

MINUTES OF MEETING
AMELIA WALK COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Amelia Walk Community Development District was held Tuesday, November 18, 2014 at 2:40 p.m. at the Amelia Walk Amenity Center, 85287 Majestic Walk Circle, Fernandina Beach, FL 32034.

Present and constituting a quorum were:

Chris Kuhn	Chairperson (by phone)
Greg Matovina	Vice Chairman
Vicki Bratvold	Supervisor
Chris O'Bannon	Supervisor

Also present were:

Dave deNagy	District Manager
Jason Walters	District Counsel (by phone)
Cheryl Graham	Leland Management
Danielle Simpson	Riverside Management Services
Mark Parker	Riverside Management Services

FIRST ORDER OF BUSINESS

Roll Call

Mr. deNagy called the meeting to order at 2:40 p.m.

SECOND ORDER OF BUSINESS

Audience Comments

There were no audience members present.

FIFTH ORDER OF BUSINESS

Organizational Matters

A. Oath of Office for Newly Elected Supervisor

Mr. deNagy stated everyone has been administered the oath between the Landowner's Election and the Regular Meeting.

B. General Information for New Supervisor

Mr. deNagy stated I have one question for the three new supervisors. As you know, as a supervisor you are allowed \$200 a meeting up to \$4,800 a year. Starting with Mr. Kuhn, I will ask if you accept or waive compensation as a supervisor.

Mr. Kuhn responded I accept.

Ms. Bratvold responded I accept.

Mr. Matovina responded I accept.

C. Consideration of Resolution 2015-02, Canvassing and Certifying the Results of the Landowner's Election

Mr. deNagy stated we had Chris Kuhn with 350 votes, Vicki Bratvold with 350 votes, and Greg Matovina with 250 votes. Chris and Vicki will serve four-year terms, and Greg will serve a two-year term.

On MOTION by Mr. Kuhn seconded by Mr. O'Bannon with all in favor Resolution 2015-02 canvassing and certifying the results of the landowner's election was approved.

D. Consideration of Resolution 2015-03, Election of Officers

Mr. deNagy stated on the previous slate of officers, we had Chris Kuhn as Chair, Greg Matovina as Vice-Chair, Vicki Bratvold, Grady Miars, and Chris O'Bannon as Assistant Secretary. We also have Jim Perry from GMS as Secretary and Treasurer and myself as Assistant Treasurer and Assistant Secretary.

On MOTION by Mr. Kuhn seconded by Mr. O'Bannon with all in favor Resolution 2015-03 maintaining the slate of officers as stated was approved.

FOURTH ORDER OF BUSINESS

Approval of the Minutes of the October 21, 2014 Meeting

On MOTION by Ms. Bratvold seconded by Mr. O'Bannon with all in favor the Minutes of the October 21, 2014 meeting were approved.

FIFTH ORDER OF BUSINESS

Other Business

There being none, the next item followed

SIXTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Walters stated I don't have anything for the board.

B. Engineer

Mr. deNagy stated I do not have anything from Dan.

C. Manager

Mr. deNagy stated I have handed out a landscape proposal, and it is actually a continuation of the agreement with ValleyCrest. The fee is the same as last year – \$74,124. That is what we have budgeted. I need a motion to accept the proposal from ValleyCrest to continue landscape services for the FY15.

Mr. Kuhn asked if it was an annual contract?

Mr. deNagy responded yes it is. It is the same amount as last year, but we do have some contingency dollars for landscape outside of the \$74,000.

On MOTION by Mr. Kuhn seconded by Mr. O'Bannon with all in favor the ValleyCrest proposal for FY15 was approved.

D. Community Manager

Ms. Simpson stated the report was passed out. We have relocated one working fan, and the three new ones were installed and are working. We replaced ballasts and lights bulb on the pool deck light pole. We also replaced pool deck landscape lights and replaced ballasts and bulb on tower lights. Our electrician had a medical emergency but is now back and is scheduled for the remainder of repairs with the bulbs at the District entrance. We have removed the louvers from the women's restroom, and we have installed the window tint. The women's restroom doorframe has been repaired. A check has been issued for the replacement of a refrigerator. There is a Christmas event on December 7th from 12:00 to 2:00. There will be Santa Claus, light beverages, and snacks. The last thing is Chris was going to get some numbers regarding repairs, prepping, and painting of two District entry signs as well as the other seven signs in the community. We have a not-to-exceed \$1,025 to repair those with the prepping. There have been repairs around the letters, we didn't do the entire signs last time. The water was dripping off the letters, so it was just minor repairs to remove the white marks around it. This would be a complete repair of all signs.

On MOTION by Mr. Matovina seconded by Ms. Bratvold with all in favor to authorize repair of two District entry signs and seven community signs not to exceed \$1,025 was approved.

Ms. Graham stated Lake Doctors continues to service the ponds for invasive grasses. They are minimizing the encroachment of the pennywort we had. ValleyCrest has installed an additional five pallets of sod. They are now in winter mode of landscaping. They are trimming the shrubs and focusing on other landscaping needs. They will be bringing in a bucket to get higher up in the trees around the signs and streetlights. The trees will not be butchered. There will be illumination without destroying the look of the trees. Access cards continue to be handled by Riverside at the clubhouse. The community website is alive and doing well. I will post about the Christmas event. I have found some companies that will give me prices for tabletops for the pool area. I will provide that information once I have it. For the controller we need for the ADA lift, there is a 3-year warranty by the records I have in 2013 where we had gotten a new controller. They are sending me a test list that we have to go through to confirm that it is the controller and not just the wiring structure. I will send that. I wanted to ask if there is any consideration of putting any Christmas decorations at the entrance of the community?

Ms. Simpson responded we do have them. There is garland that goes out in the front, there are two or four big wreaths for the entry signs. We continue to upgrade and add more lights to the District entry.

Mr. Kuhn stated there is a list of homeowner concerns. Prior to the next meeting, could Cheryl review that list with Dave and see if there are any other scopes of work we need to engage to address those items.

Mr. deNagy asked that he be furnished a copy of the list.

Mr. deNagy stated Evergreen Lifestyle Management will start on December 1st. Riverside and LeLand Management will be working with Evergreen from December 1 through the 18th to transition everything over.

SEVENTH ORDER OF BUSINESS

Supervisor's Requests and Audience Comments

Ms. Bratvold stated I met with Joe Lee this morning, and he is going to have a professional trucking company take the construction trailer out. I gave him a letter on letterhead stating that he could take it out if he would provide us with insurance. He said he would do that. I think it will go in the next week or two.

There were no audience members present.

EIGHTH ORDER OF BUSINESS

Financial Reports

- A. Balance Sheet & Income Statement**
- B. Approval of Check Register**
- C. Special Assessment Receipts Schedule**

Mr. deNagy stated a copy of your financial statements are included in your agenda package as of October 31, 2014. The total of the check register is \$20,156.20.

On MOTION by Mr. Kuhn seconded by O'Bannon with all in favor the check register as of November 18, 2014, was approved.

NINTH ORDER OF BUSINESS

Next Scheduled Meeting for December 16, 2014 at 2:30 p.m. at the Amelia Walk Amenity Center, 85287 Majestic Walk Circle, Fernandina Beach

Mr. deNagy stated the next scheduled meeting is December 16, 2014, 2:30 p.m. at this location.

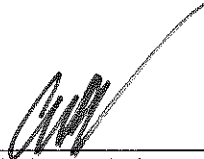
TENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Matovina seconded by Ms. Bratvold with all in favor the Meeting was Adjourned.



Secretary/Assistant Secretary



Chairman/Vice Chairman