

**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 18, 2010 at 6:30 p.m. at the Lexington Oaks Clubhouse, 26304 Lexington Oaks Boulevard, Wesley Chapel, Florida.

Present and constituting a quorum were:

Fritz Nystrom	Chairman
Don Peters	Vice Chairman
Bob Hendrick	Assistant Secretary
Peter Hanzel	Assistant Secretary
Rick Carroll	Assistant Secretary

Also present were:

Andy Mendenhall	District Manager
Jeffrey Siewert	District Engineer
Todd Wilhelmi	Site Manager
Residents	

The following is a summary of the minutes and actions taken at the November 18, 2010 Lexington Oaks Board of Supervisors meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Nystrom 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

Organizational Matters

A. Oath of Office for Newly Elected Supervisors

Mr. Mendenhall being a notary of the State of Florida administered the oath of office to Mr. Peter Hanzel and Mr. Richard Carroll; signed copies of which are attached and made part of the official record.

- A Form 1 and the Florida Commission on Ethics Guide to the Sunshine Amendment was distributed to the new supervisors.

B. Election of Officers – Resolution 2011-1

- After an election the Board reconstitutes the officer structure.
- Mr. Peters nominated Mr. Fritz Nystrom as Chairman and there being no other nomination Mr. Nystrom was appointed Chairman.
- Mr. Hanzel nominated Mr. Don Peters as Vice Chairman and there being no other nomination Mr. Peters was appointed Vice Chairman.
- Resolution 2011-1 designating officers of the District was presented; a copy of which is attached for the record.

<p>On MOTION by Mr. Hanzel seconded by Mr. Peters with all in favor Resolution 2011-1 designating Fritz Nystrom Chairman; Don Peters Vice Chairman; Andrew P. Mendenhall Secretary; Robert Koncar Treasurer; Stephen Bloom Assistant Treasurer; Robert Hendrick, Peter Hanzel and Rick Carroll Assistant Secretaries was adopted.</p>

FIFTH ORDER OF BUSINESS

Attorney’s Report

There being no report, the next item followed.

SIXTH ORDER OF BUSINESS

Engineer’s Report

Mr. Siewert addressed the following:

- Development of the map is still a work in progress.
- He received an email from American Consulting Engineers with a counter offer of \$8,000 regarding the parking lot pavement issue. This counter offer is \$1,000 less than what the District requested.

FOURTH ORDER OF BUSINESS

Approval of the Minutes of the October 21, 2010 Meeting

Each Board member received a copy of the minutes of the October 21, 2010 meeting and there were no additions, corrections or deletions noted.

On MOTION by Mr. Hendrick seconded by Mr. Peters with all in favor the minutes of the October 21, 2010 meeting were approved.

SIXTH ORDER OF BUSINESS

Engineer's Report (continued)

- Mr. Nystrom gave a recap of the parking lot pavement issue to bring Mr. Carroll up-to-date.
- Mr. Siewert recommended the Board accept the \$8,000 counter offer noting this amount would more then cover the cost of any of the repairs to render the parking lot with a 15 year life which is what it should have been.
- Discussion ensued with regard to the counter offer from American Consulting Engineers and it was decided Mr. Mendenhall will consult District Counsel regarding a response accepting the counter offer under the condition their further liability addresses only the pavement not the parking lot.
- It was noted Cornerstone agreed to replace the *juniper* with *gold mound* at no charge. OneSource will prepare the area for the new plants and correct the irrigation system at no additional cost.

SEVENTH ORDER OF BUSINESS

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

- Pasco County held a meeting on November 16th and Mr. Mendenhall will follow up to see if the last road was accepted.
- Discussion ensued with regard to the Pocono Pond Aptitude Terrace project to stabilize the erosion between the houses. The project is scheduled for January 2011 and an overview was given to bring the new supervisors up-to-date.

EIGHTH ORDER OF BUSINESS

Discussion of Ownership/ Maintenance of Sidewalks on Boulevard

- Discussion ensued with regard to sidewalk ownership and maintenance and it was suggested when the county accepts the roads for maintenance a list of the sidewalks in need of repair be sent to them. Mr. Mendenhall will follow up with the county.

NINTH ORDER OF BUSINESS

Discussion of Wall in Saratoga Abutting Angus Valley

- Discussion ensued with regard to an issue in the community of Saratoga where there is a cul de sac and behind the homes the fence stops and then backs into the conservation area where a barbwire fence is and then goes to the concrete wall that ends behind the tennis courts. Residents are fearful of the people who come and go thru this area. There is a known drug dealer living there and part of the barbwire fence is in disrepair.
- Mr. Siewert noted if this is a safety and health issue conservation or not the District should have the right to install a fence. He will research if a fence can be installed and this will be discussed at the next workshop.

TENTH ORDER OF BUSINESS

Manager's Report

Mr. Mendenhall addressed the following:

A. Consideration of Arbitrage Rebate Agreement with AMTEC

- An arbitrage rebate agreement with AMTEC for the Series 2002A and 2002B bonds was presented; a copy of which is attached for the record.

