

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that 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.

FISHHAWK RANCH COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of Fishhawk Ranch Community Development District was held on **Tuesday, September 17, 2019 at 6:30 p.m.** at the Palmetto Club located at 17004 Dorman Road, Lithia, Florida 33547.

Present and constituting a quorum were:

Terrie Morrison	Board Supervisor, Chairperson (via conf. call)
Robert Kneusel	Board Supervisor, Vice Chairman
Ruth Brown	Board Supervisor, Assistant Secretary
Tom Avino	Board Supervisor, Assistant Secretary
Kerri McDougald	Board Supervisor, Assistant Secretary (joined the meeting at 6:33 p.m.)

Also present were:

Eric Dailey	Director, Rizzetta & Company, Inc.
Biff Craine	District Counsel, Pettitt Worrell Rocha Sheppard
Stephen Brletic	District Engineer, JMT
John Toborg	Senior Field Services Manager, Rizzetta & Company, Inc.
Holly Quigley	Community Director
Andrew Sanderson	Tennis Center Liaison

Audience

Present

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

Mr. Dailey called the meeting to order and conducted roll call, confirming that a quorum was present.

SECOND ORDER OF BUSINESS

Public Comment

Mr. Pat Reilly & Ms. Chelsea Pellegno addressed the Board regarding an incident at the Osprey Club involving Mr. Frances (check my spelling of his first name) Bragg. The Board directed District Staff to review the incident and if required take appropriate action within the Rules and Rates for Amenity Facilities.

THIRD ORDER OF BUSINESS

Staff Reports

A. Community Manager

Ms. Quigley presented the operations report to the Board. Ms. Quigley stated the additional security approved for Park Square this summer made a significant difference in reducing acts of vandalism and overall rules violations. Ms. Quigley asked the Board to add security services year round for Park Square with Signal 88.

On a Motion by Ms. McDougald, seconded by Mr. Kneusel, with all in favor, the Board approved to add Park Square security with Signal 88 for one (1) year effective October 1, 2019 and to review quarterly, for Fishhawk Ranch Community Development District.

Ms. Quigley stated the Aquatic Club vault for the Lagoon Pool has cracked and requested the District Engineer to inspect.

Ms. Quigley stated the Starling water park panels are being shipped and should arrive 10-12 days, until then the park will remain closed.

Ms. Quigley presented the vandalism report to the Board.

B. Landscape Inspection Report

Mr. Toborg reviewed his report with the Board and stated the Aquatic Club Bougainvillea needs work. Mr. Toborg will work with CLM to find a suitable plant for deep shade to go under the Palmetto Club oak trees.

Mr. Toborg also presented a list of outstanding CLM proposals.

On a Motion by Ms. McDougald, seconded by Ms. Brown, with all in favor, the Board approved CLM proposals #66 and #67 for plantings outside of Fishhawk Ridge in the amount of \$1,880.00, for Fishhawk Ranch Community Development District.

C. Irrigation Inspection Report

The Board reviewed the irrigation report. The purple tubing under the trees in Trail Head park has been removed.

D. Pond Inspection Report

The Board reviewed the pond report.

Ms. Brown handed out a summary of findings dated September 17, 2019, detailing possible community education and programs on the ponds and information on nanobubbles and aeration.

E. Tennis Report

Mr. Sanderson presented his report to the Board.

F. District Engineer

Mr. Brletic discussed Pond 4 with the Board and requested authorization to meet with SWFWMD on their permitting process.

On a Motion by Ms. McDougald, seconded by Mr. Kneusel, with all in favor, the Board authorized the District Engineer and Ms. Quigley to meet with SWFWMD about the permitting process for Pond #4, for Fishhawk Ranch Community Development District.

Mr. Brletic reviewed the Fishhawk Ranch Tennis Club drainage issue and plans to correct.

Mr. Brletic stated the Public Facilities Report will be presented at the October 1, 2019 CDD meeting.

Mr. Brletic is also working on the upcoming SWFWMD permits inspections; obtaining survey materials for GeoPoint, Boardwalk repair with the Operation & Maintenance staff, and he will have a design proposal for the TECO trail repair at the October 22, 2019 meeting. Mr. Brletic noted it would be best to complete this repair for the TECO trail during Spring Break 2020 so it can be shut down for the week.

On a Motion by Ms. Brown, seconded by Ms. McDougald, with all in favor, the Board approved the JMT survey proposal for the TECO Trail in the amount of \$9,730.00, for Fishhawk Ranch Community Development District.

G. District Counsel

Mr. Craine stated the Park Square Social agreement has been executed. Mr. Craine is working with the Developer's Counsel regarding the tortoise habitat responsibility being transferred to ELAPP.

Mr. Crane stated the Disclosure of Public Finance will be ready for the October 1, 2019 CDD meeting. Mr. Craine noted that the agreement with Mr. Sanderson is ready for execution.

H. District Manager

Mr. Dailey reminded the Board that the next meeting will be October 1, 2019 at 6:30 p.m. at the Palmetto Clubhouse.

Mr. Dailey handled out the draft project list for the Board's review and comments.

