
MINUTES OF MEETING

**LUCAYA
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Lucaya Community Development District was held on **Thursday, November 16, 2017 at 9:03 a.m.** at the office of Rizzetta & Company, Inc., located at 9530 Marketplace Road, Suite 206, Fort Myers, Florida 33912.

Present and constituting a quorum:

Richard Werner	Board Supervisor, Chairman
David Westbrook	Board Supervisor, Vice Chairman
Stephen Reiter	Board Supervisor, Assistant Secretary
Kathleen Gough	Board Supervisor, Assistant Secretary (via speaker phone)

Ms. Blandon asked for a motion to allow Ms. Gough to participate in the meeting via speaker phone.

On a Motion by Mr. Werner, seconded by Mr. Westbrook, with all in favor, the Board Allowed Ms. Gough to Participate in the Meeting via Speaker Phone, for the Lucaya Community Development District.
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Also present were:

Belinda Blandon	District Manager, Rizzetta & Company, Inc.
Mike Eckert	District Counsel, Hopping Green & Sams P.A. (via speaker phone)
Jennings Cooksey	District Counsel, Hopping Green & Sams P.A. (via speaker phone)
Wes Kayne	Barraco & Associates, Inc.
Audience	

FIRST ORDER OF BUSINESS

Call to Order

Ms. Blandon called the meeting to order and read roll call.

SECOND ORDER OF BUSINESS

Public Comment

Ms. Blandon opened the floor for public comment. Comments from the public were entertained.

Mr. Helms, Sonsette Board President asked for clarification regarding ownership of a strip of land adjacent to property owned by Lee County where there are Australian pines. Ms. Blandon advised that she would have copies of the exhibit copied and she would ask Mr. Kayne to address this question during the District Engineer Report.

THIRD ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors' Meeting held on August 17, 2017

Ms. Blandon presented the minutes of the Board of Supervisors' meeting held on August 17, 2017. She asked if there were any questions or comments. There were none.

On a Motion by Mr. Westbrook, seconded by Mr. Reiter, with all in favor, the Board Approved the Minutes of the Board of Supervisors' Meeting held on August 17, 2017, for the Lucaya Community Development District.

FOURTH ORDER OF BUSINESS

Consideration of the Operations and Maintenance Expenditures for the Months of August and September 2017

Ms. Blandon presented the Operations and Maintenance Expenditures for the period of August 1-31, 2017 in the amount of \$36,396.06, and for the period of September 1-30, 2017 in the amount of \$18,419.76, and asked if there were any questions regarding any item of expenditure. Mr. Westbrook inquired regarding the Lee County Utilities statement. Ms. Blandon advised a deposit was returned which resulted in a credit being issued to the District.

On a Motion by Mr. Werner, seconded by Mr. Westbrook, with all in favor, the Board Approved the Operations and Maintenance Expenditures for the months of August and September 2017, for the Lucaya Community Development District.

FIFTH ORDER OF BUSINESS

Review of Documentation Related to Taylor Morrison Action to Quiet Title: Disclaimer and Notice of Dropping Party Defendant

Mr. Jennings Cooksey provided an overview of the documents; the disclaimer is a document in which the Lucaya District is disclaiming interest in the easement only and has no fee or simple interest over the property in which the easement operates. He further advised the Notice Dropping Party Defendant was filed by Taylor Morrison's counsel and this document removes Lucaya CDD from the case.

SIXTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel
Mr. Eckert and Mr. Cooksey advised they had no report.
- B. District Engineer
Mr. Kayne advised the Cycle 3 NPDES MS4 report was submitted to Lee County. Mr. Kayne advised the area behind Sonsette buildings 19 & 20 was left in a natural state and there is a flow way through which the lakes outfall. Mr. Kayne advised the parcel owned by the CDD starts approximately 25 to 30 feet beyond the building. He further advised the District can remove exotics from this area should they choose to

do so. Mr. Werner inquired regarding removal of the Australian pines. Mr. Kayne advised an environmental specialist should be consulted with regard to this area; he also advised there may be an eagles nest in the area which prohibits certain work being performed in the area. Discussion ensued. Ms. Blandon advised Earth Tech may be able to clean up the area though Earth Tech and Passarella would need to review the area prior to any work being done. She further advised the next event is scheduled to take place in March, and the Board can ask to move up the next event or ask for a proposal for the work. Ms. Gough suggested asking Earth Tech to move up the maintenance event. Mr. Westbrook advised there are additional areas that need attention as well. Discussion ensued.

Ms. Blandon asked Mr. Kayne for an update regarding ownership of water valves. Mr. Kayne advised he will obtain an estimate to review the valves and will also request as built and ultra survey. Discussion ensued.

C. District Manager

Ms. Blandon advised the next meeting of the Board of Supervisors is scheduled for Thursday, February 15, 2018 at 9:00 a.m.

SEVENTH ORDER OF BUSINESS

Supervisor Requests and Comments

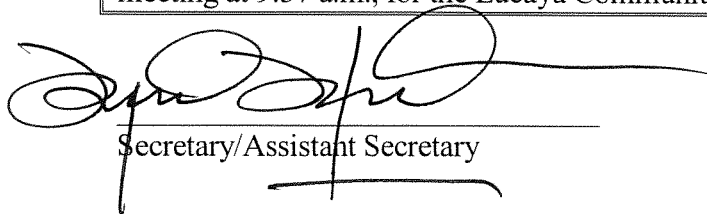
Ms. Blandon opened the floor for Supervisor Requests and Comments. There were none.

Ms. Blandon opened the floor for public comment. There were none.

EIGHTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Westbrook, seconded by Mr. Werner, with all in favor, the Board adjourned the meeting at 9:37 a.m., for the Lucaya Community Development District.



Secretary/Assistant Secretary



Richard Werner
Chairman/ Vice Chairman