

**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 Wednesday, November 5, 2014 at 6:30 p.m. at the Meadow Pointe II Clubhouse; 30051 County Line Road; Wesley Chapel, Florida.

Present and constituting a quorum were:

Michael Cline	Chairman
Renee Glassman	Assistant Treasurer
Glen Aleo	Assistant Secretary (via telephone)
James Bovis	Assistant Secretary

Also present were:

Brad Foran	District Engineer
Sheila Diaz	Operations Manager
Cliff Morgan	Operations
Cindy McCrary	ARC/DRC
Residents	

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

FIRST ORDER OF BUSINESS

Call to Order

Mr. Cline called the meeting to order.

SECOND ORDER OF BUSINESS

Roll Call

Supervisors and staff introduced themselves; Mr. Aleo will be calling in as he is currently serving on Military Duty.

THIRD ORDER OF BUSINESS

**Pledge of Allegiance/Moment of Silence
for our Fallen Service Members and First
Responders**

The Pledge of Allegiance was recited; a moment of silence was held.

FOURTH ORDER OF BUSINESS

Additions or Corrections to the Agenda

The following item should be added to the agenda:

- Discussion of Sidewalks

FIFTH ORDER OF BUSINESS

**Audience Comments on Agenda Items
(Comments will be limited to three
minutes.)**

None.

SIXTH ORDER OF BUSINESS

Non-Staff Reports

A. Sheriff's Department

This item will be reported later on the agenda.

B. Residents Council

- The Council did not yet have a final accounting to report on the Halloween Fun Fest.

SEVENTH ORDER OF BUSINESS

Reports

A. Deed Restrictions

This item will be reported later on the agenda.

B. Architectural Review

This item will be reported later on the agenda.

C. Operations Manager

Ms. Diaz presented her report for discussion; a copy of which will be entered into the official record.

Mr. Aleo phoned in to participate in the meeting.

On MOTION by Mr. Bovis seconded by Ms. Glassman with all in favor to allow Mr. Aleo to participate via phone and to vote on items before the Board.

- Ms. Diaz is to rework the wording of the Pool Rules and present the draft to the Board for review.
- UPS would like to place a pod at end of parking lot and rent the space for \$25.00 per week.

On MOTION by Mr. Bovis seconded by Ms. Glassman with all in favor to decline the proposal from UPS to rent space in the parking lot for pod.

EIGHTH ORDER OF BUSINESS

Board Discussions (Discussion Only)

A. Letter from Resident Regarding Miscellaneous Issues

A letter from Mr. Glassman dated October 15, 2014 was included as part of the Record of Proceedings. Each Board member was given an opportunity to comment on the letter.

SEVENTH ORDER OF BUSINESS

Reports (continued)

B. Architectural Review

➤ 2014-95	paint home	recommended
➤ 2014-96	roof replacement	recommended
➤ 2014-97	paint home	recommended
➤ 2014-98	paint home	recommended
➤ 2014-99	paint home (original scheme)	recommended

On MOTION by Ms. Glassman seconded by Mr. Bovis with all in favor, the Architectural Review Report was accepted as presented.

A. Deed Restrictions

➤ 2014-320	grass	14
➤ 2014-321	not mowing to pond	15
➤ 2014-322	driveway; mailbox	18; 14
➤ 2014-323	driveway; mailbox; roof (Follow-up on weeds)	14; 18; 22
➤ 2014-324	boat in driveway	17
➤ 2014-325	above ground pool; (could not verify) trailer in backyard; mailbox	17
➤ 2014-326	trailer tied to tree	17
➤ 2014-327	lawn needs to be edged	14
➤ 2014-328	driveway; mailbox	14; 18
➤ 2014-329	driveway; mailbox	14; 18
➤ 2014-330	yard - bare spots	14
➤ 2014-331	cut tree in conservation area	23
	▪ Send letter on violation of encroachment on deed restriction	
	▪ Notify SWFWMD via letter; copy owner	

On MOTION by Ms. Glassman seconded by Mr. Bovis with all in favor, the Deed Restriction Violations were accepted as presented.

Report on Small Claims Cases:

- Issues were served for 3 homes

- 2 residents responded
- 1 resident is looking to settle out of court prior to December 9, 2014. The outstanding debt is \$1,000 plus an additional \$457 for administrative, miscellaneous office, and court costs
 - Settlement will not be discussed until the issue is resolved
- Process Server has not been able to serve on 1 home in violation
 - Cost for a skip trace is \$90 per search

On MOTION by Ms. Glassman seconded by Mr. Aleo with all in favor, to proceed with the Process Server search for another address to serve the papers.

- A letter will be prepared authorizing Ms. McCrary to represent the CDD Board in small claims cases
- An issue involving a fence repair was previously sent to the attorney for resolution. No further action is required at this time.
- Directly contact the Sheriff's office Any crimes witnessed

Sheriff's Department:

- Third Quarter (July, August, September) averaged 14 – 28 call per day
- Type of incidents occurring are mainly person on person
- Parking lots associated with businesses along Bruce B Downs have recently been targeted for vehicle break-ins

EIGHTH ORDER OF BUSINESS

**Board Discussions (Discussion Only)
(continued)**

B. Engineer's Report on Roads, Reserves Expected Life

- The Engineer provided a report that summarized by subdivision the reserves and number of years the roads are expected to last
- The projected expectancy of the life of the roads, based on the completion of maintenance and repairs, was also included

C. Tree Trimming by Homeowners

- Many homeowners are not aware they are responsible for trimming the trees between the road and the sidewalk
- Information on tree trimming and grass cutting should be included in the magazine

NINTH ORDER OF BUSINESS

Supervisors' Remarks

Mr. Bovis:

- Suggested including a picture of a conservation area on the magazine cover to attract attention to the article on tree trimming
- Congratulations to Ms. Sanchez on being elected to the Board of Supervisors and thanks to those who qualified but were not elected
- The election process was respectful and cordial

Ms. Glassman:

- Extended congratulations to candidates
- Include information in the newsletter on deed restrictions and associated fines for violations

Mr. Cline:

- Action on repairing the sidewalks
- Past 2 years 10% was taken from each Village's reserves to repair sidewalks with the exception of Covina Key and Vermillion

On MOTION by Ms. Glassman seconded by Mr. Bovis with all in favor to continue taking 10% from the Villages reserves in which the CDD is responsible for the sidewalk repairs.

- Congratulations to the successful candidates and we look forward to working together
- Thank you to the unsuccessful candidates for your support and involvement in the community

Fining Committee:

- 23 cases were reviewed to-date and 11 were resolved

Mr. Cline (continued):

- Thank you to Mr. Shahin for his commitment and service to the community
- The November 19th meeting will include a Supervisors Workshop Training for CDD Supervisors

TENTH ORDER OF BUSINESS

Audience Comments (Comments will be limited to three minutes.)

- Mr. McCarthy 1353 Baythorn Drive requesting permission to remove a live oak with root issues.
- Mr. McCarthy provided background information on the burned down house.
- Ms. Silvana Papa, 30716 Burleigh Dr., Wrencrest reported an issue with vehicle towing. The rules were reviewed with the resident.

On MOTION by Ms. Glassman seconded by Mr. Bovis with all in favor, the meeting was adjourned at 8:35 p.m.



Michael Cline
Chairman