

**MINUTES OF MEETING
LEXINGTON OAKS
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Lexington Oaks Community Development District was held on Thursday, November 15, 2007 at 6:30 p.m. at the Lexington Oaks Clubhouse, 26304 Lexington Oaks Boulevard, Wesley Chapel, Florida.

Present and constituting a quorum were:

Don Peters	Chairman
Terry Bechtel	Vice Chairman
Peter Hanzel	Assistant Secretary
Raymond Dolente	Assistant Secretary
Fritz Nystrom	Assistant Secretary

Also present were:

Andy Mendenhall	Manager - Severn Trent Services
John Browne	Severn Trent Services
Bob Valentine	Engineer
John Adams	Site Manager
Several Residents	

The following is a summary of the minutes and actions taken at the November 15, 2007 Lexington Oaks Board of Supervisors meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Peters called the meeting to order and called the roll.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

The Pledge of Allegiance was recited.

FOURTH ORDER OF BUSINESS

Attorney's Report – Golf Course SWFWMD Permit

There not being any report, the next item followed.

FIFTH ORDER OF BUSINESS Engineer's Report**A. Ponds 1B and 5A**

- Mr. Valentine reported ongoing work to repair the control structures on Ponds 1B/5A and 27C/D. New aluminum skimmers were installed as well as some sod but additional sod needs to be added. They are functioning as intended.
- Mr. Dolente inquired when the repairs on Ponds 1B/5A will be completed. *Mr. Valentine confirmed the contractor ordered the sod and the work will be completed as soon as the sod is installed.*
- Mr. Bechtel inquired about the Maywood repairs. *Mr. Valentine confirmed the contractor was currently in Maywood but when digging up the drainage, he discovered when the drainage was constructed it included a sleeve for an underdrain pipe. Since there was no connection, a piece of tape was placed over the pipe, which deteriorated over time and caused the hole. The end of the pipe will be capped to prevent further problems. The backfill and pouring of the sidewalk are scheduled for tomorrow.*
- Mr. Hanzel inquired whether this will be a capital expenditure. *Mr. Valentine confirmed the \$9,300 cost for this work will be paid from the Capital Projects Fund.*

B. Storm Drain Issues (Belmont and 5323/5410 Algerine Place)

- Mr. Valentine reported in Belmont, the contractor excavated the pipes on the east side, poured collars around them, backfilled and sodded. However, they ran out of sod and will complete the sodding when additional sod is obtained.
- Mr. Peters addressed the following:
 - Residents of Pimlico are complaining about low water levels and request the water level be raised a foot or two higher. However, the residents downstream are satisfied with their water levels. The dam looks good. *Mr. Valentine verified the level was set to the elevation permitted by SFWMD.*
 - Requested a quote to irrigate the new sod in the repaired control structure in Pimlico. *Mr. Valentine confirmed OneSource is watering between homes.*

C. Security System

- Mr. Peters inquired whether Mr. Hanzel provided the security plans to HPI. Mr. Hanzel verified he spoke with HPI today and they have the plans the county requested for the pole placement. Mr. Bellissimo from HPI will submit the plans to the county Zoning Department.
- Mr. Hanzel noted an adjustment made to the wind speed specification for the tower to sustain a 140 mph wind speed. Mr. Bellissimo ordered the equipment and the poles will be delivered within a specific period of time. Mr. Hanzel expressed concern over the work commencing until the zoning was approved.
- Mr. Peters inquired whether HPI was on schedule with the completion date. *Mr. Hanzel confirmed as soon as the zoning was approved, the 90 day window for the first quarter will be achieved.*

D. Fitness Center

- Mr. Valentine noted Mr. Mendenhall provided the revised plans from the Architect by email and requested the Board look at the details in the elevation views and address any concerns. He felt this was a good representation of what the building will look like from the outside and addressed the following:
 - » The north elevation faces the clubhouse and does not have any windows.
 - » The restrooms and mechanical room are on the north side as the utilities will run on the northeast corner.
- Mr. Bechtel reported the equipment manufacturer suggested removing the center window on the left wall and replacing with mirrors. Mr. Peters suggested having mirrors in between the windows.
- Mr. Peters noted the Architect wants the plans approved soon in order to meet the deadline. Mr. Mendenhall clarified the Architect was waiting for the equipment plans. *Mr. Bechtel will provide the architects with an equipment plan.*
- Mr. Bechtel confirmed there will be four treadmills and five elliptical machines. Mr. Hanzel verified three treadmills were identified in the current plans. Mr. Bechtel suggested installing additional outlets in case the number of treadmills

changed and ordering the equipment in January since it will take two to three months to deliver.

