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

9 The Regular Meeting of the Board of Supervisors of the Palms of Terra Ceia Bay Community
10 Development District was held on October 14, 2014 at 6:00 p.m. at the Terra Ceia Bay Club House, 2802
11 Terra Ceia Bay Blvd.

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FIRST ORDER OF BUSINESS – Roll Call

Mr. Smith called the meeting to order.

Present and constituting a quorum were:

Bradford Smith	Chair
Barbara Gard	Supervisor
Joe Varady	Treasurer
Bob Schoen	Supervisor

Also present were:

Bruce St. Denis	District Manager
Sandra Oram	DPFG

Mr. Smith established a quorum of the Board was present.

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**SECOND ORDER OF BUSINESS – Approval for Prior Meeting Minutes – Final Budget Hearing –
September 24, 2014**

Mr. Smith presented the minutes of the September 24, 2014 Final Budget Hearing.

On MOTION by Mr. Schoen , SECONDED by Mr. Varady, WITH ALL IN FAVOR, the Board approved the minutes of the September 24, 2014 Final Budget Hearing.

September 10, 2014

The September 10, 2014 meeting minutes were corrected to 2014-10, where it stated 2014-09.

Mr. Smith requested a motion to approve the minutes of the September 10, 2014 Public Hearing, as amended.

On MOTION by Mr. Schoen , SECONDED by Mr. Varady, WITH ALL IN FAVOR, the Board approved the minutes of the September 10, 2014 Public Hearing, as amended.

September 9, 2014

Mr. Smith presented the minutes of the September 9, 2014 Workshop Session.

On MOTION by Mr. Varady, SECONDED by Mr. Schoen, WITH ALL IN FAVOR, the Board approved the minutes of the September 9, 2014 Workshop Session.

Mr. Smith presented the minutes of the September 9, 2014 regular meeting.

1 On MOTION by Mr. Schoen, SECONDED by Mr. Varady, WITH ALL IN FAVOR, the Board approved
2 the minutes of the September 9, 2014 regular meeting.

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4 **THIRD ORDER OF BUSINESS – Financial Report**

5 **June 2014**

6 **July to September**

7 **Action Request: Motion to approve disbursements for June to September 2014**

8 Mr. Varady stated that \$30,624.39 was spent in the month of September. The district was over-
9 budget by \$8,298.91. The actual receipts totaled \$31,315.79, against a budget of \$26,968. The district
10 collected \$3,606.50, which was more than anticipated. The O&M for the end of the FY reflected a total
11 collection amount of \$272, 900.60; because \$246,721.84 was spent, the district was left with an income of
12 \$26,000. The district normally reserves \$50,000 to carry forward into the new FY when there is no
13 income; however, they only had \$24,000. Mr. Varady was unsure of how this shortcoming would impact
14 the district and stated that the presentation will continue next meeting.

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16 On MOTION by Mr. Schoen, SECONDED by Ms. Gard, WITH ALL IN FAVOR, the Board approved
17 the disbursement for June to September 2014.

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20 **FOURTH ORDER OF BUSINESS – Managers Report – Change over to DPFG**

21 Mr. St. Denis stated that DPFG took over the district October 1, 2014. Louis remained involved
22 after that time due to financials, but now DPFG was prepared to take over all matters. DPFG had been on
23 site 10-12 times, and they were starting to request proposals on behalf of the community (i.e. the road
24 repair).

25 Mr. St. Denis responded to the check issue. Only one signature was needed if checks were
26 prepared by an independent 3rd party, such as DPFG. DPFG will provide financials and check registers,
27 which is based at the budget amount. Mr. Varady title would be changed from Treasurer to Assistant
28 Secretary; the change will be made when there is an officer's resolution.

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30 **FIFTH ORDER OF BUSINESS – Public Comments**

31 A resident expressed concern about the financial shortcoming.

32 The Board stated that the funds will be able to cover the responsibilities of the district.

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34 **SIXTH ORDER OF BUSINESS – Consideration of Action Item Request**

35 Mr. St. Denis stated that Louis did end of year closeout and provided documentation to
36 Department of Revenue regarding the ad valorem. There was an agreement that his consultant fee was
37 \$300.

38 The Board expressed concern over the DPFG decision to hire Louis as a consultant for \$300.
39 They requested that the Board was consulted before a similar decision is made in the future.

1 On MOTION by Mr. Varady, SECONDED by Mr. Schoen, WITH ALL IN FAVOR, the Board approved
2 the \$300 consulting fee for Louis.

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4 **A. Proposal of Blvd Repair**

5 Mr. Smith stated that there were 3 options regarding the Blvd repair: immediate action,
6 consultation with the District Engineer, and the \$5,200 proposal from A-Team.

7 Mr. Schoen requested that the Board approve the immediate patch work for \$500, and request the
8 district engineer to review the condition of the road.

9 Mr. St. Denis agreed with Mr. Schoen. He stated that they could do the asphalt patch, maybe two,
10 and submit the existing data to the District Engineer for a proposal. DPFPG will bring the report back to
11 the Board for review. There will be no expense, until after the Board reviews the estimate.

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13 On MOTION by Mr. Schoen, SECONDED by Mr. Varady, WITH ALL IN FAVOR, the Board approved
14 the asphalt patch and submission of data to the District Engineer for a proposal presentation at the
15 November meeting.

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17 **B. Proposal of Design to Entrance**

18 The Board agreed by consensus to abandon any further action on the fountain.

19 Ms. Gard requested a cap on the water line, and

20 Mr. St. Denis stated that DPFPG can seek proposals for the sign, to present to the Board in
21 November.

22
23 On MOTION by Mr. Schoen, SECONDED by Mr. Varady, WITH ALL IN FAVOR, the Board directed
24 staff to seek three sign proposals from different companies, and to present to the Board at the November
25 meeting.

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27 Mr. Smith requested to move the meeting date in November due to proposals and possible new
28 Board members to November 20 at 5:00 p.m.

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30 On MOTION by Mr. Schoen, SECONDED by Mr. Varady, WITH ALL IN FAVOR, the Board moved
31 the November meeting to Thursday, November 20, 2014 at 5:00 p.m.

32 **SEVENTH ORDER OF BUSINESS – Public Comments & Questions: Other subjects**

33 There being none, the next item followed.

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36 **EIGHTH ORDER OF BUSINESS – Supervisor’s Comments and Request**

37 There being none, the next item followed.

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39 **NINTH ORDER OF BUSINESS – Adjournment**

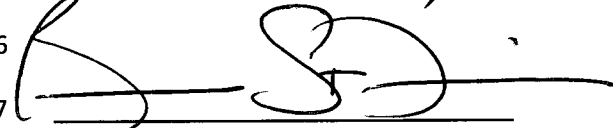
40 There being no further business,

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42 On MOTION by Mr. Schoen, SECONDED by Mr. Varady, WITH ALL IN FAVOR, the Board
43 adjourned the meeting.

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45 **These minutes were prepared in summary format.*

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

4 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed
5 meeting held on NOV 20, 2014.

6 

7
8 Signature

9
10 BRUCE ST. DENIS

11
12 Printed Name

13 Title:

- 14 Secretary
15 Assistant Secretary



Signature

BRADFORD J. SMITH

Printed Name

Title:

- Chairman
 Vice Chairman

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