

**SOUTHERN HILLS
PLANTATION I
COMMUNITY DEVELOPMENT
DISTRICT**

**REGULAR MEETING
AGENDA**

May 2, 2018

Southern Hills Plantation I
Community Development District
OFFICE OF THE DISTRICT MANAGER
2300 Glades Road, Suite 410W•Boca Raton, Florida 33431
Phone: (561) 571-0010•Fax: (561) 571-0013•Toll-free: (877) 276-0889

April 25, 2018

<p><u>ATTENDEES:</u> Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.</p>

Board of Supervisors
Southern Hills Plantation I Community Development District

Dear Board Members:

A Regular Meeting of the Southern Hills Plantation I Community Development District's Board of Supervisors will be held on Wednesday, May 2, 2018 at 12:30 p.m., at the Southern Hills Plantation Clubhouse, located at 4200 Summit View Drive, Brooksville, Florida 34601. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments (*Agenda Items*)
3. Consideration of Resolution 2018-01, Approving the District's Proposed Budget for Fiscal Year 2018/2019 and Setting a Public Hearing Thereon Pursuant to Florida Law; and Providing An Effective Date
4. Notice of General Election: November 6, 2018
 - A. Official Candidate Qualifying Period: Noon, June 18, 2018 – Noon, June 22, 2018
 - i. Candidates May Pre-Qualify Beginning June 4, 2018 at 10:00 A.M.
 - B. Consideration of Resolution 2018-02, Implementing Section 190.006(3), Florida Statutes, and Requesting That the Hernando County Supervisor of Elections Begin Conducting the District's General Elections; Providing for Compensation; Setting for the Terms of Office; Authorizing Notice of the Qualifying Period; and Providing for Severability and an Effective Date
5. Consideration of Resolution 2018-03, Designating a Date, Time and Location for a Landowners' Meeting; Providing for Publication; Establishing Forms for the Landowner Election; and Providing for Severability and an Effective Date
6. Approval of Unaudited Financial Statements as of March 31, 2018
7. Approval of September 7, 2017 Public Hearing and Regular Meeting Minutes

8. Other Business
9. Staff Reports
 - A. District Counsel: *Hopping Green & Sams, P.A.*
 - B. District Engineer: *Coastal Engineering Associates, Inc.*
 - C. District Manager: *Wrathell, Hunt and Associates, LLC*
 - i. 279 Registered Voters in District as of April 15, 2018
 - ii. NEXT MEETING DATE: May 17, 2018 at 10:00 a.m.
10. Supervisors' Requests
11. Adjournment

If you have any questions or comments, please contact me directly at (239) 464-7114.

Sincerely,



Chesley E. Adams, Jr.
District Manager

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE

CALL IN NUMBER: 1-888-354-0094

CONFERENCE ID: 8593810

**SOUTHERN HILLS
PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT**

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**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2019
PROPOSED BUDGET
UPDATED APRIL 23, 2018**

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
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**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2019**

	Fiscal Year 2018			Total Revenue and Expenditures	Proposed Budget FY 2019
	Adopted Budget FY 2018	Actual through 3/31/18	Projected through 9/30/2018		
REVENUES					
Assessment levy: on-roll	\$ 254,214				\$ 252,855
Allowable discounts (4%)	(10,169)				(10,114)
Assessment levy: on-roll: net	244,045	\$ 133,932	\$ 110,113	\$ 244,045	242,741
Assessment levy: off-roll	39,248	13,673	25,575	39,248	39,038
Interest and miscellaneous	500	1	-	1	500
Total revenues	<u>283,793</u>	<u>147,606</u>	<u>135,688</u>	<u>283,294</u>	<u>282,279</u>
EXPENDITURES					
Professional & administrative					
Legislative					
Supervisor	4,100	-	4,100	4,100	4,100
Financial & Administrative					
District management	30,000	15,000	15,000	30,000	30,000
District engineer	7,500	175	3,000	3,175	7,500
Disclosure report	2,500	1,250	1,250	2,500	2,500
Trustee	4,100	3,879	221	4,100	4,100
Tax collector	5,084	2,681	2,403	5,084	5,057
Property appraiser	5,084	4,978	106	5,084	5,057
Auditing services	3,250	-	3,250	3,250	3,250
Arbitrage rebate calculation	650	-	650	650	650
Public officials liability insurance	5,500	4,652	-	4,652	4,800
Legal advertising	750	89	661	750	750
Bank fees	600	273	327	600	600
Dues, licenses & fees	175	175	-	175	175
Website	1,000	-	1,000	1,000	1,000
Postage	500	23	477	500	500
Office supplies	150	-	150	150	150
Legal counsel					
District counsel	10,000	2,070	7,930	10,000	10,000
Electric utility services					
Street lights	16,200	6,868	7,000	13,868	14,500
Stormwater control					
Aquatic maintenance	46,800	18,962	27,838	46,800	46,800
Lake/pond bank maintenance	55,000	1,000	54,000	55,000	55,000
Aquatic plant replacement/weeding	5,000	5,366	(366)	5,000	5,000
Lake/pond repair	7,500	-	7,500	7,500	7,500

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2019**

	Fiscal Year 2018			Total Revenue and Expenditures	Proposed Budget FY 2019
	Adopted Budget FY 2018	Actual through 3/31/18	Projected through 9/30/2018		
Other physical environment					
Property insurance	1,850	2,705	-	2,705	2,790
Entry & walls maintenance	2,500	-	1,500	1,500	2,500
Landscape maintenance	32,000	23,187	16,000	39,187	32,000
Irrigation repairs & maintenance	5,000	1,260	2,000	3,260	5,000
Landscape replacement plants, shrubs, trees	7,000	-	-	-	7,000
Holiday decorations	10,000	10,000	-	10,000	10,000
Contingency					
Miscellaneous contingency	14,000	673	13,327	14,000	14,000
Total expenditures	<u>283,793</u>	<u>105,266</u>	<u>169,324</u>	<u>274,590</u>	<u>282,279</u>
Excess/(deficiency) of revenues over/(under) expenditures	-	42,340	(33,636)	8,704	-
Fund balance - beginning (unaudited)	<u>208,525</u>	<u>281,777</u>	<u>324,117</u>	<u>281,777</u>	<u>290,481</u>
Fund balance - ending (projected)	<u><u>\$ 208,525</u></u>	<u><u>\$ 324,117</u></u>	<u><u>\$ 290,481</u></u>	<u><u>\$ 290,481</u></u>	<u><u>\$ 290,481</u></u>

