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3 **MINUTES OF MEETING**
4 **PARK CREEK**
5 **COMMUNITY DEVELOPMENT DISTRICT**

6 The Regular Meeting of the Board of Supervisors of the Park Creek Community Development
7 District was held on Tuesday, August 8, 2017 at 6:30 p.m. at the Panther Trace II Clubhouse, 11518
8 Newgate Crest Drive, Riverview, Florida.

9 **FIRST ORDER OF BUSINESS – Roll Call**

10 Mr. Cusmano called the meeting to order.

11 Present and establishing a quorum were:

12 Mike Lawson	Board Supervisor, Chairman
13 Doug Draper	Board Supervisor, Vice Chairman
14 Lori Price	Board Supervisor, Assistant Secretary

15 Also present were:

16 Paul Cusmano	District Manager
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18 **SECOND ORDER OF BUSINESS – Audience Comments**

19 Mr. Cusmano asked that any comments be held until the Budget discussion.

20 **THIRD ORDER OF BUSINESS – Consent Agenda**

21 **A. Approval of the Minutes of July 11, 2017 Meeting**

22 **B. Acceptance of the June 2017 Unaudited Financial Statements**

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24 On a MOTION by Mr. Lawson, SECONDED by Mr. Draper, WITH ALL IN FAVOR, the Board
25 approved **Items A & B** for the Park Creek Community Development District.

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27 **FOURTH ORDER OF BUSINESS – Business Matters**

28 **A. Fiscal Year 2017-2018 Budget Public Hearing**

29 **1. Open Public Hearing**

30 Mr. Cusmano requested a motion to open the Public Hearing.

31 On a MOTION by Mr. Lawson, SECONDED by Ms. Price, WITH ALL IN FAVOR, the Board opened
32 the Public Hearing for the Park Creek Community Development District.

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34 **2. Presentation of Proposed FY 2017-2018 Budget**

35 Mr. Cusmano presented proposed FY 2017-2018 Budget and asked for comments or questions.

36 **3. Public Comments**

37 Resident had a question about the Christmas decorating.

38 Resident had a question on the landscaping.

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40 **4. Close Public Hearing**

41 Mr. Cusmano requested a motion to close Public Hearing.

42 On a MOTION by Mr. Lawson, SECONDED by Mr. Draper, WITH ALL IN FAVOR, the Board closed
43 the Public Hearing for the Park Creek Community Development District.

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45 **B. Consideration and Approval of Resolution 2017-08**
46 **Annual Appropriations & Adoption of Budget**

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48 Mr. Cusmano presented the Resolution 2017-08 Annual Appropriations & Adoption of Budget
49 and asked for comments or questions.

50 On a MOTION by Mr. Lawson, SECONDED by Ms. Price, WITH ALL IN FAVOR, the Board adopted
51 Resolution **2017-08** Annual Appropriations & Adoption of Budget, subject to any refinements, for the
52 Park Creek Community Development District.

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54 **C. Consideration and Approval of Resolution 2017-09 O&M Assessments**

55 Mr. Cusmano presented Resolution 2017-09 O&M Assessments and asked for comments or
56 questions.

57 On a MOTION by Mr. Lawson, SECONDED by Mr. Draper, WITH ALL IN FAVOR, the Board adopted
58 Resolution **2017-09** O&M Assessments for the Park Creek Community Development District.

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60 **D. Budget Funding Agreement**

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62 Mr. Cusmano presented Budget Funding Agreement and asked for comments or questions.

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64 On a MOTION by Mr. Lawson, SECONDED by Ms. Price, WITH ALL IN FAVOR, the Board approved
65 Budget Funding Agreement, subject to final discussions with the Developer, for the Park Creek
66 Community Development District.

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68 **E. Additional Matters**

69 **1. All American Contract Update**

70 **2. Yellowstone Pricing Breakdown**

71 **a. Amenity Center**

72 **b. Common Areas**

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74 Mr. Cusmano gave an overview of the landscaping vendors, and recommended All
75 American as landscaper for the community.

76 On a MOTION by Mr. Lawson, SECONDED by Mr. Draper, WITH ALL IN FAVOR, the Board
77 approved to keep All American as Landscaper for the Park Creek Community Development District.

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

82 **A. Manager**

83 **1. Aquatic Systems Report**

84 **2. Soccer Shots**

85 Chris Crane from Soccer Shots gave an overview of the program.

86 **B. Attorney**

87 There being none, the next item followed.

88 **C. Engineer**

89 There being none, next item followed.

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

91 Resident requested more regulation for residents parking in pool area parking lot and signage for
92 pool area.

93 Resident asked if any other amenities would be added to the community.

94 Resident commented about the dog waste bins being moved and not notifying the vendor about it.

95 **NINTH ORDER OF BUSINESS – Supervisor Requests**

96 There being none, next item followed.

97 **TENTH ORDER OF BUSINESS – Adjournment**

98 On a MOTION by Mr. Lawson, SECONDED by Ms. Price, WITH ALL IN FAVOR, the Board
99 adjourned the meeting for the Park Creek Community Development District.

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

104 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed**
105 **meeting held on 8-3-17.**

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Signature

Signature

Printed Name

Printed Name

Title: Secretary Assistant Secretary

Title: Chairman Vice Chairman