

WATERGRASS COMMUNITY DEVELOPMENT DISTRICT I

September 20, 2018 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, September 20, 2018 at 6:00 p.m.** at the WaterGrass Club, located at 32711 Windelstraw Drive, Wesley Chapel, FL 33545.

1. CALL TO ORDER/ROLL CALL

Nicole Hicks called the Regular Meeting of the Board of Supervisors of the WaterGrass Community Development District I to order on **Thursday, September 20, 2018 at 6:00 p.m.**

Board Members Present and Constituting a Quorum:

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| Christin Behrens | Chair |
| Ashley Johnson | Supervisor |
| Cathy Billington | Supervisor |

Staff Members Present

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| Nicole Hicks | Meritus |
| Gene Roberts | Meritus |
| Phil Chang | District Engineer |

There two audience members in attendance.

2. AUDIENCE QUESTIONS AND COMMENTS ON AGENDA ITEMS

There were no audience questions or comments on agenda items.

3. VENDOR/STAFF REPORTS

A. District Counsel

B. District Engineer

i. Memo

ii. Quotes for Additional Underdrain

Mr. Chang explained the issue with the road seepage and the information regarding what had been discovered about the issue to date. Mr. Chang stated that there is a lot of clay content, and water doesn't flow through clay well. The solution may be to add an underdrain system and have it right above the existing system. Supervisor Johnson said there isn't a day when the area is dry. Supervisor Billington said there isn't much information in the proposal from Site Masters. There is not enough detail, and she would like to make sure the scope of work is the same. The Board discussed the repair further and agreed that it needs to be done.

47 MOTION TO: Approve the proposal from Site Masters, contingent
48 on Mr. Chang's follow up and confirmation of the
49 scope of work.
50 MADE BY: Supervisor Behrens
51 SECONDED BY: Supervisor Billington
52 DISCUSSION: None further
53 RESULT: Called to Vote: Motion PASSED
54 3/0 - Motion passed unanimously

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57 **4. BUSINESS ITEMS**

58 **A. General Matters of the District**

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60 Ms. Hicks stated that there is no update regarding the refunding, but she hopes to have something
61 next month. Ms. Hicks said MBS did want to manage expectations that the market has changed
62 and this might not be the best time to move forward with having the bond rated.

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64 Ms. Hicks went over ADA compliance with the CDD website. She stated that it is suggested by
65 District Counsel as well as the insurance company. Ms. Hicks provided the Board with the prices.
66 The Board discussed and decided they would like to move forward with revamping the website to
67 make it ADA compliant.

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69 MOTION TO: Approve move forward with making the CDD website
70 ADA compliant.
71 MADE BY: Supervisor Johnson
72 SECONDED BY: Supervisor Billington
73 DISCUSSION: None further
74 RESULT: Called to Vote: Motion PASSED
75 3/0 - Motion passed unanimously

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77 Ms. Hicks told the Board that pressure washing is set to begin at the beginning of October.
78 She also stated she is still waiting to hear back from WaterGrass II regarding the plant
79 replacement at the waterfall. The Board discussed and decided to give WaterGrass II an additional
80 week before moving forward.

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83 **5. CONSENT AGENDA**

84 **A. Consideration of Board of Supervisors Meeting Minutes August 21, 2018**

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86 The Board reviewed the minutes.
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| MOTION TO: | Approve the August 21, 2018 minutes. |
| MADE BY: | Supervisor Behrens |
| SECONDED BY: | Supervisor Johnson |
| DISCUSSION: | None Further |
| RESULT: | Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously |

B. Consideration of Operations and Maintenance Expenditures August 2018

The Board went over the O&Ms.

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| MOTION TO: | Approve the August 2018 O&Ms. |
| MADE BY: | Supervisor Johnson |
| SECONDED BY: | Supervisor Billington |
| DISCUSSION: | None Further |
| RESULT: | Called to Vote: Motion PASSED 3/0 - Motion Passed Unanimously |

C. Review of Financial Statements Month Ending August 31, 2018

The Board reviewed and accepted the financials.

6. MANAGEMENT REPORTS

A. District Manager

- 1. Community Inspection Reports**
 - i. Field Manager's Report**
 - ii. Buccaneer's Report**
 - iii. OLM's Inspection**

Ms. Hicks went over her report.

7. SUPERVISOR REQUESTS

There were no supervisor requests at this time.

8. AUDIENCE QUESTIONS, COMMENT AND DISCUSSION FORUM

There were no audience questions or comments.

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9. ADJOURNMENT

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| MOTION TO: | Adjourn. |
| MADE BY: | Supervisor Johnson |
| SECONDED BY: | Supervisor Billington |
| DISCUSSION: | None Further |
| RESULT: | Called to Vote: Motion PASSED |
| | 3/0 - Motion Passed Unanimously |

143 *Please note the entire meeting is available on disc.

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145 **These minutes were done in summary format.*

146 **Each person who decides to appeal any decision made by the Board with respect to any matter*
147 *considered at the meeting is advised that person may need to ensure that a verbatim record of the*
148 *proceedings is made, including the testimony and evidence upon which such appeal is to be based.*

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150 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed
151 meeting held on 10-18-18.

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Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on 10-18-18.

Signature

Christi Behrens
Christi Behrens

Printed Name

Title:

- Chairman
- Vice Chairman

Signature

Brandon
Brandon

Printed Name

Title:

- Secretary
- Assistant Secretary

Recorded by Records Administrator

[Signature]
Signature

10-24-18
Date

