

**MINUTES OF MEETING  
MEADOW POINTE II  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Meadow Pointe II Community Development District was held on Wednesday, December 16, 2009 at 6:30 p.m. at the Meadow Pointe II Clubhouse, 30051 County Line Road; Wesley Chapel, Florida.

Present and constituting a quorum were:

Linda Straw	Chair
Mark Glassman	Vice Chairman
Diana Ricker	Treasurer
Brian Shahin	Secretary

Also present were:

Andy Mendenhall	District Manager
Rolando Santiago	District Attorney
Bob Valentine	District Engineer
Bill Snyder	Property Manager
Renee Glassman	ARC/DRC
Yolanda Bush	ARC/DRC

*The following is a summary of the minutes and actions taken at the December 16, 2009 Meadow Pointe II Board of Supervisors regular meeting.*

**FIRST ORDER OF BUSINESS**

**Roll Call**

Ms. Straw called the meeting to order and the Board members and staff identified themselves for the record.

**SECOND ORDER OF BUSINESS**

**Pledge of Allegiance**

The Pledge of Allegiance was recited.

**THIRD ORDER OF BUSINESS**

**Guest Speakers**

There being none, the next item followed.

**FOURTH ORDER OF BUSINESS**

**Resident Council Representative**

There being no report, the next item followed.

**FIFTH ORDER OF BUSINESS**

**Committee Reports**

**A. Architectural Review**

Ms. Bush distributed the Architectural Review Report for review, which is attached hereto and made part of the public record.

- 2009-145 – unable to locate colors – return to homeowner for paint swatches.

On MOTION by Ms. Ricker seconded by Mr. Glassman with all in favor the Architectural Review Report was approved as submitted.

**B. Deed Restrictions**

Ms. Bush distributed the Deed Restriction Report for review, which is attached hereto and made part of the public record.

On MOTION by Mr. Glassman seconded by Ms. Ricker with all in favor the Deed Restrictions Report was approved as submitted.

**SIXTH ORDER OF BUSINESS**

**New Business**

- Ms. Ricker suggested watching the legal bills when contacting the attorney.
  - Ms. Straw requested to be forwarded, electronically, the invoices for legal services.
- Mr. Glassman inquired as to the sign for costs to date for gate repairs.
  - If provided the repair numbers Mr. Glassman will construct the sign.

*The record will reflect Mr. Shahin has joined the meeting.*

- Mr. Shahin addressed the links for the website and suggested including a disclaimer on the website for links.

- It will be addressed with Shane at MSR.
- Mr. Shahin noted he has sent Mr. Santiago a couple of questions but has received no response.

**SEVENTH ORDER OF BUSINESS**

**Staff Reports**

**A. Attorney**

There not being any, the next item followed.

**C. Property Manager**

Mr. Snyder reported on the following:

- The sign for the CDD meeting should arrive in three or four days.
- The tennis court lights have been replaced.
- The camera on the tennis court has been replaced.
- Has found a website for the gate operators at a significant savings.
- There has been some problems with the holiday lighting – the GFI's are tripping when the sprinklers come on.
- Spoke with Scapes regarding ant hills they were not handling and points were deducted for irrigation so their score was 90½.
- Addressed covering of plantings with regard to freezes.
- New trash can installed on Mansfield Boulevard.
- Spoke with Tony regarding the algae in the ponds.
- Nothing will be done with the pool bath until after the first of the year.
- The mulch was late this year and Mr. Snyder noted it was his fault because he did not sign for it, he has signed now but they are going to wait for the holiday lights to come down.
- Mr. Glassman addressed overgrown shrubs blocking the flood lights at the entrances.
  - There may be a need for extensions on the lights for the entrance signs and leave the shrubs as is.
  - Mr. Snyder noted the plan is to wait until after a freeze.

- Mr. Shahin noted he would like to thank Shelia for handling some items which came in late.

**B. Engineer**

Mr. Valentine noted he has no report.

- Mr. Snyder addressed the Deer Run pond repair and inquired if there were scheduled inspections with regard to the warranty period.
  - Mr. Valentine noted there was no set time but it should be done occasionally.
- Mr. Snyder inquired as to the mitigation monitoring.
  - Mr. Valentine noted there is one area still in the mitigation process.

**C. Manager**

Mr. Mendenhall reported on the following:

- Outlined the community concerns previously addressed with regard to the noise level at the school.
  - i. Resolution 2010-1**
    - Revision – supports the efforts of Meadow Pointe II community members to work with its neighbors to ensure that any noise does not exceed the necessary levels for facilitation and enjoyment of school/community events and maintains the peaceful coexistence with the Meadow Pointe II Community.
    - Mr. Mendenhall noted for the record Mr. Lynn is not in favor of the resolution and did not believe it was the responsibility of the District to become involved in issues of this kind.

On MOTION by Mr. Glassman seconded by Ms. Ricker with all in favor Resolution 2010-1 a resolution of the Board of Supervisors of the Meadow Pointe II Community Development District expressing support for the community initiatives to reduce noise concerns was adopted as amended.

**NINTH ORDER OF BUSINESS**

**Other Business**

- Mr. Scott Moran, Sedgwick, inquired if there are any plans for a dog park within Meadow Pointe.
  - It was noted the District has no property available.
  - Discussion ensued with regard to the county park site and it was noted one of the suggestions for the area was a dog park.
- Mr. Kevin Carter, Vermillion, noted GFI light issues and further discussion ensued.

**EIGHTH ORDER OF BUSINESS**

**Approval of the Minutes of the November 19, 2009 Meeting**

There being no comments or questions,

On MOTION by Mr. Glassman seconded by Mr. Shahin with all in favor the minutes of the November 19, 2009 meeting were approved as submitted.

**NINTH ORDER OF BUSINESS**

**Other Business (continued)**

- Mr. Glassman inquired if the hits on the website have been checked and Mr. Shahin noted he will send a report to all.

**TENTH ORDER OF BUSINESS**

**Approval of November, 2009 Financial Statements**

There being no comments or questions,

On MOTION by Mr. Glassman seconded by Ms. Ricker with all in favor the November 2009 financial statements were approved.

- Mr. Shahin noted the follow-up is still needed from Mr. Santiago on the following items:
  - Deed restrictions from the last meeting with regard to the plants in the pond.
  - Definition of residential.

December 16, 2009

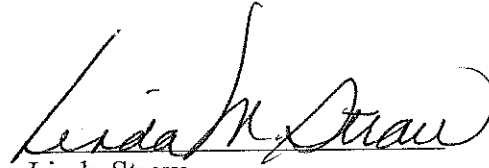
MP II CDD

**ELEVENTH ORDER OF BUSINESS**

**Adjournment**

There being no further business,

On MOTION by Mr. Shahin seconded by Ms. Ricker with all in favor the meeting was adjourned at 7:03 p.m.

A handwritten signature in cursive script, appearing to read "Linda M. Straw".

Linda Straw  
Chair