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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, June 14, 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 Also present were:

16 Patricia Comings-Thibault	District Manager/Treasurer
17 John Vericker	District Counsel
18 Heather Alexandre	Amenity Manager
19 Alan Wright	DPG Operations
20 John Burkett	Luke Brothers

21 **Pledge of Allegiance**

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

23 There being none, next item followed.

24 **THIRD ORDER OF BUSINESS – Professional**

25 **A. SwimKids USA**

26 A representative from SwimKids USA gave a presentation to the Board.

27 Discussion ensued.

28 On a MOTION by Mr. McCaig, SECONDED by Mr. Hollingsworth, WITH ALL IN FAVOR, the Board
29 approved entering into the SwimKids USA Agreement June 30th 2017 through September 30, 2018, with
30 lower rates for residents, and authorizing District Counsel to draft the agreement for the Lakeshore Ranch
31 Community Development District.

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33 **FOURTH ORDER OF BUSINESS – Landscape and Pond Maintenance**

34 **A. Aquatic Systems**

35 Ms. Comings-Thibault presented the Aquatic Systems Report and asked for comments or
36 questions.

37 **B. Luke Brothers**

38 Mr. Wright presented the Luke Brothers Report and asked for comments or questions.

39 Discussion ensued. The Board requested that the palm tree seed problem be taken care of
40 quickly.

41 Also, Mr. Wright mentioned a loose section of sidewalk at the dock that needs to be repaired.

42 Discussion ensued. Mr. Burkett will get the contact information for a vendor that uses Chemical
43 Grout.

44 On a MOTION by Ms. Lagnese, SECONDED by Mr. McCaig, WITH ALL IN FAVOR, the Board
45 approved using Chemical Grout to repair the sidewalk, not to exceed \$3,000, for the Lakeshore Ranch
46 Community Development District.

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48 **FIFTH ORDER OF BUSINESS - Operations & Amenity Management**

49 **A. DPFG Operations Report**

50 Mr. Wright presented the DPFG Operations Report and asked for comments or questions.

51 **B. Operations Proposals:**

52 **1. Luke Brothers – Ditch Clean Out \$600**

53 On a MOTION by Ms. Lagnese, SECONDED by Mr. McCaig, WITH ALL IN FAVOR, the Board
54 approved the Luke Brothers Ditch Clean Out - \$600 for the Lakeshore Ranch Community Development
55 District.

56

57 **2. Creative Decking Solutions - \$2,505**

58 On a MOTION by Mr. McCaig, SECONDED by Mr. Hollingsworth, WITH ALL IN FAVOR, the Board
59 approved the Creative Decking Solutions Proposal, not to exceed \$2,505, and to obtaining one more
60 proposal if possible, for the Lakeshore Ranch Community Development District.

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62 **3. Home Repair Solutions – Sidewalk Repair - \$1,658**

63 On a MOTION by Mr. McCaig, SECONDED by Ms. Lagnese, WITH ALL IN FAVOR, the Board
64 approved the Home Repair Solutions – Sidewalk Repair - \$1,658 for the Lakeshore Ranch Community
65 Development District.

66

67 **4. Home Repair Solutions – Bike Rack Slab - \$730.25 – Amphitheater**

68 *This item was tabled*

69 **C. Amenity Manager Report**

70 Ms. Alexandre presented the Amenity Manager Report and asked for comments or questions.

71 **SIXTH ORDER OF BUSINESS – Consent Agenda**

72 **A. Approval of the Minutes of the May 3, 2017 Meeting**

73 **B. Consideration of April 2017 Operations & Maintenance Expenditures**

74 **C. Acceptance of the Unaudited April 2017 Financial Statements**

75 On a MOTION by Mr. Rose, SECONDED by Ms. Lagnese, WITH ALL IN FAVOR, the Board approved
76 **Items A - C** for the Lakeshore Ranch Community Development District.

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78 **SEVENTH ORDER OF BUSINESS – Business Matters**

79 **A. Presentation of the FY 2018 Proposed Budget**

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81 Ms. Comings-Thibault presented the FY 2018 Proposed Budget and asked for comments or
82 questions.

83 **B. Consideration and Approval of Resolution 2017-04 Approving the Proposed FY**
84 **2018 Budget and Setting the Public Hearing**

85
86 Ms. Comings-Thibault presented Resolution 2017-04 Approving the Proposed FY 2018 Budget
87 and Setting the Public Hearing and asked for comments or questions.

