

**SPENCER CREEK
COMMUNITY DEVELOPMENT DISTRICT**

March 4, 2021 Minutes of Regular Meeting

Minutes of the Regular Meeting

The Regular Meeting of the Board of Supervisors for the Spencer Creek Community Development District was held on **Thursday, March 4, 2021 at 2:00 p.m.** at the offices of Meritus located at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607.

1. CALL TO ORDER

Brian Lamb called the Regular Meeting of the Board of Supervisors of the Spencer Creek Community Development District to order on **Thursday, March 4, 2021 at 2:00 p.m.**

Board Members Present and Constituting a Quorum:

- | | |
|---------------|------------|
| Kelly Evans | Chair |
| Laura Coffey | Vice-Chair |
| Jeff Hills | Supervisor |
| Nick Dister | Supervisor |
| Lori Campagna | Supervisor |

Staff Members Present:

- | | |
|----------------|--|
| Brian Lamb | District Manager, Meritus |
| Brian Howell | District Manager, Meritus |
| Brian Radcliff | District Manager, Meritus |
| John Vericker | District Counsel, Straley Robin Vericker |
| Ryan Motko | Eisenhower Property Group |
| Albert Viera | Eisenhower Property Group |

There were no other members of the general public present.

2. OATH OF OFFICES

Mr. Lamb stated he has the Oaths of Offices from Jeff Hills and Nick Dister. He will coordinate with Lori Campagna for her Oath of Office before the next meeting.

3. PUBLIC COMMENTS ON AGENDA ITEMS

There were no public comments on agenda items.

45 **4. BUSINESS ITEMS**

46 **A. Consideration of Resolution 2021-01; Canvassing and Certifying the Results from the**
47 **Landowners Election**

48 **B. Consideration of Resolution 2021-02; Re-designating Officers**

49 **C. Consideration of Resolution 2021-03; Expansion of Boundaries**

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51 Mr. Lamb went over Resolution 2021-01 with the Board. Nick Dister will have Seat 3 with a
52 two-year term. Jeff Hills will have Seat 4 with a four-year term. Lori Campagna will have Seat 5
53 with a four-year term.

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55 Mr. Lamb reviewed Resolution 2021-02 with the Board. Supervisor Evans will be the Chair, and
56 Supervisor Coffey will be the Vice-Chair, with the balance of the Board as Assistant Secretaries.
57 Mr. Lamb will be the Secretary, and Eric Davidson from Meritus will be the Treasurer, with
58 Brian Howell serving as an additional Assistant Secretary.

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60 Mr. Lamb went over resolution 2021-03 with the Board.

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MOTION TO:	Approve Business Items 4A-C.
MADE BY:	Supervisor Hills
SECONDED BY:	Supervisor Dister
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

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D. General Matters of the District

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There were no general matters to discuss at this time.

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5. CONSENT AGENDA

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A. Consideration of Minutes of the Regular Meeting & Public Hearing August 6, 2020

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B. Consideration of Minutes of the Landowners Election November 3, 2020

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C. Consideration of Operations and Maintenance Expenditures Jul. 2020 – Sep. 2020

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D. Consideration of Operations and Maintenance Expenditures Oct. 2020 – Jan. 2021

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E. Review of Financial Statements Month Ending January 31, 2021

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The Board reviewed the Consent Agenda items.

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MOTION TO:	Approve the Consent Agenda.
MADE BY:	Supervisor Hills
SECONDED BY:	Supervisor Evans
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

6. VENDOR AND STAFF REPORTS

- A. District Counsel
- B. District Engineer
- C. District Manager

There were no additional reports from staff at this time.

7. SUPERVISOR REQUESTS

Supervisor Coffey asked about an outstanding invoice that was not being processed. It was a reimbursement. Mr. Lamb will contact Ms. Stewart and look into it.

8. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION

There were no audience questions or comments.

112 **9. ADJOURNMENT**
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MOTION TO:	Adjourn.
MADE BY:	Supervisor Evans
SECONDED BY:	Supervisor Dister
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	4/0 - Motion Passed Unanimously

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121 **Please note the entire meeting is available on disc.*

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123 **These minutes were done in summary format.*

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

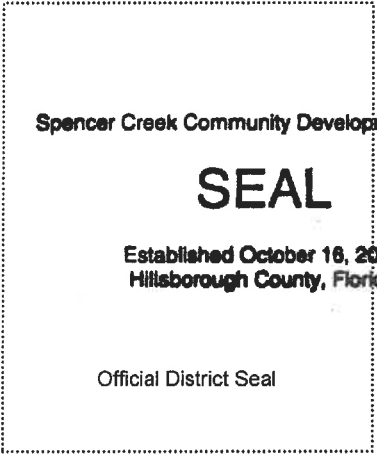
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130 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly**
131 **noticed meeting held on 05-06-2021.**

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134 Brian Lamb
135 **Signature**
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137 Brian Lamb
138 **Printed Name**

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134 Kelly Evans
135 **Signature**
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137 Kelly Evans
138 **Printed Name**

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140 **Title:**
141 **Secretary**
142 **Assistant Secretary**

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140 **Title:**
141 **Chairman**
142 **Vice Chairman**



Recorded by Records Administrator

Brittany Crutchfield
Signature

5/7/2021
Date

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