

**THE OAKS AT SHADY CREEK  
COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS  
REGULAR MEETING  
MAY 18, 2018**

**THE OAKS AT SHADY CREEK  
COMMUNITY DEVELOPMENT DISTRICT AGENDA**

**MAY 18, 2018 at 10:00 a.m.**

The Offices of Lennar Homes

Located at 4600 W. Cypress Street Suite 200, Tampa, FL 33607

<b>District Board of Supervisors</b>	Vice Chairman Supervisor Supervisor Supervisor Supervisor	Laura Coffey Paulo Beckert Christopher Smith Dale Human Vacant
<b>District Manager</b>	Meritus	Nicole Chamberlain
<b>District Attorney</b>	Straley & Robin	John Vericker
<b>District Engineer</b>	Landmark Engineering (Interim)	Todd Amaden

*All cellular phones and pagers must be turned off while in the meeting room*  
**The District Agenda is comprised of four different sections:**

The meeting will begin at **10:00 a.m.** Following the **Call to Order**, the public has the opportunity to comment on posted agenda items during the third section called **Public Comment on Agenda Items**. Each individual is limited to **three (3) minutes** for such comment. The Board is not required to take action at this time, but will consider the comments presented as the agenda progresses. Following public comment, the meeting will proceed with the fifth section called **Business Administration**. The Business Administration section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The sixth section is called **Business Items**. This section contains items for approval by the District Board of Supervisors that may require discussion, motions, and votes on an item-by-item basis. The seventh section is called **Staff Reports**. This section will allow Vendors and Staff to update Board on work and to present proposals. In the event of a Public Hearing, each member of the public will be permitted to provide one comment on the issue, prior to the Board of Supervisors' discussion, motion, and vote.

The eighth section is called **Supervisor Requests and Audience Comments**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet the District's needs. The Audience Comments portion of the agenda is where individuals may comment on matters that concern the District. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 397-5120, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

Any person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

Agendas can be reviewed by contacting the Manager's office at (813) 397-5120 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting.

Board of Supervisors  
**The Oaks at Shady Creek Community Development District**

Dear Board Members:

The Public Hearing & Regular Meeting of The Oaks at Shady Creek Community Development District will be held on **Friday, May 18, 2018 at 10:00 a.m.** at the offices of Lennar Homes, located at 4600 W. Cypress Street Suite 200, Tampa, FL 33607. Following is the Agenda for the Meeting:

**Call In Number: 1-866-906-9330**

**Access Code: 4863181**

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT ON AGENDA ITEMS**
- 3. BUSINESS ITEMS**
  - A. Acceptance of Board Resignation – Brady Lefere..... Tab 01
  - B. Appointment of Board Seat, Seat 1
  - C. Consideration of Resolution 2018-01; Re-Designating Officers..... Tab 02
  - D. Consideration of Resolution 2018-02; Approving Fiscal Year 2019 Proposed Budget & Setting Public Hearing..... Tab 03
  - E. Annual Disclosure of Qualified Electors..... Tab 04
  - F. Consideration of Resolution 2018-03; Requesting the Supervisor of Elections to Conduct General Election..... Tab 05
  - G. Consideration of Resolution 2018-04; Announcing Landowner’s Election..... Tab 06
    - i. Sample Ballot & Proxy
  - H. Discussion on New Billing Rates – Landmark Engineering..... Tab 07
  - I. General Matters of the District
- 4. CONSENT AGENDA**
  - A. Consideration of Minutes from the Board of Supervisors Meeting August 30, 2017 ..... Tab 08
  - B. Consideration of Operations and Maintenance Expenditures August 2017-September 2017... Tab 09
  - C. Consideration of Operations and Maintenance Expenditures October 2017 – April 2018..... Tab 10
  - D. Review of Financial Statements Month Ending March 31, 2018 ..... Tab 11
- 5. STAFF REPORTS**
  - A. District Counsel
  - B. District Engineer
  - C. District Manager
    - i. Aquatics Report..... Tab 12
- 6. SUPERVISOR REQUESTS AND AUDIENCE COMMENTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 397-5120.

Brian Lamb  
District Manager