

1 **MINUTES OF MEETING**
2 **MAGNOLIA PARK COMMUNITY DEVELOPMENT DISTRICT**

3
4 The Regular Meeting of the Board of Supervisors of the Magnolia Park Community Development
5 District was held on Thursday, January 8, 2015 at 10:15 a.m. at Pulte Homes, 3810 Northdale Boulevard,
6 Suite 270, Tampa FL.

7 **FIRST ORDER OF BUSINESS – Call to Order**

8 Ms. Comings-Thibault called the meeting to order.
9

10 Present and constituting a quorum were:

11 Carlos Gregory	Board Supervisor, Chairman
12 Chris Fisher	Board Supervisor, Vice Chairman
13 Bruce Orr	Board Supervisor, Assistant Secretary

14 Also present were:

15 Patricia Comings-Thibault	District Manager, DPFPG
16 Tucker Mackie (via telephone)	District Counsel, Hopping Green & Sams, P.A.
17 Sarah Roberge	Leland Management

18
19 **SECOND ORDER OF BUSINESS-Audience Comments**

20 There being no audience present, the next item followed.
21

22 **THIRD ORDER OF BUSINESS-Organizational Matters:**

23 **A. Oath of Office of Newly Generally Elected Supervisors**

24 Ms. Comings-Thibault verified that the Oath of Office of Bruce N. Orr, Seat #4, was executed,
25 properly notarized, and received by the District.

26 **B. Acceptance of Resignation of Carlos Gregory from Seat #3**
27

28 On a MOTION by Mr. Fisher, SECONDED by Mr. Orr, WITH ALL IN FAVOR, the Board accepted the
29 resignation of Carlos Gregory, Seat #3, for the Magnolia Park Community Development District.
30

31 **C. Oath of Office of Newly Landowner Elected Supervisor**

32 Ms. Comings-Thibault administered the Oath of Office to Carlos Gregory for, Seat #2.

33 **D. Consideration of Appointment of Individual to Vacant Seats**

34 Ms. Comings-Thibault requested nominations for appointment to Seat #3. Mr. Gregory
35 nominated Rob Barber.

36 On a MOTION by Mr. Gregory, SECONDED by Mr. Fisher, WITH ALL IN FAVOR, the Board
37 appointed Rob Barber to Seat #3 for the Magnolia Park Community Development District.
38

39 **E. Resolution 2015-1, Canvassing & Certifying the Results of the Landowner's
40 Election**

41 Ms. Comings-Thibault presented Resolution 2015-1 to the Board, Canvassing & Certifying the
42 Results of the Landowner's Election.

43 On a MOTION by Mr. Gregory, SECONDED by Mr. Fisher, WITH ALL IN FAVOR, the Board adopted
44 Resolution 2015-1, Canvassing & Certifying the Results of the Landowner's Election for the Magnolia
45 Park Community Development District.
46

1 **F. Resolution 2015-2, Election of Officers**

2 Ms. Comings-Thibault requested nominations for Chairman.

3 Mr. Fisher nominated Carlos Gregory as Chairman.

4
5 On a MOTION by Mr. Fisher, SECONDED by Mr. Orr, WITH ALL IN FAVOR, the Board appointed
6 Carlos Gregory as Chairman to the Board of Supervisors for the Magnolia Park Community Development
7 District.

8
9 Ms. Comings-Thibault requested nominations for Vice Chairman.

10 Mr. Gregory nominated Chris Fisher.

11
12 On a MOTION by Mr. Gregory, SECONDED by Mr. Orr, WITH ALL IN FAVOR, the Board appointed
13 Chris Fisher as Vice Chairman to the Board of Supervisors for the Magnolia Park Community
14 Development District.

15
16 Ms. Comings-Thibault presented Resolution 2015-2, Election of Officers.

17
18 On a MOTION by Mr. Gregory, SECONDED by Mr. Fisher, WITH ALL IN FAVOR, the Board adopted
19 Resolution 2015-2, Election of Officers appointing the officers of the District as follows: Mr. Gregory to
20 serve as Chairman; Mr. Fisher to serve as Vice Chairman; Mr. Orr and Mr. Barber as Assistant
21 Secretaries. District staffing as follows: Patricia Comings-Thibault as District Secretary and Treasurer,
22 Bruce St. Denis and Maik Aagaard, District Assistant Treasurers; and Jean Rugg, Carolyn Stewart, and
23 Bruce St. Denis as District Assistant Secretaries for the Magnolia Park Community Development District.

24
25 **G. Review of District and Supervisor Responsibilities**

26 Ms. Comings-Thibault reviewed with the Board that the District is a public entity and each
27 member a public official. The Board is bound by Sunshine Law, (the Public Records Law) whereby two
28 or more Supervisors cannot discuss any matters outside of a noticed public meeting which may come
29 before the Board. The District is governed by various laws and rules of the State of Florida including
30 Chapter 190. Documents and correspondence related to District business should be maintained in a
31 location separate from personal or business records in case of a Public Records Request.

32 At any time, questions regarding Sunshine violations should be directed to DPF, or the District
33 attorney.

34 **H. Compensation of Newly Elected Supervisors**

35 Ms. Comings-Thibault advised Mr. Gregory and Mr. Orr that as Board Supervisors they are
36 entitled to compensation of up to \$200 per meeting, and asked whether they would like to accept or waive
37 compensation.

