

**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, October 19, 2017 at 6:30 p.m. at the Lexington Oaks Clubhouse, 26304 Lexington Oaks Boulevard, Wesley Chapel, Florida.

Present and constituting a quorum were:

Bob Hendrick	Chairman
Peter Hanzel	Vice Chairman
Terry Bechtel	Assistant Secretary
Rick Carroll	Assistant Secretary
Ron Cox	Assistant Secretary

Also present:

Bob Nanni	District Manager
Vivek Babbar	District Counsel
Eric Hendra	District Engineer
Todd Wilhelmi	Clubhouse Manager
Residents	

The following is a summary of the minutes and actions taken.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Hendrick called the meeting to order and called the roll. A quorum was established.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

The Pledge of Allegiance was recited.

THIRD ORDER OF BUSINESS

Additions/Corrections to the Agenda

None.

FOURTH ORDER OF BUSINESS

Public Comments on Agenda Items

None.

Approved

FIFTH ORDER OF BUSINESS

Engineer’s Report

A. Reserve Update

Mr. Hendra distributed the Reserve Report noting he was still working on the irrigation portion of the report. The landscape plans were not available and Pasco County was contacted to check their records and provide a copy of the as built plans; they have not yet responded.

B. Splash Pad Update

Two proposals for the splash pad engineering services were received.

- Aquatic Design and Engineering, Orlando FL - \$22,800
- Wet Engineering, Jacksonville, FL - \$9,575

The proposals will be reviewed in detail at the November 2, 2017 workshop; the vendors will be invited to participate.

A report on Pond 17BA was provided; proposals for repairs will be obtained and presented for discussion at the next workshop.

SIXTH ORDER OF BUSINESS

Attorney’s Report

District Counsel provided input below regarding Policy Manual Updates.

SEVENTH ORDER OF BUSINESS

Items for Consideration

A. Policy Manual Updates

Mr. Babbar reviewed Florida Statute preemptions regarding both No Smoking and Firearms as it relates to the CDD amenities policies. Discussion followed on what can and cannot be included in the CDD Rules. Any Rule change required to be in compliance with State Law will be pursued, including clarification on minimum age requirements and assessment of penalties.

Mr. Carroll left the meeting.

EIGHTH ORDER OF BUSINESS

Manager’s Report

A. Consent Agenda

i. Minutes of the September 21, 2017 Meeting

On MOTION by Mr. Bechtel seconded by Mr. Hendrick with all in favor to approve the minutes of the September 21, 2017 Meeting. 4-0

ii. Approval of the Financial Statements, Check Register and Invoices

On MOTION by Mr. Bechtel seconded by Mr. Cox to approve the Financial Statements, Check Register and Invoices.

Discussion followed on the financial report and review of the general ledger. A Live Oak invoice in the amount of \$3,905.42 is to be removed.

On VOICE VOTE with all in favor the Financial Statements, Check Register and Invoices were approved with the noted invoice correction. 4-0

NINTH ORDER OF BUSINESS

Staff Report Site/Clubhouse Manager

Mr. Wilhelmi provided an update on the following items:

- Gate post in Hawthorne will be repaired – paid by A1 Recovery.
- A copy of the tax exempt certificate was received and provided to Central Pump.
- LMP agreed to reduce their mark-up from 30% to 20% on major components.
- Repairs are in progress on the sidewalks; repainting of the monuments are underway.
- Discuss at a workshop enacting limitations on advance room bookings.
- Scope of work for security system repairs, installation and emergency work.

TENTH ORDER OF BUSINESS

Audience Comments

None.

ELEVENTH ORDER OF BUSINESS

Supervisors' Requests and Comments

Peter Hanzel:

- Comment on the Statement of Revenues and Expenditures; changes and fund balance dated September 30, 2017.

TWELFTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Hendrick seconded by Mr. Bechtel with all in favor to adjourn the meeting. 4-0

Bob Hendrick, Chairperson