

**MINUTES OF MEETING
VILLAGE CENTER COMMUNITY
DEVELOPMENT DISTRICT**

The Meeting of the Board of Supervisors of the Village Center Community Development District was held on Wednesday, January 8, 2014 at 2:00 p.m. at the Savannah Regional Recreation Center, 1545 Buena Vista Boulevard, The Villages Florida, 32162.

Board members present and constituting a quorum:

Steve Drake	Chairman
Tom Brooks	Vice Chairman
Art Rowe	Supervisor
Gary Moyer	Supervisor
Steve Kurtz	Supervisor

Staff Present:

Diane Tucker	Administrative Operations Manager
Lewis Stone	District Counsel
Sam Wartinbee	District Property Management Director
David Miles	Finance Director
Barbara Kays	Budget Director
Deb Franklin	Human Resources Director
Jennifer McQueary	District Clerk
Brittany Wilson	Assistant to District Manager
Candice Lovett	Staff Assistant

FIRST ORDER OF BUSINESS: Call to Order

A. Roll Call

Chairman Drake called the meeting to order at 2:00 p.m. and stated for the record that all Supervisors were present representing a quorum.

B. Pledge of Allegiance

The Chairman led the Pledge of Allegiance.

C. First Time Meeting Attendees

The Board welcomed all those residents in attendance at a Village Center Community Development District (VCCDD) Board Meeting for the first time.

D. Audience Comments

There were no audience comments.

SECOND ORDER OF BUSINESS: Approval of the Minutes from the Board Meeting held December 11, 2013

On MOTION by Art Rowe, seconded by Tom Brooks, with all in favor, the Board approved the Minutes from the Board Meeting held on December 11, 2013.

THIRD ORDER OF BUSINESS: Presentation of Employee Service Awards

Deborah Franklin, Human Resources Director, stated District Management realizes the importance of recognizing employees for their service and dedication to the District for ten (10) years or more. The VCCDD Board of Supervisors and Staff recognized Mary Zickus and Laverne Walker with the Finance Department and Charles Monton and Joan Bulmer with the Recreation Department with a service award for 10 years with the District.

CONSENT AGENDA:

Chairman Drake advised the Board a Motion to approve the Consent Agenda is a motion to approve all recommended actions. All matters on the Consent Agenda are considered routine and no discussion is required unless desired by a Board Supervisor or a Member of the Public.

On MOTION by Steve Kurtz, seconded by Art Rowe, with all in favor, the Board approved the following items on the Consent Agenda:

FOURTH ORDER OF BUSINESS: Adoption of Resolution 14-05 adding the name of the Deputy Finance Director, Sarah C. Koser, to the Village Center Community Development District accounts to include: Stephen J. Drake, W. Thomas Brooks, Janet Y. Tutt, Diane B. Tucker, John B. Rohan, David R. Miles and Sarah C. Koser.

FIFTH ORDER OF BUSINESS: Award of BID #14B-031 to Morris & Associates, Inc. for Little Sumter Service Area (LSSA) Lift Station No. 16 Force Main

Replacement in the amount of \$48,986.50 and authorized the Chairman/Vice Chairman to execute the Construction Agreement.

SIXTH ORDER OF BUSINESS: Adoption of Resolution 14-07 to amend the Fiscal Year 2013-14 Village Center Community Development District Budgets to carryforward the Fiscal Year 2012/13 unspent budgeted funds.

SEVENTH ORDER OF BUSINESS: Authorized the publication of the District's intent to amend and restate Chapter IX of its Rule to Bring About Deed Compliance and authorize the advertisement of Public Hearing to adopt the amended and restated Chapter IX of its Rule to Bring About Deed Compliance.

EIGHTH ORDER OF BUSINESS: Authorized the publication of the District's intent to amend and restate Chapter X of its Rule to Bring About Deed Compliance and authorized the advertisement of Public Hearing to adopt the amended and restated Chapter X of its Rule to Bring About Deed Compliance.

NINTH ORDER OF BUSINESS: Approved the revised Architectural Review Manual effective February 1, 2014.

TENTH ORDER OF BUSINESS: Adoption of Resolution 14-06 amending and restating the External Deed Restriction Standards within the boundaries of the Lady Lake/Lake County portion of The Villages and adopting the color palettes as presented effective February 1, 2014.

ELEVENTH ORDER OF BUSINESS: Award of RFP #14P-028 to Signature Enterprises, Inc for Chula Vista Recreation Center and Silver Lake Recreation Center Renovations for a total amount of \$741,941.00 and authorized the Chairman/Vice Chairman to execute the Construction Agreements.

TWELFTH ORDER OF BUSINESS: Approval of KP Studio Architect proposal for the demolition of the existing Tierra Del Sol Recreation Center facility and the construction of a new facility and authorized the Chairman/Vice Chairman to execute the document.

THIRTEENTH ORDER OF BUSINESS: Budget Calendar for Fiscal Year 2014/2014

Barbara Kays, Budget Director, advised Staff is requesting the Board approve the Budget Calendar for the Fiscal Year 2014-15 Budget Process. The approval of the Proposed Budgets will occur at the Board's June 11, 2014 meeting and a Public Hearing will be held to adopt the final budgets at the September 10, 2014 meeting.

On MOTION by Gary Moyer, seconded by Tom Brooks, with all in favor, the Board approved the Budget Calendar for Fiscal Year 2014/2015 to approve the Proposed Budgets at the Board meeting held on June 11, 2014 and to hold a Public Hearing on September 10, 2014 to adopt the Final Budgets.

FOURTEENTH ORDER OF BUSINESS: Budget to Actual Statements as of December 31, 2013

This item was provided as information to the Board. No discussion occurred.

FIFTEENTH ORDER OF BUSINESS: SECO Rebate

This item was provided as information to the Board. No discussion occurred.

**SIXTEENTH ORDER OF BUSINESS: The Villages Public Safety Department (VPSD)
Performance Measurements**

This item was provided as information to the Board. No discussion occurred.

**SEVENTEENTH ORDER OF BUSINESS: CH2MHill Operation and Maintenance Report
for Utilities**

This item was provided as information to the Board. No discussion occurred.

EIGHTEENTH ORDER OF BUSINESS: Staff Reports

A. Amenity Authority Committee Update

The After Agenda from the January 8, 2014 Amenity Authority Committee (AAC) meeting was provided to the Board as information.

NINETEENTH ORDER OF BUSINESS: District Counsel Reports

There were no District Counsel Reports.

TWENTIETH ORDER OF BUSINESS: Supervisor Comments

There were no Supervisor Comments.

TWENTY-FIRST ORDER OF BUSINESS: Adjourn

The meeting was adjourned at 2:10 p.m.

On MOTION by Tom Brooks, seconded by Art Rowe, with all in favor, the meeting was adjourned.

Janet Y. Tutt
Secretary

Steve Drake
Chairman