

SPRING LAKE COMMUNITY DEVELOPMENT DISTRICT

May 29, 2019 Minutes of the Regular Meeting

Minutes of the Regular Meeting

The Regular Meeting of the Board of Supervisors of the Spring Lake Community Development District was held on **Wednesday, May 29, 2019 at 11:30 a.m.** at The Clubhouse at Lucaya Lake, located at 11301 Lake Lucaya Drive Riverview, Florida 33579.

1. CALL TO ORDER/ROLL CALL

Debby Nussel called the Regular Meeting of the Board of Supervisors of the Spring Lake Community Development District to order on **Wednesday, May 29, 2019 at 11:38 a.m.**

Board Members Present and Constituting a Quorum:

Jim Harvey	Chair	
Greg Meath	Supervisor	<i>arrived around 11:48 a.m.</i>
Michelle Gray	Supervisor	
Troy Simpson	Supervisor	
Warren Keipper	Supervisor	

Staff Members Present:

Debby Nussel	District Manager, Meritus	
Jere Earlywine	District Counsel, Hopping Green & Sams, P.A.	<i>via speakerphone</i>
E. Everett Morrow	District Engineer, Landmark Engineering	

There were approximately 17 residents in attendance.

2. AUDIENCE QUESTIONS AND COMMENTS ON AGENDA ITEMS

There were no audience questions or comment on agenda items.

3. BUSINESS ITEMS

A. Consideration of Resolution 2019-01; Canvassing & Certifying the Results from the Landowners Election

Mrs. Nussel reviewed the resolution with the Board.

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MOTION TO:	Approve Resolution 2019-01.
MADE BY:	Supervisor Simpson
SECONDED BY:	Supervisor Harvey
DISCUSSION:	None further
RESULT:	Motion PASSED
	4/0 - Motion Passed Unanimously

B. Consideration of Resolution 2019-02; Designation of Officers

The Board agreed to move this business item down on the agenda.

C. Consideration of Resolution 2019-03; Approving Fiscal Year 2020 Proposed Budget & Setting Public Hearing

Mrs. Nussel reviewed the resolution and budget line items with the Board. The public hearing is set for August 21, 2019 at 11:30 a.m. at the clubhouse.

MOTION TO:	Approve Resolution 2019-03.
MADE BY:	Supervisor Harvey
SECONDED BY:	Supervisor Simpson
DISCUSSION:	None further
RESULT:	Motion PASSED
	4/0 - Motion Passed Unanimously

Greg Meath joined the meeting.
Jere Earlywine joined the meeting via speakerphone.
The Board discussed appointing Greg Meath to the Board.

MOTION TO:	Appoint Greg Meath to the Board in place of David Truxton.
MADE BY:	Supervisor Harvey
SECONDED BY:	Supervisor Simpson
DISCUSSION:	None further
RESULT:	Motion PASSED
	4/0 - Motion Passed Unanimously

79 Mrs. Nussel led Greg Meath in reciting the Oath of Office.

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81 **B. Consideration of Resolution 2019-02; Designation of Officers (cont.)**

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83 The Board discussed the resolution and agreed to leave Supervisor Harvey as the Chair and have
84 Supervisor Meath as the Vice Chair.

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86	MOTION TO:	Approve Resolution 2019-02 with Supervisor Harvey
87		as Chair and Supervisor Meath as Vice Chair.
88	MADE BY:	Supervisor Harvey
89	SECONDED BY:	Supervisor Keipper
90	DISCUSSION:	None further
91	RESULT:	Motion PASSED
92		5/0 - Motion Passed Unanimously

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94 **D. Annual Disclosure of Qualified Electors**

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96 Mrs. Nussel announced that Spring Lake CDD had 812 qualified electors as of April 15, 2019.

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98 **E. Discussion on Landscaping Proposals**

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- i. **Brightview**
- 100 ii. **Down to Earth**
- 101 iii. **LMP**
- 102 iv. **SSLM**

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104 The Board reviewed the landscaping proposals. Barry Bedrosian from the Advisory Committee
105 recapped their meeting with the top two bidders, LMP and BrightView.

