

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 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.

**COUNTRY WALK
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Country Walk Community Development District was held on **Thursday, July 14, 2016 at 6:00 p.m.** at the Country Walk Clubhouse, located at 30400 Country Point Boulevard, Wesley Chapel, FL 33543.

Present and constituting a quorum were:

Nina Siegel	Board Supervisor, Chairman
Steve Hyde	Board Supervisor, Vice Chairman
Gary Drackett	Board Supervisor, Assistant Secretary
Luanne Dennis	Board Supervisor, Assistant Secretary
Margo Rae Moulton	Board Supervisor, Assistant Secretary

Also present were:

Joseph Roethke	District Manager, Rizzetta & Company, Inc.
Dennis Syrja	District Engineer, URS Corporation (via phone)
Bryan Cooper	Clubhouse Manager
Walter Hardy	Walt's Upholstery
Audience	

FIRST ORDER OF BUSINESS

Call to Order

Mr. Roethke called the meeting to order and read the roll call.

SECOND ORDER OF BUSINESS

Audience Comments

The audience made the following comments and/or questions:

- A resident asked a question about construction trash

THIRD ORDER OF BUSINESS

**Consideration of the Minutes of the
Regular Meetings of the Board of
Supervisors held on June 9, 2016**

Mr. Hyde pointed out several typos in the 7th, 8th, and 9th orders of business.

<p>On a Motion by Mr. Drackett, seconded by Ms. Dennis, with all in favor, the Board of Supervisors approved, as amended, the Regular Meetings held on June 9, 2016 for Country Walk Community Development District.</p>

FOURTH ORDER OF BUSINESS

**Consideration of Operation and
Maintenance Expenditures for May 2016**

On a Motion by Mr. Drackett, seconded by Mr. Hyde, with all in favor, the Board of Supervisors ratified the Operation and Maintenance Expenditures for May 2016 (\$63,789.12) for Country Walk Community Development District.

FIFTH ORDER OF BUSINESS

Staff Reports and Updates

- A. District Counsel
Not Present

- B. District Engineer
No report.

1. Consideration of Proposal for Water Intrusion Remediation Project Oversight

Mr. Roethke a proposal for a scope of work related to Water Intrusion Remediation Project Oversight. Mr. Syrja reviewed the details of this proposal with the Board. A discussion ensued and Mr. Syrja entertained various questions from the Board.

On a Motion by Mr. Hyde, seconded by Ms. Dennis, with all in favor, the Board of Supervisors approved proposal from URS for engineering work related to the Water Intrusion Remediation Project Oversight at a cost of not-to-exceed amount of (\$5, 245.00) for Country Walk Community Development District.

Mr. Roethke provided a proposal from Site Masters to the Board. This proposal will cover the remaining repairs to the erosion issues at the Warwick Hills pond. Mr. Syrja reviewed the details of this proposal with the Board.

On a Motion by Ms. Dennis, seconded by Ms. Siegel, with all in favor, the Board of Supervisors approved proposal from Site Masters for erosion repairs at a total cost of (\$3,300.00) for Country Walk Community Development District.

(Mr. Syrja left while the meeting was in progress at 6:30 p.m.)

- C. Clubhouse Manager Review of Management Report
Mr. Cooper reviewed the Clubhouse Management Report with the Board. Several items were discussed, including Wi-Fi access at the pool, pressure washing, clubhouse painting, fencing repairs, and sign replacement.
- D. District Manager
Mr. Roethke noted that the next Regular Meeting would be held on Thursday, August 11, 2016 at 6:00 p.m. at the Country Walk Clubhouse, located at 30400 Country Pointe Blvd., Wesley Chapel, FL 33543.

SIXTH ORDER OF BUSINESS

Discussion Regarding Furniture Repair

Mr. Roethke presented a proposal for furniture repair and Mr. Hardy with Walt's Upholstery reviewed the details of the proposal with the Board. A discussion ensued and Mr. Hardy entertained various questions from the Board. Mr. Hardy will bring samples to the clubhouse, and this will be discussed further at the next meeting.

(Mr. Hardy left while the meeting was in progress at 6:50 p.m.)

SEVENTH ORDER OF BUSINESS

Presentation of Field Inspection Report

Mr. Roethke presented the Field Inspection Report and reviewed any issues presented in the report with the Board.

