

CHAPEL CREEK COMMUNITY DEVELOPMENT DISTRICT



DISTRICT OFFICE · 5844 OLD PASCO ROAD · SUITE 100 · WESLEY CHAPEL, FLORIDA 33544

CHAPEL CREEK COMMUNITY DEVELOPMENT DISTRICT

**BOARD OF SUPERVISORS MEETING
JUNE 1, 2015**

CHAPEL CREEK COMMUNITY DEVELOPMENT DISTRICT AGENDA JUNE 1, 2015 at 11:00 A.M.

Offices of Rizzetta & Company, Inc.
5844 Old Pasco Road, Suite 100
Wesley Chapel, FL 33544

District Board of Supervisors	John Blakley Tim Murray David Jae Bob Bishop Chip Jones	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Kristen Suit	Rizzetta & Company, Inc.
District Attorney	Roy Van Wyk	Hopping, Green & Sams, P.A.
District Engineer	Tonja Stewart	Stantec Consulting Services Inc.

All Cellular phones and pagers must be turned off while in the meeting.

The District Agenda is comprised of six different sections:

The meeting will begin promptly at **11:00 a.m.** with the first section which is called **Audience Comments on Agenda Items**. The Audience Comment portion of the agenda is where individuals may comment on matters that concern the District. Each individual is limited to three (3) minutes for such comment. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted. **IF THE COMMENT CONCERNS A MAINTENANCE RELATED ITEM, THE ITEM WILL NEED TO BE ADDRESSED BY THE DISTRICT MANAGER OUTSIDE THE CONTEXT OF THIS MEETING.** The second section is called the **Business Administration** section and contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The third section is called **Business Items**. The business items section contains items for approval by the District Board of Supervisors that may require discussion, motion and votes on an item-by-item basis. Occasionally, certain items for decision within this section are required by Florida Statute to be held as a Public Hearing. During the Public Hearing portion of the agenda item, each member of the public will be permitted to provide one comment on the issue, prior to the Board of Supervisors' discussion, motion and vote. Agendas can be reviewed by contacting the Manager's office at (813) 994-1001 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The fourth section is called **Staff Reports**. This section allows the District Manager, Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action. The fifth section which is called **Audience Comments on Other Items** provides members of the audience the opportunity to comment on matters of concern to them that were not addressed during the meeting. The same guidelines used during the first audience comment section will apply here as well. The final section is called **Supervisor Requests**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet residential needs.

Public workshops sessions may be advertised and held in an effort to provide informational services. These sessions allow staff or consultants to discuss a policy or business matter in a more informal manner and allow for lengthy presentations prior to scheduling the item for approval. Typically no motions or votes are made during these sessions.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 994-1001, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

Any person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

CHAPEL CREEK COMMUNITY DEVELOPMENT DISTRICT
DISTRICT OFFICE • 5844 OLD PASCO ROAD • SUITE 100 • WESLEY CHAPEL, FL 33544

May 22, 2015

Board of Supervisors
**Chapel Creek Community
Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of the Chapel Creek Community Development District will be held on **Monday, June 1, 2015 at 11:00 a.m.** at the office of Rizzetta & Company, Inc., located at 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544. The following is the tentative agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS**
- 3. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of Board of Supervisors' Meeting held on April 6, 2015.....Tab 1
 - B. Consideration of Operation & Maintenance Expenditures for March and April 2015.....Tab 2
 - C. Ratification of Series 2006 A&B Construction Requisition #203.....Tab 3
- 4. BUSINESS ITEMS**
 - A. Presentation Regarding PACA Information.....Tab 4
 - B. Presentation of Fiscal Year 2015/2016 Proposed Budget (under separate cover)
 1. Consideration of Resolution 2015-02, Approving Fiscal Year 2015/2016 Proposed Budget and Setting the Public Hearing on the Final Budget.....Tab 5
- 5. STAFF REPORT/S**
 - A. District Counsel
 - B. District Engineer
 - C. District Manager
 1. Announcement Regarding Voter Registration Statistics.....Tab 6
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 994-1001.

Sincerely,
Kristen Suit
Kristen Suit
District Manager

Cc: Roy Van Wyk, Hopping Green & Sams, P.A.
Tonja Stewart, Stantec Consulting Services

Tab 1

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 the 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.

CHAPEL CREEK
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Chapel Creek Community Development District was held on **Monday, April 6, 2015, at 11:00 a.m.** at the offices of Rizzetta and Company, Inc., located at 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544.

Present and constituting a quorum:

John Blakley	Board Supervisor, Chairman
David Jae	Board Supervisor, Assistant Secretary
Bob Bishop	Board Supervisor, Assistant Secretary
Chip Jones	Board Supervisor, Assistant Secretary

Also present were:

Kristen Suit	District Manager, Rizzetta & Company, Inc.
Roy Van Wyk	District Counsel, Hopping Green & Sams
Tonja Stewart	District Engineer, Stantec Consulting <i>(joined the meeting in progress via conference call)</i>

FIRST ORDER OF BUSINESS

Call to Order

Ms. Suit called the meeting to order and read the roll call confirming a quorum.

