

**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 Thursday, August 18, 2016 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
Rob Rossi	Assistant Secretary
Russ Rossi (via phone)	Assistant Secretary
Shelly Grandon	Assistant Secretary

Also present were:

Jim Hayford	District Manager
John Panno	Pro Shop Manager
Lynn Jackson	Operations Coordinator
Residents	

The following is a summary of the discussions and actions taken at the August 18, 2016 Heritage Harbor Board of Supervisors meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Hayford called the meeting to order and roll was called. Four Supervisors were present with Mr. Russ Rossi participating by phone until he arrived.

SECOND ORDER OF BUSINESS

Audience Comments

There not being any comments at this time, the next item followed.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the July 21, 2016 Meeting

Each Board member received a copy of the minutes and additions, corrections or deletions were requested.

On MOTION by Mr. Gordon seconded by Ms. Grandon with all in favor, the minutes of the July 21, 2016 meeting were approved.
--

FOURTH ORDER OF BUSINESS

Approval of Financial Statements

Mr. Hayford noted the General Fund is at the normal spending level.

On MOTION by Mr. Penzer seconded by Mr. Rob Rossi with all in favor the financial statements for the period ending July 31, 2016 were accepted.

FIFTH ORDER OF BUSINESS

Staff Reports

A. Golf Course

It was reported that Mr. Poertner was not in attendance due to an emergency.

Mr. Panno presented his report and noted the following:

- We ran \$1 a hole and \$20 on weekends during the two weeks of aerifying.
- Internet revenue increased and rounds increased by 18% from the previous July.
- Golfsmith is considering bankruptcy, Nike and Adidas are getting out of the golf business.
- October looks like it will be a good month.

The record will reflect Mr. Russ Rossi joined the meeting.

SIXTH ORDER OF BUSINESS

Attorney's Report

There not being any, the next item followed.

SEVENTH ORDER OF BUSINESS

Engineer's Report

There not being any, the next item followed.

The record will reflect Mr. Panno left the meeting.

EIGHTH ORDER OF BUSINESS

Manager's Report

A. Public Hearing to Consider the Adoption of the Fiscal Year 2017 Budgets

On MOTION by Ms. Grandon seconded by Mr. Russ Rossi with all in favor the public hearing on the adoption of the fiscal year 2017 budget was opened.

Mr. Hayford reviewed the modified, tentative budgets with the Board. He noted it is the Board's intent to keep the assessments flat.

On MOTION by Mr. Penzer seconded by Mr. Rob Rossi with all in favor the public hearing on the adoption of the fiscal year 2017 budget was closed.

B. Resolution 2016-3 Adoption of the Operations and Maintenance Budget and the Debt Service Budgets for Fiscal Year 2017

On MOTION by Mr. Gordon seconded by Mr. Rob Rossi with all in favor resolution 2016-3 relating to the annual appropriations of the District and adopting the fiscal year 2016/2017 operations and maintenance budget and the 2016/2017 debt service budget for fiscal year 2016/2017 was adopted.

C. Resolution 2016-4 Levy of Non Ad-Valorem Assessments

On MOTION by Mr. Gordon seconded by Mr. Russ Rossi with all in favor resolution 2016-4 levying and imposing special assessments; 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.

D. Resolution 2016-5 Adoption of the Enterprise Fund Budget for Fiscal Year 2017

Mr. Hayford noted the original portion of the restaurant lease is over at the end of this year and the third amendment will begin. This will be discussed at the next meeting.

On MOTION by Mr. Penzer seconded by Mr. Russ Rossi with all in favor resolution 2016-5 relating to the adoption of the fiscal year 2016/2017 Enterprise Fund Budget was adopted.

E. Consideration of Resolution 2016-6 Designating the District's Registered Agent

Mr. Hayford explained the registered agent is the person who receives all of the legal notices for the District. District Counsel, Mr. Tracy Robin of the Straley Robin Vericker law firm is recommended to be the District's Registered Agent.

On MOTION by Mr. Gordon seconded by Mr. Penzer with all in favor resolution 2016-6 designating Tracy Robin, District Counsel as the District's registered agent and further designating the District's Registered Office for service of process as Straley Robin Vericker, was adopted.

NINTH ORDER OF BUSINESS

Operations Report

Ms. Jackson presented a proposal from Site Masters of Florida, LLC. for grading of the multi-purpose park. The area will be tilled and regrading will beginning on Monday and it will drain toward the wetlands. They are also grading for the five foot wide sidewalk around the perimeter.

Mr. Hayford noted the park will be irrigated with re-claimed water. The project is anticipated to be completed by October 1st plus or minus one month. Currently the project depends on when Hillsborough County is ready to give us the water as they said they will.

Ms. Jackson also noted the following:

- We will put some ads in the newsletter updating people on the multi-purpose facility.
- An email was sent out by Corporal Coddington saying he sent out 26 parking warnings and we will also put something about that in the newsletter.

TENTH ORDER OF BUSINESS

Supervisor Requests

There not being any at this time, the next item followed.

ELEVENTH ORDER OF BUSINESS

Audience Comments

An audience member inquired about opening up an area where construction is going on.

Mr. Penzer responded many years ago they ruled they were not going to open that up.

TWELFTH ORDER OF BUSINESS

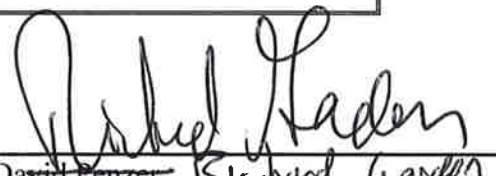
Adjournment

There being no further business,

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



 Jim Hayford
 Secretary



 David Penzer
 Vice Chairman