

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

The Board of Supervisors of the Toscana Isles Community Development District held a Public Hearing and Regular Meeting on August 24, 2022, at 10:00 a.m., at the offices of Vanguard Land, LLC, located at 6561 Palmer Park Circle, Suite B, Sarasota, Florida 34238.

Present were:

Alex Hays	Chair
Brian Watson	Vice Chair
Daniel Peshkin	Assistant Secretary

Also present were:

Cindy Cerbone (via telephone)	District Manager
Jamie Sanchez	Wrathell, Hunt and Associates, LLC (WHA)
Andrew Kantarzhi	Wrathell, Hunt and Associates, LLC (WHA)
Vanessa Steinerts	District Counsel
Michael Traczuk	Resident
Robert Raimondo	Resident
Tom Hart	Resident
Scott Blaser	Resident

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Ms. Sanchez called the meeting to order at 10:00 a.m. Supervisors Hays, Peshkin and Watson were present, in person. Supervisor Sweater was not present. One seat was vacant.

SECOND ORDER OF BUSINESS

**Discussion/Consideration: Meeting
Duration [2 hours]**

Ms. Sanchez stated that the meeting was anticipated to last no longer than one hour. The Board agreed that one hour was sufficient.

Ms. Sanchez explained the public comments process, whereby residents will have two opportunities during the meeting to make comments.

THIRD ORDER OF BUSINESS

Public Comments [10 minutes]

There were no public comments.

CONSENT AGENDA ITEMS [2 minutes]

Ms. Sanchez presented the following Consent Agenda Items:

FOURTH ORDER OF BUSINESS

**Ratification of Proposals/Agreements/
Invoices:**

- A. **Martin Sewer Testing, Inc., Estimate #178 for CCTV Agreement - Phases 5 & 6**
- B. **DeJonge Excavating Contractors, Inc., Estimate #022506 for Jet-Vac Clean Live Sewer Lines**
- C. **USSI, LLC, Estimate #1844 to Perform Smoke Testing**
- D. **JSM Property Services, LLC, for Standby Cleaning**

FIFTH ORDER OF BUSINESS

**Acceptance of Unaudited Financial
Statements as of July 31, 2022**

SIXTH ORDER OF BUSINESS

**Approval of May 25, 2022 Regular Meeting
Minutes**

On MOTION by Mr. Watson and seconded by Mr. Peshkin, with all in favor, the Consent Agenda Items in the Fourth, Fifth and Sixth Orders of Business, were approved and/or ratified and/or accepted.

BUSINESS ITEMS

SEVENTH ORDER OF BUSINESS

**Acceptance of Resignation of Jeffrey
Sweater, SEAT 2**

Ms. Sanchez presented the resignation of Mr. Jeffrey Sweater from Seat 2.

On MOTION by Mr. Hays and seconded by Mr. Peshkin, with all in favor, the resignation of Mr. Jeffrey Sweater from Seat 2, was accepted.

EIGHTH ORDER OF BUSINESS

Consider Appointment of Qualified Electors to Fill Unexpired Terms of Seats 2 and 4; Terms Expire November 2024 [4 minutes]

- **Candidates**

- A. **Scott J. Blaser**
- B. **James K. Collins**
- C. **William Contardo**
- D. **Suzanne J. Doyle**
- E. **Michael Traczuk**

Ms. Sanchez stated Seats 1 and 3, currently held by Supervisors Peshkin and Hays, respectively, will be up for election in the November 2022 General Election. Mr. William Contardo qualified and was unopposed for Seat 1. Scott J. Blaser and Suzanne J. Doyal qualified to run for Seat 3.

Discussion ensued regarding whether to fill the unexpired terms of vacant Seats 2 and 4. This item was deferred.

NINTH ORDER OF BUSINESS

Administration of Oath of Office to Newly Appointed Supervisors (*the following to be provided in a separate package*) [4 minutes]

- 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**

This item was deferred.

TENTH ORDER OF BUSINESS

Consideration of Resolution 2022-04, Designating Certain Officers of the District, and Providing for an Effective Date [4 minutes]

This item was deferred.

ELEVENTH ORDER OF BUSINESS

Consideration of Resolution 2022-06, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2022/2023 and Providing for an Effective Date [3 minutes]

Ms. Sanchez presented Resolution 2022-06. She recalled this item was deferred at the May meeting so the incoming Board Members can have input.