SECOND ORDER OF BUSINESS

Audience Comments on Agenda Items

It was noted that there were no members of the general public present to provide any comments on agenda items.

THIRD ORDER OF BUSINESS

**Consideration of Minutes from the Board
of Supervisors' Meeting on January 5,
2015**

On a Motion by Mr. Jae, seconded by Mr. Bishop, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors Meeting on January 5, 2015 as presented for Chapel Creek Community Development District.

43 **FOURTH ORDER OF BUSINESS** **Consideration of Operation and**
44 **Maintenance Expenditures for December**
45 **2014, January and February 2015**
46

On a Motion by Mr. Bishop, seconded by Mr. Jae, with all in favor, the Board of Supervisors accepted the Operation and Maintenance Expenditures for December 2014 (\$6,138.86), January (\$10,057.97) and February 2015 (\$14,790.69) as presented for Chapel Creek Community Development District.

47
48 **FIFTH ORDER OF BUSINESS** **Ratification of Series 2006A&B**
49 **Construction Requisitions #200 - 202**
50

51 Ms. Suit presented Construction Requisitions #200 - 202. She stated that they have been
52 previously approved by the Chairman and she was asking the Board to ratify his approval.
53

On a Motion by Mr. Jones, seconded by Mr. Bishop, with all in favor, the Board of Supervisors ratified the approval of Series 2006A&B Construction Requisitions #200 - 202 for Chapel Creek Community Development District.

54
55 **SIXTH ORDER OF BUSINESS** **Ratification of Revised Fiscal Year**
56 **2014/2015 Funding Agreement**
57

58 Ms. Suit presented the revised Fiscal Year 2014/2015 Funding Agreement. She stated that
59 the SPE, New Chapel Creek, LLC has been turned over to Lerner Real Estate. Ms. Suit stated that
60 the Chairman re-executed the revised agreement and asked the Board to ratify his action.
61

On a Motion by Mr. Blakley, seconded by Mr. Jones, with all in favor, the Board of Supervisors ratified the revised Fiscal Year 2014/2015 Funding Agreement for Chapel Creek Community Development District.

62
63 **SEVENTH ORDER OF BUSINESS** **Consideration of Rizzetta Technology**
64 **Services' Contract for Technology Services**
65

66 Ms. Suit presented and reviewed Rizzetta Technology Services' contract for technology
67 services. She entertained the Board members' questions
68

On a Motion by Mr. Jones, seconded by Mr. Jae, with all in favor, the Board of Supervisors approved Rizzetta Technology Services' Contract for Technology Services and authorized District Chairman to provide notice to start the email services for Chapel Creek Community Development District.

69
70 **EIGHTH ORDER OF BUSINESS** **Presentation of Public Facilities Report**
71

72 Ms. Stewart presented and reviewed her Public Facilities Report. She stated that she
73 received a comment from District Counsel regarding the Florida Statute reference number that was
74 changed recently. Ms. Stewart stated that she needs to make the correction. She stated that the
75 report shows the current status of the project.
76

On a Motion by Mr. Jones, seconded by Mr. Blakley, with all in favor, the Board of Supervisors approved the Public Facilities Report and authorized its transmittal subject to discussed modification for Chapel Creek Community Development District.

77

78 **NINTH ORDER OF BUSINESS**

Staff Reports

79

80 A. District Counsel
81 No report.

82

83 B. District Engineer
84 No report.

85

86 C. District Manager
87 The Board decided to cancel their May meeting.
88

On a Motion by Mr. Jones, seconded by Mr. Jae, with all in favor, the Board of Supervisors approved cancelling their May 5, 2015 meeting for Chapel Creek Community Development District.

89

90 **TENTH ORDER OF BUSINESS**

Audience Comments on Other Items

91

92 There were no audience members present.
93

94

95 **ELEVENTH ORDER OF BUSINESS**

Supervisor Requests

96

97 There were no Supervisor requests.
98

99

TWELFTH ORDER OF BUSINESS

Adjournment

100

On a Motion by Mr. Jones, seconded by Mr. Jae, with all in favor, the Board of Supervisors adjourned the meeting at 11:34 a.m. for Chapel Creek Community Development District.

101

102

103

104

Assistant Secretary

Chairman/Vice Chairman

Tab 2

CHAPEL CREEK COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 5844 OLD PASCO ROAD · SUITE 100 · WESLEY CHAPEL, FLORIDA 33544

Operation and Maintenance Expenditures March 2015 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from March 1, 2015 through March 31, 2015. This does not include expenditures previously approved by the Board.

