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**MINUTES OF MEETING
STONEBRIER
COMMUNITY DEVELOPMENT DISTRICT**

The Regular Meeting of the Board of Supervisors of the Stonebrier Community Development District was held on Thursday, September 11, 2014 at 9:00 a.m. at the Pulte Homes, 3810 Northdale Boulevard, Suite 270, Tampa, Florida.

FIRST ORDER OF BUSINESS – Roll Call

Mr. St. Denis called the meeting to order.

Present and constituting a quorum were:

Carlos Gregory	Chairman
Chris Fisher	Assistant Secretary
Analina Medina	Assistant Secretary
Avelino Vide	Assistant Secretary

Also present were:

Bruce St. Denis	District Manager
Tucker Mackie	District Counsel (via telephone)
Patricia Comings-Thibault	District Accountant
Sandy Oram	DPFG (via telephone)
Tony Smith	American Ecosystems
Jon Souers	Austin Outdoor
Michelle Rairigh	Austin Outdoor
Byan Mahar	Austin Outdoor

Mr. St. Denis established a quorum of the Board was present.

SECOND ORDER OF BUSINESS – Audience Comments on Agenda Items

There being none, the next item followed.

THIRD ORDER OF BUSINESS – Organizational Items

A. Compensation of Ms. Medina

Mr. St. Denis stated that Ms. Medina was entitled to \$200 per meeting. It was her choice to accept or waive compensation.

Ms. Medina accepted compensation.

B. Resolution 2014-13, Election of Officers

Mr. St. Denis stated that the only modification would be the addition of Ms. Medina as Assistant Secretary.

1 On MOTION by Mr. Gregory, SECONDED by Mr. Fisher, WITH ALL IN FAVOR, the Board adopted
2 Resolution 2014-13, Election of Officers Chairman Carlos Gregory; Secretary Bruce St. Denis; Patricia
3 Comings-Thibault Treasurer; Bruce St. Denis and Maik Aagaard Assistant Treasurer; Jean Rugg, Carolyn
4 Stewart, Patricia Comings-Thibault, Avelino Vide & Analina Medina; Assistant Secretaries.

5
6 C. **Status of Seat #4 –**

7 Mr. St. Denis stated that Mr. Cornelus ran unopposed and will be elected as of 11/18/2014 to a
8 4-year term.

9 Mr. Cornelus shared his background in city planning and engineering with the Board.

10
11 **FOURTH ORDER OF BUSINESS – Vendor Reports**

12 **A. Landscape - Jon Souers – Client Relations**

13 Mr. Souers distributed a map to the Board and stated that all normal responsibilities will continue.
14 Irrigation will be checked twice a week, to avoid any further issues. The trimming for the palms and oaks
15 were scheduled.

16 Mr. Gregory requested an amendment to the contract. He requested that Austin Outdoor perform
17 periodic elevation maintenance and pruning of trees, if below the 12 feet, in addition to the once a year
18 maintenance.

19 Mr. Souers accepted this request. Mr. Souers stated that mulch will be done in November and the
20 annual rotation was scheduled for the Monday following the meeting.

21 Ms. Medina inquired about the red plants near Water Bridge. They were dying, and she was
22 uncertain of the cause.

23 Mr. Souers will follow-up on the issue.

24 The Board wanted clarification on a map Ms. Medina obtained from the county. It was different
25 from HOA and CDD maps.

26 Ms. Oram was instructed to send electronic copy of the map to Ms. Mackie and District Engineer
27 Tim Plate.

28 Ms. Oram and Ms. Mackie will work with Mr. Plate to resolve discrepancies.

29 Ms. Media inquired about Sunlake Blvd before the bridge. She wanted to know if the area was
30 owned by the CDD or if there was an agreement with the county for the CDD to take responsibility.

31 Ms. Mackie will follow-up on the issue to see if there is an active license and maintenance
32 agreement with the County for that particular area.

33 Mr. Souers stated that irrigation and insect damage was \$2,400 in the refined proposal. There was
34 irrigation failure and multiple wells were down simultaneously.

35 Mr. Gregory insisted that Austin Outdoors cover the cost due to the fact that maintenance
36 responsibilities had been neglected.

1 Mr. Souers agreed for Austin Outdoors to address the issues and absorb all costs. Austin
2 Outdoors requested an isolation valve, but did not know the schematics.

3 Mr. Gregory requested that Ms. Mackie work with Mr. Plate and district staff to see who did the
4 irrigation install and whether as built's exist.

5 Mr. Fisher stated that there was a resident whose backyard had a portion of fencing without any
6 landscaping. There was only one section without it.

7 Mr. Gregory stated that Pulte will pay for the landscaping, independent of the CDD.

8

9 **B. Aquatics - Tony Smith**

10 Mr. Smith distributed and presented the aquatics report. The ponds were in good condition, but
11 had algae blooms and water fluctuations, typical for this time of year.

12 Ms. Comings-Thibault requested a trend analysis, to see month to month progression of ponds.

13 Ms. Medina inquired about the potential blow out in the entrance.

14 Mr. Smith elaborated on this topic. There was a blow out in a berm which caused a connection
15 between the canal and the first large pond on the left. He was uncertain if the connection was by accident
16 or decision. The pond was getting feed from the canal, such as water lettuce and duckweed.

