construction debris and in finish graded condition (plus or minus 1/10th foot)
- Site is to be readily accessible by smooth bucket skip loader, forklift, and workmen with hand tools, semi-truck and trailer.
- Cutting, patching or penetration of planter walls is excluded. Coring of structures has not been included. All necessary penetrations into existing planters, sealing of these penetrations, etc. to be by others.
- Waterproofing, protection boards, and topping slabs shall be completed, in place and tested by others prior to mobilization.
- Specified plant materials are subject to availability at the time of construction.

Irrigation

- BrightView shall be given sufficient notice to place irrigation sleeves prior to paving, curbing or wall footings being poured.
- No hardscape (asphalt, concrete, etc.) cutting for purposes of installing irrigation piping, wires, etc. is provided in this proposal.
- Irrigation to be taken from provided point of connection. Water meter installation excluded.
- Irrigation to be installed per plan. Any necessary irrigation modifications to be billed at time and materials.
- Power (110v) P.O.C. for irrigation controller will be provided by the others.
- BrightView will warranty the irrigation system, with regards to material and workmanship for (90) days post-installation.

Warranty

- BrightView shall Warranty all shrubs, ground cover and vines for a period of (90) days. Specimen trees for a period of one (1) year. Warranty will extend for as long as BrightView is retained as the maintenance provider.
- Warranty does not extend beyond the natural life cycle of the plant material. (E.G. annual color, perennials, biennials, etc.)

Proposal for Extra Work at Belmont Lakes CDD

Property Name	Belmont Lakes CDD	Contact	Chris Wallace
Property Address	15215 SW 15 Place Davie , FL 33314	To	Belmont Lakes CDD
		Billing Address	7320 Griffin Rd Ste 102 Ft Lauderdale , FL 33314

Project Name	Reduce top of ficus hedge south end down to 7 feet
Project Description	South side

Scope of Work

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Brightview Landscape will not be held responsible for damages to any underground utilities, sprinkler lines, sprinkler heads or pipes of any kind during removals, root pruning, stump grinding, tree installation, and tree trimming. Client will be responsible for locating and marking any underground lines. Brightview Landscape is NOT responsible for surrounding plants or sod that is damaged due to work being completed as contracted. Brightview Landscape will not be responsible for permit fees if applicable.

MAINTENANCE PRUNE LISTED TREES ON PROPERTY. LISTED HARDWOODS WILL BE PRUNED FOR ELEVATION, BUILDING, AND SECURITY LIGHT CLEARANCE. CANOPIES WILL BE CLEANED OF DEADWOOD GREATER THAN 1.5 INCHES, DIAMETER

ALL WORK SHALL BE PERFORMED IN A WORKMANLIKE MANOR AND CONFORM TO ALL ANSI Z.133 SAFETY STANDARDS.

ALL PRUNING SHALL CONFORM TO ANSI 300 PRUNING STANDARDS AS WELL AS LOCAL AND COUNTY CODES.

QTY	UoM/Size	Material/Description	Unit Price	Total
1.00	LUMP SUM	Trim ficus down to 7 feet, 1 foot above fence.	\$4,800.00	\$4,800.00

For internal use only

SO# 6899548
JOB# 353700042
Service Line 300

Total Price \$4,800.00

THIS IS NOT AN INVOICE

This proposal is valid for 60 days unless otherwise approved by BrightView Landscape Services, Inc.
440 Sawgrass Corporate Parkway, Suite 10, Sunrise, FL 33325 ph. fax