The total items being presented: **\$10,432.30**

Approval of Expenditures:

_____ Chairman

_____ Vice Chairman

_____ Assistant Secretary

Chapel Creek Community Development District
Paid Operation & Maintenance Expenses
 March 1, 2015 Through March 31, 2015

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Duke Energy	001221	62978 50390 02/15	34919 Eiland Blvd Pump 02/15	\$ 11.89
Duke Energy	001221	89497 76450 02/15	6506 Clifton Down Dr 02/15	\$ 12.84
Hopping Green & Sams	001224	80492	General Legal Counsel 01/15	\$ 761.50
Hopping Green & Sams	001224	80493	Legal Services for Monthly Meeting 01/15	\$ 1,706.79
Lerner Reporting Services, Inc.	001222	23	FY 2014/2015 Annual Disclosure Reporting Fees	\$ 5,000.00
Rizzetta & Company, Inc.	001219	17685	District Management Services 03/15	\$ 2,575.00
Stantec Consulting Services Inc.	001223	879834	Engineering Services 02/15	\$ 282.14
Times Publishing Company	001220	85384	Legal Advertising 02/15	\$ 82.14
Report Total				<u>\$ 10,432.30</u>



STATEMENT OF ELECTRIC SERVICE

ACCOUNT NUMBER

62978 50390

MARCH 2015

FOR CUSTOMER SERVICE OR PAYMENT LOCATIONS CALL: 1-877-372-8477
WEB SITE: www.duke-energy.com
TO REPORT A POWER OUTAGE: 1-800-228-8485

CHAPEL CREEK CDD
5844 OLD PASCO RD
SUITE 100
WESLEY CHAPEL FL 33544
SERVICE ADDRESS
34919 EILAND BLVD PUMP
ZEPHYRHILLS FL 33541

DUE DATE TOTAL AMOUNT DUE
MAR 27 2015 11.89
NEXT READ DATE ON OR ABOUT DEPOSIT AMOUNT ON ACCOUNT
APR 01 2015 200.00

PIN: 966336613
METER READINGS

METER NO. 005487199
PRESENT (ACTUAL) 000000
PREVIOUS (ACTUAL) 000000
DIFFERENCE 000000
TOTAL KWH 0

PAYMENTS RECEIVED AS OF FEB 24 2015 11.89 THANK YOU
GS-1 060 GENERAL SERVICE - NON DEMAND SEC
BILLING PERIOD . 01-29-15 TO 03-02-15 32 DAYS
CUSTOMER CHARGE 11.59
*TOTAL ELECTRIC COST 11.59
GROSS RECEIPTS TAX .30
TOTAL CURRENT BILL 11.89
TOTAL DUE THIS STATEMENT \$11.89



Date Rec'd Dist Office
DM Approval [Signature]
Date Entered MAR 10 2015
Fund 001 GL 53100 CC 4304
Check #

Payment of this statement within 90 days from the billing date will avoid a 1% late charge being applied to this account.

ENERGY USE
DAILY AVG. USE - 0 KWH/DAY
USE ONE YEAR AGO - 0 KWH/DAY
*DAILY AVG. ELECTRIC COST - \$.36

DETACH AND RETURN THIS SECTION

Make checks payable to: Duke Energy

ACCOUNT NUMBER - 62978 50390

000030567 01 AT 0.403
CHAPEL CREEK CDD
5844 OLD PASCO RD
SUITE 100
WESLEY CHAPEL FL 33544 - 4010

P.O. BOX 1004
CHARLOTTE,
NC 28201-1004

DUE DATE
MAR 27 2015

TOTAL DUE
11.89

PLEASE ENTER AMOUNT PAID
11 89

629785039050000000118900000000000000000000118900100000000009



STATEMENT OF ELECTRIC SERVICE

MARCH 2015

ACCOUNT NUMBER

89497 76450

FOR CUSTOMER SERVICE OR
PAYMENT LOCATIONS CALL:
1-877-372-8477

WEB SITE: www.duke-energy.com

TO REPORT A POWER OUTAGE:
1-800-228-8485

CHAPEL CREEK CDD
5844 OLD PASCO RD
SUITE 100
WESLEY CHAPEL FL 33544

SERVICE ADDRESS
6506 CLIFTON DOWN DR,
IRRIGATION

DUE DATE
MAR 24 2015

TOTAL AMOUNT DUE
12.84

NEXT READ
DATE ON OR
ABOUT
APR 01 2015

DEPOSIT AMOUNT
ON ACCOUNT
100.00

PIN: 966336613

METER READINGS

METER NO.	006329469
PRESENT (ACTUAL)	000457
PREVIOUS (ACTUAL)	000449
DIFFERENCE	000008
TOTAL KWH	8

PAYMENTS RECEIVED AS OF FEB 19 2015 12.72 THANK YOU

GS-1 060 GENERAL SERVICE - NON DEMAND SEC
BILLING PERIOD .01-29-15 TO 03-02-15 32 DAYS

CUSTOMER CHARGE		11.59
ENERGY CHARGE	8 KWH @ 7.04980¢	.56
FUEL CHARGE	8 KWH @ 4.60500¢	.37

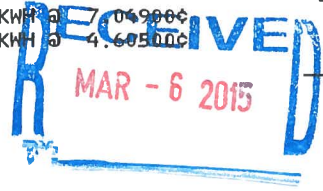
*TOTAL ELECTRIC COST	12.52
GROSS RECEIPTS TAX	.32

TOTAL CURRENT BILL

12.84

TOTAL DUE THIS STATEMENT

\$12.84



Date Rec'd Dist Office _____

DM Approval _____

MAR 10 2015

Date Entered _____

Fund 001 GL 53100 CC 4301

Check # _____



Payment of this statement within 90 days from the billing date will avoid a 1% late charge being applied to this account.

