

MINUTES OF MEETING  
SIX MILE CREEK COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Six Mile Creek Community Development District was held on Wednesday, November 19, 2014 at 2:00 p.m. at the offices of GMS, LLC, 475 West Town Place, Suite 114, St. Augustine, Florida 32092.

Present and constituting a quorum were:

Chris Kuhn	Chairman
Grady Miars	Vice Chairman
Rose Bock	Supervisor
Mike Veazey	Supervisor
Chris O'Bannon	Supervisor

Also present were:

Jim Oliver	District Manager
Wes Haber	District Counsel
Scott Wild	District Engineer

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Oliver called the meeting to order at 2:00 p.m.

**SECOND ORDER OF BUSINESS**

**Audience Comments**

There being none, the next item followed.

**THIRD ORDER OF BUSINESS**

**Organizational Matters**

**A. Oath of Office for Newly Elected Supervisors**

Mr. Oliver stated the first thing that we will do is administer the Oath of Office to the new supervisors. I would ask that Chris, Grady, and Mike stand up and raise their right hands. I will read the Oath and you can insert your name and say I do at the end. As citizens of the state of Florida and of the United States of America, and as an officer of the Six Mile Creek Community Development District and recipient of public funds, as such officer do you hear by solemnly swear that you will support the Constitution of the United States in this state of Florida? All members stated I do.

**B. Consideration of Resolution 2015-09, Canvassing and Certifying the Results of the Landowners Election**

Mr. Oliver stated it would show the results that we had earlier today. Chris and Grady get four-year terms and Mike Veazey gets a two-year term.

On MOTION by Mr. Kuhn seconded by Mr. Veazey with all in favor Resolution 2015-09 was approved.

**C. Election of Officers, Resolution 2015-10**

Mr. Oliver stated I will go over the slate of officers as it stands right now. Chris Kuhn serves as the Chairman and Grady Miars as the Vice Chairman. The remainder of the board serves as assistant secretaries.

On MOTION by Mr. Kuhn seconded by Mr. Veazey with all in favor Resolution 2015-10 was approved.

**FOURTH ORDER OF BUSINESS**

**Approval of Minutes of the October 15, 2014 Meeting and October 27, 2014 Continued Meeting**

Mr. Haber stated on the October 27 minutes my recommendations are to clean up the resolution explanations. I would approve those in substantial form subject to Sarah making the changes that I sent her.

On MOTION by Mr. Kuhn seconded by Mr. Miars with all in favor the October 15, 2014 Meeting and October 27, 2014 Meeting minutes as revised and in substantial form subject to changes were approved.

**FIFTH ORDER OF BUSINESS**

**Ratification of Agreement of Resignation, Appointment and Acceptance**

Mr. Haber stated this board was previously presented with an agreement that was going to change the trustee from Regions Bank to Bank of New York. All of that was approved and you gave broad authority for your chair to sign the document to change the trustee. It turned out that negotiations with Bank of New York did not work out, but U.S. Bank was willing to step in

and become the successor trustee. We have essentially negotiated the same deal that we would have had with Bank of New York. We thought it was appropriate to put this back in front of the board since we went with U.S. Bank and just ratify the agreement which has already been executed with U.S. Bank. That is the agreement that you have in your agenda package.

On MOTION by Mr. Kuhn seconded by Mr. Miars with all in favor the agreement of resignation, appointment, and acceptance was ratified.

**SIXTH ORDER OF BUSINESS**

**Consideration of Resolution 2015-12 with  
U.S. Bank National Association**

Mr. Haber stated it is largely for U.S. Bank to be given the authority to act on the district's behalf as it relates to the investment of certain funds.

Mr. Oliver stated currently those funds are on deposit with the state board of administration.

On MOTION by Mr. Kuhn seconded by Mr. Veazey with all in favor the Resolution 2015-12 with U.S. Bank National Association was approved.

**SEVENTH ORDER OF BUSINESS**

**Matters Related to Consideration of  
Issuance of Series 2014 Refunding Bond  
and Bond Issue for New Improvements**

Mr. Haber stated we are going through a number of transactions, essentially restructuring the 2007 bonds. The first thing we did is bifurcate the bonds. That is scheduled to close tomorrow. Once the bonds are bifurcated, we will have two separate bonds. We will have 2014A bonds and 2007 bonds. We are looking to refund the 2014A bonds. The purpose being that we have identified a specific area within the district to secure those bonds. It is a secured funding source for the debt service on the bonds. In order to issue and secure the refunding bonds that will refund the outstanding 2014A bonds, the district needs to take certain steps. All of those steps are described in this resolution. The substance of this resolution is set forth in the exhibits that are attached to it. They consist of a second supplemental trust indenture, which we have copies of today that describe the new bonds that are being created. There are a number of agreements that the district is going to enter into. There is what is called a bond purchase

