

## Meadow Pointe Community Development District

### Board of Supervisors

Dennis Smith, Chairperson

Patricia J. Asklar, Vice Chairman

Lutfi Jadallah, Treasurer

Dawn Khalil, Assistant Secretary

Kelly L. Garvin, Assistant Secretary

Mark Vega, District Manager

Tracy Robin, District Counsel

Tonja Stewart, District Engineer

Keith Fisk, Operations Manager

### Regular Meeting Agenda

Thursday, January 16, 2020 6:30 P.M.

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1. Call to Order and Roll Call
2. Pledge of Allegiance
3. Audience Comments: There are two opportunities for audience comments on any CDD matter during the course of the meeting as noted in the agenda. Additionally, audience comments are permitted on any matter being discussed by the Board. In order to maintain order and in the interest of time and fairness to other speakers, each speaker must be recognized by the Chair and comments are limited to three minutes per person. This time may be extended at the discretion of the Chair. Only one person may speak at a time. Although Supervisors may not necessarily respond to the comments, they will be taken into consideration by the Supervisors.
4. Consent Agenda
  - A. Minutes of the December 5, 2019 Meeting Page 2
  - B. Minutes of the December 19, 2019 Meeting Page 4
  - C. ARC Applications
5. Deed Restriction and Architectural Review Matters
6. District Manager's Report
7. Operations Manager's Report
8. Chairman's Comments
9. Supervisors' Reports, Requests and Comments
10. Audience Comments
11. Adjournment

**Note:** The next meeting is scheduled for February 6, 2020

#### District Office:

2654 Cypress Ridge Boulevard, Suite 101  
Wesley Chapel, FL 33544

#### Meeting Location:

Clubhouse C, MP 1 Community Park  
28245 County Line Road  
Wesley Chapel, Florida

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

The regular meeting of the Board of Supervisors of the Meadow Pointe Community Development District was held Thursday, December 5, 2019 at 6:30 PM at the Meadow Pointe Community Center, 28245 County Line Road, Wesley Chapel, Florida.

Present and constituting a quorum were:

Dennis Smith, Chair  
Patricia Asklar, Vice Chair  
Lutfi Jadallah, Treasurer  
Dawn Khalil, Assistant Secretary  
Kelly Garvin, Assistant Secretary

*The following is a summary of the discussions and actions taken at the December 5, 2019 Board of Supervisors meeting.*

**FIRST ORDER OF BUSINESS                      Call to Order**

Mr. Smith called the meeting to order and all Supervisors identified themselves.

**SECOND ORDER OF BUSINESS                      Pledge of Allegiance**

The Pledge of Allegiance was recited.

**THIRD ORDER OF BUSINESS                      Audience Comments**

There being none, the next item followed.

**FOURTH ORDER OF BUSINESS                      Deed Restriction & Architectural Review Matters**

There being none, the next item followed.

**FIFTH ORDER OF BUSINESS                      Approval of Financials & Invoices through October 2019**

<p>On MOTION by Ms. Asklar seconded by Ms. Garvin with all in favor, Financials and Invoices for October 2019 were approved.</p>
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December 5, 2019

Meadow Pointe CDD

**SIXTH ORDER OF BUSINESS**

**Operational Matters**

Mr. Smith informed the board that during the resurfacing project on the Lap Pool it was discovered that there are 23 linear feet of cracks that need to be repaired. The Pool Works has submitted a change order to their contract in the amount of \$2,300 to repair the cracks.

On MOTION by Ms. Asklar seconded by Ms. Garvin with all in favor, the change order in the amount of \$2,300 from The Pool Works to repair 23 linear feet of cracks in the Lap Pool was approved.

The Board discussed articles for the January/February newsletter.

Ms. Asklar gave an update on the Santa event scheduled for December 7.

Mr. Smith informed the Board that the CDD received the check for \$5,000 from the insurance company as a reward for our sidewalk project which improved safety in the CDD. This program was brought to the attention of the Board by Mr. Vega, District Manager.

By consensus, the Board approved \$50 cash Christmas bonuses for all employees.

**SEVENTH ORDER OF BUSINESS**

**Audience Comments**

There being none the next item followed.

**EIGHTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Ms. Khalil seconded by Ms. Garvin with all in favor the meeting was adjourned.

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

The regular meeting of the Board of Supervisors of the Meadow Pointe Community Development District was held Thursday, December 19, 2019 at 6:30 p.m. at Clubhouse C, Meadow Pointe I Community Park, 28245 County Line Road, Wesley Chapel, Florida.

Present and constituting a quorum were:

Dennis Smith	Chairman
Patricia J. Asklar	Vice Chair
Lutfi Jadallah	Treasurer
Kelly L. Garvin	Assistant Secretary
Dawn Khalil	Assistant Secretary

Also Present:

Mark Vega	District Manager
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*The following is a summary of the discussions and actions taken at the December 19, 2019 Board of Supervisors meeting.*

**FIRST ORDER OF BUSINESS**

**Call to Order and Roll Call**

Mr. Smith called the meeting to order and a quorum was established.

**SECOND ORDER OF BUSINESS**

**Pledge of Allegiance**

The pledge was recited.

**THIRD ORDER OF BUSINESS**

**Audience Comments**

There were no comments from the Audience.

**FOURTH ORDER OF BUSINESS**

**Consent Agenda**

- A. Minutes of November 6, 2019 Meeting
- B. Minutes of November 21, 2019 Meeting
- C. ARC Applications – None

On MOTION by Ms. Asklar seconded by Ms. Garvin with all in favor, the consent agenda items were approved.
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**FIFTH ORDER OF BUSINESS**

**Deed Restriction and Architectural Review Matters**

None.

Unapproved Minutes

**SIXTH ORDER OF BUSINESS**

**District Manager’s Report**

- Mr. Vega noted the new Agenda Package style. To reduce costs, extra pages and the cover page were eliminated. However, Mr. Smith would like to include the Audience Comments paragraph on the agenda, single spaced.
- Ms. Khalil worked with Jason on the website to create a clean and simple design, which includes the calendar, agenda, FAQ, forms, policies and rules.
- Mr. Fisk will post Mr. Smith’s agenda and Mr. Vega will forward a copy to Ms. Murphy to keep a copy in Recording.

**SEVENTH ORDER OF BUSINESS**

**Operations Manager’s Report**

Mr. Smith reported the following:

- The pool is done. They started filling it up last Friday morning and it’s half full.
- The pickle ball courts project is moving along; trying to determine the placement of the fencing between the two courts.
- Poles have been installed for the additional lights.

**EIGHTH ORDER OF BUSINESS**

**Chairman’s Comments**

November financials will be reviewed at the next meeting.

**NINTH ORDER OF BUSINESS**

**Supervisors’ Reports, Requests and Comments**

Ms. Asklar thanked Ms. Garvin and Ms. Lorraine Koryus for helping with Cookies with Santa. It was a wonderful time and approximately 60 children attended. Suggestions for next year are to hold the event in the evening and begin planning in July.

**TENTH ORDER OF BUSINESS**

**Audience Comments**

- Compliments were received on the Celebrate the Season sign.

**ELEVENTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Ms. Khalil seconded by Ms. Garvin with all in favor, the meeting was adjourned at 7:11 P.M.