

MINUTES OF MEETING

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

GRAMERCY FARMS COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of Gramercy Farms Community Development District was held on **Thursday, April 23, 2015, at 11:00 a.m.**, at the **Anthem Park Clubhouse, 2090 Continental Street, St. Cloud, Florida 34769.**

Present and constituting a quorum:

Glenn Marvin	Board Supervisor, Chairman
Bob Bishop	Board Supervisor, Vice Chairman (phone)
John Blakley	Board Supervisor, Assistant Secretary (phone)
David Jae	Board Supervisor, Assistant Secretary
Adam Lerner	Board Supervisor, Assistant Secretary

Also present were:

Anthony Jeancola	District Manager, Rizzetta & Company, Inc.
David Porter	Field Services, Rizzetta & Company, Inc.
Wes Haber	District Counsel, Hopping Green & Sams, P.A. (phone)
Tonja Stewart	District Engineer, Stantec / WilsonMiller, Inc (phone)
Audience Members	Not Present

FIRST ORDER OF BUSINESS

Call to Order

Mr. Jeancola called the meeting to order and read the roll call.

SECOND ORDER OF BUSINESS

Audience Member Comments Regarding Agenda

There were no audience member's present for comment.

THIRD ORDER OF BUSINESS

Staff Reports

A. District Counsel

Mr. Haber stated that KB Homes had completed certain landscape and irrigation improvements which they are looking to convey to the CDD. Mr. Haber stated that his firm has prepared a Bill of Sale regarding the improvements and an assignment of warranties for both KB Homes and the contractor to execute. Mr. Haber also stated that his firm will obtain an Engineers certification to certify that the improvements were constructed according to the plans, specs and state laws.

On a motion by Mr. Marvin, seconded by Mr. Jae, with all in favor, the Board accepted the improvements by KB Homes, the Assignment of Warranty and the Engineers Certification for Gramercy Farms Community Development District.

B. District Engineer
No report.

C. District Manager
Mr. Jeancola stated that the proposed budget would be presented May 28, 2015. He then discussed the action item list. Mr. Jeancola then distributed a proposal from Concepts in Greenery for mulch for Phase I.

On a motion by Mr. Marvin, seconded by Mr. Bishop, with all in favor, the Board accepted the proposal from Concepts in Greenery (dated April 14, 2015) for a total of \$1,880 for mulch in Phase I for Gramercy Farms Community Development District.

D. Field Operations Manager
Mr. Porter discussed the field report. He stated that the abandoned tires had been collected for disposal. He stated that the height of the mower deck had been adjusted. Mr. Porter stated that he was awaiting proposals for bush hogging. Mr. Porter also noted that he would be meeting with Mr. Bishop regarding KB Homes handling the dead junipers in the median and the oak trees that have fallen over that require planting and staking. Mr. Porter also gave an update regarding the city sign.

FOURTH ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors' Regular meeting held March 26, 2015

Mr. Jeancola stated that the minutes were reviewed by District Counsel.

On a motion by Mr. Marvin, seconded by Mr. Jae, with all in favor, the Board approved the Minutes of the Board of Supervisors' Regular Meeting held on March 26, 2015 for Gramercy Farms Community Development District.

FIFTH ORDER OF BUSINESS

Consideration of Operation & Maintenance March 2015

Mr. Jeancola reviewed the expenditures with the Board of Supervisors. He stated that March included payment of the \$5,000 dissemination agent fee.

On a motion by Mr. Jae, seconded by Mr. Lerner, with all in favor, the Board approved the Operation and Maintenance Expenditures for March 2015 (\$18,909.06) for Gramercy Farms Community Development District.

SIXTH ORDER OF BUSINESS**Ratification of Requisitions #284-292,
Special Assessment Refunding Bonds,
Series 2011**

The Board of Supervisors reviewed the requisitions.

Requisition	Payee	Amount
284	Aerial Innovations of Florida, Inc.	\$81.00
285	Hanson, Walter & Associates, Inc.	\$2,187.50
286	Maxcy Development Group	\$2,626.00
287	Seminole Masonry	\$71,867.25
288	Aerial Innovations of Florida, Inc.	\$81.00
289	Hopping Green & Sams	\$725.50
290	Seminole Masonry, LLC	\$42,778.13
291	Seminole Masonry, LLC	\$19,012.50
292	Stantec Consulting Services, Inc.	\$5,400.00

On a motion by Mr. Jae, seconded by Mr. Bishop, with all in favor, the Board ratified Requisitions #284-292, Special Assessment Refunding Bonds, Series 2011 for Gramercy Farms Community Development District.

SEVENTH ORDER OF BUSINESS**Authorize Chairman to Review and Accept
the Audit Report for Fiscal Year Ending
September 30, 2014**

Mr. Jeancola stated that the state required file by date for the audit report is June 30, 2015.

On a motion by Mr. Jae, seconded by Mr. Bishop, with all in favor, the Board authorized the Chairman to review and accept the audit report for fiscal year ending September 30, 2014 for Gramercy Farms Community Development District.

EIGHTH ORDER OF BUSINESS**Presentation of Public Facilities Report**

The Board of Supervisors reviewed the Public Facilities report. Brief discussion ensued. Mr. Marvin stated that a revision was required pertaining to the CDD owned playground and parking lot which was inadvertently listed as being dedicated to the City when it is CDD owned. Ms. Stewart stated that she would make the revision.

On a motion by Mr. Jae, seconded by Mr. Lerner, with all in favor, the Board accepted the Public Facilities Report as prepared by Stantec / WilsonMiller Engineering, with the revision made pertaining to the CDD owned playground and parking lot for Gramercy Farms Community Development District.

NINTH ORDER OF BUSINESS

**Ratification of LLS Tax Solutions
Arbitrage Rebate Services Engagement
Letter**

The Board of Supervisors reviewed the arbitrage rebate services engagement letter. It was noted that LLS Tax Solutions would assist in calculation of the bond yield (unless previously computer and provided to them), assist in determination of the amount, if any, of required rebate to the federal government, issuance of a report presenting the cumulative results since the issue date of the issue of bonds and preparation of necessary reports and Internal Revenue Service ("IRS") forms to accompany any required payment to the federal government.

On a motion by Mr. Marvin, seconded by Mr. Jae, with all in favor, the Board accepted the engagement letter from LLS Tax Solutions for Arbitrage Rebate Services at an annual fee of \$650 for the Bond year ended February 28, 2015 for Gramercy Farms Community Development District.

TENTH ORDER OF BUSINESS

**Supervisor Requests and Audience
Comments**

There were no audience comments.

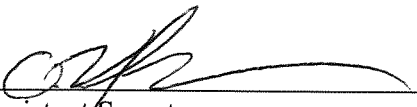
Mr. Marvin stated that he would like to meetings to occur every other month during the summer.

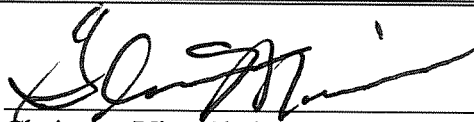
Mr. Jeancola stated that the next meeting of the Board of Supervisors has been scheduled to be held on Thursday, May 28, 2015 at 11:00 a.m. at the Anthem Park Clubhouse, 2090 Continental Street, St. Cloud, Florida 34769.

ELEVENTH ORDER OF BUSINESS

Adjournment

On Motion by Mr. Marvin, seconded by Mr. Lerner, with all in favor, the Board adjourned the Board of Supervisors' Meeting at 11:27 p.m. for Gramercy Farms Community Development District.


Assistant Secretary


Chairman/Vice Chairman