

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

**CONNERTON WEST
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Connerton West Community Development District was held on **Monday, October 14, 2013 at 4:00 p.m.** at Club Connerton, located at 21100 Fountain Garden Way, Land O' Lakes, FL 34638.

Present and constituting a quorum:

Dale "Chip" Jones	Board Supervisor, Vice Chairman
Randy Cook	Board Supervisor, Assistant Secretary
J. R. Carroll	Board Supervisor, Assistant Secretary

Also present were:

Scott Brizendine	District Manager, Rizzetta & Company, Inc.
Cordell Matthews	District Manager, Rizzetta & Company, Inc.
Roy Van Wyk	District Counsel, Hopping Green & Sams, P.A.

FIRST ORDER OF BUSINESS

Call to Order

Mr. Brizendine called the meeting to order and read the roll call.

SECOND ORDER OF BUSINESS

Audience Comments on Agenda Items

Mr. Brizendine noted that there were no members of the general audience in attendance.

THIRD ORDER OF BUSINESS

**Consideration of the Minutes of the Audit
Committee Meeting held on August 21,
2013**

<p>On a Motion by Mr. Jones, and a second by Mr. Cook, with all in favor, the Board of Supervisors approved the minutes of the Audit Committee meeting held on August 21, 2013 as presented for Connerton West Community Development District.</p>
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FOURTH ORDER OF BUSINESS

**Consideration of the Minutes of the Board
of Supervisor's Meeting held on August 21,
2013**

On a Motion by Mr. Cook, and a second by Mr. Jones, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors meeting held on August 21, 2013 as presented for Connerton West Community Development District.

FIFTH ORDER OF BUSINESS

**Consideration of the Operation and
Maintenance Expenditures for August**

Mr. Brizendine responded to various questions regarding invoices and the services they represented. Mr. Jones asked that an update on the mitigation and monitoring project be provided to the Board at the next meeting.

A brief discussion ensued regarding the advantages of continuing to have Deputy Patrols in the community and ongoing poaching that is occurring on District property.

On a Motion by Mr. Cook, seconded by Mr. Jones, with all in favor, the Board of Supervisors approved the Operation and Maintenance Expenditures for August 2013 (\$74,167.86) as presented for Connerton West Community Development District.

SIXTH ORDER OF BUSINESS

**Consideration of Bond for Street Light
Service**

Mr. Brizendine stated that the cost for the utility bond for the additional lighting came in at \$1,706.06 and the invoice for the deposit was \$39,704. A brief discussion ensued regarding whether or not there is an existing bond that they might be able to tie into and whether the lighting is a District responsibility. It was stated that having the District pay for the street lights would be consistent with what has been done in the past. Mr. Brizendine stated that the bond would result in annual payments.

On a Motion by Mr. Jones, seconded by Mr. Cook, with all in favor, the Board of Supervisors approved paying for a bond unless there is an existing bond that they can tie into for Connerton West Community Development District.

SEVENTH ORDER OF BUSINESS

Public Hearing on Rules of Procedure

On a Motion by Mr. Jones, seconded by Mr. Cook, with all in favor, the Board of Supervisors opened the public hearing on the rules of procedure for Connerton West Community Development District.

Mr. Brizendine stated that this public hearing was duly advertised in the local newspaper as required under Florida Statutes. He noted that there were no members of the general public in attendance.

Mr. Van Wyk stated that at last month's meeting he provided a memo and matrix of changes, as well as a red lined version of the updated rules for the Board to review. He stated that the revised rules will replace the old ones and asked if there were any questions. Mr. Jones asked that he touch on the highlights of the changes.

Mr. Van Wyk stated that the rules now provide a means for the Treasurer to obtain a bond so that he can work on behalf of the District, create an alternative procedure to allow for public comment on agenda items before any action being taken, and acknowledges a requirement that bids be opened in a public meeting. A brief discussion ensued regarding bid thresholds and the revised agenda format. Mr. Jones recommended that audience members be informed of the guidelines prior to taking comments.

With no further discussion being heard, Mr. Van Wyk called for a motion to approve Resolution 2014-01.

On a Motion by Mr. Jones, seconded by Mr. Cook, with all in favor, the Board of Supervisors approved Resolution 2014-01, updating the Rules of Procedure for Connerton West Community Development District.

