

MINUTES OF MEETING

**WIREGRASS
COMMUNITY DEVELOPMENT DISTRICT**

Each person who decides to appeal any decision made by The Board of Supervisors 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.

The regular meeting of the Board of Supervisors of Wiregrass Community Development District was held on **Wednesday, October 28, 2015 at 10:00 a.m.** at the office of Rizzetta & Company, Inc. located at 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544.

Present and constituting a quorum were:

Bill Porter	Board Supervisor, Chairman
Mike Gramling	Board Supervisor, Vice Chairman
Quinn Miller	Board Supervisor, Assistant Secretary
Deborah Porter	Board Supervisor, Assistant Secretary

Also present were:

Clifton Fischer	District Manager, Rizzetta & Company, Inc.
Jonathon Johnson	District Counsel, Hopping, Green, & Sams, P.A.
Scott Sheridan	District Engineer, King Engineering, Inc.
Brett Sealy	MBS Capital Markets <i>(via speakerphone)</i>
JD Porter	Landowner
John Strowbridge	Representative, GL Homes

FIRST ORDER OF BUSINESS

Call to Order

Mr. Fischer called the meeting to order and read roll call confirming a quorum for the meeting.

SECOND ORDER OF BUSINESS

Audience Comments on Agenda Items

There were no members of the general audience in attendance for this meeting.

THIRD ORDER OF BUSINESS

**Consideration of the Minutes of the Board
of Supervisors' Meeting Held on
September 23, 2015**

<p>On a Motion by Mr. Gramling, seconded by Ms. Miller, with all in favor, the Board of Supervisors approved the minutes from the Board of Supervisor's meeting held on September 23, 2015 as presented for Wiregrass Community Development District.</p>

FOURTH ORDER OF BUSINESS

**Consideration of Operation and
Maintenance Expenditures for September
2015**

On a Motion by Ms. Miller, seconded by Ms. Porter, with all in favor, the Board of Supervisors approved the Operation and Maintenance Expenditures for September (\$16,632.00) for Wiregrass Community Development District.

FIFTH ORDER OF BUSINESS

**Consideration of Series 2014 Construction
Requisitions #10-19**

It was stated that all of the requisitions have been approved by the Chair and District Engineer.

10	Hopping Green & Sams	\$504.00
11	King Engineering Associates, Inc.	\$10,018.50
12	QGS Development, Inc,	\$143,755.62
13	Transportation Control Systems	\$6,300.00
14	King Engineering Associates, Inc.	\$8,276.03
15	Mark A. Sifford	\$3,000.00
16	QGS Development, Inc.	\$118,050.96
17	Hopping Green & Sams	\$1,476.00
18	Mark A. Sifford	\$3,000.00
19	Temple, Inc.	\$5,662.00

On a Motion by Mr. Porter, seconded by Ms. Miller, with all in favor, the Board of Supervisors approved Series 2014 Construction Requisitions #10-19 for Wiregrass Community Development District.

SIXTH ORDER OF BUSINESS

Public Hearing on Rules of Procedure

Mr. Johnson sought and received confirmation that the public hearing on the rules of procedure was duly advertised. He asked for a motion to open the public hearing.

On a Motion by Mr. Porter, seconded by Ms. Miller, with all in favor, the Board of Supervisors opened the public hearing on the rules of procedure for Wiregrass Community Development District.

Mr. Johnson stated that while the District was required to hold a public hearing on this matter it is ultimately a housekeeping matter as the District has previously approved rules of procedure. However, based on legislative changes his firm has updated them to incorporate the revisions to Florida Statutes over recent years.

On a Motion by Mr. Porter, seconded by Ms. Porter, with all in favor, the Board of Supervisors approved Resolution 2016-01, adopting updated rules of procedure for Wiregrass Community Development District.

Mr. Johnson noted that the public hearing on the irrigation fees was closed after board action.

SEVENTH ORDER OF BUSINESS

Public Hearing on Establishing Irrigation Connection Fees

Mr. Fischer asked for a motion to open the public hearing on the irrigation connection fees.