- Mr. Peters requested the Board review the plan after the meeting or in the next couple of days and provide any comments to Mr. Mendenhall in order to provide the final plan to the Architect by December 1st.
- Mr. Hanzel inquired about the pre-site work. *Mr. Valentine verified this work was put on hold pending approval from the golf course for the District to dump additional stormwater into their ponds.* Mr. Hanzel recalled Mr. Robin saying two years ago, the District was responsible for the water management system of the District. Mr. Valentine believed the ponds were permitted to the golf course. Mr. Peters felt if the golf course said no, the irrigation water can be shut off.
- Mr. Nystrom requested the bathrooms be unisex. Mr. Valentine confirmed the bathrooms will have aluminum fixtures.

Mr. Hanzel moved to accept the documentation for the Fitness Center and authorize the District Engineer to proceed with the permitting and design of the Fitness Center and Mr. Nystrom seconded the motion.

- Mr. Peters requested the motion be subject to the Board providing any questions or concerns to Mr. Mendenhall and Mr. Bechtel.

On VOICE VOTE with all in favor the prior motion accepting the documentation for the Fitness Center and authorizing the District Engineer to proceed with the permitting and design of the Fitness Center was approved and all supervisors were directed to provide any questions or comments to Mr. Mendenhall and Mr. Bechtel prior to the next meeting.

- Mr. Bechtel noted the timing is for obtaining bids by the end of the calendar year with construction underway by March and April of 2008 and completion by Fall of 2008.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the October 25, 2007 Meeting

Mr. Peters stated each Board member received a copy of the minutes of the October 25, 2007 meeting and requested any additions, corrections or deletions.

Mr. Bechtel moved to approve the minutes of the October 25, 2007 meeting and Mr. Hanzel seconded the motion.

Mr. Peters stated on page nine, "Mr. Mendelson" should be "Mr. Mendenhall" and on page 14, "lift station" should be removed as the county owns the lift station.

On VOICE VOTE with all in favor the minutes of the October 25, 2007 meeting were approved as amended

FIFTH ORDER OF BUSINESS

Engineer's Report

E. Other Capital Projects

- Mr. Peters discussed the following capital improvement projects:
 - *Playground* – Completed
 - *Heat Swimming Pool* – Completed
 - *Broken Fences* – Completed
 - *Round-about Lighting* - Completed
 - *Hose Bibs* – Completed
- Mr. Hanzel inquired whether the pressure washer was purchased. *Mr. Peters will check.*
 - *Drinking Fountains* – Mr. Peters reported Mr. Adams informed him the drinking fountains were not for outdoor use and presented a proposal for \$3,675 to install them in the Fitness Center. Mr. Adams confirmed the wiring for the drinking fountains were not conductive for outdoor use.

Mr. Hanzel moved to remove and relocate the outside drinking fountains to the Fitness Center in an amount not to exceed \$4,000 and Mr. Dolente seconded the motion.

- Mr. Bechtel inquired whether the supplier could be held liable for misrepresentation. *Mr. Peters feels the supplier and the Board were both to blame.*
- Mr. Peters requested this expenditure be paid for out of bond funds. Mr. Valentine confirmed there were available bond funds.

On VOICE VOTE with all in favor the prior motion to remove and relocate the outside drinking fountains to the Fitness Center in an amount not to exceed \$4,000, to be paid for out of bond funds was approved.

- Mr. Peters continued discussing the following capital projects:
 - *Landscaping Pulte Trailer Area* – There is a large depression where water is collecting and creating a breeding ground for mosquitoes. A quote was provided from OneSource for installation of a French drain and sod in the amount of \$3,210.

