

**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, November 2, 2015 at 4:05 p.m.** at Club Connerton, located at 21100 Fountain Garden Way, Land O' Lakes, FL 34638.

Present and constituting a quorum:

Stewart Gibbons	<b>Board Supervisor, Chairman</b>
Randy Cook	<b>Board Supervisor, Vice Chairman</b>
Peter Rundel	<b>Board Supervisor, Assistant Secretary</b>
Richard Dombrowski	<b>Board Supervisor, Assistant Secretary</b>
Bryan Gifford	<b>Board Supervisor, Assistant Secretary</b>

Also present were:

Greg Cox	<b>District Manager, Rizzetta &amp; Company, Inc.</b>
Roy Van Wyk	<b>District Counsel, Hopping Green &amp; Sams, P.A.</b>
Lara Bartholomew	<b>District Engineer, Heidt Design</b>
Tyree Brown	<b>Operations Manager, Rizzetta &amp; Company, Inc.</b>
Audience	

**FIRST ORDER OF BUSINESS**

**Call to Order**

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

**SECOND ORDER OF BUSINESS**

**Audience Comments on Agenda Items**

The Board heard comments from the public regarding the Gardens sign not being installed, flowers not being as prevalent in the Gardens area, islands missing trees and construction mess not being cleaned up. There was also a question regarding fences between homes being turned over to the HOA.

**THIRD ORDER OF BUSINESS**

**Consideration of Minutes of the Board of Supervisors' Meeting held on September 14, 2015**

<p>On a Motion by Mr. Cook, seconded by Mr. Gifford, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors' meeting held on September 14, 2015, for Connerton West Community Development District.</p>
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**FOURTH ORDER OF BUSINESS**

**Consideration of the Operation and  
Maintenance Expenditures for August &  
September 2015**

On a Motion by Mr. Cook, seconded by Mr. Gifford, with all in favor, the Board of Supervisors accepted the Operation and Maintenance Expenditures for August 2015 (\$140,345.36) and September 2015 (\$103,230.33) as presented for Connerton West Community Development District.

**FIFTH ORDER OF BUSINESS**

**Ratification of Series 2015 A-1 & A-2  
Construction Requisitions #5-6**

On a Motion by Mr. Cook, seconded by Mr. Rundel, with all in favor, the Board of Supervisors ratified Series 2015 A-1 & A-2 Construction Requisitions #5-6 as presented for Connerton West Community Development District.

**SIXTH ORDER OF BUSINESS**

**Monthly Landscape Maintenance Update**

Mr. Brown provided a review of the maintenance update for the Board. Mr. Gibbons commented that the Jasmine Abby pine trees were not looking very good.

**SEVENTH ORDER OF BUSINESS**

**Consideration of ValleyCrest Proposal for  
Plantings**

Mr. Cox presented a ValleyCrest proposal for new plants on Blue Mist Parkway and Connerton Boulevard for \$2,295.

On a Motion by Mr. Rundel, seconded by Mr. Cook, with all in favor, the Board of Supervisors approved the ValleyCrest planting proposal for \$2,295.00, for Connerton West Community Development District.

**EIGHTH ORDER OF BUSINESS**

**Discussion of Tree Planting Program and  
Proposals**

Mr. Cox explained that two proposals previously approved by the Board have been canceled due to revisions in the plan. Aventura proposal #5266 for \$7,640 for 63 Crape Myrtles install, and Aventura proposal #5269 for \$1,250 for top dress of 43 Live Oaks, have both been canceled.

Mr. Cox requested that the Board consider, as part of the tree project, to add the funding for work for the tree installs on Section 210 to the 70/30 cost share agreement between the developer and the CDD.

On a Motion by Mr. Dombrowski, seconded by Mr. Cook, with all in favor, the Board of Supervisors approved adding tree installs in Section 210 to the 70/30 cost share agreement, for Connerton West Community Development District.

Mr. Cox presented proposal #5352 from Aventura Nursery & Landscape for trees transport and install for \$69,004.33, and explained that the proposal was part of the tree planting project and that the cost would be applied to the 70/30 split agreement with the developer. The Board discussed that in addition to this amount, there may be another \$1,629.90 cost associated with this.

On a Motion by Mr. Cook, seconded by Mr. Dombrowski, with all in favor, the Board of Supervisors approved the Aventura proposal #5352 with a not-to-exceed total of \$71,000, for Connerton West Community Development District.

Mr. Cox presented a proposal # 5326 from Aventura Nursery & Landscape for trees install in Section 210 for \$3,292.32, and explained that the proposal was part of the tree planting project and the cost would be applied to the 70/30 split agreement with the developer.

