

**SUMMIT AT FERN HILL  
COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS  
CONTINUED REGULAR MEETING  
NOVEMBER 19, 2015**

**SUMMIT AT FERN HILL**  
**COMMUNITY DEVELOPMENT DISTRICT AGENDA**  
**NOVEMBER 19, 2015 at 2:00 p.m.**

The Offices of Meritus  
Located at 5680 W. Cypress Street Suite A Tampa, FL 33607

<b>District Board of Supervisors</b>	Chairman Vice Chairman Supervisor Supervisor Supervisor	Jeff Hills Brady Lefere Laura Coffey Gary Jernigan Ryan Motko
<b>District Manager</b>	Meritus Meritus	Brian Lamb Brian Howell
<b>District Attorney</b>	Straley & Robin	John Vericker
<b>District Engineer</b>	Stantec	Tonja Stewart

*All cellular phones and pagers must be turned off while in the meeting room*

**The District Agenda is comprised of four different sections:**

The meeting will begin at **2:00 p.m.** with the third section called **Business Items**. The business items section contains items for approval by the District Board of Supervisors that may require discussion, motion and votes on an item-by-item basis. If any member of the audience would like to speak on one of the business items, they will need to register with the District Administrator prior to the presentation of that agenda item. Agendas can be reviewed by contacting the Manager's office at (813) 397-5120 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The fourth section is called **Business Administration**. The Business Administration section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The fifth section is called **Staff Reports**. This section allows the District Administrator, Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action. The final section is called **Supervisor Requests and Audience Comments**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet residential needs. The Audience Comment portion of the agenda is where individuals may comment on matters that concern the District. Each individual is limited to **three (3) minutes** for such comment. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted. **IF THE COMMENT CONCERNS A MAINTENANCE RELATED ITEM, THE ITEM WILL NEED TO BE ADDRESSED BY THE DISTRICT ADMINISTRATOR OUTSIDE THE CONTEXT OF THIS MEETING.**

Public workshops sessions may be advertised and held in an effort to provide informational services. These sessions allow staff or consultants to discuss a policy or business matter in a more informal manner and allow for lengthy presentations prior to scheduling the item for approval. Typically no motions or votes are made during these sessions.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 397-5120, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

Any person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

November 19, 2015

Board of Supervisors  
**Summit at Fern Hill Community Development District**

Dear Board Members:

The Continued Regular Meeting of Summit at Fern Hill Community Development District will be held on **Thursday, November 19, 2015 at 2:00 p.m.** at the offices of Meritus, located at 5680 W. Cypress Street Suite A, Tampa, FL 33607. Following is the Agenda for the Meeting:

**Call In Number: 1-866-906-9330**

**Access Code: 4863181**

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT ON AGENDA ITEMS**
- 3. BUSINESS ITEMS**
  - A. Approval of Development Acquisition Agreement (Lennar)..... Tab 01
  - B. Approval of Promissory Note (Lennar)..... Tab 02
  - C. Recorded Special Warranty Deed (Lennar) ..... Tab 03
  - D. Recorded Special Warranty Deed (Eisenhower)..... Tab 04
  - E. Development Acquisition Agreement, Promissory Note(Eisenhower) October 21, 2015 ..... Tab 05
  - F. Other Matters Relating to Financing
- 4. BUSINESS ADMINISTRATIVE**
  - A. Consideration of Resolution 2016-01; Re-Designating Officers ..... Tab 06
  - B. Consideration of Board of Supervisors Meeting Minutes August 6, 2015 ..... Tab 07
  - C. Consideration of Board of Supervisors Meeting Minutes November 5, 2015 ..... Tab 08
  - D. Consideration of Operations and Maintenance Expenditures November 2015 ..... Tab 09
  - E. Review of Financial Statements Month Ending September 30, 2015..... Tab 10
  - F. General Matters of the District
- 5. STAFF REPORTS**
  - A. District Counsel
  - B. District Engineer
  - C. District Manager
- 6. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 397-5120.