

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the 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.

LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Long Lake Ranch Community Development District was held on Thursday, May 4, 2017 at 2:00 p.m., at the Long Lake Ranch Amenity Center, located at 19037 Long Lake Ranch Blvd., Lutz, FL 33558.

Present and Constituting a Quorum:

Betty Valenti	Board Supervisor, Chairman
Lee Thompson	Board Supervisor, Assistant Secretary
Erika Mitchell	Board Supervisor, Assistant Secretary

Also Present Were:

Joe Roethke	District Manager, Rizzetta & Company, Inc.
Tucker Mackie	District Counsel, Hopping Green & Sams
Brian Mahar	Yellowstone Landscape
Brett Perez	Yellowstone Landscape
Brian Dorry	Clubhouse Manager

Audience

FIRST ORDER OF BUSINESS

Call to Order

Mr. Roethke called the meeting to order and called the roll.

SECOND ORDER OF BUSINESS

Audience Comments on Agenda Items

A resident asked about lawn maintenance.

A resident asked about undeveloped property to the east of Long Lake Ranch.

A resident asked about number of residential lots currently occupied.

THIRD ORDER OF BUSINESS

Presentation of Resignation Letter from Mr. Andrade

Ms. Mitchell presented a resignation letter from Mr. Andrade.

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On a Motion by Ms. Mitchell, seconded by Ms. Valenti, with all in favor, the Board of Supervisors accepted the resignation letter from Milton Andrade for Long Lake Ranch Community Development District.

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FOURTH ORDER OF BUSINESS

Administer Oath of Office to Newly Elected Supervisor

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This item was tabled.

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FIFTH ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisor's Regular Meeting held on April 6, 2017

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On a Motion by Ms. Valenti, seconded by Ms. Mitchell, with all in favor, the Board of Supervisors approved the Regular Minutes of the Board of Supervisors' meeting held on April 6, 2017 as presented for Long Lake Ranch Community Development District.

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SIXTH ORDER OF BUSINESS

Consideration of the Operation and Maintenance Expenditures for March 2017

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On a motion by Ms. Valenti, seconded by Ms. Mitchell, with all in favor, the Board of Supervisors approved the Operation and Maintenance Expenditures for March 2017 (\$102,762.36) as presented for Long Lake Ranch Community Development District.

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SEVENTH ORDER OF BUSINESS

Ratification of 2015 Construction Requisitions

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There were no 2015 Construction Requisitions.

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EIGHTH ORDER OF BUSINESS

Ratification of 2016 Construction Requisitions: #12-16

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NUMBER	NAME	DOLLAR AMOUNT
CUS 12	Tree Farm 2, Inc	\$3,835.00
CUS 13	Hardscapes 2, Inc.	\$78,741.19
CUS 14	GeoPoint Surveying, Inc	\$1,500.00
CUS 15	Hopping Green & Sams	\$314.25
CUS 16	Tree Farm 2, Inc	\$82,667.97

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On a motion by Ms. Mitchell, seconded by Mr. Thompson, with all in favor, the Board of Supervisors ratified 2016 Construction Requisitions #12-16 for Long Lake Ranch Community Development District.

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NINTH ORDER OF BUSINESS

Ratification of Change Order

There were no change orders.

TENTH ORDER OF BUSINESS

Presentation of Field Inspection Report

Mr. Roethke presented the field inspection report to the Board. Mr. Mahar discussed several maintenance issues with the Board. Ms. Valenti requested to revisit the plans for installing new landscape at the monument on State Road 54.

ELEVENTH ORDER OF BUSINESS

Consideration for Landscape Enhancement Proposal

Mr. Roethke presented several landscape enhancement proposals to the Board.

On a motion by Ms. Valenti, seconded by Ms. Mitchell, with all in favor, the Board of Supervisors approved proposal from Yellowstone Landscape for anise plant installation at a cost of (\$125.94) for Long Lake Ranch Community Development District.

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TWELFTH ORDER OF BUSINESS

Ratification of Proposal for Annual Flowers

Mr. Roethke presented a proposal for annual flowers to the Board which has already been approved and needs Board ratification.

On a motion by Ms. Mitchell, seconded by Mr. Thompson, with all in favor, the Board of Supervisors ratified the annual flowers proposal from Yellowstone Landscape in the amount of (\$1,275.30) for Long Lake Ranch Community Development District.

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(Both Mr. Mahar and Mr. Perez left while the meeting was in progress at 2:17 p.m.)

THIRTEENTH ORDER OF BUSINESS

Consideration of Proposal for Pool Furniture

Mr. Roethke presented a proposal for pool furniture, and Ms. Valenti reviewed the details of this proposal with the Board.

