
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 25, 2011 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:

Bob McCarthy	Board Supervisor, Chairman
Doug Watts	Board Supervisor, Vice Chairman
William Irwin	Board Supervisor, Assistant Secretary
Elaine Norman	Board Supervisor, Assistant Secretary
Carrie Elwell	Board Supervisor, Assistant Secretary

Also present were:

Greg Cox	District Manager, Rizzetta & Company, Inc.
John Toborg	Operations Manager, Rizzetta & Company, Inc.
Tim Plate	District Engineer, Heidt Design, LLC
Audience	

FIRST ORDER OF BUSINESS

Call to Order

Mr. Cox called the meeting to order and conducted roll call.

SECOND ORDER OF BUSINESS

**Consideration of the Minutes of the
Board of Supervisors' Special meeting
Held on December 14, 2010**

Mr. Cox presented the minutes of the Board of Supervisors' special meeting held December 14, 2010 to the Board for their consideration.

On a Motion by Mr. Irwin, seconded by Mr. McCarthy, with all in favor, the Board approved the minutes of the Board of Supervisors' special meeting held on December 14, 2010 for Covington Park Community Development District.

THIRD ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors' Continued Special Meeting Held on January 12, 2011 (under separate cover)

Mr. Cox presented the minutes of the Board of Supervisors' continued special meeting held on January 12, 2011 to the Board for their consideration. The minutes were amended as follows: re-labeled the order of business numbers and changed the wording in the last order of business.

On a Motion by Mr. Irwin, seconded by Ms. Norman, with all in favor, the Board approved the minutes of the Board of Supervisors' continued special meeting held on January 12, 2011, as amended, for Covington Park Community Development District.

FOURTH ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors' Meeting Held on December 28, 2010

Mr. Cox presented the minutes of the Board of Supervisors' meeting held December 28, 2010 to the Board for their consideration.

On a Motion by Mr. Irwin, seconded by Mr. McCarthy, with all in favor, the Board approved the minutes of the Board of Supervisors' meeting held on December 28, 2010 for Covington Park Community Development District.

FIFTH ORDER OF BUSINESS

Consideration of Operation and Maintenance Expenditures for January 2011

Mr. Cox presented the Operation and Maintenance Expenditures for January 2011 in the amount of \$64,226.03 for the Board to consider.

*Board Supervisor Doug Watts arrived at the meeting at 6:08 p.m.

On a Motion by Ms. Norman, seconded by Mr. Watts, with all in favor, the Board approved the Operation and Maintenance expenditures for January 2011 in the amount of \$64,226.03 for Covington Park Community Development District.

SIXTH ORDER OF BUSINESS

STAFF REPORTS – PART I

- A. District Counsel.
Not present.

B. District Engineer.

Mr. Plate provided an update of the Surrey Park roads and the work to convey them to Hillsborough County. He briefed that the County conducted an inspection of the roads and were overall impressed with their condition considering their age. He explained that a minor "punch list" was prepared and that there was a question about the quality of piping used in the storm drains. He described that they performed a video survey of the pipes and found some cracks and that some of the cracks were there when the County previously inspected them. He explained that the County was "regrouping" to assess the storm pipe issue. Mr. Irwin questioned as to who would pay to fix the storm pipes if required. Mr. Plate commented that the cost to repair and/or replace the pipes is a monumental cost and unthinkable.

Regarding the drainage repair project for the club house, Mr. Plate stated that since the drop in elevation between the club house and the pond to which water is supposed to drain is only about 1 and ½ feet, there is not enough "drop" to allow for a drainage repair that will totally solve the drainage issue. His drainage repair solution will greatly assist with routine water accumulation but, very large rains from storms will still result in water accumulation at the front of the club house and playground areas. The drainage repair will help drain away those accumulations much faster than now. He reminded the Board that the estimated cost for the front drain repairs was somewhere around \$8,000 to \$10,000.

Mr. Plate further explained that due to the drainage issues, he would recommend that any attempt to build a parking lot expansion for the club house would most likely require a tie in to the County drainage system which would be costly.

There was some discussion between Board members and Mr. Plate about the status of reclaimed water within Covington Park and the eventual ownership of the roadway islands and the guard house island at Surrey Park.