TERMS & CONDITIONS

1. The Contractor shall recognize and perform in accordance with written terms, written specifications and drawings only, contained or referred to herein. All materials shall conform to bid specifications.
2. **Work Force:** Contractor shall designate a qualified representative with experience in landscape maintenance/construction upgrades or when applicable in tree management. The workforce shall be competent and qualified, and shall be legally authorized to work in the U.S.
3. **License and Permits:** Contractor shall maintain a Landscape Contractor's license, if required by State or local law, and will comply with all other license and permit requirements of the City, State and Federal Governments, as well as all other requirements of law.
4. **Taxes:** Contractor agrees to pay all applicable taxes, including sales tax where applicable on material supplied.
5. **Insurance:** Contractor agrees to provide General Liability Insurance, Automotive Liability Insurance, Worker's Compensation Insurance, and any other insurance required by law or Client/Owner, as specified in writing prior to commencement of work. If not specified, Contractor will furnish insurance with \$1,000,000 limit of liability.
6. **Liability:** Contractor shall indemnify the Client/Owner and its agents and employees from and against any third party liabilities that arise out of Contractor's work to the extent such liabilities are adjudicated to have been caused by Contractor's negligence or willful misconduct. Contractor shall not be liable for any damage that occurs from Acts of God are defined as those caused by windstorm, hail, fire, flood, earthquake, hurricane and freezing, etc. Under these circumstances, Contractor shall have the right to renegotiate the terms and prices of this agreement within sixty (60) days. Any illegal trespass, claims and/or damages resulting from work requested that is not on property owned by Client/Owner or not under Client/Owner management and control shall be the sole responsibility of the Client/Owner.
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11. **Termination:** This Work Order may be terminated by the either party with or without cause, upon seven (7) work days advance written notice. Client/Owner will be required to pay for all materials purchased and work completed to the date of termination and reasonable charges incurred in demobilizing.
12. **Assignment:** The Owner/Client and the Contractor respectively, bind themselves, their partners, successors, assignees and legal representative to the other party with respect to all covenants of this Agreement. Neither the Owner/Client nor the Contractor shall assign or transfer any interest in this Agreement without the written consent of the other provided, however, that consent shall not be required to assign this Agreement to any company which controls, is controlled by, or is under common control with Contractor or in connection with assignment to an affiliate or pursuant to a merger, sale of all or substantially all of its assets or equity securities, consolidation, change of control or corporate reorganization.
13. **Disclaimer:** This proposal was estimated and priced based upon a site visit and visual inspection from ground level using ordinary means, at or about the time this proposal was prepared. The price quoted in this proposal for the work described, is the result of that ground level visual inspection and therefore our company will not be liable for any additional costs or damages for additional work not described herein, or liable for any incidents/accidents resulting from conditions, that were not ascertainable by said ground level visual inspection by ordinary means at the time said inspection was performed. Contractor cannot be held responsible for unknown or otherwise hidden defects. Any corrective work proposed herein cannot guarantee exact results. Professional engineering, architectural, and/or landscape design services ("Design Services") are not included in this Agreement and shall not be provided by the Contractor. Any design defects in the Contract Documents are the sole responsibility of the Owner. If the Client/Owner must engage a licensed engineer, architect and/or landscape design professional, any costs concerning these Design Services are to be paid by the Client/Owner directly to the designer involved.

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16. **Waiver of Liability:** Requests for crown thinning in excess of twenty-five percent (25%) or work not in accordance with ISA (international Society of Arboricultural) standards will require a signed waiver of liability.

Acceptance of this Contract

Contractor is authorized to perform the work stated on the face of this Contract. Payment will be 100% due at time of billing. If payment has not been received by BrightView within fifteen (15) days after billing, BrightView shall be entitled to all costs of collection, including reasonable attorneys' fees and it shall be relieved of any obligation to continue performance under this or any other Contract with Client/Owner. Interest at a per annum rate of 1.5% per month (18% per year), or the highest rate permitted by law, may be charged on unpaid balance 30 days after billing.

NOTICE: FAILURE TO MAKE PAYMENT WHEN DUE FOR COMPLETED WORK ON CONSTRUCTION JOBS, MAY RESULT IN A MECHANIC'S LIEN ON THE TITLE TO YOUR PROPERTY

Customer

Property Manager

Signature	Title
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Chris Wallace

April 15, 2019

Printed Name	Date
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BrightView Landscape Services, Inc. "BrightView"

Account Manager

Signature	Title
-----------	-------

Barry Cooper

April 15, 2019

Printed Name	Date
--------------	------

Job #: 353700042

Proposed Price: \$4,800.00

SO # 6899548



2019 Hurricane Season

Dear Valued Customer,

Hurricane season is upon us once again. With any luck, all preparations will have been made for storms that don't materialize this season. Please consider the following suggestions with respect to your landscape:

1. The learning experiences from prior year's hurricanes taught us how vulnerable communications can be during and after severe storms. Even cellular systems were taxed by immense traffic making it difficult to communicate damage assessments and needed response approval. Avoid a delay in response to the needs of your property by acknowledging pre-approval authorization with your BrightView representative now. Further, exchange and update phone numbers to be used during emergency response situations with your BV representative as well.
2. Communicate any special needs to your BV representative that may be required by your insurance carrier to document damages and corrective actions resulting from storm related damages. As a matter of protocol, BV will photo document some representative damage and will journal manpower, equipment, and brief description of work provided.

In the event of a hurricane or severe storm event, be aware that BrightView does have a response action plan to address the landscape needs of our customers. We are preparing now to effectively respond to the landscape damages left behind by a potential hurricane. In the event of a hurricane, we will initially canvas every property that BrightView provides landscape or tree care services to and then will dispatch to customer authorized/approved clean-up sites based on the following priorities:

PRE-APPROVAL ITEMS—VALID FOR 2 WEEKS POST EVENT (with signature below)

- Priority One - Clearing vehicle access to allow emergency personnel ability to service needs and access to your property. (typically begins within 72 hrs after a storm passes)
- Priority Two - Clearing debris from structural dwellings that may pose immediate risk or danger

ITEMS REQUIRING ADDITIONAL AUTHORIZATION POST EVENT

- Priority Three - Re-planting plant material that may have chance of surviving if rootballs can be planted and watered soon. (Requires additional authorization) Plants that within our professional opinion can be salvaged and re-staked safely will be. Trees and/or plants that could create a liability will be removed.
- Priority Four – Trim and remove hazardous damaged limbs that still remain in trees versus on the ground. (To be proposed requires additional authorization)
- The final phase will include restorations of damages or losses resulting from storm and associated clean-up (Requires additional authorization)

As a company, we will be prepared to import additional BrightView resources from outside of the south Florida area if needed to help expedite clean-up response efforts. Once the priorities detailed above have been met, we would address chipping and removing tree limbs left on the ground from initial clearing efforts as well as removal of rootballs and large wood remaining on properties. The final phase would include restoration of damages or losses resulting from the storm and associated clean-up. We would anticipate a return to expected maintenance operations the following week for all but the most severely debris impacted properties. These prices will be enforced for a two week period unless extended by mutual agreement. Following this time frame proposal will be site specific and delivered to you by the account manager. Payment terms for all invoices are Net 30 days.

We encourage you to be as prepared as you can to help assure a timely and effective response should luck elude us and we once again face damaging storms. If you would like to preapprove BrightView to perform clean-up operations as detailed above, you may sign the section at the bottom of this page. Our emergency rates are also below for your review. Dump expenses range based on the material, size and weight. Prices include travel to and from the job sites. If equipment is placed on a site at your request and not needed, you will be charged appropriate rental, delivery and pick up fees.