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES

Legislative

Supervisor	\$ 4,100
Statutorily set at \$200 per Supervisor (plus applicable taxes) for each meeting of the Board of Supervisors, not to exceed \$4,800 for each fiscal year.	
District management	30,000
Wrathell, Hunt and Associates, LLC, specializes in managing community development districts by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all governmental requirements of the District, develop financing programs, administer the issuance of tax exempt bond financings and operate and maintain the assets of the community.	
District engineer	7,500
Provides engineering, consulting and construction services to the District, which assists in crafting solutions with sustainability for the long term interests of the community while recognizing the needs of government, the environment and maintenance of the District's facilities.	
Disclosure report	2,500
The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities & Exchange Act of 1934. Service included under Management.	
Trustee	4,100
Annual fees paid to U.S. Bank for services provided as trustee, paying agent and registrar.	
Tax collector	5,057
Covers the cost of utilizing the Tax Collector services in placing the District's assessments on the property tax bill each year. The fee is 2% of the amount collected on the tax roll.	
Property appraiser	5,057
Covers the cost of utilizing the Property Appraiser services in placing the District's assessments on the property tax bill each year. The fee is 2% of the amount collected on the tax roll.	
Auditing services	3,250
Statutorily required for the District to undertake an independent examination of its books, records and accounting procedures. This audit is conducted pursuant to Florida State Law and the rules and guidelines of the Florida Auditor General.	
Arbitrage rebate calculation	650
To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.	
Public officials liability insurance	4,800
Legal advertising	750
The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.	
Bank fees	600
Dues, licenses & fees	175
Includes the annual fee paid to the Department of Economic Opportunity.	
Website	1,000
Mailing of agenda packages, overnight deliveries, correspondence, etc.	
Postage	500
Office supplies	150

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

District counsel 10,000

Provides on-going general counsel legal representation and, in this arena, these lawyers are confronted with issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts. In this capacity, they provide service as "local government lawyers," realizing that this type of local government is very limited in its scope – providing infrastructure and services to developments.

Electric utility services

Street lights 14,500

Intended to cover the costs of electricity for all street lighting within the District.

Stormwater control

Aquatic maintenance 46,800

The District contracts with a qualified and licensed contractor for the maintenance of its storm water lakes.

Lake/pond bank maintenance 55,000

Intended to address lake and pond bank erosion remediation on an as needed basis.

Aquatic plant replacement/weeding 5,000

Intended to supplement the existing beneficial aquatic plant program.

Lake/pond repair 7,500

Covers periodic repairs to pond banks, culverts or other associated structures.

Other physical environment

Property insurance 2,790

Covers District physical property including but not limited to the entry features, street lighting, clock tower etc..

Entry & walls maintenance 2,500

Intended to cover the routine maintenance of the entry features, including pressure washing, painting, lighting etc.

EXPENDITURES (continued)

Landscape maintenance 32,000

The District contracts with a qualified and licensed landscape maintenance contractor for the maintenance of its landscaping

Irrigation repairs & maintenance 5,000

Intended to cover the irrigation repairs within the District's landscape areas.

Landscape replacement plants, shrubs, trees 7,000

Intended to cover the periodic supplement and replacement of landscape plant materials within the District's landscape areas.

Holiday decorations 10,000

Intended to cover the cost of installation, monitoring/repairing and removal of holiday lighting.

Contingency

Miscellaneous contingency 14,000

Total expenditures \$ 282,279

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2011
FISCAL YEAR 2019**

	Fiscal Year 2017			Total Revenue & Expenditures	Proposed Budget FY 2019
	Adopted Budget FY 2018	Actual through 3/31/18	Projected through 9/30/2018		
REVENUES					
Special assessment - on-roll	\$853,025				\$853,025
Allowable discounts (4%)	(34,121)				(34,121)
Assessment levy: net	818,904	\$ 459,213	\$ 359,691	\$ 818,904 *	818,904
Special assessment - off-roll	185,983	-	185,983	185,983	185,983
Interest	-	5,799	-	5,799	5,500
Total revenues	<u>1,004,887</u>	<u>465,012</u>	<u>545,674</u>	<u>1,010,686</u>	<u>1,010,387</u>
EXPENDITURES					
Debt service					
Principal - A1	195,000	-	195,000	195,000	205,000
Principal - A2	145,000	-	145,000	145,000	150,000
Interest - A1	344,810	172,405	177,625	350,030	333,500
Interest - A2	255,490	127,745	131,660	259,405	247,080
Total debt service	<u>940,300</u>	<u>300,150</u>	<u>649,285</u>	<u>949,435</u>	<u>935,580</u>
Other fees & charges					
Property Appraiser	17,061	17,069	-	17,069	17,061
Tax collector	17,061	9,191	-	9,191	17,061
Total other fees & charges	<u>34,122</u>	<u>26,260</u>	<u>-</u>	<u>26,260</u>	<u>34,122</u>
Total expenditures	<u>974,422</u>	<u>326,410</u>	<u>649,285</u>	<u>975,695</u>	<u>969,702</u>
Fund balance:					
Net increase/(decrease) in fund balance	30,465	138,602	(103,611)	34,991	40,685
Beginning fund balance (unaudited)	1,256,184	1,247,301	1,385,903	1,247,301	1,282,292
Ending fund balance (projected)	<u>\$1,286,649</u>	<u>\$1,385,903</u>	<u>\$1,282,292</u>	<u>\$ 1,282,292</u>	<u>1,322,977</u>
Use of fund balance:					
Debt service reserve account balance (required) - A1					(516,609)
Debt service reserve account balance (required) - A2					(78,539)
Interest expense - November 1, 2019 (A1)					(160,805)
Interest expense - November 1, 2019 (A2)					(119,190)
Projected fund balance surplus/(deficit) as of September 30, 2019					<u>\$ 447,834</u>

