

**MINUTES OF MEETING
GOLDEN LAKES
COMMUNITY DEVELOPMENT DISTRICT**

A public hearing meeting of the Board of Supervisors of the Golden Lakes Community Development District was held on Thursday January 12, 2017 at 7:00 p.m. at the Club at Eaglebrooke, 1300 Eaglebrooke Boulevard, Lakeland, Florida.

Present and constituting a quorum were:

Rich Weaver	Chairman
John L. Knapp	Vice Chairman
Donald L. Adams	Assistant Secretary
Anthony J. Stevens	Assistant Secretary
Richard Howe	Assistant Secretary

Also present were:

Gary Moyer	Manager
Scott D. Clark, Esq.	Attorney
Steven C. Shealey, PE	Engineer

The following is a summary of the minutes and actions taken at the January 12, 2017 Golden Lakes CDD Board of Supervisors Public Hearing meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Weaver called the meeting to order and all the Supervisors and staff introduced themselves.

- Mr. Weaver informed those present Mr. Moyers' office had received and tabulated the ballots received.
- Mr. Moyer stated 216 ballots were returned, which represents about 35% of residents within Eaglebrooke. 141 voted yes and 73 voted no and there were two who had no opinion.
- Mr. Clark outlined the process of a public hearing to those in attendance.
- Mr. Clark read Resolution 2017-06, which the Board will consider at this Public Hearing.

On MOTION by Mr. Howe seconded by Mr. Knapp with all in favor the public hearing was opened.

- The floor was opened to public comments and residents provided their input and feedback regarding the purchase of the Eaglebrooke Golf Club.

On MOTION by Mr. Adams seconded by Mr. Stevens with all in favor the public hearing was closed.

SECOND ORDER OF BUSINESS

Review of Due Diligence

- A. CBRE Appraisal Report**
- B. Audit Report**

THIRD ORDER OF BUSINESS

Public Hearing on Proposed Assessments

- A. Resolution 2017-06, Equalizing, Approving & Levying Special Assessment**

The following was noted:

- This community development district was established at the time the development was under construction. It is not unlike many other developments throughout the State where a government entity is set up, which is the community development district, to manage the infrastructure of the development.
- The District is a government body much like a City or County Commission, which is why the decision is up to the District.
- The District appreciated all the comments positive and negative received from everyone, and the Board members also provided their input on the purchase.

On MOTION by Mr. Howe seconded by Mr. Adams with all in favor Resolution 2017-06, Equalizing, Approving & Levying Special Assessments was adopted as presented.

- Mr. Clark stated separate from the Resolution, the Board needs to consider moving forward with the purchase contract. The purchase contract is in the due diligence period until the 15th. So for the record, the Board should decide if it wants to move forward and accept the conditions and move to closing at which point the District has to put up the additional deposit of \$50,000.

- Mr. Weaver stated there are no due diligence items outstanding beyond correcting some issues on the survey.

FOURTH ORDER OF BUSINESS

Audience Comment

Comments were made during public hearing session.

FIFTH ORDER OF BUSINESS

Review of Ballots in Reference to Proceeding with Acquisition of the Golf Course and Related Facilities

Discussed at the opening of the meeting.

SIXTH ORDER OF BUSINESS

Authorization to Proceed with Acquisition of Golf Course and Related Facilities

On MOTION by Mr. Stevens seconded by Mr. Knapp with all in favor to exit due diligence and proceed with the terms and conditions of the purchase contract was accepted.

SEVENTH ORDER OF BUSINESS

Other Business

On MOTION by Mr. Knapp seconded by Mr. Adams with all in favor authorization for staff to develop and issue proposals for club management was approved.

EIGHTH ORDER OF BUSINESS

Supervisors Comments

- It was suggested by Mr. Stevens to try to get as much input from the Community who wants to serve on the Advisory Committee. He suggested requesting resumes and putting this group together quickly. It was suggested that this request be done simultaneously with the survey.
- Mr. Weaver stated those were milestone dates for basically three items which is management company or individual manager, a survey to property owners, and a notice from the District asking for residents who are interested on serving on an Advisory Committee to submit their interest.
- It was suggested for a notice to be drafted and given to the District Manager to post on the District website.

- Discussion ensued regarding having a meeting prior to the regular meeting in March.

NINTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Mr. Knapp seconded by Mr. Stevens with all in favor the meeting was adjourned.



Gary Moyer
Secretary



Rich Weaver
Chairman