

**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.

**EASTON PARK  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Easton Park Community Development District was held on **Tuesday, January 6, 2015 at 4:30 p.m.** at the New Tampa Regional Library, located at 10001 Cross Creek Boulevard, Tampa, Florida, 33647.

Present and constituting a quorum:

Paul Meier	<b>Board Supervisor, Chairman</b>
Lee Thompson	<b>Board Supervisor, Assistant Secretary</b>
Beth Stratigeas	<b>Board Supervisor, Assistant Secretary</b>
Lisa Murphy	<b>Board Supervisor, Assistant Secretary</b>

Also present were:

Christine Perkins	<b>District Manager; Rizzetta &amp; Company, Inc.</b>
Judy James	<b>District Counsel; Molloy &amp; James, P.A.</b>
Tim Plate	<b>District Engineer; Heidt Design</b>
Brian Mahar	<b>Austin Outdoor</b>
Dana Bryant	<b>Austin Outdoor</b>
Jamos Beierle	<b>Aquagenix</b>

**FIRST ORDER OF BUSINESS**

**Call to Order**

Ms. Perkins called the meeting to order and performed roll call.

**SECOND ORDER OF BUSINESS**

**Audience Comments**

There were no audience comments.

Ms. Perkins stated for the record that Ms. Stratigeas and Ms. Murphy need to be officially appointed by the Board to their respective seats, both of which would carry a 4-year term (2014-2018).

On a Motion by Mr. Meier, seconded by Mr. Thompson, with all in favor, the Board appointed Elizabeth Stratigeas to Seat #4 and Lisa Murphy to Seat #5 for the 2014-2018 term for Easton Park Community Development District.

Ms. Stratigeas and Ms. Murphy were both administered their Oath of Office, and both elected to receive compensation for serving on the Board of Supervisors.

**THIRD ORDER OF BUSINESS**

**Consideration of the Minutes of the Board of Supervisors' Special Meeting Held on November 18, 2014**

On a Motion by Ms. Murphy, seconded by Ms. Stratigeas, with all in favor, the Board approved the Minutes of the Board of Supervisors' Special Meeting held on November 18, 2014 for Easton Park Community Development District.

**FOURTH ORDER OF BUSINESS**

**Consideration of Operation & Maintenance Expenditures for November 2014**

On a Motion by Mr. Thompson, seconded by Mr. Meier, with all in favor, the Board of Supervisors ratified the Operation & Maintenance Expenditures for November 2014 (\$13,010.74) for Easton Park Community Development District.

**FIFTH ORDER OF BUSINESS**

**Landscape and Irrigation Maintenance Update**

Ms. Perkins presented the OLM landscape inspection report to the Board. A discussion regarding field operations and the current landscape maintenance contract with the HOA ensued. Ms. Perkins reviewed the Rizzetta Amenity Services, Inc. field operations proposal that was to be presented under the District Manager's report. Ms. James recommended three modifications to the field operations agreement to include a 30-day termination clause, proof of insurance and an indemnification clause.

On a Motion by Mr. Meier, seconded by Mr. Thompson, with all in favor, the Board authorized District Counsel to review the current landscape maintenance contract with the HOA and to renegotiate the terms and authorized District Management to issue a 30-Day Notice of Termination to OLM, Inc. of the for Easton Park Community Development District.

On a Motion by Ms. Murphy, seconded by Ms. Stratigeas, with all in favor, the Board approved the Rizzetta Amenity Services, Inc. field operations proposal (subject to the three modifications recommended by District Counsel) for Easton Park Community Development District.

**SIXTH ORDER OF BUSINESS**

**Aquatic Service Update**

Mr. Beierle of Aquagenix reviewed the aeration system that is being recommended for Pond #25 and entertained various questions. A discussion ensued. The Board requested a more

detailed proposal on the blue dye as well as pictures to be reviewed at the next meeting.

Ms. Perkins asked that the Board allow Mr. Plate to present his District Engineer report at this time. He reviewed the Public Facilities Report proposal for the Board.

On a Motion by Ms. Stratigeas, seconded by Ms. Murphy, with all in favor, the Board approved the Heidt Design proposal to prepare a Public Facilities Report (\$4,000.00) for Easton Park Community Development District.

Mr. Plate discussed the Ravens Glen flooding issues. He reminded the Board that these are City of Tampa owned roadways and the Board can approach the City to address the issues as the District has the right to maintain the roadways but is not obligated to.

**SEVENTH ORDER OF BUSINESS**

**Presentation of Action Item List (*under separate cover*)**

Ms. Perkins reviewed the Action Item List. She presented a pressure washing proposal from JMD Pressure Washing for the Board's consideration.

On a Motion by Mr. Meier, seconded by Ms. Stratigeas, with all in favor, the Board approved the JMD Pressure Washing proposal for pressure washing (\$3,940.00) for Easton Park Community Development District.

**EIGHTH ORDER OF BUSINESS**

**Presentation of Unaudited Financial Summary**

Ms. Perkins presented the financial summary to the Board. No formal Board action was taken.

**NINTH ORDER OF BUSINESS**

**Staff Reports**

**A. District Counsel**

No report.

**B. District Manager**

Ms. Perkins confirmed the next regularly scheduled meeting will be held at 4:30 p.m. on March 3, 2015.

Ms. Perkins reviewed the Rizzetta Technology Services proposal for a CDD website and noted that the contract was still being finalized. A discussion ensued. Ms. Perkins stated she would provide a more detailed price listing for eblast services at the next meeting for their consideration.

On a Motion by Mr. Meier, seconded by Mr. Thompson, with all in favor, the Board approved the CDD website component of the Rizzetta Technology Services proposal for Easton Park Community Development District.

**TENTH ORDER OF BUSINESS**

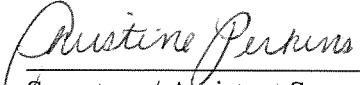
**Supervisor Requests**

Mr. Meier commented on the speeding problem throughout the community. A discussion ensued.

**ELEVENTH ORDER OF BUSINESS**

**Adjournment**

On a Motion by Mr. Thompson, seconded by Ms. Murphy, with all in favor, the Board of Supervisors adjourned the meeting at 6:20 p.m. for Easton Park Community Development District.

  
Secretary / Assistant Secretary

  
Chairman / Vice Chairman