

**BELMOND RESERVE
COMMUNITY DEVELOPMENT DISTRICT**

March 12, 2020 Minutes of Public Hearing and Regular Meeting

Minutes of the Public Hearing and Regular Meeting

The Public Hearing and Regular Meeting of the Board of Supervisors for the Belmond Reserve Community Development District was held on **Thursday, March 12, 2020 at 2:00 p.m.** at the Office of Meritus located at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607.

1. CALL TO ORDER

Brian Lamb called the Public Hearing and Regular Meeting of the Board of Supervisors of the Belmond Reserve Community Development District to order on **Thursday, March 12, 2020 at 2:00 p.m.**

Board Members Present and Constituting a Quorum:

Jeff Hills	Chair	<i>via conference call</i>
Nick Dister	Vice Chair	
Ryan Motko	Supervisor	
Steve Luce	Supervisor	

Staff Members Present:

Brian Lamb	District Manager, Meritus	
Brian Howell	District Manager, Meritus	
Alex Wolfe	Accounting Manager, Meritus	
Tonja Stewart	District Engineer, Stantec	<i>via conference call</i>

There were no members of the general public in attendance.

2. PUBLIC COMMENT ON AGENDA ITEMS

There were no public comments on agenda items.

3. RECESS TO PUBLIC HEARING

Mr. Lamb directed the Board to recess to the public hearing.

42 **4. PUBLIC HEARING ON LEVYING DEBT ASSESSMENTS**

43 **A. Open the Public Hearing on Levying Debt Assessments**

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MOTION TO:	Open the public hearing.
MADE BY:	Supervisor Motko
SECONDED BY:	Supervisor Dister
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

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52 **B. Staff Presentations**

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54 Mr. Lamb reviewed the resolution with the Board and recommended proceeding with initiating
55 and levying the master assessments across all of the properties in the District.

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57 **C. Public Comments**

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59 There were no members of the general public present.

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61 **D. Consideration of Resolution 2020-31; Levying Debt Assessments**

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63 The Board reviewed the resolution.

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MOTION TO:	Approve Resolution 2020-31.
MADE BY:	Supervisor Hills
SECONDED BY:	Supervisor Dister
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

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72 **E. Close the Public Hearing on Adopting Uniform Method of Collection**

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MOTION TO:	Close the public hearing.
MADE BY:	Supervisor Motko
SECONDED BY:	Supervisor Dister
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

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82 **5. RETURN AND PROCEED TO REGULAR MEETING**

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84 Mr. Lamb directed the Board to return and proceed to the regular meeting.
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87 **6. BUSINESS ITEMS**

88 **A. Engineer’s Report**

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90 Mr. Lamb reviewed the Engineer’s report with the Board.
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MOTION TO:	Approve the Engineer’s Report in substantial form.
MADE BY:	Supervisor Dister
SECONDED BY:	Supervisor Motko
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

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99 **B. First Supplemental Assessment Methodology Report**

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101 Mr. Lamb reviewed the First Supplemental Assessment Methodology Report with the Board.
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MOTION TO:	Approve the First Supplemental Assessment Methodology Report for the 2020 bonds in substantial form.
MADE BY:	Supervisor Dister
SECONDED BY:	Supervisor Luce
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

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112 **C. Consideration of Resolution 2020-32; Delegated Bond Award**

- 113 **i. First Supplemental Trust Indenture**
- 114 **ii. Bond Purchase Contract**
- 115 **iii. Preliminary Limited Offering Memorandum**
- 116 **iv. Continuing Disclosure Agreement**

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118 Mr. Lamb reviewed the resolution and exhibits with the Board.
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MOTION TO:	Approve Resolution 2020-32 in substantial form.
MADE BY:	Supervisor Motko
SECONDED BY:	Supervisor Luce
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

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D. General Matters of the District

There were no general matters of the District to discuss.

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7. CONSENT AGENDA ITEMS

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- A. Consideration Special Organizational Meeting Minutes December 20, 2019**
- B. Consideration of Continued Special Organizational Meeting Minutes December 20, 2019**
- C. Consideration of Board of Supervisors Landowners Election Meeting Minutes February 6, 2020**
- D. Consideration of Board of Supervisors Regular Meeting Minutes February 6, 2020**
- E. Consideration of Operations and Maintenance Expenditures January 2020**
- F. Review of Financial Statements for Month Ending January 31, 2020**

The Board reviewed the Consent Agenda items.

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MOTION TO:	Approve the Consent Agenda.
MADE BY:	Supervisor Motko
SECONDED BY:	Supervisor Luce
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

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8. VENDOR AND STAFF REPORTS

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- A. District Counsel**
- B. District Engineer**
- C. District Manager**

There were no additional reports from staff at this time.

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162 **9. SUPERVISOR REQUESTS**

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164 There were no supervisor requests at this time.

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167 **10. PUBLIC COMMENTS**

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169 There were no public comments.

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172 **11. ADJOURNMENT**

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MOTION TO:	Adjourn.
MADE BY:	Supervisor Motko
SECONDED BY:	Supervisor Dister
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

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182 *Please note the entire meeting is available on disc.

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184 *These minutes were done in summary format.

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186 *Each person who decides to appeal any decision made by the Board with respect to any matter
187 considered at the meeting is advised that person may need to ensure that a verbatim record of
188 the proceedings is made, including the testimony and evidence upon which such appeal is to be
189 based.

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191 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly
192 noticed meeting held on 05/07/2020.

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195 Brian Lamb

196 Signature

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198 Brian Lamb

199 Printed Name

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201 Title:

202 Secretary

203 Assistant Secretary

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Jeffery S. Hills

Signature

Jeffery S. Hills

Printed Name

Title:

Chairman

Vice Chairman

Recorded by Records Administrator

Brittany Crutchfield

Signature

05/08/2020

Date

