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3 **LAKESHORE RANCH**  
4 **COMMUNITY DEVELOPMENT DISTRICT**

5 The Regular Meeting of the Board of Supervisors of the Lakeshore Ranch Community  
6 Development District was held on Wednesday, August 16, 2017 at 6:30 p.m. at the Lakeshore Ranch  
7 Clubhouse, 19730 Sundance Lake Boulevard, Land O' Lakes, Florida 34638.

8 **FIRST ORDER OF BUSINESS – Roll Call**

9 Ms. Comings-Thibault called the meeting to order.

10 Present and establishing a quorum were:

11 John Rose	Board Supervisor, Chairman
12 Christine Lagnese	Board Supervisor, Vice Chairwoman
13 James Hollingsworth	Board Supervisor, Assistant Secretary
14 Shawn McCaig	Board Supervisor, Assistant Secretary
15 Janice Tremblay	Board Supervisor, Assistant Secretary

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17 Also present were:

18 Patricia Comings-Thibault	District Manager/Treasurer
19 John Vericker	District Counsel
20 Heather Alexandre	Amenity Manager
21 Alan Wright	DPFG Operations
22 Dana Bryant	DPFG Operations
23 John Burkett	Luke Brothers

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25 **Pledge of Allegiance**

26 **SECOND ORDER OF BUSINESS - Audience Comments**

27 Mr. Tyler addressed speed bumps and crosswalks and Ms. Comings-Thibault stated it will be  
28 mentioned later in the meeting and asked to hold all questions referring to the crosswalks.

29 Resident addressed waterline on her property. Ms. Comings-Thibault asked that all information  
30 is emailed to her to further assess the situation.

31 **THIRD ORDER OF BUSINESS – Landscape & Pond Maintenance**

32 **A. Aquatic Systems –Waterway Inspection Report-July 2017**

33 **1. Aquatic Systems – Renewal Agreement**

34 Mr. Hamilton presented Aquatic Systems Renewal Agreement and asked for comments and  
35 questions.

36 On a MOTION by Mr. Rose, SECONDED by Ms. Tremblay, WITH ALL IN FAVOR, the Board  
37 approved the Aquatic Systems – Renewal Agreement Contract to continue for another year for the  
38 Lakeshore Ranch Community Development District.

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42 **2. Cornerstone Monthly NPDES Compliance Report**

43 Ms. Comings-Thibault presented the Cornerstone Monthly NPDES Compliance Report and asked  
44 for comments or questions.

45 Discussion ensued. Mr. Rose requested that monthly reports and letters continue to be sent to  
46 Cornerstone.

47 **3. Luke Brothers**

48 Mr. Wright presented the Luke Brother Report and asked for any comments or questions.

49 Discussion ensued. The Ms. Comings-Thibault requested in writing that Luke Brothers would  
50 guarantee a round of Snapshot at Luke Brothers' expense every six months, and re-meet Monday, August  
51 28<sup>th</sup> for a walk through at 9:30 a.m.

52 **FOURTH ORDER OF BUSINESS – Operations & Amenity Management**

53 **A. DPFPG Operations Report**

54 Ms. Comings-Thibault presented the DPFPG Operations Report.

55 **B. Amenity Manager Report**

56 Ms. Alexandre presented the Amenity Manger's Report and asked for comments or questions.

57 Ms. Alexandre also requested solutions to get through to engineering companies for pool surface  
58 analysis.

59 **FIFTH ORDER OF BUSINESS – Consent Agenda**

60 **A. Consideration of the Regular Meeting Minutes – July 12, 2017**

61 **B. Consideration of the June 2017 Operation & Maintenance Expenditures**

62 **C. Acceptance of Unaudited June 2017 Financial Statements**

63 On a MOTION by Ms. Lagnese, SECONDED by Ms. Tremblay, WITH ALL IN FAVOR, the Board  
64 approved Items A - C for the Lakeshore Ranch Community Development District.

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66 **SIXTH ORDER OF BUSINESS –Business Matters**

67 **A. Public Hearing on Fiscal Year 2017-2018 Budget**

68 **1. Open Public Hearing**

69 Ms. Comings-Thibault requested a motion to open the Public Hearing.

70 On a MOTION by Ms. Lagnese, SECONDED by Mr. McCaig, WITH ALL IN FAVOR, the Board  
71 requested a motion to open the Public Hearing for the Lakeshore Ranch Community Development  
72 District.

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74 **2. Presentation of the Fiscal Year 2017-2018 Budget**

75 Ms. Comings-Thibault presented the Fiscal Year 2017-2018 Budget and asked for any  
76 comments or questions

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**3. Public Comment & Testimony**

Resident asked about when the fees are due.

**4. Close the Public Hearing**

Ms. Comings-Thibault requested a motion to close the Public Hearing.

On a MOTION by Ms. Lagnese, SECONDED by Mr. McCaig, WITH ALL IN FAVOR, the Board requested a motion to close a Public Hearing for the Lakeshore Ranch Community Development District.

**B. Consideration of Resolution 2017-06 Annual Appropriation & Adoption of the Fiscal Year 2017-2018 Budget**

Ms. Comings-Thibault presented Resolution 2017-06 Annual Appropriation & Adoption of the Fiscal Year 2017-2018 Budget.

