

MINUTES OF MEETING

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

**GREATER LAKES/SAWGRASS BAY
COMMUNITY DEVELOPMENT DISTRICT**

The **special** meeting of the Board of Supervisors of the Greater Lakes/Sawgrass Bay Community Development District was held on **Thursday, May 18, 2017 at 11:15 a.m.** at the Cagan Crossings County Library, located at 16729 Cagan Oaks, Clermont, FL 34714.

Present and constituting a quorum were:

Jim Walker	Board Supervisor, Chairman
Marian Fowler	Board Supervisor, Vice Chairperson
Ian Kaneshige	Board Supervisor, Assistant Secretary
Curt Wilkinson	Board Supervisor, Assistant Secretary

Also present were:

Anthony Jeancola	District Manager, Rizzetta & Company, Inc.
Tina Garcia	District Counsel, Greenspoon Marder Law
John Schultheis	District Engineer, Dewberry (<i>phone</i>)
Candice Smith	Kolter Land Partners LLC
Audience Members	Not Present

FIRST ORDER OF BUSINESS

Call to Order

Mr. Jeancola called the meeting to order and conducted roll call.

SECOND ORDER OF BUSINESS

Audience Comments on the Agenda

It was noted that there were no members of the general audience in attendance.

THIRD ORDER OF BUSINESS

**Guest Speaker – Kolter Land Partners
LLC – Update Regarding Off-Site
Improvements**

Ms. Candice Smith from Kolter Land Partners LLC updated the Board regarding the off-site improvements. The project started in December at the intersection of Superior and Sawgrass Bay Blvd., where their connection points are located. Kolter was required to obtain a right of way permit by Lake County and replace any damaged infrastructure. The median still requires some work. They currently have the sod, sidewalk and irrigation installed. The County provided Ms. Smith the irrigation plans as a basis for their restoration efforts. Discussion ensued.

FOURTH ORDER OF BUSINESS

**Guest Speaker – Kolter Land Partners
LLC – Discussion Regarding Median
Irrigation Repair/Replacement**

Proposals for the median irrigation repair/replacement were received as follows:

- Celestial Greens LLC - \$48,406.00
- Down to Earth Inc. - \$14,200.00

Ms. Smith stated that \$24,000.00 of the \$48,406.00 (Celestial Greens LLC) is for the new mainline portion. \$4,000.00 is for Kolter's repairs of the bubblers in order to get to the trees. The District's exposure would be \$20,000.00 to \$32,000.00. Ms. Smith explained that the current main line is 4 inches but that the plan calls for 6 inches. Both Mr. Walker and Mr. Wilkinson inquired if 4 inches was adequate enough for a main line.

Ms. Smith would like to replace the planned elms with ligustrums which would limit the rootball size and would have the least impact on utilities. The County and utility company have voiced their concern in that they do not want the trees to be re-installed. Ligustrums are heartier, keep their color and have good drainage as long as they are properly installed.

Ms. Garcia did not see any issues with Celestial Greens invoicing the District directly.

Ms. Smith estimates Kolter having the work completed by July/August.

On a motion by Mr. Walker, seconded by Mr. Kaneshige, with all in favor, the Board of Supervisors approved the proposal received from Celestial Greens in a not to exceed amount of \$32,000.00 to perform repairs to the median irrigation system under Kolter's right of way permit and requiring proper documentation of findings and associated repairs to the Board, for Greater Lakes/Sawgrass Bay Community Development District.

There was additional discussion regarding the replacement of the 99 elm trees with 99 ligustrum trees.

On a motion by Mr. Walker, seconded by Ms. Fowler, with all in favor, the Board of Supervisors approved Kolter's use of the 99 ligustrum trees in lieu of the planned 99 elms of similar size, for Greater Lakes/Sawgrass Bay Community Development District.

Ms. Smith asked the Board if they had any questions or concerns and they did not.

FIFTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel
No Report.
- B. District Engineer
No Report.

- C. District Manager
Mr. Jeancola stated that the registered voter count was 410 as of April 15, 2017. He mentioned that since the District is at least 6 years old and has at least 250 voters, the District will transition to the qualified elector process for 2018. Seats #4 and #5 will be up for the general election. Discussion ensued.

- D. District Consultant
Not present.

SIXTH ORDER OF BUSINESS

**Consideration of the Minutes of the
Board of Supervisors' Regular Meeting
held on April 19, 2017**

Mr. Jeancola stated that the minutes were reviewed by District Counsel.

On a motion by Mr. Walker, seconded by Mr. Kaneshige, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors' Regular Meeting held on April 19, 2017 for Greater Lakes/Sawgrass Bay Community Development District.

SEVENTH ORDER OF BUSINESS

**Consideration of Operation and
Maintenance Expenditures for March and
April 2017**

Mr. Jeancola reviewed the expenditures for March and April 2017 with the Board.

On a motion by Ms. Fowler, seconded by Mr. Wilkinson, with all in favor, the Board of Supervisors ratified the Operations and Maintenance Expenditures for March 2017 in the amount of \$18,551.69 and April 2017 in the amount of \$6,840.36, for Greater Lakes/Sawgrass Bay Community Development District.

EIGHTH ORDER OF BUSINESS

**Presentation of Proposed Budget Fiscal
Year 2017/2018**

Mr. Jeancola presented and reviewed the proposed budget for fiscal year 2017/2018.

NINTH ORDER OF BUSINESS

**Consideration of Resolution 2017-06,
Accepting the Proposed Budget Fiscal
Year 2017/2018 and Setting the Public
Hearing**

Mr. Jeancola presented and reviewed Resolution 2017-06, Accepting the Proposed Budget Fiscal Year 2017/2018 and Setting the Public Hearing.

On Motion by Mr. Walker, seconded by Mr. Kaneshige, with all in favor, the Board of Supervisors' approved the Resolution 2017-06, Accepting the Proposed Budget Fiscal Year 2017/2018 and Setting the Public Hearing (August 16, 2017 at 11:00 a.m. at the Cagan Crossings County Library, located at 16729 Cagan Oaks, Clermont, Florida 34714), for Greater Lakes/Sawgrass Bay Community Development District.

TENTH ORDER OF BUSINESS

**Supervisor Requests and Audience
Comments**

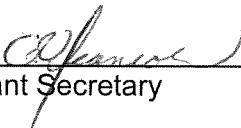
There were no supervisor requests or audience comments.

Mr. Jeancola announced that the next meeting was scheduled for Wednesday, June 21st, 2017 at 11:00 a.m.

ELEVENTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Walker, seconded by Ms. Fowler, with all in favor, the Board adjourned the meeting of the Board of Supervisors at 12:42 p.m. for Greater Lakes/Sawgrass Bay Community Development District.


Assistant Secretary


Chairman/Vice Chairman