ENERGY USE

DAILY AVG. USE -	0 KWH/DAY
USE ONE YEAR AGO -	9 KWH/DAY
*DAILY AVG. ELECTRIC COST -	\$.39

DETACH AND RETURN THIS SECTION

Make checks payable to: Duke Energy

ACCOUNT NUMBER - 89497 76450

000044595 01 AT 0.403



CHAPEL CREEK CDD
5844 OLD PASCO RD
SUITE 100
WESLEY CHAPEL FL 33544 - 4010

P.O. BOX 1004
CHARLOTTE,
NC 28201-1004

DUE DATE

MAR 24 2015

TOTAL DUE

12.84

PLEASE ENTER
AMOUNT PAID

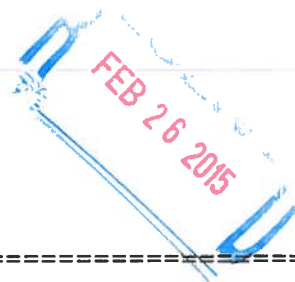
12 84

8949776450700000001284900000000000000000000128490100000000009

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500



===== STATEMENT =====

February 20, 2015

Chapel Creek Community Development District
5844 Old Pasco Road, Suite 100
Wesley Chapel, FL 33544

Bill Number 80492
Billed through 01/31/2015

General Counsel

CHPCDD 00001 RVW

FOR PROFESSIONAL SERVICES RENDERED

01/07/15	TMR	Review mineral leases.	0.80 hrs
01/07/15	EJC	Review mineral deeds from Pasco county.	0.20 hrs
01/07/15	ALC	Review mineral access issues.	0.20 hrs
01/16/15	RVW	Review tax exemption letter to district manager.	0.20 hrs
01/20/15	ALC	Confer with Suit regarding funding agreement.	0.20 hrs
01/26/15	AHJ	Update annual budget resolution status list.	0.10 hrs
01/31/15	CGS	Legislative monitoring.	1.00 hrs
Total fees for this matter			\$761.50

MATTER SUMMARY

Jaskolski, Amy H. - Paralegal	0.10 hrs	125 /hr	\$12.50
Cameron, Alyssa L.	0.40 hrs	215 /hr	\$86.00
Stuart, Cheryl G.	1.00 hrs	355 /hr	\$355.00
Coburn, Erin J.	0.20 hrs	215 /hr	\$43.00
Van Wyk, Roy	0.20 hrs	265 /hr	\$53.00
Riley, Timothy M.	0.80 hrs	265 /hr	\$212.00

TOTAL FEES \$761.50

TOTAL CHARGES FOR THIS MATTER **\$761.50**

BILLING SUMMARY

Jaskolski, Amy H. - Paralegal	0.10 hrs	125 /hr	\$12.50
Cameron, Alyssa L.	0.40 hrs	215 /hr	\$86.00
Stuart, Cheryl G.	1.00 hrs	355 /hr	\$355.00
Coburn, Erin J.	0.20 hrs	215 /hr	\$43.00
Van Wyk, Roy	0.20 hrs	265 /hr	\$53.00

Riley, Timothy M.

0.80 hrs

265 /hr

\$212.00

TOTAL FEES

\$761.50

TOTAL CHARGES FOR THIS BILL

\$761.50

Please include the bill number on your check.

Date Rec'd Dist Office

DM Approval

Date Entered

FEB 26 2015

Fund

001

GL

51400

CC

3107

Check #

Hopping Green & Sams

Attorneys and Counselors

119 S. Monroe Street, Ste. 300
P.O. Box 6526
Tallahassee, FL 32314
850.222.7500

FEB 26 2015

===== STATEMENT =====

February 20, 2015

Chapel Creek Community Development District
5844 Old Pasco Road, Suite 100
Wesley Chapel, FL 33544

Bill Number 80493
Billed through 01/31/2015

Monthly Meeting

CHPCDD 00101 RVW

FOR PROFESSIONAL SERVICES RENDERED

01/05/15 RVW Attend board meeting by phone.

Total fees for this matter \$1,700.00

DISBURSEMENTS

Copying Charges 6.25

Long Distance 0.06

Postage 0.48

Total disbursements for this matter \$6.79

MATTER SUMMARY

TOTAL FEES \$1,700.00

TOTAL DISBURSEMENTS \$6.79

TOTAL CHARGES FOR THIS MATTER \$1,706.79

BILLING SUMMARY

TOTAL FEES \$1,700.00

TOTAL DISBURSEMENTS \$6.79

TOTAL CHARGES FOR THIS BILL \$1,706.79

Please include the bill number on your check.

