

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.

TRIPLE CREEK
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of Triple Creek Community Development District was held on **Tuesday, September 18, 2018 at 10:03 a.m.** at the offices of Rizzetta & Company, Inc. located at 9428 Camden Field Parkway, Riverview, FL 33578

Present and constituting a quorum:

Grady Miars	Board Supervisor, Chairman <i>(via phone)</i>
Bruce Kaschyk	Board Supervisor, Vice Chairman
Keith Turney	Board Supervisor, Assistant Secretary
Alex Garces	Board Supervisor, Assistant Secretary

Also present were:

Christine Perkins	District Manager, Rizzetta & Company, Inc.
Scott Green	Field Services Manager, Rizzetta & Company, Inc.
Lindsay Whelan	District Counsel, Hopping Green & Sams <i>(via phone)</i>
Robert Nelson	Greenpointe Holdings
Kyle Thornton	District Engineer; Genesis Group
Rick Herndon	Sitex Landscape
James Butler	Clubhouse Manager

Audience

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Ms. Perkins called the meeting to order and read the roll call.

SECOND ORDER OF BUSINESS

Audience Comments

Ms. Debra Simon inquired about several pond maintenance issues, as well as the landscaping maintenance weekly schedule.

THIRD ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors' Regular Meeting held on August 21, 2018

On a Motion by Mr. Kaschyk, seconded by Mr. Garces, with all in favor, the Board approved the Board of Supervisors' Regular Meeting Minutes from the meeting held on August 21, 2018 for the Triple Creek Community Development District.

53 **FOURTH ORDER OF BUSINESS** **Consideration of Operation and**
 54 **Maintenance Expenditures for July 2018**
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On a Motion by Mr. Kaschyk, seconded by Mr. Turney, with all in favor, the Board approved the Operation and Maintenance Expenditures for July 2018 in the amount of (\$79,269.11) for the Triple Creek Community Development District.

56 **FIFTH ORDER OF BUSINESS** **Ratification of Change Order #1 for**
 57 **Villages G2, I, & J**
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CHANGE ORDER#	CONTRACTOR	DESCRIPTION	AMOUNT	CONTRACT #
1	Kearney	Atlantic TNG, LLC	(\$56,458.96)	0038-03

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On a Motion by Mr. Turney, seconded by Mr. Garces, with all in favor, the Board Ratified Change Order #1 for Villages G2, I, & J for the Triple Creek Community Development District.

SIXTH ORDER OF BUSINESS **Staff Reports**

- A. Field Services Manager
1. Presentation of August 2018 Field Inspection Report, Inclusive of Sitex Landscape Response

Mr. Green presented the August 2018 Field Inspection Report to the Board, remarking that the annuals were going to be installed that day, as well as the front ditch in the County ROW was still wet, and thus would be addressed when dry. Mr. Green commented that all irrigation breaks that were reported had been repaired, as well as summarized the weed control, palm trimming, and cut backs that would be needed. Mr. Garces communicated an additional irrigation break that required immediate attention, which Mr. Herndon would address. Mr. Garces additionally commented on pedestrian walkway cutbacks that need to be taken care of, and Mr. Turney inquired about the missing Ribbon Palm tree at the amenity center. Mr. Herndon would provide updates on replacements, which are forthcoming.
 2. Consideration of Sitex Landscape Proposal for Fall Mulch
 - I. Fall Mulch Proposal (\$86,840.00)

Discussion ensued pertaining to the benefits of removing pine straw completely vs. performing sole top-dressings, as well as the contributing factors of washouts.

On a Motion by Mr. Turney, seconded by Mr. Garces, with all in favor, the Board Approved the Fall Mulch Proposal from Sitex in the amount of (\$86,840.00) for the Triple Creek Community Development District.

