

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, January 22, 2013 at 6:02 p.m.** at the Covington Park Clubhouse, located at 6806 Covington Garden Drive, Apollo Beach, FL 33572.

Present and constituting a quorum were:

Doug Watts	Board Supervisor, Chairperson
Carrie Elwell	Board Supervisor, Vice Chairperson
William Irwin	Board Supervisor, Assistant Secretary
Lynn Ann Berner	Board Supervisor, Assistant Secretary
Rick Reidt	Board Supervisor, Assistant Secretary

Also present were:

Greg Cox	District Manager; Rizzetta & Co., Inc.
Jennifer Van Haren	Resident Services Manager

Audience, including:

Brett Perez	Cornerstone Tree Farm/Austin Outdoor
Keith Remson	Remson Aquatics

FIRST ORDER OF BUSINESS

Call to Order and Pledge of Allegiance

Mr. Cox called the meeting to order and conducted roll call. All present then stood and recited the Pledge of Allegiance.

SECOND ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors' Meeting Held Dec. 18, 2012

Mr. Cox presented the minutes of the Board meeting held on December 18, 2012 to the Board for consideration. The Board requested that more details about the aeration device be added.

THIRD ORDER OF BUSINESS

Consideration of Operation and Maintenance Expenditures for December 2012

Mr. Cox reviewed the Operation and Maintenance expenditures for December 2012 totaling \$39,483.57 for the Board. Brief discussion ensued.

On a Motion by Mr. Irwin, seconded by Mr. Reidt, with all in favor, the Board ratified the Operation & Maintenance expenditures for December 2012 totaling \$39,483.57 for the Covington Park Community Development District.

FOURTH ORDER OF BUSINESS

Staff Reports – Part I

A. District Counsel

Not present. Brief discussion ensued regarding obtaining new District counsel.

On a Motion by Mr. Reidt, seconded by Mr. Irwin, with all in favor, the Board authorized Staff to proceed with issuance of a Request for Qualifications for District Counsel services for the Covington Park Community Development District.

B. District Engineer

Not present. Mr. Watts asked to get Mr. Plate's opinion on a water-permeable concrete surface for the parking area and the restrooms area.

FIFTH ORDER OF BUSINESS

Entrance Landscape Design Review

Mr. Cox introduced the topic of a Covington Stone monument design by Alyson Utter for consideration by the Board. Discussion ensued. No formal Board action was taken.

SIXTH ORDER OF BUSINESS

Landscape & Irrigation Update

Mr. Perez provided an update of recent events and maintenance in the District. He noted a problem with an irrigation wire at Covington Stone and stated he and his crew will repair the wire and replace the annuals that died.

Discussion ensued regarding options for annuals during the different seasons. Mr. Perez said he had sent information to operations manager John Toborg and will forward the information to the Board as well. Mr. Perez indicated that currently the annuals are changed out four times per year and that a choice for the next rotation should be made at the next meeting on February 26th so installation plans can be made. Mr. Perez also presented a schedule of how the mowing, weeding and trimming will be orchestrated in phases throughout the community. Mr. Watts expressed concern about how often weeding will be done. Discussion ensued regarding the use of fertilizer and preventive chemicals, and also regarding electrical boxes with high grass growing around them, a wellhead at Bristol Park needing to be landscaped and camouflaged, installing Bermuda grass at Bristol Park and the amount of activity at Bristol Park (traffic, playing, sports, etc.). Mr. Perez will provide a proposal for Bermuda grass. Mr. Cox will research whether or not maintenance of the baseball field, besides basic mowing, is specifically included in the landscaping contract.

SEVENTH ORDER OF BUSINESS

Pond Maintenance Update

Mr. Remson gave an update of recent events and aquatics maintenance in the District. He stated crews have been removing more Brazilian pepper trees and planted pickerel weed in ponds #36, #37 and #41. Mr. Remson also advised he has selected pond #1 as the pond most in need of an aeration device which would cost approximately \$4,884.00. Discussion ensued. The Board tabled the item for further consideration at the next regular Board meeting.

EIGHTH ORDER OF BUSINESS

HCSO Security Update

Ms. Van Haren had no new information to report. Brief general discussion ensued.

NINTH ORDER OF BUSINESS

Review of Action Item List

Mr. Cox reviewed the action item list of ongoing projects and completed tasks not already talked about. General discussion ensued. Mr. Cox spoke about meeting with JAH Architect and the company's suggestion of forming a committee to meet with them. The Board agreed and chose to continue the meeting so the Supervisors could discuss options and compile a working list to present when the committee meets with Tony Huggins of JAH. Ms. Berner presented options for fans.

TENTH ORDER OF BUSINESS

Staff Reports – Part II

A. Resident Services Manager

Ms. Van Haren gave a brief summary of projects and improvements.

B. District Manager

Mr. Cox stated the next regular meeting is scheduled to be held at 6:00 p.m. on February 26, 2013 and confirmed that the meeting in progress will be continued to January 29, 2013 at 6:00 p.m. He also presented and reviewed the latest monthly unaudited District financial summary for the Board.

ELEVENTH ORDER OF BUSINESS

Audience Comments

One audience member said she spoke with Mr. Remson and noted there are still a lot of Brazilian pepper plants to be removed from areas on Surrey Wood Lane. Discussion ensued.

TWELFTH ORDER OF BUSINESS

Supervisor Requests

Ms. Berner asked about the process involved with adding a dog park to the master plan.

Ms. Elwell asked about holding a "Bonds 101" class for the Board. She also asked that staff obtain a community-wide permit to remove oak trees and replace them with alternate trees, and inquired if non-working street lights are being reported to TECO.

Mr. Irwin requested that the reclaimed water plan for Surrey Park be added to the agenda. He also said the Surrey Park park is not being utilized enough and asked to add ideas for usage of it to the master plan.

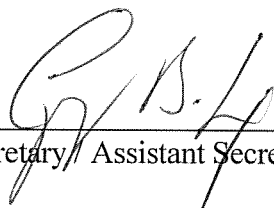
Mr. Reidt noted some improvement in Cornerstone's work, requested that Equity be contacted to remove their sign laying on the ground, and asked to get a quote from Keith Remson for fountain cleaning. Discussion ensued. Mr. Reidt also spoke about a legal description for Ms. Van Haren's shared employment between the HOA and the CDD. Discussion ensued.

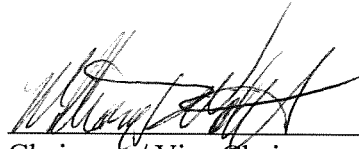
Mr. Watts indicated he is happier with Cornerstone's work but stated they need to keep tabs on issues to make sure the improvements continue. Discussion ensued.

THIRTEENTH ORDER OF BUSINESS

Continuance

On a Motion by Mr. Watts, seconded by Mr. Reidt, with all in favor, at 9:16 p.m. the Board continued the meeting to Tuesday, January 29, 2013 at 6:00 p.m. for Covington Park Community Development District.


Secretary / Assistant Secretary


Chairman / Vice Chairman