

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.

HARBOURAGE AT BRADEN RIVER COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Harbourage at Braden River Community Development District was held on **Wednesday, June 14, 2017 at 1:00 p.m.** at the Harbourage Recreation Center located at 5705 Key West Place Bradenton, FL.

Present and constituting a quorum were:

Susan White	Board Supervisor, Chairman
Tom Bonenberger	Board Supervisor, Vice Chairman
Allan Burke	Board Supervisor, Assistant Secretary
Don Sleight	Board Supervisor, Assistant Secretary (via phone)
Charles (Chip) Morrill	Board Supervisor, Assistant Secretary (via phone)

Also present were:

Joseph Roethke	District Manager, Rizzetta & Co., Inc.
John Vericker	District Counsel, Straley & Robin (via phone)
Rick Schappacher	District Engineer, Schappacher Engineering
Sarah Bowen	Aquatic Systems
Tony Gipe	Operations Manager, Rizzetta Amenity Services

Audience

FIRST ORDER OF BUSINESS

**Call to Order and Pledge of
Allegiance**

Mr. Roethke called the meeting to order, conducted roll call and asked everyone present to recite the Pledge of Allegiance.

(Mr. Morrill arrived while the meeting was in progress at 1:02 p.m. via phone)

SECOND ORDER OF BUSINESS

Audience Comments

An audience member asked a question about fountain lights and timer issues.

An audience member asked a question about fence ownership behind condos on Key Largo Court.

THIRD ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors' Budget Workshop held on April 26, 2017 and Regular Meeting held on May 10, 2017

Mr. Schappacher discussed a clarification to the District Engineer's Report in the 12th Order of Business in the Regular Meeting Minutes from May 10, 2017. There was also a typo in the 14th Order of Business in the Regular Meeting Minutes from May 10, 2017.

On a Motion by Ms. White, seconded by Mr. Burke, with all in favor, the Board approved, as amended, the Minutes from the Board of Supervisors' Budget Workshop held on April 26, 2017 and Regular Meeting held on May 10, 2017 for Harbourage at Braden River Community Development District.

FOURTH ORDER OF BUSINESS

Consideration of Operation and Maintenance Expenditures for April 2017

On a Motion by Ms. White, seconded by Mr. Bonenberger, with all in favor, the Board approved the operation and maintenance expenditures for April 2017 totaling (\$37,617.02) for Harbourage at Braden River Community Development District.

FIFTH ORDER OF BUSINESS

Presentation of Pond Report

Mr. Roethke presented the pond inspection report and Ms. Bowen reviewed the details of this report with the Board.

(Ms. Bowen left while the meeting was in progress at 1:17 p.m.)

SIXTH ORDER OF BUSINESS

Presentation of Landscape Report

Mr. Roethke presented the landscape inspection report to the Board.

Ms. White discussed the possibility of moving forward with an RFP for a new landscape vendor. The CDD, HOA, and COAs will be working together on this. A discussion ensued regarding a potential bocce ball court.

SEVENTH ORDER OF BUSINESS

Consideration of Revised Marina Slip Rental Agreement

Mr. Roethke presented a revised Marina Slip Rental Agreement to the Board. Ms. White and Mr. Gipe reviewed several minor changes on this document with the rest of the Board, including a typo discussed at the last meeting and the removal of the wet slip lease provision.

On a Motion by Ms. White, seconded by Mr. Bonenberger, with all in favor, the Board approved the Revised Marina Slip Rental Agreement for Harbourage at Braden River Community Development District.

EIGHTH ORDER OF BUSINESS

**Consideration of Amended CDD
Pool and Facility Rules**

Mr. Roethke presented Amended CDD Pool and Facility Rules to the Board. Ms. White and Mr. Gipe reviewed several changes, including guest limits and age restrictions on various amenities.

On a Motion by Ms. White, seconded by Mr. Burke, with all in favor, the Board approved the Amended Pool and Facility Rules for Harbourage at Braden River Community Development District.

NINTH ORDER OF BUSINESS

**Ratification of Proposal from
Hoover Pumping Systems**

Mr. Roethke presented a proposal from Hoover Pumping Systems to the Board that had been previously approved and requires Board ratification.

On a Motion by Ms. White, seconded by Mr. Bonenberger, with all in favor, the Board ratified the proposal from Hoover Pumping systems in the amount of \$1,950/year for Harbourage at Braden River Community Development District.

TENTH ORDER OF BUSINESS

**Discussion Regarding Fiscal Year
2016/2017 Capital Outlay Items**

Mr. Roethke reviewed the Capital Outlay Items list with the Board. A discussion ensued. Mr. Gipe updated the Board on the status of the pool equipment fence.

ELEVENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel
No report.

B. District Engineer
A discussion ensued regarding the John's Island property ownership. Mr. Roethke will follow up with the property owner on potentially deeding these parcels to the CDD.

C. Clubhouse Manager Report

Mr. Gipe presented the Clubhouse Management Report to the Board. A discussion ensued regarding clubhouse updates and maintenance items.

D. District Manager

Mr. Roethke stated that the next Board of Supervisors' regular meeting will be held on Wednesday, July 12, 2017 at 1:00 p.m. at the Harbourage Recreation Center located at 5705 Key West Place, Bradenton, FL.

TWELFTH ORDER OF BUSINESS

Public Comments

An audience member commented on an incident with non-residents intruding on CDD amenities. A discussion ensued regarding additional signage.

THIRTEENTH ORDER OF BUSINESS

Supervisor Request

Ms. White asked a question about a boat parked backwards on a lift in the marina. Mr. Roethke will send a letter to the resident once an inspection of improper use of the equipment has been confirmed.

Ms. White discussed issues with the clubhouse rentals and reservation areas. The Board agreed that the pool area should not be included in the rental agreement.

FOURTEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Ms. White, seconded by Mr. Burke, with all in favor, the Board adjourned the meeting at 2:33 p.m. for Harbourage at Braden River Community Development District.


Secretary / Assistant Secretary


Chairman / Vice Chairman