

**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, June 17, 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 present was:

John Guzzardi, Resident

The following is a summary of the discussions and actions taken at the June 17, 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

Mr. Guzzardi raised concerns about the newly adopted age requirements for use of the new fitness facilities, specifically that the age limit may be set too low. Mr. Guzzardi was informed that the policy had been reviewed by our attorney and if problems develop the Board will reconsider the rules.

FOURTH ORDER OF BUSINESS Deed Restriction and Architectural Review Matters

a. Architectural Review Consent Agenda:

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

b. 1625 Broken Branch Drive: No word has been received from the attorney about whether the property owners have responded to the letter demanding payment of the fine. The attorney will be instructed to file a suit if payment has not been received.

c. Other Matters: Ms. Asklar suggested that a sample shed placement sheet be given to property owners who are requesting review of a shed. It was determined that the current application requires the attachment of a copy of the property survey, indicating the proposed placement of the shed, be attached to the application. This is the best method to provide the board with the information it needs to review the application.

FIFTH ORDER OF BUSINESS

Operational Matters

a. Mr. Bill Arfsten has requested authority to conduct tennis lessons at the CDD for seven hours per week for three months. The proposed contract would require payment of a fee of \$270 and that the CDD be presented proof of liability insurance with the CDD included as an additional named insured.

On MOTION by Ms. Garvin Rodriguez seconded by Ms. Asklar with all in favor the license agreement with Mr. Arfsten to conduct tennis lessons at the CDD was approved.

b. Short term license agreements: Mr. Smith explained that the CDD has been approached by a few people to enter into short term license agreements to use our facilities for summer programs. These were requests for programs to start immediately. Mr. Smith asked that the Chairman be given authority to approve these agreements when there is insufficient time to have the Board act.

On MOTION by Ms. Asklar seconded by Ms. Garvin Rodriguez with all in favor the Chairman was authorized to approve license agreements not to exceed three months duration when the licensee wishes to begin the activity on short notice.

c. Pond Plantings: Mr. Fisk received a proposal from Aquagentic's to plant vegetation in five ponds as recommended by the Engineer, Tonja Stewart, at a cost of \$5059.20. This would be the second installment of a project started earlier to improve the quality of the water in the ponds.

On MOTION by Ms. Asklar seconded by Ms. Garvin Rodriguez with all in favor the proposal from Aquagentic's to plant vegetation in five ponds at a cost of \$5059.20 was approved.

d. Pay raises: The board discussed pay raises for staff members. A sheet showing the hourly wages for all part time employees was reviewed. *A copy of the sheet is attached for the record.* After much discussion it was decided to give raises as outlined in the motion below.

On MOTION by Ms. Garvin Rodriguez seconded by Ms. Asklar with all in favor employees number five through number 10 will be given a 25 cent per hour raise effective immediately and an additional 25 cent per hour raise effective with the first pay period in October 2010. Employees number two through four and eleven and twelve will be given a 25 cent per hour raise effective with the first pay period in October 2010. All raises are subject to approval by the Operations Manager.

A bonus and pay raise for the Operations Manager was discussed. It was determined that the Board needed information on salaries and benefits for like positions in the area before determining the amount of a pay raise. This information will be obtained and further discussion will take place at one of the next two meetings. In recognition of the efforts of Mr. Fisk during the current Fiscal Year, particularly all the work involved with the capital improvement project, it was decided to give him a bonus for this year.

On MOTION by Mr. Jadallah seconded by Ms. Asklar with all in favor Mr. Fisk will be given a \$2,500 bonus for his efforts during the current Fiscal Year.

SIXTH ORDER OF BUSINESS

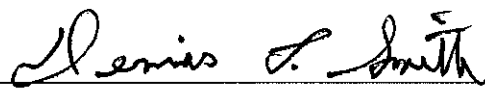
Long Range Planning Discussion

During the next two years the CDD will have a significant amount of funds available for capital improvement projects without having to raise assessments as a result of the drawing down of the Bond reserves. Additionally, the CDD will be able to program significant funds for capital improvements after the Bond is paid off in FY 2012. With a view toward keeping the amenities on par with newer developments in the area to maintain property values and to provide more opportunities for recreation to the residents, the Board reviewed a list of potential future capital improvement projects. *A copy of the list is attached for the record.* These projects will be reviewed and approved as funds become available over the next several years and specific proposals are submitted. The Operations Manager will begin the process of obtaining proposals for the serving wall and the water park with a view toward completing those two projects in FY 2011.

SEVENTH ORDER OF BUSINESS Adjournment

On MOTION by Ms. Khalil seconded by Ms. Garvin Rodriguez with all in favor the meeting was adjourned at 9:00 PM.


Dawn Khalil
Assistant Secretary


Dennis L. Smith
Chairman