

**MINUTES OF MEETING**

***HIGHLAND MEADOWS II COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS' MEETING***

*Wednesday, February 10, 2016 at 9:39 a.m.*

*Holiday Inn Winter Haven*

*200 Cypress Gardens Boulevard,*

*Winter Haven, Florida 33880*

Board Members present at roll call:

Andrew Rhinehart	Board Member	
Joel Adams	Board Member	
Rennie Heath	Board Member	
Lauren Schwenk	Board Member	(via phone)

Also Present:

Roy van Wyk	Hopping Green & Sams, P.A.	
Joe MacLaren	Fishkind & Associates, Inc.	
Todd Amaden	Landmark Engineering	(via phone)

**FIRST ORDER OF BUSINESS**

**Call to Order and Roll Call**

The meeting was called to order. The Board Members and staff in attendance are outlined above.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

There are no members of the public present.

**THIRD ORDER OF BUSINESS**

**Consideration of the Minutes of  
the November 25, 2015 Board of  
Supervisors' Meeting and the  
December 3, 2015 Continued  
Board of Supervisors' Meeting**

The Board reviewed the minutes for the November 25, 2015 Board of Supervisors' Meeting and the December 3, 2015 continued Board of Supervisors' Meeting.

On MOTION by Mr. Heath, seconded by Mr. Adams, with all in favor, the Board approved the Minutes of the November 25, 2015 Board of Supervisors' Meeting and the December 3, 2015 continued Board of Supervisors' Meeting.

**FOURTH ORDER OF BUSINESS**

**Resolution 2016-02, Supplemental Assessment Resolution**

Mr. Van Wyk explained that this is the final resolution that is a supplement to the District's original resolution imposing special assessments. This resolution sets forth the specific terms of the Bonds that the District is going to issue, it makes the final findings with respect to the Bond pricing, location of the assessments, benefit received by the parcels, and it applies that Master Methodology to the actual terms of the Bonds and sets forth the specific assessment roll denoting the amount of the lien that is imposed per parcel that has benefitted by the assessments. Mr. MacLaren has applied the Master Methodology to this series of Bonds and confirmed that the Bonds are still fairly and reasonably apportioned across the property types. The benefit received by the property is at least equal to the burden placed on the property by the amount of the assessments. There were no changes to the Engineer's Report. The Resolution adopts the final assessment roll and adopts and authorizes the use of the Engineer's Report and the Methodology for the issuance of the Bonds. The Par amount combined is \$5,430,000.00.

On MOTION by Mr. Adams, seconded by Mr. Heath, with all in favor, the Board adopted Resolution 2016-02, Supplemental Assessment Resolution.

**FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2016-03, Authorizing the Boundary Amendment**

Mr. Van Wyk explained that the Landowner adjacent to the District requested that the District consider bringing that land into the District. The Resolution authorizes District staff to commence the procedure for a Boundary Amendment to bring in some additional lands. Mr. Van Wyk stated that it is approximately 60 acres.

On MOTION by Mr. Heath, seconded by Mr. Adams, with all in favor, the Board approved Resolution 2016-03, authorizing the Boundary Amendment.

**SIXTH ORDER OF BUSINESS**

**Consideration of Resolution 2016-04, Adopting Continuing Disclosure Policies & Procedures**

Mr. MacLaren stated that this is a resolution proposed by the Underwriter's Legal Counsel, Brian Fender to be sure that the District complies with its continuing disclosure requirements. Mr. MacLaren noted that the District has continued to be compliant with its continuing disclosure requirements, which the District Manager previously handled. Mr. MacLaren stated that on the Highlands CDD Mr. Fender found out that out of about 20 filings that the District was supposed to make the Highlands CDD missed 2 of them in 2014. Mr. MacLaren added that since the 2 deals were being marketed at the same time the Bond Underwriter's Legal Counsel proposed this resolution and a switch in the Dissemination Agent which is in a related proposal. Mr. Van Wyk requested a motion to approve Resolution 2016-04.

On MOTION by Mr. Heath, seconded by Mr. Adams, with all in favor, the Board approved Resolution 2016-04, Adopting Continuing Disclosure Policies & Procedures.

**SEVENTH ORDER OF BUSINESS**

**Consideration of Boundary Amendment Funding Agreement**

Mr. Van Wyk explained that the Landowner that is requesting the District to do the Boundary Amendment has agreed to fund the costs of the Boundary Amendment.

On MOTION by Mr. Adams, seconded by Mr. Rhinehart, with all in favor, the Board approved the Boundary Amendment Funding Agreement.

**EIGHTH ORDER OF BUSINESS**

**Consideration of Dissemination Agent Proposal from Lerner Reporting Services**

Mr. MacLaren presented a Dissemination Agent proposal from the Underwriter's preferred dissemination agent, Lerner Reporting Services.

On MOTION by Mr. Heath, seconded by Mr. Adams, with all in favor, the Board approved the Dissemination Agent proposal from Lerner Reporting Services.

**NINTH ORDER OF BUSINESS**

**Ratification of Payment  
Authorizations Nos. 58-68**

The Board reviewed Payment Authorizations Nos. 58-68. They have all been previously approved and funded. A discussion took place about the various Payment Authorizations.

On MOTION by Mr. Heath, seconded by Mr. Adams, with all in favor, the Board ratified Payment Authorizations Nos. 58-68.

**TENTH ORDER OF BUSINESS**

**Review of Monthly Financials**

The Board reviewed the monthly financials. There was no action required by the Board. Mr. Adams asked the District Manger to send quarterly invoices. The vacant lots are not on roll for O&M. Mr. MacLaren said that the Pre-Closing for the District's Bonds is this afternoon at 12:00 p.m. The District is over budget in its O&M expenditures. The District went over budget with the irrigation water. The Board and District staff discussed various options and solutions.

**ELEVENTH ORDER OF BUSINESS**

**Staff Reports**

**District Counsel** – No Report

**District Engineer** – No Report

**District Manager** – No Report

**TWELFTH ORDER OF BUSINESS**

**Supervisor Requests and Audience  
Comments**

There were no other questions or comments

**THIRTEENTH ORDER OF BUSINESS**

**Adjournment**

There was no further business to discuss. Mr. Van Wyk requested a motion to adjourn.

ON MOTION by Mr. Heath, seconded by Mr. Adams, with all in favor, the Board adjourned the Board of Supervisor's Meeting for the Highland Meadows II Community Development District.



Secretary / Assistant Secretary



Chairman / Vice Chairman