

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

**STERLING HILL
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Sterling Hill Community Development District was held on Thursday, January 25, 2018 at 6:30 p.m. at the Sterling Hill North Clubhouse located at 4411 Sterling Hill Boulevard, Spring Hill, Florida, 34609.

Present and constituting a quorum:

Christina Miller	Board Supervisor, Chairman
Sandra Manuele	Board Supervisor, Vice Chairman
Louis Peters	Board Supervisor, Assistant Secretary
Michael Dimos	Board Supervisor, Assistant Secretary
Richard Massa	Board Supervisor, Assistant Secretary

Also present were:

Clifton Fischer	District Manager, Rizzetta & Company, Inc.
Scott Smith	Rizzetta & Company, Inc.
John Vericker	District Counsel, Straley & Robin
Tonja Stewart	District Engineer, Stantec Consulting
Jason Pond	Clubhouse Manager
Joe Roethke	Regional District Manager, Rizzetta & Company, Inc.
Mr. Ellis	Special Counsel
Audience	

FIRST ORDER OF BUSINESS

Call to Order and Pledge of Allegiance

Mr. Fischer called the meeting to order and performed roll call confirming a quorum for the meeting. He asked all those in attendance to stand and recite the Pledge of Allegiance.

SECOND ORDER OF BUSINESS

Audience Comments on Agenda Items

Special counsel engaged the Board and asked that the Board members not comment.
A resident asked who does background checks, and why was one not done before the checks went out? This resident would also want to know what proposal is being done to prevent this.
A resident brought up that the splash pad proposals are not in any agenda minutes. This resident also stated that Hagwood Construction had previously had two lawsuits against him in 2009 & 2010.
A resident would like to know why charges are not being pressed.
A resident would like to know what the procedures are in choosing contractors.

49 **THIRD ORDER OF BUSINESS** **Consideration of Minutes of the Board of**
50 **Supervisors' Meeting on December 28th,**
51 **2017**
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On a Motion by Mr. Dimos, seconded by Mr. Massa, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors' meeting held on November 30, 2017, for Sterling Hill Community Development District.

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54 **FOURTH ORDER OF BUSINESS** **Consideration of Operation and**
55 **Maintenance Expenditures for December**
56 **2017**
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On a Motion by Ms. Manuele, seconded by Mr. Peters, with all in favor, the Board of Supervisors approved the Operation and Maintenance Expenditures for December 2017 (\$73,056.01) for Sterling Hill Community Development District.

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59 **FIFTH ORDER OF BUSINESS** **Consideration of Re-Strapping Pool**
60 **Chair Proposals**
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On a Motion by Ms. Manuele, seconded by Mr. Peters, with all in favor, the Board of Supervisors approved the proposals from Horizon Casual to re-strap pool chairs for \$2,688.20 for Sterling Hill Community Development District.

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63 **SIXTH ORDER OF BUSINESS** **Staff Reports**
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65 **A. District Counsel**

66 District Counsel stated the SPE will dissolve

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68 **B. District Engineer**

69 There was a discussion on the new splash pad and the District Engineer is working on
70 getting a permit.

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72 **C. Field Operations Manager**

73 Mr. Fischer went over the report. The Board requested that Tyree attend meetings going
74 forward.

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76 **D. Amenity Management**

77 Mr. Pond went over his report with the Board.

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79 **E. District Management**

80 Mr. Fischer reviewed the financial statement with the Board and gave an update on
81 litigation attorney.

82 Mr. Fischer reminded the Board that the next meeting is scheduled for January 25, 2018
83 at 6:30 p.m.

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85 There were no questions on the Financial Statement.

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SEVENTH ORDER OF BUSINESS

**Supervisor Requests and Audience
Comments**

There were no supervisor requests.
A resident brought up that the crossing guards parking on grass & breaking sprinklers.
This resident also requested that the pool furniture be pressure washed before July 4th.

EIGHTH ORDER OF BUSINESS


Adjournment

On a Motion by Mr. Peters, seconded by Mr. Manuele, with all in favor, the Board of Supervisors adjourned the meeting at 7:11 p.m. at the north clubhouse located at 4411 Sterling Hill Boulevard, Spring Hill, Florida, 34609.

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Secretary/Assistant Secretary



Chairman/Vice Chairman