



Rizzetta & Company

Talavera Community Development District

**Board of Supervisors' Meeting
February 19, 2020**

**District Office:
5844 Old Pasco Road, Suite 100
Wesley Chapel, FL 33544
813-994-1001**

www.talaveracdd.org

TALAVERA COMMUNITY DEVELOPMENT DISTRICT

Talavera Amenity Center, 18955 Rococo Road, Spring Hill, FL 34610

Board of Supervisors	Betty Valenti David Griffin Brady Lefere Brian Soldano Lee Thompson	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Jordan Lansford	Rizzetta & Company, Inc.
District Counsel	Scott Steady	Burr Forman, PA
District Engineer	Tonja Stewart	Stantec Consulting

All cellular phones must be placed on mute while in the meeting room.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 933-5571. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

February 11, 2020

**Board of Supervisors
Talavera Community
Development District**

FINAL AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Talavera Community Development District will be held on **Wednesday, February 19, 2020 at 6:00 p.m.**, at the Talavera Amenity Center, 18955 Rococo Road, Spring Hill, Florida 34610.

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 3. BUSINESS ADMINISTRATION**
 - A. Consideration of the Minutes of the Board of Supervisors' Meeting held on December 18, 2019.....Tab 1
 - B. Consideration of Operation & Maintenance Expenditures for November and December 2019.....Tab 2
- 4. BUSINESS ITEMS**
 - A. Presentation of Field Inspection Report.....Tab 3
 - B. Presentation of Aquatics Report.....Tab 4
 - C. Consideration of Yellowstone Landscape Proposal.....Tab 5
- 5. STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - C. Clubhouse Manager
 1. Presentation of Clubhouse Report.....Tab 6
 - D. District Manager
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 933-5571.

Sincerely,
Jordan Lansford
District Manager

Tab 1

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.

TALAVERA COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of Talavera Community Development District was held on **Wednesday, December 18, 2019 at 6:00 p.m.** at the Talavera Amenity Center, 18955 Rococo Road, Spring Hill, Florida 34610

Present and constituting a quorum:

Betty Valenti	Board Supervisor, Chairman
David Griffin	Board Supervisor, Vice Chair
Lee Thompson	Board Supervisor, Assistant Secretary

Also present were:

Jordan Lansford	District Manager; Rizzetta & Company, Inc.
Patrick Allen	Clubhouse Manager
Tonja Stewart	District Engineer, Stantec Consulting Services
Nate Williams	Representative, Sun Solutions

Audience not present

FIRST ORDER OF BUSINESS

Call to Order

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

SECOND ORDER OF BUSINESS

Audience Comments

Audience not present.

Nate Williams, with Sun Solutions, was present and gave the Board a presentation of products.

THIRD ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors Meeting held on November 20, 2019

Ms. Lansford presented the Meeting Minutes from the November 20, 2019 Meeting. The Board approved, as amended.

On a Motion by Ms. Valenti, seconded by Mr. Thompson, with all in favor, the Board of Supervisors approved the November 20, 2019 Meeting Minutes, as amended, for the Talavera Community Development District.

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48 **FOURTH ORDER OF BUSINESS** **Consideration of the Operation &**
49 **Maintenance Expenditures for October**
50 **2019**
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52 Ms. Lansford presented the Operation and Maintenance Expenditures for October 2019.
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On a Motion by Ms. Valenti, seconded by Mr. Griffin, with all in favor, the Board of Supervisors ratified the Operation & Maintenance Expenditures for October 2019 (\$40,420.40), as presented, for the Talavera Community Development District.

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55 **FIFTH ORDER OF BUSINESS** **Presentation of Field Inspection Report**
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57 Ms. Lansford presented the Landscape Report to the Board and a discussion ensued.
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59 **SIXTH ORDER OF BUSINESS** **Presentation of Aquatics Report**
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61 Ms. Lansford presented the Aquatics Maintenance Report to the Board. It was requested
62 that the District Engineer and ASI visit site #380B for erosion and lack of pond water.
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64 **SEVENTH ORDER OF BUSINESS** **Consideration Building and Monument**
65 **Painting Proposals**
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67 Ms. Lansford presented the Building and Monument Painting Proposals. The Board
68 approved the proposal from Xtreme Concrete.
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On a Motion by Ms. Valenti, seconded by Mr. Thompson, with all in favor, the Board of Supervisors approved the Xtreme Concrete Proposal, for the Talavera Community Development District.

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71 **EIGHTH ORDER OF BUSINESS** **Discussion of Daily Street Parking**
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73 A discussion ensued regarding street parking.
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75 *A recess took place at 6:40 and the meeting resumed at 6:42 p.m.*
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77 The Board requested that Management schedule FHP on a bi-monthly basis to patrol
78 parking in the community.
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NINTH ORDER OF BUSINESS

Staff Reports

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- A. District Counsel
Not present.

- B. District Engineer
Ms. Stewart noted that water problems caused the club rush to decline and overspray was not the issue. Ms. Stewart stated that here is approximately 16k-18k of lineal footage that can be sodded around the ponds.

- C. Clubhouse Manager
Mr. Larson presented the Clubhouse Report for December 2019.

The Board approved a not-to-exceed amount of \$500.00 for a locksmith to repair locks at the mail kiosk.

On a Motion by Ms. Valenti, seconded by Mr. Griffin, with all in favor, the Board of Supervisors approved a not-to-exceed amount of \$500.00 for lock repairs at the mail kiosk, for the Talavera Community Development District.

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Mr. Larson will solicit new proposals for painting, using new specifications.

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- D. District Manager
Ms. Lansford announced that the next regularly scheduled meeting will be held on Wednesday, January 15, 2020 at 9:00 a.m. at the office of Rizzetta & Company, 5844 Old Pasco Road, Suite 100, Wesley Chapel, Florida 33544.

TENTH ORDER OF BUSINESS

Supervisor Requests

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The Board heard Supervisor Requests.

Mr. Tyler, with Slammin Tennis, would like to rent out the tennis court on Saturdays for three (3) hours to conduct lessons for residents. There would be a flat rate of \$5.00 per hour, payable to the CDD. The Board approved this, contingent on District Counsel and the Chair's review with Management. District Counsel will draft an Agreement if approved.

On a Motion by Ms. Valenti, seconded by Mr. Thompson, with all in favor, the Board of Supervisors approved the rental of the tennis court, for three (3) hours on Saturdays, to Slammin Tennis, contingent on District Counsel and the Chair's review with Management and District Counsel drafting an Agreement, for the Talavera Community Development District.

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119 **ELEVENTH ORDER OF BUSINESS** **Adjournment**

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121 Ms. Lansford stated that if there was no further business to come before the Board then a
122 motion to adjourn the meeting would be in order.

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On a Motion by Mr. Thompson, seconded by Mr. Griffin, with all in favor, the Board of Supervisors adjourned the meeting at 7:05 p.m. for the Talavera Community Development District.

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Assistant Secretary

Chairman / Vice Chairman