* Lower on-roll revenue estimate reflects 16 parcels that will not be able to be assessed due to Hernando County exemptions

SOUTHERN HILLS PLANTATION I

Community Development District

Series 2011A-1

\$12,505,000

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
11/01/2018			166,750.00	166,750.00
05/01/2019	205,000.00	5.800%	166,750.00	371,750.00
11/01/2019			160,805.00	160,805.00
05/01/2020	215,000.00	5.800%	160,805.00	375,805.00
11/01/2020			154,570.00	154,570.00
05/01/2021	230,000.00	5.800%	154,570.00	384,570.00
11/01/2021			147,900.00	147,900.00
05/01/2022	245,000.00	5.800%	147,900.00	392,900.00
11/01/2022			140,795.00	140,795.00
05/01/2023	260,000.00	5.800%	140,795.00	400,795.00
11/01/2023			133,255.00	133,255.00
05/01/2024	275,000.00	5.800%	133,255.00	408,255.00
11/01/2024			125,280.00	125,280.00
05/01/2025	290,000.00	5.800%	125,280.00	415,280.00
11/01/2025			116,870.00	116,870.00
05/01/2026	310,000.00	5.800%	116,870.00	426,870.00
11/01/2026			107,880.00	107,880.00
05/01/2027	325,000.00	5.800%	107,880.00	432,880.00
11/01/2027			98,455.00	98,455.00
05/01/2028	345,000.00	5.800%	98,455.00	443,455.00
11/01/2028			88,450.00	88,450.00
05/01/2029	365,000.00	5.800%	88,450.00	453,450.00
11/01/2029			77,865.00	77,865.00
05/01/2030	385,000.00	5.800%	77,865.00	462,865.00
11/01/2030			66,700.00	66,700.00
05/01/2031	410,000.00	5.800%	66,700.00	476,700.00
11/01/2031			54,810.00	54,810.00
05/01/2032	430,000.00	5.800%	54,810.00	484,810.00
11/01/2032			42,340.00	42,340.00
05/01/2033	460,000.00	5.800%	42,340.00	502,340.00
11/01/2033			29,000.00	29,000.00
05/01/2034	485,000.00	5.800%	29,000.00	514,000.00
11/01/2034			14,935.00	14,935.00
05/01/2035	515,000.00	5.800%	14,935.00	529,935.00
Total	\$5,945,000.00		\$3,798,130.00	\$9,743,130.00

SOUTHERN HILLS PLANTATION I

Community Development District

Series 2011A-2

\$13,860,000

Debt Service Schedule

Date	Principal	Coupon	Interest	Total P+I
11/01/2018	-		123,540.00	123,540.00
05/01/2019	150,000.00	5.800%	123,540.00	273,540.00
11/01/2019	-		119,190.00	119,190.00
05/01/2020	160,000.00	5.800%	119,190.00	279,190.00
11/01/2020	-		114,550.00	114,550.00
05/01/2021	170,000.00	5.800%	114,550.00	284,550.00
11/01/2021	-		109,620.00	109,620.00
05/01/2022	180,000.00	5.800%	109,620.00	289,620.00
11/01/2022	-		104,400.00	104,400.00
05/01/2023	190,000.00	5.800%	104,400.00	294,400.00
11/01/2023	-		98,890.00	98,890.00
05/01/2024	205,000.00	5.800%	98,890.00	303,890.00
11/01/2024	-		92,945.00	92,945.00
05/01/2025	215,000.00	5.800%	92,945.00	307,945.00
11/01/2025	-		86,710.00	86,710.00
05/01/2026	230,000.00	5.800%	86,710.00	316,710.00
11/01/2026	-		80,040.00	80,040.00
05/01/2027	240,000.00	5.800%	80,040.00	320,040.00
11/01/2027	-		73,080.00	73,080.00
05/01/2028	255,000.00	5.800%	73,080.00	328,080.00
11/01/2028	-		65,685.00	65,685.00
05/01/2029	270,000.00	5.800%	65,685.00	335,685.00
11/01/2029	-		57,855.00	57,855.00
05/01/2030	285,000.00	5.800%	57,855.00	342,855.00
11/01/2030	-		49,590.00	49,590.00
05/01/2031	305,000.00	5.800%	49,590.00	354,590.00
11/01/2031	-		40,745.00	40,745.00
05/01/2032	320,000.00	5.800%	40,745.00	360,745.00
11/01/2032	-		31,465.00	31,465.00
05/01/2033	340,000.00	5.800%	31,465.00	371,465.00
11/01/2033	-		21,605.00	21,605.00
05/01/2034	360,000.00	5.800%	21,605.00	381,605.00
11/01/2034	-		11,165.00	11,165.00
05/01/2035	385,000.00	5.800%	11,165.00	396,165.00
Total	\$4,405,000.00		\$2,817,640.00	\$7,222,640.00

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
PROJECTED ASSESSMENTS
GENERAL FUND AND DEBT SERVICE FUND
FISCAL YEAR 2019**

*** Preliminary and may change based on Hernando County roll information***

Platted Units

Number of Units	Unit Type	Projected Fiscal Year 2019			FY 18 Assessment
		GF	DSF	GF & DSF	
<u>Series 2011A-1 Bond Units</u>					
46	Single Family 50'	\$ 188.82	\$ 782.69	\$ 971.51	\$ 972.53
43	Single Family 65'	245.47	877.59	1,123.06	1,124.38
341	Single Family 80'	302.11	972.49	1,274.60	1,276.23
94	Single Family 100'	377.64	1,098.01	1,475.65	1,477.69
57	Single Family 120'	453.17	1,304.82	1,757.99	1,760.44
<u>Series 2011A-2 Bond Units</u>					
5	Club Villa	169.94	923.75	1,093.69	1,094.61
24	Single Family 50'	188.82	1,026.39	1,215.21	1,216.23
99	Single Family 65'	245.47	1,150.84	1,396.31	1,397.63
49	Single Family 80'	302.11	1,275.30	1,577.41	1,579.04
38	Single Family 100'	377.64	1,439.89	1,817.53	1,819.57
23	Single Family 120'	453.17	1,711.11	2,164.28	2,166.73

