

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.

HARBOUR ISLES COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Harbour Isles Community Development District was held on **Thursday, June 6, 2013, at 11:00 a.m.** at the Harbour Isles Clubhouse located at 121 Spindle Shell Way, Apollo Beach, Florida 33572.

Present and constituting a quorum:

Larry Fazzari	Board Supervisor, Chairman
Gregg Letizia	Board Supervisor, Vice Chairman
Betty Fantauzzi	Board Supervisor, Assistant Secretary
Don Hancock	Board Supervisor, Assistant Secretary

Also present were:

Greg Cox	District Manager; Rizzetta & Co., Inc. <i>(via speakerphone)</i>
Biff Craine	District Counsel; PWCWP, LLC <i>(via speakerphone)</i>
Darryl Singh	Property Manager

Audience

FIRST ORDER OF BUSINESS

Call to Order

Mr. Cox called the meeting to order and read the roll call.

Due to extreme weather conditions the Board decided to conduct a limited meeting and to continue the meeting to another date and time. The Board requested guidance from staff as to whether they could proceed with the agenda item for selection of a new amenity/property management vendor. Mr. Craine advised the Board he had already informed the vendors that submitted proposals that the Board would not be considering the agenda item at this meeting but at a continued meeting. Regarding the question of whether the Board was prohibited from considering the proposals, Mr. Craine informed the Board members they could legally consider the proposals but for the sake of the Board's credibility, recommended against it. Regarding the question of how to handle the situation of having little time for a new amenity/property manager to mobilize to begin service once selected, Mr. Cox informed the Board that RASI would agree to extend its services if necessary but would have to pass on to the District any extra costs incurred outside of the contract such as overtime. The Board chose to proceed without making a decision until the continued meeting is held.

Before continuing the meeting the Board wanted to discuss three incidents that occurred in the District since the last meeting and take action on them.

The first incident discussed occurred on May 28, 2013 and involved Nelda Munoz of 5317

Sandy Shell Drive, who became confrontational and verbally assaulted the Excelsior Defense security officer on duty. Mr. Cox had sent Ms. Munoz a letter regarding the incident but she was not present at the meeting to address the issue.

On a Motion by Mr. Letizia, seconded by Mr. Fazzari, with all in favor, the Board approved a 30-day suspension of use of the amenity facilities by Nelda Munoz and all members of her household at 5217 Sandy Shell Drive for the Harbour Isles Community Development District.

The next incident discussed occurred on May 29, 2013 and involved residents and guests of 5426 Sandy Shell Drive who aggressively approached and verbally assaulted the Excelsior Defense security officer on duty.

On a Motion by Ms. Fantauzzi, seconded by Mr. Letizia, with all in favor, the Board approved a 1-year suspension of use of the amenity facilities by Diane Beaudry and all members of her household at 5426 Sandy Shell Drive with the opportunity to appeal the suspension at the next meeting for the Harbour Isles Community Development District.

The third incident discussed was with regard to the residents of 5444 Sandy Shell Drive, behind which property it was found that several dead trees had been dumped into the storm water retention pond. After discussion the Board concluded that although the residents denied putting the trees into the pond, the residents are still responsible for violating the District policy which prohibits such dumping. Mr. Cox had already sent the residents, Bryan Major and Jessica Wood, a letter regarding the issue and requesting that the trees be removed.

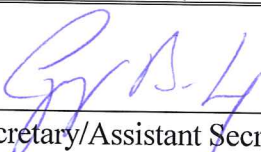
On a Motion by Mr. Letizia, seconded by Mr. Hancock, with all in favor, the Board approved the issue of a notice of rule violation to the residents of 5444 Sandy Shell Drive advising them that failure to comply with the request to remove unlawfully dumped trees from the pond behind their home may result in a suspension of use of amenity facilities and possible involvement of law enforcement and regulatory authorities for the Harbour Isles Community Development District.

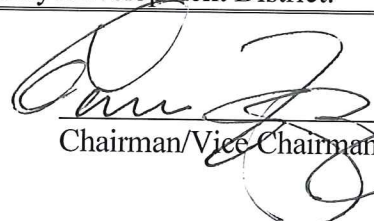
The Board then heard comments from the audience members present. HCSO Deputy and resident Alexander Bailey shared comments related to the incident at 5426 Sandy Shell. Mike Allocco reminded the Board that his 1-year amenities suspension ends in June 2013 and demanded information related to the number of residents who use the fitness center. Mr. Allocco also shared comments on the Board's decision to build a new fitness center and suggested that the Board revise the suspension decisions for the incidents previously discussed.

SECOND ORDER OF BUSINESS

Continuance

On a Motion by Ms. Fantauzzi, seconded by Mr. Fazzari, with all in favor, at 12:05 p.m. the Board continued the meeting to 11:00 a.m. on June 14, 2013 at the Harbour Isles clubhouse located at 121 Spindle Shell Way, for the Harbour Isles Community Development District.


Secretary/Assistant Secretary


Chairman/Vice Chairman