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**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.

**WATERSET NORTH  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Waterset North Community Development District was held on **Tuesday, May 12, 2015 at 3:03 p.m.** at the office of Buchanan Ingersoll & Rooney, PC located at 501 E. Kennedy Blvd., Suite 1700, Tampa, Florida 33602.

Present and constituting a quorum:

Alex McLeod	<b>Board Supervisor, Chairman</b>
Doug South	<b>Board Supervisor, Vice-Chairman</b>
Maja Barnat	<b>Board Supervisor, Assistant Secretary</b>

Also present were:

Joseph Roethke	<b>District Manager; Rizzetta &amp; Company, Inc.</b>
Erin McCormick	<b>District Counsel; Buchanan Ingersoll &amp; Rooney PC</b>
Jamie Scarola	<b>District Engineer; Scarola Associates</b>
Scott Smith	<b>Amenity Services Manager; RASI</b>
Teri McGinnis	<b>Newland Homes</b>

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**

Audience was present, but there were no comments.

**THIRD ORDER OF BUSINESS**

**Consideration of Minutes of the Regular  
Meeting held on April 14, 2015**

<p>On a Motion by Mr. McLeod, seconded by Mr. South, with all in favor, the Board approved the Minutes of the Regular Meeting held on April 14, 2015 for the Waterset North Community Development District</p>
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**FOURTH ORDER OF BUSINESS**

**Consideration of the Operation and Maintenance Expenditures for March 2015**

On a Motion by Mr. South, seconded by Mr. McLeod, with all in favor, the Board ratified the Operation and Maintenance Expenditures for March 2015 (\$76,637.68) for the Waterset North Community Development District.

**FIFTH ORDER OF BUSINESS**

**Consideration of the Operation and Maintenance Expenditures for March 2015 for Café**

On a Motion by Mr. McLeod, seconded by Mr. South, with all in favor, the Board ratified the Operation and Maintenance Expenditures for March 2015 (\$15,275.05) for the Cafe for the Waterset North Community Development District.

**SIXTH ORDER OF BUSINESS**

**Ratification of Series 2014 Construction Requisitions #75 - #78, #80 - #90 (see recap)**

REQUISITION NO.	PAYEE	AMOUNT
CUS 75	Ballenger & Company, Inc.	\$1,070.00
CUS 76	Ferguson Enterprises	\$22,594.20
CUS 77	Manasota Commercial	\$161,133.95
CUS 78	Rinker Materials	\$14,604.12
CUS 80	Accurate Electronics	\$9,456.73
CUS 81	Buchanan Ingersoll & Rooney	\$4,326.00
CUS 82	Creative Mailbox	\$25,825.00
CUS 83	Scarola Associates	\$4,366.69
CUS 84	Creative Mailbox	\$21,452.00
CUS 85	Ferguson Enterprises	\$2,273.60
CUS 86	Nirbo Inc.	\$44,646.00
CUS 87	Rinker Materials	\$6,087.72
CUS 88	Cardno, Inc.	\$1,687.00
CUS 89	RIPA & Associates	\$1,236,687.17
CUS 90	RIPA & Associates	\$451,896.50

On a Motion by Mr. South, seconded by Mr. McLeod, with all in favor, the Board of Supervisors ratified the Series 2014 Construction Requisitions #75 - #78, #80 - #90 for Waterset North Community Development District.

**SEVENTH ORDER OF BUSINESS**

**Ratification of Change Orders (see recap)**

<b>CHANGE ORDER#</b>	<b>CONTRACTOR</b>	<b>DESCRIPTION</b>	<b>AMOUNT</b>	<b>CONTRACT #</b>
1	Cardno ENTRIX	Pond Z Tree Relocate	775.00	11740-14371
1	Creative Sign Designs	Add Trail Crossing Street Signs	3,075.00	11740-16922

On a Motion by Mr. McLeod, seconded by Mr. South, with all in favor, the Board of Supervisors ratified the Change Orders for Waterset North Community Development District.

**EIGHTH ORDER OF BUSINESS**

**Presentation of Monthly Inspection Reports**

Mr. Roethke presented the monthly landscape and pond reports to the Board. No formal Board action was taken.

**NINTH ORDER OF BUSINESS**

**Ratification of TECO Proposal for Street Lighting**

Mr. Roethke presented a TECO street lighting proposal that requires Board ratification.

On a Motion by Mr. McLeod, seconded by Mr. South, with all in favor, the Board of Supervisors ratified the TECO street lighting proposal for Phase 3A-3 at a cost of \$2,460.88 monthly for the lease agreement for Waterset North Community Development District.

**TENTH ORDER OF BUSINESS**

**Consideration of Change Order to Landscape Maintenance Contract**

Mr. Roethke presented a change order from Sunrise Landcare to add an additional area to their maintenance contract with Waterset North CDD.

