



DEVELOPMENT PLANNING & FINANCING GROUP, INC.

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***BUCKHEAD TRAILS
COMMUNITY DEVELOPMENT DISTRICT***

Advanced Board Package

***Board of Supervisors
Meeting and Budget Public Hearing***

***Tuesday
August 16, 2016***

2:00 p.m.

At the Offices of:

***1651 Whitfield Avenue
Sarasota, Florida***

Note: The Advanced Meeting Package is a working document and thus all materials are considered DRAFTS prior to presentation and Board acceptance, approval or adoption.

Buckhead Trails Community Development District

Development Planning and Financing Group
15310 Amberly Drive, Suite 175, Tampa, Florida 33647
Phone: 813-374-9105

Board of Supervisors
**Buckhead Trails
Community Development District**

Dear Board Members:

The Regular Meeting and Budget Public Hearing of the Board of Supervisors of the Buckhead Trails CDD is scheduled for **Tuesday August 16, 2016 at 2:00 p.m.** at 1651 Whitfield, Sarasota, Florida.

The advanced copy of the agenda for the meeting is attached, along with associated documentation for your consideration. Any additional support material will be forwarded to you under separate cover or distributed at the meeting.

The balance of the agenda is routine in nature and staff will present their reports at the meeting. If you have any questions, please contact me.

Sincerely,

Bruce St. Denis

Bruce St. Denis
District Manager

BUCKHEAD TRAILS COMMUNITY DEVELOPMENT DISTRICT

Date of Meeting: August 16, 2016
Time: 2:00 p.m.
Location: Medallion Homes
1651 Whitfield Avenue
Sarasota, Florida
Conference Call No: 712.432.1500
Code: 434537#

Business Meeting Agenda

	Exhibit(s)
I. Roll Call	
II. Audience Comments	
III. Administrative Matters	
a. Approval of Minutes of June 13, 2016 Meeting	1
b. Acceptance of the Financial Statement	2
IV. Business Matters	
a. 2016-2017 Budget Public Hearing	3
1. Open Public Hearing	
2. Review of the 2016-2017 Budget	
3. Public Comment and Testimony	
4. Close Public Hearing	
b. Consideration of Approval of Resolution 2016-3 2016-2017 Annual Budget Adoption	4
c. Consideration and Approval of the FY 2016-2017 Developer Funding Agreement	5

Exhibit(s)

6

- d.** Consideration and Approval of the FY 2016-2017 Meeting Schedule

V. Staff Reports

- a.** Manager

- b.** Attorney

- c.** Engineer

VI. Public Comments

VII. Supervisor Requests

VIII. Adjournment

EXHIBIT 1

1
2
3
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**MINUTES OF MEETING
BUCKHEAD TRAILS
COMMUNITY DEVELOPMENT DISTRICT**

5 The Regular Meeting of the Board of Supervisors of the Buckhead Trails Community
6 Development District was held on Monday, June 13, 2016 at 2:00 p.m. at Medallion Homes, 1651
7 Whitfield Avenue, Sarasota FL.

8
9 **FIRST ORDER OF BUSINESS - Roll Call**

10 Mr. St. Denis called the meeting to order.

11 Present and constituting a quorum were:

12 Peter Logan	Board Supervisor, Chairman
13 Connor Chambers	Board Supervisor, Vice Chairman
14 Todd Walters	Board Supervisor, Assistant Secretary

15
16 Also present were:

17 Bruce St. Denis	District Manager
18 Andy Cohen	District Counsel (via phone)

19
20 **SECOND ORDER OF BUSINESS – Audience Comments**

21 There being none, the next item followed.

22 **THIRD ORDER OF BUSINESS – Administrative Matters**

23 **A. Approval of Minutes of February 23, 2016 Meeting**

24 Mr. St. Denis presented the Minutes of the February 23, 2016 Meeting and asked for comments,
25 questions or corrections.

