

MINUTES OF MEETING  
BELLA COLLINA  
COMMUNITY DEVELOPMENT DISTRICT

The Regular Meeting of the Bella Collina Community Development District was held Thursday, August 9, 2018 at 9:00 a.m. at the Bella Collina Clubhouse, 16350 Vetta Drive, Montverde, Florida.

Present and constituting a quorum were:

Randall Greene	Chairman
Duane Owen	Assistant Secretary
Dutch Holt	Assistant Secretary
Andrew Gorrill	Assistant Secretary

Also present were:

George Flint	District Manager
Andrew d'Adesky	District Counsel
Steve Boyd	District Engineer by phone
Alan Scheerer	Field Manager

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Flint called the meeting to order.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

There being none, the next item followed.

**THIRD ORDER OF BUSINESS**

**Approval of Minutes of May 10, 2018 Meeting**

Mr. Flint: Does the Board have additions, deletions, or corrections to the minutes?

Mr. Greene: I had none.

Mr. Holt: I did not see any.

On MOTION by Mr. Holt, seconded by Mr. Greene, with all in favor, the minutes of the May 10, 2018 Board of Supervisor’s Meeting were approved, as presented.

**FOURTH ORDER OF BUSINESS**

**Review and Acceptance of Fiscal Year 2017 Audit Report**

Mr. Flint: You were provided a copy of this. This report has already been transmitted to the State of Florida It was required to be transmitted by June 30<sup>th</sup>.

On MOTION by Mr. Greene, seconded by Mr. Holt, with all in favor, the Fiscal Year 2017 Audit Report was accepted.

**FIFTH ORDER OF BUSINESS**

**Ratification of Conflict Waiver Letter**

Mr. Scheerer: This was the existing client of our firm who was represented by Mike. He was going to purchase a single family plotted lot within the development, but after discussion with Randall they determined there was a conflict.

On MOTION by Mr. Holt, seconded by Mr. Greene, with all in favor, the Conflict Waiver Letter was ratified.

**SIXTH ORDER OF BUSINESS**

**Public Hearing**

**A. Consideration of Resolution 2018-02 Adopting Fiscal Year 2019 Budget and Relating to the Annual Appropriations**

Mr. Flint: You all approved a proposed budget back in the Spring and set the public hearing for today. It is a public hearing but I will note that there are no members of the public present to provide comment. We will bring it back to the Board for discussion and consideration. Exhibit A to that resolution is the budget. If there are any questions we can discuss those.

On MOTION by Mr. Greene, seconded by Mr. Holt, with all in favor, Resolution 2018-02 Adopting Fiscal Year 2019 Budget and Relating to the Annual Appropriations, was approved.

**B. Consideration of Resolution 2018-03 Imposing Special Assessments and Certifying an Assessment Roll**

Mr. Flint: There are two exhibits to the resolution. One is the budget and the other is the assessment roll. The assessment roll merely lists each property within the District and the amount each property would be assessed as a result of the budget that was approved. Those per unit amounts are not changing. We will note that there are no members of the public to provide comment. Are there any questions from the Board?

On MOTION by Mr. Greene, seconded by Mr. Holt, with all in favor, Resolution 2018-03 Imposing Special Assessments and Certifying an Assessment Roll, was approved.

**SEVENTH ORDER OF BUSINESS**

**Contract Renewals**

**A. Landscape/Grounds Maintenance**

Mr. Flint: The first contract renewal is with the Club at Bella Collina for mowing of the dry retention areas. This would be the first amendment to that agreement. Alan do you want to add anything?

Mr. Scheerer: The Club has been doing a great job of maintaining those dry ponds.

On MOTION by Mr. Holt, seconded by Mr. Greene, with all in favor, the Landscape/Grounds Maintenance Contract with the Club at Bella Collina, was approved.

**B. Aquatic Maintenance**

Mr. Flint: This is the plant management agreement. Alan, do you want to go over that?

Mr. Scheerer: Sure, the District's two wet ponds in the community, the first one is right when you come into the estate side. The other one is the water treatment pond. Those are the only two ponds that we maintain for aquatic vegetation and this is in line with previous contracts.

On MOTION by Mr. Greene, seconded by Mr. Holt, with all in favor, the Aquatic Maintenance Agreement with Applied Aquatic Management, Inc., was approved.

**EIGHTH ORDER OF BUSINESS**

**Staff Reports**

**A. Attorney**

Mr. d'Adesky: We don't have anything major. We've gotten everything we need for the petition except for the map. They will not accept it without the map.

**B. Engineer**

Mr. Flint: Steve, do you have anything for the Board?

Mr. Boyd: We are still working on the closeout of the lodge. We are working to finalize.

**C. District Manager's Report**

**i. Approval of Check Register**

Mr. Flint: Are there any questions on the check register from May 1<sup>st</sup> through July 31<sup>st</sup>, totaling \$186,638.99.

On MOTION by Mr. Greene, seconded by Mr. Holt, with all in favor, the Check Register was approved.

**ii. Balance Sheet and Income Statement**

Mr. Flint: You have the unaudited financial statements through July 30<sup>th</sup>, and there is no action required. If the Board has any questions we can discuss those.

**iii. Approval of Fiscal Year 2019 Meeting Schedule**

Mr. Flint: When you adopt your budget we typically have you approved the meeting schedule for the next year. We are suggesting the second Thursday at 9:30.

On MOTION by Mr. Greene, seconded by Mr. Greene, with all in favor, the Fiscal Year 2019 Meeting Schedule was approved.

**iv. SBA Florida PRIME Monthly Summary Report**

Mr. Flint: You have this for your review in your agendas.

**NINTH ORDER OF BUSINESS**

**Other Business**

There being none, the next item followed.

**TENTH ORDER OF BUSINESS**

**Supervisor's Requests**

Mr. Flint: Are there any requests that were not discussed?

**ELEVENTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Greene, seconded by Mr. Holt, with all in favor, the meeting adjourned at 9:15 a.m.

  
Secretary/Assistant Secretary

  
Chairman/Vice Chairman

*DAVID F. GREENE*