agreement, which is with the underwriter. Jon Kessler represents the underwriter. There is also a document called the Continuing Disclosure Agreement. That is an agreement between the district, the majority landowner, and the trustee. There is a party called the dissemination agent. I believe GMS is serving as dissemination agent. The landowner has a quarterly reporting obligation where it is obligated to provide information regarding the status of lots, the project, and related topics. That is only for the assessment area that is securing these bonds. The district has an annual reporting obligation. It is largely made up of our annual audit. It will also have supplemental information regarding the assessments. The last document attached to the resolution is called Preliminary Limited Offering Memorandum. It is a document that explains not only the entire bond transaction, but also the improvements to be constructed with the bonds, the real estate project, and it is the document that a future bond holder relies on to make a decision to buy these 2014 refunding bonds. The resolution that you are considering today approves all of those documents in substantial form, authorizes the transaction, and gives your chair and vice chair the authority to sign these documents and any other documents necessary to close on the bonds.

On MOTION by Mr. Kuhn seconded by Mr. Veazey with all in favor Resolution 2015-11 was approved.

**EIGHTH ORDER OF BUSINESS**

**Consideration of Construction Related Matters**

Mr. Haber stated Scott and Chris have been dealing with FP&L with respect to some electrical issues.

Mr. Wild stated I think all of the matters that we are working on have already been previously authorized by the board. I do not think that there are any new items.

**NINTH ORDER OF BUSINESS**

**Other Business**

There being none, the next item followed.

**TENTH ORDER OF BUSINESS**

**Staff Reports**

**A. Attorney**

There being none, the next item followed.

**B. Engineer**

**1. Ratification of Requisition 156, Bond Series 2007A Bond Funds**

Mr. Wild stated Requisition 156 is to pay FP&L for the differential input in the electrical underground in the amount of \$87,907.24. We have had this executed in between meetings so we are bringing it to you today for ratification.

On MOTION by Mr. Miars seconded by Mr. Veazey with all in favor Requisition 156 was ratified.

**2. Consideration of Work Authorization No. 13 – Amendment No. 1**

Mr. Wild stated as we are continuing to move forward we need to supplement the estimated work authorization budget. Originally we approved \$20,000 and we will now amend that to add \$50,000. That brings the total work authorization budget amount to \$70,000.

On MOTON by Mr. Kuhn seconded by Mr. Veazey with all in favor Work Authorization No. 13 was approved.

**3. Consideration of Requisitions 157-168, Bond Series 2007A Bond Funds**

Mr. Wild stated we have Requisitions 157-168 totaling \$54,142.07.

On MOTION by Mr. Miars seconded by Ms. Bock with all in favor Requisitions 157-168 were approved.

**C. Manager**

Mr. Oliver stated we will be having a meeting and public hearing on December 3, 2014.

**D. Field Services**

There being none, the next item followed.

**ELEVENTH ORDER OF BUSINESS**

**Supervisors' Requests and Audience  
Comments**

There being none, the next item followed.

**TWELFTH ORDER OF BUSINESS**

**Financial Statements as of October 31,  
2014**

Mr. Oliver stated you have the unaudited financials in your agenda packet.

**THIRTEENTH ORDER OF BUSINESS**

**Ratification of Funding Request FY15 -  
#1**

Mr. Oliver stated Funding Request FY15 - #1 is in the amount of \$18,083.56.

On MOTION by Mr. Kuhn seconded by Mr. O'Bannon with all in favor Funding Request FY15 - #1 was ratified.

**FOURTEENTH ORDER OF BUSINESS**

**Consideration of Funding Request FY15 -  
#2**

Mr. Oliver stated Funding Request FY15 - #2 totals \$3,510.31.

On MOTION by Ms. Bock seconded by Mr. Kuhn with all in favor Funding Request FY15 - #2 was approved.

**FIFTEENTH ORDER OF BUSINESS**

**Next Scheduled Meeting – Wednesday,  
December 17, 2014 @ 2:00 p.m. at the  
offices of GMS**

Mr. Oliver stated the next meeting is December 3, 2014.

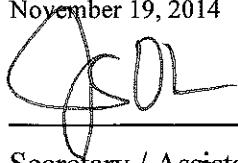
**SIXTEENTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Kuhn seconded by Mr. O'Bannon with all in favor the Meeting was adjourned.

November 19, 2014

Six Mile Creek CDD



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Secretary / Assistant Secretary



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Chairman / Vice Chairman