

**SUMMIT AT FERN HILL
COMMUNITY DEVELOPMENT DISTRICT**

March 14, 2019 Minutes of Regular Meeting

Minutes of the Regular Meeting

The Regular Meeting of the Board of Supervisors of the Summit at Fern Hill Community Development District was scheduled to be held on **Thursday, March 14, 2019 at 9:00 a.m.** at The Offices of Lennar located at 4600 W. Cypress St., Suite 200, Tampa, FL 33607.

1. CALL TO ORDER/ROLL CALL

Nicole Hicks called the Regular Meeting of the Board of Supervisors of the Summit at Fern Hill Community Development District to order on **Thursday, March 14, 2019 at approximately 9:00 a.m.** and identified the Supervisors present constituting a quorum.

Supervisors Present and Constituting a Quorum at the onset of the meeting:

Kelly Evans	Chair
Laura Coffey	Vice Chair
David Jae	Supervisor
Lori Campagna	Supervisor

Staff Members Present:

Nicole Hicks	Meritus
Gene Roberts	Meritus
Vivek Babbar	District Counsel

There were no members of the general public in attendance.

2. AUDIENCE QUESTIONS OR COMMENTS ON AGENDA ITEMS

There were no audience questions or comments on agenda items.

3. BUSINESS ITEMS

A. Acceptance on Financial Report for FY Ending September 30, 2018

The Board reviewed the report. Ms. Hicks stated that the audit was clean.

MOTION TO:	Accept the Financial Report for FY Ending September 30, 2018.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion passed unanimously

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B. Acceptance of Special Warranty Deed – Lennar Homes

Mr. Babbar explained the deed and that the Board needs to ratify it.

MOTION TO:	Accept the Special Warranty Deed.
MADE BY:	Supervisor Campagna
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion passed unanimously

C. General Matters of the District

Ms. Hicks said she spoke with VB Global Tech regarding their proposal for ADA website monitoring, and they were willing to lower their annual fees to \$1200. The Board discussed. Mr. Babbar went over what is required. The Board decided to hold off for now and include the necessary amounts in the next fiscal year’s budget.

4. CONSENT AGENDA

A. Consideration of Minutes of the Board of Supervisors Meeting January 10, 2019

The Board reviewed the minutes.

MOTION TO:	Approve the January 10, 2019 minutes.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None further
RESULT:	Motion PASSED
	4/0 - Motion Passed Unanimously

B. Consideration of Operations and Maintenance Expenditures December 2018

The Board reviewed the December 2018 O&Ms.

MOTION TO:	Approve the December 2018 O&Ms.
MADE BY:	Supervisor Campagna
SECONDED BY:	Supervisor Evans
DISCUSSION:	None further
RESULT:	Motion PASSED
	4/0 - Motion Passed Unanimously

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90 **C. Consideration of Operations and Maintenance Expenditures January 2019**
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92 The Board reviewed the January 2019 O&Ms.
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94	MOTION TO:	Approve the January 2019 O&Ms.
95	MADE BY:	Supervisor Campagna
96	SECONDED BY:	Supervisor Evans
97	DISCUSSION:	None further
98	RESULT:	Motion PASSED
99		4/0 - Motion Passed Unanimously

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101 **D. Review of Financial Statements Month Ending January 31, 2019**
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103 The Board reviewed and accepted the financials. Ms. Hicks asked about the timeline for
104 completion. Supervisor Coffey stated that it would be about four months. Ms. Hicks asked if there
105 are any items they should look to possibly increase for next year's budget to cover expansion. The
106 Board answered street lights, landscaping and parks, and pond maintenance.
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109 **5. VENDOR/STAFF REPORTS**

110 **A. District Counsel**

111 **B. District Engineer**

112 **C. District Manager**

113 **i. Aquatics Report**

114 **ii. Community Inspection Report**
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116 Mr. Roberts provided an update. The Board discussed the areas that need work and would like for
117 Supervisor Evans to review and approve proposals outside of the meetings. Supervisor Evans asked
118 if the aquatics vendor can provide photos. Supervisor Campagna said if there is an issue with
119 construction debris to please let the Board know. Supervisor Evans asked about next year's budget.
120 Ms. Hicks said that the proposed budget will be done in May. Supervisor Evans said she would like
121 to approve the final budget and hold the public hearing in July.
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124 **6. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS**
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126 There were no supervisor requests or audience comments.
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130 7. ADJOURNMENT

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MOTION TO:	Adjourn.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

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**Please note the entire meeting is available on disc.*

**These minutes were done in a 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.*


146 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed
147 meeting held on 05-09-19.

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Signature
Kelly Evans

Printed Name



Signature
Brian Lamb

Printed Name

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Title:
 Chair
 Vice Chair

Title:
 Secretary
 Assistant Secretary

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Recorded by Records Administrator


Signature
05-14-19

Date