06/08/19

Belmont Lakes CDD

Profit and Loss Budget vs. Actual

October 2018 through May 2019

	Oct '18 - May '...	Budget	\$ Over Budget	% of Budget
Ordinary Income/Expense				
Income				
363.100 — Admin & Maintenance Assess...	148,069.88	166,169.71	-18,099.83	89.1%
363.810 — Debt Assessment	44,561.46	44,561.46	0.00	100.0%
363.831 — Assessment Discounts	0.00	-8,429.25	8,429.25	0.0%
368.200 — Gate Damage Reimbursements	220.00			
369.400 — Other Income	275.00	959.00	-684.00	28.7%
369.401 — Interest Income	162.06	25.00	137.06	648.2%
Total Income	193,288.40	203,285.92	-9,997.52	95.1%
Expense				
511.513 — Postage	73.62	200.00	-126.38	36.8%
512.121 — Management Fees-Admin	10,333.36	15,500.00	-5,166.64	66.7%
512.211 — Legal	0.00	0.00	0.00	0.0%
512.315 — Legal Advertising	210.80	650.00	-439.20	32.4%
512.320 — Audit & Acctg	2,000.00	4,500.00	-2,500.00	44.4%
512.355 — Meeting Room and Misc	25.00	100.00	-75.00	25.0%
512.356 — Miscellaneous Maintenance	157.77	750.00	-592.23	21.0%
512.514 — Office Supplies	94.12			
512.654 — Dues, Licenses & Subscriptions	175.00	175.00	0.00	100.0%
513.000 — Prop Appr & Tax Collector Fees	4,252.63	4,300.00	-47.37	98.9%
517.100 — Principal Payments on Bonds	16,484.62	33,365.10	-16,880.48	49.4%
517.200 — Interest Payments on Bonds	4,087.97	9,413.90	-5,325.93	43.4%
530.000 — Maintenance - Other	0.00	0.00	0.00	0.0%
530.410 — Telephone	916.94	1,450.00	-533.06	63.2%
530.431 — Electric	4,222.25	6,800.00	-2,577.75	62.1%
530.450 — Insurance	5,269.75	7,400.00	-2,130.25	71.2%
530.461 — Cleaning Guardhouse/Gazebo	0.00	450.00	-450.00	0.0%
530.462 — Irrigation Maintenance	731.70	1,200.00	-468.30	61.0%
530.463 — Lake Maintenance	2,484.00	3,588.00	-1,104.00	69.2%
530.464 — Landscaping	62,883.68	76,823.64	-13,939.96	81.9%
530.465 — Holiday Lights	3,164.90	3,500.00	-335.10	90.4%
530.466 — Maint. Gate-Guard House	5,217.70	7,000.00	-1,782.30	74.5%
530.470 — Hurricane Expense	89.97			
530.492 — Lights-Entry Gates Guard Hou...	0.00	250.00	-250.00	0.0%
530.491 — Street Cleaning	0.00	0.00	0.00	0.0%
530.496 — Landscape Renovation	0.00	0.00	0.00	0.0%
530.497 — Virtual Guard Monitoring Serv	15,597.00	20,796.00	-5,199.00	75.0%
530.511 — Bank Fee	34.68	75.00	-40.32	46.2%
530.702 — Street Maint & Repairs	157.77	500.00	-342.23	31.6%
530.744 — Stormwater Maintenance	1,786.00	0.00	1,786.00	100.0%
530.745 — Pressure Cleaning	1,520.00	4,000.00	-2,480.00	38.0%
590.000 — Operating Reserve	0.00	499.28	-499.28	0.0%
Total Expense	141,971.23	203,285.92	-61,314.69	69.8%
Net Ordinary Income	51,317.17	0.00	51,317.17	100.0%
Net Income	51,317.17	0.00	51,317.17	100.0%

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Belmont Lakes CDD
Balance Sheet Standard
As of May 31, 2019

	<u>May 31, '19</u>
ASSETS	
Current Assets	
Checking/Savings	
101.100 — SunTrust Bank	4.12
101.200 — PNC Bank	49.44
101.300 — BLCDD Valley B...	<u>53,534.78</u>
Total Checking/Savings	53,588.34
Accounts Receivable	
115.000 — Accounts Receiv...	<u>-140.22</u>
Total Accounts Receivable	-140.22
Other Current Assets	
1499 — Undeposited Funds	<u>135.00</u>
Total Other Current Assets	<u>135.00</u>
Total Current Assets	53,583.12
Other Assets	
155.000 — Prepaid Expenses	<u>-0.50</u>
Total Other Assets	<u>-0.50</u>
TOTAL ASSETS	<u><u>53,582.62</u></u>
LIABILITIES & EQUITY	
Equity	
271.020 — Retained Earnings	2,265.45
Net Income	<u>51,317.17</u>
Total Equity	<u>53,582.62</u>
TOTAL LIABILITIES & EQUITY	<u><u>53,582.62</u></u>

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Belmont Lakes CDD
Profit and Loss Detail
 October 2018 through May 2019

