

**MINUTES OF MEETING
TOSCANA ISLES
COMMUNITY DEVELOPMENT DISTRICT**

A Public Hearing and Regular Meeting of the Board of Supervisors of the Toscana Isles Community Development District were held on Wednesday, July 18, 2018, at 10:00 a.m., at the offices of Vanguard Land, LLC, located at 6561 Palmer Park Circle, Suite B, Sarasota, Florida 34238.

Present at the meeting were:

Samantha Hays	Chair
Brian Watson	Vice Chair
Daniel Peshkin	Assistant Secretary

Also present were:

Cindy Cerbone	District Manager
Vivek Babbar (<i>via telephone</i>)	District Counsel

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Ms. Cerbone called the meeting to order at 10:03 a.m. Supervisors Samantha Hays, Daniel Peshkin and Brian Watson were present, in person. Supervisors John Peshkin and Alexander Hays were not present.

SECOND ORDER OF BUSINESS

Public Comments

There being no public comments, the next item followed.

THIRD ORDER OF BUSINESS

**Public Hearing to Hear Comments and
Objections on Adoption of Fiscal Year
2018/2019 Budget**

A. Affidavit/Proof of Publication

Ms. Cerbone presented the affidavit of publication for today's Public Hearing.

B. Consideration of Resolution 2018-03, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2018, and Ending September 30, 2019; Authorizing Budget Amendments; and Providing an Effective Date

Ms. Cerbone presented Resolution 2018-03. She reviewed the Fiscal Year 2019 budget, which included any changes discussed at the last meeting. The on-roll and off-roll units would be finalized prior to submitting the assessment roll to the Tax Collector.

*****Ms. Cerbone opened the Public Hearing.*****

No members of the public spoke.

*****Ms. Cerbone closed the Public Hearing.*****

On MOTION by Mr. Watson and seconded by Mr. Peshkin, with all in favor, Resolution 2018-03, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2018, and Ending September 30, 2019; Authorizing Budget Amendments; and Providing an Effective Date, was adopted.

FOURTH ORDER OF BUSINESS

Consideration of Resolution 2018-04, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2018/2019; Providing for the Collection and Enforcement of Special Assessments; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date

Ms. Cerbone presented Resolution 2018-04.

On MOTION by Mr. Watson and seconded by Mrs. Hays, with all in favor, Resolution 2018-04, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2018/2019; Providing for the Collection and Enforcement of Special Assessments; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date, was adopted.

FIFTH ORDER OF BUSINESS

Presentation of Audited Financial Report for Fiscal Year Ended September 30, 2017, Prepared by McDirmit Davis & Company, LLC

Ms. Cerbone presented the Audited Financial Report for Fiscal Year Ended September 30, 2017 and described the information that could be found on each page. This audit was consistent with past audits. This was an unqualified opinion and there were no prior or current year findings or instances of noncompliance; it was a clean audit.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2018-05, Accepting the Audited Financial Report for the Fiscal Year Ended September 30, 2017

Ms. Cerbone presented Resolution 2018-05.

On MOTION by Mr. Watson and seconded by Mrs. Hays, with all in favor, Resolution 2018-05, Accepting the Audited Financial Report for the Fiscal Year Ended September 30, 2017, was adopted.

SEVENTH ORDER OF BUSINESS

Consideration of Resolution 2018-06, Adopting the Annual Meeting Schedule for Fiscal Year 2018/2019

Ms. Cerbone presented Resolution 2018-06. The following change was made:
October and November 2018: Schedule meetings on every Wednesday at 10:00 a.m.

On MOTION by Mr. Watson and seconded by Mrs. Hays, with all in favor, Resolution 2018-06, Adopting the Annual Meeting Schedule for Fiscal Year 2018/2019, as amended, was adopted.

EIGHTH ORDER OF BUSINESS

Discussion: Next Bond Issuance

Mr. Watson stated that the purchase of a parcel of land not currently in the District would be pursued; therefore, the necessary steps to add that land to the District should be

done. Mr. Babbar stated that the necessary documents and a resolution regarding boundary expansion could be presented. A legal description of the land was needed and the addition could wait until the closing or the current owner could consent to the expansion, contingent upon the closing. Mr. Watson stated that the closing was anticipated for the end of the year but the Engineer’s Report would have some flexibility with respect to that parcel. He believed that the current land owner might be agreeable to the land being in the District, prior to the closing, provided the District does not issue debt against it. Mr. Babbar stated that assessments cannot be placed on the property until it is annexed into the District but assurances could be provided to the landowner. The Resolution that would be presented at the next meeting would be to proceed with filing for the expansion; prior to issuing bonds and assessments, the land should be annexed into the District, which could take three to six months. District Counsel would begin preparing the documents and Resolution for presentation at the next meeting.