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90 B. Sitex Aquatics

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92 1. Presentation of the September 2018 Sitex Aquatics Inspection Report

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94 Ms. Perkins presented the September 2018 Sitex Aquatics Inspection Report to
95 the Board, and it was noted there were midge flies observed in Pond #5.
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97 C. District Counsel

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99 Ms. Whelan had no report.

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101 D. District Engineer

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103 Mr. Thornton provided a construction update on Villages I, J, and G2 as well as
104 the amenity center, as everything is on schedule. Permits are in hand for Villages
105 I, J, and G2 as they are working to clear from the right side, left, and then center,
106 as well as would be building a temporary crossing to not have to go through
107 Village G1. The roofline for the new amenity center is starting to take shape.
108 Mr. Turney inquired about the fitness equipment that will go into the new fitness
109 center, as many residents have provided input into this topic, as well as asked
110 about the new dog park. Mr. Thornton also communicated that the completion of
111 the extension for Triple Creek Blvd. was currently in permitting.
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113 1. Consideration of Village H Design and Permitting Task Order
114 From Genesis
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On a Motion by Mr. Turney, seconded by Mr. Garces, with all in favor, the Board authorized a not-to-exceed amount of (\$200,000.00) for Village H Design and Permitting Task Order from Genesis for the Triple Creek Community Development District.

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117 E. District Manager

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119 Ms. Perkins informed the Board that the next regularly scheduled meeting will be
120 on Tuesday, October 16, 2018 at 10:00 a.m. and to be held at offices of Rizzetta
121 and Company, Inc. located at 9428 Camden Field Parkway, Riverview, FL 33578.
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123 **SEVENTH ORDER OF BUSINESS**

Consideration of Resolution 2018-23, Re-Designating Officers

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126 On a Motion by Mr. Kaschyk, seconded by Mr. Turney, with all in favor, the Board Adopted
127 Resolution 2018-23, Re-Designating Officers for the Triple Creek Community Development District.

128 **EIGHTH ORDER OF BUSINESS**

Presentation of First Addendum to the Contract for Professional District Services

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On a Motion by Mr. Turney, seconded by Mr. Garces, with all in favor, the Board approved the First Addendum to the Contract for Professional District Services for the Triple Creek Community Development District.

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NINTH ORDER OF BUSINESS **Consideration of Insurance Renewal Proposal for FY 18-19**

On a Motion by Mr. Turney, seconded by Mr. Kaschyk, with all in favor, the Board approved the Egis Insurance Renewal Proposal for the Fiscal Year 2018-2019 for the Triple Creek Community Development District.

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TENTH ORDER OF BUSINESS **Consideration of Proposals for Arbitrage Rebate Calculation**

On a Motion by Mr. Turney, seconded by Mr. Garces, with all in favor, the Board approved the Arbitrage Rebate Calculation for Series 2012, 2017A, 2017B, & 2018A for the Triple Creek Community Development District.

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ELEVENTH ORDER OF BUSINESS **Consideration of Task Order #11 from Dennis J. Benham**

On a Motion by Mr. Kaschyk, seconded by Mr. Turney, with all in favor, the Board approved the Task Order #11 from Dennis J. Benham in the amount of (\$27,340.00) for the Triple Creek Community Development District.

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TWELFTH ORDER OF BUSINESS **Supervisor Requests**

Mr. Garces commented about the need to increase pest control services at the playground, which Mr. Butler would investigate the presence of wasps and handle accordingly. He additionally inquired about any upcoming pressure washing, which is being performed quarterly. Mr. Garces additionally inquired about how residents with their own small businesses could submit proposals to perform services within the District, as well as mentioned an increase of dumping seen throughout the community.

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THIRTEENTH ORDER OF BUSINESS **Adjournment**

On a Motion by Mr. Turney, seconded by Mr. Garces, with all in favor, the Board adjourned the meeting at 10:37 a.m. for the Triple Creek Community Development District.

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Christine Perkins

 Secretary/Assistant Secretary

Paul T. K. [Signature]

 Chairman/Vice Chairman