

**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, April 18, 2019 at 6:30 p.m. at the Lexington Oaks Clubhouse, 26304 Lexington Oaks Boulevard, Wesley Chapel, Florida.

Present and constituting a quorum were:

Peter Hanzel	Chairman
Terry Bechtel	Vice Chairman
Rick Carroll	Assistant Secretary
Ronald Cox	Assistant Secretary
Bill Palermo	Assistant Secretary

Also present:

Bob Nanni	District Manager
Todd Wilhelmi	Clubhouse Manager
Residents	

*The following is a summary of the minutes and actions taken.*

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Nanni 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**

There being none, the next order of business followed.

**FOURTH ORDER OF BUSINESS**

**Public Comments on Agenda Items**

The following public comments were received:

- A resident commented on the condition of the pond by her property.

**FIFTH ORDER OF BUSINESS**

**Engineer's Report**

There being none, the next order of business followed.

**SIXTH ORDER OF BUSINESS**

**Attorney’s Report**

Mr. Nanni relayed the following comments from District Counsel:

- A public hearing will need to be held if the rates for ID cards is increased.
- He inquired whether the District was obtaining proposals for an ADA compliant website. Discussion ensued regarding ADA compliance.

**SEVENTH ORDER OF BUSINESS**

**Items for Consideration**

**A. Discussion of the FY 2020 Budget**

The following changes were made:

- Reduce utility gas to \$30,000.
- Increase capital by \$20,000.

**B. Sealing Pavers on Pool Deck**

- There was discussion regarding proposals.
- There was consensus to resume discussion during the next workshop and three simplified proposals to restore the pool were requested.

**C. Raising the Price of Resident ID Cards**

- Discussion ensued on whether to increase the price of resident ID cards.
- There was Board consensus to hold a public hearing to raise ID card fees to ten dollars in conjunction with the August budget public hearing.

**EIGHTH ORDER OF BUSINESS**

**Manager’s Report**

**A. Consent Agenda**

**i. Minutes of the March 21, 2019 Meeting**

Corrections were made and will be incorporated into the amended copy of the minutes.

**ii. Financial Report**

**iii. Acceptance of the FY 2018 Final Audit**

On MOTION by Mr. Hanzel seconded by Mr. Cox with all in favor the Consent Agenda was approved. 5-0

**B. Ratification of FY 2018 Audit Management Report Letter**

The following was discussed:

- Board does not know why it has to be ratified
- Acknowledgment made that representation letter was signed.

On MOTION by Mr. Cox seconded by Mr. Carroll with all in favor the Fiscal Year 2018 Audit Management Report Letter was ratified. 5-0

**NINTH ORDER OF BUSINESS**

**Staff Report –Site/Clubhouse Manager**

Mr. Wilhelmi discussed the following:

**A. Pressure Washing Proposals**

- Proposal from Tampa Power Washing obtained and still waiting on proposal from Extreme.

**B. Playground Equipment Ideas**

- Mr. Wilhelmi provided ideas for new playground equipment.

**C. Update on Fitness Center Cleaning**

- Clipboard added to manage cleaning along with checklist on supplies needed.
- Representative Kevin from Daktronics to be present at next workshop for LED display signs.

**TENTH ORDER OF BUSINESS**

**Audience Comments**

There being none, the next item followed.

**ELEVENTH ORDER OF BUSINESS**

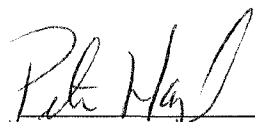
**Supervisors' Requests and Comments**

- Mr. Cox noted the Splash Pad has pockets of exposed concrete.

**TWELFTH ORDER OF BUSINESS**

**Adjournment**

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

  
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Peter Hanzel, Chairperson