Mr. Hanzel moved to approve the proposal from OneSource for installation of a French drain and sod in the amount of \$3,210 to prevent standing water from accumulating at the Pulte trailer area on Lexington Oaks Boulevard and Mr. Peters seconded the motion.

- Mr. Dolente questioned whether this repair will adequately fix the problem and the benefit to having a French drain. *Mr. Peters felt the repair will address the problem and explained the French drain will help to drain the water to the sidewalk.*
- Mr. Peters requested the proposal from OneSource for installation of the French drain and sod be tabled until further review by the District Engineer.
- Mr. Hanzel felt the amount of the proposal was high.
- Mr. Peters reported his original suggestion was for additional fill and sod to eliminate the depression. The proposal is \$2,010 without the French drain.

- Mr. Dolente requested the engineer review the appropriateness of using a French drain for drainage purposes. *Mr. Peters directed the District Engineer drive out to the site tomorrow.*

On VOICE VOTE with all in favor the prior motion for approval of the OneSource proposal to prevent standing water from accumulating at the Pulte trailer area on Lexington Oaks Boulevard was approved, with the installation of sod and fill only in the amount of \$2,010, removal of the French drain from the proposal and approval by the District Engineer.

- Mr. Peters continued discussing the following capital projects:
 - *Fitness Center* – This item was discussed above.
 - *Security System* – The contractor is currently addressing permit issues and pole substitutions.
 - *SWFWMD* – Nearing completion.
 - *Enhancements Front Entrance* – Mr. Valentine is reviewing the OneSource proposal for \$108,000. Mr. Hanzel requested a copy of the proposal and inclusion on the agenda for discussion at the next workshop. *Mr. Mendenhall will provide copies of the proposal to the Board and the original proposal to Mr. Valentine.* Mr. Peters does not see any urgency on acceptance of the proposal as it is predicated on the completion of the S.R. 54 improvements. Mr. Dolente requested another estimate. Mr. Peters feels this decision could be made at the workshop.
 - *Pond Fountain* – Mr. Peters liked the look of the fountain. Mr. Dolente inquired about the electrical meter. *Mr. Adams is waiting on a bid from another electrician and once this is received, he will compare the two bids and make a recommendation to the Board.*
 - *Pond Plants* – Complaints were received from residents. A resident of Maywood complained about the contractor driving equipment over her yard and being disrespectful. *Mr. Adams is supposed to receive a list from the contractor of the plants installed in each area.* When a resident told Mr.

Peters the plants will die when the pond is treated, Mr. Peters informed the resident this was not true as other plants thrived when the pond was treated.

- *Risen Star Golf Cart Path* – Completed with no complaints.
- *Drain Depression in Hawthorne Village* – Mr. Valentine will evaluate.
- Entrance Sign - Mr. Hanzel verified this item is on the agenda for the December County Commission meeting.
- *Meeting Room* – Pending until completion of the Fitness Center.
- *Kitchen Upgrades* – Mr. Adams and Mr. Peters will meet with Ms. Susan Steinmetz next Wednesday to discuss the details. The final cost for the upgrades is \$18,000. The cost for new cabinets is \$10,000, which can be paid out of the bond funds. The cost for refurbishment of the remaining cabinets is \$8,000 to be charged out of the O&M.
- *Pond Aeration* – the following items were addressed:
 - Mr. Adams is waiting for a bid from an electrical contractor for the electrical work. Mr. Hanzel requested the number of ponds be re-evaluated. Mr. Bechtel suggested requesting a quote from the pond aeration contractor for the entire work including hiring an electrical contractor.
 - Mr. Nystrom noted \$6,000 was added per year for utility work and questioned how to address resident requests regarding pond aesthetics. Mr. Bechtel felt this issue needed to be revisited. Mr. Peters felt if pond aeration helps to alleviate the concerns of the residents, it was worthwhile to pursue.
 - Mr. Dolente expressed concern over the \$36,750 cost for the electrical.
 - Mr. Hanzel requested a representative from the pond aeration company attend the workshop.
- Mr. Hanzel requested a meter for the front entrance fountain. Mr. Peters felt bond money could be used for this purpose.