819

Unplatted Units

Number of Units	Unit Type	Projected Fiscal Year 2019			FY 18 Assessment
		GF	DSF	GF & DSF	
<u>Series 2011A-2 Bond Units</u>					
45	Club Villa	\$ 156.40	\$ 849.85	\$ 1,006.25	\$ 1,007.10
79	Single Family 50'	173.78	944.28	1,118.06	1,119.00
58	Single Family 65'	225.91	1,058.77	1,284.68	1,285.91
10	Single Family 80'	278.05	1,173.28	1,451.33	1,452.83
6.87	Golf Course	347.56	-	347.56	349.44

199

1,018

Note: Based on assumption that all parcels that were subject to Hernando County exemptions will be able to be billed for GF and DS on-roll

**SOUTHERN HILLS
PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT**

4

RESOLUTION 2018-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SOUTHERN HILLS PLANTATION I COMMUNITY DEVELOPMENT DISTRICT IMPLEMENTING SECTION 190.006(3)(A)(2)(c), FLORIDA STATUTES, AND INSTRUCTING THE HERNANDO COUNTY SUPERVISOR OF ELECTIONS TO CONDUCT THE DISTRICT'S GENERAL ELECTION

WHEREAS, the Southern Hills Plantation I Community Development District (hereinafter the "District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within Hernando County, Florida; and

WHEREAS, the Board of Supervisors of Southern Hills Plantation I Community Development District (hereinafter the "Board") seeks to implement section 190.006(3)(A)(2)(c), Florida Statutes, and to instruct the Hernando County Supervisor of Elections to conduct the District's General Elections.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE SOUTHERN HILLS PLANTATION I COMMUNITY DEVELOPMENT DISTRICT:

Section 1. The Board is currently comprised of the following individuals: Jim Knierim, Robert Nelson, Ellen Johnson, Grady Miars and Margaret Bloomquist.

Section 2. The term of office for each member of the Board is as follows:

<u>Seat</u>	<u>Supervisor</u>	<u>Term (Including Expiration Date)</u>
Seat 1	Jim Knierim	11/03/2016 - 11/2018
Seat 2	Robert Nelson	11/20/2014 - 11/2018
Seat 3	Ellen Johnson	11/03/2016 - 11/2020
Seat 4	Grady Miars	11/03/2016 - 11/2020
Seat 5	Margaret Bloomquist	06/02/2016 - 11/2018

Section 3. Seat 1, currently held by Jim Knierim and Seat 5, currently held by Margaret Bloomquist, are scheduled for the General Election in November 2018.

Section 4. Members of the Board receive \$200 per meeting for their attendance and no Board member shall receive more than \$4,800 per year.

Section 5. The term of office for the individuals to be elected to the Board in the November 2018 General Election is four years.

Section 6. The new Board members shall assume office on the second Tuesday following their election.

Section 7. The District hereby instructs the Supervisor of Elections to conduct the District's General Elections on the ballot of the 2018 General Election. The District understands that it will be responsible to pay for its proportionate share of the general election cost and agrees to pay same within a reasonable time after receipt of an invoice from the Supervisor of Elections.

PASSED AND ADOPTED THIS ____ DAY OF _____, 2018.

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT
DISTRICT**

CHAIR/VICE CHAIR

ATTEST:

SECRETARY/ASSISTANT SECRETARY

**SOUTHERN HILLS
PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT**

5

RESOLUTION 2018-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SOUTHERN HILLS PLANTATION I COMMUNITY DEVELOPMENT DISTRICT DESIGNATING A DATE, TIME AND LOCATION FOR A LANDOWNERS' MEETING; PROVIDING FOR PUBLICATION; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Southern Hills Plantation I Community Development District ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within Hernando County, Florida; and

WHEREAS, the District's Board of Supervisors ("**Board**") is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by provisions of Chapter 286, Florida Statutes; and

WHEREAS, the effective date of City of Brooksville Ordinance No. 676, creating the District was the 2nd day of August, 2004; and

WHEREAS, the District is statutorily required to hold a meeting of the landowners of the District for the purpose of electing supervisors for the District on a date in November established by the Board, which shall be noticed pursuant to Section 190.006(2)(a), Florida Statutes.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF SOUTHERN HILLS PLANTATION I COMMUNITY DEVELOPMENT DISTRICT:

Section 1. In accordance with Section 190.006(2), Florida Statutes, the meeting of the landowners to elect one (1) supervisor of the District, shall be held on the 15th day of November, 2018, at 10:00 a.m., at the Southern Hills Plantation Clubhouse, 4200 Summit View Drive, Brooksville, Florida 34601.

Section 2. The District's Secretary is hereby directed to publish notice of this landowners' meeting in accordance with the requirements of Section 190.006(2)(a), Florida Statutes.

Section 3. Pursuant to Section 190.006(2)(b), Florida Statutes, the landowners' meeting and election has been announced by the Board at its May 2, 2018 meeting. A sample notice of landowners' meeting and election, proxy, ballot form and instructions were presented at such meeting and are attached hereto as **Exhibit A**. Such documents are available for review and copying during normal business hours at the office of the District Manager, Wrathell, Hunt & Associates, LLC, located at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431.

Section 4. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS ____ DAY OF _____, 2018.

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT**

ATTEST:

CHAIR/VICE CHAIR

SECRETARY/ASSTISTANT SECRETARY

NOTICE OF LANDOWNERS' MEETING AND ELECTION AND MEETING OF THE BOARD OF SUPERVISORS OF THE SOUTHERN HILLS PLANTATION I COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given to the public and all landowners within Southern Hills Plantation I Community Development District (the "District") in Hernando County, Florida, advising that a meeting of landowners will be held for the purpose of electing one (1) person to the District Board of Supervisors. Immediately following the landowners' meeting, there will be convened a meeting of the Board of Supervisors for the purpose of considering certain matters of the Board to include election of certain District officers, and other such business which may properly come before the Board.

DATE: November 15, 2018
TIME: 10:00 A.M.
PLACE: Southern Hills Plantation Clubhouse
4200 Summit View Drive
Brooksville, Florida 34601

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431. At said meeting, each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person to be elected to the position of Supervisor. A fraction of an acre shall be treated as one acre, entitling the landowner to one vote with respect thereto. Platted lots shall be counted individually and rounded up to the nearest whole acre. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner's proxy. At the landowners' meeting, the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

The landowners' meeting and the Board of Supervisors meeting are open to the public and will be conducted in accordance with the provisions of Florida law. One or both of the meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431. There may be an occasion where one or more supervisors will participate by telephone.