Date	Name	Memo	Paid Amount	Balance
Ordinary Income/Expense				
Income				
363.100 — Admin & Maintenance Assessments				
11/21/18		BC Adval	36,125.56	36,125.56
12/07/18		BC Adval	125,234.48	161,360.04
02/15/19		BC Adval	1,267.17	162,627.21
03/15/19		BC Tax Adval	9,934.48	172,561.69
04/15/19		March 2019 Ad Val	20,069.65	192,631.34
05/31/19		adjust for assesement types	-44,561.46	148,069.88
Total 363.100 — Admin & Maintenance Assessments			148,069.88	148,069.88
363.810 — Debt Assessment				
05/31/19		adjust for assessment types	44,561.46	44,561.46
Total 363.810 — Debt Assessment			44,561.46	44,561.46
368.200 — Gate Damage Reimbursements				
04/26/19	Mercury Glass and Mirror	Reimbursement for gate arm damage	110.00	110.00
04/26/19		Invoice #4	110.00	220.00
Total 368.200 — Gate Damage Reimbursements			220.00	220.00
369.400 — Other Income				
11/06/18		Gate Decals	75.00	75.00
02/07/19		Gate Decals	75.00	150.00
04/26/19		Gate Decals	125.00	275.00
Total 369.400 — Other Income			275.00	275.00
369.401 — Interest Income				
10/25/18		Broward County Interest	23.47	23.47
01/25/19		BC Adval Interest	103.48	126.95
04/25/19		2nd Qtr Ad Val	35.11	162.06
Total 369.401 — Interest Income			162.06	162.06
Total Income			193,288.40	193,288.40
Expense				
511.513 — Postage				
02/05/19	Munilytics	Preparation of Individual Notices	1.25	1.25
02/05/19	Munilytics	Ballots	52.50	53.75
02/05/19	Munilytics	Preparation of Individual Notices	1.25	55.00
02/05/19	Munilytics	Postage	12.74	67.74
03/05/19	Munilytics	Postage	5.88	73.62
Total 511.513 — Postage			73.62	73.62
512.121 — Management Fees-Admin				
11/30/18	Munilytics	October 2018 Management Fees	1,291.67	1,291.67
11/30/18	Munilytics	November 2018 Management Fees	1,291.67	2,583.34
11/30/18	Munilytics	December 2018 Management Fees	1,291.67	3,875.01
01/03/19	Munilytics	January 2018	1,291.67	5,166.68
02/05/19	Munilytics	Feb	1,291.67	6,458.35
03/05/19	Munilytics	March 2019 District Management Fees	1,291.67	7,750.02
04/09/19	Munilytics	April 2019	1,291.67	9,041.69
04/29/19	Munilytics	May 2019 Management Fees	1,291.67	10,333.36
Total 512.121 — Management Fees-Admin			10,333.36	10,333.36
512.315 — Legal Advertising				
01/25/19	Sun Sentinel	Notice of Landowners Meeting	143.00	143.00
03/19/19	Sun Sentinel	Reg Meeting on 2/28/18	67.80	210.80
Total 512.315 — Legal Advertising			210.80	210.80
512.320 — Audit & Acctg				
05/07/19	Grau & Associates	FY17 Audit	2,000.00	2,000.00

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Belmont Lakes CDD
Profit and Loss Detail
 October 2018 through May 2019