EIGHTH ORDER OF BUSINESS

Discussion of Landscape Maintenance Services

Mr. Brizendine stated that K. Johnson Landscaping has started to maintain Blue Mist and Connerton Boulevard extension. He stated that he has also obtained the proposals from Ballenger for the irrigation, noting that they came in right around the budgeted number provided.

Mr. Brizendine stated that Ballenger informed him that Warren Diaz did not provide a PDF version of the as-builts of the new irrigation system. Following a brief discussion it was decided to request the DWG version and provide it to the District Engineer for conversion to PDF.

NINTH ORDER OF BUSINESS

Consideration of Proposal for Holiday Lighting

Mr. Brizendine reviewed the revised proposal from Illumination Holiday Lighting and Mr. Cook stated that he preferred the mini lights that were used last year and was not in favor of using the snow flakes. The Board decided to authorize Mr. Cook to work with Staff to select a firm for holiday lighting that remains within budget constraints.

On a Motion by Mr. Jones, and a second by Mr. Carroll, with all in favor, the Board of Supervisors authorized Mr. Cook to work with Staff on a holiday lighting plan that falls within the budget for Connerton West Community Development District.

TENTH ORDER OF BUSINESS

Consideration of Proposal for Pressure Washing

Mr. Brizendine stated that he contacted Jerry with Jerry's Mobile Detailing / Pressure Washing regarding cleaning the wall at the intersection of Pleasant Plains Parkway and Lagerfeld based on a recommendation from Mr. Zuercher upon repairing some stucco damage. Mr. Brizendine stated that he asked for a proposal to pressure wash the sidewalks and roadway curbs on Connerton Boulevard from US 41 to Heirloom Drive, the front entry way at Connerton Boulevard, and the two small sidewalks from the playground on Rose Cottage. A brief discussion ensued regarding the scope of service, cost, and the possibility of having other areas done by him if this job is completed satisfactorily, as well as sealing the sidewalks to reduce the frequency of cleaning.

On a Motion by Mr. Jones, and a second by Mr. Cook, with all in favor, the Board of Supervisors approved the proposal from Jerry's Mobile Detailing/Pressure Washing in the amount of \$3,500 for Connerton West Community Development District.

ELEVENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Mr. Van Wyk sought direction from the Board with how they would like to handle an outstanding invoice relating to the bond restructuring. Mr. Brizendine recommended that the Board pay the invoice, as well as the one from Heidt Design and continue to work with the Trustee to resolve the issue. He explained that there are funds available in the general fund from the penalty monies that the Board received from the developer. It was noted that the invoice from Hopping Green is \$60,000 and the one from Heidt Design is \$20,000. Following a brief discussion, Mr. Jones recommended that the District offer to pay 50% of both invoices and send a letter to the Trustee requesting that they agree to pay the other half within five to seven days. Mr. Jones offered to draft the letter however it was decided that it should be sent by the manager.

On a Motion by Mr. Jones, and a second by Mr. Cook, with all in favor, the Board of Supervisors authorized staff to contact the Trustee regarding splitting the costs of the invoices from Hopping Green and Heidt Design for work performed on the bond restructuring for Connerton West Community Development District.

B. District Engineer

Mr. Jones asked about the status of drainage project in Garden Party Park. Mr. Brizendine stated that the project was put on hold due to funding issues, but he

would contact Heidt to check on the status of the permit and ask that it be extended if necessary.

Mr. Brizendine stated that he has heard nothing more on the drainage issues raised by the Groves and he assumes they were resolved.

C. District Manager

Mr. Brizendine reviewed the financial status summary, stating that the District received no additional funds this month and was under budget \$4,939 for the month of August. He reviewed account balances and noted that he is projecting that they will be under budget roughly 8% for the year.

Mr. Brizendine reminded the Board that the next meeting is scheduled for November 4, 2013.

TWELFTH ORDER OF BUSINESS

Audience Comments and Supervisor Requests


A brief discussion ensued on the status of platting for parcel 201. The Board asked Mr. Brizendine to check on whether or not they have been platted or were platted in time to have assessments placed on the tax roll.


Mr. Cook noted that there are still a number of street lights that have been tagged, but have yet to have the bulbs replaced.

THIRTEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Jones, seconded by Mr. Cook, with all in favor, the Board of Supervisors adjourned the meeting at 5:00 p.m. for Connerton West Community Development District.


Assistant Secretary


Chairman / ~~Vice Chairman~~