

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.

PALMA SOLA TRACE
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Palma Sola Trace Community Development District was held on **Thursday, December 15, 2022, at 1:31 p.m.** at the Palma Sola Trace Clubhouse located at 7408 Hamilton Road, Bradenton, FL 34209.

Present and constituting a quorum:

Eva Walker	Board Supervisor; Vice-Chair
Dan Crumpler	Board Supervisor; Asst. Secretary
Mike Coury	Board Supervisor; Asst. Secretary
William Diamond	Board Supervisor; Asst. Secretary

Also present were:

Jerry Whited	District Manager; Rizzetta & Company, Inc.
Lauren Gentry	District Counsel; KE Law
Grace Kobitter	District Counsel; KE Law
David Kaiser	HOA President
Rick Schappacher	District Engineer, Schappacher Engineering
Mike Kaighin	Representative, Admiral Environmental
John MacNeill	Representative, Admiral Environmental

Audience

FIRST ORDER OF BUSINESS

Call to Order

Mr. Whited called the meeting to order and conducted roll call, confirming a quorum was present.

SECOND ORDER OF BUSINESS

Audience Comments

There were audience comments pertaining to the streetlights and concerns were brought up by Mr. Crumpler. Mr. Crumpler indicated that the South Emergency Gate's electrical hardware is deteriorating and suggested that the Condo Association, Master Association, and CDD work together to choose an electrician to take care of the situation. Another audience member requested the invasive plants be removed behind her home.

THIRD ORDER OF BUSINESS

**Consideration of Resolution 2023-02,
Declaring Vacancy**

Mr. Whited presented and reviewed Resolution 2023-02, Declaring Vacancy.

On a motion by Ms. Walker, seconded by Mr. Crumpler, the Board adopted Resolution 2023-02, Declaring Vacancy for seat #3, for the Palma Sola Trace Community Development District.

FOURTH ORDER OF BUSINESS

**Consideration of Appointment
to Vacant Seat**

The Board discussed the appointment of the vacant seat. Mr. Whited requested that Ms. Gray give a brief introduction and overview of her experience. The Board voted to appoint Ms. Gray to seat #3. Ms. Gray chose no compensation for meeting attendance.

On a motion by Ms. Walker, seconded by Mr. Crumpler, the Board appointed Ms. Mary Gray to seat #3, for the Palma Sola Trace Community Development District.

FIFTH ORDER OF BUSINESS

Administration of Oath of Office

Mr. Whited, a Notary Public in the State of Florida, administered the Oath of Office to the newly elected supervisors in attendance. Ms. Eva Walker, Mr. Dan Crumpler, and Ms. Mary Gray swore and affirmed the Oath as read into the record.

1. Review of Sunshine Law, Public Records, and Ethics

Ms. Gentry reviewed the Sunshine Laws, the Code of Ethics, Public Records, as well as CDD Supervisors' involvement in social media.

SIXTH ORDER OF BUSINESS

**Consideration of Resolution 2023-03,
Electing Officers**

Mr. Whited presented and reviewed Resolution 2023-03, Designating Officers of the District

On a Motion by Mr. Crumpler, seconded by Mr. Diamond, with all in favor, the Board of Supervisors appointed Ms. Eva Walker as Chairman, Mr. Mike Coury as Vice Chairman, Mr. Dan Crumpler, Mr. William Diamond, Mr. Jerry Whited, and Ms. Mary Gray as Assistant Secretaries, for the Palma Sola Trace Community Development District.

SEVENTH ORDER OF BUSINESS

**Consideration of the Minutes of the
Board of Supervisors' Regular Meeting
held on October 27, 2022**

Mr. Whited presented the Minutes of the Board of Supervisors' Regular Meeting held on October 27, 2022. He asked if there were any changes needed. There was a revision to line 130. Mr. Coury's name was spelled incorrectly.

On a motion from Ms. Walker, seconded by Mr. Coury, the Board of approved the minutes of the Board of Supervisors' Regular Meeting held on October 27, 2022, as amended, for the Palma Sola Trace Community Development District.

EIGHTH ORDER OF BUSINESS

**Consideration of Operations
& Maintenance Expenditures
for September & October 2022**

On a motion from Mr. Crumpler, seconded by Ms. Walker, the Board of approved the Operations and Maintenance Expenditures for September 2022 (\$48,485.28) and October 2022 (\$76,984.37), for the Palma Sola Trace Community Development District.

NINTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Ms. Gentry advised she did not have a report.

B. District Engineer

An update was given regarding the perimeter wall and the pedestrian bridge. Ms. Walker suggested the residents be informed when the bridge would be closed for maintenance, by sending an email blast. Also, fencing was discussed, and the Board decided to go with temporary fencing until they can receive three bids.

C. District Manager

Mr. Whited indicated that the next regular meeting is scheduled for Thursday, February 23, 2023, at 6:00 p.m.

1. Review of Monthly Financials

Mr. Whited presented the Financial Statement to the Board for review.

TENTH ORDER OF BUSINESS

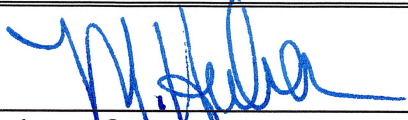
Supervisor Requests

Ms. Walker mentioned that the website needs to be updated.

ELEVENTH ORDER OF BUSINESS

Adjournment

On a motion by Mr. Crumpler, seconded by Mr. Coury, with all in favor, the Board adjourned the meeting at 2:53 p.m. for the Palma Sola Trace Community Development District.


Assistant Secretary


Chair / Vice Chair

Exhibit A

2/23/2023

MATTHEW,

THE HOA MASTER BOARD
IS CONSIDERING THE PURCHASE
OF ZOOM A/V EQUIPMENT.

IS THIS SOMETHING THAT THIS
CDD WOULD UTILIZE. ?

DAN CRUMPLER

Prepared for CDD Meeting 2/23/23

Thoughts for improving the CDD's performance of upkeep in PST.

Resident Concerns

1. Creek aesthetics
2. South Wall
 - a. Status of repairs to turf and irrigation
 - b. Wind mitigation buffer follow-up

Supervisor Oversight Responsibilities

1. Waterways (ponds and creek water health)
2. Perimeter Wall/Fence (especially South Wall on Benderson side)
3. Liaison with Master, Villa, and Condo HOAs
4. Groundskeeping, including pond/creek banks (beautification and trash removal), pedestrian bridge
5. Electrical equipment – gate controls, street lighting
6. Aesthetics of community
7. Other oversight recommendations

Communications

1. Email notifications
 - a. Work plans
 - b. Work progress
2. Sunshine laws keep Supervisors in the dark
3. Like to see invoices with Financial Statements (O&M vs Financial Statements)