26 On a MOTION by Mr. Logan, SECONDED by Mr. Walters, WITH ALL IN FAVOR, the Board
27 approved the Minutes of the Meeting held on February 23, 2016 for the Buckhead Trails Community
28 Development District.

29
30 **B. Acceptance of the April 2016 Financial Statements**

31 Mr. St. Denis presented the April 2016 Financial Statements and asked for comments or
32 questions.

33 On a MOTION by Mr. Logan, SECONDED by Mr. Chambers, WITH ALL IN FAVOR, the Board
34 accepted the April 2016 Financial Statements for the Buckhead Trails Community Development District.

35
36 **FOURTH ORDER OF BUSINESS – Business Matters**

37 **A. Review and Discussion of the FY 2016-2017 Proposed Budget**

38 Mr. St. Denis presented the FY 2016-2017 Proposed Budget and asked for comments or
39 questions.

40 **B. Consideration and Approval of Resolution 2016-2 Approving the Proposed FY
41 2016-2017 Budget and Setting the Public Hearing**

42 Mr. St. Denis presented Resolution 2016-2 Approving the Proposed FY 2016-2017 Budget and
43 Setting the Public Hearing and asked for comments or questions.

44 Mr. Cohen stated changes had been made to the resolution before the meeting.

45 On a MOTION by Mr. Logan, SECONDED by Mr. Chambers, WITH ALL IN FAVOR, the Board
46 adopted Resolution **2016-2** Approving the Proposed FY 2016-2017 Budget, as amended, and Setting the
47 Public Hearing for August 16, 2016 a 2:00 p.m. at Medallion Home, 1651 Whitfield Avenue, Sarasota,
48 Florida, for the Buckhead Trails Community Development District.

49
50 **C. Supervisor of Elections Voter Count – 0**

51 Mr. St. Denis presented the Supervisor of Elections Voter Count – 0 and asked for comments or
52 questions.

53 **FIFTH ORDER OF BUSINESS – Staff Reports**

54 **A. Manager**

55 There being none, next item followed.

56 **B. Attorney**

57 There being none, next item followed.

58 **C. Engineer**

59 There being none, next item followed.

60 **SIXTH ORDER OF BUSINESS – Public Comments**

61 There being none, next item followed.

62 **SEVENTH ORDER OF BUSINESS – Supervisor Requests**

63 There being none, the next item followed.

64 **EIGHTH ORDER OF BUSINESS – Adjournment**

65 On a MOTION by Mr. Walters, SECONDED by Mr. Chambers, WITH ALL IN FAVOR, the Board
66 adjourned the meeting for the Buckhead Trails Community Development District.

67
68
69
70 **Each person who decides to appeal any decision made by the Board with respect to any matter*
71 *considered at the meeting is advised that person may need to ensure that a verbatim record of the*
72 *proceedings is made, including the testimony and evidence upon which such appeal is to be based.*

73
74 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed**
75 **meeting held on _____.**

76
77
78
79 _____
80 **Signature**

79 _____
80 **Signature**

81
82 _____
83 **Printed Name**

84 **Title:** Secretary Assistant Secretary

81
82 _____
83 **Printed Name**

84 **Title:** Chairman Vice Chairman

85

86

EXHIBIT 2

Buckhead Trails Community Development District

Financial Statements
(Unaudited)

Period Ending
June 30, 2016

**Buckhead Trails CDD
Balance Sheet
June 30, 2016**

	<u>O&M</u>
<u>ASSETS:</u>	
Current Assets:	
Cash- Operating Account	\$ 1,668
Accounts Receivable	-
TOTAL ASSETS	<u>1,668</u>
<u>LIABILITIES & EQUITY</u>	
Liabilities:	
Accounts Payable	-
Equity:	
Fund Balance - Unassigned	<u>1,668</u>
TOTAL LIABILITIES & EQUITY	<u>\$ 1,668</u>

Buckhead Trails CDD
General Fund
Statement of Revenue, Expenditures and Change in Fund Balance
For the period from October 1, 2015 to June 30, 2016

