

TERRA BELLA COMMUNITY DEVELOPMENT DISTRICT

March 3, 2020 Minutes of the Regular Meeting

Minutes of the Board of Supervisors Regular Meeting

The Regular Meeting of the Board of Supervisors for Terra Bella Community Development District was held on **Tuesday, March 3, 2020 at 6:30 p.m.** located at the Terra Bella Area Pool located at 2266 Via Bella Blvd. Land O' Lakes, FL 34639.

1. CALL TO ORDER

Nicole Hicks called the Regular Meeting of the Board of Supervisors of the Terra Bella Community Development District to order on **Tuesday, March 3, 2020 at 6:34 p.m.**

Board Members Present and Constituting a Quorum:

Mark Hardee	Chair
Kevin Riggs	Supervisor
Michelle Cummings	Supervisor
David Franklin	Supervisor

Staff Members Present:

Nicole Hicks	District Manager, Meritus
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There were no audience members in attendance.

2. AUDIENCE QUESTION AND COMMENT ON AGENDA ITEMS

There were no audience questions or comments on agenda items.

3. BUSINESS ITEMS

A. Discussion on FY 2020-2021 Budget

Supervisor Hardee went through his proposed budget and a proposed budget increase. The Board discussed increasing the reserve line item. The Board also discussed sidewalk repairs, replacing the pavers, and the website requirements. Supervisor Riggs said he would like to have another reserve study done. He would also like to have Mr. Chang come out and look at the roads to cross reference the reserve study. The Board agreed that it would be a good idea to do an increase, and assessments would still be lower than two years ago.

B. General Matters of the District

46 **4. CONSENT AGENDA**

47 **A. Consideration of the Board of Supervisors Regular Meeting Minutes Feb. 4, 2020**

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49 The Board reviewed the minutes.

MOTION TO:	Approve the March 3, 2020 meeting minutes.
MADE BY:	Supervisor Hardee
SECONDED BY:	Supervisor Cummings
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

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58 **B. Consideration of Operations and Maintenance Expenditures January 2020**

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60 The Board went over the O&Ms and discussed the landscaping services and the possibility of using
61 a smaller company.

MOTION TO:	Approve the January 2020 O&Ms.
MADE BY:	Supervisor Riggs
SECONDED BY:	Supervisor Hardee
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

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70 **C. Review of Financial Statements Month Ending January 31, 2020**

71 **D. Review of District Trust Accounts – January 2020**

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73 The Board reviewed and accepted the financials.

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76 **5. STAFF REPORTS**

- 77 **A. District Counsel**
- 78 **B. District Engineer**
- 79 **C. District Manager**
- 80 **i. Action Item List**

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82 Ms. Hicks went over the management reports with the Board.

86 **6. SUPERVISOR REQUESTS**

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88 There were no additional supervisor requests at this time.

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91 **7. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM**

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93 There were no audience questions or comments.

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96 **8. EXECUTIVE SESSION**

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98 The Board discussed the SWFWMD violation and notice to the residents for reimbursement. The
99 Board provided direction on how Counsel should update the letter. Supervisor Hardee will
100 approve the notice once it has been updated.

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103 **9. ADJOURNMENT**

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MOTION TO:	Adjourn.
MADE BY:	Supervisor Hardee
SECONDED BY:	Supervisor Riggs
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

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113 *These minutes were done in summary format.

114 *This meeting is available on audio recording upon request.

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

118

119 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed
120 meeting held on 04/07/2020.

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122 Mark Hardee

123 Signature

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125 Mark Hardee

126 Printed Name

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128 Title:

129 Chairman

130 Vice Chairman

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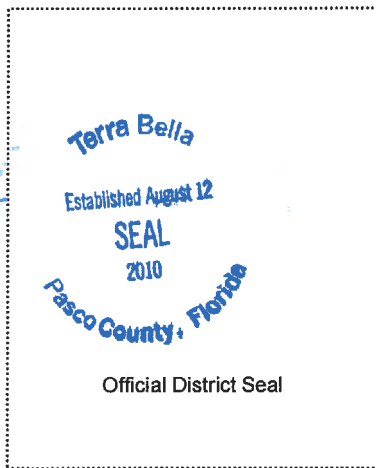
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Nicole Hicks

Signature

Nicole Hicks

Printed Name

Title:

Secretary

Assistant Secretary

Recorded by Records Administrator

Brittany Crutchfield

Signature

04/09/2020

Date