Date Rec'd Dist Office _____

DM Approval KTO

Date Entered FEB 26 2015

Fund 001 GL 51400 CC 3107

Check # _____

Lerner Reporting Services, Inc.

5020 W. Linebaugh Ave
Tampa, FL 33624

Invoice

Date	Invoice #
2/16/2015	23

Bill To
Chapel Creek CDD c/o Rizzetta & Company 3434 Colwell Ave., Suite 200 Tampa, FL 33614

P.O. No.	Terms	Project

Quantity	Description	Rate	Amount
	2014/15 Annual Disclosure Fee	5,000.00	5,000.00
<p style="text-align: right;">RECEIVED Date Rec'd Rizzetta & Co., Inc. FEB 26 2015 P/M approval <u>HO</u> Date _____ Date entered <u>MAR - 3 2015</u> Fund @ 01 <u>GL 51300 OC 3104</u> Check # _____</p>			
Total			\$5,000.00

RIZZETTA & COMPANY, INC.

5020 W Linebaugh Avenue

Suite 200

Tampa, FL 33624

DATE	INVOICE NO.
3/1/2015	17685

BILL TO
Chapel Creek CDD 3434 Colwell Ave. Suite 200 Tampa, FL 33614

TERMS	PROJECT
Due Upon Rec't	135 - CDD

ITEM	DESCRIPTION	QTY	RATE	AMOUNT
	PROFESSIONAL FEES:			
DM	District Management Services		2,575.00	2,575.00
	<p>Services for the period March 1, 2015 through March 31, 2015</p> <p style="text-align: right;">RECEIVED</p> <p style="text-align: right;">Date Rec'd Rizzetta & Co., Inc. <u>FEB 25 2015</u></p> <p>DM approval <u>[Signature]</u> Date <u>FEB 26 2015</u></p> <p>Date entered _____</p> <p>Fund <u>001</u> GL <u>51300</u> OC <u>3101</u></p> <p>Proj. # _____</p>			

Total	\$2,575.00
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INVOICE

Invoice Number 879834
Invoice Date February 20, 2015
Purchase Order 215610537
Customer Number 90366
Project Number 215610537

Bill To
 Chapel Creek Community Development District
 Accounts Payable
 c/o Rizzetta
 5844 Old Pasco Road, Suite 100
 Wesley Chapel FL 33544
 United States

Please Remit To
 Stantec Consulting Services Inc. (SCSI)
 13980 Collections Center Drive
 Chicago IL 60693
 United States



Project CDD Engineering Services
 Project Manager Stewart, Tonja L For Period Ending February 13, 2015
 Current Invoice Total (USD) 282.14

process requisitions;
 prepare public facilities report;
 FedEx charge

Top Task 212 2012/13 Fiscal Year General Consulting

Professional Services


Category/Employee	Current Hours	Rate	Current Amount
Candileri, Amanda L	0.50	69.00	34.50
Molloy, Judith June (JJ)	2.50	69.00	172.50
Stewart, Tonja L	0.50	135.00	67.50
Subtotal Professional Services	<u>3.50</u>		<u>274.50</u>

Disbursements

Direct - Postage & Courier	7.64
Subtotal Disbursements	<u>7.64</u>

Top Task Subtotal	2012/13 Fiscal Year General Consulting	282.14
Total Fees & Disbursements		<u>282.14</u>
INVOICE TOTAL (USD)		282.14

Due on Receipt

Date Rec'd Dist Office _____
 DM Approval  _____
 Date Entered FEB 26 2015
 Fund 001 GL 51300 CC 3103
 Check # _____

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CHAPEL CREEK COMMUNITY DEVELOPMENT DISTRICT



DISTRICT OFFICE · 5844 OLD PASCO ROAD · SUITE 100 · WESLEY CHAPEL, FLORIDA 33544

Operation and Maintenance Expenditures April 2015 For Board Approval

No Operations and Maintenance Expenses were paid from April 1, 2015 through April 30, 2015. Therefore, there are no new items to present at this time.

Approval of Expenditures:

Chairman

Vice Chairman

Assistant Secretary

Tab 3

**CHAPEL CREEK COMMUNITY DEVELOPMENT DISTRICT
SERIES 2006A & B CAPITAL IMPROVEMENT BONDS
RECAP FOR BOARD APPROVAL ON JUNE 1, 2015**

<u>Number</u>	<u>Name</u>	<u>Dollar Amount</u>
203	Faulkner Engineering Services	\$588.00

CHAPEL CREEK COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 5844 OLD PASCO ROAD · SUITE 100 · WESLEY CHAPEL, FLORIDA 33544

March 24, 2015

U.S. BANK NATIONAL ASSOCIATION
Chapel Creek Capital Improvement Bonds, Series 2006
Attn: Tami Abbas
60 Livingston Avenue
EP-MN-WS3T
St. Paul, MN 55107-2292

RE: Capital Improvement Bonds, Series 2006A & B
Requisitions for Payment

Dear Trustee:

Below please find a table detailing the enclosed requisition(s) ready for payment from the District's Construction Trust Account #105050001.

