

**CREEK PRESERVE  
COMMUNITY DEVELOPMENT DISTRICT**

**March 5, 2020 Minutes of Special Meeting**

**Minutes of the Special Meeting**

The Special Meeting of the Board of Supervisors for the Creek Preserve Community Development District was held on **Thursday, March 5, 2020 at 3:00 p.m.** at The Offices of Meritus located at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607.

**1. CALL TO ORDER**

Brian Howell called the Special Meeting of the Board of Supervisors of the Creek Preserve Community Development District to order on **Thursday, March 5, 2020 at 3:00 p.m.**

**Board Members Present and Constituting a Quorum:**

Jeff Hills	Chair
Nick Dister	Vice Chair
Ryan Motko	Supervisor
Kelly Evans	Supervisor

**Staff Members Present:**

Brian Lamb	District Manager, Meritus	
Brian Howell	District Manager, Meritus	
John Vericker	Straley Robin Vericker	<i>via conference call</i>

There were no members of the general public in attendance.

**2. PUBLIC COMMENTS ON AGENDA ITEMS**

There were no public comments.

**3. RECESS TO PUBLIC HEARING**

The Board recessed to the public hearing.

40 **4. PUBLIC HEARING ON LEVYING DEBT ASSESSMENTS ON EXPANSION AREA**

41 **A. Open Public Hearing on Levying Debt Assessments on Expansion Area**

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MOTION TO:	Open the public hearing.
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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50 **B. Staff Presentations**

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52 Mr. Lamb went over the Master Assessment Methodology Report for the expansion area. Mr.  
53 Vericker went over the resolution with the Board.

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55 **C. Public Comments**

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57 There were no members of the general public in attendance.

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59 **D. Consideration of Resolution 2020-03; Levying Debt Assessments on Expansion**  
60 **Area**

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62 The Board reviewed the resolution.

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MOTION TO:	Approve Resolution 2020-03 in substantial form.
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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71 **E. Close Public Hearing on Levying Debt Assessments on Expansion Area**

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

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

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83 Mr. Howell directed the Board to return and proceed to the regular meeting.  
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86 **6. BUSINESS ITEMS**

87 **A. Consideration of Resolution 2020-04; Re-designating Officers**

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89 Mr. Howell went over that the only change is adding Debby Nussel as an Assistant Secretary.  
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MOTION TO:	Approve Resolution 2020-04.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Hills
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

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**B. General Matters of the District**

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There were no general matters of the District to discuss at this time.

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**7. CONSENT AGENDA**

**A. Consideration of Minutes of the Regular Meeting January 23, 2020**

**B. Consideration of Operations and Maintenance Expenditures January 2020**

**C. Review of Financial Statements 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 Evans
SECONDED BY:	Supervisor Hills
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

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**8. VENDOR/STAFF REPORTS**

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**A. District Counsel**

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**B. District Engineer**

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There were no additional reports from Counsel or the Engineer at this time.

124 **C. District Manager**

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126 Mr. Lamb wanted to state for the record that a copy of the Master Assessment Methodology  
127 Report for the expansion area will be placed as an exhibit to the resolution; the report in the  
128 agenda package is the correct report, not the one that was read aloud earlier in the meeting.  
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131 **9. SUPERVISOR REQUESTS**

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133 There were no supervisor requests.  
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136 **10. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION**

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138 There were no audience questions or comments.  
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141 **11. ADJOURNMENT**

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143	MOTION TO: Adjourn.
144	MADE BY: Supervisor Hills
145	SECONDED BY: Supervisor Dister
146	DISCUSSION: None further
147	RESULT: Called to Vote: Motion PASSED
148	4/0 - Motion Passed Unanimously
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151 \*Please note the entire meeting is available on disc.

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153 \*These minutes were done in summary format.

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

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

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163 *Debby Nussel*

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165 **Signature**

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167 Debby Nussel

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169 **Printed Name**

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171 **Title:**

172  Secretary

173  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*

