

**LEXINGTON OAKS
COMMUNITY DEVELOPMENT
DISTRICT**

JANUARY 18, 2018

Agenda Package

Lexington Oaks Community Development District

Inframark, Infrastructure Management Services

210 North University Drive Suite 702, Coral Springs, Florida 33071 Phone: 954-603-0033 Fax: 954-345-1292

January 11, 2018

Board of Supervisors
Lexington Oaks
Community Development District

Dear Board Members:

The regular meeting of the Board of Supervisors of the Lexington Oaks Community Development District will be held on Thursday, January 18, 2018, at 6:30 p.m. at the Lexington Oaks Clubhouse, 26304 Lexington Oaks Boulevard, Wesley Chapel, Florida. Following is the advance agenda for this meeting:

- 1. Roll Call**
- 2. Pledge of Allegiance**
- 3. Additions/Corrections to the Agenda**
- 4. Public Comments on Agenda Items**
- 5. Engineer's Report**
 - A. Contract for Pond 17BA Repairs
 - B. Irrigation Reserves
 - C. Status of Water Play Area
 - D. Update on Reserve Study
- 6. Attorney' Report**
- 7. Items for Consideration**
 - A. Splash Pad Update (Ron Cox)
- 8. Manager's Report**
 - A. Consent Agenda
 - i. Minutes of the December 7, 2017 Meeting
 - ii. Financial Report December 31, 2107
 - B. Resolution 2018-1 Designation of Officers
 - C. Board Assignments
- 9. Staff Report – Site/Clubhouse Manager**
- 10. Audience Comments**
- 11. Supervisors' Requests and Comments**
- 12. Adjournment**

The next Workshop is scheduled Thursday, February 1, 2018 at 9:00 a.m.

The next Meeting is scheduled Thursday, February 15, 2018 at 6:30 p.m.

Enclosed for your review are the documents available for the meeting. Any other supporting documentation for the items listed above, not included in the package, will be distributed electronically and copies provided at the meeting. In the meantime, if you have any questions, please contact me.

Sincerely,

Bob Nanni

Bob Nanni

cc: Vivek Babar
Todd Wilhelmi

Eighth Order of Business

8Ai.

**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, December 7, 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	

Also present:

Bob Nanni	District Manager
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

Public Comments were received on the following:

- Holiday decorations look great this year.
- Follow on the status of the pond in Pimlico 27D.
 - American Ecosystems will look into the issues with the pond in January.
- Noted a newspaper article referencing potential commercial development on Route 54 near Lexington Oaks.

FIFTH ORDER OF BUSINESS

Engineer’s Report

A. Pond 17AB Weir and Dyke Restoration

The District Engineer provided limited information regarding Pond 17AB weir and dyke restoration; the estimated costs and project details were not provided. A scope of work is to be prepared and provided for the RFP.

- i. GeoTech Engineering**
- ii. Finn Outdoors**

B. Splash Pad Proposals

Several proposals were received and the various features and concepts included in the submittals were discussed. The new proposals did not measure up to the original proposal regarding features and cost. The engineering plans and permits for the splash pad needs to be addressed.

District Engineer is to provide requested information to the Board so the splash pad project can move forward.

C. Update on Reserve Study

The As Built plans for the irrigation system were not available from Pasco County.

Mr. Bechtel is finalizing an excel spread sheet of anticipated reserves for budgeting purposes.

SIXTH ORDER OF BUSINESS

Attorney’s Report

None.

SEVENTH ORDER OF BUSINESS

Items for Consideration

A. Bonus for Staff One

On MOTION by Mr. Hanzel seconded by Mr. Hendrick with all in favor to discuss a bonus payment to Doug Johnson. 5-0

Discussion followed.

On MOTION by Mr. Hanzel seconded by Mr. Hendrick with all in favor to authorize a \$1,000 bonus payment to Doug Johnson prior to Christmas. 5-0

EIGHTH ORDER OF BUSINESS

Manager’s Report

A. Consent Agenda

i. Minutes of the November 1, 2017 Meeting

On MOTION by Mr. Bechtel seconded by Mr. Cox with all in favor the minutes of the November 16, 2017 Meeting were approved with one edit.
5-0

NINTH ORDER OF BUSINESS

Site Manager Report

Mr. Wilhelmi provided an update on the following items:

- Check from A1 Recovery was received for damages to the Hawthorne gate.
- An insurance check in the amount of \$2,768 was received for lightning damages in July 2017 to the security cameras.
- LMP cut into the security camera wires when they were installing the new clock for the irrigation system.
 - The Site Manager completed the repair work for the security camera and placed the wires into conduit.

TENTH ORDER OF BUSINESS

Audience Comments

Audience Comments were received regarding the following:

- Community Christmas Party – space is limited for accommodating the entire community.

ELEVENTH ORDER OF BUSINESS

Supervisors’ Requests and Comments

Peter Hanzel:

- Discussion regarding the engineer currently assigned by JMT to handle District projects.
- District Manager is to contact JMT to discuss concerns expressed by the Board regarding the District Engineer.
 - Unprepared
 - Unprofessional
 - Ms. DeBosier to provide an explanation regarding the poor performance
 - Charges for the work he performed are not justified and should be refunded
 - Current engineer assigned to the District is to be replaced

Ron Cox:

- Comment regarding information provided by the District Engineer on the Splash Pad.
- Will follow-up on referrals provided for Soakers Splash Pads, LLC.
- Preparing articles for the January Newsletter.

Rick Carroll:

- Discussion of the process to fill a vacancy on the Board and soliciting a replacement.

The Board and the public acknowledged Bob Hendrick as a hardworking, dedicated, and involved Supervisor of the Lexington Oaks Community Development District. His absence from the Board will be felt by all, his contributions to community service are sincerely appreciated.

A. Accept Letter of Resignation from Bob Hendrick

On MOTION by Mr. Cox seconded by Mr. Bechtel with all in favor the resignation of Bob Hendrick from Seat #2 which expires November 2020 was accepted. 5-0

Mr. Hendrick provided a list of items for Board consideration as they move forward.

A letter addressed to the District and staff from Mr. Hendrick was read into the public record.

Mr. Carroll provided information on his pursuit for reclaimed water on behalf of the District

TWELFTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Hendrick seconded by Mr. Cox with all in favor the meeting was adjourned. 5-0

Peter Hanzel, Vice Chairperson

8Aii.

Documents not received in time for agenda package production.

8B.

RESOLUTION 2018-01

**A RESOLUTION DESIGNATING OFFICERS OF
LEXINGTON OAKS COMMUNITY DEVELOPMENT
DISTRICT**

WHEREAS, the Board of Supervisors of Lexington Oaks Community Development District at a regular business meeting desires to appoint the below recited persons to the offices specified.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD
OF SUPERVISORS OF LEXINGTON OAKS COMMUNITY
DEVELOPMENT DISTRICT:**

1. The following persons were appointed to the offices shown, to wit:

_____	Chairman
_____	Vice Chairman
<u>Bob Nanni</u>	Secretary
<u>Robert Koncar</u>	Treasurer
<u>Stephen Bloom</u>	Assistant Treasurer
_____	Assistant Secretary(s)

PASSED AND ADOPTED THIS, 18th DAY OF JANUARY 2018

Chairman

Secretary