

**TOUCHSTONE
COMMUNITY DEVELOPMENT DISTRICT**

January 13, 2022 Minutes of the Regular Meeting

Minutes of the Regular Meeting

The Regular Meeting of the Board of Supervisors for the Touchstone Community Development District was held on **Monday, January 13, 2022 at 9:00 a.m.** at the Offices of Meritus located at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607.

1. CALL TO ORDER/ROLL CALL

Brian Lamb called the Regular Meeting of the Touchstone Community Development District to order on **Monday, January 13, 2022 at 9:00 a.m.**

Board Members Present and Constituting a Quorum:

Kelly Evans	Chair
Laura Coffey	Vice-Chair
Lori Campagna	Supervisor
Becky Wilson	Supervisor

Staff Members Present:

Brian Lamb	District Manager, Meritus	
Gene Roberts	District Manager, Meritus	
Vivek Babbar	District Counsel, Straley Robin Vericker	<i>via teleconference</i>

There were no audience members in attendance.

2. PUBLIC COMMENT ON AGENDA ITEMS

There were no public comments on agenda items.

3. BUSINESS ITEMS

A. Consideration of Steadfast Landscaping Addendum #1

Supervisor Evans stated she was not satisfied with the proposal and would like to negotiate with Steadfast.

MOTION TO: Authorize the Chair to negotiate and approve the
addendum with Steadfast.
MADE BY: Supervisor Coffey
SECONDED BY: Supervisor Evans
DISCUSSION: None further
RESULT: Called to a Vote: Motion PASSED
4/0 - Motion Passed Unanimously

4. CONSENT AGENDA

- A. Consideration of Minutes of the Regular Meeting October 14, 2021
- B. Consideration of Operations and Maintenance Expenditures September 2021
- C. Consideration of Operations and Maintenance Expenditures October 2021
- D. Consideration of Operations and Maintenance Expenditures November 2021
- E. Consideration of Operations and Maintenance Expenditures December 2021

The Board reviewed the Consent Agenda items. The Board noted that D needs to be removed.

MOTION TO: Approve Consent Agenda items A, B, C, and E, but
remove D.
MADE BY: Supervisor Evans
SECONDED BY: Supervisor Campagna
DISCUSSION: None further
RESULT: Called to a Vote: Motion PASSED
4/0 - Motion Passed Unanimously

5. REVIEW OF FINANCIAL STATEMENTS MONTH ENDING DECEMBER 31, 2021

The Board reviewed the financials.

6. VENDOR/STAFF REPORTS

- A. District Counsel
- B. District Engineer

There was nothing to report from Counsel or the Engineer.

C. District Manager

- i. Community Inspection Report**
- ii. Steadfast Report**

The Board reviewed the District management reports. Mr. Lamb updated the Board on the status of the bond requisition for the purchase of the amenity center. Staff should have more information by the February CDD meeting.

7. BOARD OF SUPERVISORS REQUESTS AND COMMENTS

Supervisor Coffey asked about Lennar being reimbursed for the construction cost of Phase 7. Mr. Lamb and Mr. Babbar stated that Lennar will receive a bill of sale for the money spent. The District Engineer and Counsel will provide the monetary amount which the District will pay from the trust fund.

Supervisor Campagna stated that on page 78 in the O&Ms, the Mirabella staff payment should be removed. She also went over that when she was on site, she noticed a neighbor of Touchstone allowing their horses to swim in the District's pond. She asked staff to have Counsel send them a cease-and-desist letter.

Supervisor Evans noted that on page 77 of the O&Ms, a TECO invoice for Rivercrest should be removed.

8. PUBLIC COMMENTS

There were no public comments.

9. ADJOURNMENT

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

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

**These minutes were done in summary format.*

**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.*

Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on 2/10/2022.



Signature

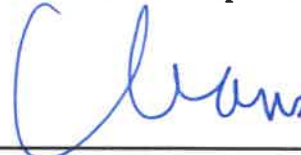


Printed Name

Title:

☒ Secretary

☐ Assistant Secretary



Signature




Printed Name

Title:

☒ Chairman

☐ Vice Chairman

Recorded by Records Administrator



Signature

2/12/2022

Date



Official District Seal