

**TOUCHSTONE
COMMUNITY DEVELOPMENT DISTRICT**

July 11, 2019 Minutes of the Public Hearing and Regular Meeting

Minutes of the Public Hearing and Regular Meeting

The Public Hearing and Regular Meeting of the Board of Supervisors for the Touchstone Community Development District was held on **Thursday, July 11, 2019 at 9:00 a.m.** at the Offices of Lennar Homes, located at 4600 W. Cypress Street, Suite 200, Tampa, FL 33607.

1. CALL TO ORDER/ROLL CALL

Nicole Hicks called the Public Hearing and Regular Meeting of the Touchstone Community Development District out of recess and to order on **Thursday, July 11, 2019 at 9:00 a.m.**

Board Members Present and Constituting a Quorum:

Kelly Evans	Chair
Laura Coffey	Vice Chair
Becky Wilson	Supervisor

Staff Members Present:

Nicole Hicks	Meritus
Gene Roberts	Meritus
Eric Davidson	Meritus

There were no members of the general public in attendance.

2. PUBLIC COMMENTS ON AGENDA ITEMS

There were no public comments.

3. RECESS TO PUBLIC HEARING

Ms. Hicks directed the Board to recess to the Public Hearing.

39 **4. PUBLIC HEARING ON ADOPTING PROPOSED FISCAL YEAR 2020 BUDGET**
40 **A. Open the Public Hearing on Adopting Proposed Fiscal Year 2020 Budget**
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MOTION TO:	Open the Public Hearing.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

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49 **B. Staff Presentations**

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51 Ms. Hicks went over the resolution and budget line items with the Board.
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53 **C. Public Comments**

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55 There were no public comments.
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57 **D. Consideration of Resolution 2019-02; Adopting Fiscal Year 2020 Budget**
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59 The Board reviewed the resolution.
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MOTION TO:	Approve Resolution 2019-02.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

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68 **E. Close the Public Hearing on Adopting Proposed Fiscal Year 2020 Budget**
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MOTION TO:	Close the Public Hearing.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

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79 **5. PUBLIC HEARING ON LEVYING O&M ASSESSMENTS**

80 **A. Open the Public Hearing on Levying O&M Assessments**

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MOTION TO:	Open the Public Hearing.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

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89 **B. Staff Presentations**

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91 Ms. Hicks went over resolution with the Board.

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93 **C. Public Comments**

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95 There were no public comments.

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97 **D. Consideration of Resolution 2019-03; Levying O&M Assessments**

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99 The Board reviewed the resolution.

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MOTION TO:	Approve Resolution 2019-03.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

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108 **E. Close the Public Hearing on Levying O&M Assessments**

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MOTION TO:	Close the Public Hearing.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

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119 **6. RETURN AND PROCEED TO THE REGULAR MEETING**

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121 Ms. Hicks directed the Board to return and proceed to the regular meeting.
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124 **7. BUSINESS ITEMS**

125 **A. Consideration of Resolution 2019-04; Setting Fiscal Year 2020 Meeting Schedule**

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127 Ms. Hicks went over the resolution and meeting schedule with the Board.
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MOTION TO:	Approve Resolution 2019-04.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

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138 **B. Consideration of Resolution 2019-05; Extending the Terms of Office to Coincide
with General Elections**

139 Ms. Hicks explained the resolution to the Board.
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MOTION TO:	Approve Resolution 2019-05.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

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149 **C. General Matters of the District**

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152 **8. CONSENT AGENDA**

153 **A. Consideration of Minutes of the Regular Meeting May 9, 2019**

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155 The Board reviewed the minutes.

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MOTION TO:	Approve the May 9, 2019 minutes.
MADE BY:	Supervisor Coffey
SECONDED BY:	Supervisor Evans
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

B. Consideration of Operation and Maintenance Expenditures April 2019

The Board reviewed the April 2019 O&Ms. Supervisor Evans asked what the additional invoice from Meritus was and asked for management to provide backup.

MOTION TO:	Approve the April 2019 O&Ms without the additional invoice from Meritus.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Wilson
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

C. Consideration of the Operation and Maintenance Expenditures May 2019

The Board reviewed the May 2019 O&Ms.

MOTION TO:	Approve the May 2019 O&Ms,
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Wilson
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

D. Review of Financial Statements Month Ending May 31, 2019

The financials were reviewed and accepted.

193 **9. VENDOR/STAFF REPORTS**

194 **A. District Counsel**

195 **B. District Engineer**

196 **C. District Manager**

197 **i. Aquatics Report**

198 **ii. Community Inspection Report**

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200 The Board reviewed the management reports. Mr. Roberts stated that the turf looks better. The
201 vendor was overwatering, and they will be dialing it back a bit. There was further discussion on
202 the landscaping and whether the contract needs to be amended to add new areas.
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205 **10. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS**

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207 There were no supervisor requests or audience comments.

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210 **11. ADJOURNMENT**

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MOTION TO:	Adjourn.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Coffey
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously

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220 *Please note the entire meeting is available on disc.

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222 *These minutes were done in summary format.

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224 *Each person who decides to appeal any decision made by the Board with respect to any matter
225 considered at the meeting is advised that person may need to ensure that a verbatim record of
226 the proceedings is made, including the testimony and evidence upon which such appeal is to be
227 based.

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229 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly
230 noticed meeting held on 8/8/19.

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234 Signature

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237 Printed Name

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239 Title:

240 Secretary

241 Assistant Secretary

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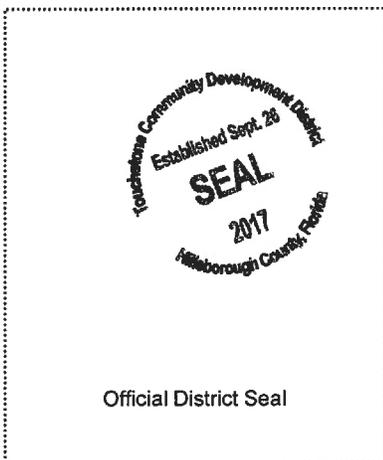
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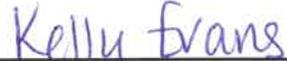
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Signature



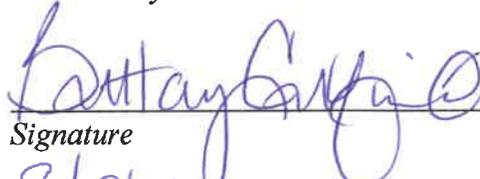
Printed Name

240 Title:

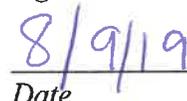
241 Chairman

242 Vice Chairman

Recorded by Records Administrator



Signature



Date