

**LEXINGTON OAKS COMMUNITY DEVELOPMENT DISTRICT**  
**District Office - 3434 Colwell Avenue - Suite 200 - Tampa, Florida 33614**

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January 19, 2005

Board of Supervisors  
**Lexington Oaks Community  
Development District**

Dear Board Members:

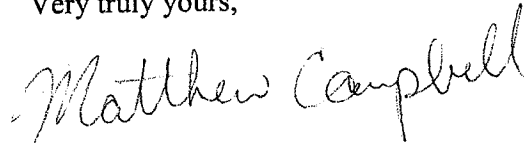
The regular Board of Supervisors' meeting of Lexington Oaks Community Development District will be held on **Thursday, January 27, 2005 at 8:30 a.m.** at the Lexington Oaks Clubhouse, located at 26304 Lexington Oaks Boulevard, Wesley Chapel, Florida 33544.

- 1. CALL TO ORDER/ROLL CALL**
- 2. PLEDGE OF ALLEGIANCE**
- 3. BUSINESS ADMINISTRATION**
  - A. Consideration of Minutes of the Board of Supervisors' Meeting on December 15, 2004 ..... Tab 1
  - B. Consideration of Operation and Maintenance Expenditures for November and January ..... Tab 2
  - C. Consideration of Payroll Fund Expenditures for January..... Tab 3
  - D. Consideration of Series 2002 Construction Requisitions #94-#97 (see recap)..... Tab 4
- 4. BUSINESS ITEMS**
  - A. Discussion of District Management Contract
  - B. Consideration of Resolution, 2005-04, Re: Lift Stations Ownership issues ..... Tab 5
  - C. Fiscal Year 2004/2005 Budget Update
    1. District Financial Discussion
    2. Clubhouse Revenues
    3. Discussion of District Property Sale and Allocation of Revenues
  - D. Discussion on Security Funding Proposal
- 5. STAFF REPORTS**
  - A. District Counsel
    1. Lift Station Ownership/Funding Update
  - B. District Engineer
    1. Storm Water Pond Damage Update
  - C. District Manager
    1. Consideration of Natural Areas Policy ..... Tab 6
    2. Consideration of Holiday Lighting/Decorations Policy .. Tab 7
    3. Discussion of Clubhouse, Pool and Playground Policies
    4. CDD Meeting Schedule Discussion
  - D. Field Supervisor
    1. Status of Tree Trimming Quotes
    2. Discussion on Traffic Circle Visibility Issues

6. **SUPERVISOR REQUESTS AND AUDIENCE COMMENTS**
7. **ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call me at (813) 933-5571.

Very truly yours,

A handwritten signature in cursive script that reads "Matthew Campbell".

Matthew Campbell  
District Manager

cc: Dayne Piercefield, Geo Surv 3, Inc.  
Mark Straley, Straley, Robin & Williams