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Mr. Dailey provided an update on the sales tax collection with Puff N' Stuff and reviewed the action item list with the Board.

On a Motion by Ms. Brown, seconded by Ms. McDougald, with all in favor, the Board approved for District Counsel to work with Puff N' Stuff to recoup the sales tax paid by the CDD for the past 3 years, for Fishhawk Ranch Community Development District.

Mr. Dailey discussed the need to direct resident operation and maintenance calls to the Resident Services Office at the Osprey Club.

FOURTH ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors' Regular Meeting held on August 6, 2019

On a Motion by Mr. Avino, seconded by Ms. Brown, with all in favor, the Board approved the Minutes of the Board of Supervisors' Regular Meeting held on August 6, 2019, as presented, for Fishhawk Ranch Community Development District.

FIFTH ORDER OF BUSINESS

Consideration of Operation & Maintenance Expenditures for August 2019

On a Motion by Ms. McDougald, seconded by Mr. Avino, with all in favor, the Board ratified the August 2019 Operation & Maintenance Expenditures (\$394,544.40), for Fishhawk Ranch Community Development District.

SIXTH ORDER OF BUSINESS

Consideration of Operation & Maintenance Expenditures for Palmetto Club August 2019

On a Motion by Mr. Avino, seconded by Ms. Brown, with all in favor, the Board ratified the Palmetto Club August 2019 Operation & Maintenance Expenditures (\$4,549.24), for Fishhawk Ranch Community Development District.

SEVENTH ORDER OF BUSINESS

Consideration of Operation & Maintenance Expenditures for Tennis Club August 2019

On a Motion by Ms. McDougald, seconded by Mr. Avino, with all in favor, the Board ratified the Tennis Club August 2019 Operation & Maintenance Expenditures (\$4,055.69), for Fishhawk Ranch Community Development District.

EIGHTH ORDER OF BUSINESS

**Consideration of Operation &
Maintenance Assessment
Methodology Report**

Mr. Dailey reviewed the report and noted this is the same Operations and Maintenance methodology used by the District currently. It was put into a report form per the merger agreement with Rizzetta & Company, Inc.

On a Motion Ms. McDougald, seconded by Ms. Brown, with all in favor, the Board approved the Operation & Maintenance Assessment Methodology Report, as presented, for Fishhawk Ranch Community Development District.

NINTH ORDER OF BUSINESS

**Consideration of Garden District
Alleyway Maintenance and Access
Agreement**

Mr. Dailey presented the agreement and will send it to the HOA as approved by the Board. Ms. Brown noted some corrections on the exhibit that needed to be removed.

On a Motion by Ms. McDougald, seconded by Mr. Kneusel, with all in favor, the Board approved the Garden District Alleyway Maintenance and Access Agreement subject to changes on Exhibit A as discussed, for Fishhawk Ranch Community Development District.

TENTH ORDER OF BUSINESS

**Discussion of Lease Agreement for
Fishhawk Ranch HOA for Osprey Club**

Ms. Morrison reviewed the need for a lease with the Fishhawk Ranch HOA at the Osprey Club. The Board directed Mr. Craine to draft a lease for review.

ELEVENTH ORDER OF BUSINESS

**Consideration of Request from Valrico
Fishhawk Chamber of Commerce**

On a Motion by Ms. McDougald, seconded by Ms. Brown, with all in favor, the Board approved the Fishhawk Chamber of Commerce Shop Local Event request for November 16, 2019 for Park Square from 9:00 a.m. to 2:00 p.m. with a 7:30 a.m. set-up, for Fishhawk Ranch Community Development District.

TWELFTH ORDER OF BUSINESS

**Consideration of Fiscal Year 2019-2020
Insurance**

Mr. Dailey presented the insurance proposal from EGIS for Fiscal Year 2019-2020 for a total of \$86,961.00. Ms. McDougald had some questions about coverage and the Board authorized her to review the coverage and schedule values with EGIS.

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On a Motion by Mr. Avino, seconded by Ms. McDougald, with all in favor, the Board approved the EGIS proposal in the amount of \$86,961.00, for Fishhawk Ranch Community Development District.

THIRTEENTH ORDER OF BUSINESS

**Consideration of Resolution 2019-36;
Setting Meeting Dates, Times and
Location**

Mr. Dailey reviewed the revised meeting schedule for Fiscal year 2019-2020 stating that there were conflicts with the Palmetto Club for some dates previously adopted. The Board decided to have three of the meetings at the Fishhawk Ranch Tennis Club

On a Motion by Ms. McDougald, seconded by Ms. Brown, with all in favor, the Board adopted Resolution 2019-36; Setting Meeting Dates, Times and Location, for Fishhawk Ranch Community Development District.

FOURTEENTH ORDER OF BUSINESS

Supervisor Requests

Ms. Brown stated that TECO is looking at replacing all the streetlights in 3 years, and requested staff request the rate schedule for the common lights and see if there is a cheaper alternative.

FIFTEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Kneusel, seconded by Ms. Brown, with all in favor, the Board adjourned the meeting at 9:25 p.m., for Fishhawk Ranch Community Development District.



Secretary/Assistant Secretary



Chairman/ Vice Chairman