Date	Name	Memo	Paid Amount	Balance
Total 512.320 — Audit & Acctg			2,000.00	2,000.00
512.355 — Meeting Room and Misc				
11/01/18	Town of Davie	Meeting room rental	25.00	25.00
Total 512.355 — Meeting Room and Misc			25.00	25.00
512.356 — Miscellaneous Maintenance				
11/30/18	Munilytics	Mark Sturdivant Bill Paid OBO	157.77	157.77
Total 512.356 — Miscellaneous Maintenance			157.77	157.77
512.514 — Office Supplies				
11/30/18	Munilytics	Copies	16.21	16.21
03/05/19	Munilytics	Reimbursement - Deposit Tickets	77.91	94.12
Total 512.514 — Office Supplies			94.12	94.12
512.654 — Dues, Licenses & Subscriptions				
11/30/18	Florida Dep. of Economic Op...	Special District Fee	175.00	175.00
Total 512.654 — Dues, Licenses & Subscriptions			175.00	175.00
513.000 — Prop Appr & Tax Collector Fees				
11/21/18		BC Adval	722.51	722.51
12/07/18		BC Adval	2,504.69	3,227.20
12/13/18	Broward Property Appraiser	County Tax Roll Assessment	400.00	3,627.20
02/15/19		BC Adval	25.34	3,652.54
03/15/19		BC Tax Adval	198.69	3,851.23
04/15/19		March 2019 Ad Val	401.40	4,252.63
Total 513.000 — Prop Appr & Tax Collector Fees			4,252.63	4,252.63
517.100 — Principal Payments on Bonds				
02/14/19	SunTrust Bank		13.54	13.54
02/26/19	SunTrust Bank		16,471.08	16,484.62
Total 517.100 — Principal Payments on Bonds			16,484.62	16,484.62
517.200 — Interest Payments on Bonds				
02/14/19	SunTrust Bank		2.27	2.27
02/14/19	SunTrust Bank		1.10	3.37
02/14/19	SunTrust Bank	Adjustment	-1.10	2.27
02/14/19	SunTrust Bank	Adjustment	-13.54	-11.27
02/14/19	SunTrust Bank	Adjustment	-2.27	-13.54
02/26/19	SunTrust Bank		2,764.56	2,751.02
02/26/19	SunTrust Bank		1,336.95	4,087.97
Total 517.200 — Interest Payments on Bonds			4,087.97	4,087.97
530.410 — Telephone				
11/01/18	Comcast	Gate House internet	221.50	221.50
11/30/18	Comcast	Gate House Internet	105.75	327.25
01/10/19	Comcast	gate house internet	117.87	445.12
02/05/19	Comcast	Gate House Internet	117.87	562.99
02/28/19	Comcast	Gate House Internet, 2mo	235.91	798.90
04/01/19	Comcast	Gate House Internet	118.04	916.94
Total 530.410 — Telephone			916.94	916.94
530.431 — Electric				
10/03/18	FPL	Electric	387.90	387.90
10/10/18	FPL	Electric	19.69	407.59
10/10/18	FPL	Electric	24.17	431.76
10/10/18	FPL	Electric	90.09	521.85
10/30/18	FPL	Electric	387.90	909.75
11/07/18	FPL	FPL	21.33	931.08
11/07/18	FPL	FPL Electric	28.44	959.52
11/07/18	FPL	FPL Electric	95.45	1,054.97

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Belmont Lakes CDD
Profit and Loss Detail
 October 2018 through May 2019