On a MOTION by Ms. Tremblay, SECONDED by Ms. Lagnese, WITH ALL IN FAVOR, the Board adopted the Resolution 2017- 06 Annual Appropriation & Adoption of the Fiscal Year 2017-2018 Budget for the Lakeshore Ranch Community Development District.

**C. Consideration of Resolution 2017-07 Imposing Special Assessments to Fund Fiscal Year 2017-2018 Budget**

Ms. Comings-Thibault presented Resolution 2017-07 Imposing Special Assessments to Fund Fiscal Year 2017-2018 Budget.

On a MOTION by Ms. Lagnese, SECONDED by Mr. Hollingsworth, WITH ALL IN FAVOR, the Board adopted Resolution 2017-07 Imposing Special Assessments to Fund Fiscal Year 2017-2018 Budget for the Lakeshore Ranch Community Development District.

**D. Consideration of Proposal LLS Tax Solutions for Arbitrage-\$650**

Ms. Comings-Thibault presented Consideration of Proposal LLS Tax Solutions for Arbitrage-\$650.

On a MOTION by Ms. Lagnese, SECONDED by Ms. Tremblay, WITH ALL IN FAVOR, the Board approved the Consideration of Proposal LLS Tax Solutions for Arbitrage-\$650 for the Lakeshore Ranch Community Development District.

**E. Discussion of Pocket Park**

Ms. Comings-Thibault presented the Discussion of Pocket Park.  
Discussion ensued. The District Manager requested proposals for two benches for next meeting.

**F. Discussion of Swim Kids Contract – Hours Addendum/Payment Date**

Ms. Comings-Thibault presented Discussion of Swim Kids Contract –Hours Addendum/Payment Date.  
Discussion ensued.

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121 On a MOTION by Ms. Lagnese, SECONDED by Ms. Tremblay, WITH ALL IN FAVOR, the Board  
122 denied Item A. Addition of New Hours for the Lakeshore Ranch Community Development District.

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124 On a MOTION by Mr. Hollingsworth, SECONDED by Ms. Tremblay, WITH ALL IN FAVOR, the  
125 Board approved Item B. Change Payment Date for the Lakeshore Ranch Community Development  
126 District.

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**G. Discussion of Additional Signage**

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**1. No Passing Sign on Watercolor and Falcon Crest**

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**2. Speed Limit Sign on Watercolor**

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Ms. Comings-Thibault presented Discussion of Additional Signage and asked for comments or  
132 questions.

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On a MOTION by Mr. Rose, SECONDED by Mr. Hollingsworth, WITH ALL IN FAVOR, the Board  
approved one additional Speed Limit Sign on Watercolor and one additional Speed Limit Sign on Falcon  
Crest for the Lakeshore Ranch Community Development District.

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**SEVENTH ORDER OF BUSINESS – Staff Reports**

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**A. District Manager**

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Ms. Comings-Thibault presented Big Shine Energy – Energy Utility Audit and asked for any  
140 comments or questions.

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On a MOTION by Mr. Rose, SECONDED by Ms. Lagnese, WITH ALL IN FAVOR, the Board  
authorized Big Shine Energy to perform an Energy Utility Audit for the Lakeshore Ranch Community  
Development District.

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**B. Attorney**

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Mr. Vericker presented a draft Erosion Repair Contract from GHD and explained that the  
147 company asked to cap liability at \$50,000 except for gross negligence.

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Discussion ensued.

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On a MOTION by Mr. McCaig, SECONDED by Ms. Lagnese, WITH ALL IN FAVOR, the Board  
authorized the District Manager to work with the Chairman to get additional information regarding entry  
access points and to veto if equipment is not the correct size for the Lakeshore Ranch Community  
Development District.

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**C. Engineer**

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**1. Discussion of Crosswalks**

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Ms. Comings-Thibault presented Discussion of Crosswalks and asked for any comments or  
157 questions.

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Discussion ensued.

159 On a MOTION by Ms. Lagnese, SECONDED by Mr. Hollingsworth, WITH Mr. Rose and Mr. McCaig  
160 voting Aye and Ms. Tremblay voting NAY, the Board agreed to submit the Engineer's plan to the county  
161 for permits for the Lakeshore Ranch Community Development District.

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163 **EIGHTH ORDER OF BUSINESS – Supervisor Requests**

164 Mr. Rose requested an update on the speed bumps.

165 **NINTH ORDER OF BUSINESS – Audience Comments – New Business**

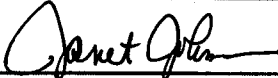
166 There being none, next item followed.

167 **TENTH ORDER OF BUSINESS – Adjournment**

168 On a MOTION by Mr. Rose, SECONDED by Ms. Lagnese, WITH ALL IN FAVOR, the Board  
169 adjourned the meeting for the Lakeshore Ranch Community Development District.

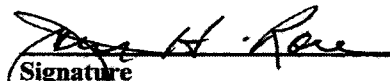
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171 *\*Each person who decides to appeal any decision made by the Board with respect to any matter*  
172 *considered at the meeting is advised that person may need to ensure that a verbatim record of the*  
173 *proceedings is made, including the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

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175 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed  
176 meeting held on 9-13-17.

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178 \_\_\_\_\_  
179 Signature

180 Janet Johns  
181 \_\_\_\_\_  
182 Printed Name

183 Title:  Secretary  Assistant Secretary  
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\_\_\_\_\_  
Signature

John H. Rose  
\_\_\_\_\_  
Printed Name

Title:  Chairman  Vice Chairman

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