88 On a MOTION by Ms. Lagnese, SECONDED by Mr. McCaig, WITH ALL IN FAVOR, the Board
89 adopted Resolution 2017-04 Approving the Proposed FY 2018 Budget and Setting the Public Hearing for
90 August 16, 2017 at 6:30 p.m. at the Lakeshore Ranch Clubhouse, 19730 Sundance Lake Blvd., Land
91 O'Lakes, FL 34638, for the Lakeshore Ranch Community Development District.

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93 **C. Presentation of the Pasco County Supervisor of Elections Registered Voter Count -**
94 **672**

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96 Ms. Comings-Thibault presented the Pasco County Supervisor of Elections Registered Voter
97 Count – 672 and asked for comments or questions.

98 **D. Consideration of Driveway Apron Improvement Agreement**

99 Ms. Comings-Thibault presented Consideration of Driveway Apron Improvement Agreement and
100 asked for comments or questions.

101 On a MOTION by Ms. Lagnese, SECONDED by Mr. Hollingsworth, WITH ALL IN FAVOR, the Board
102 accepted the Driveway Apron Improvement Agreement for the Lakeshore Ranch Community
103 Development District.

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105 **E. Consideration of Crockett's Towing Agreement to Handle Private Property**
106 **Impounds**

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108 Ms. Comings-Thibault presented Consideration of Crockett's Towing Agreement to Handle
109 Private Property Impounds and asked for comments or questions.

110 On a MOTION by Ms. Lagnese, SECONDED by Mr. Hollingsworth, WITH ALL IN FAVOR, the Board
111 the Crockett's Towing Agreement to Handle Private Property Impounds for the Lakeshore Ranch
112 Community Development District.

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114 **F. Discussion of Enhanced Camera Security Proposal**

115 Ms. Comings-Thibault presented Discussion of Enhanced Camera Security Proposal and asked
116 for comments or questions.

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118 Discussion ensued. The Board requested District Manager to investigate a barrier arm.

119 **G. Discussion Regarding Leash Law**

120 Ms. Comings-Thibault presented Discussion Regarding Leash Law and asked for comments or
121 questions.

122 Discussion ensued. The Board requested the Amenity Manager send out an email to residents
123 reminding them of the leash law.

124 **H. Discussion Regarding Nuisance Gator**

125 Ms. Comings-Thibault presented Discussion Regarding Nuisance Gator and asked for comments
126 or questions.

127 Discussion ensued.

128 **I. Other Business**

129 **1. Pasco County Sheriff**

130 Representatives from the Pasco County Sheriff's office attended the meeting to speak to
131 the Board about issues and problems in the community.

132 Issues discussed were speeding, vehicles not stopping when bus is picking up children,
133 suspicious/abandoned vehicles.

134 The deputy requested a copy of the agreement to be sent to the Pasco County Sheriff's
135 Office.

136 **EIGHTH ORDER OF BUSINESS – Staff Reports**

137 **A. District Manager**

138 There being none, next item followed.

139 **B. Attorney**

140 There being none, next item followed.

141 **C. Engineer**

142 There being none, next item followed.

143 **NINTH ORDER OF BUSINESS – Supervisor Requests**

144 **A. Discussion Regarding Neighborhood Alert**

145 Ms. Comings-Thibault presented Discussion Regarding Neighborhood Alert and asked for
146 comments or questions.

147 Discussion ensued.

148 **B. Discussion Regarding Property for Playground**

149 Mr. Hollingsworth had a question about the proposed property viability for a playground.

150 District Manager will reach out to District Engineer to see what could be put in.

151 **TENTH ORDER OF BUSINESS – Audience Comments – New Business**

152 There being none, next item followed.

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ELEVENTH ORDER OF BUSINESS – Adjournment

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


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**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.*

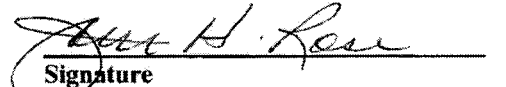
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Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on _____

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Signature
Patricia Ann Thibault
Printed Name
Title: Secretary Assistant Secretary



Signature
John H. Rose
Printed Name
Title: Chairman Vice Chairman

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