

**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, May 20, 2010 at 6:30 p.m. at the Lexington Oaks Clubhouse, 26304 Lexington Oaks Boulevard, Wesley Chapel, Florida.

Present and constituting a quorum were:

Terry Bechtel	Chairman
Don Peters	Assistant Secretary
Raymond Dolente	Assistant Secretary
Bob Hendrick	Assistant Secretary

Also present were:

Andy Mendenhall	District Manager
John Adams	Site Manager
Jeffrey Siewert	Bayside Engineering
John Stack	Architectural Fountain

The following is a summary of the minutes and actions taken at the May 20, 2010 Lexington Oaks Board of Supervisors meeting.

FIRST ORDER OF BUSINESS

Roll Call

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

SECOND ORDER OF BUSINESS

Pledge of Allegiance

The Pledge of Allegiance was recited.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the April 1, 2010 Continued Meeting and April 15, 2010 Regular Meeting

Mr. Bechtel stated each Board member received copies of the minutes of the April 1, 2010 continued meeting and the April 15, 2010 regular meeting and requested any additions, corrections or deletions.

There not being any,

On MOTION by Mr. Peters seconded by Mr. Dolente with all in favor the minutes of the April 1, 2010 continued meeting were approved.

- Mr. John Stack from Architectural Fountains gave a presentation on enhancing the front entrance.
 - He recommends a self-contained fountain 5 to 7 feet high by 7 to 9 feet in diameter that will sit in the existing pool.
 - The purchase of a control panel will be required in order to receive the fountain warranty.
 - He noted that the existing lighting can be used.
- It was requested Mr. Stack submit fountain quotes for consideration by the Board.

The record will reflect Mr. Stack left the meeting.

FOURTH ORDER OF BUSINESS

Attorney's Report

District Counsel was not present at the meeting.

FIFTH ORDER OF BUSINESS

Engineer's Report

Mr. Siewert addressed the following:

- As requested he reviewed the fitness center parking lot and construction plans and documents.
- He noted the soil report states there is high ground water and high seasonal ground water and it recommends that all pavement design should consider either lowering the ground water through an under drain system to protect the pavement and/or using a soil cement base.
- The plans call for a lime rock base therefore the plans do not agree with the soil report. The results are not going to be good for the life of that pavement.
- It will cost \$15,000 to \$18,000 to correct.
- Discussion ensued and it was requested the District Engineer prepare a property reserve study and make recommendations. A report on ownership maps and aptitude terrace repairs will also be an upcoming project.

- The report will be given to the former engineering company, American Consulting, and a meeting scheduled to discuss the findings with them.

SIXTH ORDER OF BUSINESS

Discussion/Update of Capital Project Items – Update on Pasco County Maintenance of Roads

- Mr. Bechtel gave an update on acceptance of the roads by the county.
- Discussion ensued with regard to the use of the remaining \$9,300 for capital project items such as the fountains and additional equipment for the fitness center.
- Mr. Mendenhall noted that Supervisor Nystrom sent comments that he is opposed to spending \$6,000 on dumbbell weights; but is okay with spending \$500 to \$600. He feels \$6,000 is a large amount of money to spend on items used by a small amount of people.
- It was decided the Board will wait for the fountain quotes before making a decision.

SEVENTH ORDER OF BUSINESS

Manager’s Report

Mr. Mendenhall addressed the following:

A. Distribution of the Proposed Budget for Fiscal Year 2011 and Consideration of Resolution 2010-3 Approving the Budget and Setting the Public Hearing

- The proposed budget for fiscal year 2011 was presented and the budget process/schedule reviewed.
- It was noted the goal is to keep the assessments at the same level as last year.
- Discussion ensued and the following was noted:
 - P/R-Board of Supervisors should be \$21,000
 - R&M-Irrigation should be \$14,000
 - Payroll-Salaried should be \$112,000
 - Contracts-Sheriff should be \$15,000
 - Gross up entire budget by same amount as FY 2010

On MOTION by Mr. Bechtel seconded by Mr. Dolente with all in favor to use the same trim gross up amount as last year was approved and Resolution 2010-3 approving the fiscal year 2011 budget and setting the public hearing for August 19, 2010 at 6:30 p.m. in the Lexington Oaks Clubhouse was adopted.

B. Report on the Number of Registered Voters (2,626)

- A letter from the Pasco Supervisor of Elections indicates as of April 15, 2010 there were 2,626 registered voters within the District; a copy of which is attached for the record.

EIGHTH ORDER OF BUSINESS

Staff Report – Site/Clubhouse Manager

Mr. Adams addressed the following:

- Landscape inspection - actual completion dates will be available at the next workshop.
- It was noted the minutes of the April 15, 2010 regular meeting were not approved.

On MOTION by Mr. Hendrick seconded by Mr. Bechtel with all in favor the minutes of the April 15, 2010 meeting were approved.

NINTH ORDER OF BUSINESS

Supervisors' Requests and Comments

- Mr. Peters questioned the status of carp in the ponds and Mr. Adams noted they have been placed in the ponds and he will send a breakdown to the Board of what SWFWMD allowed.

TENTH ORDER OF BUSINESS

Audience Comments

- A resident questioned what happens when the bond is paid off and it was noted the debt portion would no longer be part of their bill.

ELEVENTH ORDER OF BUSINESS

Approval of Financial Statements, Check Registers and Invoices

- The financials for the period ending April 30, 2010 were reviewed and discussed.

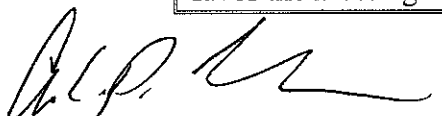
On MOTION by Mr. Bechtel seconded by Mr. Dolente with all in favor the financials for the period ending April 30, 2010 were accepted.

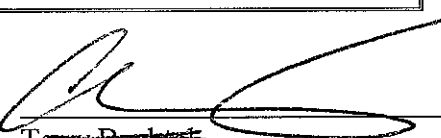
TWELFTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Mr. Hendrick seconded by Mr. Dolente with all in favor the meeting was adjourned.


 Andrew P. Mendenhall
 Secretary


~~Terry Bechtel~~
 Chairman
 Fritz Nystrom
 Co. Chairman