Any person requiring special accommodations to participate in these meetings is asked to contact the District Office at (877) 276-0889, at least 48 hours before the hearing. If you are hearing or speech impaired, please contact the Florida Relay Service at (800) 955-8770 for aid in contacting the District Office.

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

District Manager
Run Date(s): _____ & _____

PUBLISH: ONCE A WEEK FOR 2 CONSECUTIVE WEEKS, THE LAST DAY OF PUBLICATION TO BE NOT FEWER THAN 14 DAYS OR MORE THAN 28 DAYS BEFORE THE DATE OF ELECTION, IN A NEWSPAPER WHICH IS IN GENERAL CIRCULATION IN THE AREA OF THE DISTRICT

**INSTRUCTIONS RELATING TO LANDOWNERS' MEETING OF
SOUTHERN HILLS PLANTATION I COMMUNITY DEVELOPMENT DISTRICT
FOR THE ELECTION OF SUPERVISORS**

DATE OF LANDOWNERS' MEETING: **Thursday, November 15, 2018**

TIME: **10:00 A.M.**

LOCATION: **Southern Hills Plantation Clubhouse
4200 Summit View Drive
Brooksville, Florida 34601**

Pursuant to Chapter 190, Florida Statutes, and after a Community Development District (“**District**”) has been established and the landowners have held their initial election, there shall be a subsequent landowners’ meeting for the purpose of electing members of the Board of Supervisors (“**Board**”) every two years until the District qualifies to have its board members elected by the qualified electors of the District. The following instructions on how all landowners may participate in the election are intended to comply with Section 190.006(2)(b), Florida Statutes.

A landowner may vote in person at the landowners’ meeting, or the landowner may nominate a proxy holder to vote at the meeting in place of the landowner. Whether in person or by proxy, each landowner shall be entitled to cast one vote per acre of land owned by him or her and located within the District, for each position on the Board that is open for election for the upcoming term. A fraction of an acre shall be treated as one (1) acre, entitling the landowner to one vote with respect thereto. Please note that a particular parcel of real property is entitled to only one vote for each eligible acre of land or fraction thereof; therefore, two or more people who own real property in common, that is one acre or less, are together entitled to only one vote for that real property.

At the landowners’ meeting, the first step is to elect a chair for the meeting, who may be any person present at the meeting. The landowners shall also elect a secretary for the meeting who may be any person present at the meeting. The secretary shall be responsible for the minutes of the meeting. The chair shall conduct the nominations and the voting. If the chair is a landowner or proxy holder of a landowner, he or she may nominate candidates and make and second motions. Candidates must be nominated and then shall be elected by a vote of the landowners. Nominees may be elected only to a position on the Board that is open for election for the upcoming term.

This year, one (1) seat on the Board will be up for election by landowners. The candidate receiving the highest number of votes shall be elected for a term of four (4) years. The term of office for the successful candidate shall commence upon election.

A proxy is available upon request. To be valid, each proxy must be signed by one of the legal owners of the property for which the vote is cast and must contain the typed or printed name of the individual who signed the proxy; the street address, legal description of the property or tax parcel identification number; and the number of authorized votes. If the proxy authorizes more than one vote, each property must be listed and the number of acres of each property must be included. The signature on a proxy does not need to be notarized.

LANDOWNER PROXY

**SOUTHERN HILLS PLANTATION I COMMUNITY DEVELOPMENT DISTRICT
HERNANDO COUNTY, FLORIDA
LANDOWNERS' MEETING – NOVEMBER 15, 2018**

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, the fee simple owner of the lands described herein, hereby constitutes and appoints _____ (“**Proxy Holder**”) for and on behalf of the undersigned, to vote as proxy at the meeting of the landowners of the Southern Hills Plantation I Community Development District to be held at the Southern Hills Plantation Clubhouse, 4200 Summit View Drive, Brooksville, Florida 34601, on November 15, 2018, at 10:00 a.m., and at any adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner that the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing that may be considered at said meeting including, but not limited to, the election of members of the Board of Supervisors. Said Proxy Holder may vote in accordance with his or her discretion on all matters not known or determined at the time of solicitation of this proxy, which may legally be considered at said meeting.

Any proxy heretofore given by the undersigned for said meeting is hereby revoked. This proxy is to continue in full force and effect from the date hereof until the conclusion of the landowners’ meeting and any adjournment or adjournments thereof, but may be revoked at any time by written notice of such revocation presented at the landowners’ meeting prior to the Proxy Holder’s exercising the voting rights conferred herein.

Printed Name of Legal Owner

Signature of Legal Owner

Date

<u>Parcel Description</u>	<u>Acres</u>	<u>Authorized Votes</u>
_____	_____	_____
_____	_____	_____
_____	_____	_____

[Insert above, the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel. If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

Total Number of Authorized Votes: _____

NOTES: Pursuant to Section 190.006(2)(b), Florida Statutes (2015), a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto. Moreover, two (2) or more persons who own real property in common that is one acre or less are together entitled to only one vote for that real property.

If the fee simple landowner is not an individual, and is instead a corporation, limited liability company, limited partnership or other entity, evidence that the individual signing on behalf of the entity has the authority to do so should be attached hereto (e.g., bylaws, corporate resolution, etc.).

OFFICIAL BALLOT

**SOUTHERN HILLS PLANTATION I COMMUNITY DEVELOPMENT DISTRICT
HERNANDO COUNTY, FLORIDA
LANDOWNERS' MEETING - NOVEMBER 15, 2018**

For Election (1 Supervisor): The candidate receiving the highest number of votes will receive a four (4) year term, with the term of office for the successful candidate commencing upon election.

The undersigned certifies that he/she/it is the fee simple owner of land, or the proxy holder for the fee simple owner of land, located within the Southern Hills Plantation I Community Development District and described as follows:

<u>Description</u>	<u>Acreage</u>
_____	_____
_____	_____
_____	_____

[Insert above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel.] [If more space is needed, identification of parcels owned may be incorporated by reference to an attachment hereto.]

or

Attach Proxy.