	FY2016 Budget	Year To Date Budget	Actual Oct '15 - Jun '16	Variance Favorable (Unfavorable)
Income				
Developer Funding - GF	38,975	27,250	14,000	(13,250)
Developer Funding - GF	-	-	48	48
Total Income	38,975	27,250	14,048	(13,202)
Expense				
Administrative				
Professional Management Svcs	12,000	9,000	9,000	-
Administrative Services	3,500	2,625	-	2,625
Bank Charges	300	225	81	144
Miscellaneous Expenses	500	375	-	375
Auditing Services	2,500	-	-	-
Insurance - General Liability	4,000	2,850	2,850	-
Annual District Filing Fee	175	175	175	-
Legal Advertising	2,000	1,500	886	614
Engineering Expense	4,000	3,000	-	3,000
Website Hosting & Management	2,500	1,875	960	915
Legal Services	7,500	5,625	177	5,448
Total Administrative	38,975	27,250	14,129	13,121
Total Expenses	38,975	27,250	14,129	13,121
EXCESS OF REVENUE OVER (UNDER) EXPENDITURES	0	0	-80.93	-81
FUND BALANCE - BEGINNING	-	-	1,749	1,749
FUND BALANCE - ENDING	-	-	1,668	1,668

Buckhead Trails
Cash Reconciliation
June 30, 2016

	Cash Balance
Beginning Balance	1,668.46
Outstanding Checks	-
Adjusted Bank Balance	<u><u>\$ 1,668.46</u></u>
Previous Month Balance	715.46
Receipts	4,048.00
Disbursements	(3,095.00)
End Of Month Balance	<u><u>\$ 1,668.46</u></u>

**Buckhead Trails CDD
Check Register FY2016**

<u>Date</u>	<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Receipts</u>	<u>Disbursements</u>	<u>Balance</u>
			SOY Balance			0.00
10/01/2015		Deposit	Developer Funding	7,000.00		7,000.00
10/05/2015	9997	BRADENTON HERALD	Legal Ads		1,126.71	5,873.29
10/05/2015	9997-1	DPFG	CDD Mgmt June- Aug		2,800.00	3,073.29
10/05/2015	9999	EGIS INSURANCE ADVISORS, LLC	Insurance FY 2016		2,850.00	223.29
10/05/2015	9998	DPFG	VOID:	0.00		223.29
10/31/2015	ACH10082	BANKUNITED	Order Business Checks		18.24	205.05
EOM Balance 10-31-2015				7,000.00	6,794.95	205.05
11/20/2015		Deposit	Developer Funding	5,000.00		5,205.05
11/20/2015	1001	ATLAS PROFESSIONAL SERVICES, INC	Web Site Hosting - Oct & Nov		160.00	5,045.05
11/20/2015	1002	BRADENTON HERALD	Legal Ad		198.90	4,846.15
11/20/2015	1003	DPFG	CDD Mgmt - Sept- Nov		3,000.00	1,846.15
11/20/2015	1004	FLORIDA DEPT OF ECONOMIC OPPORTU	Annual Filing FY 2015 & 2016		300.00	1,546.15
11/20/2015	1005	PERSSON & COHEN, P.A.	Legal Svcs - Oct		118.00	1,428.15
EOM Balance 11-30-2015				5,000.00	3,776.90	1,428.15
12/11/2015	1006	ATLAS PROFESSIONAL SERVICES, INC	Web Site Set Up/Hosting - Dec		320.00	1,108.15
EOM Balance 12-31-2015				0.00	320.00	1,108.15
01/18/2016	1007	ATLAS PROFESSIONAL SERVICES, INC	Web Site Hosting - Jan		80.00	1,028.15
01/18/2016	1008	BRADENTON HERALD	Legal Ad		394.29	633.86
01/29/2016		BANKUNITED	Service Charge		12.00	621.86
EOM Balance 1-31-2016				0.00	486.29	621.86
02/04/2016	1009	ATLAS PROFESSIONAL SERVICES, INC	Web Site Hosting - Feb		80.00	541.86
02/16/2016		Deposit	Developer Funding	5,000.00		5,541.86
02/17/2016	1010	DPFG			3,000.00	2,541.86
EOM Balance 2-28-2016						2,541.86
03/01/2016	1011	DPFG	CDD Mgmt - March		1,000.00	1,541.86
03/02/2016	1012	ATLAS PROFESSIONAL SERVICES, INC	Web Site Hosting - March		80.00	1,461.86
03/08/2016	1013	BRADENTON HERALD	Legal Ad		491.40	970.46
03/31/2016		BANKUNITED	Service Charge		12.00	958.46
EOM Balance 3-31-2016				0.00	1,583.40	958.46
04/05/2016	1014	ATLAS PROFESSIONAL SERVICES, INC	Web Site Hosting - April		80.00	878.46
04/22/2016	1015	PERSSON & COHEN, P.A.	Legal Svcs - March		59.00	819.46
04/29/2016		BANKUNITED	Service Charge		12.00	807.46
EOM Balance 4-30-2016				0.00	151.00	807.46
05/05/2016	1016	ATLAS PROFESSIONAL SERVICES, INC	Web Site Hosting - May		80.00	727.46
05/31/2016		BANKUNITED	Service Charge		12.00	715.46
EOM Balance 5-31-2016				0.00	92.00	715.46
06/01/2016	1017	ATLAS PROFESSIONAL SERVICES, INC	Web Site Hosting - June		80.00	635.46
06/22/2016		BANKUNITED	Deposit	48.00		683.46
06/23/2016		Deposit	Developer Funding	4,000.00		4,683.46
06/23/2016	1018	DPFG	CDD Mgmt. (Apr, May, Jun)		3,000.00	1,683.46
06/30/2016		BANKUNITED	Service Charge		15.00	1,668.46
EOM Balance 6-30-2016				4,048.00	3,095.00	1,668.46