PLEASE EXPEDITE PAYMENT TO PAYEE(S) VIA USPS

REQUISITION NO.	PAYEE	AMOUNT
203	Faulkner Engineering Services	\$588.00

If you have any questions regarding this request, please do not hesitate to call me at (813) 994-1001.
Thank you for your prompt attention to this matter.

Very truly yours,
CHAPEL CREEK
COMMUNITY DEVELOPMENT DISTRICT

Kristen Suit
District Manager

**CHAPEL CREEK COMMUNITY DEVELOPMENT DISTRICT
REQUISITION FOR PAYMENT
SPECIAL ASSESSMENT BONDS
SERIES 2006A/B**

DATE:	March 24, 2015	REQUISITION NO. 203
PAYEE:	Faulkner Engineering Services, Inc.	AMOUNT DUE: \$588.00
ADDRESS:	2734 Causeway Center Drive Tampa, FL 33619	FUND: Acquisition/Construction

DESCRIPTION: Invoice #FES7113 for Project # 14-2428 Chapel Creek Repair CMT

The undersigned, an Authorized Officer of Chapel Creek Community Development District (the "District") hereby submits the following requisition for disbursement under and pursuant to the terms of the Master Trust Indenture from the District to U. S Bank N.A, as trustee (the "Trustee"), dated as of September 1, 2006 (the "Master Indenture"), as amended and supplemented by the First Supplemental Indenture from the District to the Trustee, dated as of September 1, 2006 (the Master Indenture as amended and supplemented is hereinafter referred to as the "Indenture") (all capitalized terms used herein shall have the meaning ascribed to such term in the Indenture):

The undersigned hereby certifies that obligations in the stated amount set forth above have been incurred by the District, that each disbursement set forth above is a proper charge against the 2006 Acquisition and Construction Account and the subaccount, if any, referenced above, that each disbursement set forth above was incurred in connection with the acquisition and the construction of the 2006 Project and each represents a Cost of the 2006 Project, and has not previously been paid.

The undersigned hereby further certifies that there has not been filed with or served upon the District notice of any lien, right to lien, or attachment upon, or claim affecting the right to receive payment of, any of the moneys payable to the Payee set forth above, which has not been released or will not be released simultaneously with the payment hereof.

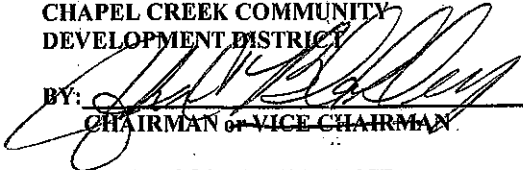
The undersigned hereby further certifies that such requisition contains no item representing payment on account of any retained percentage, which the District is at the date of such certificate entitled to retain.

If this requisition is for a disbursement from other than the Costs of Issuance subaccount, there shall be attached a certificate signed by the Consulting Engineers certifying approval of this requisition which must state that this disbursement is for a Cost of the 2006 Project and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specifications for the portion of the 2006 Project with respect to which such disbursement is being made; and, (iii) the report of the Consulting Engineer attached as an Exhibit A to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.

If this requisition is for a disbursement from other than the Costs of Issuance subaccount, it is hereby represented by the undersigned that the Governing Body of the District has approved this requisition or has approved the specific contract with respect to which disbursements pursuant to this requisition are due and payable.

Attached hereto are originals of the invoice(s) from the vendor of the property acquired or services rendered with respect to which disbursement is hereby requested.

**CHAPEL CREEK COMMUNITY
DEVELOPMENT DISTRICT**

BY: 
CHAIRMAN or VICE CHAIRMAN

**CONSULTING ENGINEER'S APPROVAL FOR NON-COST OF ISSUANCE
AND CAPITALIZED INTEREST REQUESTS ONLY**

The undersigned Consulting Engineer hereby certifies that this disbursement is for a Cost of Chapel Creek Community Development District and is consistent with: (i) the applicable acquisition or construction contract; (ii) the plans and specification for the portion of Chapel Creek Community Development District Project with respect to which such disbursement is being made; and, (iii) the report of the Consulting Engineer attached as an Exhibit to the First Supplemental Indenture, as such report shall have been amended or modified on the date hereof.

BY: 
DISTRICT ENGINEER

Faulkner Engineering Services, Inc.

