

**TOUCHSTONE  
COMMUNITY DEVELOPMENT DISTRICT**

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**November 14, 2019 Minutes of the Regular Meeting**

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**Minutes of the Regular Meeting**

The Regular Meeting of the Board of Supervisors for the Touchstone Community Development District was held on **Thursday, November 14, 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**

Gene Roberts called the Regular Meeting of the Touchstone Community Development District out of recess and to order on **Thursday, November 14, 2019 at 9:00 a.m.**

**Board Members Present and Constituting a Quorum:**

Kelly Evans	Chair
Paulo Beckert	Supervisor
Lori Campagna	Supervisor
Becky Wilson	Supervisor

**Staff Members Present:**

Gene Roberts	Meritus	
Brian Lamb	Meritus	
Vivek Babbar	Straley Robin Vericker	
Steve Sanford	Greenberg Taurig	<i>via conference call</i>

There were no members of the general public in attendance.

**2. PUBLIC COMMENTS ON AGENDA ITEMS**

There were no public comments.

**3. BUSINESS ITEMS**

**A. Consideration of Project Engineer's Report**

Mr. Vericker went over the Engineer's Report from Landmark relating to the bond issuance. Supervisor Evans questioned why Parcel 7 was included. Mr. Babbar and Mr. Lamb explained that the money delegated for that parcel will be held in escrow until the District expansion takes place.

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MOTION TO:	Approve the Project Engineer’s Report in substantial form.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Campagna
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

**B. Consideration of Second Supplemental Assessment Methodology Report**

Mr. Lamb went over the Methodology Report. He reviewed the loan amount and assessment fees with the Board.

MOTION TO:	Approve the Second Supplemental Assessment Methodology Report.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Wilson
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

**C. Consideration of Resolution 2020-01; Delegation Resolution**

- i. Bond Purchase Contract**
- ii. Preliminary Limited Offering Memorandum**
- iii. Continuing Disclosure Agreement**
- iv. Second Supplemental Trust Indenture**

Mr. Sanford explained the resolution the Board. There were no questions.

MOTION TO:	Approve Resolution 2020-01.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Wilson
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

**D. Consideration of Resolution 2020-02; District Expansion**

Mr. Babbar reviewed the resolution with the Board.

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MOTION TO:	Approve Resolution 2020-02.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Campagna
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

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**4. CONSENT AGENDA**

**A. Consideration of Minutes of the Regular Meeting October 10, 2019**

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The Board reviewed the minutes.

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MOTION TO:	Approve the October 10, 2019 minutes.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Wilson
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

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**B. Consideration of the Operation and Maintenance Expenditures September 2019**

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The Board reviewed the O&Ms.

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MOTION TO:	Approve the September 2019 O&Ms.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Campagna
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

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**C. Review of Financial Statements Month Ending September 30, 2019**

The financials were reviewed and accepted.

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**5. VENDOR/STAFF REPORTS**

**A. District Counsel**

**B. District Engineer**

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There was nothing additional to report from Counsel or the Engineer at this time.

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**C. District Manager**

**i. Community Inspection**

The Board reviewed the community inspection report. Supervisor Evans asked Mr. Roberts to follow up with Fieldstone regarding the approved landscape enhancement schedule. She also asked for Mr. Roberts to get a proposal to mulch the focal areas and to follow up with the aquatics vendor about algae in Pond 2. Supervisor Beckert will have the landscaping vendor who is doing Phase 3 installation address the landscape conditions in the median at the entrance.

**6. SUPERVISOR REQUESTS AND COMMENTS**

There were no supervisor requests at this time.

**7. PUBLIC COMMENTS**

There were no public comments.

**8. ADJOURNMENT**

MOTION TO:	Adjourn.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Campagna
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

156 \*Please note the entire meeting is available on disc.

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158 \*These minutes were done in summary format.

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

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165 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly  
166 noticed meeting held on 1-9-2020.

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170 Signature

171 Gene Roberts

172 Printed Name

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174 Title:

175  Secretary

176  Assistant Secretary

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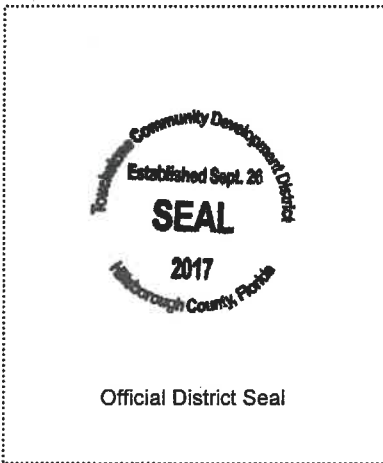
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170 Signature

171 Kelly Evans

172 Printed Name

174 Title:

175  Chairman

176  Vice Chairman

Recorded by Records Administrator



Signature

1-14-2020

Date