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**MINUTES OF MEETING
AVALON GROVES
COMMUNITY DEVELOPMENT DISTRICT**

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The Regular Meeting of the Board of Supervisors of the Avalon Groves Community Development District was held on Monday, August 27, 2018 at 11:30 a.m. the Cagan Crossing Community Library, 16729 Cagan Oaks, Clermont, Florida 34714.

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FIRST ORDER OF BUSINESS – Roll Call

Ms. Comings-Thibault called the meeting to order.

Present and constituting a quorum were:

Greg Meath	Board Supervisor, Chairman
Brad Walker	Board Supervisor, Vice Chairman
Candice Smith	Board Supervisor, Assistant Secretary

Also present were:

Patricia Comings-Thibault	District Manager, DPF, Inc.
Jere Earlywine	District Counsel, Hopping Green & Sams (<i>via phone</i>)

The following is a summary of the discussions and actions taken at the August 27, 2018 Avalon Groves CDD Board of Supervisors meeting.

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SECOND ORDER OF BUSINESS – Audience Comments

Ms. Comings-Thibault opened the floor for the audience to ask questions and to comment on agenda items. There being none, net item followed.

THIRD ORDER OF BUSINESS – Administrative Matters

Ms. Comings-Thibault presented the administrative matters that included the minutes of the Board of Supervisors' regular meeting held on May 24, 2018 (*Exhibit 1*), the unaudited July 2018 financials (*Exhibit 2*), Resolution 2018-06; Designating Dates, Times & Location for Meetings (*Exhibit 3*), and Resolution 2018-07; Amending Resolution 2018-05; Resetting the Date of the Public Hearing for Fiscal Year (FY) 2018-2019 Budget to the Board (*Exhibit 4*) for their review and consideration.

A. *Exhibit 1*: Consideration and Approval of the Minutes from the May 24, 2018 Meeting

On a MOTION by Mr. Meath, SECONDED by Mr. Walker, WITH ALL IN FAVOR, the Board approved the minutes of the Board of Supervisors' regular meeting held on **May 24, 2018** for the Avalon Groves Community Development District.

B. *Exhibit 2*: Acceptance of the Unaudited July 2018 Financials

On a MOTION by Mr. Meath, SECONDED by Ms. Smith, WITH ALL IN FAVOR, the Board accepted the Unaudited **July 2018** Financials for the Avalon Groves Community Development District.

C. *Exhibit 3*: Consideration of Resolution 2018-06; Designating Dates, Times & Location for Meetings

On a MOTION by Mr. Meath, SECONDED by Mr. Walker, WITH ALL IN FAVOR, the Board approved Resolution **2018-06**; Designating Dates, Times & Location for Meetings as amended to be held on the 4th Thursday of every month (moving the November 22, 2018 meeting to directly follow the

43 November 6, 2018 Landowners meeting and cancelling the December 27, 2018 meeting) at 11:30 a.m. at
44 the Cagan Crossing Community Library, 16729 Cagan Oaks, Clermont, Florida 34714 for the Avalon
45 Groves Community Development District.

46 D. **Exhibit 4:** Consideration of Resolution 2018-07; Amending Resolution 2018-05; Resetting the
47 Date of the Public Hearing for Fiscal Year (FY) 2018-2019 Budget

48 On a MOTION by Ms. Smith, SECONDED by Mr. Walker, WITH ALL IN FAVOR, the Board approved
49 Resolution **2018-07**; Amending Resolution **2018-05**; Resetting the Date of the Public Hearing for Fiscal
50 Year (FY) 2018-2019 Budget to be held on August 27, 2018 at 11: 30 a.m. at the Cagan Crossing
51 Community Library, 16729 Cagan Oaks, Clermont, Florida 34714 for the Avalon Groves Community
52 Development District.

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54 **FOURTH ORDER OF BUSINESS – Business Items**

55 Ms. Comings-Thibault presented the business items and called for a motion to open the Fiscal
56 Year (FY) 2018-2019 Budget Public Hearing. Ms. Comings-Thibault presented the Fiscal Year (FY)
57 2018-2019 Budget (**Exhibit 5**) to the Board for their review and consideration and asked for questions or
58 comments. There being none, Ms. Comings-Thibault asked for a motion to close the public hearing.

59 A. Fiscal Year (FY) 2018-2019 Budget Public Hearing

60 On a MOTION by Mr. Walker, SECONDED by Mr. Meath, WITH ALL IN FAVOR, the Board opened
61 the Fiscal Year (FY) **2018-2019** Budget Public Hearing for the Avalon Groves Community Development
62 District.

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64 On a MOTION by Mr. Walker, SECONDED by Mr. Meath, WITH ALL IN FAVOR, the Board closed
65 the Fiscal Year (FY) **2018-2019** Budget Public Hearing for the Avalon Groves Community Development
66 District.

67 B. **Exhibit 6:** Consideration of Resolution 2018-08; Adopting the Fiscal Year (FY) 2018-2019
68 Budget & Funding Agreement

69 On a MOTION by Ms. Smith, SECONDED by Mr. Meath, WITH ALL IN FAVOR, the Board adopted
70 Resolution **2018-08**; Adopting the Fiscal Year (FY) 2018-2019 Budget & Funding Agreement subject to
71 corrections for the Avalon Groves Community Development District.