2734 Causeway Center Drive
 Tampa, FL 33619
 Phone: (813) 621-8168 / Fax: (813) 621-8232

Invoice

Date	Invoice #
2/25/2015	FES7113

FEID No. 26-0111297

Bill To <i>Chapel Creek CDD</i>
Limerock Real Estate Advisors Attn: Bob Bishop 5020 W. Linebaugh Avenue Suite 250 Tampa, Florida 33624

Description	Qty	Rate	Amount	Contract / PO ...	Terms	Project
					Net 30	14-2428 Chapel Creek Repair CMT
Storm Repair on Long Island Court, East of Castle Green Place						
Field Density Tests, Report Nos. CSG1, Base 1	8	16.00	128.00			
Limerock Bearing Ratio (LBR), Report No. LBR1	1	200.00	200.00			
Thickness Cores (Base and Asphalt), Report Nos. T1 and T2	2	30.00	60.00			
Extraction/Gradation Analysis, Report No. EG1	1	130.00	130.00			
Project Manager	1	70.00	70.00			

→ Turn over Roads
 to Posco Co ...

Approved For Payment
 Amount: 588.00
 Approved By: RTB
 Date: MAR 02 2015
 Account: _____
 Job #: _____
 Cost Code: _____

Thank you for your business.	Total	\$588.00
	Payments/Credits	\$0.00
	Balance Due	\$588.00

Please Make Checks Payable to:
 Faulkner Engineering Services, Inc.

OK

Tab 4



Why Does Pasco Alliance of Community Associations Exist?

The purpose of PACA is to promote the general welfare of Pasco County neighborhoods, Condo Associations, HOAs and CDDs by sharing information, assisting those organizations with operational issues, and by collectively representing the interest of those organizations before local and government bodies.

Who Should Belong to PACA

Condo, HOA and CDD corporations, as represented by their board of directors, or individual residents in neighborhoods not organized as community associations. Individuals who desire to further the goals of PACA may join as an Individual Member. PACA serves membership anywhere in Pasco County, but primarily in the Central and Eastern sections of Pasco.

PACA Needs Your Help

Residents and community boards are energized when threats arise and they recognize troublesome issues, such as the elevated toll road over SR-54, or power transmission lines through their neighborhoods. But for PACA to survive and provide for membership needs year around we need membership and dues paid annually.

When contentious issues are lacking boards tend to lose sight of the long term value of local representation. PACA's membership has recently shrunk from around 70 associations to around 50. This puts PACAs survival at risk.

Annual dues are only \$50 for full association membership including individual participation of all directors. Boards may also appoint a non-director as its eligible participant. Individual memberships are \$10 per year. Clearly the cost is not burdensome for membership and provides value to all managed community associations.

PACA needs the help of your property managers to reach out to their respective communities and guide them to support this essential organization.

We request your support and the support of those Condo and HOAs and CDD associations in Pasco County that your firm manages.

Examples of Programs from Recent Years

2015

- January Matt Kuilse on Reserve Studies
- February Jack Mariano on Charter for Pasco proposed by Rep. Corcoran
- March Perry Legendre on Association Audits and Enforcement
- April Mike Fasano on Charter vs Municipal Government

2014

- J.D. Porter on Development Plans for Porter Ranch/Wesley Chapel
- Two CEOs on future Trinity & Wesley Chapel Hospitals
- Richard Gehring, Pasco Planning Director on SR-54
- Commissioner Starkey on SR-54
- Chris Dewey on Florida Friendly Landscaping
- Senator Richard Corcoran
- Jack Armstrong, TBARTA
- Michele Baker, Pasco Chief Administrator
- Jim De Furio, Attorney on community legal issues

Pasco Alliance of Community Associations

Application: Initial Renewal from _____ to _____

Mail application and check payable to:

Mr. Gerald D. Lynn, PACA Treasurer, 30407 Lettingwell Circle, Wesley Chapel, FL 33543

Membership Classes: A-1 (\$50) A-2 (\$25) A-3 (\$25) B (\$10)

ORGANIZATIONAL MEMBER (Class A): Please Complete

No. Residential Units _____

Name of Organization _____ Name of Property Manager _____

Billing Address _____ City _____ State _____ Zip Code _____

1. _____
Chairperson / President of Board _____ Email Address _____ Telephone Number _____

2. _____
Vice Chairperson / President of Board _____ Email Address _____ Telephone Number _____

3. _____
Secretary of Board _____ Email Address _____ Telephone Number _____

4. _____
Treasurer of Board _____ Email Address _____ Telephone Number _____

5. _____
Director / Supervisor of Board _____ Email Address _____ Telephone Number _____

6. _____
Director / Supervisor of Board _____ Email Address _____ Telephone Number _____

Primary Representative to PACA _____ Email Address _____ Telephone Number _____

Signature of President / Chairperson of Board _____ Date _____

INDIVIDUAL MEMBER (Class B):

Name of the Development _____

Individual's Street Address _____ City _____ State _____ Zip Code _____

Individual's Email _____ Telephone Number _____

Signature of Individual _____ Printed name of Individual _____ Date _____

BOARD OF DIRECTORS

If you have any questions about PACA, please call or email one of the Board members below.