On a Motion by Mr. McLeod, seconded by Mr. South, with all in favor, the Board of Supervisors approved the proposal to add maintenance of the pond bank at the Lakeside Amenity at a cost of \$825.00 per month for Waterset North Community Development District.

**ELEVENTH ORDER OF BUSINESS**

**Consideration of Change Order to Pond Maintenance Contract**

Mr. Roethke presented a proposal to add new ponds to the maintenance contract with Cardno-Entrix.

On a Motion by Mr. South, seconded by Ms. Barnat, with all in favor, the Board of Supervisors approved the proposal from Cardno-Entrix to add two ponds on to their maintenance contract at a cost of \$250 per month for Waterset North Community Development District.

**TWELFTH ORDER OF BUSINESS**

**Consideration of Proposal to Extend Pavers in Lieu of Jasmine Bed Expansion**

Mr. Roethke presented a proposal from Manasota Commercial Construction to install pavers over a small section of existing sod between the Landing and the pool. The Board discussed this and would like to find a competitive bid to compare it against. Mr. South will work on this for the next meeting.

**THIRTEENTH ORDER OF BUSINESS**

**Consideration of Tree Replacement Proposal from Sunrise Landcare**

Mr. Roethke presented a proposal from Sunrise Landcare for a tree replacement on the trail behind the homes facing Scenic Drive. This will be a live oak installation that will replace a dead jacaranda tree.

On a Motion by Mr. McLeod, seconded by Mr. South, with all in favor, the Board of Supervisors approved the proposal from Sunrise Landcare for live oak installation at a cost of (\$440.00) for Waterset North Community Development District.

**FOURTEENTH ORDER OF BUSINESS**

**Consideration of Proposal from Republic Services**

Mr. Roethke presented a proposal from Republic Services to add trash and recycling pick-up services to the Lakeside Amenity.

On a Motion by Mr. McLeod, seconded by Mr. South, with all in favor, the Board of Supervisors approved the proposal from Republic Services for trash and recycling pick-up services at the Lakeside Amenity at a cost of \$184.00 per month for Waterset North Community Development District.

**FIFTEENTH ORDER OF BUSINESS**

**Consideration of Proposal for Pool**

**Monitoring**

Mr. Roethke presented a proposal from Rizzetta Amenity Services for pool monitors. A discussion ensued regarding the details of this proposal, including potential staffing issues.

On a Motion by Mr. McLeod, seconded by Mr. South, with all in favor, the Board of Supervisors approved the proposal from Rizzetta Amenity Services for pool monitors at The Landing at a total cost of (\$3,993) for the summer season of May 23, 2015 through September 7, 2015 for Waterset North Community Development District.

On a Motion by Mr. McLeod, seconded by Mr. South, with all in favor, the Board of Supervisors agreed to set a not-to-exceed amount of (\$17,000) for staffing at the Lakeside Amenity for the remainder of FY 2014-2015 for Waterset North Community Development District.

**SIXTEENTH ORDER OF BUSINESS**

**Presentation of Proposed Budget for Fiscal Year 2015/2016**

Mr. Roethke presented the proposed budget for Fiscal year 2015/2016 to the Board and a discussion ensued regarding the details of the budget. Several minor changes were made to the budget.

**SEVENTEENTH ORDER OF BUSINESS**

**Consideration of Resolution 2015-05, Approving Proposed Budget and Setting the Public Hearing**

Mr. Roethke presented Resolution 2015-05 to the Board, which will approve the proposed budget and set the date, time, and location for the final budget hearing.

On a Motion by Mr. McLeod, seconded by Mr. South, with all in favor, the Board of Supervisors adopted Resolution 2015-05 setting the final budget hearing on August 11, 2015 at 3:00 pm located at the office of Buchanan Ingersoll & Rooney, PC located at 501 E. Kennedy Blvd., Suite 1700, Tampa, Florida 33602 for Waterset North Community Development District.

**EIGHTEENTH ORDER OF BUSINESS**

**Staff Reports**

- A. **District Counsel**  
No report.
- B. **District Engineer**  
Mr. Scarola mentioned that the Phase 3A-3 landscape RFP is in process.
- C. **District Manager**

Mr. Roethke stated that the next Board of Supervisors' regular meeting will be held on Tuesday, June 9, 2015 at 3:00 p.m. at the offices of Buchanan Ingersoll & Rooney, PC located at 501 E. Kennedy Blvd., Suite 1700, Tampa, FL 33602.

Mr. Roethke announced that the voter count as of 4/15/15 is 366.

**NINETEENTH ORDER OF BUSINESS**

**Supervisor Requests**

There were no Supervisor requests.

**TWENTIETH ORDER OF BUSINESS**

**Adjournment**

On a Motion by Mr. McLeod, seconded by Mr. South, with all in favor, Board of Supervisors adjourned the meeting at 4:33 p.m. for Waterset North Community Development District.

  
Secretary/Assistant Secretary

  
Chairman/Vice Chairman