Resolution 2022-06 was deferred to the next meeting.

Ms. Sanchez recommended scheduling at least two meetings now, as a safeguard, until the Fiscal Year 2023 Meeting Schedule is adopted.

On MOTION by Mr. Hays and seconded by Mr. Peshkin, with all in favor, scheduling Regular Meetings on November 7, 2022 and December 7, 2022 at 10:00 a.m., was approved.

TWELFTH ORDER OF BUSINESS

Presentation of Audited Financial Report for the Fiscal Year Ended September 30, 2021, Prepared by McDirmit Davis [3 minutes]

Ms. Sanchez presented the Audited Annual Financial Report for the Fiscal Year Ended September 30, 2021. There were no findings, irregularities or instances of noncompliance; it was an unmodified opinion, otherwise known as a clean audit.

THIRTEENTH ORDER OF BUSINESS

Consideration of Resolution 2022-07, Hereby Accepting the Audited Financial Report for the Fiscal Year Ended September 30, 2021 [3 minutes]

Ms. Sanchez presented Resolution 2022-07.

On MOTION by Mr. Watson and seconded by Mr. Hays, with all in favor, Resolution 2022-07, Hereby Accepting the Audited Financial Report for the Fiscal Year Ended September 30, 2021, was adopted.

FOURTEENTH ORDER OF BUSINESS

Public Hearing to Consider the Adoption of the Fiscal Year 2022/2023 Budget [4 minutes]

A. Proof/Affidavit of Publication

The proof of publication was included for informational purposes.

B. Consideration of Resolution 2022-08, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2022, and Ending September 30, 2023; Authorizing Budget Amendments; and Providing an Effective Date

Ms. Sanchez presented Resolution 2022-08. She reviewed the proposed Fiscal Year 2023 budget, which was unchanged since last presented. Assessments will not increase.

On MOTION by Mr. Watson and seconded by Mr. Hays, with all in favor, the Public Hearing was opened.

No members of the public spoke.

On MOTION by Mr. Watson and seconded by Mr. Hays, with all in favor, the Public Hearing was closed.

On MOTION by Mr. Watson and seconded by Mr. Hays, with all in favor, Resolution 2022-08, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2022, and Ending September 30, 2023; Authorizing Budget Amendments; and Providing an Effective Date, was adopted.

FIFTEENTH ORDER OF BUSINESS

Consideration of Resolution 2022-09, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2022/2023; 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 [3 minutes]

Ms. Sanchez presented Resolution 2022-09.

On MOTION by Mr. Watson and seconded by Mr. Peshkin, with all in favor, Resolution 2022-09, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2022/2023; 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.

SIXTEENTH ORDER OF BUSINESS

Continued Discussion: Policy Regarding Parking and Towing [3 minutes]

Ms. Sanchez stated, in the past a resident Board Member was the point person for this subject but, currently, no residents serve on the Board.

This item was tabled to the next meeting.

SEVENTEENTH ORDER OF BUSINESS

Ratification of 20-Year Stormwater Management Needs Analysis Report [3 minutes]

Ms. Sanchez presented the 20-Year Stormwater Management Needs Analysis Report, which the District Engineer submitted to the County by the due date.

On MOTION by Mr. Peshkin and seconded by Mr. Hays, with all in favor, the 20-Year Stormwater Management Needs Analysis Report, was ratified.

EIGHTEENTH ORDER OF BUSINESS

Staff Reports [4 minutes]

A. District Counsel: *Straley Robin Vericker*

There was no report.

B. District Engineer: *AM Engineering, LLC*

There was no report.

C. District Manager: *Wrathell, Hunt and Associates, LLC*

I. 848 Registered Voters in District as of April 15, 2022

II. NEXT MEETING DATE: September 28, 2022 at 10:00 A.M.

o QUORUM CHECK

The next meeting would be held on September 28, 2022, unless canceled.

NINETEENTH ORDER OF BUSINESS

Board Members' Comments/Requests [2 minutes]

There were no Board Members' comments or requests.

TWENTIETH ORDER OF BUSINESS

Public Comments [8 minutes]

No members of the public spoke.

TWENTY-FIRST ORDER OF BUSINESS

Adjournment

There being nothing further to discuss, the meeting adjourned.

On MOTION by Mr. Watkins and seconded by Mr. Peshkin, with all in favor, the meeting adjourned at 10:11 a.m.



Secretary/Assistant Secretary



Chair/Vice Chair