72 C. Fiscal Year (FY) 2018-2019 Assessment Public Hearing

73 Ms. Comings-Thibault asked for a motion to open the Fiscal Year (FY) 2018-2019 Assessment
74 Public Hearing. Ms. Comings-Thibault presented the special assessments and asked for questions or
75 comments. There being none, Ms. Comings-Thibault asked for a motion to close the public hearing.

76 On a MOTION by Mr. Meath, SECONDED by Mr. Walker, WITH ALL IN FAVOR, the Board opened
77 the Fiscal Year (FY) **2018-2019** Assessment Public Hearing for the Avalon Groves Community
78 Development District.

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80 On a MOTION by Mr. Meath, SECONDED by Mr. Walker, WITH ALL IN FAVOR, the Board closed
81 the Fiscal Year (FY) **2018-2019** Assessment Public Hearing for the Avalon Groves Community
82 Development District.

83 D. **Exhibit 7:** Consideration of Resolution 2018-09; Providing for the Collection & Enforcement of
84 Special Assessments for Fiscal Year (FY) 2018-2019

85 On a MOTION by Mr. Meath, SECONDED by Mr. Walker, WITH ALL IN FAVOR, the Board
86 approved Resolution **2018-09**; Providing for the Collection & Enforcement of Special Assessments for
87 Fiscal Year (FY) 2018-2019 for the Avalon Groves Community Development District.

88 E. **Exhibit 8:** Consideration of Randy Suggs Change Order # 1 - \$40,760.50 Total Contract Price
89 Incorporating Change Order - \$237,126.80

90 Ms. Comings-Thibault presented the Randy Suggs Change Order # 1 to the Board for their review
91 and consideration. Discussion ensued.

92 On a MOTION by Ms. Smith, SECONDED by Mr. Walker, WITH ALL IN FAVOR, the Board accepted
93 the Randy Suggs Change Order # 1 - **\$40,760.50** Total Contract Price Incorporating Change Order -
94 **\$237,126.80** for the Avalon Groves Community Development District.

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

97 Ms. Comings-Thibault presented the consent agenda items that included the proposal for hog
98 removal from Humane Animal Removal Team (**Exhibit 9**), the proposal to create a CDD landscape
99 maintenance map from Heidt Design (**Exhibit 10**), the proposal for mowing the Bahia along Serona
100 Boulevard from Yellowstone Landscape (**Exhibit 11**), the termination of U.S. Lawns (**Exhibit 12**), the
101 proposal for environmental services monitoring and maintenance from Bio-Tech Consulting Inc. (**Exhibit**
102 **13**), and the proposal for environmental services monitoring and baseline monitoring report for Serona
103 Phase 1A from Bio-Tech Consulting Inc. (**Exhibit 14**) to the Board for their review and consideration.

104 On a MOTION by Ms. Smith, SECONDED by Mr. Walker, WITH ALL IN FAVOR, the Board approved
105 consent agenda items A-F for the Avalon Groves Community Development District.

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107 **SIXTH ORDER OF BUSINESS – Staff Reports**

108 Ms. Comings-Thibault opened the floor for the district staff to present their reports. Discussion
109 ensued concerning pond maintenance. Ms. Comings-Thibault presented the proposal from Aquatic
110 Systems and asked for a motion to accept the contract.

111 On a MOTION by Ms. Smith, SECONDED by Mr. Walker, WITH ALL IN FAVOR, the Board accepted
112 the Aquatic Systems contract in the amount **\$900.00 per month**, to retain a proposal NTE (not to exceed)
113 **\$2,000.00** for a one time cleanup, and to terminate the current vendor effective October 1, 2018 for the
114 Avalon Groves Community Development District.

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118 **SEVENTH ORDER OF BUSINESS – Supervisors Requests**

119 Ms. Comings-Thibault opened the floor for supervisor comments and requests. Discussion ensued
120 concerning the quick claim deed.
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EIGHTH ORDER OF BUSINESS – Adjournment

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Ms. Comings-Thibault asked for final questions, comments, or corrections before concluding the meeting. There being none, Ms. Comings-Thibault asked for a motion to adjourn the meeting.

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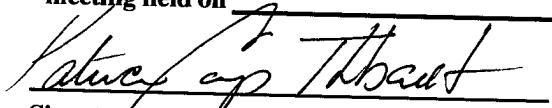
On a MOTION by Ms. Smith, SECONDED by Mr. Walker, WITH ALL IN FAVOR, the Board adjourned the meeting for the Avalon Groves Community Development District.

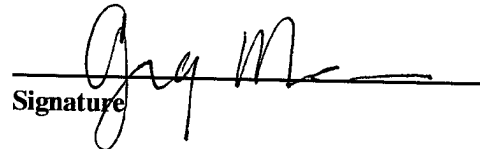
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**Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence 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 _____.


Signature


Signature

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Printed Name

Printed Name

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Title: Secretary Assistant Secretary

Title: Chairman Vice Chairman