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**MINUTES OF MEETING
EPPERSON RANCH
COMMUNITY DEVELOPMENT DISTRICT**

The Regular Meeting of the Board of Supervisors of the Epperson Ranch Community Development District was held on Tuesday, October 6, 2015 at 9:00 a.m. at the Residence Inn, 2101 Northpointe Parkway, Lutz, Florida.

FIRST ORDER OF BUSINESS - Roll Call

Mr. St. Denis called the meeting to order.

Present and constituting a quorum were:

Mike Lawson	Board Supervisor, Chairman
Doug Draper	Board Supervisor, Vice Chairman
Lori Price	Board Supervisor, Assistant Secretary
Anthony Brannan	Board Supervisor, Assistant Secretary

Also present were:

Bruce St. Denis	District Manager
Tracy Robin	District Counsel, Straley & Robin (via telephone)
Tonja Stewart	District Engineer (via telephone)

SECOND ORDER OF BUSINESS – Audience Comments

There being none, the next item followed.

THIRD ORDER OF BUSINESS – Administrative Matters

A. Approval of Minutes of September 1, 2015 Meeting

Mr. St. Denis presented the minutes of the September 1, 2015 meeting, and asked for comments, questions or corrections.

On a MOTION by Mr. Lawson, SECONDED by Mr. Draper, WITH ALL IN FAVOR, the Board approved the minutes of the Board of Supervisors' meeting held on September 1, 2015 for the Epperson Ranch Community Development District.

B. Acceptance of August 2015 Financial Statements

Mr. St. Denis presented the August 2015 Financial Statements and asked for comments or questions.

On a MOTION by Mr. Lawson, SECONDED by Ms. Price, WITH ALL IN FAVOR, the Board accepted the August 2015 Financial Statement for the Epperson Ranch Community Development District.

FOURTH ORDER OF BUSINESS – Business Matters

A. Additional Items

Mr. Lawson gave an update on the Bond. PLOM is complete and will be posted within one week. Bond issue within two weeks.

FIFTH ORDER OF BUSINESS – Staff Reports

A. Manager

There being none, the next item followed.

B. Attorney

There being none, the next item followed.

1 **C. Engineer**
2 There being none, the next item followed.

3 **SIXTH ORDER OF BUSINESS – Public Comments**
4 There being none, the next item followed.

5 **SEVENTH ORDER OF BUSINESS – Supervisor Requests**
6 There being none, the next item followed.

7 **EIGHTH ORDER OF BUSINESS – Adjournment**

8 On a MOTION by Mr. Lawson, SECONDED by Mr. Brannan, WITH ALL IN FAVOR, the Board
9 adjourned the meeting for the Epperson Ranch Community Development District.

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11 **Each person who decides to appeal any decision made by the Board with respect to any matter*
12 *considered at the meeting is advised that person may need to ensure that a verbatim record of the*
13 *proceedings is made, including the testimony and evidence upon which such appeal is to be based.*

14 **Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed**
15 **meeting held on** 11/3/15.

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19 **Signature**
20 Bruce St. Denis

21 **Printed Name**
22 **Title:** Secretary Assistant Secretary

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19 **Signature**
20 Michael Lawson

21 **Printed Name**
22 **Title:** Chairman Vice Chairman

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