EXHIBIT 3

**STATEMENT 1
BUCKHEAD TRAIL CDD
FY 2017 PROPOSED BUDGET
GENERAL FUND (O&M)**

	FY 2016 ADOPTED BUDGET	FY 2017 PROPOSED BUDGET	VARIANCE FY 16 TO FY 17
I. REVENUE			
OFF ROLL FUNDING	\$ 38,975	\$ 25,675	\$ (13,300)
INTEREST			-
TOTAL REVENUE	38,975	25,675	(13,300.00)
II. EXPENDITURES			-
GENERAL ADMINISTRATIVE			
SUPERVISORS COMPENSATION	-	-	-
PAYROLL TAXES	-	-	-
PAYROLL SERVICES	-	-	-
MANAGEMENT CONSULTING SERVICES	12,000	12,000	-
CONSTRUCTION ACCOUNTING SERVICES	-	-	-
PLANNING AND COORDINATING SERVICES	-	-	-
ADMINISTRATIVE SERVICES	3,500	3,500	-
BANK FEES	300	300	-
MISCELLANEOUS	500	500	-
AUDITING SERVICES	2,500	-	(2,500.00)
TRAVEL PER DIEM	-	-	-
INSURANCE	4,000	-	(4,000.00)
REGULATORY AND PERMIT FEES	175	175	-
LEGAL ADVERTISEMENTS	2,000	2,000	-
ENGINEERING SERVICES	4,000	2,000	(2,000.00)
LEGAL SERVICES	7,500	4,000	(3,500.00)
PERFORMANCE & WARRANTY BOND PREMIUM	-	-	-
WEBSITE HOSTING	2,500	1,200	(1,300.00)
ADMINISTRATIVE CONTINGENCY	-	-	-
TOTAL GENERAL ADMINISTRATIVE	38,975	25,675	(13,300.00)
DEBT ADMINISTRATION:			
DISSEMINATION AGENT	-	-	-
TRUSTEE FEES	-	-	-
TRUST FUND ACCOUNTING	-	-	-
ARBITRAGE	-	-	-
TOTAL DEBT ADMINISTRATION	-	-	-
PHYSICAL ENVIRONMENT EXPENDITURES (1/2 Year)			
STREETPOLE LIGHTING	-	-	-
ELECTRICITY (IRRIGATION & POND PUMPS)	-	-	-
WATER	-	-	-
LANDSCAPING MAINTENANCE	-	-	-
IRRIGATION MAINTENANCE	-	-	-
POND MAINTENANCE	-	-	-
SOLID WASTE DISPOSAL	-	-	-
TOTAL PHYSICAL ENVIRONMENT EXPENDITURES	-	-	-
TOTAL EXPENDITURES	38,975	25,675	(13,300.00)
III. EXCESS OF REVENUE OVER (UNDER) EXPENDITURES			
FUND BALANCE - BEGINNING	-	-	-
FUND BALANCE - ENDING	\$ -	\$ -	\$ -