SEVENTH ORDER OF BUSINESS

BUSINESS ITEMS

A. Monthly Update Regarding Pond Maintenance

Mr. Remson from Remson Aquatics could not be present at the meeting. Mr. McCarthy explained that Mr. Remson had informed him that the Florida Fish and Wildlife Department had denied the application to put Carp in the ponds. He explained that they would not allow Carp in any pond with a littoral shelf. Mr. Cox explained that Mr. Remson had informed him that there were other fish besides Carp that could be used. Mr. Watts asked that the Board be provided a list of the types of fish that could be placed in the ponds to control undesirable vegetation.

B. Monthly Update Regarding HCSO Security

Jennifer Van Haren informed the Board that there had been two evenings where the Deputies did not show up for duty but that overall, everything was working smoothly.

*Supervisor Carrie Elwell arrived at 6:45 p.m.

C. Landscape Design Presentations

Mr. Toborg explained to the Board that he had met with landscape design companies on site to show them the area for which the Board desired a design quote. Three companies were present at the meeting while a fourth was detained due to inclement weather. Mr. Toborg provided the Board with four design quotes and asked that those companies who were represented be allowed a short presentation to the Board. Ms. L. Alyson Utter provided a short presentation for her company, Anderson Lesniak. Mr. Tom Levine provided a presentation for his company, Ekistic Design. Mr. Ted Kempton provided a presentation for his company, Hardeman-Kempton. Not present was representation for Graham-Booth.

The Board discussed the companies, their presentations and the costs associated with the respective company quotes. The Board members decided that they wanted more time to review the materials they had received and decided that they would continue the meeting to a date two weeks later to make their decision.

D. Monthly Update Regarding Landscape Maintenance

Mr. Cox explained that Mr. Seamen from Vila and Son was ill and could not attend the meeting as scheduled. Mr. Watts suggested that it was better for the currently empty flower beds to remain empty of annuals until after the seasonal freeze periods had passed. Mr. Irwin noted that he was concerned that there were areas around the community where plants planted close together had matured and now were too crowded and needed thinning.

E. Discussion Regarding Assessments on Surrey Park HOA Property

Mr. Cox explained that the Surrey Park HOA was requesting that the District exempt the annual operation and maintenance assessments from the two lots in Surrey Park that currently had the swimming pool built on them for the residents.

On a Motion by Mr. Watts, seconded by Mr. McCarthy, with all in favor, the Board approved the waiver of the annual Operation and Maintenance assessments for the two platted lots on which the Surrey Park swimming pool was built for Covington Park Community Development District.

F. Presentation of Unaudited District Financials for December 2010

(under separate cover)

Mr. Cox provided a summary of the Unaudited District Financials for December 2010 to the Board. The Board held a brief discussion over the desire to capture certain expenditures separately such as landscape and irrigation costs above and beyond the contract costs and lighting costs separate from monument and wall maintenance costs.

EIGHTH ORDER OF BUSINESS

STAFF REPORTS – PART II

A. Resident Services Manager

Ms. Van Haren noted that she had three comments: one was that she had received complaints from several residents about Oak trees in the community; she noted that at

Carrington, there were some trees near pond #41 that had been removed in the past and that some residents would like them replaced. Lastly, she presented a request from a resident who desired to hold a Super Bowl party at the club house facility and was requesting approval from the Board to allow alcohol to be consumed during that party. The Board indicated no interest in waiving rule against alcohol consumption at the club house for a Super Bowl party.

B. District Manager

Mr. Cox reminded the Board that the next regularly scheduled meeting was scheduled for February 22, 2011 unless the Board continued this meeting as previously discussed.

NINTH ORDER OF BUSINESS

Supervisor Requests and Audience Comments

Supervisors

Mr. Irwin reminded the Board that Vila and Son was supposed to come back with some suggested plants that could be planted around the electrical boxes installed for the pond fountains.

Mr. Watts wanted the trees planted for pond #41.

Mr. McCarthy expressed that he would like to discuss tree landscaping at the February 8, 2011 continued meeting.

Ms. Norman asked that Mr. Remson be invited to attend the next meeting to discuss the fish that can be put in the ponds.

Audience

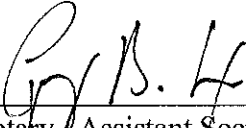
The Board took general comments from the audience members present.


TENTH ORDER OF BUSINESS

Adjournment / Continuance

On a Motion by Ms. Norman, seconded by Mr. Watts, with all in favor, the Board voted to continue the meeting to 6:00 p.m. on February 8, 2011 at the Covington Park Club House for Covington Park Community Development District.

Ending Time: 8:27 p.m.


Secretary / Assistant Secretary


Chairman / Vice Chairman