Mr. Bechtel moved to approve the purchase of an additional electrical meter for the front entrance pond fountain in an amount not to exceed \$2,500 and Mr. Dolente seconded the motion.
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- Mr. Hanzel questioned why the meter cost \$2,200. Mr. Valentine explained the cost includes installation of the wiring.

On VOICE VOTE with all in favor the prior motion for purchase of an additional electrical meter for the front entrance pond fountain in an amount not to exceed \$2,500, to be paid for out of bond funds was approved.

- Mr. Dolente requested Mr. Adams provide an estimate on the total construction cost of the Fitness Center to the Board at the next meeting.

SIXTH ORDER OF BUSINESS

Discussion Items

A. Hawthorne Roads

- Mr. Peters addressed the following:
 - Inquired whether any Board members looked at the condition of Spectacular Bid Drive in Hawthorne to address the concern raised by a resident at the last meeting. *Mr. Valentine felt the roads had normal wear and tear and did not see anything significant. He suggested the Board address any concerns with Pulte.*
 - Walked the length of the road with Mr. Adams and noted some cracks. He did not agree with the issue of depressed manholes or undulating of the road. *Mr. Valentine suggested repaving the road and assessing the homeowners \$1,000 per home.* Mr. Peters noted there were reserves for this purpose.
 - The Pasco County Engineer is negotiating with Pulte on some issues before accepting the roads.
 - On Lexington Oaks Boulevard near Pimlico, there is a depression in the road before the storm drain.

B. Pool Remarciting

- Mr. Peters stated at the last meeting, the Board approved an expenditure of \$38,500 and Mr. Adams informed the Board at the workshop, the tile will cost an additional \$5,000 to \$8,000.

- Mr. Adams addressed the following:
 - The total amount of the contract with the tile is \$45,000.
 - The work will start on January 21, 2008.
 - Will take three weeks to complete, weather permitting
- Mr. Peters noted the funds will come from O&M and \$60,000 was budgeted for the remarciting.

Mr. Peters moved to amend the action taken by the Board at the October 25, 2007 meeting to award the pool remarciting contract to All Star Pools in an amount not to exceed \$45,000; with a start date of January 21, 2007 and Mr. Hanzel seconded the motion.

- Mr. Hanzel requested the work start the first week in January. *Mr. Adams explained this is a large order with the tile and could not guarantee the first of January due to the holidays.*
- Mr. Nystrom suggested Mr. Adams ask the contractor about the earliest date he could begin the work. Mr. Peters requested Mr. Adams inform the contractor to either move the start date to earlier in January or delay it until the weather was warmer.
- Mr. Peters inquired about the timing of remitting a check to the contractor. Mr. Adams noted \$15,750 was due immediately. Mr. Mendenhall suggested the funds come out of the General Fund as checks can be written quickly. *Mr. Peters directed Mr. Mendenhall to expedite the remittance of the check to the contractor.*

On VOICE VOTE with all in favor the prior motion amending the action taken by the Board at the October 25, 2007 meeting to award the pool remarciting contract to All Star Pools in an amount not to exceed \$45,000 was approved and the District Manager was directed to cut a check for \$15,750 from the General Fund in order for the contractor to commence with the pool re-marciting work as soon as possible.

C. Electrical Estimate for Pond Aeration

This item was tabled to the workshop.

D. Entrance Pavers

- Mr. Peters addressed the following:
 - Inquired whether Mr. Hanzel spoke to Mr. Matt O'Brian at Pulte. *Mr. Hanzel reported he had not heard from Mr. Matt O'Brian as he was on vacation.* Mr. Hanzel will send an email to Mr. O'Brian requesting he meet with the Board at the December workshop.
 - Feels there is no reason to wait until the second coat of asphalt is added to S.R. 54 in January. *Mr. Valentine recommended waiting until the asphalt was dry as the tar could affect the pavers.*
- Mr. Hanzel reported construction taking place on Old Post Road and a ruling by the Site Development Approval Hearing prohibiting heavy equipment from being driven on Lexington Oaks Boulevard. *Unfortunately, the construction company was not privy to this information and directed the District Engineer to remind the construction company about this condition.*
- Mr. Peters felt this was an inconvenience the residents needed to tolerate for another couple of months until S.R. 54 receives its second layer of asphalt.
- This work will be completed in January.

