



Rizzetta & Company

The Verandahs Community Development District

**Board of Supervisors' Meeting
November 6, 2018**

**District Office:
5844 Old Pasco Road, Suite 100
Pasco, Florida 33544
813.994.1615**

www.theverandahscdd.org

THE VERANDAHS COMMUNITY DEVELOPMENT DISTRICT

Trinity Lutheran Church, 3100 Starkey Boulevard, New Port Richey, FL 34655

Board of Supervisors	Stanley Haupt Nancy Smith Thomas May Sara Henk Kim Jordan	Chair Vice Chair Asst. Secretary Asst. Secretary Asst. Secretary
District Manager	Grant Phillips	Rizzetta & Company, Inc.
District Counsel	Vivek Babbar	Straley Robin & Vericker
District Engineer	Giacomo Licari	Dewberry Engineering, Inc.

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) 994-1001. 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.

October 29, 2018

Board of Supervisors
The Verandahs Community
Development District

AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of The Verandahs Community Development District will be held on **Tuesday, November 6, 2018 at 6:30 PM** at the Trinity Lutheran Church, located at 3100 Starkey Boulevard, New Port Richey, FL 34655. The following is the agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 3. CONSTRUCTION UPDATE**
- 4. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of the Board of Supervisors' Meeting Held on October 2, 2018..... Tab 1
 - B. Consideration of Operation & Maintenance Expenditures for September 2018..... Tab 2
- 5. OLD BUSINESS ITEMS**
 - A. Update on County Permitting Process
- 6. NEW BUSINESS ITEMS**
 - A. Consideration of First Addendum to Contract for Professional District Services Tab 3
 - B. Consideration of Security System Proposals..... Tab 4
- 7. STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - C. Operations Manager
 - i. Presentation of Field Inspection Report Tab 5
 - D. District Manager
- 8. AUDIENCE COMMENTS**
- 9. SUPERVISOR REQUESTS**
- 10. 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) 533-2950.

Sincerely,

Grant Phillips

Grant Phillips
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.

THE VERANDAHS COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of The Verandahs Community Development District was held on **Tuesday, October 2, 2018 at 8:07 AM** at the Trinity Lutheran Church, located at 3100 Starkey Boulevard, New Port Richey, FL 34655.

Present and constituting a quorum:

Stanley Haupt	Board Supervisor, Chairman
Nancy Smith	Board Supervisor, Vice Chairman
Thomas May	Board Supervisor, Assistant Secretary
Sara Henk	Board Supervisor, Assistant Secretary
Kim Jordan	Board Supervisor, Assistant Secretary

Also present were:

Grant Phillips	District Manager; Rizzetta & Company, Inc.
Vivek Babbar	District Counsel; Straley Robin & Vericker (<i>via phone</i>)
Giacomo Licari	District Engineer; Dewberry

FIRST ORDER OF BUSINESS

Call to Order

Mr. Phillips called the meeting to order and performed roll call, confirming a quorum for the meeting.

SECOND ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors' Meeting held on September 4, 2018

On a Motion by Ms. Smith, seconded by Mr. Haupt, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors' meeting held on September 4, 2018 for The Verandahs Community Development District.

THIRD ORDER OF BUSINESS

Consideration of Operation &

**Maintenance Expenditures for August
2018**

On a Motion by Mr. Haupt, seconded by Ms. Henk, with all in favor, the Board of Supervisors ratified the Operation and Maintenance Expenditures for August 2018 totaling \$51,759.79 for The Verandahs Community Development District.

FOURTH ORDER OF BUSINESS

Update on County Permitting Process

Mr. Phillips presented the clubhouse design build agreement and a changes request from the builder to the Board for consideration. Lengthy discussion ensued.

On a Motion by Mr. May, seconded by Mr. Haupt, with all in favor, the Board of Supervisors authorized staff to move forward with the clubhouse project contingent upon electrical connections for The Verandahs Community Development District.

FIFTH ORDER OF BUSINESS

**Presentation of Landscaping Field
Inspection Report with Responses**

Mr. Phillips addressed and answered general questions from the Board. Discussion ensued.

SIXTH ORDER OF BUSINESS

**Ratification of Insurance Policy
Renewal Proposal**

Mr. Phillips presented the annual insurance policy renewal proposal to the Board for ratification. Discussion ensued.

On a Motion by Ms. Smith, seconded by Mr. Haupt, with all in favor, the Board of Supervisors ratified the annual insurance policy renewal proposal for The Verandahs Community Development District.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

No report.

B. District Engineer

70 No report.

71

72 **C. Operations Manager**

73

74 Mr. Phillips presented the latest field inspection report to the Board for
75 review.

76

77 **D. District Manager**

78

79 Mr. Phillips reminded the Board that the next meeting is on November 6,
80 2018 at 6:30 PM.

81

82 **EIGHTH ORDER OF BUSINESS**

Supervisor Requests

83

84 There were no additional supervisor requests.

85

86 **NINTH ORDER OF BUSINESS**

Adjournment

87

On a Motion by Ms. Smith, seconded by Mr. Haupt, the Board of Supervisors adjourned the meeting at 9:04 AM for The Verandahs Community Development District.

88

89

90

91

92 _____
Secretary/Assistant Secretary

_____ Chairman/Vice Chairman

Tab 2

The Verandahs Community Development District

DISTRICT OFFICE · 5844 OLD PASCO ROAD · SUITE 100 · WESLEY CHAPEL, FLORIDA 33544

Operations and Maintenance Expenditures September 2018 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from September 1, 2018 through September 30, 2018. This does not include expenditures previously approved by the Board.

The total items being presented: **\$31,275.06**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

The Verandahs Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2018 Through September 30, 2018

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Beckners Cleaning Contractors, Inc.	001668	14202	Pressured Washed 08/18	\$ 4,600.00
Blue Water Aquatics, Inc.	001669	24281	Aquatic Service 09/18	\$ 1,200.00
High Trim, LLC	001670	113	Tree Maintenance 09/18	\$ 11,200.00
Nancy J Smith	001675	NS090418	Board of Supervisors Meeting 09/04/18	\$ 200.00
Rizzetta & Company, Inc.	001665	INV0000034700	District Management Fees 09/18	\$ 4,208.34
Rizzetta Technology Services, LLC	001664	INV0000003648	Website & Email Hosting Services 09/18	\$ 175.00
Rust-Off Inc.	001666	18643	Chemicals For Rust Prevention 08/18	\$ 790.00
Sara M Guthrie	001672	SG090418	Board of Supervisors Meeting 09/04/18	\$ 200.00
Stanley Haupt	001673	SH090418	Board of Supervisors Meeting 09/04/18	\$ 200.00
Thomas M May	001674	TM090418	Board of Supervisors Meeting 09/04/18	\$ 200.00
Trinity Lutheran Church	001676	090418	Donation for Meeting Room use 09/04/18	\$ 50.00
Withlacoochee River Electric Cooperative, Inc.	001667	1573431 08/18	Area Lighting 08/18	\$ 439.64
Withlacoochee River Electric Cooperative, Inc.	001667	1573433 08/18	12013 Chenwood Avenue - Sign 08/18	\$ 34.01
Withlacoochee River Electric Cooperative, Inc.	001667	2026777 08/18	12414 Southbridge Ter 08/18	\$ 38.07
Yellowstone Landscape	001671	INV-0000227048	Monthly Landscape Maintenance 09/18	<u>\$ 7,740.00</u>
Report Total				<u>\$ 31,275.06</u>