

# **PARKWAY CENTER COMMUNITY DEVELOPMENT DISTRICT**

**April 27, 2016 Minutes of Meeting**

## **Minutes of the Regular Meeting**

The Regular Meeting of the Board of Supervisors for Parkway Center Community Development District was held on **Wednesday, April 27, 2016 at 6:30 p.m.** at the Rivercrest CDD Clubhouse at 11560 Ramble Creek Drive, Riverview, FL 33569.

### **1. CALL TO ORDER/ROLL CALL**

Brian Howell called the Regular Meeting of the Board of Supervisors of the Parkway Center Community Development District to order on **Wednesday, April 27, 2016 at 6:33 p.m.**

Mr. Howell led the Board in The Pledge of Allegiance.

#### **Board Members Present:**

JoAnn Ward	Chairman
Earl Kunke	Vice Chairman
Tanya O'Connor	Supervisor

#### **Staff Members Present:**

Brian Howell	District Manager, Meritus
Celia Nichols	Nichols Landscape Architecture

No Audience Members Present

### **2. AUDIENCE QUESTIONS AND COMMENT ON AGENDA ITEMS**

There were no audience members present.

### **3. VENDOR/STAFF REPORTS**

#### **A. District Counsel**

Brian Howell updated the Board that Counsel was working with Staff to identify the address for the exotic animal business encroaching onto CDD property. Once identified Counsel will send them a letter to remove any item encroaching onto CDD land.

Brian Howell advised that the County would not put a stop sign at the intersection to Blue Beech in Summerwood without a traffic study which the District would have to fund. Vegetation has been removed at the median and Board and Staff agreed there was no line of sight issue any longer. No further action to be taken.

#### **B. District Engineer**

District Engineer had nothing to report.

47 Mr. Howell went over several requests to paint the backside of the wall along Riverview Drive.  
48 The Board agreed that it should be done and it was noted the previous contractor was doing for  
49 same price as other side of the wall.  
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51	MOTION TO:	Approve painting of wall not to exceed \$10,000.00.
52	MADE BY:	Supervisor O'Connor
53	SECONDED BY:	Supervisor Ward
54	DISCUSSION:	None further
55	RESULT:	Called to Vote: motion PASSED
56		3/0 – Motion passed unanimously.

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58 **4. BUSINESS ITEMS**

59 **A. Capital Improvement Project Update**

60 **B. Landscape Improvement Updates**

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62 Celia Nichols went over landscape plans for the monument at Castle Creek and Falkenburg Road  
63 and Riverview Drive. **(entire discussion on audio)**

64 The Board was very happy with the plan overall and had a few changes which were: no  
65 Magnolias and Ms. Nichols to provide alternatives, purple Crape Myrtles at Riverview Drive  
66 entrance and red Crape Myrtles at Castle Creek entrance.

67 LMP is to advise Ms. Nichols of any dead palms in the Riverview Drive section.

68 Mr. Howell is to confirm any plantings being done by Taylor Morrison around their new pond  
69 behind the Castle Creek monument.

70 Ms. Nichols confirmed the contractor was replacing the wall cap on the new monument and it  
71 would be installed soon and all lighting was completed. Ms. Nichols will work with Mr. Howell  
72 to bid out landscape plans so the Board can review numbers at the next meeting.

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74 **C. General Matters of the District**

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76 **5. CONSENT AGENDA**

77 **A. Consideration of Minutes of Board of Supervisors Meeting March 23, 2016**

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79 Changes to line 65 “until”, line 162 “master HOA” and line 34 “maintain”

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81	MOTION TO:	Approve March 23, 2016 minutes with changes.
82	MADE BY:	Supervisor Ward
83	SECONDED BY:	Supervisor Kunke
84	DISCUSSION:	None further
85	RESULT:	Called to Vote: motion PASSED
86		3/0 – Motion passed unanimously.

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**B. Consideration of Operations and Maintenance Expenditures April 2016**

MOTION TO:	Approve April O&M's.
MADE BY:	Supervisor Ward
SECONDED BY:	Supervisor O'Connor
DISCUSSION:	None further
RESULT:	Called to Vote: motion PASSED
	3/0 – Motion passed unanimously.

Mr. Howell answered questions on Spearem invoice for replacement cap to wall and the CDD should be reimbursed for irrigation repair due to new construction (page 59).

**C. Review of Financial Statements through February 29, 2016**

The financials were accepted. Mr. Howell noted that 100% of the tax revenue had been collected and 62% of the budget remained so the District was tracking well.

**6. MANAGEMENT REPORTS**

**A. District Manager's Report**

**B. Field Manager**

- 1. District Inspection Report**
- 2. Staff Action List**
- 3. Aquatic Systems Report**

The Board reviewed the aquatics report and concurred that overall the program was doing well and the provider was on top of things. Mr. Howell will ask the provider to attend the June meeting to go over any recommendations for the pond program.

Mr. Howell stated Staff would be starting to work in May on dissolving remaining street light districts.

**4. Spear Security Reports**

Mr. Howell noted that Staff did review the security reports and sent in work orders for any streetlight noted in the report that was not working.

**7. SUPERVISOR REQUESTS**

**8. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM**

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**9. ADJOURNMENT**

MOTION TO:	Adjourn.
MADE BY:	Supervisor Ward
SECONDED BY:	Supervisor O'Connor
DISCUSSION:	None further
RESULT:	Called to Vote: motion PASSED 3/0 - Motion passed unanimously

*\*Please note the entire meeting is available on disc*

*\*These minutes were done in summary format.*

*\*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.*

**Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed meeting held on May 23, 2016.**

*Jolene Ward*  
Signature

Jolene Ward  
Printed Name

**Title:**  
 **Chairman**  
 **Vice Chairman**

*B. All*  
Signature

Brian Aheer  
Printed Name

**Title:**  
 **Secretary**  
 **Assistant Secretary**

*Recorded by Records Administrator*

*Jessica Steiner*  
Signature

May 26, 2016  
Date

