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**MINUTES OF SPECIAL MEETING  
DEER ISLAND  
COMMUNITY DEVELOPMENT DISTRICT**

A Meeting of the Board of Supervisors of the Deer Island Community Development District was held on Tuesday, August 30, 2016 at 6:00 p.m. at the Deer Island Clubhouse, 18000 Eagles Way, Deer Island, Florida.

**FIRST ORDER OF BUSINESS – Roll Call**

Ms. Comings-Thibault called the meeting to order.

Present and constituting a quorum were:

Paul Shiver	Board Supervisor, Chairman
Linda Smelser	Board Supervisor, Vice Chairwoman
Juan Munoz	Board Supervisor, Assistant Secretary
Kim Pennington	Board Supervisor, Assistant Secretary
Mark Ferendo	Board Supervisor, Assistant Secretary

Also present were:

Patricia Comings-Thibault	District Manager/Treasurer
Jan Carpenter	District Counsel

**SECOND ORDER OF BUSINESS – Audience Comments**

There being none, next item followed.

**THIRD ORDER OF BUSINESS – Business Matters**

**A. Consideration and Approval of Resolution 2016-08 Designating Dates, Time and Location for Regular Meeting of the Board of Supervisors of the District**

Ms. Comings-Thibault presented Resolution 2016-08 Designating Dates, Time and Location for Regular Meeting of the Board of Supervisors of the District and asked for comments or questions. Corrections to be made: Cancel October and December meetings and hold the Landowners Meeting and the Regular Meeting on November 8, 2016 at 8 a.m. The next meeting would be held in February 2017.

On a MOTION by Ms. Pennington, SECONDED by Ms. Smelser, WITH ALL IN FAVOR, the Board adopted Resolution 2016-08 Designating Dates, Time and Location for Regular Meeting of the Board of Supervisor of the District, as amended, for the Deer Island Community Development District.

**B. Discussion Regarding the Deer Island Country Club Irrigation**

Ms. Comings-Thibault presented for discussion the Deer Island Country Club Irrigation.

49 Discussion ensued.

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51 **C. Discussion Regarding Deer Island Boat Dock Timeline**

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53 Ms. Comings-Thibault presented for discussion the Deer Island Boat Dock Timeline.

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55 Ms. Carpenter gave an overview of the timeline.

56

57 Discussion ensued. District Manager will forward road budget to District Engineer for an opinion  
58 for roads.  
59

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61 On a MOTION by Mr. Munoz, SECONDED by Mr. Ferendo, WITH ALL IN FAVOR, the Board to  
62 empower the Chair to work with the District Engineer to develop the trail head into a kayak/canoe beach  
63 with grills for the Deer Island Community Development District.

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65 **D. Discussion Regarding Resolution 2016-09 Landowners Election Date Change**  
66 **Amending Resolution 2016-03**

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68 This item was voided.

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70 **E. Discussion of Deer Island Supervisor Issues**

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72 Ms. Comings-Thibault presented for discussion the Deer Island Supervisor Issues.

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74 ➤ **Road Care & Maintenance - Manager**

75

76 ➤ **Grass cutting, edging, irrigation, & landscape from water's edge to water's**  
77 **edge**

78

79 ➤ **Community Event Sign and Website – Kim Pennington**

80

81 ➤ **Transponders, gate maintenance, codes, gate house maintenance & security**  
82 **system – Linda Smelser**

83

84 ➤ **Financial & Budget Analysis – Mark Ferendo**

85

86 ➤ **Aquatics, water's edge & ponds – Paul Shiver**

87

88 **F. Discussion of Deer Island Club Irrigation Revised Invoice – 8-29-2016**

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90 Ms. Comings-Thibault presented the Deer Island Club Irrigation Revised Invoice - 8-29-2016 and

91

92 asked for comments or questions.

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94 **G. Consideration of Landscape Maintenance Services Proposal**

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96 ➤ **Yellowstone Landscape**

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98 ➤ **Servello**

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- > CEPRA
- > Current Contractor

Decision was made to stay with Deer Island Holdings, LLC.

105 **FOURTH ORDER OF BUSINESS – Staff Reports**

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**A. Manager**

There being none, next item followed.

**B. Attorney**

There being none, next item followed.

**C. Engineer**

There being none, the next item followed.

119 **FIFTH ORDER OF BUSINESS – Supervisor Requests**

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There being none, next item followed.

123 **SIXTH ORDER OF BUSINESS – Adjournment**

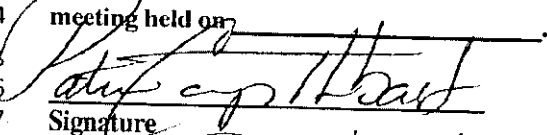
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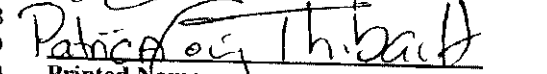
On a MOTION by Mr. Munoz, SECONDED by Mr. Ferendo, WITH ALL IN FAVOR, the Board adjourned the meeting for the Deer Island Community Development District.

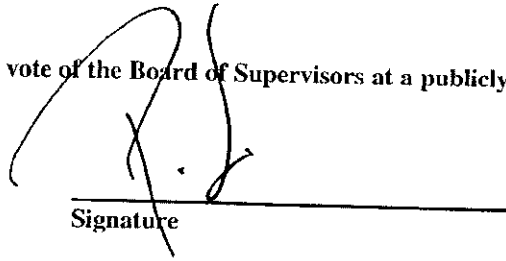
129 *\*Each person who decides to appeal any decision made by the Board with respect to any matter*  
130 *considered at the meeting is advised that person may need to ensure that a verbatim record of the*  
131 *proceedings is made, including the testimony and evidence upon which such appeal is to be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

132

133 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed  
134 meeting held on \_\_\_\_\_

135   
136  
137 Signature

138   
139 Printed Name  
140  
141 Title:  Secretary  Assistant Secretary

  
Signature

Printed Name  
Title:  Chairman  Vice Chairman