

**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 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.

**THE GROVES  
COMMUNITY DEVELOPMENT DISTRICT**

The special meeting of the Board of Supervisors of The Groves Community Development District was held on **Wednesday, August 18, 2021 at 10:00 a.m.**, held at The Groves Civic Center, located at 7924 Melogold Circle, Land O' Lakes, FL 33637.

Present and constituting a quorum:

Bill Boutin	<b>Board Supervisor, Chairman</b>
Richard Loar	<b>Board Supervisor, Vice Chairman</b>
Jimmy Allison	<b>Board Supervisor, Assistant Secretary</b>
Christina Cunningham	<b>Board Supervisor, Assistant Secretary</b>
James Nearey	<b>Board Supervisor, Assistant Secretary (via conference call)</b>

Also present were:

Gregory Cox	<b>District Manager, Rizzetta &amp; Co, Inc.</b>
Dana Collier	<b>District Counsel, Straley, Robin &amp; Vericker</b>
Beesan "Moose" Mustafa	<b>Operations Manager</b>

Audience: **Present**

**FIRST ORDER OF BUSINESS** **Call to Order**

Mr. Gregory Cox called the special meeting to order, performed roll call, and confirmed that a quorum was present.

**SECOND ORDER OF BUSINESS** **Audience Comments**

There were audience members present but no comments were presented to the Board.

**THIRD ORDER OF BUSINESS** **Pre-Bid Question and Answers for  
Interested Restaurant Vendors**

The Board participated in a question and answer / discussion with Mr. and Mrs. Mike and Simone Tolley regarding their interest in submitting a proposal to take over the clubhouse facility restaurant operations upon the departure of the current operator when their agreement expires on October 14, 2021.

The Board, the Tolley's and various audience members participated in the session and discussed how the operation was expected to proceed and operate.

The proposals from interested vendors were required to be submitted by August 23, 2021. The Tolley's were the only vendor to submit a proposal and be present for the advertised question and answer session.

The Board is scheduled to receive full proposal presentations at an August 25, 2021, Special Meeting.

Ms. Collier indicated that she would be forwarding current lease information to the Tolley's as requested.

#### FOURTH ORDER OF BUSINESS

#### Discussion of Lanai Project

The Board members discussed the topic of the lanai renovation project and whether it should proceed right away or wait until the after the pool work project was completed.

Several Board members expressed interest in starting the project as soon as possible for a variety of reasons to include the increasing costs of materials.

Additional comments included the request that the potential new restaurant operator be able to provide input in the renovation plans.

The Board requested that Mr. Mustafa contact those bidding on the lanai project to see if they will consider holding the quoted material costs for a longer period of time.

On a motion from Ms. Cunningham, seconded by Mr. Nearey, the Board approved, with a 3-2 vote, with Mr. Boutin and Mr. Allison voting no, to table the topic until the September 7, 2021, CDD Board meeting and have the topic of Consideration of Approval of the Lanai Project added to agenda, for The Groves CDD.

The Board discussed the topic of the depression behind the 7501 Melogold Circle address and the results of the excavation of the drainage pipe at the area.

The vendor, Finn Outdoor, had identified that there was a 12 inch plus size hole in the drainage pipe and was now recommending a replacement of an 8-foot section of pipe versus trying to repair such a large hole. Finn Outdoor provided a proposal for \$12,500 which includes the amount of \$3,250 for the previous proposal on the project.

The Board approved the proposal which results in an additional \$9,250 to complete the repair project. The Board requested that District Counsel prepare the required contract addendums for this work.

On a motion from Mr. Loar, seconded by Mr. Allison, the Board approved a proposal for \$12,500 from Finn Outdoor for drainage pipe repair work, represents the initial work for \$3,250 plus \$9,250 for additional required work, for The Groves CDD.



**FIFTH ORDER OF BUSINESS****Supervisor Requests**

During the Supervisor Requests agenda item, Mr. Allison explained that he had been working with the road repair vendor and that the vendor had recommended that approved repair work be delayed until cooler months as the roads were currently too hot for the work to be properly completed. No Board members disagreed with this recommendation.

Ms. Cunningham discussed the need for security for Mr. Mustafa's computer due to the nature of the data and information kept on it and Mr. Allison volunteered to investigate the issue.

**SIXTH ORDER OF BUSINESS****Adjournment**

On a motion from Mr. Loar, seconded by Mr. Allison, the Board unanimously approved to adjourn the meeting at 11:34 a.m., for The Groves CDD.

  
Secretary/Assistant Secretary

  
Chairman/Vice Chairman