E. Reclaimed Water Usage

- Mr. Bechtel addressed the following:
 - Irrigation Technical Services adjusted the controls for the reclaimed water usage line distributing water to the golf course and the District. For September, the District used 17% well water and 83% reclaimed water. He had no reason to believe this would not continue to be the case and will continue monitoring it.
 - The permit is in the golf course name and the well usage is being closely monitored. As long as the District continues to work with the golf course, everything will turn out fine.
- Mr. Nystrom inquired whether there was resolution of the allocation of water in and out of the pond. Mr. Peters suggested waiting a few more months to see what happens but the concern is with the golf course overflowing the pond and water

running into the conservation area. Mr. Bechtel confirmed as of this year, the golf course put 73 million gallons of water into their pond and used 52 million gallons for irrigation.

SEVENTH ORDER OF BUSINESS

Manager's Report

A. Insurance Update

- Mr. Mendenhall reported the following:
 - The insurance issue was finalized at the workshop.
 - From last year to this year, items were removed from the insurance policy.
 - There was a lengthy discussion at the workshop about including the retaining wall around the community in the policy and suggested the Board have a reserve account or Wall Replacement Fund to cover the cost of insuring the wall.
 - Mr. Mendenhall was waiting for receipt of this year's premium. The insurance premium last year was \$12,011 and could increase to more than half of this amount. The premium will be provided to the Board upon receipt.
 - Mr. Peters reported \$15,000 was budgeted for insurance. Mr. Mendenhall noted this line item increased based on current insurance rates.

B. Balance of Hawthorne/Preakness Reserve

- Mr. Mendenhall emailed a copy of a worksheet to the Board identifying the balance of the Hawthorne and Preakness reserve accounts as well as a General Reserve for the common areas. Currently there are no reserves but this will change based on the October expenses. Preakness has reserves of \$5,344 based on overages from last fiscal year.
- Mr. Dolente inquired whether there were any monies in the General Reserve. *Mr. Mendenhall explained there were currently no funds available unless the Board wished to allocate funds for this purpose.*
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wished to allocate funds for this purpose but there should be funds available in February when the residents pay their tax bills.

- Mr. Peters noted the following breakdown for Preakness and Hawthorne:
 - » Preakness: 1,509 homes paying \$113 towards the reserve
 - » Hawthorne: 54 homes paying \$103 towards the reserve
- Account numbers will be designated for these accounts.

C. Ownership of Storm Drains, Sidewalks & Easements

- Mr. Peters discussed the following:
 - This is in response to a letter read to the Board by Ms. Esther Larkin at the October meeting.
 - Trees planted or removed from an easement is a CDD issue as the county indicated the District is responsible for the sidewalks if they crack.
- Mr. Jim Spano confirmed the sidewalks were installed by Pulte and questioned the ownership of the easements. He feels whoever owns the road, owns the sidewalk and the strip of grass between the road and curb.
- Mr. Peters defined an easement as a strip of grass between the road and the sidewalk in a village for the purpose of access and maintenance of the water system.
- Mr. Bechtel feels even though the property belongs to the homeowner, they cannot place any permanent structures in the easement.
- Mr. Peters questioned who was responsible for the sidewalk in a gated village where the CDD owns the road. *Mr. Valentine verified the home builder built the sidewalk and the CDD is not involved in the maintenance.*
- Mr. Bechtel inquired about enforcement for a structure placed illegally in the easement. Mr. Hanzel feels it is the Board's responsibility to enforce the rules and regulations imposed by the county since the CDD is a governmental entity; however, the homeowner is accountable if they illegally installed a structure.
- Ms. Larkin discussed a county meeting she attended last Thursday and the county replying to her letter. The county will allow Oak Trees to be removed from the easement. The county has not made a ruling on whether the residents have to

replace Oak Trees with similar shade trees and will make a determination next week.