On a Motion by Mr. Cook, seconded by Mr. Gifford, with all in favor, the Board of Supervisors approved the Aventura proposal #5326 for \$3,292.32, for Connerton West Community Development District.

Mr. Cox presented a proposal from Ballenger Irrigation for \$4,350 for the install of irrigation to support the Connerton Blvd. tree install at the intersection of Parcel 210 at Shady Pavilion.

On a Motion by Mr. Cook, seconded by Mr. Rundel, with all in favor, the Board of Supervisors approved the Ballenger Irrigation proposal for \$4,350, for Connerton West Community Development District.

The Board members suggested that staff contact the HOA to get assistance with providing information to the residents that the tree movements will commence.

#### **NINTH ORDER OF BUSINESS**

#### **Consideration of Shell Path Renovation Proposals**

On a Motion by Mr. Cook, seconded by Mr. Rundel, with all in favor, the Board of Supervisors approved the proposal from Site Masters for \$8,260, to replace the shell path with a concrete path, for Connerton West Community Development District.

**TENTH ORDER OF BUSINESS**

**Opening of Parcel 212 Construction Bids**

Mr. Cox opened the two sealed bids for the Parcel 212 construction project. Upon opening the bids, he noted one bid from Ripa & Associates, LLC for \$1,584,584 with completion of 134-151 days, and one from The Kearney Companies, LLC for \$1,421,421.21 with completion of 127 days.

**ELEVENTH ORDER OF BUSINESS**

**Consideration of Parcel 212 Construction Bids**

The Board discussed and requested to continue the current meeting to November 18, 2015 at 4:00 p.m. for the purpose of tabulating scores for the bids.

**TWELFTH ORDER OF BUSINESS**

**Consideration of Resolution 2016-01, Amending Fiscal Year 2014-2015 Budget**

Mr. Cox presented the proposed amendment to the 2014-2015 budget, and explained the reasons it was required.

<p>On a Motion by Mr. Dombrowski, seconded by Mr. Cook, with all in favor, the Board of Supervisors adopted Resolution 2016-01, Amending Fiscal Year 2014-2015 Budget, for Connerton West Community Development District.</p>
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**THIRTEENTH ORDER OF BUSINESS**

**Staff Reports**

**A. District Counsel**

Mr. Van Wyk opened a discussion of the sidewalk repairs issues, and explained that Pasco County has established a policy of not accepting sidewalks in communities like Connerton West for maintenance purposes. The Board members discussed the options of having the District fund the repairs in the common areas, but requested that staff try to determine the impact on the District's liability insurance policy should it assume this maintenance responsibility.

Mr. Van Wyk also discussed a new area that McDonald's was seeking to be reclassified as commercial. He explained that if reclassified, it could lower assessments some, but that there should be no issue with having sufficient funds to cover the Bond debt.

**B. District Engineer**

Ms. Bartholomew informed the Board that the Garden Party Park Cornerstone project was now complete with the installation of the new swing set post, and the credit received for the park bench.

Ms. Bartholomew explained that she was informed that the partial reclassification of landscape tracts from the District to the individual plats would require a Neighborhood Public Meeting, and that they would handle that process. She also provided an update of the Gardens sign install.

**C. District Manager**

Mr. Cox reminded the Board that the next regular meeting is scheduled for December 7, 2015 at 4:00 p.m.

Mr. Cox requested that the Board approve the purchase of a new pressure washer for \$999.99 from Northern Tool & Equipment, and that it was a 3300 PSI 3.0 GPM Honda pressure washer.

On a Motion by Mr. Rundel, seconded by Mr. Cook, with all in favor, the Board of Supervisors approved the purchase of a pressure washer from Northern Tool & Equipment for \$999.99, for Connerton West Community Development District.

**FOURTEENTH ORDER OF BUSINESS**

**Audience Comments**

The Board received comments regarding the need to fix the shell path near the dog park, and it was explained that the Board had just approved a solution to that issue.

**FIFTEENTH ORDER OF BUSINESS**

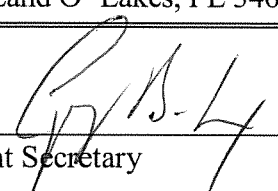
**Supervisor Requests**

Mr. Cook provided an update of the holiday lighting plans.

**SIXTEENTH ORDER OF BUSINESS**

**Adjournment**

On a Motion by Mr. Cook, seconded by Mr. Gifford, with all in favor, at 6:00 p.m. the Board of Supervisors continued the meeting to November 18, 2015 at 4:00 p.m. at 21100 Fountain Garden Way, Land O' Lakes, FL 34638, for Connerton West Community Development District.

  
Assistant Secretary

  
Chairman / Vice Chairman