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**MINUTES OF MEETING
HIDDEN CREEK
COMMUNITY DEVELOPMENT DISTRICT**

10 The Regular Meeting of the Board of Supervisors of the Hidden Creek Community Development
11 District was held on Tuesday, May 5, 2015 at 10:00 a.m. at the Offices of Metro Development Group,
12 2502 N. Rocky Point Drive, Suite 1050, Tampa, Florida.

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FIRST ORDER OF BUSINESS - Roll Call

Mr. St. Denis called the meeting to order.

Present and constituting a quorum were:

20	Mike Lawson	Board Supervisor, Chairman
21	Doug Draper	Board Supervisor, Vice Chairman
22	Lori Price	Board Supervisor, Assistant Secretary
23	Anthony Brannan	Board Supervisor, Assistant Secretary

Also present were:

24	Bruce St. Denis	District Manager
25	Patricia Comings-Thibault	District Accountant (via telephone)
26	Tonja Stewart	District Engineer (via telephone)
27	Mark Straley	District Counsel, Straley & Robin (via telephone)

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SECOND ORDER OF BUSINESS - Audience Comments on Agenda Items

There being none, the next item followed.

THIRD ORDER OF BUSINESS - Administrative Items:

A. Approval of Minutes of April 7, 2015 Meeting

Mr. St. Denis presented the April 7, 2015 Regular Meeting minutes and asked for comments or questions.

On a MOTION by Mr. Lawson, SECONDED by Mr. Draper, WITH ALL IN FAVOR, the Board approved the April 7, 2015 minutes of the Board of Supervisors' meeting for the Hidden Creek Community Development District.

B. Acceptance of Financial Statements

Ms. Comings-Thibault presented the Financial Statements and asked for comments or questions.

On a MOTION by Mr. Lawson, SECONDED by Ms. Price, WITH ALL IN FAVOR, the Board accepted the Unaudited Financial Statements as of March 31, 2015 for the Hidden Creek Community Development District.

FOURTH ORDER OF BUSINESS-Business Matters

A. Consideration of Property Appraiser Agreement for Collection of Assessments

On a MOTION by Mr. Lawson, SECONDED by Mr. Brannan, WITH ALL IN FAVOR, the Board approved the Property Appraiser Agreement for Collection of Assessments for the Hidden Creek Community Development District.

B. Consideration of Assessments Consultant Agreement

Mr. St. Denis stated the Assessments Consultant Agreement has not been completed yet and recommended the Board make a motion.

1 On a MOTION by Mr. Lawson, SECONDED by Mr. Draper, WITH ALL IN FAVOR, the Board
2 authorized the Chairman to negotiate and sign the Assessments Consultant Agreement and bring it to the
3 Board of Supervisors for ratification for the Hidden Creek Community Development District.

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5 **C. Consideration of Bond Counsel Agreement**

6 On a MOTION by Mr. Lawson, SECONDED by Ms. Price, WITH ALL IN FAVOR, the Board
7 authorized the Chairman to negotiate and sign the Bond Counsel Agreement and bring it to the Board of
8 Supervisors for ratification for the Hidden Creek Community Development District.

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10 **D. Consideration of Trustee Agreement**

11 On a MOTION by Mr. Lawson, SECONDED by Mr. Brannan, WITH ALL IN FAVOR, the Board
12 authorized the Chairman to negotiate and sign the Trustee Agreement and bring it to the Board of
13 Supervisors for ratification for the Hidden Creek Community Development District.

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15 **E. Consideration of FMS Bonds Agreement for Underwriter Services**

16 On a MOTION by Mr. Lawson, SECONDED by Mr. Draper, WITH ALL IN FAVOR, the Board
17 approved the FMS Bonds Agreement for Underwriter Services for the Hidden Creek Community
18 Development District.

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20 **F. Consideration of US Bank Agreement**

21 On a MOTION by Mr. Lawson, SECONDED by Mr. Price, WITH ALL IN FAVOR, the Board
22 authorized the Chairman to negotiate and sign the US Bank Agreement and bring it to the Board of
23 Supervisors for ratification for the Hidden Creek Community Development District.

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25 **G. Consideration of District Counsel Engagement for Bond Services**

26 On a MOTION by Mr. Lawson, SECONDED by Mr. Brannan, WITH ALL IN FAVOR, the Board
27 approved the District Counsel Engagement for Bond Services for the Hidden Creek Community
28 Development District.

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30 **H. Consideration of Engineer's Agreement for Bond Work**

31 On a MOTION by Mr. Lawson, SECONDED by Mr. Draper, WITH ALL IN FAVOR, the Board
32 approved the Engineer's Agreement for Bond Work for the Hidden Creek Community Development
33 District.

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35 **I. Consideration of Engineers Report**

36 Mr. Lawson stated they do not have enough data for the District engineer to complete the report
37 as there are additional site plan changes. He stated the product mix is still being worked and will discuss
38 next meeting.

39 **J. Consideration of Assessment Methodology Report**

40 Mr. Lawson stated he will be working with DPF on the Assessment Report and have it refined
41 and ready by the next meeting.

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43 **K. Consideration of Resolution 2015-7 Declaring Special Assessments**

44 **L. Consideration of Resolution 2015-8 Setting Public Hearing for Special Assessments**

