

WATERGRASS COMMUNITY DEVELOPMENT DISTRICT I

January 19, 2017 Minutes of the Regular Meeting

Minutes of the Regular Meeting

The Regular Meeting of the Board of Supervisors for WaterGrass Community Development District I was held on **Thursday, January 19, 2017 at 11:00 a.m.** at the WaterGrass Club, located at 32711 Windelstraw Drive, Wesley Chapel, FL 33545.

1. CALL TO ORDER/ROLL CALL

Nicole Chamberlain called the Regular Meeting and Public Hearing of the Board of Supervisors of the WaterGrass Community Development District I to order on **Thursday, January 19, 2017 at 11:00 a.m.**

Board Members Present and Constituting a Quorum:

Tiffaney Randolph	Chairman
William Wright	Vice Chairman
Robert Landgraf	Supervisor
Michael Leavor	Supervisor
Christin Behrens	Supervisor

Staff Members Present:

Brian Lamb	Meritus
Nicole Chamberlain	Meritus
John Vericker	District Counsel
Phil Chang	District Engineer

There were two audience members present.

2. AUDIENCE QUESTIONS AND COMMENTS ON AGENDA ITEMS

There were no audience questions or comments on agenda items.

3. VENDOR AND STAFF REPORTS

A. District Counsel

B. District Engineer

Mr. Chang explained the draft exhibit with the location of the retaining walls, fencing, and sidewalk. Supervisor Landgraf asked if the ponds can be included, and Mr. Chang said yes. Supervisor Behrens asked if it was clarified who owns the walkway behind the water fountain, and Mr. Chang said not yet. Supervisor Wright asked Mr. Chang to add mowing boundaries, and Supervisor Landgraf asked to add the basketball courts. Mr. Lamb said if there are any additional items to add, the Board should e-mail these items to management before the end of the month.

Mr. Chang next discussed the two quotes for the asphalt repairs at the Bridgeview entrance. The Board decided to table this until the next meeting and add it to the agenda. Mr. Chang also stated that the seepage report is not complete because they did not finish the camera investigation of the rest of the underdrain.

4. BUSINESS ITEMS

A. General Matters of the District

Mr. Lamb discussed the letter from the underwriter and said that in speaking with them, it seems as though the market has settled and that they should have something to present soon. Mr. Lamb then let the Board know that the aquatics vendor passed away unexpectedly and another vendor is filling in while Sonny's wife decides what she would like to do with the business. Mr. Lamb also said that management is trying to get Watergrass CDD II staff to provide a budget update.

5. CONSENT AGENDA

A. Consideration of Board of Supervisors Meeting Minutes December 15, 2016

The Board went over the minutes.

MOTION TO:	Approve December 15, 2016 meeting minutes.
MADE BY:	Supervisor Landgraf
SECONDED BY:	Supervisor Leavor
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED
	5/0 - Motion Passed Unanimously

B. Review of Financial Statements from WaterGrass CDD II

The Board reviewed the WaterGrass CDD II financials. Mr. Lamb said they are in good financial condition; he also clarified some points in the letter from the tax collector. Mr. Lamb then discussed how the rebate can be used; his recommendation is to utilize additional monies to build the reserve fund.

C. Consideration of Operations and Maintenance Expenditures January 2017

The Board went over the O&Ms.

MOTION TO: Approve the January 2017 O&Ms.
MADE BY: Supervisor Landgraf
SECONDED BY: Supervisor Randolph
DISCUSSION: None Further
RESULT: Called to Vote: Motion PASSED
5/0 - Motion Passed Unanimously

D. Review of Financial Statements Month Ending November 30, 2016

The financials were reviewed and accepted.

6. MANAGEMENT REPORTS

A. District Manager

- 1. Staff Task List**
- 2. Community Inspection Reports**
- 3. First Choice Aquatic Reports**

Ms. Chamberlain went through the staff task list. The Board discussed three bids for pressure washing.

MOTION TO: Accept Jerry's Mobile Detailing proposal.
MADE BY: Supervisor Landgraf
SECONDED BY: Supervisor Randolph
DISCUSSION: None Further
RESULT: Called to Vote: Motion PASSED
5/0 - Motion Passed Unanimously

7. SUPERVISOR REQUESTS

Supervisor Wright asked if Ms. Chamberlain can speak with the landscapers about there not being any dog bags in Peregrina and Summerglade.

Supervisor Randolph asked Ms. Chamberlain to make sure Luke Brothers takes care of the ant hills.

Supervisor Behrens mentioned a tilted pine tree on Overpass.

8. AUDIENCE QUESTIONS, COMMENT AND DISCUSSION FORUM

There was a resident request to allow the Girl Scouts to put up a birdhouse for book lending. They would prefer to put it up by clubhouse. Ms. Chamberlain will check with Watergrass CDD II. If they are not allowed to place it by the clubhouse, they would like to put it up in another area in Watergrass CDD I.

9. ADJOURNMENT

MOTION TO:	Adjourn.
MADE BY:	Supervisor Landgraf
SECONDED BY:	Supervisor Randolph
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED
	5/0 - Motion Passed Unanimously

*Please note the entire meeting is available on disc.

*These minutes were done in summary format.

*Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that 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.

Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on 02-16-2012.

Tiffany S. Rawl
Signature
TIFFANEY S. RAWL
Printed Name

Title:
☒ Chairman
☐ Vice Chairman

Nicole Chamberlain
Signature
Nicole Chamberlain
Printed Name

Title:
☐ Secretary
☒ Assistant Secretary

Recorded by Records Administrator

Buttany D. Cristofid
Signature
3-2-2012
Date