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107	MOTION TO:	Accept the BrightView proposal and approve the
108		contract with review by Counsel and the Chair.
109	MADE BY:	Supervisor Meath
110	SECONDED BY:	Supervisor Keipper
111	DISCUSSION:	None further
112	RESULT:	Motion PASSED
113		5/0 - Motion Passed Unanimously

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115 **F. Acceptance of Financial Report for Fiscal Year Ended September 30, 2018**

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117 The Board reviewed the audit.

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MOTION TO:	Approve the Financial Report for Fiscal Year Ended September 30, 2018.
MADE BY:	Supervisor Harvey
SECONDED BY:	Supervisor Simpson
DISCUSSION:	None further
RESULT:	Motion PASSED 5/0 - Motion Passed Unanimously

5. CONSENT AGENDA

- A. Consideration of Minutes of the Board of Supervisors Meeting August 7, 2018**
- B. Consideration of Minutes of the Landowners Election Meeting November 6, 2018**
- C. Consideration of Operations and Maintenance Expenditures July - Sep. 2018**
- D. Consideration of Operations and Maintenance Expenditures October 2018**
- E. Consideration of Operations and Maintenance Expenditures November 2018**
- F. Consideration of Operations and Maintenance Expenditures December 2018**
- G. Consideration of Operations and Maintenance Expenditures January 2019**
- H. Consideration of Operations and Maintenance Expenditures February 2019**
- I. Consideration of Operations and Maintenance Expenditures March 2019**
- J. Consideration of Operations and Maintenance Expenditures April 2019**
- K. Review of Financial Statements Month Ending April 30, 2019**

The Board reviewed the Consent Agenda items.

MOTION TO:	Approve the Consent Agenda.
MADE BY:	Supervisor Harvey
SECONDED BY:	Supervisor Gray
DISCUSSION:	None further
RESULT:	Motion PASSED 5/0 - Motion Passed Unanimously

6. STAFF REPORTS

- A. District Counsel**
- B. District Engineer**
- C. District Manager**
 - i. Field Inspection Reports**

Mrs. Nussel reviewed the management report with the Board.

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161 **7. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS**
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163 Residents commented about the Ryan Homes sign on the park side of the playground, park
164 lights, storm drains on the dock side, irrigation plans and construction drawings for the HOA and
165 CDD, and the Ryan Homes sign blocking the view at the main entrance.
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168 **8. ADJOURNMENT**
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MOTION TO:	Adjourn.
MADE BY:	Supervisor Harvey
SECONDED BY:	Supervisor Simpson
DISCUSSION:	None further
RESULT:	Motion PASSED
	5/0 - Motion Passed Unanimously

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178 *These minutes were done in summary format.

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

183
184 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed
185 meeting held on 8-21-19.

186 [Signature]

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188 Signature

189 Debby Nussel

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191 Printed Name

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193 Title:

- 194 Secretary
195 Assistant Secretary

[Signature]

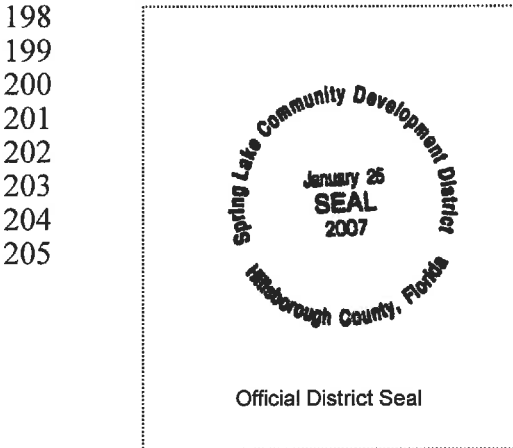
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197 Signature

198 Jim Harvey

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200 Printed Name

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202 Title:

- 203 Chairman
204 Vice Chairman



Recorded by Records Administrator

[Signature]

Signature

8/23/19

Date