MINUTES OF MEETING 1 2 Each person who decides to appeal any decision made by the Board with respect to any 3 matter considered at the meeting is advised that the person may need to ensure that a 4 verbatim record of the proceedings is made, including the testimony and evidence upon 5 which such appeal is to be based. 6 7 FISHHAWK RANCH COMMUNITY DEVELOPMENT DISTRICT 8 9 10 The regular meeting of the Board of Supervisors of Fishhawk Ranch Community Development District was held on **Tuesday**, **January 19**, **2021 at 6:31 p.m.** at the Palmetto 11 Club located at 17004 Dorman Road, Lithia, Florida 33547. 12 13 Present and constituting a quorum were: 14 15 Robert Kneusel* **Board Supervisor, Chairman** 16 Thomas Avino **Board Supervisor, Vice Chairman** 17 **Board Supervisor, Assistant Secretary** Kerri McDougald 18 Terrie Morrison **Board Supervisor, Assistant Secretary** 19 Dawn Turner **Board Supervisor, Assistant Secretary** 20 21 22 Also present were: 23 Eric Dailey District Manager, Halifax Solutions, LLC. 24 Biff Craine District Counsel, Brooks, Sheppard, Rocha, PLLC 25 Stephen Brletic District Engineer, Johnson, Mirmiran, Thompson 26 Community Director, Fishhawk Ranch CDD Holly Quialey 27 Don Cameron **O&M Supervisor, Fishhawk Ranch CDD** 28 Andrew Sanderson* **Tennis Club Contract Administrator** 29 Vivek Babbar **Straley Robin Vericker** 30 Andy Cohen Persson, Cohen & Mooney, P.A. 31 Jennifer Kilinski Hopping, Green & Sams, P.A. 32 Michael Eckert Hopping, Green & Sams, P.A. 33 34 Note (*) - Attended via conference call. 35 36 Audience Present 37 38 FIRST ORDER OF BUSINESS Call to Order and Roll Call 39 40 Mr. Dailey called the meeting to order and conducted roll call, confirming that a 41 42 quorum was present. 43

SECOND ORDER OF BUSINESS

Supervisor Compensation

Mr. Dailey then asked Ms. McDougald if she would like to waive or accept compensation of \$200.00 per meeting up to \$4,800.00 per year. Ms. McDougald agreed to accept compensation.

THIRD ORDER OF BUSINESS

Audience Comments

Audience was present but no comments.

FOURTH ORDER OF BUSINESS

Consideration of Resignation of District Counsel

Mr. Dailey reviewed the email from Mr. Craine regarding his resignation effective January 31, 2021. The Board presented Mr. Craine with a plaque for his years of dedicated service to the Board and community. Various Supervisors made comments and thanked him for his years of service.

On a Motion by Ms. Turner, seconded by Ms. McDougald, with all in favor, the Board accepted Mr. Craine's resignation as District Counsel effective January 31, 2021, for Fishhawk Ranch Community Development District.

FIFTH ORDER OF BUSINESS

Consideration of Proposals for District Counsel Services

Mr. Dailey let the Board know that Mr. Clark with Clark & Albaugh withdrew his proposal due to the distance from his office to the District. Mr. Dailey stated the proposers will each have fifteen minutes to present in alphabetical order by firm name Hopping, Green & Sams, then Perrson, Cohen and Mooney and finally Straley Robin Vericker. Each proposer made a presentation to the Board and then answered questions.

The Board discussed the presentations and considered the firm's experience, location and fees.

SIXTHTH ORDER OF BUSINESS

Consideration of Resolution 2021-02, Appointing District Counsel

Mr. Dailey presented Resolution 2021-02, Appointing District Counsel.

On a Motion by Ms. McDougald, seconded by Ms. Turner, with all in favor, the Board appointed Straley Robin Vericker as District Counsel effective February 1, 2021, for Fishhawk Ranch Community Development District.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. District Engineer

Mr. Brletic reviewed his report for the Board. Mr. Brletic then reviewed the proposals sent under separate cover for the pond erosion repairs. The District received proposals from Finn Outdoor, Griffin Civil and Crosscreek Environmental (See Exhibit A).

On a Motion by Ms. Morrison, seconded by Ms. McDougald, with all in favor, the Board approved the proposal from Crosscreek Environmental for \$111,677.00 plus the alternative add-on for \$24,970.00 for a total of \$136,647.00, for Fishhawk Ranch Community Development District.

Mr. Brletic reviewed the proposals sent under separate cover for the Palmetto Club Roof Repairs. The District received proposals from Beatty Construction, RSC Construction & Painting and Ryman Construction (See Exhibit A). The Board discussed in depth the proposals, timeline, options for repairs, Puff N' Stuff schedule, and review by the insurance adjuster. The Board decided to not take any action on the proposals at this time and directed Mr. Brletic to come back with more options as discussed and to provide an update from the insurance adjuster on the claim with a scope of service required for the repair. Mr. Avino asked the Board to bring back ideas for what they would want to see the Palmetto Club used for in the community.

B. Tennis Club Report

Mr. Sanderson reviewed the Tennis Club report with the Board. Mr. Sanderson provided an update on the staff that tested positive for COVID-19 and what steps were taken to by the Tennis Connection to properly address it. Mr. Craine reminded the Board that HIPPA laws do apply regarding this discussion on individual staff. Mr. Dailey stated Egis the District's insurance carrier was made aware.

C. Community Director

Ms. Quigley stated One Blood would like to come back and hold another drive at the Starling Club on March 6, 2021.

