

**MINUTES OF MEETING
EAST PARK COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the East Park Community Development District was held at 5:00 P.M. on Monday, March 24, 2014 at the offices of Leland Management, 6972 Lake Gloria Boulevard, Orlando, Florida.

Present and constituting a quorum were:

Angel Colon	Chairman
Graciela Von Blon	Assistant Secretary
Edwin Sharpe	Assistant Secretary
Patrick Mjoen	Assistant Secretary

Also present were:

Gary Moyer	Manager: Moyer Management Group
Roy Van Wyk	Attorney: Hopping Green & Sams
Brian Smith	Field Manager

The following is a summary of the minutes and actions taken at the March 24, 2014 East Park Board of Supervisors meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Moyer called the meeting to order at 5:00 P.M. and the record will reflect all supervisors were present except Supervisor Phillips.

SECOND ORDER OF BUSINESS

Public Comments on Agenda Items

There were no comments from the public.

FOURTH ORDER OF BUSINESS

Approval of the Minutes of the January 27, 2014 Meeting

Mr. Moyer stated each Board member received a copy of the minutes of the January 27, 2014 meeting and requested any corrections, additions or deletions.

It was requested discussion of lake erosion be added.

On MOTION by Mr. Colon seconded by Ms. Von Blon with all in favor the minutes of the January 27, 2014 meeting were approved as amended.

THIRD ORDER OF BUSINESS

Presentation of Commercial Development Plans

- Jonathan Martin of Kimley Horn Associates introduced the property developer of the East Park Building Center 2 project. They updated the Board on commercial development plans.
 - Commercial office space and a hotel are possibilities.
 - Marketing to attract clientele but it has been difficult due to present economy.
 - Some interest in multi-family development – 300 units.
 - Remaining 11 to 12 acres would be planned for commercial use.
 - The Board voiced concern about traffic in the area.
 - It was requested Mr. Moyer send an email to BOS requesting input and *wish list* for development and forward responses to the developer.
 - The Board requested information on the entire development plan before moving forward.
 - The developer will attend the July 28th meeting to further discuss development and *wish list*.

FIFTH ORDER OF BUSINESS

District Manager's Report

A. Discussion of General Election

i. Qualifying Information

ii. Consideration of Resolution 2014-8 Confirming the District's Use of the Orange County Supervisor of Elections to Continue Conducting the District's Election of Supervisors in Conjunction with the General Election

- Information on the general election was reviewed; a copy of which is attached for the record.
- Seat 1 currently held by Ms. Von Blon and Seat 3 currently held by Mr. Mjoen are scheduled for the general election in November.

On MOTION by Mr. Colon seconded by Mr. Sharpe with all in favor Resolution 2014-8 confirming the District's use of the Orange County Supervisor of Elections to continue conducting the District's election of supervisors in conjunction with the general election was adopted.

B. Financial Statements

- Mr. Moyer reviewed the financial statements through February 28, 2014, which were included in the agenda package.

C. Check Register

- The check register from January 1, 2014 through February 28, 2014 was included in the agenda package.

On MOTION by Mr. Colon seconded by Ms. Von Blon with all in favor the check register for the period January 1, 2014 to February 28, 2014 was accepted.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Attorney

- Mr. Van Wyk reported the railing was repaired.

B. Engineer

- Mr. Dunn was not in attendance and there were no items to address.

C. Field Operations

i. Field Management Report

ii. Landscaping Report

iii. Aquatic Maintenance Report

- Mr. Smith submitted the monthly Field Management; Landscaping and Aquatic Maintenance Reports.
 - Fountain proposals were reviewed. Prices include installation not maintenance service.
 - After discussion it was determined fountain costs were higher than expected and it was agreed that lake erosion repair is a first priority.
 - Bench colors were addressed. Color samples will be sent to Mr. Moyer for forwarding to the Board for review.
 - Lake erosion project was discussed. It is estimated the project may cost \$40,000 to \$50,000.
 - The City will be contacted and documents reviewed to see if they are responsible for erosion control.
 - Quotes will be obtained for discussion at the next meeting.

On MOTION by Mr. Colon seconded by Mr. Mjoen with all in favor the Chairman was authorized to execute a letter to the City regarding repairs of the pond; if in fact we determine it is the CDDs responsibility the District Engineer was authorized to commence a drawing of the necessary repairs.

SEVENTH ORDER OF BUSINESS

Other Business

- It was noted permission may be required from the City to install benches in the park. Mr. Smith will follow up.

EIGHTH ORDER OF BUSINESS

Supervisor's Requests and Audience Comments

- Request entrance flag be replaced.
- Repair of bathroom floor was requested.

NINTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Mr. Colon seconded by Ms. Von Blon with all in favor, the meeting was adjourned.



 Gary L. Moyer
 Secretary



 Angel Colon
 Chairman