NOTES

*Expenditures in excess of \$50,000 will advance the need for an audit

*Does not include physical environment expenditures which will be advanced through construction phase

EXHIBIT 4

RESOLUTION 2016-03

THE ANNUAL APPROPRIATION RESOLUTION OF THE BUCKHEAD TRAILS COMMUNITY DEVELOPMENT DISTRICT (THE “DISTRICT”) RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2016, AND ENDING SEPTEMBER 30, 2017

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June, 2016, submitted to the Board of Supervisors (the “Board”) a proposed budget for the next ensuing budget year along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), Florida Statutes; and

WHEREAS, at least sixty (60) days prior to the adoption of the proposed annual budget (the “Proposed Budget”), the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), Florida Statutes; and

WHEREAS, the Board set August 16, 2016, as the date for a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), Florida Statutes; and

WHEREAS, Section 190.008(2)(a), Florida Statutes, requires that, prior to October 1 of each year, the District Board by passage of the Annual Appropriation Resolution shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

WHEREAS, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE BUCKHEAD TRAILS COMMUNITY DEVELOPMENT DISTRICT:

Section 1. Budget

- a. That the Board has reviewed the District Manager’s Proposed Budget, a copy of which is on file with the office of the District Manager and at the District’s Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.
- b. That the District Manager’s Proposed Budget, attached hereto as Exhibit “A,” as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), Florida Statutes, and incorporated herein by reference; provided, however, that the comparative figures contained in the adopted budget may be

subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures for Fiscal Year 2016 and/or revised projections for Fiscal Year 2017.

- c. That the adopted budget, as amended, shall be maintained in the office of the District Manager and at the District's Records Office and identified as "The Budget for the Buckhead Trails Community Development District for the Fiscal Year Ending September 30, 2017," as adopted by the Board of Supervisors on August 16, 2016.

Section 2. Appropriations

There is hereby appropriated out of the revenues of the District, for the fiscal year beginning October 1, 2016, and ending September 30, 2017, the sum of \$_____ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	_____	\$
DEBT SERVICE FUND(S)	_____	\$
TOTAL ALL FUNDS	_____	\$

Section 3. Supplemental Appropriations

The Board may authorize by resolution, supplemental appropriations or revenue changes for any lawful purpose from funds on hand or estimated to be received within the fiscal year as follows:

- a. Board may authorize a transfer of the unexpended balance or portion thereof of any appropriation item.
- b. Board may authorize an appropriation from the unappropriated balance of any fund.
- c. Board may increase any revenue or income budget amount to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.

The District Manager and Treasurer shall have the power within a given fund to authorize the transfer of any unexpected balance of any appropriation item or any portion thereof, provided such transfers do not exceed Ten Thousand (\$10,000) Dollars or have the effect of causing more than 10% of the total appropriation of a given program or project to be transferred previously approved transfers included. Such transfer shall not have the effect of causing a more than \$10,000 or 10% increase, previously approved transfers included, to the original budget appropriation for the receiving program. Transfers within a program or project may be approved by the Board of Supervisors. The District Manager or Treasurer must establish administrative procedures which require information on the request forms proving that such transfer requests comply with this section.

