

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

The regular meeting of the East Park Community Development District was held at 6:00 P.M. on Monday, May 22, 2017 at the offices of the House of Management Enterprise, 5756 S. Semoran Boulevard, Orlando, Florida.

Present and constituting a quorum were:

Angel Colon	Chairman
Scott Phillips	Vice Chairman
Tom Bonner	Assistant Secretary
Tom Oneal	Assistant Secretary

Also present were:

Gary Moyer	Manager: Moyer Management Group
Chuck Walter	Severn Trent
Sarah Warren	Attorney: Hopping Green & Sams (via telephone)
Rey Malave	District Engineer
Russ Simmons	Field Manager

The following is a summary of the minutes and actions taken at the May 22, 2017 East Park Board of Supervisors meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Moyer called the meeting to order at 6:00 P.M. The record will reflect a quorum was established.

SECOND ORDER OF BUSINESS

Public Comments on Agenda Items

There were not any members of the public present.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the March 27, 2017 Meeting

Mr. Moyer stated each Board member received a copy of the minutes of the March 27, 2017 meeting and requested any corrections, additions or deletions.

There not being any,

On MOTION by Mr. Colon seconded by Mr. Phillips with all in favor the minutes of the March 27, 2017 meeting were approved.

FOURTH ORDER OF BUSINESS

District Manager's Report

A. Financial Statements

Mr. Moyer reviewed the financial statements through April 30, 2017, which were included in the agenda package.

- 80% of the non-ad valorem assessments have been collected.
- On the expenditure side we are \$4,900 under budget on administrative; and \$44,000 under on total expenditures, so through the first seven months of our fiscal year we are doing well.

B. Check Register

- The check register for the period March 1, 2017 to April 28, 2017 was included in the agenda package.

On MOTION by Mr. Colon seconded by Mr. Phillip with all in favor the check register for the period March 1, 2017 to April 28, 2017 was accepted with the deletion of the Severn Trent charge in the amount of \$9.63 for work hats.

C. Acceptance of Fiscal Year 2016 Audit

Mr. Moyer provided an overview of the opinions of the auditor, Grau & Associates as stated in the annual financial report for the fiscal year ended September 30, 2016. The following was noted:

- On the first page of the Independent Auditor's Report they state, *In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities and each major fund of the district as of September 30, 2016.*
- This is referred to as a clean audit opinion which means the financial records we turned over to the auditor as of September 30th did fairly reflect our financial position as of that date and they have no exceptions to the financial statement.

- The summary on page 22 indicates we anticipated using fund balance, \$42,000, for some of our special projects; and we did not do that so we brought the budget in under by \$16,162 which is a positive variance of \$58,162.
- The Report on Internal Control Over Financial Reporting on page 24 states, *during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses.*
- Under Compliance and Other Matters they state, *the results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under Government Auditing Standards.*
- The Management Letter and the Report to Management on page 26 brings items to the Board that may not be material weaknesses but that they feel may help the District in improving their financial reporting system. They did not have any such recommendations.
- The Report to Management also states, *the District has not met one or more of the financial emergency conditions described in Section 218.503(1), Florida Statutes.* Not meeting the condition in this case is a good thing because that particular section of Chapter 218 defines a financial emergency and the District is not in one.

On MOTION by Mr. Bonner seconded by Mr. Colon with all in favor the financial report for the fiscal year ended September 30, 2016 prepared by Grau & Associates was accepted and filing of the report with the appropriate state officials was approved.

D. Consideration of Resolution 2017-2 Approving the Fiscal Year 2018 Proposed Budget and Setting a Public Hearing

- Mr. Moyers presented the budget for fiscal year 2018. There are no increases in non-ad valorem assessments.
- The budget public hearing date was discussed and there was consensus to schedule it on July 31, 2017.

On MOTION by Mr. Colon seconded by Mr. Bonner with all in favor Resolution 2017-2 approving a proposed budget for fiscal year 2017/2018 and setting a public hearing on July 31, 2017 at 6:00 p.m. thereon pursuant to Florida law and providing for an effective date was adopted.

E. Report on the Number of Registered Voters (1,454)

- A report from the Orange County Supervisor of Elections indicates there were 1,454 registered voters within the District as of April 17, 2017.
- Mr. Moyer noted that Russ Simmons will succeed Brian Smith as Field Manager for the District.
- Mr. Moyer introduced Mr. Chuck Walter, who is an addition to the Severn Trent team. He commented that he is a strong believer of a succession plan and Mr. Walter will be working with him for a period of months. His departure is not immediate but it is time to start planning for it.

FIFTH ORDER OF BUSINESS

Staff Reports

A. Attorney

i. Notice of Lien of Special Assessments

- Ms. Warren commented on the Notice of Lien of Special Assessments confirming the lien was put in place for the refunding bonds and it will be recorded in the public records so there is notice given to all potential homeowners that the property is subject to this lien.
- The master lien was put in place to secure the payment of the bonds.

On MOTION by Mr. Phillips seconded by Mr. Colon with all in favor staff was authorized to record the Notice of Lien of Special Assessments.

- Discussion ensued with regard to whether the Playhouse Park is open to the public or only residents.
- Ms. Warren commented that any District improvements will be open to the public and there are few restrictions that can be placed on this.

B. Engineer

There not being any, the next item followed.

C. Field Operations

- i. Field Management Report**
- ii. Action Items List**
- iii. Residential Call Log**
- iv. Servello & Son Report**

- v. **Applied Aquatic Management Report**
- vi. **Vertex Water Features Management Report**
- vii. **B&C Roman Global Services Report**

- The monthly Field Management Reports were included in the agenda package.
- Fence installation and tree plantings were discussed.

SIXTH ORDER OF BUSINESS

Updates and Discussion Items

There not being any, the next item followed.

SEVENTH ORDER OF BUSINESS

Other Business

There not being any, the next item followed.

EIGHTH ORDER OF BUSINESS

Supervisor's Requests and Audience Comments


There not being any, the next item followed.

NINTH ORDER OF BUSINESS

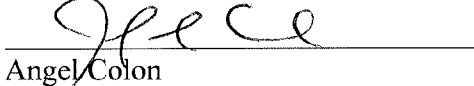
Adjournment

There being no further business,

On MOTION by Mr. Colon seconded by Mr. Bonner with all in favor the meeting was adjourned.



 Gary L. Moyer
 Secretary



 Angel Colon
 Chairman