

**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 RESERVE  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Long Lake Reserve Community Development District was held on **Wednesday, December 13, 2017 at 9:00 a.m.** at the office of Rizzetta & Company, Inc., located at 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544.

Present and constituting a quorum were:

Betty Valenti	<b>Board Supervisor, Chairman</b>
Travis Jenkins	<b>Board Supervisor, Vice Chairman</b>
Lee Thompson	<b>Board Supervisor, Assistant Secretary</b>
David Griffin	<b>Board Supervisor, Assistant Secretary</b>

Also present were:

Matthew Huber	<b>Regional District Mgr., Rizzetta &amp; Company, Inc.</b>
Scott Brizendine	<b>Manager District Financial Services, Rizzetta &amp; Company, Inc.</b>
Brianne Parker	<b>Financial Analyst, Rizzetta &amp; Company, Inc.</b>
Brian Surak	<b>Interim Engineer, Clearview Land Design</b>
Scott Steady	<b>Developer Counsel, Burr &amp; Forman</b>

Audience	<b>None</b>
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**FIRST ORDER OF BUSINESS**

**Call to Order**

Mr. Huber called the meeting to order and conducted roll call. He noted for the record that there were no audience members present.

**SECOND ORDER OF BUSINESS**

**Audience Comments**

There were no audience members present.

Mr. Scott Steady discussed timing of the bond issuance for 2018.

**THIRD ORDER OF BUSINESS**

**Consideration of Minutes of the Board of Supervisors' Meeting held on November 8, 2017**

On a Motion by Ms. Valenti, seconded by Mr. Thompson, the Board unanimously approved the minutes of the Board of Supervisors' meeting held on November 8, 2017, for the Long Lake Reserve Community Development District.

**FOURTH ORDER OF BUSINESS**

**Public Hearing on Rules of Procedure**

Mr. Huber presented the rules of procedure to the Board.

On a Motion by Ms. Valenti, seconded by Mr. Thompson, with all in favor, the Board opened the Public Hearing for the Rules of Procedure for the Long Lake Reserve Community Development District.

Mr. Huber opened the floor for the members of the public to provide comments to the Board regarding the rules of procedure.

No audience members were present.

Ms. Valenti suggested under Community Facility Rental Policies under item 4 the deposit cost to rent the activity room should be revised to \$200.00 for members and \$350.00 for non-members.

Ms. Valenti suggested on Community docks and lakes remove all text after waterbodies and replace with "approved by the District and designated by signage. Remove in item 4 the entire second sentence.

Ms. Valenti stated they will not have a dog park so remove in its entirety.

Ms. Valenti suggested under Lake Trails to change access from 5 to 3 and remove reference to skateboarders. Item 4 second sentence strike should and replace with shall. Item 6 strike first word "the" and replace with "If a" and insert after is "shall be".

Ms. Valenti suggested removing items 9 and 10 in its entirety from Playground Rules.

Ms. Valenti suggested adding "Pickleball" to Tennis and Basketball Court heading and remove item 8 in its entirety.

On a Motion by Mr. Thompson, seconded by Mr. Griffin, with all in favor, the Board closed the Public Hearing for the Rules of Procedure meeting for the Long Lake Reserve Community Development District.

**FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2018-03;  
Adopting Rules of Procedure**

On a Motion by Mr. Thompson, seconded by Mr. Jenkins, the Board unanimously adopted Resolution 2018-03; Rules of Procedure, as presented with changes made, for the Long Lake Reserve Community Development District.

**SIXTH ORDER OF BUSINESS**

**Public Hearing on Uniform Method of  
Collection**

On a Motion by Ms. Valenti, seconded by Mr. Thompson, with all in favor, the Board opened the Public Hearing for the ~~Rules of Procedure~~ *Uniform Method collection* for the Long Lake Reserve Community Development District.

Mr. Huber opened the floor for the members of the public to provide comments to the Board regarding the uniform method of collection

No audience members were present.

On a Motion by Mr. Thompson, seconded by Mr. Griffin, with all in favor, the Board closed the Public Hearing for the Uniform Method of Collection meeting for the Long Lake Reserve Community Development District.