I, _____, as Landowner, or as the proxy holder of _____ (Landowner) pursuant to the Landowner's Proxy attached hereto, do cast my votes as follows:

NAME OF CANDIDATE	NUMBER OF VOTES
1. _____	_____

Date: _____

Signed: _____

Printed Name: _____

**SOUTHERN HILLS
PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT**

6

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
MARCH 31, 2018**

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GOVERNMENTAL FUNDS
MARCH 31, 2018**

	Major Funds			Total Governmental Funds
	General	Debt Service	Capital Projects	
ASSETS				
Wells Fargo	\$ 113,247	\$ -	\$ -	\$ 113,247
Wells Fargo - construction	20,139	-	-	20,139
SBA*	87	-	-	87
Undeposited funds	29,905	-	-	29,905
Investments				
Revenue - A1	-	289,659	-	289,659
Revenue - A2	-	459,873	-	459,873
Reserve - A1	-	517,096	-	517,096
Reserve - A2	-	78,613	-	78,613
Prepayment - A1	-	1,111	-	1,111
Prepayment - A2	-	3,075	-	3,075
Cost of Issuance	-	17,256	-	17,256
Due from other funds				
General	-	-	20,139	20,139
Assessments receivable - on-roll	-	46,287	-	46,287
Assessments receivable - off-roll	152,143	-	-	152,143
Allowance for uncollectable receivable	(248,705)	(19,567)	-	(268,272)
Due from Southern Hills II	251,108	-	-	251,108
Due from Southern Hills III	28,413	-	-	28,413
Deposits	2,919	-	-	2,919
Total assets	<u>\$ 349,256</u>	<u>\$ 1,393,403</u>	<u>\$ 20,139</u>	<u>\$ 1,762,798</u>
LIABILITIES				
Liabilities				
Due to other funds				
Capital projects fund	\$ 20,139	\$ -	\$ -	\$ 20,139
Accounts payable	5,000	-	-	5,000
Accrued expenses payable	-	7,500	-	7,500
Total liabilities	<u>25,139</u>	<u>7,500</u>	<u>-</u>	<u>32,639</u>
Fund balances				
Restricted for:				
Debt service	-	1,385,903	-	1,385,903
Capital projects	-	-	20,139	20,139
Unassigned	324,117	-	-	324,117
Total fund balances	<u>324,117</u>	<u>1,385,903</u>	<u>20,139</u>	<u>1,730,159</u>
Total liabilities and fund balances	<u>\$ 349,256</u>	<u>\$ 1,393,403</u>	<u>\$ 20,139</u>	<u>\$ 1,762,798</u>

*This account was not reconciled as the statement was not received prior to the agenda ship date.

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED MARCH 31, 2018**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
REVENUES				
Special assessments: on-roll	\$ 7,067	\$ 133,932	\$244,045	55%
Special assessments: off-roll	3,271	13,673	39,248	35%
Interest & miscellaneous	-	1	500	0%
Total revenues	<u>10,338</u>	<u>147,606</u>	<u>283,793</u>	52%
EXPENDITURES				
Professional & administrative				
Legislative				
Supervisor fees	-	-	4,100	0%
Financial & administrative				
Management	2,500	15,000	30,000	50%
Engineering	-	175	7,500	2%
Dissemination agent	208	1,250	2,500	50%
Trustee	-	3,879	4,100	95%
Audit	-	-	3,250	0%
Arbitrage rebate calculation	-	-	650	0%
Insurance: public officials liability	(2,705)	4,652	5,500	85%
Legal advertising	-	89	750	12%
Bank fees	57	273	600	46%
Annual district filing fee	-	175	175	100%
Website	-	-	1,000	0%
Postage	-	23	500	5%
Office supplies	-	-	150	0%
Legal counsel				
District counsel	762	2,070	10,000	21%
Total professional & administrative	<u>822</u>	<u>27,586</u>	<u>70,775</u>	39%

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND
FOR THE PERIOD ENDED MARCH 31, 2018**

	<u>Current Month</u>	<u>Year to Date</u>	<u>Budget</u>	<u>% of Budget</u>
Field operations				
Electric utility services				
Street lights	1,364	6,868	16,200	42%
Stormwater control				
Lake/pond bank maintenance	1,000	1,000	55,000	2%
Aquatic maintenance	7,531	18,962	46,800	41%
Aquatic plant replacement	3,659	5,366	5,000	107%
Lake/pond repair	-	-	7,500	0%
Other physical environment				
Insurance: property	2,705	2,705	1,850	146%
Entry & walls maintenance	-	-	2,500	0%
Landscape maintenance	11,644	23,187	32,000	72%
Holiday decorations	-	10,000	10,000	100%
Irrigation repairs & maintenance	633	1,260	5,000	25%
Landscape replacement	-	-	7,000	0%
Contingency				
Miscellaneous contingency	-	673	14,000	5%
Total field operations	<u>28,536</u>	<u>70,021</u>	<u>202,850</u>	35%
Other fees and charges				
Property appraiser	-	4,978	5,084	98%
Tax collector	141	2,681	5,084	53%
Total other fees and charges	<u>141</u>	<u>7,659</u>	<u>10,168</u>	75%
Total expenditures	<u>29,499</u>	<u>105,266</u>	<u>283,793</u>	37%
Excess/(deficiency) of revenues over/(under) expenditures	(19,161)	42,340	-	
Fund balance - beginning	<u>343,278</u>	<u>281,777</u>	<u>208,525</u>	
Fund balance - ending	<u><u>\$324,117</u></u>	<u><u>\$ 324,117</u></u>	<u><u>\$208,525</u></u>	

