

**MINUTES OF MEETING  
PARKLANDS WEST  
COMMUNITY DEVELOPMENT DISTRICT**

A Regular Meeting of the Parklands West Community Development District's Board of Supervisors was held on **Thursday, January 12, 2017 at 1:00 p.m.**, at **The Renaissance Center, 28121 Palmira Blvd., Bonita Springs, Florida 34135.**

**Present and constituting a quorum were:**

Francis Percuoco	Chair
Robert Wyant	Vice Chair
Michael Marion	Assistant Secretary
Happy Grohowski	Assistant Secretary

**Also present were:**

Chuck Adams	District Manager
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**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Mr. Adams called the meeting to order at 1:00 p.m., and noted, for the record, that Supervisors and Supervisors-Elect were present, in person. Supervisors Buchanan and Baum were not present.

**SECOND ORDER OF BUSINESS**

**Public Comments**

There being no public comments, the next item followed.

**THIRD ORDER OF BUSINESS**

**Administration of Oath of Office to Newly Appointed Supervisor, Mrs. Happy Grohowski [SEAT 1] and Newly Elected Supervisors, Incumbents Robert J. Wyant, [SEAT 3] and Gerald R. Baum [SEAT 5] (*the following to be provided in a separate package*)**

Mr. Adams, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. Wyant and Mrs. Grohowski.

Mr. Adams stated that, at present, there was a sitting quorum with Mr. Percuoco, Mr. Wyant and Ms. Grohowski.

- A. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees**
- B. Membership, Obligations and Responsibilities**
- C. Financial Disclosure Forms**
  - i. Form 1: Statement of Financial Interests**
  - ii. Form 1X: Amendment to Form 1, Statement of Financial Interests**
  - iii. Form 1F: Final Statement of Financial Interests**
- D. Form 8B, Memorandum of Voting Conflict**

These items were presented following the Sixth Order of Business.

**FOURTH ORDER OF BUSINESS**

**Consideration of Resolution 2017-1,  
Electing Officers**

This item was presented during the Sixth Order of Business.

**FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2017-2,  
Declaring a Vacancy in Seat 4 of the  
Board of Supervisors Pursuant to Section  
190.006(3)(B), Florida Statutes; and  
Providing an Effective Date**

Mr. Adams presented Resolution 2017-2 for the Board's consideration. Due to the untimely passing of Supervisor Buchanan, Seat 4 would be declared vacant.

**On MOTION by Mr. Percuoco and seconded by Mr. Wyant, with all in favor, Resolution 2017-2, Declaring a Vacancy in Seat 4 of the Board of Supervisors Pursuant to Section 190.006(3)(B), Florida Statutes; and Providing an Effective Date, was adopted.**

**SIXTH ORDER OF BUSINESS**

**Consideration of Resolution 2017-3,  
Appointing Qualified Elector, Mr.  
Michael Marion, to Fill Unexpired Term  
of Seat 4; *Term Expires November, 2020***

Mr. Adams presented Resolution 2017-3 for the Board’s consideration.

**On MOTION by Mr. Percuoco and seconded by Mr. Wyant, with all in favor, Resolution 2017-3, Appointing Qualified Elector, Mr. Michael Marion, to Fill Unexpired Term of Seat 4; Term Expires November, 2020, was adopted.**

**A. Administration of Oath of Office to Newly Appointed Supervisor**

Mr. Adams, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. Michael Marion. Mr. Adams provided and briefly explained the following items:

- **Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees**
- **Membership, Obligations and Responsibilities**
- **Financial Disclosure Forms**
  - i. **Form 1: Statement of Financial Interests**
  - ii. **Form 1X: Amendment to Form 1, Statement of Financial Interests**
  - iii. **Form 1F: Final Statement of Financial Interests**
- **Form 8B, Memorandum of Voting Conflict**
- **Consideration of Resolution 2017-1, Electing Officers**

***\*\*\*This item, previously the Fourth Order of Business was presented out of order.\*\*\****

Mr. Adams presented Resolution 2017-1 for the Board’s consideration. Following an appointment or election, the Board must reconsider its slate of officers. The Board chose to maintain the slate of officers as it was prior to the election, with the new members serving as Assistant Secretaries. The slate of officers was as follows:

Chair	Frank Percuoco
Vice Chair	Robert Wayant
Secretary	Chuck Adams
Treasurer	Craig Wrathell
Assistant Secretary	Jerry Baum
Assistant Secretary	Mary Grohowski
Assistant Secretary	Michael Marion
Assistant Secretary	Craig Wrathell

**On MOTION by Mr. Wyant and seconded by Mr. Percuoco, with all in favor, Resolution 2017-1; Electing Officers, as stated, was adopted.**

**SEVENTH ORDER OF BUSINESS**

**Approval of Unaudited Financial Statements as of November 30, 2016**

Mr. Adams presented the Unaudited Financial Statements as of November 30, 2016. Assessment revenue collections were at 21%. In response to a question, Mr. Adams confirmed that the budgeted revenues were \$142,973 against budgeted expenditures of \$144,909. The approximately \$2,000 of fund balance used was the difference between the estimated expenditures and assessment revenue, as the goal was to keep the assessment levels the same, year over year.

Regarding on-roll, off-roll and direct-billed items, Mr. Adams stated that the golf course was direct-billed and residential units were billed on roll. Discussion ensued regarding the bonds, refinancing, The Club and tax certificate sales.

In response to a question regarding the lack of bubbles in the ponds, Mr. Adams stated that the matter was being addressed. Several types of compressors and parts must be ordered from four or five different suppliers, which was time-consuming; the project was ongoing. Discussion ensued regarding the ponds, aerators, algae, compressors and marker buoys.

**EIGHTH ORDER OF BUSINESS**

**Approval of September 8, 2016 Public Hearing and Regular Meeting Minutes**

Mr. Adams presented the September 8, 2016 Public Hearing and Regular Meeting Minutes and asked for any additions, deletions or corrections.

**On MOTION by Mr. Percuoco and seconded by Mr. Wyant, with all in favor, the September 8, 2016 Public Hearing and Regular Meeting Minutes, as presented, were approved.**

**NINTH ORDER OF BUSINESS**

**Staff Reports**

**A. District Counsel**

There being no report, the next item followed.

**B. District Engineer**

There being no report, the next item followed.

**C. District Manager**

- **NEXT MEETING DATE: May 11, 2017 at 1:15 P.M.**

The next meeting will be held on May 11, 2017 at 1:15 p.m., at this location. For quorum purposes, Mr. Adams asked the Board Members to alert him, with regard to attendance. Mrs. Grohowski would not be in attendance.

**TENTH ORDER OF BUSINESS**

**Audience  
Requests**

**Comments/Supervisors'**

There being no audience comments or Supervisors' requests, the next item followed.

**ELEVENTH ORDER OF BUSINESS**

**Adjournment**

There being no further business to discuss, the meeting adjourned.

<p><b>On MOTION by Mr. Percuoco and seconded by Mr. Marion, with all in favor, the meeting adjourned at 1:40 p.m.</b></p>
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[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

  
Secretary/Assistant Secretary

  
Chair/Vice Chair