

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.

**COVINGTON PARK
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors' of the Covington Park Community Development District was held on **Tuesday, July 28, 2009 at 5:04 p.m.** at the Covington Park Clubhouse, located at 6806 Covington Garden Drive, Apollo Beach, FL 33572.

Present and constituting a quorum were:

Bob McCarthy	Board Supervisor, Chairman
William (Doug) Watts	Board Supervisor, Vice Chairman
Victor Barbosa	Board Supervisor, Assistant Secretary
Carrie Elwell	Board Supervisor, Assistant Secretary
Elaine Norman	Board Supervisor, Assistant Secretary

Also present were:

Tina Wells	District Manager, Rizzetta & Company, Inc.
Rolando Santiago	District Counsel, RJS Law Group
Grant Christie	Representative, Raymow Enterprises
Audience	

FIRST ORDER OF BUSINESS

Call to Order

Ms. Wells called the meeting to order and conducted roll call.

SECOND ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors meeting held on June 23, 2009

It was stated that on page four, in the Seventh Order of Business, Mr. Reidt's first comments that states, "*Equity Project*" should be "*Equity Inc., South Shore Commons Project*".

On a Motion by Ms. Barbosa, seconded by Mr. Norman, with all in favor, the Board approved the minutes of the Board of Supervisors' meeting held on June 23, 2009, as amended, for Covington Park Community Development District.

THIRD ORDER OF BUSINESS

Consideration of Operation and Maintenance Expenditures for July 2009

It was mentioned that service and price should be researched for the access card vendor. It was also mentioned that the irrigation invoices are still high.

On a Motion by Mr. Barbosa, seconded by Mr. McCarthy, with all in favor, the Board approved the Operation and Maintenance Expenditures for July 2009 totaling \$50,147.25 for Covington Park Community Development District.

FOURTH ORDER OF BUSINESS

Consideration of Series 2005 Construction Requisition #86

**COVINGTON PARK COMMUNITY DEVELOPMENT DISTRICT
SERIES 2005 CONSTRUCTION REQUISITION RECAP
FOR BOARD APPROVAL ON JULY 28, 2009**

REQUISITION NO.	PAYEE	AMOUNT
86	Architectural Fountains, Inc	\$7,500

On a Motion by Ms. Norman, seconded by Mr. Barbosa, with all in favor, the Board approved Construction Requisition #86 to be paid to Architectural Fountains, Inc. in the amount of \$7,500 for Covington Park Community Development District.

FIFTH ORDER OF BUSINESS

Monthly Update Regarding Landscaping Maintenance

Mr. Christie, Branch Manager of Raymow, introduced Mary Collister, who recently joined Raymow as an Account Liaison Manager. Mr. Christie provided the following updates for the Board:

- 1) He stated that the turf grass has been fertilized and insecticide was applied for chinch bugs. He also stated that the overall treatment Raymow uses is absorbed by the plants and has good residual value.
- 2) He stated that Raymow has completed most of the entrance to Covington Stone. He also stated that they will be planting Jasmine as a filler at no additional cost. He stated that that landscaping looks thin now because it's new but will fill in over time.
- 3) It was stated that Newland is removing the three pines that have fallen down on Covington Stone.
- 4) Mr. Christie and the Board discussed implementing a new irrigation repair procedure. It was decided that Ronnie would accompany the Technician on all repair days and report his observations to the Board on a monthly basis.

- 5) Mr. Christie reminded the Board that Tony Brost, the Electrician still has the Irrigation system "As Built" plans.
- 6) He stated that the Covington Stone project uncovered several valve boxes. He stated that he will mark where the boxes are on the payment to prevent them from being covered in the future.
- 7) Mr. Christie stated that the second mulching for the community is only necessary for a few areas and only needs a light dusting. He stated that they would use the extra funding for enhancement projects in additional areas.

SIXTH ORDER OF BUSINESS

Update Regarding Pond Maintenance

The Board decided to table this item and request that Keith Remson is able to attend the meeting first. The Board requested that Debra and Ronnie take pictures of the ponds. It was also decided to speak with Raymow first regarding the Pond mowing to make it easier for Remson to treat the pond banks.

SEVENTH ORDER OF BUSINESS

Update Regarding Community Sign Lighting

The Board decided to table this item until the next regularly scheduled meeting.