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2011
FOR THE PERIOD ENDED MARCH 31, 2018**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Special assessments: on-roll	\$ 24,229	\$ 459,213	\$ 818,904	56%
Special assessments: off-roll	-	-	185,983	0%
Interest	1,245	5,799	-	N/A
Total revenues	<u>25,474</u>	<u>465,012</u>	<u>1,004,887</u>	46%
EXPENDITURES				
Principal - A1	-	-	195,000	0%
Principal - A2	-	-	145,000	0%
Interest - A1	-	172,405	344,810	50%
Interest - A2	-	127,745	255,490	50%
Total expenditures	<u>-</u>	<u>300,150</u>	<u>940,300</u>	32%
Other fees and charges				
Property appraiser	-	17,069	17,061	100%
Tax collector	484	9,191	17,061	54%
Total other fees and charges	<u>484</u>	<u>26,260</u>	<u>34,122</u>	77%
Total expenditures	<u>484</u>	<u>326,410</u>	<u>974,422</u>	33%
Excess/(deficiency) of revenues over/(under) expenditures	24,990	138,602	30,465	
Fund balance - beginning	<u>1,360,913</u>	<u>1,247,301</u>	<u>1,256,184</u>	
Fund balance - ending	<u><u>\$ 1,385,903</u></u>	<u><u>\$ 1,385,903</u></u>	<u><u>\$ 1,286,649</u></u>	

**SOUTHERN HILLS PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
CAPITAL PROJECTS FUND
FOR THE PERIOD ENDED MARCH 31, 2018**

	Current Month	Year to Date
REVENUES	\$ -	\$ -
Total revenues	-	-
 EXPENDITURES		
Engineering	-	3,381
Total expenditures	-	3,381
Excess/(deficiency) of revenues over/(under) expenditures	-	(3,381)
Fund balance - beginning	20,139	23,520
Fund balance - ending	\$ 20,139	\$ 20,139

**SOUTHERN HILLS
PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT**

7

1 **MINUTES OF MEETING**
2 **SOUTHERN HILLS PLANTATION I**
3 **COMMUNITY DEVELOPMENT DISTRICT**
4

5 A Public Hearing and a Regular Meeting of the Southern Hills Plantation I Community
6 Development District's Board of Supervisors was held on **Thursday, September 7, 2017** at
7 **10:06 a.m.**, at the **Southern Hills Plantation Clubhouse**, located at **4200 Summit View Drive**,
8 **Brooksville, Florida 34601**.
9

10 **Present at the meeting was:**

11 Grady Miars (<i>via telephone</i>)	Chair
12 Robert Nelson (<i>via telephone</i>)	Vice Chair
13 James Knierim	Assistant Secretary
14 Ellen Johnson	Assistant Secretary
15 Margaret Bloomquist	Assistant Secretary

16 Also present were:

17 Chuck Adams (<i>via telephone</i>)	District Manager
18 Jennifer Kilinski (<i>via telephone</i>)	District Counsel
19 Kathleen Griffith Jennings	Resident

20 **FIRST ORDER OF BUSINESS**

21 **Call to Order/Roll Call**

22 Mr. Adams called the meeting to order at 10:06 a.m. Supervisors Knierim, Johnson and
23 Bloomquist were present, in person. Supervisors Nelson and Miars were attending via telephone.
24

25 **SECOND ORDER OF BUSINESS**

26 **Public Comments on Agenda Items**

27 Ms. Kathleen Griffith Jennings, a resident, spoke of the pond and voiced concern about
28 the pond bank mowing schedule and trimming of the pond area and sidewalk edges. Mr. Adams
29 would coordinate with Ms. Johnson for further details and contact the landscaping company to
30 discuss augmenting the mowing and trimming schedule and give maintenance personnel
31 additional latitude, in an effort to correct any deficiencies.
32

33 Ms. Jennings spoke about grass growing in the cracks in the gutters. Mr. Adams stated
34 that the HOA would address the gutter issue and he would address the pond bank mowing issue.
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40 **THIRD ORDER OF BUSINESS**

**Public Hearing to Hear Comments and
Objections on Adoption of Fiscal Year
2017/2018 Budget**

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42
43
44 **A. Proof of Publication**

45 The proof of publication for today’s Public Hearing and Regular Meeting was provided
46 for informational purposes.

47 **B. Consideration of Resolution 2017-06, Relating to the Annual Appropriations and**
48 **Adopting the Budget for the Fiscal Year Beginning October 1, 2017, and Ending**
49 **September 30, 2018.**

50 Mr. Adams presented Resolution 2017-06. The proposed Fiscal Year 2018 budget had
51 not changed since the last meeting, from an appropriation perspective. The assessment levels
52 would remain the same, year-over-year.

53 ****Mr. Adams opened the Public Hearing.****

54 No members of the public spoke.

55 ****Mr. Adams closed the Public Hearing.****

56
57 **On MOTION by Ms. Bloomquist and seconded by Mr.**
58 **Knierim, with all in favor, Resolution 2017-06, Relating to the**
59 **Annual Appropriations and Adopting the Budget for the Fiscal**
60 **Year Beginning October 1, 2017, and Ending September 30,**
61 **2018, was adopted.**

62
63
64 **FOURTH ORDER OF BUSINESS**

Consideration of Resolution 2017-07
Making a Determination of Benefit;
Imposing Special Assessments; Providing
for the Collection and Enforcement of
Special Assessments, Certifying an
Assessment Roll; Providing for
Amendments to the Assessment Roll

72 Mr. Adams presented Resolution 2017-07.

73
74 **On MOTION by Ms. Johnson and seconded by Mr. Knierim,**
75 **with all in favor, Resolution 2017-07 Making a Determination**
76 **of Benefit; Imposing Special Assessments; Providing for the**
77 **Collection and Enforcement of Special Assessments, Certifying**
78 **an Assessment Roll; Providing for Amendments to the**
79 **Assessment Roll, was adopted.**

80 **FIFTH ORDER OF BUSINESS**

Resolution 2017-08, Adopting the Annual Meeting Schedule for Fiscal Year 2017/2018

84 Mr. Adams presented Resolution 2017-08. The following change was made:

85 Item 2, Line 2: Change “County” to “County, the City of Brooksville”

87 **On MOTION by Mr. Miars and seconded by Mr. Nelson, with all in favor, Resolution 2017-08, as amended, Adopting the Annual Meeting Schedule for Fiscal Year 2017/2018, was adopted.**

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93 **SIXTH ORDER OF BUSINESS**

Consideration of Resolution 2017-09, Amending the Annual Operating Budget for Fiscal Year 2017

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97 Mr. Adams presented Resolution 2017-09. Some budget funds were being adjusted to account for unforeseen expenditures during Fiscal Year 2017. Landscaping improvements, pressure washing, signage and lighting programs were underway to restore Southern Hills Boulevard. Funds from Fund Balance were being rolled up to avoid an audit finding for exceeding the Fiscal Year 2017 appropriation levels.

