

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.

**WATERGRASS
COMMUNITY DEVELOPMENT DISTRICT I**

The regular meeting of the Board of Supervisors of WaterGrass Community Development District I was held on **Tuesday, September 15, 2015 at 6:00 p.m.** at the WaterGrass Club, located at 32711 Windelstraw Drive, Wesley Chapel, FL 33545.

Present and constituting a quorum:

Tiffany Randolph
William Wright
Robert Landgraf

Board Supervisor, Chairman
Board Supervisor, Vice Chairman
Board Supervisor, Assistant Secretary

Also present were:

Scott Brizendine
John Vericker
Ed Rogers
Brian Lamb

District Manager, Rizzetta & Company, Inc.
District Counsel, Straley & Robin
District Engineer, Heidt & Associates
Representative, Meritus Districts

Kevin Hiller
Ron Marquez
Audience

Representative, Luke Brothers
Representative, Luke Brothers
(joined the meeting in progress)

FIRST ORDER OF BUSINESS

Call to Order

Mr. Brizendine called the meeting to order and performed roll call confirming a quorum.

SECOND ORDER OF BUSINESS

Audience Comments on Agenda Items

There were no audience members present at the start of the meeting to comment.

THIRD ORDER OF BUSINESS

**Consideration of the Minutes of the
Board of Supervisors' Meeting held on
August 18, 2015**

On a Motion by Mr. Landgraf, seconded by Ms. Randolph, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors' meeting held on August 18, 2015 as presented for WaterGrass Community Development District I.

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FOURTH ORDER OF BUSINESS

**Consideration of Operation and
Maintenance Expenditures for August
2015**

A brief discussion ensued regarding a credit with Withlacoochee River Electric and a Luke Brothers irrigation repair invoice.

On a Motion by Mr. Landgraf, seconded by Mr. Wright, with all in favor, the Board of Supervisors approved the Operation and Maintenance Expenditures for August 2015 (\$26,828.41) as presented for WaterGrass Community Development District I.

FIFTH ORDER OF BUSINESS

**Consideration of Resolution 2015-12,
Authorize Disbursement of Funds**

Mr. Brizendine stated Resolution 2015-12, Authorize Disbursement of Funds was tabled at the last meeting to make some changes. Discussion ensued. The Board agreed to amend the approval authorization thresholds to \$2,500 for District Management and \$5,000 for District Management/Chairman.

On a Motion by Mr. Landgraf, seconded by Mr. Wright, with all in favor, the Board of Supervisors approved Resolution 2015-12, Authorize Disbursement of Funds (subject to District Counsel revising the language) for WaterGrass Community Development District I.

SIXTH ORDER OF BUSINESS

**Consideration of Proposals to Remove
Dead Palm trees and Replace with
Washingtonia Palms**

Mr. Brizendine presented and reviewed the proposals received as follows:

Luke Brothers - \$9,906.30
Sunrise Landcare - \$6,590.00
Vivicon - \$7,769.72
Tree Mart - \$5,425.00

Mr. Brizendine stated that most of the proposals provide a unit price in case the Board only wants to remove five of the Palms. Discussion ensued.

On a Motion by Mr. Wright, seconded by Ms. Randolph, with all in favor, the Board of Supervisors approved a not-to-exceed cost of \$7,100.00 for Luke Brothers and if Luke Brothers can't get to that price the Board would approve the proposal from Tree Mart for WaterGrass Community Development District I.

Luke Brothers stated that there would be no charge for taking down the tree today.

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SEVENTH ORDER OF BUSINESS

Consideration of District's Insurance Proposals

Mr. Brizendine reviewed the proposals received as follows:

Egis - \$14,381.00

Stahl - \$11,240.00 (PGIT and the least expensive POL policy) - \$15,829.94

Mr. Brizendine stated that Egis and PGIT both have a \$2,500 deductible on property insurance and a 3% named windstorm deductible. He stated that the District has \$16,608.00 budgeted for its insurance renewal.

On a Motion by Mr. Landgraf, seconded by Ms. Randolph, with all in favor, the Board of Supervisors approved the Proposal from Egis for the District's insurance renewal in the amount of \$14,381.00 for WaterGrass Community Development District I.

EIGHTH ORDER OF BUSINESS

Consideration of a Board Supervisor Replacement

Mr. Brizendine stated that he had only received one resume from a resident. The Board decided to table this item for now.

NINTH ORDER OF BUSINESS

Consideration of a Supervisor Representative for PACA

Mr. Brizendine stated that Reggie Pelletier was the PACA representative for the District but has since resigned from the Board.

On a Motion by Mr. Landgraf, seconded by Mr. Wright, with all in favor, the Board of Supervisors approved Tiffaney Randolph to serve as the District's Representative to PACA for WaterGrass Community Development District I.

TENTH ORDER OF BUSINESS

Discussion Regarding Management Transition

Brian Lamb discussed the transition and the communication needed to transfer all of the District's files and the communication that would be needed between the WaterGrass I and II Boards.

ELEVENTH ORDER OF BUSINESS

Discussion Regarding Website

Mr. Lamb sated that he will work to get the District's website up and running by October 1st.

Discussion ensued regarding the October meeting date and time.

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On a Motion by Mr. Landgraf, seconded by Ms. Randolph, with all in favor, the Board of Supervisors approved changing their October meeting date and time to October 15, 2015 at 11:00 a.m. for WaterGrass Community Development District I.

TWELFTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

No report.

B. District Engineer

Mr. Rogers stated that he drove the District's roads to inspect them for any concerns. He stated that he didn't see anything that wasn't unusual or uncommon.

Ms. Randolph stated that there is a drain in front of Silvercreek Park that doesn't seem to be working properly.

C. Amenity Manager

Not present.

Mr. Brizendine stated the District has a budget of \$10,000 for holiday lights. He said that he had received a couple of proposals for holiday lights and he would have those forwarded to Ms. Randolph and Meritus.

D. District Manager

Mr. Brizendine confirmed with the Board that the next regular meeting would be on October 15, 2015 at 11:00 a.m.

THIRTEENTH ORDER OF BUSINESS

Audience Comments

The Board entertained audience comments regarding whether there would be a cleaning schedule for the bathrooms, cleaning of the fitness room, whether the newsletter was going to continue, and the status of the monthly events.

FOURTEENTH ORDER OF BUSINESS

Supervisor Requests

There were no Supervisor requests.

FIFTEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Landgraf, seconded by Mr. Wright, with all in favor, the Board of Supervisors adjourned the meeting at 7:20 p.m. for WaterGrass Community Development District I.

Assistant Secretary

Chairman/Vice Chairman