

## MINUTES OF THE CONTINUED MEETING

*The following is a summary of the actions taken at the Renaissance Community Development District (CDD) Board of Supervisors meeting.*

### RENAISSANCE COMMUNITY DEVELOPMENT DISTRICT

A meeting of the Renaissance Community Development District was held Thursday August 29, 2019 at 8:30 a.m. at The Club at Renaissance on 12801 Renaissance Way in Fort Myers, Florida.

#### **Present and constituting a quorum were:**

John Gnagey	Chairman
John Bartz	Vice Chairman
Glen Hammer	Assistant Secretary
Richard Platt	Assistant Secretary

#### **Not present:**

Doug Dickey	Assistant Secretary
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#### **Also present were:**

Cal Teague	District Manager
Tom Hart	District Attorney
Residents	

#### **FIRST ORDER OF BUSINESS**

#### **Call to Order and Roll Call**

The Renaissance Community Development District meeting was called to order and the District Manager called the roll. All were present for today's meeting except for Supervisor Dickey. Also Present was District Attorney Tom Hart.

On MOTION by Vice Chairman Bartz, seconded by Supervisor Platt, with all in favor, Chairman Gnagey is allowed to participate in the meeting by telephone.

#### **SECOND ORDER OF BUSINESS**

#### **Approval of the Agenda**

The Agenda was presented and accepted.

On MOTION by Vice Chairman Bartz, seconded by Supervisor Hammer, with all in favor, the Agenda was approved as presented.

**THIRD ORDER OF BUSINESS**

**Audience Comments on Agenda Items**

There being none, the next Order of Business followed.

**FOURTH ORDER OF BUSINESS**

**Budget Hearing**

The District Manager opened the public hearing at 8:37 a.m. for audience comments. There being no audience comments, the public hearing was closed at 8:38 a.m.

**A. Resolution 2019-09**

On MOTION by Vice Chairman Bartz, seconded by Supervisor Hammer, with all in favor, Resolution 2019-09 is approved.

**B. Resolution 2019-10**

On MOTION by Vice Chairman Bartz, seconded by Supervisor Hammer, with all in favor, Resolution 2019-10 is approved.

**FIFTH ORDER OF BUSINESS**

**Old Business**

**A. Banking Services**

After a brief discussion on the services offered by Valley National Bank, the Board agreed to switch banks.

On MOTION by Supervisor Platt, seconded by Vice Chairman Bartz, with all in favor, the Board voted to switch to Valley National Bank.

**B. Refunding of Bonds**

The Board discussed the loan offer from Valley National Bank. The District Manager stated that currently the Board is paying 5.5% interest on one of their bonds and 4.9% interest on the other. The loan from Valley National Bank would combine both bond amounts together for one loan at an interest rate of 4.5%. Therefore, this combined loan is a lower interest rate overall. The Board could save up to \$400,000 if they accept this loan.

On MOTION by Supervisor Platt, seconded by Supervisor Hammer, with all in favor, the Board voted to move forward with the loan from Valley National Bank.

**SIXTH ORDER OF BUSINESS**

**New Business**

**A. Ongoing Berm Maintenance**

The District Manager stated that he had a meeting with Supervisor Hammer and the Field Manager to discuss berm maintenance and created two sets of specifications for berm maintenance. One set of specifications was created for an intensive initial berm maintenance clean up and the second set of specifications is for ongoing maintenance. The Board agreed to have the work bid out based on these specifications.

**B. Lake Bank Maintenance**

After brief discussion, the Board agreed they would like the Field Manager to complete a lake bank erosion evaluation report for a not to exceed amount of \$2,000.

On MOTION by Supervisor Platt, seconded by Supervisor Hammer, with all in favor, the Board approved the Field Manager to do an erosion evaluation report for a not to exceed amount of \$2,000.

**SEVENTH ORDER OF BUSINESS**

**Supervisor's Requests/Comments**

The Board asked about the progress on the maintenance tasks identified in the last Field Report. The District Manager updated the Board that several of those tasks will be completed during the week of September 16th.

Supervisor Hammer stated that he would prefer more Field Reports than what the contract currently stipulates. The Board agreed that this would be very beneficial and keep them better informed about the community.

On MOTION by Supervisor Platt, seconded by Supervisor Hammer, with all in favor, the Board voted to amend the Field Management contract to have 6 Field Reports per year, due at least one week before each regularly scheduled Board meeting.

Supervisor Hammer discussed complaints he has been receiving from homeowners stating that Torpedo grass is growing from the lakes over to their yards and the easement areas. The District Manager stated that staff with discuss this with Solitude Lake Management.

Supervisor Hammer requested that the Field Manager inspect the CDD's northern preserve property for any necessary maintenance.

District Attorney Tom Hart stated that he is recommending a berm easement deed, if the HOA will agree to it. Mr. Hart stated that the Engineer will have to complete his drawings and specifications before the deed can be drawn up.

**EIGHTH ORDER OF BUSINESS**

**Audience Comments**

Jeff Darragh asked the Board what the necessary requirements are to be elected a CDD Board Supervisor. The Board stated that a person would have to be a resident of the CDD, a Florida resident and a U.S. citizen.

**NINTH ORDER OF BUSINESS**

**Adjournment**

There being no further Orders of Business and,

On MOTION by Vice Chairman Bartz, seconded by Supervisor Hammer, with all in favor, the meeting was adjourned at 9:54 a.m.

**Next Regular Meeting: October 14, 2019 at 11:30 a.m.**

  
Secretary/Assistant Secretary

  
Chair/Vice Chair