

**MINUTES OF MEETING  
PARK CREEK  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Park Creek Community Development District was held on Thursday, **March 25, 2021** at 6:00 p.m. at the Fairfield Inn & Suites Tampa Riverview, 10743 Big Bend Road, Riverview, Florida.

Present and constituting a quorum were:

Ryan Watkins  
Vino Naidu  
Dustin Cooper  
Doug Draper *by phone*

Chairman  
Vice Chairperson  
Assistant Secretary  
Assistant Secretary

Also Present were:

Jason Greenwood  
Dana Collier  
Clayton Smith  
Amanda Ferguson

District Manager, GMS  
District Counsel, Straley Robin Vericker  
Field Manager, GMS  
GMS

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Greenwood called the meeting to order and called the roll. Three supervisors were present at the meeting constituting a quorum.

**SECOND ORDER OF BUSINESS**

**Supervisors Requests and  
Audience Comments on Specific  
Items on the Agenda**

- **Supervisors Requests**

There were no comments pertaining to the agenda items.

- **Audience Comments**

There were no comments pertaining to the agenda items.

**THIRD ORDER OF BUSINESS**

**Approval of Minutes of February 18, 2021 Meeting**

Mr. Greenwood presented the February 18, 2021 regular meeting minutes and asked for any comments, corrections, or changes. There were no comments or corrections from the Board.

On MOTION by Mr. Watkins, seconded by Mr. Naidu, with all in favor, the Minutes of the February 18, 2021 Board of Supervisors Meetings, were approved

**FOURTH ORDER OF BUSINESS**

**Ratification of GMS Agreement to Provide District Management Services**

Mr. Greenwood stated the contract would change from a one year to a three year contract.

On MOTION by Mr. Naidu, seconded by Mr. Cooper, with all in favor, the GMS Agreement to Provide District Management Services, was ratified.

**FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2021-04 Designating Employees of the New District Management Company as Officers of the District**

Mr. Greenwood stated that Resolution 2021-04 would appoint Amanda Ferguson as Secretary, George Flint as Assistant Secretary, Jason Greenwood as Assistant Secretary and Treasurer, and Sharron Henning as Accountant and Assistant Treasurer.

On MOTION by Mr. Naidu, seconded by Mr. Watkins, with all in favor, Resolution 2021-04 Designating Employees of the New District Management Company as Officers of the District, was approved.

## **SIXTH ORDER OF BUSINESS**

### **Consideration of Resolution 2021-05 Designating Employees of the New District Management Company as Authorized Officers for the District Accounts**

Mr. Greenwood stated that Resolution 2021-05 would authorize GMS employees as officers for the District accounts.

On MOTION by Mr. Naidu, seconded by Mr. Cooper, with all in favor, Resolution 2021-05 Designating Employees of the New District Management Company as Authorized Officers for the District Accounts, was approved.

## **SEVENTH ORDER OF BUSINESS**

### **Discussion of Transfer of Records from DPFG**

Mr. Greenwood discussed the transfer records from DPFG. The records from DPFG are in electronic form and are going to be transferred to a GMS server. Also, hard copies of the DPFG records were provided.

## **EIGHTH ORDER OF BUSINESS**

### **Discussion of Changing Financial Institutions**

Mr. Greenwood stated the financial institution would change to Regions.

On MOTION by Mr. Naidu, seconded by Mr. Cooper, with all in favor, Closing the Current Financial Institution, was approved.

On MOTION by Mr. Naidu, seconded by Mr. Cooper, with all in favor, Opening New Bank Account with Regions, was approved.

On MOTION by Mr. Naidu, seconded by Mr. Cooper, with all in favor, Authorizing the Chairman Signing the GMS Management Agreement, was approved.

## **NINTH ORDER OF BUSINESS**

### **Staff Reports**

#### **A. Attorney**

Mr. Greenwood had nothing to report from the attorney.

#### **B. District Engineer**

Mr. Greenwood had nothing to report from the engineer.

#### **C. District Manager**

Mr. Greenwood reviewed the District Manager's Report. Mr. Smith discussed the maintenance program that GMS provided to the community.

## **TENTH ORDER OF BUSINESS**

### **Financial Reports**

Mr. Greenwood stated he didn't have much information on financial reports and would let the Board know as information became available.

## **ELEVENTH ORDER OF BUSINESS**

### **Supervisors Requests and General Audience Comments**

- **Supervisors Requests**

#### **Vinoo Naidu**

- Would like Mike Lawson and Doug Draper to step down from the Board.
- Emailed Tonja Stewart to ask if the trail was built to code because of trip hazards which could cause legal issues. She has not returned email with any answers.
- Broken tree in yard in Phase 3 on the conservation area.
- Remove the security who is sleeping in the car late at night.
- Need access to security cameras and who is monitoring the cameras.

#### **Ryan Watkins**

- Complete the list that needs to be finished.



**Dustin Cooper**

- Asked Dana what can be done about people trespassing and sleeping in their car. She responded the sheriff would arrive and give a warning. After a warning you are able to trespass them from the property.

- **Audience Comments**

Ms. Long noted Mike Lawson said at previous meeting that Metro and Hamilton would fix the trail at their expense.

**TWELTH ORDER OF BUSINESS**

**Next Scheduled Board Meeting  
is April 8, 2021 at Location TBD**

Mr. Greenwood reported that the next meeting will be held April 16, 2021 at 6:00 p.m., location TBD.

**THIRTEENTH ORDER OF BUSINESS Adjournment**

Mr. Greenwood asked for a motion to close the meeting.

On MOTION by Mr. Watkins, seconded by Mr. Naidu, with all in favor, the meeting was adjourned.

  
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Secretary/Assistant Secretary

  
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Chairman/Vice Chairman