Date	Name	Memo	Paid Amount	Balance
11/28/18	FPL	FPL Electric	387.90	1,442.87
12/11/18	FPL	Electric	22.59	1,465.46
12/11/18	FPL	Electric	41.00	1,506.46
12/11/18	FPL	Electric	102.08	1,608.54
01/02/19	FPL	Electric	387.90	1,996.44
01/09/19	FPL	Electric	22.13	2,018.57
01/09/19	FPL	Electric	47.64	2,066.21
01/09/19	FPL	Electric	92.83	2,159.04
01/30/19	FPL	Electric	388.71	2,547.75
02/12/19	FPL	Electric	23.56	2,571.31
02/12/19	FPL	Electric	50.52	2,621.83
02/12/19	FPL	Electric	98.20	2,720.03
03/04/19	FPL	Electric	391.42	3,111.45
03/12/19	FPL	Electric	22.41	3,133.86
03/12/19	FPL	Electric	50.96	3,184.82
03/12/19	FPL	Electric	84.39	3,269.21
04/02/19	FPL	Electric	391.35	3,660.56
04/09/19	FPL	Electric	22.09	3,682.65
04/09/19	FPL	Electric	53.45	3,736.10
04/09/19	FPL	Electric	85.90	3,822.00
04/30/19	FPL	Electric	400.25	4,222.25
Total 530.431 — Electric			4,222.25	4,222.25
530.450 — Insurance				
11/30/18	Munilytics	FMIT Insurance Paid OBO District, 1st Qu...	1,857.25	1,857.25
12/12/18	Florida Municipal Insurance ...	Second Installment FY19	1,857.25	3,714.50
02/07/19		Insurance	-302.00	3,412.50
03/05/19	Florida Municipal Insurance ...	Third Installment - FY18/19 Year	1,857.25	5,269.75
Total 530.450 — Insurance			5,269.75	5,269.75
530.462 — Irrigation Maintenance				
01/03/19	BrightView	replace timer and module	731.70	731.70
Total 530.462 — Irrigation Maintenance			731.70	731.70
530.463 — Lake Maintenance				
11/30/18	Diamond Dolphin Aquatic	Lake Management Services	276.00	276.00
11/30/18	Diamond Dolphin Aquatic	Lake Management Services	276.00	552.00
11/30/18	Diamond Dolphin Aquatic	Lake Management Services	276.00	828.00
12/05/18	Diamond Dolphin Aquatic	Lake Management Services	276.00	1,104.00
01/03/19	Diamond Dolphin Aquatic	December 2018	276.00	1,380.00
02/05/19	Diamond Dolphin Aquatic	Lake Management Services	276.00	1,656.00
03/05/19	Diamond Dolphin Aquatic	Lake Management Services	276.00	1,932.00
04/02/19	Diamond Dolphin Aquatic	Lake Management Services	276.00	2,208.00
05/02/19	Diamond Dolphin Aquatic	Lake Management Services	276.00	2,484.00
Total 530.463 — Lake Maintenance			2,484.00	2,484.00
530.464 — Landscaping				
11/30/18	TruGreen Chemlawn	Law Services	896.87	896.87
11/30/18	TruGreen Chemlawn	Tree & Shrub Services	743.12	1,639.99
11/30/18	TruGreen Chemlawn	Lawn Services	896.87	2,536.86
11/30/18	TruGreen Chemlawn	Tree & Shrub Services	922.50	3,459.36
11/30/18	TruGreen Chemlawn	Tree & Shrub Services	743.12	4,202.48
11/30/18	Munilytics	August Brightview Bill Paid OBO District	5,332.00	9,534.48
01/03/19	BrightView	October 2018	5,241.90	14,776.38
01/03/19	BrightView	October 2018	90.10	14,866.48
01/03/19	BrightView	September 2018	5,332.00	20,198.48
01/03/19	BrightView	November 2018	5,332.00	25,530.48
01/03/19	BrightView	lighting damaged	-90.10	25,440.38
01/10/19	BrightView	Remove large branches	199.00	25,639.38
01/23/19	BrightView	December Exterior Maintenance	5,332.00	30,971.38
01/25/19	TruGreen Chemlawn	Tree & Shrub Service	765.41	31,736.79

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Belmont Lakes CDD
Profit and Loss Detail
 October 2018 through May 2019

