

TERRA BELLA COMMUNITY DEVELOPMENT DISTRICT

May 1, 2018 Minutes of the Regular Meeting

Minutes of the Regular Board of Supervisors Meeting

The Regular Meeting of the Board of Supervisors for Terra Bella Community Development District was held on **Tuesday, May 1, 2018 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 Chamberlain called the Regular Meeting of the Board of Supervisors of the Terra Bella Community Development District to order on **Tuesday, May 1, 2018 at 6:30 p.m.**

Board Members Present:

Mark Hardee	Chairman
Frank Tiberio	Vice Chairman
Kevin Riggs	Supervisor
Devanie Collazo	Supervisor

Staff Members Present:

Nicole Chamberlain	Meritus	
John Kessler	FMS Bonds	<i>via conference call</i>

There were 11 residents in attendance.

2. AUDIENCE QUESTION AND COMMENT ON AGENDA ITEMS

A resident asked about putting in a stop sign at the intersection of Calvano and Bartow.

3. STAFF REPORTS

A. Discussion with FMS Bonds

John Kessler with FMS Bonds called into the meeting. Mr. Kessler stated that the bonds are callable in November and can close in September. He also went through the cost of refinancing and the savings with the current rate. Supervisor Riggs asked if they expect that the rates will go up. Mr. Kessler said that he does not know. Mr. Kessler also stated that the next step is to get the bonds rated, and there is no out-of-pocket cost to the CDD to get the bonds rated. He also explained they would not be reducing the term of the bonds, just looking to get a reduced rate.

The Board discussed how they would like to proceed. They decided they would like to receive the cost and savings from a second vendor, but they would like to move forward with rating the bonds.

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MOTION TO:	Move forward with rating the bonds.
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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- B. District Counsel**
- B. District Engineer**
- C. District Manager**
 - 1. Staff Action Item List**
 - 2. Aquatics Service Reports**

62 Ms. Chamberlain went over her report. The Board asked for a list of accounts and what they are
63 for to be added to the action item list.

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4. BUSINESS ITEMS
A. Consideration of Resolution 2018-02; Approving Fiscal Year 2019 Proposed Budget & Setting Public Hearing

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Ms. Chamberlain went over the budget line items with the Board.

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MOTION TO:	Approve Resolution 2018-02.
MADE BY:	Supervisor Tiberio
SECONDED BY:	Supervisor Collazo
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

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B. Annual Disclosure of Qualified Electors

81 Ms. Chamberlain announced that as of April 15, 2018, there are 421 qualified electors in the
82 District.

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C. 2018 Election Process

86 Ms. Chamberlain went over when the qualifying period is and where to go to register. There are
87 two seats up for election in November 2018 – Seats 1 and 2.

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D. Consideration of Resolution 2018-03; General Elections, November 2018

Ms. Chamberlain explained the resolution and that it allows the County to add Seats 1 and 2 to the ballot. Seat 1 is currently held by Supervisor Collazo, and Seat 2 is vacant.

MOTION TO:	Approve Resolution 2018-03.
MADE BY:	Supervisor Hardee
SECONDED BY:	Supervisor Collazo
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

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E. Discussion on Speed Sign Proposal

The Board discussed the proposal and wanted to know if the current sign can be hooked up to the cloud for free. They decided to hold off on approving the proposal.

F. General Matters of the District

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5. CONSENT AGENDA

A. Consideration of the Board of Supervisors Meeting Minutes April 3, 2018

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The Board reviewed the minutes and noted that Supervisor Riggs's name needs to be corrected.

MOTION TO:	Approve the April 3, 2018 minutes with corrections.
MADE BY:	Supervisor Tiberio
SECONDED BY:	Supervisor Hardee
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

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B. Consideration of Operations and Maintenance Expenditures March 2018

The Board went over the O&Ms.

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MOTION TO:	Approve the March 2018 O&Ms.
MADE BY:	Supervisor Collazo
SECONDED BY:	Supervisor Tiberio
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

C. Review of Financial Statements Month Ending March 31, 2018
D. Review of District Trust Accounts

The Board reviewed and accepted the financials. There was a question as to why the Board is over budget on trustee fees and why there is no charge yet for the public officials' insurance.

6. SUPERVISOR REQUESTS

There were no supervisor requests at this time.

7. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM

A resident commented that the red mulch looks cheap. There were also resident questions regarding who appointed Supervisor Tiberio, speeding and the speed humps, repairs to the brick pavers, and the repair to the asphalt in front of a resident's home.

8. ADJOURNMENT

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

162 *These minutes were done in summary format.

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

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167 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed
168 meeting held on 8-07-18.

169 [Signature]
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171 Signature

172 Debby Glukill
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174 Printed Name

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176 Title:
177 Chairman
178 Vice Chairman

[Signature]
Signature

MARK HARDEE
Printed Name

Title:
 Secretary
 Assistant Secretary

Recorded by Records Administrator
[Signature]
Signature

8-13-18
Date



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