

**MINUTES OF MEETING  
SPRING RIDGE  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Spring Ridge Community Development District was held on Wednesday, August 9, 2017 at 6:07 p.m. at the Recreation Center, 14133 Sweet Shrub Court, Brooksville, Florida.

Present and constituting a quorum were:

Guillermo Velez	Chairman
Jane Brekka	Vice Chairman
Alice Charoonsak	Assistant Secretary
Anthony Martino	Assistant Secretary
Merry-Lyn Orlando	Assistant Secretary

Also present were:

Mark Vega	District Manager
Sandra Manuele	Clubhouse Manager
Several Residents	

*The following is a summary of the minutes and actions taken during the August 9, 2017 Spring Ridge CDD Board of Supervisors Meeting.*

**FIRST ORDER OF BUSINESS**

**Roll Call**

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

**SECOND ORDER OF BUSINESS**

**Pledge of Allegiance**

The Pledge of Allegiance was recited.

**THIRD ORDER OF BUSINESS**

**Audience Comments on Agenda Items**

None.

**FOURTH ORDER OF BUSINESS**

**Consent Agenda**

- A. **Approval of Minutes of the June 14, 2017 Meeting**
- B. **Approval of Financial Statements Dated June 30, 2017**
- C. **Arbitrage Rebate Report for Series 2015A-1 Bonds**
- D. **Arbitrage Rebate for Series 2015A-2 and A-3 Bonds**

On MOTION by Mr. Velez seconded by Ms. Brekka with all in favor the consent agenda was approved.
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**FIFTH ORDER OF BUSINESS**

**Public Hearing to Adopt Fiscal Year 2018 Budget**

Mr. Vega opened the public hearing. He noted the proposed budget does not have an increase in assessments.

There being no public comment, the public hearing was closed.

**A. Resolution 2017-3, Adopting the Budget**

On MOTION by Mr. Velez seconded by Ms. Orlando with all in favor, Resolution 2017-3, adopting the budget for Fiscal Year 2018 was adopted.

**B. Resolution 2017-4, Levying the Non-Ad Valorem Assessments**

On MOTION by Ms. Charoonsak seconded by Ms. Brekka with all in favor, Resolution 2017-4, levying the non-ad valorem assessments was adopted.

**SIXTH ORDER OF BUSINESS**

**Engineer's Report**

There being none the next item followed.

**SEVENTH ORDER OF BUSINESS**

**Attorney's Report**

Mr. Vega stated a resident reached out to him asking about purchasing land behind their property. The property is part of the CDD and District Counsel advises against selling such property.

Mr. Donald Pelham, addressed the Board regarding his interest in purchasing the property to build a swimming pool. He asked for consideration of the Board to allow him to expand his lot.

Discussion ensued and there was Board consensus not to sell the CDD property. It was suggested he speak to SWFWMD and District Counsel to pursue any further interests. This item has been tabled for the next meeting. In the event that all other caveats are met, the Board ultimately decides whether or not to approve the purchase.

**EIGHTH ORDER OF BUSINESS**

**Manager's Report**

**A. Follow Up items**

**B. Meeting Schedule for Fiscal Year 2018**

Mr. Vega presented the proposed meeting schedule and there was Board consensus to accept as it presented.

**NINTH ORDER OF BUSINESS**

**Clubhouse Manager's Requests**

Ms. Manuele received RFPs for remodel of the Gym. The less expensive quote from Palmwood Construction stipulates completion of two remodels. The price does not include the permit fee allowance of \$1,500.

Mr. Velez asked Ms. Manuele to get more details regarding the permit fee cost difference.

Mr. Vega asked Ms. Manuele to get more information regarding the allowances and payouts listed in the bid. The architect on the project is hired by the CDD, not the builder.

Discussion regarding timing, costs, and choices related to materials used on previous projects ensued.

**TENTH ORDER OF BUSINESS**

**Supervisors' Requests**

The following was discussed:

- Mr. Martino asked for the status of the doors and windows on the guard shed.
- Ms. Manuele stated the water fountain bid was received. There is new concrete being added around the dog station.
- Ms. Brekka asked about having an adult swim sign posted before the last Sunday of the month, as a reminder.

**ELEVENTH ORDER OF BUSINESS**

**Audience Comments**


Audience comments were received by the Board.

**TWELFTH ORDER OF BUSINESS**

**Adjournment**

There being no further business,

On MOTION by Mr. Velez seconded by Ms. Brekka with all in favor the meeting was adjourned.



Guillermo Velez  
Chairman