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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 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.

**MEADOW POINTE IV  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Meadow Pointe IV Community Development District was held on **Tuesday, February 8, 2011 at 11:30 a.m.** at the Meadow Pointe IV Clubhouse, located at 3902 Meadow Pointe Blvd, Wesley Chapel, Florida 33543.

Present and constituting a quorum:

Sandra Bell	<b>Board Supervisor, Chairman</b>
John Blakley	<b>Board Supervisor, Vice Chairman</b>
Joseph Andrews	<b>Board Supervisor, Assistant Secretary</b>
Adam Bell	<b>Board Supervisor, Assistant Secretary</b> <i>(via speakerphone)</i>

Also present were:

Scott Brizendine	<b>District Manager, Rizzetta &amp; Company, Inc.</b>
Tonja Stewart	<b>District Engineer, WilsonMiller, Inc.</b>
Mark Sifford	<b>Project Manager, DEVCO</b>
Jeremy Crawford	<b>Clubhouse Manager</b>
Kelly Evans	<b>Operations Manager, Rizzetta Amenity Services, Inc.</b>

**FIRST ORDER OF BUSINESS**

**Call to Order**

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

**SECOND ORDER OF BUSINESS**

**Update on Board Supervisor Vivian  
Johnson**

Mr. Brizendine stated that Ms. Johnson has indicated that she was under the impression that the Board already met during the evening when she ran for the Board and she is unable to attend during the day. A brief discussion ensued regarding the procedures for replacing her should Ms. Johnson decide to resign. Mr. Johnson stated that his wife is interested in filling the position should Ms. Johnson desire to do so. It was noted that having a supervisor who can only attend quarterly meetings may not be in the best interest of the Board. Management will converse with Ms. Johnson regarding resigning.

**THIRD ORDER OF BUSINESS**

**Consideration of Minutes of the Board of Supervisors' Meeting January 11, 2011**

On a Motion by Ms. Bell, seconded by Mr. Blakely, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors' meeting on January 11, 2011 as presented for Meadow Pointe IV Community Development District.

**FOURTH ORDER OF BUSINESS**

**Consideration of Operation and Maintenance Expenditures for February**

Mr. Brizendine reviewed the invoice from Premium Assignment Corp., explaining that since the District received the funds from the SPE, it was able to pay off the property, liability, and public officials insurance and avoid paying the interest.

On a Motion by Mr. Andrews, seconded by Mr. Blakely, with all in favor, the Board of Supervisors approved the Operation and Maintenance Expenditures for February totaling \$58,307.37 as presented for Meadow Pointe IV Community Development District.

**FIFTH ORDER OF BUSINESS**

**Consideration of Pay Applications**

Mr. Sifford presented several pay applications relating to the S.R. 56 project with the District's portion totaling \$194,981.34. There were no questions from the Board regarding any of the pay applications.

<b>Pay Application #</b>	<b>PAYEE</b>	<b>AMOUNT</b>
#422	ICON Consulting Group	\$1,571.60
#423	ICON Consulting Group	\$3,100.00
#424	DEVCO Construction Management	\$40.04
#425	King Engineering Associates, Inc.	\$21,377.80
#426	Genesis CE & I Services, LLC	\$25,000.00
#427	RIPA & Associates (A-2)	\$4,522.62
#428	RIPA & Associates, LLC-Contract Allow	\$9,603.26
#429	RIPA & Associates -c	\$9,274.92
#430	DEVCO Construction Management	\$29,644.00
#431	Southwest Signal, Inc	\$30,219.81
#432	The ARRAS Group	\$26,800.00
#433	Transportation Control Systems, Inc.	\$20,070.00
#434	APAC Southwest, Inc.	\$44,230.13
#435	RIPA & Associates – Project A	\$26,016.87
#436	RIPA & Associates – Project B	\$16,588.78
#437	RIPA & Associates – Project C	\$2,840.50
#438	Straley & Robin	\$640.50

On a Motion by Ms. Bell, seconded by Mr. Andrews, with all in favor, the Board of Supervisors approved pay applications #422-#438 for Meadow Pointe IV Community Development District.

**SIXTH ORDER OF BUSINESS**

**Consideration of Resolution 2011-02,  
Appointing an Assistant Treasurer**

Mr. Brizendine presented Resolution 2011-02, stating that currently Steve Murman is listed at the Assistant Treasurer for the District, but he no longer works for Rizzetta and Shawn Wildermuth has replaced him. He stated that Bill Rizzetta will remain as the Treasurer and asked for a motion appointing Mr. Wildermuth as Assistant Treasurer.

On a Motion by Mr. Blakely, seconded by Ms. Bell, with all in favor, the Board of Supervisors approved Resolution 2011-02, Appointing Shawn Wildermuth as Assistant Treasurer for Meadow Pointe IV Community Development District.

**SEVENTH ORDER OF BUSINESS**

**Consideration of Revising Meeting  
Schedule**

A brief discussion ensued regarding whether the Board desired to make any changes to the meeting schedule and whether there was enough resident interest in holding evening meetings. It was decided to keep the current schedule of the second Tuesday of each month at 11:30 a.m. for the time being.

**EIGHTH ORDER OF BUSINESS**

**Staff Reports**

- A. District Counsel  
No Present
- B. District Engineer  
Ms. Stewart stated that the Inspection for Parcel I has been completed and she has begun the process for determining if the property should be conveyed to the District or SWFWMD needs to update their records.
- C. Project Manager  
Mr. Sifford informed the Board that the S.R. 56 is mainly waiting on the temperature to go above 65 degrees to finish the paving. There are a few minor issues that are being completed and the FDOT has begun doing their inspections. He stated that the SWFWMD package is ready to go. A brief discussion ensued regarding the timing for the street lights.

Ms. Stewart stated that her firm has been overpaid and there is a need to review their invoices to determine where the credits need to be applied.

- D. Field Operations Manager  
Mr. Brizendine stated that Mr. Hallberg and Mr. Toborg have completed the first inspection together and the fertilizer has been ordered for the spring installation.
- E. Amenities Management  
Ms. Evans reported that everything is running smoothly and Staff is doing seasonal cleaning during the slow period. Mr. Brizendine stated the water bills have gone down so it appears that the majority of the pool leaks have been repaired.
- F. District Manager  
Mr. Brizendine stated that the District is doing well in terms of collections and is still running below budget.

**NINTH ORDER OF BUSINESS**

**Audience Comments**

There were no members of the general audience in attendance.

**TENTH ORDER OF BUSINESS**


**Supervisor Requests**

There were no Supervisor requests.

**ELEVENTH ORDER OF BUSINESS**

**Adjournment**

On a Motion by Ms. Bell, seconded by Mr. Andrews, with all in favor, the Board of Supervisors adjourned the meeting at 12:00 p.m. for the Meadow Pointe IV Community Development District.

  
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Secretary/Assistant Secretary

  
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Chairman/Vice Chairman