

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.

GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of Gramercy Farms Community Development District was held on **Thursday, October 26, 2017, at 11:01 a.m.**, at the Anthem Park Clubhouse, 2090 Continental Street, St. Cloud, Florida 34769.

Present and constituting a quorum:

Glenn Marvin	Board Supervisor, Chairman
Bob Bishop	Board Supervisor, Vice Chairman
John Blakley	Board Supervisor, Assistant Secretary
David Jae	Board Supervisor, Assistant Secretary (phone)

Also present were:

Anthony Jeancola	District Manager, Rizzetta & Company, Inc.
Wes Haber	District Counsel, Hopping Green & Sams, P.A. (phone)
Scott Green	Field Services Manager, Rizzetta & Company, Inc.
Audience	None

FIRST ORDER OF BUSINESS

Call to Order

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

SECOND ORDER OF BUSINESS

Audience Member Comments Regarding Agenda

There were no audience member comments regarding the agenda.

THIRD ORDER OF BUSINESS

Staff Reports

A. District Counsel
No Report.

Mr. Marvin inquired if Ms. Stewart performed a second inspection regarding the Davis matter. It was confirmed that the inspection was performed.

B. District Engineer
Not present.

C. District Manager
No Report.

Mr. Jeancola stated that there was no catastrophic damage to the area as a result of the hurricane. The District accrued about \$6,000.00 - \$7,000.00 in clean up expenses. He performed a drive through with Mr. Marvin prior to the meeting.

Mr. Marvin informed Mr. Green that many trees required their tie bands and stakes to be tightened. He also asked Mr. Jeancola if there have been any inquires or complaints from residents. Mr. Jeancola responded that for the most part the correspondence from residents was minimal.

D. Field Manager

Mr. Green reviewed the October 2017 field inspection report with the Board.

It was noted that the irrigation controller issue was possibly caused by a lightning strike. This has been completely replaced at a cost of about \$1,900.00. Mr. Green state that the damaged controller is being sent to the manufacturer in order to find out what happened to it.

FOURTH ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors' Regular Meeting held August 24, 2017

Mr. Jeancola stated that the minutes were reviewed by District Counsel.

On a motion by Mr. Marvin, seconded by Mr. Blakley, with all in favor, the Board approved the Minutes of the Board of Supervisors' Regular Meeting August 24, 2017, for Gramercy Farms Community Development District.

FIFTH ORDER OF BUSINESS

Ratification of the Operation and Maintenance Expenditures for August 2017

Mr. Jeancola reviewed the expenditures for August 2017 with the Board. It was indicated that any hurricane clean-up related items will be reflected in the September or October expenditures.

On a motion by Mr. Marvin, seconded by Mr. Blakley, with all in favor, the Board ratified the Operation and Maintenance Expenditures for August 2017 in the amount of \$16,526.12, for Gramercy Farms Community Development District.

SIXTH ORDER OF BUSINESS

Review of August 2017 Financial Statements

The Board of Supervisors reviewed the unaudited financial statement for August 2017. The year to date overall expenditures are at about 23.21 % under budget.

SEVENTH ORDER OF BUSINESS

**Ratification of Requisitions 363-367,
Special Assessment Refunding Bonds,
Series 2011**

The Board of Supervisors reviewed requisitions 363-367.

Requisition	Payee	Amount
363	Aerial Innovations of Florida	\$81.00
364	Hanson, Walter & Associates, Inc.	\$1,100.00
365	Hopping Green & Sams	\$117.50
366	Aerial Innovations of Florida	\$162.00
367	Hanson, Walter & Associates, Inc.	\$1,025.40

On a motion by Mr. Bishop, seconded by Mr. Marvin, with all in favor, the Board ratified Requisitions 363-367, Special Assessment Refunding Bonds, Series 2011 for Gramercy Farms Community Development District.

EIGHTH ORDER OF BUSINESS

**Consideration of Resolution 2018-01,
Alternative Investment**

Mr. Jeancola presented Resolution 2018-01, Alternative Investment with the Board. This resolution simply confirms that the District is in compliance with statute 218.415.

On a motion by Mr. Blakley, seconded by Mr. Bishop, with all in favor, the Board approved Resolution 2018-01, Alternative Investment for the Gramercy Farms Community Development District.

NINTH ORDER OF BUSINESS

**Review of American Ecosystems, Inc.
Aquatic Inspection and Maintenance
Report, September 2017**

The Board reviewed the American Ecosystems Aquatic Inspection and Maintenance Report for September 2017.

TENTH ORDER OF BUSINESS

Consideration of Landscape Proposal

Mr. Jeancola presented and reviewed the landscape proposal received from Baker in the amount of \$450.00 for the installation of crape myrtle.

On a motion by Mr. Marvin, seconded by Mr. Bishop, with all in favor, the Board approved the proposal received from Baker Commercial Landscaping in the amount of \$450.00 for the installation of the crape myrtle, for the Gramercy Farms Community Development District.

ELEVENTH ORDER OF BUSINESS

Supervisor Requests and Audience Comments

There were no audience comments at this time.

Mr. Blakley asked Mr. Green if the dead oak tree listed in the report should be replaced or removed. Mr. Green recommended removing it.


Mr. Jeancola stated that the next meeting of the Board of Supervisors has been scheduled to be held on Thursday, November 30, 2017 at 11:00 a.m. at the Anthem Park Clubhouse, 2090 Continental Street, St. Cloud, Florida 34769.

General discussion ensued.

TWELFTH ORDER OF BUSINESS

Adjournment

On Motion by Mr. Marvin, seconded by Mr. Blakley, with all in favor, the Board adjourned the Board of Supervisors' Meeting at 11:23 a.m. for Gramercy Farms Community Development District.


Assistant Secretary


Chairman/Vice Chairman