103 **On MOTION by Mr. Mairs and seconded by Ms. Johnson, with all in favor, Resolution 2017-09, Amending the Annual Operating Budget for Fiscal Year 2017, was adopted.**

106
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108 **SEVENTH ORDER OF BUSINESS**

Consideration of “Write Off” of Outstanding Billing from Prior District Management Company

109
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111
112 Mr. Adams stated that this item was not related to Southern Hills Plantation I CDD but would be addressed at the Southern Hills Plantation III CDD meeting.

114
115 **EIGHTH ORDER OF BUSINESS**

Approval of Unaudited Financial Statements as of July 31, 2017

116
117
118 Mr. Adams presented the Unaudited Financial Statements as of July 31, 2017.

120 NINTH ORDER OF BUSINESS

Approval of June 15, 2017 Regular Meeting Minutes

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125

Mr. Adams presented the June 15, 2017 Regular Meeting Minutes and asked for any additions, deletions or corrections.

On MOTION by Ms. Johnson and seconded by Mr. Knierim, with all in favor, the June 15, 2017 Regular Meeting Minutes, as presented, were approved.

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TENTH ORDER OF BUSINESS

Other Business

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There being no other business, the next item followed.

ELEVENTH ORDER OF BUSINESS

Staff Reports

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A. District Counsel

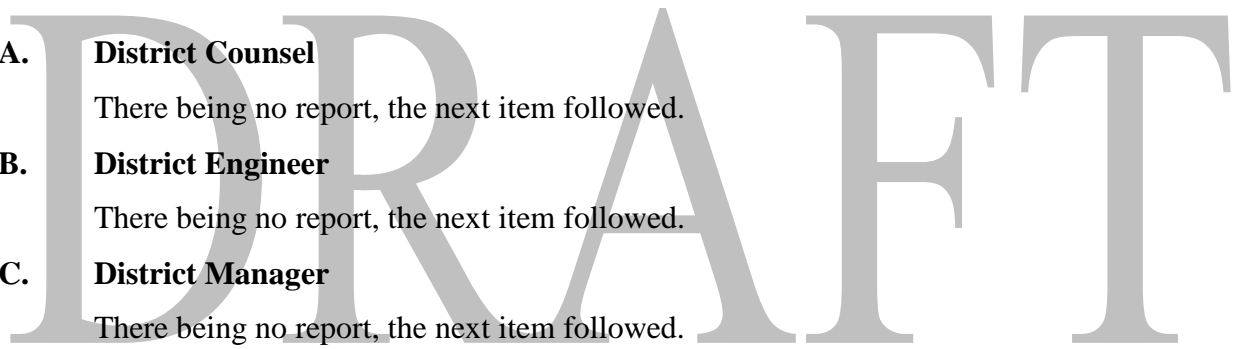
There being no report, the next item followed.

B. District Engineer

There being no report, the next item followed.

C. District Manager

There being no report, the next item followed.



143

TWELFTH ORDER OF BUSINESS

Supervisors' Requests

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Ms. Bloomquist inquired about the Agreement with the landscaping company and the schedule for mowing the pond banks. Mr. Adams replied that, at this time of year, it is mowed every two weeks and, during the time of the year when growth slows, it changes to monthly, or as-needed. Ms. Bloomquist stated that some of the pond banks were not mowed on a bi-weekly basis and asked that the landscapers be asked for the exact locations being mowed. Mr. Adams requested an email with a list of the areas of concern so he could address those areas with the landscaping company.

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Mr. Knierim spoke about a berm that was placed behind the #4 green to protect the homes behind it. A new home was constructed and the water was diverted in a manner that caused an issue for that home. Mr. Knierim requested approval to extend the berm further into the roadway on Sterling Bluff. Mr. Adams requested submittal of a proposal.

157 **THIRTEENTH ORDER OF BUSINESS** **Adjournment**
158

159 There being no further business to discuss, the meeting adjourned.
160

161 **On MOTION by Mr. Knierim and seconded by Ms. Johnson,**
162 **with all in favor, the meeting adjourned at 10:22 a.m.**
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172 [SIGNATURES APPEAR ON THE FOLLOWING PAGE]
173

DRAFT

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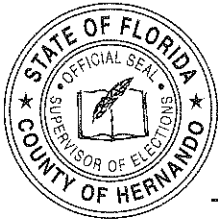
Secretary/Assistant Secretary

Chair/Vice Chair

DRAFT

**SOUTHERN HILLS
PLANTATION I
COMMUNITY DEVELOPMENT DISTRICT**

9Ci



Shirley Anderson
Hernando County Supervisor of Elections

April 15, 2018

Ms. Daphne Gillyard
Director of Administrative Services
2300 Glades Rd, Suite 410W
Boca Raton, FL 33431

Dear Ms. Gillyard:

As of April 15, 2018 there were 279 registered voters in Southern Hills Plantation I and 0 voters in Southern Hills Plantation III.

If I can be of further assistance, please let me know.

Sincerely,

P. Barnett

Pat Barnett
Election Specialist

PB/SA

Date 4/25/2018
Time 09:22 AM

Shirley Anderson
Supervisor of Elections
Active Voters by District/Precinct

Hernando County, FL

SOUTHERN HILLS 1

	<u>Dem</u>	<u>Rep</u>	<u>NPA</u>	<u>Other</u>	<u>Total</u>	<u>White</u>	<u>Black</u>	<u>Hispanic</u>	<u>Other</u>	<u>Male</u>	<u>Female</u>	<u>Other</u>
4 JEROME BROWN COMMUN	33	192	54	0	279	251	1	12	15	134	143	2
SOUTHERN HILLS 1	<u>33</u>	<u>192</u>	<u>54</u>	<u>0</u>	<u>279</u>	<u>251</u>	<u>1</u>	<u>12</u>	<u>15</u>	<u>134</u>	<u>143</u>	<u>2</u>