Introduced, considered favorably, and adopted this 16th day of August, 2016.

ATTEST:

**BUCKHEAD TRAILS COMMUNITY
DEVELOPMENT DISTRICT**

, Secretary

, Chairperson

EXHIBIT "A"

**"The Budget for the
Buckhead Trails Community Development District
for the Fiscal Year Ending September 30, 2017"**

EXHIBIT 5

Budget Funding Agreement
Fiscal Year 2016- 2017

This Agreement is made and entered into this 16th day of August, 2016, by and between the **BUCKHEAD TRAILS Community Development District**, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes, and located in Manatee County, Florida (hereinafter "**District**"), and **Cargor Partners- VI Buckeye 928, LC**, a Florida limited liability company (hereinafter "**Developer**").

Recitals

WHEREAS, the District is a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes and located in Manatee County, Florida, (the "**County**") for the purpose of planning, financing, constructing, operating and/or maintaining certain infrastructure; and

WHEREAS, the District, pursuant to Chapter 190, Florida Statutes, is authorized to levy such taxes, special assessments, fees and other charges as may be necessary in furtherance of the District's activities and services; and

WHEREAS, Developer presently owns real property within the District, which property will benefit from the timely construction and acquisition of the District's facilities, activities and services and from the continued operations of the District; and

WHEREAS, the District has scheduled the adoption of its general fund budget for the Fiscal Year 2016 - 2017, which year commences on October 1, 2016, and concludes on September 30, 2017 and

WHEREAS, the District will need a funding mechanism to enable it to proceed with its operations and services during Fiscal Year 2016 – 2017 as described in **Exhibit "A"** attached hereto; and

WHEREAS, the Developer desire to provide such funds as are necessary to the District to proceed with its operations for Fiscal Year 2016 -2017, as described in Exhibit "A" and as may be amended from time to time by the District.

NOW, THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. The Developer agrees to make available to the District the monies necessary for the operation of the District as called for in the budget attached hereto as Exhibit "A", (and as Exhibit "A" may be amended from time to time), within thirty (30) days of written request by the District. The funds shall be placed in the District's general checking account. These payments are made by the Developer in lieu of taxes, fees, or assessments which might

otherwise be levied or imposed by the District.

2. The parties hereto recognize that a portion of the aforementioned operating expenses may be required in support of the District's effort to implement its capital improvements program which are to be financed in the form of note(s), bond(s) or future developer advances and as such may be considered to be reimbursable expenses. The District agrees that upon the issuance of its note(s) or bonds(s) that there will be included an amount sufficient to reimburse the Developer for a portion of the advances made pursuant to this agreement and such reimbursement will be made within thirty (30) days of receiving the proceeds of the note(s) or bond(s). The advances made pursuant to this agreement and reimbursement of same will not include any interest charge since it is anticipated that the District will proceed in a timely fashion to obtain its note(s) or bond(s).

3. This instrument shall constitute the final and complete expression of the agreement between the parties relating to the subject matter of this Agreement. Amendment to and waivers of the provisions contained in this Agreement may be made only by an instrument in writing which is executed by both of the parties hereto.

4. The execution of this Agreement has been duly authorized by the appropriate body or official of all parties hereto, each party has complied with all the requirements of law, and each party has full power and authority to comply with the terms and provisions of this instrument.

5. This Agreement may be assigned, in whole or in part by either party only upon the written consent of the other. Any purported assignment without such written consent shall be void.

6. A default by either party under this Agreement shall entitle the other to all remedies available at law or in equity, which shall include, but not be limited to, the right of damages and specifically including the ability of the District to enforce any and all payment obligations under this Agreement through the imposition and enforcement of a contractual or other lien on property owned by the Developer.

