

**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 20, 2021 at 6:30 p.m. at the Meadow Pointe Community Park, Clubhouse A 28245 County Line Road Wesley Chapel, FL 33544 and residents attended via Zoom at <http://zoom.us02web.zoom.us/j/3797970647> , and via phone in #(312) 626-6799, Meeting ID: 3797970647

Present constituting a quorum were:

Lutfi Jadallah	Chairman
Alicia Willis	Vice Chairman
Kelly L. Garvin	Assistant Secretary
Dennis Smith	Assistant Secretary
Michael Smith	Assistant Secretary
Dana Crosby Collier (remote)	District Counsel
Keith Fisk	Operations Manager

Also Present Remotely: Residents

The following is a summary of the discussions and actions taken at the May 20, 2021 Board of Supervisors meeting.

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

Mr. Fisk called the meeting to order and a quorum was established with four Supervisors present.

SECOND ORDER OF BUSINESS

Audience Comments-Remote

There are two opportunities for audience comments on any CDD matter during the meeting as noted in the agenda. Additionally, audience comments are permitted on any matter being discussed by the Board. In order to maintain order and in the interest of time and fairness to other speakers, each speaker must be recognized by the Chair and comments are limited to three minutes per person. This time may be extended at the discretion of the Chair. Only one person may speak at a time. Although Supervisors may not necessarily respond to the comments, they will be taken into consideration by the Supervisors.

Audience members addressed the Board.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the April 15, 2021 Board Meeting

On MOTION by Mr. Michael Smith seconded by Ms. Willis with all in favor the minutes of the April 15, 2021 meeting were approved. 4/0

FOURTH ORDER OF BUSINESS

Overall Update from OLM

Mr. Paul Woods of OLM gave an update on the OLM services. He noted OLM does the horticultural consulting and performance inspection service for the District working with the Operations Manager and the District’s landscape vendor, Greenview Landscaping.

Irrigation, irrigation technology and plants/trees were discussed. Also discussed was the linear nature of the District’s landscape.

Mr. Woods took questions from the Board.

The record will reflect Mr. Woods left the meeting.

The record will reflect Ms. Garvin joined the meeting.

SIXTH ORDER OF BUSINESS

District Counsel Report

Ms. Dana Crosby Collier, District Counsel, addressed the Board virtually. She noted she is working with Mr. Fisk on an agreement with the Wesley Chapel High School board regarding use of the pool in the morning.

Mr. Fisk explained the schools request and noted counsel requested the school make some changes to their request and an addendum to the agreement will be provided to the school upon review of counsel.

FIFTH ORDER OF BUSINESS

Deed Restriction and Architectural Review Matters

The approval for a case on Birdseye will be discussed at the next meeting.

EIGHTH ORDER OF BUSINESS

Operations Manager’s Report

Mr. Keith Fisk updated the Board on the Pinedale Park project.

A proposal was obtained to redo the ceiling at the cabana at Pinedale putting in new gutters and new soffit for \$6,100.

On MOTION by Ms. Willis seconded by Mr. Dennis Smith with all in favor the proposal to redo the ceiling at the Pinedale Park cabana in the amount of \$6,100 was approved. 5/0

NINTH ORDER OF BUSINESS

Chairman’s Comments

Mr. Jadallah noted Ms. Willis will take over the ARC schedule beginning on May 24th.

The Board was asked to approve the purchase of two community service awards for Ms. Patricia Asklar and Ms. Dawn Khalil for the service they have provided for the Meadow Pointe community.

The purchase of the plaques, including cost, will be discussed at the next meeting.

TENTH ORDER OF BUSINESS

Supervisor Requests and Comments

Ms. Willis asked what we are going to do about setting up the vaccine clinic.

Mr. Jadallah noted Mark Vega sent an email out to everybody regarding this.

The Board consented to allowing the clinic set up and Mr. Fisk will work with Mr. Vega on this tomorrow.

Mr. Dennis Smith corrected a statement made previously about the time limit for participants speaking at meetings with reference to Roberts Rules. He also read an excerpt from Principals Underlying Parliamentary Law regarding limiting discussions.

Mr. Michael Smith inquired about the trash amount in the proposed budget and Mr. Dennis Smith responded to the inquiry along with discussing other budget issues.

Mr. Michael Smith MOVED seconded by Ms. Garvin to return everything back to normal at the clubhouse, no more restrictions for Covid.

On VOICE Vote with Mr. Michael Smith, Ms. Garvin and Ms. Willis voting Aye and Mr. Jadallah and Mr. Dennis Smith voting Nay the motion to return the clubhouse back to normal was approved. 3/2

SEVENTH ORDER OF BUSINESS

District Manager’s Report

- a. Letter from Pasco County Re: Number of Registered Voters
- b. Sidewalk Update
- c. Budget Discussion (Budget under separate cover)
- d. Discussion of Eliminating the Newsletter

As the District Manager was absent from this meeting at this time, Mr. Dennis Smith indicated the items listed under his report have already been discussed and are not needed today.

Mr. Jadallah inquired about getting estimates for trimming trees on Countyline Road. Mr. Fisk responded we can, as the canopies are growing over Countyline Road. We can have them trimmed back to the bicycle lanes.

Mr. Jadallah also asked Mr. Fisk to have the stumps removed on Countyline Road.

Mr. Dennis Smith commented regarding the budget, Exhibit A of the budget, that has Unassigned Cash, the General Fund and right now the way the budget reads we have \$474,000 Unassigned Cash and that is a very good number.

A budget discussion ensued.

Supervisors requested to ask Ms. Tonja Stewart, District Engineer, to join a future meeting to discuss possible future infrastructure improvements for the District.

The number of registered voters in the District, reported by Pasco County, was briefly mentioned.

A discussion ensued, led by Mr. Michael Smith, on eliminating the Newsletter.

ELEVENTH ORDER OF BUSINESS

Audience Comments

One participating resident shared her favorable opinion on keeping the Newsletter and another expressed her opinion against keeping it.

Two residents asked to include the discussion about the FHP on future agendas.

Mr. Michael Smith reported Dennis Costa of the Community Council would like to plan another food-truck event for June 19th, 26th or 27th. The requested hours are from 11 a.m. to 2 P.M. on Saturday, June 26, 2021.

TWELFTH ORDER OF BUSINESS

Adjournment

The meeting adjourned.

