

**MINUTES OF MEETING
STONEBROOK WEST
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Stoneybrook West Community Development District was held on Thursday, July 27, 2016 at 6:35 p.m. at the Town Center, 1201 Black Lake Boulevard, Winter Garden, Florida.

Present were:

Hector Clemente
Tom White
Daniel Dennis

Chairman
Secretary
Assistant Secretary

Also present were:

Gary L. Moyer
Scott Clark
Brian Smith
Mike Piazza

Moyer Management Group
Attorney
Field Operations Manager
Community Association Manager

The following is a summary of the minutes and actions taken at the July 27, 2016 Stoneybrook West Board of Supervisors meeting.

**FIRST ORDER OF BUSINESS
SECOND ORDER OF BUSINESS**

**Call to Order
Roll Call**

Mr. Moyer called the meeting to order and stated the record will reflect supervisors Clemente, White and Dennis are present which constitutes a quorum of the Board.

THIRD ORDER OF BUSINESS

Approval/Additions to Agenda

- The filling of the vacant seats was addressed.

Mr. Moyer commented that Ms. Gabriella Coimbra Branco submitted her resume for consideration by the Board. The BOS requested Ms. Branco be invited to attend the next meeting.

FOURTH ORDER OF BUSINESS

Public Comment Period

Mr. Piazza commented on homeowner concern regarding the presence of rodents in the dry pond area.

- It was noted that this is a wetland conservation area and the CDD maintains the drains but cannot clear the area.

FIFTH ORDER OF BUSINESS

Organization Matters

- A. Appointment of New Supervisor**
- B. Oath of Office of Newly Appointed Supervisor**
- C. Election of Officers – Resolution 2016-6**

- Previously addressed under Third Order of Business.

SIXTH ORDER OF BUSINESS

Public Hearing to Adopt Fiscal Year 2017 Budget

A. Fiscal Year 2017 Budget

Mr. Moyer reviewed the fiscal year 2017 budget.

- There is no increase in assessments.
- The meeting has been advertised as a public hearing.
- The public hearing was opened for public comment. Hearing none, questions from the Board were addressed.
- Golf course ownership, management, maintenance and zoning was discussed.

On MOTION by Mr. Dennis seconded by Mr. White with all in favor District Counsel was authorized to research zoning and potential land use of the golf course.

B. Consideration of Resolution 2016-4 Adopting the Budget

Mr. Moyer presented Resolution 2016-4 for adoption.

On MOTION by Mr. Clemente seconded by Mr. Dennis with all in favor Resolution 2016-4 the annual appropriation resolution of the Stoneybrook West Community Development District relating to the annual appropriations and adopting the budget for the fiscal year beginning October 1, 2016 and ending September 30, 2017 was adopted.

C. Consideration of Resolution 2016-5 Levying the Assessments

Mr. Moyer presented Resolution 2016-5 which will be sent to the Property Appraiser and Tax Collector advising them to levy these assessments on the real estate tax bills of Orange County.

On MOTION by Mr. Dennis seconded by Mr. Clemente with all in favor Resolution 2016-5 a resolution of the Board of Supervisors of the Stoneybrook West Community Development District imposing special assessments and certifying an assessment roll, providing a severability clause; and providing an effective date was adopted.

SEVENTH ORDER OF BUSINESS

Approval of the Meeting Minutes

A. June 23, 2016

Mr. Moyer stated each Board member received a copy of the minutes of the June 23, 2016 meeting and requested any additions, corrections or deletions.

There not being any,

On MOTION by Mr. Dennis seconded by Mr. Clemente with all in favor the minutes of the June 23, 2016 meeting were approved.

EIGHTH ORDER OF BUSINESS

District Manager's Report

A. Financial Statements

Mr. Moyer reviewed the June 30, 2016 financial statements which were included in the agenda package.

- 99% of non-ad valorem assessments have been collected through June 30, 2016.
- The District is over budget by \$9,180 on the operations and maintenance due to the purchase of the fountain.
- Mr. Clemente noted the city can help address code violations and/or health violations with the golf course.

B. Check Register and Invoices

The check register for the period June 1, 2016 to June 30, 2016 was included in the agenda package.

On MOTION by Mr. Clemente seconded by Mr. Dennis with all in favor the June 1, 2016 – June 30, 2016 check register and invoices were approved.

C. Fiscal Year 2017 Meeting Schedule

Mr. Moyer presented a fiscal year 2017 meeting schedule for review.

On MOTION by Mr. White seconded by Mr. Clemente with all in favor the fiscal year meeting schedule was approved as presented.

NINTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Clark addressed the following:

- The ordinance creating the boundaries of the District carves out the golf course; it is excluded.
- He has reviewed the Water Management District documents to allocate maintenance responsibilities which from his perspective are fine for the CDD to sign since we are parceling out responsibilities rather than accepting responsibilities.
- Signatures of the CDD, HOA, Stone Creek and the golf course are required.

On MOTION by Mr. Dennis seconded by Mr. Clemente with all in favor the Chairman was authorized to execute the Water Management District documents.

- The responsibility of the golf course regarding the bridge was discussed.
- District Counsel will verify insurance coverage by the golf course.

B. Engineer

There not being any, the next item followed.

C. Field Operations Manager

- i. **Field Management Report**
- ii. **Action Items List**
- iii. **Residential Call Log**
- iv. **Aquatic Systems Report**

- v. **Vertex Water Features**
- vi. **ValleyCrest Landscape Report**
- vii. **Southern Mosquito Control Services Report**

- The monthly Field Management Reports were included in the agenda package.
- Questions and comments from the Board were addressed.

TENTH ORDER OF BUSINESS

Other Business

A. Discussion of Alligator Signs for Ponds

- Installing alligator signage by the ponds was discussed. No action will be taken at this time.

ELEVENTH ORDER OF BUSINESS

Supervisor Comments

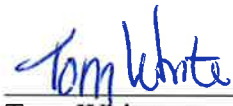
- Mr. Piazza requested a description of Board of Supervisor responsibilities.

TWELFTH ORDER OF BUSINESS


Adjournment

There being no further business,

On MOTION by Mr. White seconded by Mr. Clemente with all in favor the meeting was adjourned.



Tom White
Secretary



Hector Clemente
Chairman