On a Motion by Ms. Turner, seconded by Mr. Avino, with all in favor, the Board approved the One Blood drive at the Starling Clubhouse for March 6, 2021, for Fishhawk Ranch Community Development District.

FISHHAWK RANCH COMMUNITY DEVELOPMENT DISTRICT January 19, 2021 - Minutes of Meeting Page 4

Ms. Quigley updated the Board that the sidewalk for the Hawk Park clubhouse is

135

179

136 137 138	ready to be installed and it will start on February 1, 2021 and take five days. She stated they will need to close the clubhouse and pool during this time. The Board asked she provided ample notice to the residents.				
139 140 141 142 143	Ms. Quigley also updated the Board that she reviewed the services and removed unnecessary ones from the Spectrum account on all the clubhouses and facilities. She stated this would increase internet speed and save roughly \$300.00 per month.				
144 145 146 147	Mr. Avino asked about security issues in Starling. Ms. Quigley stated she would follow up with Signal 88 and FHP to monitor.				
148 149	D. District Counsel				
150 151 152	Mr. Craine reviewed the action item list and updated the Board on various outstanding issues. He stated he will work with Mr. Babbar to wrap up any issues remaining at the end of the month as they transition over.				
153 154	G. District Manager				
155 156 157 158	Mr. Dailey reminded the Board that the next regular CDD Board meeting is set for February 16, 2021 at 6:30 p.m. at the Palmetto Club and that they will have two meeting in March.				
159 160 161	Mr. Dailey reviewed the Action Item list with the Board.				
162 163 164	EIGHTH ORDER OF BUSINESS Consent Agenda Items/Business Administration				
165 166 167 168	Mr. Dailey asked if the Board had any questions regarding the consent ageitems. The Board had no questions or comments.	∍nda			
169 170 171	On a Motion by Ms. Morrison, seconded by Ms. Turner, with all in favor, the B approved the consent agenda items, for Fishhawk Ranch Community Developr District.				
172 173 174	NINTH ORDER OF BUSINESS Consideration of Employee Handb				
175 176 177	Mr. Dailey as if the Board had any comments from their review. The Board ha comments.	d no			
178	On a Motion by Ms. Morrison seconded by Ms. Turner, with all in favor, the Board appro	oved			

the Employee Handbook, for Fishhawk Ranch Community Development District.

TENTH ORDER OF BUSINESS

Consideration of Cushion Solutions Proposal

On a Motion by Ms. Turner, seconded by Ms. Morrison, with all in favor, the Board approved the proposal from Cushion Solutions for \$6,560.00, for Fishhawk Ranch Community Development District.

ELEVENTH ORDER OF BUSINESS

Consideration of Request of Waiver of Facility Rental Fees

Ms. Quigley presented the request for the waiver of facility rental fees by the OWLS for use of the Osprey Club Gathering Room.

On a Motion by Ms. McDougald, seconded by Ms. Turner, with all in favor, the Board approved the request of waiver of facility rental fees for the OWLS, for Fishhawk Ranch Community Development District subject to specific COVID-19-related occupancy limits and cleaning requirements during the pandemic period.

TWELFTH ORDER OF BUSINESS

Supervisors Requests

Ms. McDougald welcomed Mr. Babbar to the District and wished Mr. Craine well in retirement.

Ms. Morrison stated we need to all work to move the meeting faster by asking questions to staff outside of meeting when possible.

Ms. Turner also welcomed Mr. Babbar and thanked Mr. Craine again for his service.

Mr. Kneusel updated the Board that he has spoken with the HOA and they are willing to turn events over to the District if the District so approves. He also stated they will continue to hold off bringing back the previous Event Coordinator until they know the District's decision.

THIRTEENTH ORDER OF BUSINESS Adjournment

FISHHAWK RANCH COMMUNITY DEVELOPMENT DISTRICT January 19, 2021 - Minutes of Meeting Page 6

On a Motion by Mr. Avino, seconded by Ms. Turner, with all in favor, the Board adjourned the meeting at 9:51 p.m., for Fishhawk Ranch Community Development District. Chairman/ Vice Chairman Secretary/Assistant Secretary

Exhibit A

Pond Repair Projects	Finn Outdoor	Griffin Civil	Crosscreek Environmental
Price	\$111,150 (\$45,000 extra if alternative selected)	\$166,130.03 (\$44,131 extra if alternative selected)	\$111,677 (\$24,970 extra if alternative selected)
Warranty	2 year labor & materials (excluding sod)	1 year labor & materials	5 year labor & materials
Schedule	6 weeks (Start April 15th)	45 days	6 weeks (5 weeks lead time)
Payment terms	33% down, 33% when fill installed, 34% upon completion	25% down	30% down

^{*}Bond not required

Palmetto Club Repair Bid	Beatty Construction	Ryman Construction	RSC Construction & Painting
Summary			
Price	\$435,000 (+\$87,000 contingency)	\$554,327.00	\$473,187.34
Warranty	1 year general (10 yr paint)	1 year general (10 yr paint)	1 year general (10 yr paint)
Schedule	Interior: 1 week (2 weeks recommended closure) Exterior: 8-10 weeks	I however discussed it would drive	Interior: 3 weeks Exterior: 6-7 weeks
Extras			Painting of inside walls both south and north wall (deduction amount requested)
Exclusions	Landscaping	Landscaping	Landscaping

^{*}Bond will be required and will be requested of the selected contractor