

**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.

**PALMA SOLA TRACE  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Palma Sola Trace Community Development District was held on **Thursday, December 18, 2014 at 1:31 p.m.** at the Palma Sola Trace Clubhouse located at 7408 Hamilton Road, Bradenton, FL 34209.

Present and constituting a quorum:

Peter Gelman	<b>Board Supervisor, Chairman</b>
Roger Ohlson	<b>Board Supervisor, Vice Chairman</b>
Bruce Parker	<b>Board Supervisor, Asst. Secretary</b>
Caryl Mason	<b>Board Supervisor, Asst. Secretary</b>
Mareed Stollman	<b>Board Supervisor, Asst. Secretary</b>

Also present were:

Greg Cox	<b>District Manager; Rizzetta &amp; Company, Inc.</b>
Wes Haber	<b>District Counsel; Hopping Green &amp; Sams, P.A.</b> <i>(via speakerphone)</i>
Rick Schappacher	<b>District Engineer; Schappacher Engineering</b>

Audience

**FIRST ORDER OF BUSINESS**

**Call to Order**

Mr. Cox called the meeting to order and read the roll call.

**SECOND ORDER OF BUSINESS**

**Oaths of Office for Newly Elected  
Supervisors**

Mr. Cox administered the oath of office to newly elected supervisors Bruce Parker (seat #1), Caryl Mason (seat #2), and Peter Gelman (seat #3).

**THIRD ORDER OF BUSINESS**

**Audience Comments**

One audience member asked about streetlight #5 being out of order. Mr. Cox advised that the light is in process of being fixed.

**FOURTH ORDER OF BUSINESS**

**Consideration of Minutes of the Audit Review Committee Meeting Held Oct. 23, 2014**

Mr. Cox presented the minutes of the Audit Review Committee meeting held on October 23, 2014 to the Board for consideration.

On a Motion by Mr. Gelman, seconded by Mr. Parker, with all in favor, the Board approved the minutes of the Audit Review Committee Meeting held on October 23, 2014 as presented for the Palma Sola Trace Community Development District.

**FIFTH ORDER OF BUSINESS**

**Consideration of Minutes of the Board of Supervisors' Meeting Held Oct. 23, 2014**

Mr. Cox presented the minutes of the Board of Supervisors' meeting held on October 23, 2014 to the Board for consideration.

On a Motion by Ms. Stollman, seconded by Ms. Mason, with all in favor, the Board approved the minutes of the Board of Supervisors' Meeting held on October 23, 2014 as presented for the Palma Sola Trace Community Development District.

**SIXTH ORDER OF BUSINESS**

**Consideration of Operation & Maintenance Expenditures for October and November 2014**

Mr. Cox presented the operation and maintenance expenditures for October and November 2014 to the Board for ratification.

On a Motion by Mr. Gelman, seconded by Ms. Stollman, with all in favor, the Board ratified the Operation & Maintenance Expenditures for October 2014 totaling \$19,954.09 and November 2014 totaling \$6,408.32 for the Palma Sola Trace Community Development District.

**SEVENTH ORDER OF BUSINESS**

**Consideration of Resolution 2015-02, Designating Officers**

Mr. Cox presented Resolution 2015-02 to the Board for consideration. He explained the purpose of the document and opened the floor to nominations for chairman. Mr. Parker nominated Mr. Gelman to serve as chairman. As there were no other nominations, Mr. Cox closed the floor to nominations for that office and opened the floor to nominations for the position of vice chairman. Ms. Mason nominated Mr. Ohlson to serve as vice chairman. As there were no other nominations, Mr. Cox confirmed the two offices and advised that the remaining Board members would serve as assistant secretaries along with himself and colleague

Matt Huber, another District Manager with Rizzetta & Company.

On a Motion by Ms. Stollman, seconded by Ms. Mason, with all in favor, the Board adopted Resolution 2015-02, Designating Officers, for the Palma Sola Trace Community Development District.

**EIGHTH ORDER OF BUSINESS**

**Staff Reports**

**A. District Counsel**

Mr. Haber had no additional information to present.

**B. District Engineer**

Mr. Schappacher reported that the mitered end section on pond #10 which had developed a hole was repaired by Finn Outdoor at no cost to the District.

Mr. Gelman spoke about the status of road surface improvements, indicating that the roads are owned by the city and that neither the District nor the HOA is responsible for maintenance if construction vehicles are causing damage, and suggesting that the District mobilize the homeowner associations and collaborate on one letter to Taylor Morrison regarding the condition of the roads. Board discussion ensued. Mr. Gelman suggested that the District and the HOAs authorize their respective legal advisors to draft a letter to both Taylor Morrison as the developer and the City of Bradenton as the owner of the roads to advise them of the state of disrepair due to ongoing construction vehicle traffic. Discussion continued.

On a Motion by Mr. Ohlson, seconded by Mr. Gelman, with all in favor, the Board authorized District Counsel to prepare a letter to developer Taylor Morrison and the City of Bradenton regarding conditions of the roadways within the District for the Palma Sola Trace Community Development District.

**C. District Manager**

Mr. Cox announced that the next regular meeting is scheduled to be held on January 22, 2014 at 1:30 p.m.

Mr. Cox addressed the issue of the fountain in pond #1 and installation of the fountain's power source being delayed primarily due to Florida Power & Lighting's not being able to meet the desired time frame. The Board asked staff to contact FP&L to see if an earlier date can be scheduled.

Mr. Cox then reviewed the action item list with the Board.

**NINTH ORDER OF BUSINESS**

**Supervisor Requests**

Mr. Gelman advised that the palm trees on the pond berms were not trimmed on December 8<sup>th</sup>, discussion of which had led to a proposal from the landscape contractor to add maintenance of eight queen palms and eight foxtail palms to the current contract for an extra \$50 per month.

On a Motion by Mr. Gelman, seconded by Ms. Mason, with all in favor, the Board approved the amendment of the landscaping contract to include maintenance of eight queen palms and eight foxtail palms for an additional \$50.00 per month for the Palma Sola Trace Community Development District.

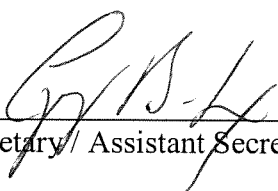
Mr. Gelman discussed the need to have cattails and other undesirable plants removed from pond #1 once the fountain is installed and operating. He noted that the foxtail palm on the north berm is not doing well and should be checked. He also advised that the sidewalks in the community belong to the City of Bradenton and the city is ultimately responsible for their maintenance. Discussion ensued regarding what the city would repair and what it would not.

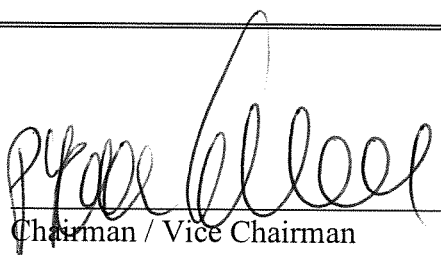
The Board discussed the status of financials and the "CDD 101" seminar that was held at Rizzetta's training facility.

**TENTH ORDER OF BUSINESS**

**Adjournment**

On a Motion by Mr. Gelman, seconded by Mr. Parker, with all in favor, the Board adjourned the meeting at 3:09 p.m. for the Palma Sola Trace Community Development District.

  
Secretary / Assistant Secretary

  
Chairman / Vice Chairman