

**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, May 6, 2010 at 6:30 p.m. at Clubhouse I, Meadow Pointe I Community Park, 28245 County Line Road, Wesley Chapel, Florida.

Present and constituting a quorum were:

Dennis Smith	Chairman
Lutfi Jadallah	Treasurer
Kelly Garvin Rodriguez	Assistant Secretary
Patricia Asklar	Vice Chairperson

Also Present:

John Ricciardi	District Manager
Keith Fisk	Operations Manager
(3) Residents	

The following is a summary of the discussions and actions taken at the May 6, 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.

Mr. Smith invited Ms. Peggy D'Alessandro to give an update on the "Back to School Splash" event.

Ms. D'Alessandro noted the following:

- The tentative date for the event is Saturday, August 14, 2010 between 6 & 9 P.M.
- Tickets could be sold, perhaps approximately 300.
- Advertising could be accomplished by using the web site, PTA and word of mouth.
- Entertainment; DJ, games and intermittent water games, lifeguards are needed.

- Volunteers; teens might need volunteer hours.
- Ice Cream companies might donate in exchange for exposure.
- A rain date along with the cost of a ticket will be discussed at a later date.

FIFTH ORDER OF BUSINESS

Audience Comments

There not being any, the next item followed.

THIRD ORDER OF BUSINESS

Consent Agenda

- A. Minutes of the April 1, 2010 and April 15, 2010 Regular Meetings**
- B. ARC Applications**
- C. Approval of Financials and Invoices through March 31, 2010**

There being no questions or comments on the consent agenda,

On MOTION by Ms. Asklar seconded by Mr. Jadallah with all in favor the consent agenda was approved as presented.

Regarding ARC Applications, Item #11, Case #A2010027:

1528 Maximillian Drive – the owner wants to do touch up of exterior paint. He will be required to paint the entire side.

On MOTION by Mr. Jadallah seconded by Ms. Asklar with all in favor the ARC application submitted by the owner of 1528 Maximillian Drive was approved with conditions as stated by Mr. Smith.

FOURTH ORDER OF BUSINESS

Fitness Center Project

Mr. Smith presented a change order, #6, for \$2,646 to the Board for consideration.

Of the \$2,646, \$1,530 is for racquet ball court insulation and \$456 is for tiles added around the bathroom mirrors and \$660 is for the privacy partition.

On MOTION by Mr. Jadallah seconded by Ms. Asklar with all in favor change order #6 in the amount of \$2,646 was approved.

Mr. Smith reported another invoice was received from JAH for another month of contract administration in the amount of \$1,551.

Mr. Smith reported on an alternative solution to the paving issue that was suggested by Zephyr Stripe and Seal. The cost submitted by Zephyr Stripe and Seal to resurface the parking lot is \$21,388.

On MOTION by Mr. Jadallah seconded by Ms. Asklar with all in favor the contract with Zephyr Stripe and Seal to resurface the parking lot in the amount of \$21,388 was approved.

SIXTH ORDER OF BUSINESS

Deed Restriction and Architectural Review Matters

Mr. Smith reported the check for \$3,311 from the boat violation was received and the case is closed.

1625 Broken Branch Drive was discussed. A new violation was recorded in April.

Mr. Fisk reported the violation stated they are a nuisance to their neighborhood with their yard; their trash container remains in the front of the house and in their yard.

Mr. Smith recommended contacting the District Attorney instructing him to send a payment demand letter for the fine and if it is ignored, a suit will be filed.

Foreclosures were discussed

Copies of the Deed Restriction Foreclosure spread sheets are attached hereto and made part of the public record.

SEVENTH ORDER OF BUSINESS

District Manager's Report

Mr. Ricciardi reported for the record, assessments are at 96.18% collected as of April 20, 2010; trending above last year and above 2008.

It was also reported that communication was received from SWFWMD regarding the fitness center addition permit being transferred to operation phase. This is a formality to give it final approval and all the documentation will go in the District records.

A. Review of the General Election Process and Consideration of Resolution 2010-1.

B. Report on the Number of Registered Voters in the District – 2,631

It was reported that the number of registered voters within the District as of April 15, 2010 is 2,631.

There will be two open seats on the Board for the November 2, 2010 general elections; seat #1 occupied by Mr. Smith and seat #2, occupied by Mr. Jadallah.

The qualifying period is noon on June 14, 2010 through noon on June 18, 2010 and anyone interested in running for election to the Board should contact the Pasco County Supervisor of Elections office. As required by statute, a newspaper ad noticing the qualifying period will be published in the local newspaper.

