

TERRA BELLA COMMUNITY DEVELOPMENT DISTRICT

April 2, 2019 Minutes of the Regular Meeting and Audit Committee Meeting

Minutes of the Board of Supervisors Regular Meeting and Audit Committee Meeting

The Regular Meeting and Audit Committee Meeting of the Board of Supervisors for Terra Bella Community Development District was held on **Tuesday, April 2, 2019 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 and Audit Committee Meeting of the Board of Supervisors of the Terra Bella Community Development District to order on **Tuesday, April 2, 2019 at 6:30 p.m.**

Board Members Present:

Mark Hardee	Chair
Frank Tiberio	Vice Chair
Michelle Cummings	Supervisor
David Franklin	Supervisor

Staff Members Present:

Nicole Hicks	Meritus	
Phil Chang	District Engineer	<i>via conference call</i>

There were three residents in attendance.

2. AUDIENCE QUESTION AND COMMENT ON AGENDA ITEMS

There were no audience questions or comments on agenda items.

3. AUDIT COMMITTEE MEETING

A. Open the Audit Committee Meeting

B. Acceptance of Financial Review for Fiscal Year Ending September 30, 2018

C. Close the Audit Committee Meeting

There was not a quorum for the Audit Committee meeting, so it was tabled until the next CDD meeting.

44 **4. BUSINESS ITEMS**

45 **A. Discussion with District Engineer**

46
47 Mr. Chang explained the findings from the survey for Terracina Court. There are a couple of low
48 spots, and there is an issue with water puddling and ponding on the curb. Mr. Chang explained
49 the possible solutions. If they were to trench the drain with the curb, it would definitely solve the
50 issue. The cost would likely be about \$20,000 to \$30,000. If the curb were removed and certain
51 sections were replaced, it would help, but there would still be some pooling when downpours
52 occur. Supervisor Hardee asked what would be needed for bids. Mr. Chang said he would use the
53 survey to show areas where they would be making changes, and it would probably take him
54 about 2-3 hours. Supervisor Franklin asked if it would help if the driveway was raised. Mr.
55 Chang said the driveway would have to be raised in order for the fix to be completed. The Board
56 discussed it further and decided to have Supervisor Hardee look at the survey prior to having Mr.
57 Chang do any work with the survey or contact vendors.

58
59 Mr. Chang also provided an update on proposals for the pavers. The Board discussed and
60 decided that they have enough information now to include an amount in the budget if they want
61 to move forward.

62
63 **B. Consideration of Resolution 2019-06; Designating Additional Responsibilities for**
64 **the Audit Committee and Designating a Board Liaison**

65
66 Ms. Hicks briefly explained the resolution. The Board agreed that they would like to move
67 forward with the resolution.

68
69 MOTION TO: Approve Resolution 2019-06.
70 MADE BY: Supervisor Hardee
71 SECONDED BY: Supervisor Tiberio
72 DISCUSSION: None Further
73 RESULT: Called to Vote: Motion PASSED
74 4/0 - Motion Passed Unanimously

75
76 **C. Update on Front Entrance Lighting**

77
78 Ms. Hicks said the work was scheduled to be finished the prior week, but the schedule got
79 pushed back because of the rain. It will be completed this week.

80
81
82 **D. Update on Landscaping**

83
84 Ms. Hicks said the proposals that were approved should be completed this week. Supervisor
85 Hardee provided the Board with a copy of what he would like to include with the contract.

86 Supervisor Hardee said he will be meeting with the landscaping vendor, and he plans to have the
87 contract ready for next month.

88

89 **E. General Matters of the District**

90

91

92 **5. CONSENT AGENDA**

93 **A. Consideration of the Board of Supervisors Meeting Minutes March 5, 2019**

94

95 The Board reviewed the minutes.

96

97	MOTION TO:	Approve the March 5, 2019 minutes.
98	MADE BY:	Supervisor Tiberio
99	SECONDED BY:	Supervisor Cummings
100	DISCUSSION:	None Further
101	RESULT:	Called to Vote: Motion PASSED
102		4/0 - Motion Passed Unanimously

103

104 **B. Consideration of Operations and Maintenance Expenditures February 2019**

105

106 The Board went over the February 2019 O&Ms.

107

108	MOTION TO:	Approve the February 2019 O&Ms.
109	MADE BY:	Supervisor Tiberio
110	SECONDED BY:	Supervisor Hardee
111	DISCUSSION:	None Further
112	RESULT:	Called to Vote: Motion PASSED
113		4/0 - Motion Passed Unanimously

114

115 **C. Review of Financial Statements Month Ending February 28, 2019**

116 **D. Review of District Trust Accounts**

117

118 The Board reviewed and accepted the financials.

119

120

121

122 **6. STAFF REPORTS**
123 **A. District Counsel**
124 **B. District Engineer**
125 **C. District Manager**
126 **i. Action Item List**
127

128 Ms. Hicks went over the management reports.
129
130

131 **7. SUPERVISOR REQUESTS**
132

133 Supervisor Tiberio said there is a sink hole that needs to be repaired. There are also two posts
134 that need to be removed at the entrance.
135

136 Supervisor Hardee said he would like to have a budget workshop. It was suggested to use Publix
137 because there is no fee. The Board agreed that they would like to hold a budget workshop.
138
139

140 **8. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM**
141

142 There were no audience questions or comments.
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145 **9. ADJOURNMENT**
146

147	MOTION TO:	Adjourn at 7:41 p.m.
148	MADE BY:	Supervisor Tiberio
149	SECONDED BY:	Supervisor Hardee
150	DISCUSSION:	None Further
151	RESULT:	Called to Vote: Motion PASSED
152		4/0 - Motion Passed Unanimously

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156 *These minutes were done in summary format.

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

160
161 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed
162 meeting held on 05-07-19.

163 Mark HADWEE
164
165 Signature

166 MARK HADWEE
167
168 Printed Name

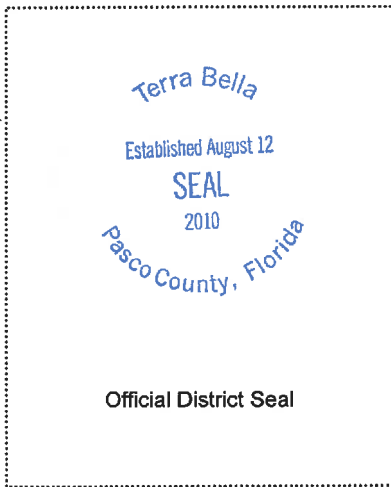
169
170 Title:
171 Chairman
172 Vice Chairman

William HICKS
Signature

William HICKS
Printed Name

Title:
 Secretary
 Assistant Secretary

Recorded by Records Administrator
[Signature]
Signature
05-15-19
Date



182