NINTH ORDER OF BUSINESS

Approval of Requisition(s)

There were no requisitions to approve.

TENTH ORDER OF BUSINESS

Ratification of Contract/Change Order(s)/Purchase Order(s)

There was nothing to ratify.

ELEVENTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of May 31, 2018

Ms. Cerbone presented the Unaudited Financial Statements as of May 31, 2018.

On MOTION by Mrs. Hays and seconded by Mr. Peshkin, with all in favor, the Unaudited Financial Statements as of May 31, 2018, were approved.

TWELFTH ORDER OF BUSINESS

Approval of May 2, 2018 Regular Meeting Minutes

Ms. Cerbone presented the May 2, 2018 Regular Meeting Minutes and asked for any additions, deletions or corrections.

On MOTION by Mr. Watson and seconded by Mrs. Hays, with all in favor, the May 2, 2018 Regular Meeting Minutes, as presented, were approved.

THIRTEENTH ORDER OF BUSINESS**Staff Reports****A. District Counsel: *Straley & Robin***

There being nothing further to report, the next item followed.

B. District Engineer: *AM Engineering, Inc.*

There being no report, the next item followed.

C. District Manager: *Wrathell, Hunt and Associates, LLC***i. Consideration of ADA Site Compliance Proposal for Website Compliance Shield, Accessibility Policy and One (1) Annual Technological Audit**

Ms. Cerbone stated that approximately over 80 CDDs were sued by the same individual because their websites were not compliant with the Americans with Disabilities Act (ADA) with regard to accessibility to documents by the blind. The complaints were sent to the insurance carrier, who hired the law firm Roper & Roper (R&R) to represent Management's CDDs. R&R requested to hold a Shade Session with each Board regarding what has happened and other details. The Shade Session would be held on August 15, 2018, the same day as a normally scheduled meeting. Mr. Babbar stated that the Shade Session would remain confidential until the litigation is resolved.

Ms. Cerbone stated that ADA website accessibility is not a law, it is only a guideline; however, various law firms have recommended that the CDD websites be brought into compliance. Management contracted with an IT company, ADA Site Compliance (ADASC), which specializes in ADA compliance, to commence the ADA compliance remediation to bring the websites into ADA compliance. Documents would be removed that are not required or for which the time requirement to have them on the website has expired; gradually, the website will be reduced to contain only those documents that are required to be posted. An "ADA Site

Compliance Accessibility Policy” seal was placed on the websites, which states that ADA accessibility issues are being remediated and those with questions or requiring assistance should call or email ADASC, etc. Management entered into an agreement, on behalf of all of Management’s Districts, to bring each CDD’s website into ADA compliance, at an annual rate of \$200 per CDD. Management’s staff is training with the IT company and webmaster to learn the requirements and how to make the websites ADA compliant. Mrs. Hays asked if this would be a one-time fee, as Management Staff would be trained to do this, in future years. Ms. Cerbone stated unless something else arose, Management would not enter into any future agreements with ADASC, without first consulting the Board. Regarding why old documents would be removed from the website, Ms. Cerbone stated that it would be cumbersome to bring all of them into compliance and it was felt that the safest approach was to keep the minimum documents on the website; however, the public could request documents from the CDD. Mrs. Hays asked if the District would receive a letter or confirmation from a governmental agency that the website is ADA-compliant. Ms. Cerbone would find out.

On MOTION by Mr. Watson and seconded by Mrs. Hays, with all in favor, the ADA Site Compliance Agreement for services related to bringing the website into ADA compliance, in the amount of \$200, was ratified.

ii. NEXT MEETING DATE: August 1, 2018 at 10:00 A.M.

The next meeting will be held on August 1, 2018 at 10:00 a.m., at this location. In addition to the regularly scheduled August 15, 2018 meeting, a Shade Session would also be held.

FOURTEENTH ORDER OF BUSINESS

Board Members’ Comments/Requests

There being no Board Members’ comments or requests, the next item followed.

FIFTEENTH ORDER OF BUSINESS

Public Comments

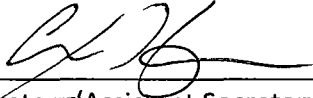
There being no public comments, the next item followed.

SIXTEENTH ORDER OF BUSINESS

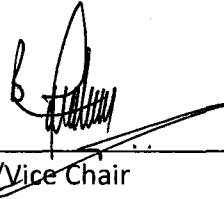
Adjournment

There being nothing further to discuss, the meeting adjourned.

On MOTION by Mrs. Hays and seconded by Mr. Peshkin, with all in favor, the meeting adjourned at 10:35 a.m.



~~Secretary~~/Assistant Secretary



~~Chair~~/Vice Chair