- Mr. Peters verified the CDD owns the sidewalks along Lexington Oaks Boulevard but the homeowners own the sidewalks in the villages and are responsible for maintenance.

EIGHTH ORDER OF BUSINESS

Staff Report – Site/Clubhouse Manager

A. One Source Performance

- Mr. Adams reported OneSource applied the weed killer this week.

B. Clubhouse Exterior Painting

- Mr. Adams provided a bid for \$4,550.
- Mr. Peters noted a lower bid was submitted by Bullard Custom Painting for \$2,875.
- Mr. Adams noted the highest bid received was \$16,000.
- Mr. Bechtel inquired whether the \$2,875 and \$4,550 bids were comparable. Mr. Adams confirmed they were comparable.
- Mr. Adams will try to obtain a bid for \$2,100.
- Mr. Peters questioned whether the painting needed to be done. Mr. Bechtel feels it needs to be done as the clubhouse was built in 1999.

After further discussion, there was consensus from the Board to table this matter until construction of the new Fitness Center is completed.

- Mr. Peters complimented Mr. Adams on his patience dealing with him and customers.

NINTH ORDER OF BUSINESS

Supervisor Requests

- Mr. Bechtel requested discussion on administration of the security system at the December workshop
- Mr. Nystrom discussed an article in the newspaper on SWFWMD water usage restrictions and targeting golf courses. He requested Mr. Robin discuss the

transfer of the water use permit for reclaimed water from the golf course to the District. *Mr. Peters will follow-up with Mr. Robin.*

- Mr. Bechtel questioned whether or not it is in the District's interest to have the permit in the District's name. Mr. Peters suggests leaving it in the golf course's name in case fines are imposed.
- Mr. Nystrom noticed the water level in the pond going down daily.
- Mr. Peters stated if they pump according to Mr. Bechtel's data and the water level in the pond is still going down, there may either be a leak in the bottom of the pond or the meter is not calibrating correctly.
- Mr. Hanzel discussed the following:
 - Thanked Mr. Adams for displaying the flags.
 - Recommends the maintenance person receive more duties and there be a salary adjustment for this position. Mr. Peters inquired about how many hours the maintenance person works per week. Mr. Adams confirmed the maintenance person works 30 hours per week and receives \$10 per hour.
 - This item was tabled for the December workshop.
- Mr. Peters discussed the following:
 - Feels OneSource does a good job picking up trash along Lexington Oaks Boulevard and inquired about maintenance of the grass area between the asphalt and curb. Mr. Adams confirmed it is the responsibility of OneSource to maintain the grass area but District staff is currently performing the maintenance. Mr. Peters feels OneSource should perform the maintenance as the District is paying for this service.
 - Requested the issue of streetlight reimbursement for the Streetlight District be discussed with Mr. Robin. Mr. Hanzel suggested contacting Pasco County.

TENTH ORDER OF BUSINESS

Audience Comments

- Mr. Spano discussed the following:
 - Inquired which ponds will be aerated. *Mr. Peters responded 14 of the worst ponds will be aerated.*

- Inquired about how the easements apply to villas. *Mr. Peters feels the villas have stricter deed restrictions than what the master association requires.*
 - Control over OneSource's performance regarding maintenance of the Boulevard and direction of sprinklers. *Mr. Valentine reported OneSource has an employee who only works on the sprinklers.*
 - Ms. Sheila Matejka discussed the following:
 - Commented about trappers setting traps for alligators in the ponds. *Mr. Bechtel explained if someone sees an alligator over 3' long or perceives it to be a hazard to property or themselves, they can call a state hotline. They will engage a trapper to remove the alligator by setting traps.*
 - Inquired whether the trappers are required to remove the traps after a certain period of time. *Mr. Bechtel confirmed there should not be any traps left on-site after an alligator is caught.*
 - Mr. Spano complimented Mr. Hanzel on his comments.
 - Ms. Cass Peters inquired about the determination of ponds benefiting from aeration. Mr. Hanzel reported the aeration vendor performed a study of all CDD ponds and made a recommendation of the ponds for aeration based on the following factors:
 - Visibility to the bottom of the water
 - Oxygen in the water
 - Temperature of the water
 - Algae
 - Location of the pond
 - Amount of fertilizer or chemicals going into the pond
 - Plants
- Mr. Hanzel noted the Board took the amount budgeted for aeration and allocated a certain amount for each pond. Mr. Peters suggested the residents attend the December workshop for further information.
- Mr. Abdil complained the floodlights for the monuments are aimed in the wrong direction. Mr. Adams will check the floodlights.
 - Mr. Austin discussed the following:

- Requested swimming in the winter months and a skate park. *Mr. Peters explained the pool was now heated for the winter months and the skate park was originally in the plans for the Fitness Center but was quickly rejected due to noise and vandalism concerns.*
- Suggested having a skate park by the tennis courts. *Mr. Peters felt this was going to be difficult to get support for and suggested soccer, basketball and volleyball as alternatives.*
- Complained about being asked to leave the playground. *Mr. Peters explained 16 year old boys should not be playing on the swings. Mr. Dolente suggested the resident and his friends make a list of activities they want to have. Mr. Peters instructed the resident to provide this list to clubhouse staff or email to one of the Board members.*

ELEVENTH ORDER OF BUSINESS**Approval of the Financial Statements, Check Registers and Invoices**

The following was discussed regarding the financials:

- Mr. Dolente questioned the OneSource bill for \$400 for extra watering of new sod. *Mr. Peters explained this bill was for watering of the plants when the irrigation system was shut off by the county during construction of the road in March. This invoice was not received by the accountant until September of 2007.*
- Mr. Bechtel inquired why money was in the Reserve Funds for Hawthorne, Preakness and the General Reserve instead of the month to date actuals. *Mr. Peters explained the money has not hit the month to date actuals.*
- Mr. Bechtel expressed concern over an electric bill being held until the residents paid their tax bills. *Mr. Mendenhall explained these reserve accounts were funded by revenues and if a bill needed to be paid, the money will be taken from the General Fund and reimbursed from the revenues when money came in. Mr. Bechtel felt this was not a good practice to follow. Mr. Mendenhall felt \$435 for the Hawthorne Reserve was valid.*
- Mr. Peters discussed the following:
 - Questioned where the \$3,959 under *Other Miscellaneous Revenues* came from. *Mr. Mendenhall will check.*


- Questioned why *Electricity* shows \$8,135 on the check register but does not show in the financial statements. *Mr. Mendenhall will have the accountant make this change.*
- Questioned the bill for Global Gate Controls in the amount of \$149.50 for remote controls for Preakness and whether the residents pay the \$50 for each remote control. *Mr. Adams confirmed this was the case.* Mr. Peters felt this should be an expense incurred by Preakness.
- Requested the bill from Cornerstone Business for \$1,911 for repair of signs for law enforcement purposes be split between Hawthorne and Preakness with Hawthorne paying \$887 and Preakness paying \$1,024. *Mr. Mendenhall will follow-up with the accountant.*
- Accurate bills for Preakness and Hawthorne are in the check register detail but not in the financials. *Mr. Mendenhall will follow-up with the accountant.*
- Directed Mr. Mendenhall to work with Mr. Adams on the account numbers for Preakness and Hawthorne.
- The reserves for Preakness and Hawthorne should be adjusted under the Annual Adopted Budget column; \$5,562 for Hawthorne and \$10,848 for Preakness, unless the \$5,228 and \$10,197 were discounted numbers.

On MOTION by Mr. Bechtel seconded by Mr. Nystrom with all in favor the financial statements, check registers and invoices in the amount of \$46,563.85 for the period ending October 31, 2007 were approved.


TWELFTH ORDER OF BUSINESS**Adjournment**

There not being any further business,

On MOTION by Mr. Bechtel seconded by Mr. Nystrom with all in favor the meeting was adjourned.



Andrew P. Mendenhall
Secretary



Don Peters
Chairman