

## 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 **Monday, July 26, 2021 at 6:00 p.m.** at the Covington Park Clubhouse, located at 6806 Covington Garden Drive, Apollo Beach, FL 33572.

Present and constituting a quorum were:

Stephen Brown	<b>Board Supervisor, Chairman</b>
Scott Harrison	<b>Board Supervisor, Vice Chairman</b>
Tarlese Allen	<b>Board Supervisor, Assistant Secretary</b>
Rick Reidt	<b>Board Supervisor, Assistant Secretary</b>
Dr. Ronald Blue	<b>Board Supervisor, Assistant Secretary</b>

Also present were:

Taylor Nielsen	<b>District Manager, Rizzetta &amp; Co., Inc.</b>
David Jackson	<b>District Counsel, Persson, Cohen &amp; Mooney</b>
Bryan Schaub	<b>Field Services Manager, Rizzetta &amp; Co., Inc.</b>
Richard Ellis	<b>District Engineer, Dewberry</b>
Cathy Sobrito	<b>Community Coordinator</b>
Paula Means	<b>Representative, LMP</b>
Garth Rinard	<b>Representative, LMP</b>
Keith Remson	<b>Representative, Remson Aquatics</b>
Mike Ambriati	<b>Representative, CRS</b>

Audience

## FIRST ORDER OF BUSINESS

## Call to Order

Mr. Nielsen called the meeting to order and conducted roll call confirming a quorum for the meeting. Mr. Nielsen led those present in the Pledge of Allegiance.

**SECOND ORDER OF BUSINESS**

**Audience Comments**

There were no audience comments.

**THIRD ORDER OF BUSINESS**

**Staff Reports**

**A. District Engineer**

No Report.

**B. Community Coordinator Report**

Ms. Sobrito presented her report to the Board. There were no comments or questions from the Board.

On a Motion by Mr. Brown, seconded by Mr. Reidt, with all in favor, the Board of Supervisors approved the Zebra proposal, for \$425.00, to acid wash the Monarch Pool, for Covington Park Community Development District.

The Board also requested that Zebra check into the Copper origin and analyze the Chlorination system.

**C. Field Manager Report and Landscape Responses**

Mr. Schaub presented and reviewed the Field Inspection Report and Landscape Responses.

The Board requested an action plan from LMP, on addressing the items on the Field Inspection Report, as well as a schedule for tree trimming and mulch bed maintenance.

The Board asked Field Service to create a rubric to go along with the ratings given on the Field Inspection reports.

**i. Consideration of LMP Landscape Proposals**

Mr. Nielsen presented several proposals from LMP for landscape enhancements.

On a Motion by Mr. Harrison, seconded by Ms. Allen, with all in favor, the Board of Supervisors approved LMP proposal #72944, for Covington Park Community Development District.

On a Motion by Mr. Reidt, seconded by Ms. Allen, in favor, and Dr. Blue opposed, the Board of Supervisors approved LMP proposal #72766, for Covington Park Community Development District.

On a Motion by Mr. Brown, seconded by Mr. Harrison, with all in favor, the Board of Supervisors approved LMP proposal #72940, for Covington Park Community Development District.

The Board decided to postpone LMP proposal #72532, until the October Meeting.

On a Motion by Mr. Harrison, seconded by Ms. Allen, with all in favor, the Board of Supervisors approved LMP proposal #72620, for Covington Park Community Development District.

On a Motion by Mr. Reidt, seconded by Mr. Harrison, with all in favor, the Board of Supervisors approved LMP proposal #72767, for Covington Park Community Development District.

#### **D. Aquatics Report**

Mr. Remson presented the Aquatics Report.

The Board requested Remson check on the fountain in Pond 1, and the inlet at Pond 22, and provide report to the District Manager.

Board Supervisor Rick Reidt made a motion to seek proposals for a new aquatic maintenance vendor. There was no second on the motion.

#### **E. District Counsel**

Mr. Jackson presented his report to the Board.

The Board approved the addendum to agreement for renewing contracts to be executed on renewals:

July 2021: Rizzetta Dissemination Service Contract & Access Amenity Management Contract

August 2021: Rizzetta Technologies Contract, LMP Contract, Accurate Well Maintenance Contract & Bales Security Contract.

September 2021: Rizzetta Field Services, LLS Tax Solutions Contract, Campus Suites Contract, Redwire Contract & Remson Contract.



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On a Motion by Dr. Blue, seconded by Mr. Reidt, with all in favor, the Board of Supervisors approved Resolution 2021-05, with further instruction of sharing with the HOA contact via email, and posting on the CDD website, for Covington Park Community Development District.

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123 **F. District Manager**  
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125 Mr. Nielsen noted that the next meeting will be held on August 23, 2021 at  
126 6:00 p.m.

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128 Mr. Nielsen reviewed the Current Financial Statements with the Board.

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130 The Board requested we move the pool solar heater repair expenses to the  
131 Capital Reserves account, and to review the Landscape Contract items  
132 coding and Aquatics Coding.  
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134 **FOURTH ORDER OF BUSINESS**

**Review of General Contractor  
Proposals**

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137 Mr. Nielsen presented the General Contractor Proposals to the Board.  
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On a Motion by Mr. Harrison, seconded by Mr. Reidt, with all in favor, the Board of Supervisors approved to authorize the District Engineer and Project Manager to communicate with the General Contractor Proposers to clarify questions regarding their proposals, and requested further cost element breakdowns for the line items, for Covington Park Community Development District.

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140 The Board is looking for questions to be answered prior to next meeting for further  
141 discussion with District Staff and the Board, and potential selection of a Contractor.  
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143 **SIXTH ORDER OF BUSINESS**

**Supervisor Requests**

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145 Mr. Nielsen asked if there were any Supervisor requests.  
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147 The Board requested that Remson look at the ditch at Lake St. Claire, behind  
148 Nottingham, and see if there is maintenance needed. The Board also requested we  
149 ask the County if they will maintain.  
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152 **SEVENTH ORDER OF BUSINESS**

**Adjournment**

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154 Mr. Nielsen stated that if there was no further business to come before the Board  
155 than a motion to adjourn would be in order.  
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On a Motion by Mr. Reidt, seconded by Ms. Allen, with all in favor, the Board of Supervisors adjourned the meeting at 8:31 p.m. for the Covington Park Community Development District.

Assistant Secretary

Chair / Vice Chair