Mr. Ricciardi indicated approval of Resolution 2010-1 will confirm the District's intention to request the Pasco County Supervisor of Elections to continue to conduct the Districts election of Supervisors in conjunction with the general election.

On MOTION by Ms. Asklar seconded by Ms. Rodriguez with all in favor Resolution 2010-1 was adopted.

Mr. Smith suggested rolling over the Certificate of Deposit with First Southern Bank, for one year that will mature on June 12, 2010.

On MOTION by Mr. Jadallah seconded by Ms. Asklar with all in favor authorization for Severn Trent Services to reinvest/roll over the \$50,000 Certificate of Deposit with First Southern Bank for a period of a maximum 12 months and at the best interest rate was approved.

Mr. Smith asked Mr. Ricciardi to check that as the District is spending money, the money is taken out of the Wachovia account rather than the Sun Trust account.

He also asked Mr. Ricciardi to check on why there is no interest on the money in the Debt Service Fund.

Mr. Smith reported he has been working on the budget and is very close to having a budget put together that will keep the assessment at the same level for next year as it was this year.

Mr. Smith noted he wants to take the asphalt project out of asset replacement account rather than capital improvements.

Mr. Smith recommended transferring \$31,000 (\$1,000 budget plus \$30,000 undesignated cash) to reserves.

On MOTION by Ms. Rodriguez seconded by Ms. Asklar with all in favor transferring \$31,000 undesignated cash to reserves was approved.

EIGHTH ORDER OF BUSINESS

Operations Manager's Report

The following was reported by Mr. Fisk:

- Mail box paint will only be sold to Meadow Pointe 1 residents going forward. An article explaining this change will be included in the Newsletter.
- The price for a new pool light fixture is \$456.94 plus labor of 1-3 hours at \$80 per hour.
- The shed will be cleaned and painted for \$225.
- The pavers need to be cleaned and sealed for \$9,000 or a machine can be purchased to clean the pavers for \$895 and the work can be done in-house.
- A new bike rack was purchased; \$511.
- A new computer for the office was purchased at Sam's; \$699.
- More plants will be needed for the pond shelf and pond banks. The District Engineer will be consulted on how to proceed.
- The Board was asked to reconsider the age requirement for those who use the racquet ball court and the weight room; lower age requirement to 14.

Mr. Smith indicated he does not support the change.

Ms. Rodriguez indicated she is okay with 14.

It was suggested to allow 14 year olds use of the facilities with a parent, guardian or a sibling 18 years of age or older.

Mr. Ricciardi will ask Ms. Paula Davis if the liability insurance indicates age for use of the fitness facilities.

It was decided to revisit the age requirement discussion at a future meeting.

A discussion on waivers and ID cards ensued.

NINTH ORDER OF BUSINESS

Chairman's Comments

Recapping the Back to School Splash Party; the date is set for August 14, 2010 with a rain date of August 21, 2010. The clubhouse and the pool area will be closed to non-participants. The closure will be advertised in the Newsletter. The time of the event will be established at a later date and the ticket price will be \$5.00 per person. Tickets will be sold at the office or at the

event to the first 300 people.

The Community Council will be asked for volunteers to help out and will be asked to suggest a DJ. Ms. Khalil will be asked to check on requirements for allowing students to volunteer and receive service credit for doing so.

Mr. Smith reported the following:

Mr. Jerry Lynn of Meadow Point II contacted him regarding the Park Project. Mr. Smith spoke with Commissioner Mulieri who informed him that the County does not have the time to consider and follow up on the park issue until after their budget is finalized.

It was also reported that the trash bill introduced by Senator Fasano died in the House, died in Committee and died in the Senate, not introduced.

The Goodwill organization sent the Board a thank you card and a certificate for the yard sale event.

TENTH ORDER OF BUSINESS

Supervisors' Reports, Requests and Comment


Mr. Jadallah reported he made a reservation to use the clubhouse, but he did not complete the required application or pay the fee. This was an oversight, not deliberate and it has now been paid and taken care of.

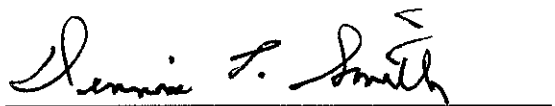
ELEVENTH ORDER OF BUSINESS

Adjournment

There not being any further business to discuss,

On MOTION by Ms. Rodriguez seconded by Ms. Asklar with all in favor the meeting was adjourned.


John Ricciardi
Secretary


Dennis Smith
Chairman