

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.

**CORDOBA RANCH
COMMUNITY DEVELOPMENT DISTRICT**

The special meeting of the Board of Supervisors of the Cordoba Ranch Community Development District was held on **Tuesday, January 28, 2014 at 9:30 a.m.** at the office of Rizzetta & Company, Inc. located at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614.

Present and constituting a quorum:

Barry Karpay	Board Supervisor, Vice Chairman
Tim Collins	Board Supervisor, Assistant Secretary
Debora Hudrlik	Board Supervisor, Assistant Secretary

Also present was:

Joseph Roethke	District Manager, Rizzetta & Company, Inc.
Tracy Robin	District Counsel, Straley & Robin
Todd Amaden	District Engineer, Landmark Engineering <i>(via phone)</i>
Scott Smith	Operations Manager, Rizzetta & Company, Inc. <i>(joined in progress)</i>
Jeremy Butts	Representative, USDA

FIRST ORDER OF BUSINESS

Call to Order

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

SECOND ORDER OF BUSINESS

Audience Comments

There were no Audience members present. Mr. Roethke asked for a motion to amend the agenda to discuss hog trapping options with Mr. Butts of the USDA.

On a Motion by Mr. Karpay, seconded by Ms. Hudrlik, with all in favor, the Board amended the agenda to consider USDA hog trapping options for Cordoba Ranch Community Development District.

Mr. Butts discussed hog trapping options and some background on his experience with the USDA. He entertained various questions from the Board and presented a proposal for trapping services (450 hours for 1 year - \$21,486.00). The Board decided to table this discussion until the next meeting.

THIRD ORDER OF BUSINESS

**Consideration of the Minutes of the Board
of Supervisors' Regular Meeting held on
December 6, 2013**

On a Motion by Ms. Hudrlik, seconded by Mr. Collins, with all in favor, the Board approved the Minutes from the Board of Supervisors' Meeting held on December 6, 2013 for Cordoba Ranch Community Development District.

FOURTH ORDER OF BUSINESS

**Consideration of the Operation and
Maintenance Expenditures for November
and December 2013**

Mr. Roethke presented the expenditures to the Board for their review.

On a Motion by Ms. Hudrlik, seconded by Mr. Karpay, with all in favor, the Board approved the Operation and Maintenance Expenditures for November 2013 (\$24,773.03) and December 2013 (\$13,617.16) for Cordoba Ranch Community Development District.

FIFTH ORDER OF BUSINESS

Consideration of Amended Meeting Dates

The Board discussed an amended meeting date schedule for the remainder of the fiscal year.

On a Motion by Ms. Hudrlik, seconded by Mr. Karpay, with all in favor, the Board approved the new Board of Supervisors' meeting schedule as taking place on the fourth Tuesday of every month at 9:30 a.m. at the offices of Rizzetta & Company, Inc. located at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614 (February 25, March 25, April 22, May 27, June 24, July 22, August 26, September 23, 2014) for Cordoba Ranch Community Development District.

SIXTH ORDER OF BUSINESS

**Consideration of Fountain Repair
Proposals**

The Board reviewed proposals for fountain repair. A discussion ensued. The Board decided to table these proposals and revisit them in the future.

SEVENTH ORDER OF BUSINESS

**Ratification of Proposal for Pond Bank
Repairs**

Ms. Hudrlik noted that this is a Developer expense and does not require Board ratification.

EIGHTH ORDER OF BUSINESS

Consideration of Aquatic Planting Proposal

Mr. Roethke presented a proposal for aquatic planting to the Board. Since the littoral shelves are being excavated, these planting will not be necessary. No formal Board action was taken.

NINTH ORDER OF BUSINESS

Ratification of Hog Trapping Costs

Mr. Roethke presented an executed proposal for hog trapping costs from Blue Water Aquatics.

On a Motion by Ms. Hudrlik, seconded by Mr. Karpay, with all in favor, the Board ratified the Blue Water Aquatics proposal (\$251.87) for Cordoba Ranch Community Development District.

TENTH ORDER OF BUSINESS

Ratification of Easement Encroachment Agreement

Mr. Roethke presented an executed easement encroachment agreement to the Board. Mr. Karpay provided background information on this agreement. A discussion ensued.

On a Motion by Mr. Collins, seconded by Ms. Hudrlik, with all in favor, the Board ratified the easement encroachment agreement for Cordoba Ranch Community Development District.

ELEVENTH ORDER OF BUSINESS

Assignment of SWFWMD Permit to CDD for Wetland Mitigation

Mr. Robin provided some background to these documents and noted that he worked with Developer's Counsel on these agreements. Once executed, this will transfer a SWFWMD permit from the Developer to the District, which will allow the District to secure a performance bond for maintenance work to wetland mitigation areas within the CDD. Included in these documents is a deed of conservation easement, assignment of mitigation agreement and an acceptance and assumption agreement.

On a Motion by Ms. Hudrlik, seconded by Mr. Collins, with all in favor, the Board approved all transfer documents and authorized the Chairman to execute them for Cordoba Ranch Community Development District.

TWELFTH ORDER OF BUSINESS

**Discussion Regarding Right of Way Ditch
Drainage**

A discussion ensued regarding the right-of-way ditch drainage. Mr. Amaden presented various options to the Board. Mr. Karpay agreed to work with Mr. Amaden on site to address these issues which will be handled by the Developer.

THIRTEENTH ORDER OF BUSINESS

Discussion Regarding Pond Maintenance

Mr. Roethke distributed a pond inspection report from Armstrong Environmental Services. A discussion ensued. There was agreement that the ponds are beginning to improve and the Board appreciated the report provided by the vendor. The Board will compare pond photos from this report to the February report at the next meeting.

FOURTEENTH ORDER OF BUSINESS

Landscaping Update

Mr. Smith updated the Board on a requested fence proposal from ACP. The vendor is still working on this and it should be completed shortly. District Staff will circulate the proposal to the Board once it is received.

The Board discussed lantana that was affected by the recent freeze. Ms. Hudrlik asked District Staff to keep an eye on the annual rotations and note which areas do not need to be replaced and which will need updating each quarter.

FIFTEENTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel
No report.
- B. District Engineer
No report.
- C. District Manager
Mr. Roethke noted that the next regularly scheduled meeting held on February 25, 2014 at 9:30 a.m. at the office of Rizzetta & Company located at 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614.

Mr. Roethke mentioned that he is working on obtaining property insurance for the CDD. A quote is expected shortly, and will be circulated to the Board as soon as it is available for review.

SIXTEENTH ORDER OF BUSINESS

Supervisor Requests

There were no Supervisor requests.

SEVENTEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Karpay, seconded by Mr. Collins with all in favor, the Board adjourned the meeting at 11:20 a.m. for Cordoba Ranch Community Development District.



Secretary/Assistant Secretary



Chairman/Vice Chairman