

**MINUTES OF MEETING
XENTURY CITY
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Xentury City Community Development District was held Monday, June 9, 2014, at 11:00 A.M. at the Gaylord Palms Resort & Convention Center, 6000 West Osceola Parkway, Kissimmee, Florida.

Present and constituting a quorum were:

Steven R. Ivins	Chairman
Owen M. Beitsch, Ph.D.	Vice Chairman
Todd Persons	Assistant Secretary
Timothy R. Baker	Assistant Secretary (by phone)

Also present were:

Gary L. Moyer	District Manager
Leigh Ann Buzyniski	District Attorney
John Florio	Engineer (by phone)
Dimitri Toumazos	Xentury Development Company

FIRST ORDER OF BUSINESS

Roll Call

Mr. Moyer called the meeting to order and called the roll. All Supervisors were present and a quorum was established.

SECOND ORDER OF BUSINESS

Public Comment

Mr. Moyer explained the legislative changes requires the public be provided with the opportunity to address the Board on any agenda items that may come before it prior to the Board taking official action on those items. This is why there is a public comment period at the beginning of your agenda so anyone that wants to comment on items that will come before the Board can do so. One person from the public was present but did not request to speak.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the August 12, 2013 Meeting

Mr. Moyer stated each Board member received a copy of the minutes of the August 12, 2013 meeting and requested any additions, corrections or deletions.

Approved

On MOTION by Dr. Beitsch seconded by Mr. Baker with all in favor, the minutes of the August 12, 2013 meeting were approved.

FOURTH ORDER OF BUSINESS

Presentation of Fiscal Year 2015 Budget

A. Fiscal Year 2014 Budget

Mr. Moyer explained the enabling legislation for the District, Chapter 190 of the Florida Statutes lays out a procedure for adopting the budget. The first step in the procedure is to approve the budget and set a date for a public hearing. We propose holding the Public Hearing on August 12, 2014 at 11:00 a.m. at this location.

The proposed budget for FY 2015 is basically the same budget we are currently operating under. The only notable change is the liability insurance amount. We have reduced that from what we anticipated last year. This years' budget was \$24,772 and our proposed budget for FY 2015 is \$23,623.

B. Consideration of Resolution 2014-1 Adopting the Budget and Setting the Public Hearing

Mr. Moyer stated since there are no other comments, I would ask the Board to consider Resolution 2014-1 Adopting the Budget for FY 2015 and Setting the Public Hearing.

On MOTION by Dr. Beitsch seconded by Mr. Ivins with all in favor Resolution 2014-1 Adopting the Budget for FY 2015 and Setting the Public Hearing was approved.

FIFTH ORDER OF BUSINESS

Manager's Report

A. Financial Statements & Funding Requests

Mr. Moyer stated the Financial Statement identifies the expenditures incurred through April 30, 2014 and indicates we are under budget by about \$6,000.

B. Check Register

Mr. Moyer stated the check register included in your agenda package shows the checks processed through April 30, 2014. If you had the opportunity to review them, a motion to approve would be in order.

On MOTION by Mr. Persons seconded by Dr. Beitsch with all in favor the check register through April 30, 2014 was approved.

C. Report on Number of Registered Voters (0)

Mr. Moyer stated this is a tracking item included in Chapter 190 that deals with the way Supervisors are elected. There are two thresholds points; the District has to be in existence for 6 years, and we have clearly been in existence for 6 years. The other is to have 250 registered voters, and this is monitored on an annual basis with the Supervisor of Elections. We were provided with a letter from the Supervisor of Elections dated April 15, 2014 confirming there are no registered voters in the District. As such, we will continue with our landowner format as we have in the past. If your next meeting is in August, we will need to talk about when in November the landowners meeting can be scheduled. There will be three positions up for election in this cycle; Mr. Persons, Mr. Baker and the vacant seat.

SIXTH ORDER OF BUSINESS

Attorney's Report

Ms. Buzynski stated there is nothing to report at this time; the next item followed.

SEVENTH ORDER OF BUSINESS

Engineer's Report

Mr. Florio reported on the potential for taking the wetland out of what is now Parcel B, formerly identified as Parcel K. The site is approximately 90 acres of which 26 acres is in a conservation easement and 30 acres is actually wetland. The goal is to effectively reclaim that property for development which poses several challenges.

The location, proximity and size of that wetland system was memorialized first in the development order with the D.O., then with Osceola County, the Corps of Engineers, the Water Management District and RCID. From a regulatory standpoint, all of those parties will have to agree to let us mitigate the impact to this wetland elsewhere. The consulting team is talking about an offsite mitigation possibility.

From an engineering perspective we have to evaluate the Stormwater impact of taking out the wetland. When the site was permitted, storage in the wetland was calculated to make the impact to the offsite properties as minimal as possible. The various potential ways of Stormwater management were discussed. To complete this process with all the regulatory agencies involved, it may take an estimated 9-12 months. The County is currently doing regional work on some mitigation sites and it may help the process. The County is looking to identify some larger holdings for potential mitigation parcels.

June 9, 2014

Xentury City CDD

EIGHTH ORDER OF BUSINESS

Supervisor Requests

There being none, the next item followed.

NINTH ORDER OF BUSINESS

Audience Comments

There not being any, the next item followed.


TENTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Mr. Ivins seconded by Mr. Persons with all in favor, the meeting was adjourned.


Gary L. Moyer
Secretary


Steven R. Ivins
Chairman