

**MINUTES OF MEETING  
AVENTURA ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Aventura Isles Community Development District held a Public Hearing and a Regular Meeting on August 10, 2021, at 5:00 p.m., at the Office Park at California Club, 1031 Ives Dairy Road, Suite 228, Miami, Florida 33179.

**Present were:**

Marc Furmanski (via telephone)	Chair
Keith Litman	Vice Chair
Javier Sumbre	Assistant Secretary
Sadia Benamu	Assistant Secretary
Esteban Koffsmon	Assistant Secretary

**Also present, were:**

Daniel Rom	District Manager
Gregory George	District Counsel

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Mr. Rom called the meeting to order at 5:27 p.m. Supervisors Litman, Koffsmon, Sumbre and Benamu were present, in person. Supervisor Furmanski was attending via telephone.

**SECOND ORDER OF BUSINESS**

**Public Comments**

There being no public comments, the next item followed.

**THIRD ORDER OF BUSINESS**

**Discussion: CDD Funded Improvements  
and CDD Easements**

Mr. Rom presented all the engineering documents that confirmed CDD ownership of the stormwater management and irrigation system, valley gutters and sidewalks. In response to a

question, Mr. Rom confirmed that the CDD has an agreement with the Master Association to maintain all CDD infrastructure.

**FOURTH ORDER OF BUSINESS**

**Public Hearing on Adoption of Fiscal Year 2021/2022 Budget**

**A. Proof/Affidavit of Publication**

The proof of publication was included for informational purposes.

**B. Consideration of Resolution 2021-07, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2021, and Ending September 30, 2022; Authorizing Budget Amendments; and Providing an Effective Date**

Mr. Rom reviewed the Proposed Fiscal Year 2022 budget.

**On MOTION by Mr. Litman and seconded by Mr. Benamu, with all in favor, the Public Hearing was opened.**

No members of the public spoke.

**On MOTION by Mr. Litman and seconded by Mr. Furmanski, with all in favor, the Public Hearing was closed.**

Mr. Rom presented Resolution2021-07 and read the title.

**On MOTION by Mr. Benamu and seconded by Mr. Litman, with all in favor, Resolution 2021-07, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2021, and Ending September 30, 2022; Authorizing Budget Amendments; and Providing an Effective Date, was adopted.**

**FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2021-08, Making a Determination of Benefit and**

**Imposing Special Assessments for Fiscal Year 2021/2022; Providing for the Collection and Enforcement of Special Assessments; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date**

Mr. Rom presented Resolution 2021-08 and read the title.

**On MOTION by Mr. Koffsmon and seconded by Mr. Benamu, with all in favor, Resolution 2021-08, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2021/2022; Providing for the Collection and Enforcement of Special Assessments; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date, was adopted.**

**SIXTH ORDER OF BUSINESS**

**Presentation of Audited Financial Report for Fiscal Year Ended September 30, 2020, Prepared by Grau & Associates**

Mr. Rom presented the Audited Financial Report for the Fiscal Year Ended September 30, 2020 and noted the pertinent information. There were no findings, recommendations, deficiencies on internal control or instances of non-compliance; it was a clean audit.

Discussion ensued regarding the scope of the audit, the Auditors, budget increases, budget amendments and likely uses of the unassigned fund balance.

**SEVENTH ORDER OF BUSINESS**

**Consideration of Resolution 2021-09, Hereby Accepting the Audited Financial Report for the Fiscal Year Ended September 30, 2020**

Mr. Rom presented Resolution 2021-09.

**On MOTION by Mr. Koffsmon and seconded by Mr. Sumbre, with all in favor, Resolution 2021-09, Hereby Accepting the Audited Financial Report for the Fiscal Year Ended September 30, 2020, was adopted.**

**EIGHTH ORDER OF BUSINESS**

**Consideration of Resolution 2021-10, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2021/2022 and Providing for an Effective Date**

Mr. Rom presented Resolution 2021-10.

Discussion ensued regarding the regular meeting schedule, the meeting location and replacing Board Members. Meetings were set for second Tuesday of each month at 5:00 p.m., at the Office Park at California Club, 1031 Ives Dairy Road, Suite 228, Miami, Florida 33179.

**On MOTION by Mr. Litman and seconded by Mr. Benamu, with all in favor, Resolution 2021-10, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2021/2022 and Providing for an Effective Date, was adopted.**

**NINTH ORDER OF BUSINESS**

**Acceptance of Unaudited Financial Statements as of June 30, 2021**

Mr. Rom presented the Unaudited Financial Statements as of June 30, 2021. Benefits of keeping an unassigned fund balance was discussed, along with assigned fund balance, disaster relief, CDD and HOA fees and maintenance repair and replacement responsibilities.

**On MOTION by Mr. Sumbre and seconded by Mr. Benamu, with all in favor, the Unaudited Financial Statements as of June 30, 2021, were accepted.**

**TENTH ORDER OF BUSINESS**

**Approval of April 5, 2021 Regular Meeting Minutes**

Mr. Rom presented the April 5, 2021 Regular Meeting Minutes.

**On MOTION by Mr. Koffsmon and seconded by Mr. Sumbre, with all in favor, the April 5, 2021 Regular Meeting Minutes, as presented, were approved.**

**ELEVENTH ORDER OF BUSINESS**

**Other Business**

There was no other business.

**TWELFTH ORDER OF BUSINESS**

**Staff Reports**

**A. District Counsel: *Billing, Cochran, Lyles, Mauro & Ramsey, P.A.***

Mr. George discussed the contents of the Legislative Memo and stated Board Members could request copies by emailing District Counsel's office.

**B. District Engineer: *Schwebke-Shiskin & Associates, Inc.***

There was no report.

**C. District Manager: *Wrathell, Hunt and Associates, LLC***

- **NEXT MEETING DATE: *September 14, 2021 at 5:00 p.m.***

- **QUORUM CHECK**

Mr. Rom stated that the September meeting would be cancelled and the next meeting would likely be in April 2022.

**THIRTEENTH ORDER OF BUSINESS**

**Supervisors' Requests**

There were no Supervisors' requests.

**FOURTEENTH ORDER OF BUSINESS**

**Public Comments**

There were no public comments.

**FIFTEENTH ORDER OF BUSINESS**

**Adjournment**

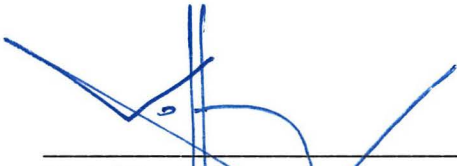
There being no further business to discuss, the meeting adjourned.

**On MOTION by Mr. Litman and seconded by Mr. Benamu, with all in favor, the meeting adjourned at 6:07 p.m.**



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Secretary/Assistant Secretary



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~~Chair/Vice Chair~~  
Asst. Secretary