

**MINUTES OF MEETING
HERITAGE HARBOR
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Heritage Harbor Community Development District was held on Tuesday, August 20, 2013 at 6:00 p.m. at the Heritage Harbor Clubhouse, 19502 Heritage Harbor Parkway, Lutz, Florida.

Present and constituting a quorum were:

David Penzer	Chairman
Rich Gordon	Vice Chairman
Russ Rossi	Assistant Secretary
Shelley Grandon	Assistant Secretary
Robert Rossi	Assistant Secretary

Also present were:

John Ricciardi	Manager
Greg Tamborello	Director of Operations
Jim Poertner	Golf Course Superintendent
John Panno	Pro Shop Manager
Residents	

Due to a failure of the recording equipment, the following is a summary of the discussions and actions taken from the notes provided by the District Manager.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Ricciardi called the meeting to order and roll was called.

SECOND ORDER OF BUSINESS

Approval of the Minutes of the July 16, 2013 Meeting

- Each Board member received a copy of the minutes of the July 16, 2013 meeting and any additions, corrections or deletions were requested.

On MOTION by Ms. Grandon seconded by Mr. Gordon with all in favor the minutes of the July 16, 2013 meeting were approved.

THIRD ORDER OF BUSINESS

Approval of Financial Statements

On MOTION by Mr. Gordon seconded by Mr. Russ Rossi with all in favor the financial statements for the period ending July 31, 2013 were approved.

FOURTH ORDER OF BUSINESS Staff Reports

A. Golf Course

- Mr. Poertner noted for the first time the electricity bill for the pro shop was more than the pump house due to all the rain and not having to run the pumps.
- The golf course is being treated for weeds and insects.
- Mr. Panno reported there were 12 days of rain and 8 days of cart path only. The golf course was closed on July 10th for punching the greens.
- A total of 2,671 rounds were played during the month of July.
- It was noted that Plantation Palms closed because of financial difficulties.
- The Sunday Football Special started last week and will run throughout football season.
- A distracted golfer drove a golf cart into the pond off Hole No. 16, admitting he was at fault. The cart, which was entirely submerged, was pulled out by the golf staff. It was dried out and is back in service with no damage to the cart.

FIFTH ORDER OF BUSINESS

Public Hearing to Consider the Adoption of the General Fund Budget for Fiscal Year 2014 (Resolution 2013-4) and Levy of Non Ad Valorem Assessments (Resolution 2013-5) and Adoption of the Enterprise Fund Budget for Fiscal Year 2014 (Resolution 2013-6)

- Mr. Ricciardi reviewed the fiscal year 2014 general fund budget.
- The public hearing was opened and there were no comments by the Board or public.

On MOTION by Mr. Gordon seconded by Mr. Russ Rossi with all in favor Resolution 2013-4, a Resolution of the Heritage Harbor Community Development District (the "District") Relating to the Annual Appropriations of the District and Adopting the Fiscal Year 2013/2014 Operations and Maintenance Budget and the 2013/2014 Debt Service Budget Beginning October 1, 2013 and Ending September 30, 2014 was adopted.

On MOTION by Mr. Gordon seconded by Ms. Grandon with all in favor Resolution 2013-5, a Resolution of the Board of Supervisors of the Heritage Harbor Community Development District Levying and Imposing Operations and Maintenance Special Assessments for the 2013/2014 Fiscal Year; Providing for Collection and Enforcement of Special Assessments; Adopting and Certifying an Assessment Roll; Providing for Amendment of the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date was adopted.

- In regard to the enterprise fund budget, Mr. Panno indicated he would like to reduce:
 - R&M – Equipment from \$24,000 to \$22,000
 - Supplies – Seeds from \$9,500 to \$6,500 as he does not plan to oversee collars
 - Advertising from \$14,000 to \$12,000
- There was no public comment and the public hearing was closed.

On MOTION by Mr. Gordon seconded by Mr. Robert Rossi with all in favor Resolution 2013-6, a Resolution of the Heritage Harbor Community Development District (the “District”) Relating to the Adoption of the Fiscal Year 2013/2014 Enterprise Fund Budget Beginning October 1, 2013 and Ending September 30, 2014 was adopted.

FOURTH ORDER OF BUSINESS

Staff Reports – Continued

B. Director of Operations

- Mr. Tamborello reported that Big Yellow Enterprises started landscaping the community and although they missed cutting in a few areas, they are doing okay.
- It was requested that representatives from OLM and Big Yellow Enterprises attend the September 17th meeting.
- He noted that Luke Brothers’ performance was not up to par once they were informed they were being replaced.
- The landscaping at the east monument does not look very good and a Big Yellow Enterprises’ representative is looking to see what type of plants can be planted there to give it some pop.
- The back flow equipment did not pass inspection and Mr. Tamborello is following up.

- It was reported that a vehicle struck a sign out front and there was an incident where a resident had an egg thrown at him from a moving vehicle. Ms. Jackson will review the Envera system to see if these vehicles can be identified.
- The Board was frustrated because Envera was unable to identify the vehicles.

SIXTH ORDER OF BUSINESS

Attorney's Report

- Mr. Ricciardi discussed the new law regarding public comment and public records in regard to contracts.

SEVENTH ORDER OF BUSINESS

Engineer's Report

There not being any, the next item followed.

EIGHTH ORDER OF BUSINESS

Manager's Report

Follow-up Items:

- District Counsel sent Mr. Ricciardi an e-mail in regard to an agreement the HOA received from a music royalty company, ASCAP.
- Mr. Robin explained that if the District leased area of the clubhouse (the pro shop or cart barn) and the golf course, exclusive of Rocky's, broadcasts music or musical performances or sponsors live performances during the year, the District should either cease the activity or obtain the required license.
- Rocky's may be subject to obtaining the license if it broadcasts music in the sublease area by radio, satellite or TV or sponsors live performances. As a public restaurant, Rocky's appears to be subject to a commercial licensing agreement, but should obtain its own legal advice on how to proceed. Rocky's is in possession and control of the sub-lease area which removes it from the District's control.
- Mr. Ricciardi noted that the contract with OLM and Big Yellow Enterprises was finalized.
- The new restaurant lease was also signed.

A. Proposed Meeting Schedule for Fiscal Year 2014

<p>On MOTION by Mr. Gordon seconded by Mr. Russ Rossi with all in favor the meeting schedule for fiscal year 2014 was approved.</p>

August 20, 2013

Heritage Harbor C.D.D.

NINTH ORDER OF BUSINESS

Supervisor Requests

There not being any, the next item followed.

TENTH ORDER OF BUSINESS

Audience Comments

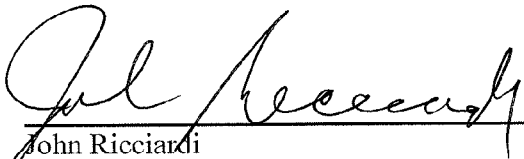
There not being any, the next item followed.

ELEVENTH ORDER OF BUSINESS

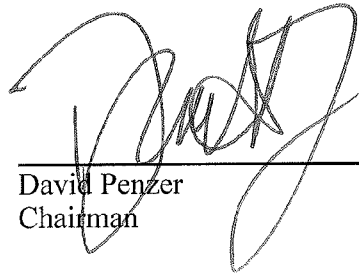
Adjournment

There being no further business,

On MOTION by Ms. Grandon seconded by Mr. Robert Rossi with all in favor the meeting was adjourned.



John Ricciardi
Secretary



David Penzer
Chairman