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**MINUTES OF MEETING  
PALMS OF TERRA CEIA BAY  
COMMUNITY DEVELOPMENT DISTRICT**

10 The Regular Meeting of the Board of Supervisors of the Palms of Terra Ceia Bay Community  
11 Development District was held on Tuesday, April 14, 2015 at 5:00 p.m. at the Palmetto Library, 923 6<sup>th</sup>  
12 Street West, Palmetto, Florida.

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**FIRST ORDER OF BUSINESS – Roll Call**

19 Chairman Brad Smith called the meeting to order.

20 Present and constituting a quorum were:

21 Brad Smith	Board Supervisor, Chairman
22 Joe Varady	Board Supervisor, Vice Chairman
23 Bob Schoen	Board Supervisor, Assistant Secretary
24 Barbara Gard	Board Supervisor, Assistant Secretary
25 Judi O'Connor	Board Supervisor, Assistant Secretary

26 Also present were:

27 Bruce St. Denis	District Manager
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**SECOND ORDER OF BUSINESS- Meeting Properly Advertised**

34 Mr. Smith verified the meeting was properly noticed.

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**THIRD ORDER OF BUSINESS-Approval of Minutes of March 10, 2015**

41 Mr. Smith presented the minutes of March 10, 2015 and asked for comments or questions.

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On a MOTION by, Ms. O'Connor SECONDED by Mr. Schoen, WITH ALL IN FAVOR, the Board approved the minutes, of the Board of Supervisors' Regular Meeting held on March 10, 2015 for the Palms of Terra Ceia Bay Community Development District.
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**FOURTH ORDER OF BUSINESS-Financial Statement as of February 28, 2015**

Mr. St. Denis presented the Financial Report and asked for comments or questions.

On a MOTION by Mr. Schoen, SECONDED by Mr. Varady, WITH ALL IN FAVOR, the Board accepted the Unaudited Financial Statements as of February 28, 2015 for the Palms of Terra Ceia Bay Community Development District.
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**FIFTH ORDER OF BUSINESS-Manager's Report**

**A. Preliminary Budget Discussion**

**1. General Budget**

Mr. St. Denis requested opinions from the Board for any proposed projects they would like to discuss in getting ready for the budget process for fiscal year 2016. He suggested a workshop. He invited feedback on any costs that need to be factored into the budget.

Discussion ensued.

Mr. St. Denis presented projected costs for moving forward with the Mangrove permit modifications.”

Permitting would be approximately \$7,500. Mangrove trimming process may be \$30,000 to \$50,000 the first year, with the prospect of that cost being possibly diminishing in subsequent years.

1 Discussion ensued.

2 Mr. St Denis advised the District about emergency preparedness awareness. He stated that the  
3 District has the ability to transfer funds within the Reserves for contractors to clean up after a disaster, but  
4 not for the condo associations, they would have to make arrangements for funding themselves. He stated he  
5 will be looking into getting reimbursement from FEMA for the District.

6 **2. Listing and Prioritizing a Proposed Project List for FY 2016**

7 Mr. Varady gave an overview of a list of projects; modifying the mangrove permit, safety on the  
8 streets, improving and addition of amenities; trimming of trees, and discussing the aspects of ad-valorum vs.  
9 non ad-valorum taxing.

10 Mr. Schoen stated the importance to prioritize projects based on pressing issues such as addressing  
11 the mangroves.

12 **SIXTH ORDER OF BUSINESS-Other Business Matters**

13 Mr. St. Denis presented a proposal for a license plate camera at the exit by the guardhouse and asked  
14 for comments questions.

15 Discussion ensued.

16 On a MOTION by Mr. Schoen, SECONDED by Ms. O'Connor, WITH Mr. Schoen, Ms. O'Connor, Mr.  
17 Smith and Mr. Varady Voting AYE, and Ms. Gard Voting NAY; the Board accepted the license plate camera  
18 of \$2,191.90 for the Palms of Terra Ceia Bay Community Development District.