38 Mr. Gregory and Mr. Orr individually waived compensation.

39
40 **FOURTH ORDER OF BUSINESS-Vendor Reports**

41 Mr. Gregory reviewed the Vendor Reports prior to the meeting.

42
43 **FIFTH ORDER OF BUSINESS-Administrative Items:**

44 **A. Approval of Minutes of September 11, 2014 Meeting**

1 Ms. Comings-Thibault presented the Minutes of the September 11, 2014 Meeting, and asked for
2 questions, corrections or comments.

3 On a MOTION by Mr. Gregory, SECONDED by Mr. Orr, WITH ALL IN FAVOR, the Board approved
4 the Minutes of the Board of Supervisors' meeting held on September 11, 2014 for the Magnolia Park
5 Community Development District.

6
7 **B. Acceptance of November Financial Statements and Requisitions**

8 Ms. Comings-Thibault reported on the unaudited November Financial Statements and
9 Requisitions and asked for questions and comments.

10 On a MOTION by Mr. Gregory, SECONDED by Mr. Orr, WITH ALL IN FAVOR, the Board accepted
11 the unaudited Financial Statements and Requisitions for the period ending November 30, 2014 for the
12 Magnolia Park Community Development District.

13
14 **SIXTH ORDER OF BUSINESS-Business Items:**

15 **A. Resolution 2015-3, General Fund Budget Amendment #1 for Fiscal Year 2014**

16 Ms. Comings-Thibault presented Resolution 2015-3, amending the budget for FY 2013-2014.
17

18 On a MOTION by Mr. Gregory, SECONDED by Mr. Orr, WITH ALL IN FAVOR, the Board adopted
19 Resolution 2015-3, General Fund Budget Amendment #1, amending the General Fund Budget for Fiscal
20 Year 2013-2014 for the Magnolia Park Community Development District.

21
22 **B. Acceptance of 2007 A & B Bond Arbitrage Report**

23 Ms. Comings-Thibault presented the Arbitrage Report and asked for questions or comments.

24 On a MOTION by Mr. Gregory, SECONDED by Mr. Orr, WITH ALL IN FAVOR, the Board accepted
25 the 2007 A & B Bond Arbitrage Report for the Magnolia Park Community Development District.

26
27 **C. Consideration of No Trespassing Signs Proposal**

28 Ms. Comings-Thibault presented the proposal in the amount of \$629 for "No Fishing and
29 Trespassing Signs" and asked for questions or comments.

30 On a MOTION by Mr. Gregory, SECONDED by Mr. Orr, WITH ALL IN FAVOR, the Board accepted
31 the proposal for "No Fishing and Trespassing Signs" in the amount of \$629 for the Magnolia Park
32 Community Development District.

33
34 **D. Additional Items**

35 There being none, the next item followed.
36

37 **SEVENTH ORDER OF BUSINESS-Staff Reports**

38 **A. Manager**

39 **»Review of Task Items**

40 Ms. Comings-Thibault reviewed the open task items, Exhibit 9, to the Board. Discussion
41 ensued.

42 Mr. Gregory stated that proposals were needed for Pond 1, 2, and 25. A proposal was also
43 needed for the installation of aerators and bubblers for Lake 19.

44 **»Review of Landscaped Maintenance Grading Sheet**

45 Ms. Comings-Thibault presented the Landscape Maintenance Grading Sheet.

Ms. Mackie stated that, with the language of the present landscaper's contract, the District could not withhold payment except on a case-by-case basis as it relates to actual services the landscapers are required to perform.

B. Attorney

Ms. Mackie related back to the Board that Seat #4 and #5 are to be filled by qualified electors after the most recent election. Mr. Orr will continue to holdover in his seat until such time as a qualified elector of the District is appointed to replace him. There are requirements that the District fill those seats within 90 days after the election. However, there is no penalty for exceeding those 90 days.

She also reported that a construction RFP may be presented to the Board for the Magnolia Park North Collector Road, a primarily District funded project.

C. Engineer

There being none, the next item followed.

EIGHTH ORDER OF BUSINESS-Supervisors Requests

Mr. Gregory asked about the tax roll and Parcel G.

Ms. Mackie stated that when Ms. Comings-Thibault receives the new tax roll, it should be updated.

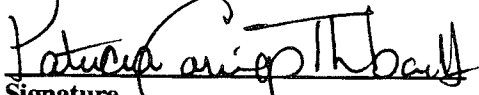
NINTH ORDER OF BUSINESS-Adjournment

On a MOTION by Mr. Gregory, SECONDED by Mr. Orr, WITH ALL IN FAVOR, the Board adjourned the meeting for the Magnolia Park Community Development District.

**These minutes were prepared in summary format.*

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

Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on Mar 12, 2015.



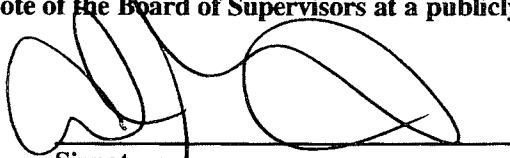
Signature

Patricia Comings-Thibault

Printed Name

Title

- Secretary
- Assistant Secretary



Signature

CARLOS GREGORY

Printed Name

Title

- Chairman
- Vice Chairman