

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 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.

**DIAMOND HILL
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Diamond Hill Community Development District was held on **Monday, July 14, 2014 at 4:00 p.m.** at the office of Rizzetta & Company, Inc. located at 3434 Colwell Avenue, Suite 200, Tampa, FL 33614.

Present and constituting a quorum:

Ferdinand Ramos	Board Supervisor, Chairman
Linda Dunn	Board Supervisor, Vice Chairman
James Oliver	Board Supervisor, Assistant Secretary
Tim Vorick	Board Supervisor, Assistant Secretary
Doug Taggerty	Board Supervisor, Assistant Secretary

Also present were:

Greg Cox	District Manager; Rizzetta & Company, Inc.
Christine Hanlon	District Manager, Rizzetta & Company, Inc.
Bryan Rizzetta	Associate DM, Rizzetta & Company, Inc.
Brooke DeVito	Financial Analyst; Rizzetta & Company, Inc.
Lindsay Whelan	District Counsel; Hopping Green & Sams
Jordan Caviggia	District Engineer; Bayside Engineering
Scott Smith	Operations Manager; Rizzetta & Company, Inc.
Rachel Welborn	HOA Manager; Rizzetta & Company, Inc.

Audience

FIRST ORDER OF BUSINESS

Call to Order

Mr. Cox called the meeting to order and read the roll call.

SECOND ORDER OF BUSINESS

Audience Comments

There were no Audience comments.

THIRD ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors' Meeting Held May 12, 2014

Mr. Cox presented the minutes of the Board of Supervisors' meeting held on May 12, 2014 to the Board for consideration.

On a Motion by Mr. Ramos, seconded by Mr. Taggerty, with all in favor, the Board approved the minutes of the Board of Supervisors' meeting held on May 12, 2014 as presented for the Diamond Hill Community Development District.

FOURTH ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors' Continued Meeting Held June 9, 2014

Mr. Cox presented the minutes of the Board of Supervisors' continued meeting held on June 9, 2014 to the Board for consideration.

On a Motion by Mr. Taggerty, seconded by Mr. Oliver, with all in favor, the Board approved the minutes of the Board of Supervisors' continued meeting held on June 9, 2014 as amended for the Diamond Hill Community Development District.

FIFTH ORDER OF BUSINESS

Consideration of Operation & Maintenance Expenditures for April and May 2014

Mr. Cox presented the Operation & Maintenance Expenditures for April 2014 totaling \$7,993.27 and May 2014 totaling \$23,300.98 to the Board for ratification. Mr. Ramos requested that District Staff provide additional information on two Austin Outdoor irrigation repairs from the February/March timeframe.

On a Motion by Mr. Ramos, seconded by Mr. Vorick, with all in favor, the Board ratified the Operation & Maintenance Expenditures for April 2014 totaling \$7,993.27 and May 2014 totaling \$23,300.98 for the Diamond Hill Community Development District.

SIXTH ORDER OF BUSINESS

Update on Front Entrance Landscaping

The Board discussed the recent landscape installation at the entrance. Mr. Cox explained that the LED lighting would be installed this week along with a GFI outlet and sensor to replace the timer.

SEVENTH ORDER OF BUSINESS

Monthly Pond Inspection Reports

Mr. Cox presented the latest pond inspection reports from Lake Masters to the Board. A general discussion ensued.

EIGHTH ORDER OF BUSINESS

**Summary of Monthly Unaudited District
Financial Statements**

Mr. Cox presented the summary of monthly unaudited District financial statements to the Board for review.

NINTH ORDER OF BUSINESS

**Presentation of Financial Report for
Fiscal Year Ended September 30, 2013**

Mr. Cox reviewed the 2013 audit report for the Board. Mr. Ramos requested that District Staff research why the funds dropped in the Third Financial Highlight (page 3) and why the 2013 interest is higher than in 2012 when the bond was refinanced (page 5).

On a Motion by Mr. Ramos, seconded by Mr. Vorick, with all in favor, the Board accepted the Financial Report for Fiscal Year 2012-2013 for the Diamond Hill Community Development District.

TENTH ORDER OF BUSINESS

**Public Hearing on Adoption of Final
Budget**

Mr. Cox introduced the topic for discussion and presented the previously approved budget for consideration and final adoption. He then asked for a motion to open the public hearing portion of the meeting in order to receive any audience comments and/or questions.

On a Motion by Mr. Oliver, seconded by Ms. Dunn, with all in favor, the Board opened the public hearing for the Diamond Hill Community Development District.

ELEVENTH ORDER OF BUSINESS

**Consideration of Resolution 2014-04,
Adopting Final Budget for FY 14-15**

Mr. Cox presented Resolution 2014-04 to the Board.

On a Motion by Mr. Taggerty, seconded by Mr. Oliver, with all in favor, the Board adopted Resolution 2014-04, approving the final budget for fiscal year 2014-2015 for the Diamond Hill Community Development District.

TWELFTH ORDER OF BUSINESS

**Consideration of Resolution 2014-05,
Imposing Special Assessments and
Certifying Roll**

Mr. Cox presented Resolution 2014-05 to the Board.

On a Motion by Mr. Ramos, seconded by Mr. Vorick, with all in favor, the Board adopted Resolution 2014-05, imposing special assessments and certifying the roll for the Diamond Hill Community Development District.

Mr. Cox requested a motion to close the public hearing.

On a Motion by Mr. Taggerty, seconded by Ms. Dunn, with all in favor, the Board closed the public hearing for the Diamond Hill Community Development District.

THIRTEENTH ORDER OF BUSINESS

**Consideration of Resolution 2014-06,
Setting Meeting Schedule for FY 14-15**

Mr. Cox presented Resolution 2014-06 to the Board for their consideration.

On a Motion by Ms. Dunn, seconded by Mr. Taggerty, with all in favor, the Board adopted Resolution 2014-06, setting the meeting schedule for fiscal year 2014-2015 with meetings to be held on November 10, 2014, January 12, 2015, March 9, 2015, May 11, 2015, July 13, 2015 and September 14, 2015 for the Diamond Hill Community Development District.

FOURTEENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Ms. Whelan explained that the Quit Claim for the east entrance parcel has been executed and requested a motion from the Board to accept.

On a Motion by Mr. Taggerty, seconded by Mr. Oliver, with all in favor, the Board accepted the conveyance of the landscape tract at the east entrance from the Diamond Hill HOA for the Diamond Hill Community Development District.

B. District Engineer

Not present.

C. District Manager

Mr. Cox confirmed the next regularly scheduled meeting will be held on September 8, 2014 at 4:00 p.m. He also announced that Supervisors Oliver, Dunn and Ramos all qualified for seats in the November General Election and were all unopposed. Therefore, they are considered elected and will not appear on the November ballot. Mr. Cox stated that Ms. Hanlon will be formally assuming the role of District Manager and will hold the September meeting.

FIFTEENTH ORDER OF BUSINESS


Supervisor Requests

Mr. Ramos noted that per the last meeting minutes, District Staff was to provide information about the irrigation pumps and asked that the request be followed up on.


SIXTEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Taggerty, seconded by Mr. Ramos, with all in favor, the Board adjourned the meeting at 4:45 p.m. for the Diamond Hill Community Development District.
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Secretary/Assistant Secretary



Chairman/Vice Chairman