On a Motion by Ms. Miller, seconded by Mr. Gramling, with all in favor, the Board of Supervisors opened the public hearing on the establishment of irrigation connection fees for Wiregrass Community Development District.

Mr. Johnson distributed revised copies of Resolution 2016-02, explaining that it was revised to incorporate comments made by the attorney for Wiregrass Irrigation, LLC. He stated that the revisions include changing the verbiage from a fee to a charge and addressing the off cycle collection of those charges. He stated that the resolution authorizes the District to collect the one time collection charge of \$399 as agreed upon in the irrigation agreement.

On a Motion by Mr. Porter, seconded by Ms. Porter, with all in favor, the Board of Supervisors closed the public hearing on the establishment of irrigation connection fees for Wiregrass Community Development District.

On a Motion by Mr. Porter, seconded by Ms. Miller, with all in favor, the Board of Supervisors approved Resolution 2016-02, establishing irrigation connection fees for Wiregrass Community Development District.

EIGHTH ORDER OF BUSINESS

Consideration of Resolution 2016-03, Re-designating a Public Depository

Mr. Fischer explained that Management is recommending that the District designate SunTrust Bank as its public depository as they are currently not charging banking fees to Community Development Districts and the current depository does.

On a Motion by Mr. Porter, seconded by Ms. Miller, with all in favor, the Board of Supervisors approved Resolution 2016-03, designating SunTrust Bank as the public depository for Wiregrass Community Development District.

NINTH ORDER OF BUSINESS

Consideration of Bond Related Matters

It was stated that the District is not ready to move forward with the process of issuing bonds at this time would therefore be tabling this matter and the other associated agenda items until the next meeting. Mr. Sealy briefed the Board on the status of collecting the data to prepare the various reports associated with the issuance of the next series of bonds. A brief discussion ensued.

TENTH ORDER OF BUSINESS

Consideration of Construction Related Business

Mr. Fischer reviewed change order #1 from QGS Development which represents a deduction to the contract in the amount of \$2,323.98.

On a Motion by Ms. Miller, seconded by Mr. Porter, with all in favor, the Board of Supervisors approved change order #1 to the QGS Development contract for Hueland Pond Boulevard for Wiregrass Community Development District.

Mr. Sheridan presented a summary of design and permitting costs associated with the Hueland Pond project that were paid by Locust Branch due to timing issues that are deemed reimbursable under the District's Acquisition Agreement. He stated that the total of these costs is \$299,874.75. Mr. Johnson asked for a motion authorizing Staff to prepare and submit the required requisition to process the reimbursement to Locust Branch.

On a Motion by Mr. Porter, seconded by Ms. Porter, with all in favor, the Board of Supervisors authorized Staff to process to prepare and process the requisition to reimburse Locust Branch for the Design and permitting expenses associated with the Hueland Pond Boulevard project for Wiregrass Community Development District.

ELEVENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel
No report.

B. District Engineer
Mr. Sheridan stated that he is currently working with Pasco County on the plans for phase 2 of Wiregrass Ranch Boulevard that will run up to Chancey Road. He confirmed that a summary of the design and permitting costs that are being funded by Locust Branch is being tracked.

Mr. Sheridan stated that progress on Hueland Pond Boulevard is moving forward and is consistent with the budget and timing for the project.

C. District Manager

Mr. Fischer reminded the Board that the next meeting was scheduled for November 25th. A brief discussion was held regarding the proximity to Thanksgiving and whether the documents needed to begin the bond process would be available if the meeting was moved up a week. The following Board action was taken.

On a Motion by Ms. Miller, seconded by Mr. Porter, with all in favor, the Board of Supervisors approved moving the November meeting to the 18th at the same time and location and authorized Staff to submit the required publication for Wiregrass Community Development District.

TWELFTH ORDER OF BUSINESS


Supervisor Requests

There were no Supervisor requests put forward.

THIRTEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Porter, seconded by Ms. Miller, with all in favor, the Board of Supervisors adjourned the meeting at 10:20 a.m. for Wiregrass Community Development District.


Secretary/ Assistant Secretary
Chairman/Vice Chairman