17 Ms. Medina stated that she would inquire about the blow out when she speaks to Mr. Richardson
18 about the conservation area.

19 Mr. Gregory inquired about pond 28 and 32.

20 Mr. Smith stated that the water level in the ponds was unusually low and that there may be
21 leaching.

22 Mr. Gregory requested that Mr. Smith update his map to match the SFWMD numbered map.

23 Ms. Comings-Thibault stated that she will send Mr. Smith a meeting schedule.

24

25 **FIFTH ORDER OF BUSINESS – Administrative Matters**

26 **A. Approval of Minutes of August 14, 2014 Meeting**

27 Mr. St. Denis presented the minutes of the August 14, 2014 meeting, and requested an additions,
28 deletions or revisions.

29 There not being any,
30

31

32 On MOTION by Mr. Fisher, SECONDED by Mr. Gregory, WITH ALL IN FAVOR, the Board approved
33 the minutes of the August 14, 2014 meeting.

34

35 **B. Acceptance of July 2014 Financial Statements**

36 Ms. Comings-Thibault presented the Financial Statements ending July 31, 2014. There was an
unassigned fund balance of \$571,906, due to transfers of \$150,000 to a money market and \$100,000 to a

1 2 year CD; this will be reflected on next month's statements. All expenditures were recurring, except a
2 payment to Digital Assurance Certification of \$1,500. There are no funds in the capital project fund.

3 Mr. Gregory inquired about the line item for Revenue Special Assessments.

4 Ms. Comings-Thibault stated that it was the off-roll amount in the originally adopted budget. All
5 were now on-roll.

6
7 On MOTION by Mr. Vide, SECONDED by Ms. Medina, WITH ALL IN FAVOR, the Board accepted
8 the July 2014 Financial Statements.

9
10 **SIXTH ORDER OF BUSINESS – Business Matters**

11 **A. Acceptance of Meeting Dates for FY 2014-2015**

12 -Advertisement deadline 9/24

13 Mr. Gregory requested to change the CDD meeting time to 9:15 a.m.

14
15 On MOTION by Mr. Fisher, SECONDED by Mr. Vide, WITH ALL IN FAVOR, the Board accepted
16 meeting dates for FY 2014-2015 on the second Thursday of the month at Pulte Homes offices at 9:15 am,
17 as amended.

18
19 **B. Acceptance of 8-14-2014 Arbitrage Report for Series 2006 Bonds**

20 Mr. St. Denis stated that the purpose of the Arbitrage Report was to ensure that the District was
21 not making more in interest than was being paid.

22
23 On MOTION by Mr. Gregory, SECONDED by Mr. Fisher, WITH ALL IN FAVOR, the Board accepted
24 the August 14, 2014 Arbitrage Report for Series 2006 Bonds.

25
26 **C. Austin Outdoor Proposal – Sod Replacement along County Line Road**

27 This item was discussed earlier.

28
29 **D. Additional Items**

30 There being none, the next item followed.

31
32 **SEVENTH ORDER OF BUSINESS – Staff Reports**

33 **A. Manager**

34 There being none, the next item followed.

35
36 **B. Attorney**

37 Ms. Mackie reminded the Board that Seat #5 was vacant as of November 18, 2014. The
38 appointment of a qualified elector by the Board was required.

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40 **C. Engineer**

41 There being none, the next item followed.

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43 **EIGHTH ORDER OF BUSINESS – Audience Comments**

44 There being none, the next item followed.

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NINTH ORDER OF BUSINESS – Supervisor Requests

Mr. Gregory requested District Management to track landscape requests.

Mr. St. Denis accepted the request. He stated that all will be listed and that a checklist will be placed on the agenda.

Ms. Medina requested that tree service was added to the calendar. She stated that they are working with the HOA to put up no trespassing signs. She will send Ms. Oram the map.

Ms. Oram stated that she will have all materials for next meeting to present to the Board, regarding the signs.

Mr. Souers inquired about the tree trimming.

Mr. St. Denis stated that DPGF will work with counsel on addendum to the landscape contract.

TENTH ORDER OF BUSINESS – Adjournment

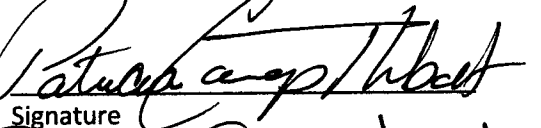
There being no further business,

On MOTION by Mr. Gregory, SECONDED by Mr. Fisher, WITH ALL IN FAVOR, the Board adjourned the meeting.

**These minutes were prepared in summary format.*

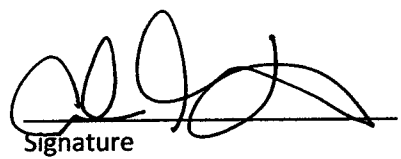
**Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.*

Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on 11/13/14.


Signature

Patricia Louigs Thibault
Printed Name

Title:
 Secretary
 Assistant Secretary


Signature

Charles Gibson
Printed Name

Title:
 Chairman
 Vice Chairman