On a motion by Ms. Mitchell, seconded by Mr. Thompson, with all in favor, the Board of Supervisors approved the proposal from Sunbrite Outdoor Furniture for new pool furniture in the amount of (\$11,230) for Long Lake Ranch Community Development District.

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FOURTEENTH ORDER OF BUSINESS **Consideration of Proposal for Sign Repairs**

Mr. Roethke presented a proposal for sign repairs to the Board.

On a motion by Ms. Valenti, seconded by Ms. Mitchell, with all in favor, the Board of Supervisors approved the proposal from Onsite Signage for sign repairs in the amount of (\$496) for Long Lake Ranch Community Development District.

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FIFTEENTH ORDER OF BUSINESS **Consideration of Engagement Letter for Arbitrage Rebate Calculation Services for 2014A-1 and 2014A-2**

Mr. Roethke presented an engagement letter from LLS Tax Solutions, Inc. for Arbitrage Rebate Calculation Services for Bonds 2014A-1 and 2014A-2 to the Board.

On a motion by Mr. Thompson, seconded by Ms. Mitchell, with all in favor, the Board of Supervisors approved the engagement letter from LLS Tax Solutions, Inc. for Arbitrage Rebate Calculation Services for Bonds 2014A-1 and 2014A-2 at a cost of (\$500) for Long Lake Ranch Community Development District.

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SIXTEENTH ORDER OF BUSINESS **Presentation of Proposed Budget for Fiscal Year 2017/2018**

Mr. Roethke presented the proposed budget for Fiscal Year 2017/2018 and reviewed each of the line items with the Board. A discussion ensued, but no changes were made to the budget.

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SEVENTEENTH ORDER OF BUSINESS **Consideration of Resolution 2017-11, Approving Proposed Budget for Fiscal Year 2017/2018 and Setting the Public Hearing**

Mr. Roethke presented Resolution 2017-11 to the Board, which will approve the proposed budget and set the date, time, and location for the Final Budget Public Hearing.

On a motion by Ms. Mitchell, seconded by Mr. Thompson, with all in favor, the Board of Supervisors adopted Resolution 2017-11, setting the Public Hearing for July 6, 2017 at 2:00 pm at the Long Lake Ranch Amenity Center, located at 19037 Long Lake Ranch Blvd., Lutz, FL 33558 for Long Lake Ranch Community Development District.

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130 **EIGHTEENTH ORDER OF BUSINESS** **Staff Reports**

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- 132 A. District Counsel
- 133 Ms. Mackie discussed the current legislative sessions at the state level.
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- 135 B. District Engineer
- 136 Not present.
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- 138 C. Clubhouse Manager
- 139 Mr. Dorry reviewed the Clubhouse Management Report with the Board.
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- 141 D. District Manager
- 142 Mr. Roethke stated that the next regular meeting will be on Thursday, June 1, 2017 at 5:30
- 143 pm, at the Long Lake Ranch Amenity Center located at 19037 Long Lake Ranch Blvd.,
- 144 Lutz, FL 33558.
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146 **NINETEENTH ORDER OF BUSINESS** **Audience Comments**

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- 148 A resident asked about street signage maintenance.
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- 150 A resident asked about access to the new pool.
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- 152 A resident asked about CDD/HOA websites.
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- 154 A resident asked about pool furniture cleaning.
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- 156 A resident asked about gate repairs and locks.
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- 158 A resident asked about road repairs.
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160 **Supervisor Requests**

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- 162 Ms. Valenti asked District Staff to follow up with the District Engineer on CDD versus
- 163 HOA maintenance of new phases.
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- 165 Ms. Valenti asked to have a mound of dirt removed and used to fill in low spots at
- 166 playground. District Manager will ask Yellowstone to revise their proposal that was
- 167 approved on March 3rd.
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- 169 Ms. Valenti asked to install a refrigerator in the meeting room.
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On a motion by Ms. Mitchell, seconded by Mr. Thompson, with all in favor, the Board of Supervisors approved a not-to-exceed amount of (\$1,000) for refrigerator installation for Long Lake Ranch Community Development District.

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TWENTIETH ORDER OF BUSINESS Adjournment

Mr. Roethke stated that if there was no further business to come before the Board a motion to adjourn the meeting would be in order.

On a motion by Mr. Thompson, seconded by Ms. Mitchell, with all in favor, the Board of Supervisors adjourned the meeting at 3:03 p.m. for Long Lake Ranch Community Development District.

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Secretary/Assistant Secretary


Chairman/Vice-Chairman

LONG LAKE RANCH CDD
EXHIBIT TO 5-4-17 MINUTES:
Milton Andrade's Resignation Letter

RESIGNATION FROM THE BOARD OF SUPERVISORS OF THE
LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT

I, Milton Andrade, hereby tender my resignation from the Long Lake Ranch
Community Development District Board of Supervisors, to be effective as of May 18,
2017.



Signature

5/18/17
Date