

**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.*

**TRAILS  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Trails Community Development District was held on **Tuesday, November 10, 2015 at 6:00 p.m.** at the Winchester Ridge Amenity Center, located at 15431 Spotted Stallion Trail, Jacksonville, Florida 32234.

Present and constituting quorum include:

Bob Porter	<b>Board Supervisor, Chairman</b>
Glenn Marvin	<b>Board Supervisor, Assistant Secretary</b>
Mark Dearing	<b>Board Supervisor, Assistant Secretary</b>
Jan Doan	<b>Board Supervisor, Assistant Secretary</b>
Scott Campbell	<b>Board Supervisor, Assistant Secretary (via speakerphone)</b>

Also present were:

Melissa Dobbins	<b>District Manager, Rizzetta &amp; Company, Inc.</b>
Katie Buchanan	<b>District Counsel, Hopping Green &amp; Sams</b>
Brian Parks	<b>ASG, Inc.</b>
Matt Lowe	<b>Lowe Structures, Inc.</b>

Audience Members Present.

**FIRST ORDER OF BUSINESS**

**Call to Order**

Mr. Porter called the meeting to order at 6:04 p.m. and read roll call.

**SECOND ORDER OF BUSINESS**

**Audience Comments on Agenda Items**

There were no audience comments.

**THIRD ORDER OF BUSINESS**

**Consideration of the Minutes of the Board  
of Supervisors' Regular Meeting held  
September 8, 2015**

<p>On a Motion by Mr. Marvin, seconded by Mr. Dearing, with all in favor, the Board approved minutes of the Board of Supervisors' regular meeting held September 8, 2015 for Trails Community Development District.</p>
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**FOURTH ORDER OF BUSINESS**

**Consideration of the Operation and  
Maintenance Expenditure for August 2015  
and September 2015**

On a Motion by Mr. Doan, seconded by Mr. Dearing with all in favor, the Board ratified the Operations and Maintenance Expenditures for August 2015 in the amount of \$19,489.12 and September 2015 in the amount of \$40,037.65 for Trails Community Development District.

**FIFTH ORDER OF BUSINESS**

**Staff Reports**

- A. District Counsel  
No report.
- B. District Engineer  
Not present.
- C. Amenity Manager  
Mr. Parks updated the Board that fountains required repairs, but they could be covered under warranty. Also, the pool pumps blew and this might have been due to lightning. Electricians will be giving a proposal.
- D. District Manager  
Ms. Dobbins reported that the next meeting is on December 8, 2015 at 1:00 p.m.

**SIXTH ORDER OF BUSINESS**

**Ratification of the Fiscal Year 2015/2016  
District Insurance Policy**

On a Motion by Mr. Marvin, seconded by Mr. Doan, with all in favor, the Board ratified Fiscal Year 2015/2016 Quote in the amount of \$12,513.00 for Trails Community Development District.

**SEVENTH ORDER OF BUSINESS**

**Pool Repair Discussion**

Mr. Matt Lowe with Lowe Structures, Inc. reviewed options regarding possible pool repairs. He highlighted the potential benefits and costs associated with each approach. The Board discussed options. The Chairman opened the meeting up for audience comments on its proposed decision to repair and remarkite the pool. No objections were raised. After further discussion, the Board authorized the chair to approve a proposal with Lowe Structures, Inc. to review and create a scope of service to use to bid out to pool contractors and builders to repair and remarkite the pool.

On a Motion by Mr. Marvin, seconded by Mr. Doan, with all in favor, the Board authorized the Chair to approve a proposal with Lowe Structures, Inc. to review and create a scope of service to use to bid out to pool contractors and builders to repair and remarkite the pool for Trails Community Development District.

**EIGHTH ORDER OF BUSINESS**

**Consideration of Fitness Preventative  
Maintenance Contract Renewal**

On a Motion by Mr. Doan, seconded by Mr. Marvin, with all in favor, the Board approved Fitness Pro's proposal for preventative maintenance in the amount of \$150.00 per quarter for Trails Community Development District.

**NINTH ORDER OF BUSINESS**

**Consideration of Bike Rack Proposals**

Discussion ensued.

On a Motion by Mr. Dearing, seconded by Mr. Marvin, with all in favor, the Board approved C. Wolf Technologies Proposal for the concrete slab in the amount of \$1,350.00 and Specialty Distributors of Florida Proposal for bike racks in the amount of \$2,043.80 for Trails Community Development District.

**TENTH ORDER OF BUSINESS**

**Discussion Regarding Fitness TV System**

After discussion, the Board approved revising Allstate Electrical's proposal to include one receptacle to install one 40" TV in the fitness room.

On a Motion by Mr. Marvin, seconded by Mr. Doan, with all in favor, the Board approved the purchase of one TV for fitness room and approved Allstate Electrical's Proposal to repair parking lot lights and subject to removing one receptacle for Trails Community Development District.

**ELEVENTH ORDER OF BUSINESS**

**Audience Comments and  
Supervisor Requests**

There were questions regarding mailbox keys and speed bumps.

There was a request for "No Swimming" signs for the ponds.

Returning to the Seventh Order of Business, Mr. Marvin requested the Board give the Chair authorization to work with Lowe Structures to finalize a scope of service to then bid out for the Chair to select a final proposal to repair and remarcite the pool.


After a discussion, the Board authorized the Chair to finalize a bid and select a contractor to repair the pool for less than \$85,000.00.

On a Motion by Mr. Marvin, seconded by Mr. Doan, with all in favor, the Board authorized the Chair to finalize a bid and select a contractor to repair the pool for less than \$85,000.00 for Trails Community Development District.

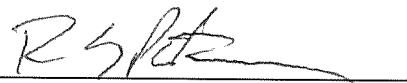
**TWELFTH ORDER OF BUSINESS**

**Adjournment**

On a motion by Mr. Doan, seconded by Mr. Dearing, with all in favor, the Board adjourned the meeting at 6:52 p.m. for Trails Community Development District.



Secretary/Assistant Secretary



Chairman/Vice Chairman