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20 Mr. St. Denis reported that he is looking into the cost for piping water and power to the pier. The  
21 closest power source is 2,000 to 3,000 feet away and would be approximately \$920. Solar light is an option.  
22 The closest water source is 3,400 feet away with an approximate cost being \$15,000. He stated that no action  
23 on this item is required at this time, but should be taken into consideration during budget discussions.

24 He recommended the Board schedule a preliminary budget meeting the first week of May.

25 After discussion, the Board agreed to meet Thursday May 7<sup>th</sup> at 2:00pm.

26 Mr. St. Denis stated that Jim Wilson has been getting acquainted with the property, helping acquiring  
27 estimates, and in cleaning up the premises.

28 After receiving verbal permission, Mr. St. Denis advised that some of the palm trees in the mitigation  
29 area may be cut, provided they are left in place. He presented an estimate in the amount of \$600.

30 Discussion ensued.

31 On a MOTION by Mr. Schoen, SECONDED by Ms. O'Connor, WITH ALL IN FAVOR, the Board  
32 approved to have mitigation area trees cut, subject to District Manager and Chairman verifying  
33 environmental compliance.

34 Ms. Gard presented a proposal for the front entrance sign and asked for comments.

35 Discussion ensued.  
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1 On a MOTION by Mr. Varady, SECONDED by Ms. O'Connor, WITH Mr. Varady, Ms. O'Connor, Ms.  
2 Gard and Mr. Smith Voting AYE, and Mr. Schoen Voting NAY; the Board accepted the sign proposal of  
3 \$1,300 for the Palms of Terra Ceia Bay Community Development District.

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5 **SEVENTH ORDER OF BUSINESS- Public Comments**

6 Audience members expressed concerns on mangrove permits; a kayak pier; recycling for the high-  
7 rise buildings; cameras at the front gate working properly, and submitting comments through email. It was  
8 suggested that based on the present tax structure; there are items that need to be done in the community that  
9 cannot be paid for.

10 **EIGHTH ORDER OR BUSINESS-Supervisor's Comments and Request**

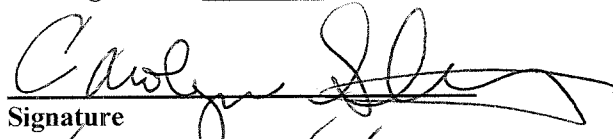
11 There being none, the next item followed.

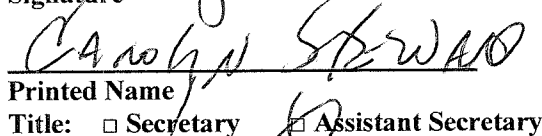
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13 **TENTH ORDER OF BUSINESS-Adjournment**

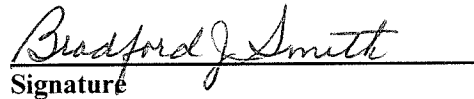
14 On a MOTION by Mr. Schoen, SECONDED by Ms. O'Connor, WITH ALL IN FAVOR, the Board  
15 adjourned the meeting for the Palms of Terra Ceia Bay Community Development District.

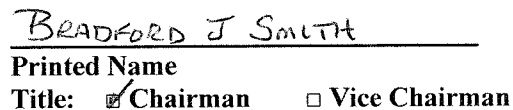
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17 *\*Each person who decides to appeal any decision made by the Board with respect to any matter considered*  
18 *at the meeting is advised that person may need to ensure that a verbatim record of the proceedings is made,*  
19 *including the testimony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

20 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed  
21 meeting held on \_\_\_\_\_.

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24 \_\_\_\_\_  
25 Signature

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28 Printed Name  
29 Title:  Secretary  Assistant Secretary

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24 \_\_\_\_\_  
25 Signature

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28 Printed Name  
29 Title:  Chairman  Vice Chairman

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