7. In the event that either party is required to enforce this Agreement by court proceedings or otherwise, then the parties agree that the prevailing party shall be entitled to recover from the other all costs incurred, including reasonable attorneys' fees and costs for trial, alternative dispute resolution, or appellate proceedings.

8. This Agreement is solely for the benefit of the formal parties herein and no right or cause of action shall accrue upon or by reason hereof, to or for the benefit of any third party not a formal party hereto. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the parties hereto any right, remedy or claim under or by reason of this Agreement or any provisions or conditions hereof; and all of the provisions, representations, covenants and conditions herein contained shall inure to the sole benefit of and shall be binding upon the parties hereto and their respective representatives, successors and assigns.

9. This Agreement and the provisions contained herein shall be construed, interpreted and controlled according to the laws of the State of Florida.

10. This Agreement has been negotiated fully between the parties as an arm's length transaction. The parties participated fully in the preparation of this Agreement with the assistance of their respective counsel. In the case of a dispute concerning the interpretation of any provision of this Agreement, the parties are each deemed to have drafted, chosen and selected the language, and the doubtful language will not be interpreted or construed against any party.

11. The Agreement shall be effective after execution by both parties hereto.

IN WITNESS WHEREOF, THE PARTIES EXECUTE THIS AGREEMENT THE 16TH DAY OF AUGUST 2016.

Attest:

**BUCKHEAD TRAILS
Community Development District**

Secretary/Assistant Secretary

By: _____
Chairman of the Board of Supervisors

Cargo Partners- VI Buckeye 928 LC

By: _____

Witness

Name: _____

Its: _____

Witness

Exhibit "A" –Fiscal Year 2016- 2017 General Fund Budget

Exhibit 6

NOTICE OF MEETINGS
FISCAL YEAR 2017
BUCKHEAD TRAILS
COMMUNITY DEVELOPMENT DISTRICT

As required by Chapters 189 and 190 of Florida Statutes, notice is hereby given that the Fiscal Year 2017 regular meetings of the Board of Supervisors of the Buckhead Trails Community Development District are scheduled to be held on the first Wednesday of every month at 2:00 p.m. at Medallion Home 1651 Whitfield Avenue, Sarasota, Florida 34243. The meeting dates are as follows (exceptions noted below):

October 5, 2016
November 2, 2016
December 7, 2016
January 4, 2017
February 1, 2017
March 1, 2017
April 5, 2017
May 3, 2017
June 7, 2017
July 5, 2017
August 2, 2017
September 6, 2017

The meetings will be open to the public and will be conducted in accordance with the provisions of Florida Law for Community Development Districts. Any meeting may be continued with no additional notice to a date, time and place to be specified on the record at a meeting. A copy of the agenda for the meetings listed above, may be obtained from Development Planning and Financing Group [DPFG], 15310 Amberly Drive, Suite 175, Tampa, Florida 33647 at (813) 374-9105, one week prior to the meeting.

There may be occasions when one or more supervisors will participate by telephone.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact DPFG at (813) 374-9105. If you are hearing or speech impaired, please contact the Florida Relay Service at (800) 955-8770 for aid in contacting the District Office at least forty-eight (48) hours prior to the date of the hearing and meeting.

Each person who decides to appeal any action taken at the meetings is advised that the person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

DPFG, District Management



Real Estate Consulting Services:

Land Secured Public Financing
School District
Reimbursement and Credit
Fiscal Impact
Service Districts
Municipal District Services
Development Impact Fee
Redevelopment District
Affordable Housing Financing
Other Public Financing
Compliance
Entitlement Analysis
Cash Flow Feasibility Analysis

Disclosure Services
Engineering Services
Project Management Services
Capital Markets Group
Property Tax Appeals
CDD Management Services
Look Back Diagnostic Review
Lender Services
Asset Management Services
Portfolio Management Services
Economic Impact
Market Analysis

www.dpfg.com

Orange County, CA

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