Date	Name	Memo	Paid Amount	Balance
01/28/19	BrightView	Exterior Maintenance	5,332.00	37,068.79
02/05/19	TruGreen Chemlawn	Tree & Shrub Services	950.17	38,018.96
02/05/19	TruGreen Chemlawn	Lawn Service	923.77	38,942.73
02/26/19	BrightView	February 2019 Landscaping	5,332.00	44,274.73
03/13/19	TruGreen Chemlawn	Tree & Shrub Service	765.41	45,040.14
03/13/19	TruGreen Chemlawn	Lawn Service	923.77	45,963.91
03/19/19	BrightView	March 2019 Landscaping	5,332.00	51,295.91
04/22/19	BrightView	April Services	5,332.00	56,627.91
05/14/19	TruGreen Chemlawn	Lawn Services	923.77	57,551.68
05/28/19	BrightView	May Landscaping	5,332.00	62,883.68
Total 530.464 — Landscaping			62,883.68	62,883.68
530.465 — Holiday Lights				
12/10/18	JMHoliday Lighting Inc.	Christmas Lights	3,079.90	3,079.90
12/17/18	Landscape Designs Corp.	Repair broken cable cause by new vegeta...	85.00	3,164.90
Total 530.465 — Holiday Lights			3,164.90	3,164.90
530.466 — Maint. Gate-Guard House				
10/02/18	ASAP Gate Plus	Reset Gate Arm	86.00	86.00
12/13/18	ASAP Gate Plus	Gate Arm	182.00	268.00
01/03/19	Munilytics	Locks and Chains to replace Irma Damaged	89.67	357.67
01/16/19	ASAP Gate Plus	Reset Gate Arm	86.00	443.67
02/19/19	ASAP Gate Plus	Reset Gate Arm	86.00	529.67
02/20/19	ASAP Gate Plus	Gear Box	771.92	1,301.59
02/22/19	ASAP Gate Plus	Reinstall Gate Arm	150.00	1,451.59
02/22/19	ASAP Gate Plus	Replace Motor Belt	86.00	1,537.59
02/22/19	ASAP Gate Plus	Reinstall Gate Arm	86.00	1,623.59
02/22/19	ASAP Gate Plus	Reinstall Arm	86.00	1,709.59
02/22/19	ASAP Gate Plus	Reinstall Gate Arm	86.00	1,795.59
02/22/19	ASAP Gate Plus	Reinstall Gate Arm	150.00	1,945.59
02/26/19	ASAP Gate Plus	Gear Box Damaged	129.00	2,074.59
02/26/19	ASAP Gate Plus	Motor and Belt	434.46	2,509.05
02/26/19	ASAP Gate Plus	Replace Control Board	397.61	2,906.66
03/08/19	ASAP Gate Plus	Reinstall Visitor Gate Arm	86.00	2,992.66
04/01/19	ASAP Gate Plus	Saw cut and sal new loop sensor on exit g...	700.00	3,692.66
04/03/19	ASAP Gate Plus	Emergency Call	150.00	3,842.66
04/19/19	ASAP Gate Plus	Replace Gear Box and Limit Switch Asse...	823.04	4,665.70
05/28/19	Envera	Additional Car Decals	552.00	5,217.70
Total 530.466 — Maint. Gate-Guard House			5,217.70	5,217.70
530.470 — Hurricane Expense				
11/09/18	ASAP Locksmith	Master Padlocks For landscape fence	89.97	89.97
Total 530.470 — Hurricane Expense			89.97	89.97
530.497 — Virtual Guard Monitoring Serv				
11/30/18	Envera	Monthly Services	1,733.00	1,733.00
11/30/18	Envera	Monthly Services	1,733.00	3,466.00
11/30/18	Envera	Monthly Services	1,733.00	5,199.00
12/12/18	Envera	January Gate Monitoring	1,733.00	6,932.00
01/14/19	Envera	February Services	1,733.00	8,665.00
02/15/19	Envera	March Services	1,733.00	10,398.00
03/13/19	Envera	April 2019 Services	1,733.00	12,131.00
04/15/19	Envera	May 2019 Services	1,733.00	13,864.00
05/07/19	Envera	June 2019 Services	1,733.00	15,597.00
Total 530.497 — Virtual Guard Monitoring Serv			15,597.00	15,597.00
530.511 — Bank Fee				
10/11/18		Bank Analysis Charge	10.53	10.53
11/13/18		Account Analysis Charge	13.11	23.64
12/11/18		Account Analysis Charge	11.04	34.68

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Belmont Lakes CDD
Profit and Loss Detail
 October 2018 through May 2019

Date	Name	Memo	Paid Amount	Balance
Total 530.511 — Bank Fee			34.68	34.68
530.702 — Street Maint & Repairs				
01/03/19	Munilytics	candlestick and raised pavement marking ...	157.77	157.77
Total 530.702 — Street Maint & Repairs			157.77	157.77
530.744 — Stormwater Maintenance				
03/14/19	Ghasem Khavanin P.E.	Remove and Install New Catch Basin Cover	1,786.00	1,786.00
Total 530.744 — Stormwater Maintenance			1,786.00	1,786.00
530.745 — Pressure Cleaning				
10/05/18	Stay Clean System of Ameri...	Clean Tennis Courts	325.00	325.00
01/14/19	Stay Clean System of Ameri...	Clean entryway	1,195.00	1,520.00
Total 530.745 — Pressure Cleaning			1,520.00	1,520.00
Total Expense			141,971.23	141,971.23
Net Ordinary Income			51,317.17	51,317.17
Net Income			51,317.17	51,317.17