**SEVENTH ORDER OF BUSINESS**

**Consideration of Resolution 2018-04;  
Adopting Uniform Method of Collection**

On a Motion by Ms. Valenti, seconded by Mr. Griffin, the Board unanimously adopted Resolution 2018-04; Uniform Method of Collection, for the Long Lake Reserve Community Development District.

**EIGHTH ORDER OF BUSINESS**

**Public Hearing on Fiscal Year 2016/2017  
Final Budget**

On a Motion by Ms. Valenti, seconded by Mr. Thompson, with all in favor, the Board opened the Public Hearing for the Fiscal Year 2016/2017 Budget for the Long Lake Reserve Community Development District.

Mr. Huber opened the floor for the members of the public to provide comments.

No audience members were present.

On a Motion by Ms. Valenti, seconded by Mr. Griffin, with all in favor, the Board closed the Public Hearing for the Fiscal Year 2016/2017 Budget for the Long Lake Reserve Community Development District.

**NINTH ORDER OF BUSINESS**

**Consideration of Resolution 2018-05;  
Adopting Fiscal Year 2016/2017 Final  
Budget**

On a Motion by Ms. Valenti, seconded by Mr. Jenkins, the Board unanimously adopted Resolution 2018-05; Fiscal Year 2016/2017 Final Budget inclusive of the 2016/2017 Developer Funding Agreement, for the Long Lake Reserve Community Development District.

**TENTH ORDER OF BUSINESS**

**Public Hearing on Fiscal Year 2017/2018  
Final Budget**

On a Motion by Mr. Thompson, seconded by Mr. Griffin, with all in favor, the Board opened the Public Hearing for the Fiscal Year 2017/2018 Budget for the Long Lake Reserve Community Development District.

Mr. Huber opened the floor for the members of the public to provide comments.

No audience members were present.

The Board discussed the lot counts for the budget. The Board elected to table this item to the continued meeting on December 21, 2017.

On a Motion by Mr. Thompson, seconded by Mr. Griffin, with all in favor, the Board closed the Public Hearing for the Fiscal Year 2017/2018 Budget for the Long Lake Reserve Community Development District.

**ELEVENTH ORDER OF BUSINESS**

**Consideration of Resolution 2018-06;  
Adopting Fiscal Year 2017/2018 Final  
Budget**

This item was tabled.

**TWELFTH ORDER OF BUSINESS**

**Ratification of Fiscal Year 2017/2018  
Developer Funding Agreement**

This item was tabled.

**THIRTEENTH ORDER OF BUSINESS**

**Consideration of Resolution of 2017-08  
Declaring Special Assessments**

This item was tabled.

**FOURTEENTH ORDER OF BUSINESS**

**Consideration of Engineer' Report**

This item was tabled.

**FIFTEENTH ORDER OF BUSINESS**

**Consideration of Assessment  
Methodology Report**

This item was tabled.

**SIXTEENTH ORDER OF BUSINESS**

**Consideration of Resolution 2018-07;  
Setting Public Hearing on Special  
Assessments**

This item was tabled.

**SEVENTEENTH ORDER OF BUSINESS**

**Consideration of Resolution 2018-09;  
Master Trust Indenture and Bond  
Resolution**

This item was tabled.

**EIGHTEENTH ORDER OF BUSINESS**

**Staff Reports**

**A. District Counsel**

No report.

**B. Interim Engineer**

No report.

**C. District Manager**

Mr. Huber stated the next regular meeting, will be January 10, 2018 at 4:30 p.m.  
This may change due to bonds.

**NINETEENTH ORDER OF BUSINESS**

**Continuance**

On a Motion by Mr. Griffin, seconded by Mr. Jenkins, with all in favor, the Board of Supervisors at 9:34 a.m. continued the meeting to December 21, 2017 at 10:30 a.m. at the office of Rizzetta & Company, Inc., located at 5844 Old Pasco Road, Suite 100, Wesley Chapel, Florida 33544, for Long Lake Reserve Community Development District.

  
Secretary / Assistant Secretary

  
Chairman / Vice Chairman