EIGHTH ORDER OF BUSINESS

Discussion Regarding Surrey Park Pool Ownership

1. Resident Concerns Presented by Mr. Gallen

Mr. Santiago stated that in the past, two options have been presented to the Board, but that a third option is now emerging. He stated that it would entail using the District's services for pool maintenance and monitoring, but that the HOA would cover all costs. It was determined that this meeting would be continued to Tuesday, August 11th, 2009 at 5:00 p.m. to allow the Surrey Park HOA more time to prepare their proposal with this new option.

Mr. Gallen, a resident, wanted to express his concern that a Surrey Resident can be on the District Board but that other members outside of Surrey cannot be on the Surrey HOA Board. He wanted to know whose name is on the Deed for the Surrey Pool.

NINTH ORDER OF BUSINESS

Discussion Regarding Access Card Agreement

On a Motion by Mr. Barbosa, seconded by Mr. Watts, with all in favor, the Board set a Public Hearing to revise the Access Card Agreement for August 25, 2009 at 5:00 p.m. to be held at the Covington Park Clubhouse, located at 6806 Covington Garden Drive, Apollo Beach, FL 33572 for Covington Park Community Development District.

TENTH ORDER OF BUSINESS

**Public Hearing on the Final Budget for
Fiscal Year 2009/2010**

On a Motion by Mr. Watts, seconded by Mr. McCarthy, with all in favor, the Board opened the Public Hearing on the Final Budget for Fiscal Year 2009/2010 for Covington Park Community Development District.

Ms. Wells presented the Budget for the Board and Audience. She asked if there were any public comments.

Mr. Untract, a resident, had a question regarding security, insurance, and landscape maintenance

On a Motion by Mr. Watts, seconded by Ms. Norman, with all in favor, the Board closed the Public Hearing on the Final Budget for Fiscal Year 2009/2010 for Covington Park Community Development District.

**1. Consideration of Resolution 2009-06,
Adopting Fiscal Year 2009/2010 Final
Budget**

On a Motion by Mr. McCarthy, seconded by Mr. Watts, with all in favor, the Board approved Resolution 2009-06, Adopting Fiscal Year 2009/2010 totaling \$1,227,368 (\$722,400 for Operation and Maintenance and \$504,968 for Debt Service) for Covington Park Community Development District.

ELEVENTH ORDER OF BUSINESS

Public Hearing on Levying Assessments

On a Motion by Mr. Watts, seconded by Mr. Barbosa, with all in favor, the Board opened the Public Hearing on Levying Assessments for Covington Park Community Development District.

There were no Public Comments or Testimony.

On a Motion by Ms. Elwell, seconded by Mr. Barbosa, with all in favor, the Board closed the Public Hearing on Levying Assessments for Covington Park Community Development District.

**Consideration of Resolution 2009-07,
Imposing Special Assessments and
Certifying Assessment Roll**

On a Motion by Mr. Watts, seconded by Ms. Norman, with all in favor, the Board approved Resolution 2009-07, Imposing Special Assessments and Certifying Assessment Roll for Covington Park Community Development District.

Staff Reports

- A. District Counsel
No Report
- B. District Engineer
Not Present.
- C. Residents Services Manager
Not Present
- D. District Manager
No Report

TWELFTH ORDER OF BUSINESS

**Supervisor Requests and Audience
Comments**

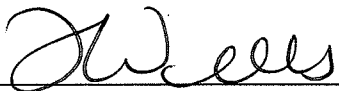
Ms. Elwell provided an update regarding the telecommunications for the Clubhouse and Monarch pool. She stated that she should receive the final prices by next week. She stated that the annual total cost should be close to \$190 per month or \$2,280 total.

A Resident had questions regarding Surrey as well as a reserve study for the entire community.

THIRTEENTH ORDER OF BUSINESS

Continuance

On a Motion by Mr. Watts, seconded by Mr. Barbosa, with all in favor, the Board continued the Board of Supervisors' meeting to August 11, 2009 at 5:00 p.m. to be held at the Covington Park Clubhouse, located at 6806 Covington Garden Drive, Apollo Beach, FL 33572 for Covington Park Community Development District.



Secretary / Assistant Secretary



Chairman / Vice Chairman