President

John Copeland 813-948-0854
jcopeland@mypaca.org

Vice President - Treasurer

Gerald D. Lynn 813-991-4484
jlynn@mypaca.org

Vice President - Communications

Steve White 813-792-0507
swhite@mypaca.org

Director - Government Affairs Pasco County

Fred Krauer 813-949-5766
fkrauer@mypaca.org

Director - Government Affairs Florida

Dave Domino 813-391-2700
ddomino@mypaca.org

Director - Programs

Wayne Mooney 352-467-9808
wmooney@mypaca.org

Director - Membership

Ron Litts 813-475-4561
rlitts@mypaca.org

PACA Brochure Form V15.1 (January 1, 2015)

PURPOSE

The purpose of PACA is to promote the general welfare of Pasco County neighborhood organizations, associations and groups, Condominium Associations (hereinafter referred to as "CA") and Homeowner Associations (hereinafter referred to as "HOA"), and Community Development Districts (hereinafter referred to as "CDD") by sharing information, assisting these organizations with operational issues, and by collectively representing their interests before local and state government bodies.

MEMBERSHIPS

Class A-1

HOAs, CDDs and CAs
with resident controlled boards.
Annual Dues: \$50.00

Class A-2

Voluntary neighborhood groups,
in communities without
HOAs, CDDs, or CAs.
Annual Dues: \$25.00

Class A-3

Voluntary neighborhood groups,
in communities with HOAs, CDDs, or CAs
whose governing board is not controlled by
homeowners or electors of the district.
Annual Dues: \$25.00

Class B

Individual members can be any
Pasco County Property Owners.
Annual Dues: \$10.00



Pasco Alliance of Community Associations

Mailing Address

P. O. Box 7436
Wesley Chapel, FL 33545
www.MyPACA.org

Meeting Location

Land O' Lakes
Community Center
5401 Land O' Lakes Blvd
Land O' Lakes, FL 34639

**Second Thursday
7:00 p.m.**

Tab 5

RESOLUTION 2015-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CHAPEL CREEK COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGETS FOR FISCAL YEAR 2015/2016 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors of the Chapel Creek Community Development District (“Board”) prior to June 15, 2015, proposed budgets for Fiscal Year 2015/2016; and

WHEREAS, the Board has considered the proposed budgets and desires to set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE CHAPEL CREEK COMMUNITY DEVELOPMENT DISTRICT:

1. **BUDGETS APPROVED.** The budgets proposed by the District Manager for Fiscal Year 2015/2016 attached hereto as Exhibit A are hereby approved as the basis for conducting a public hearing to adopt said budgets.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved budgets is hereby declared and set for the following date, hour and location:

DATE: _____, 2015

HOUR: _____

LOCATION: _____

3. **TRANSMITTAL OF BUDGETS TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the proposed budgets to Pasco County at least 60 days prior to the hearing set above.

4. **POSTING OF BUDGETS.** In accordance with Section 189.016, Florida Statutes, the District’s Secretary is further directed to post the approved budgets on the District’s website at least two days before the budget hearing date as set forth in Section 2. If the District does not yet have its own website, the District’s Secretary is directed to transmit the approved budgets to the manager or administrator of Pasco County for posting on Pasco County’s website.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed in Florida law.

6. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS ____ DAY OF _____, 2015.

ATTEST:

CHAPEL CREEK COMMUNITY
DEVELOPMENT DISTRICT

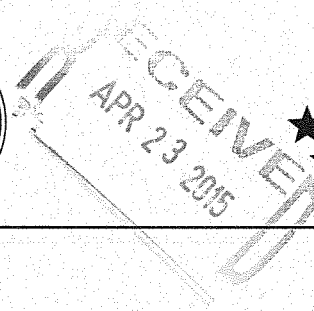
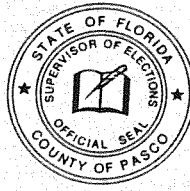
Secretary

By: _____
Its: _____

Exhibit A: Fiscal Year 2015-2016 Budget

Tab 7

Brian E. Corley
Supervisor of Elections
Post Office Box 300
Dade City, FL 33526-0300



★★★ **FREEDOM**
Requires Responsibility
VOTE PASCO

April 20, 2015

Ms Kristen Suit, District Manager
5844 Old Pasco Rd
Suite 100
Wesley Chapel FL 33544

Dear Ms Suit:

Pursuant to your request, the following voter registration statistics are provided for their respective community development districts as of April 15, 2015.

- | | |
|--|-------|
| • Chapel Creek Community Development District | 0 |
| • Connerton West Community Development District | 717 |
| • Long Lake Ranch Community Development District | 89 |
| • Meadow Pointe III Community Development District | 2,799 |
| • Meadow Pointe IV Community Development District | 650 |
| • Meadow Pointe V Community Development District | 0 |
| • Oak Creek Community Development District | 664 |
| • Watergrass I Community Development District | 635 |
| • Watergrass II Community Development District | 84 |
| • Waters Edge Community Development District | 1,542 |

As always, please call me if you have any questions or need additional information.

Sincerely,

Brian E. Corley

BEC/taa

East Pasco Government Center
Dade City
(352) 521-4302

Central Pasco Professional Center
Land O' Lakes
(813) 929-2788

West Pasco Government Center
New Port Richey
(727) 847-8162

pascovotes.com