

**MINUTES OF MEETING
MEADOW POINTE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Meadow Pointe Community Development District was held Thursday, April 15, 2010 at 6:30 PM at the Clubhouse, Meadow Pointe Community Park, 28245 County Line Road, Wesley Chapel, Florida.

Present and constituting a quorum were:

Dennis Smith, Chair
Patricia Asklar, Vice Chair
Lutfi Jadallah, Treasurer
Dawn Khalil, Assistant Secretary
Kelly Garvin Rodriguez, Assistant Secretary

Also attending were:

Peggy Parry, resident
Bob Koryus, resident

The following is a summary of the discussions and actions taken at the April 15, 2010 Board of Supervisors meeting.

FIRST ORDER OF BUSINESS Call to Order

Mr. Smith called the meeting to order and all Supervisors identified themselves.

SECOND ORDER OF BUSINESS Pledge of Allegiance

The pledge of allegiance was recited.

THIRD ORDER OF BUSINESS Audience Comments

There being none the next item followed.

FOURTH ORDER OF BUSINESS Deed Restriction and Architectural Review Matters

a. Architectural Review Consent Agenda:

The following application was added to the consent agenda. Case Number A2010017, submitted by Dawn Khalil for the property at 1105 Timber Trace Drive (Woodlands Village). Property owner is requesting approval to paint the exterior of the house. Colors selected are from the approved list. The proposed improvement meets all requirements of the standards adopted by the Board effective September 4, 2008. Therefore, recommend approval of this application.

On MOTION by Ms. Asklar seconded by Ms. Garvin Rodriguez with all in favor the consent agenda was approved.

b. Other Architectural Review Matters: An email was received from Mr. Chris Kremer concerning a resident in the Woodlands who has been parking a car in the front yard. The board discussed various paragraphs of the deed restrictions to determine if a violation is occurring. After much discussion, it was determined that there is nothing in the deed restrictions that directly addresses this situation. Mr. Smith will contract the homeowner to determine the address of the property and further review the case to see if there is anything that can be done.

FIFTH ORDER OF BUSINESS

Back to School Fair

The Board discussed planning for a Back to School Fair to be held in late July or early August 2010. Ms. Khalil suggested that the fair be held in the evening and be centered around the pool and include some water activities. She has discussed the idea with a resident who organized activities for the PTA and other events and has offered to help with this event. The resident will attend the May 6, 2010 meeting and a date and outline of the event will be developed at that time.

OTHER BUSINESS

a. CRS has submitted a change order that includes charges in the amount of \$3061.70 for modifying the insulation of the racquetball court. JAH is of the opinion that the charges should not be allowed. However, this is going to have to be discussed further to come to a resolution. There was disagreement between the company that supplied the materials for the racquetball court and JAH about how the walls should be insulated.

b. We have received a proposal to deal with the parking lot from Zephyr Stripe 'N Seal, Inc., that takes a different approach. They propose to saw cut a strip about 2 feet wide in the center through the entire parking lot and several cracks down to the base and fill with three inches of asphalt and to re-grade the area of the parking lot where water is not moving to the storm drain and then to sealcoat the

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existing pavement. Mr. Smith stated that he is more comfortable with this proposal because he feels that the plan developed by Wilson Miller will not solve the problem with the drainage and there is unnecessary overlaying with that plan. Zephyr's proposal is for \$21,338. Mr. Smith has asked for a few changes to the proposal and an annotated site plan specifying the areas to be saw cut and leveled. Upon receipt, he will run the proposal by Tonja Stewart of Wilson Miller.

c. A request was made by a resident to allow her daughter to use the fitness center without her being present. Her daughter is visiting from Texas for about a month to assist in her care. An exception was made and a temporary pass was issued. There will be cases like this and Mr. Smith and Mr. Fisk will develop some guidelines for staff to follow.

d. Mr. Smith stated that the March invoices show two deposits being made to TECO for the fitness center account. He has contacted Lynn Jackson to ensure that the one deposit is returned.

e. Victoria Gilpin has informed Mr. Fisk that she will be leaving our employment around the end of this month. Mr. Fisk will find a replacement for her.

SIXTH ORDER OF BUSINESS

Adjournment

On MOTION by Ms. Khalil seconded by Ms. Garvin Rodriguez with all in favor the meeting was adjourned at 8:10 PM.



~~Dawn Khalil~~
~~Assistant Secretary~~

PATRICIA J. ASKLAR
VICE CHAIR



Dennis L. Smith
Chairman