Mr. Peters moved to approve the arbitrage rebate agreement with AMTEC for the Series 2002A and 2002B bonds and Mr. Hanzel seconded the motion.

- Discussion ensued with regard to the naming of the bonds and it was noted with these two bonds there are three bonds for arbitrage. Clarification was requested on what this arbitrage includes.

On Voice Vote with Mr. Nystrom, Mr. Peters, Mr. Hendrick and Mr. Carroll voting aye and Mr. Hanzel voting nay the arbitrage rebate agreement with AMTEC for the Series 2002A and 2002B bonds was approved.

ELEVENTH ORDER OF BUSINESS

Staff Report – Site/Clubhouse Manager

Mr. Wilhelmi addressed the following:

- The trashcans and pet waste cans have been installed.
- The monuments have been washed.

- The crime watch is organizing a Santa parade on the boulevard and requested approval for children to walk along and sing. It was noted a Sheriff will be present and there was no objection from the Board.
- It was noted children from 5610 Spectacular Bid Dr. rode their bicycles behind a vehicle as it was leaving the community and the Hawthorne gate closed on the bicycle which in turn broke the gate. Discussion ensued and it was suggested a police report be filed and forwarded to District Counsel for the record. Then a repair bill can be sent to the parents with a request for payment.
- Discussion ensued with regard to the shade awning for the playground. Mr. Wilhelmi is waiting for additional recommendations.

On MOTION by Mr. Nystrom seconded by Mr. Hanzel with all in favor the shade structure item was tabled.

- The Board directed the District Manager to move forward with the audit agreement for Keefe, McCulough & Co. to perform the fiscal year 2010 audit.

TWELFTH ORDER OF BUSINESS

Supervisors' Requests and Comments

- Supervisor Hanzel addressed the following:
 - Requested a copy of the personnel manual and reminded staff it states they wear uniforms and name tags.
 - Suggested a copy of the District rule book be distributed to the Board.
 - Suggested a list of pond repairs be prepared so a priority of expending funds for the repairs can be done.
- Mr. Nystrom was in agreement with the suggestion that a list of pond repairs be prepared.
- Supervisor Carroll addressed the following:
 - He noted a wall in Maple Ridge (Riva Ridge) was partially painted and questioned if this will be completed. It was noted the CDD did not paint the wall and Todd will follow up.
 - He questioned if there was resolution on installing a barrier between the home that was hit by the car and the road. Mr. Mendenhall noted that at the meeting with

the county there was no assurance a barrier would be installed, only that the striping of the road would be done.

- A new newsletter will be funded by advertisement and will no longer require funds from the CDD.
- Supervisor Hendrick addressed the following:
 - He requested OneSource take care of the planting beds and remove dead plants.

THIRTEENTH ORDER OF BUSINESS Audience Comments

- Mr. Mule thanked the Board for their involvement. He asked if anything can be done about the person selling newspapers in the front entrance. He noted the Hawthorne Village gate was broken again by the same person and feels the assessment should be paid by the resident who rented their property to that person.
- Mr. Barr noted that his wife witnessed the event and he has photographs regarding the bicycle issue at the Hawthorne gate damaged by the resident of 5610. He requested the Board take action and report back to the residents. It was noted this issue was previously discussed and the sheriff's office will be contacted.
- Mrs. Barr explained what she saw regarding the bicycle issue and the Hawthorne gate.
- Mr. Avile Paz congratulated the elected members. He questioned the traffic signage and Mr. Nystrom reviewed traffic sign installation.
- Mr. Mendenhall noted the twitter feed is not for two way communication. It is to get current information out and email is used to contact Board members and management.

FOURTEENTH ORDER OF BUSINESS Approval of Financial Statements, Check Registers and Invoices

- A. Consideration of Miscellaneous Revenue Line Item**
- The financials for the period ending October 31, 2010 were reviewed.
- It was noted the \$195 paid for treatment of fleas on the berm at 35406 Aptitude Lane is a one-time charge.
- Mr. Hendrick and Mr. Wilhelmi will research bundling of the telephone/cell phone services and report back to the Board.

- Mr. Mendenhall will follow up on why the electricity cost for Hawthorne was 50% more than Preakness.

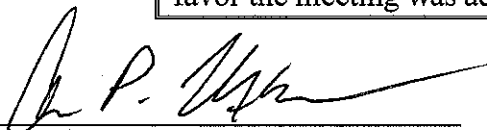
On MOTION by Mr. Hanzel seconded by Mr. Hendrick with all in favor the financials for the period ending October 31, 2010 were accepted.

FIFTEENTH ORDER OF BUSINESS

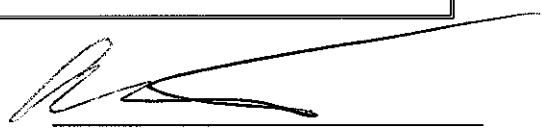
Adjournment

There being no further business,

On MOTION by Mr. Hanzel seconded by Mr. Peters with all in favor the meeting was adjourned.



Andrew P. Mendenhall
Secretary



A. Fritz Nystrom
Chairman