EIGHTH ORDER OF BUSINESS

Consideration of Proposal for Pressure Washing

Mr. Roethke presented pressure washing proposals and Mr. Cooper reviewed the details of these proposals with the Board. These proposals cover pressure washing for two areas of fencing and also curbing at the community entrance.

On a Motion by Mr. Hyde, seconded by Ms. Moulton, with all in favor, the Board of Supervisors approved the proposal from Extreme Concrete Cleaning for pressure washing at a total cost of (\$2,105.00) for the Country Walk Community Development District.

NINTH ORDER OF BUSINESS

Consideration of Proposal for A/C Maintenance

Mr. Roethke presented proposals for A/C maintenance to the Board. Mr. Cooper reviewed the details of these proposals.

On a Motion by Ms. Siegel, seconded by Ms. Dennis, with all in favor, the Board of Supervisors approved the proposal from Del-Air for A/C maintenance at a total cost of (\$704.00 annually) for the Country Walk Community Development District.

TENTH ORDER OF BUSINESS

**Consideration of Proposals for Ceiling
Water Damage Repair**

Mr. Roethke presented proposals for ceiling water damage repair and Mr. Cooper reviewed the details of these proposals with the Board. The Board took no action on this item at this time.

ELEVENTH ORDER OF BUSINESS

**Ratification of Contract for Fountain
Motor Replacement**

Mr. Roethke presented a proposal for fountain motor replacement. Mr. Roethke informed the Board that 2 motors have failed and both proposals have been executed by the Board Chair and required Board ratification.

On a Motion by Ms. Moulton, seconded by Ms. Dennis, with all in favor, the Board of Supervisors ratified the proposal from American Ecosystems for 2 fountain motor replacements at a cost of \$2,225 each (\$4,450 total) for the Country Walk Community Development District.

TWELFTH ORDER OF BUSINESS

**Consideration of Resolution 2016-03,
Meeting Schedule FY 2016-2017**

Mr. Roethke presented Resolution 2016-03 to the Board, which will adopt the meeting schedule for Fiscal Year 2016/2017.

On a Motion by Mr. Hyde, seconded by Ms. Siegel, with all in favor, the Board of Supervisors adopted Resolution 2016-03 for the Country Walk Community Development District.

THIRTEENTH ORDER OF BUSINESS

**Public Hearings Regarding Fiscal Year
2016/2017 Budget & Operations and
Maintenance Special Assessments**

Open Public Hearing

On a Motion by Ms. Siegel, seconded by Mr. Hyde, with all in favor, the Board of Supervisors agreed to Open the Public Hearing for the Country Walk Community Development District.

Mr. Roethke reviewed the proposed Final Budget for Fiscal Year 2016/2017 with the Board and discussed several minor changes from the proposed budget. A discussion ensued and Mr. Roethke entertained various questions from the audience.

Close Public Hearing

On a Motion by Mr. Drackett, seconded by Mr. Hyde, with all in favor, the Board of Supervisors agreed to Close the Public Hearing for the Country Walk Community Development District.

FOURTEENTH ORDER OF BUSINESS

**Consideration of Resolution 2016-04,
Adopting Final Budget**

Mr. Roethke presented Resolution 2016-04 to the Board, which will adopt the final budget for Fiscal Year 2016/2017.

On a Motion by Ms. Siegel, seconded by Mr. Drackett, with all in favor, the Board of Supervisors agreed to adopt Resolution 2016-04 for the Country Walk Community Development District.

FIFTEENTH ORDER OF BUSINESS

**Consideration of Resolution 2016-05,
Imposing Special Assessments for O&M**

Mr. Roethke presented Resolution 2016-05 to the Board, which will impose special assessments and certify the assessment roll for fiscal year 2016/2017.

On a Motion by Ms. Siegel, seconded by Mr. Drackett, with all in favor, the Board of Supervisors agreed to adopt Resolution 2016-05 for the Country Walk Community Development District.

SIXTEENTH ORDER OF BUSINESS

Supervisor Requests

Mr. Drackett commented about algae in ponds.


Ms. Moulton asked a question about a recent traffic accident.

SEVENTEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Drackett, seconded by Mr. Hyde, with all in favor, the Board of Supervisors adjourned the meeting at 7:41 P.M. for Country Walk Community Development District.


Secretary/Assistant Secretary


Chairman/Vice Chairman