
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 III
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors' of the Meadow Pointe III Community Development District was held on **Tuesday, September 9, 2008 at 12:45 p.m.** at the Meadow Pointe III Clubhouse, located at 1500 Meadow Pointe Blvd., Wesley Chapel, FL 33543.

Present and constituting a quorum:

Don Buck	Board Supervisor, Chairman
Tom Gray	Board Supervisor, Vice Chairman
Laura St. Clair	Board Supervisor, Assistant Secretary
Glenn Johnston	Board Supervisor, Assistant Secretary
Paul Carlucci	Board Supervisor, Assistant Secretary

Also present were:

Scott Brizendine	District Manager, Rizzetta & Company, Inc.
Barbara Harp	Accountant, Rizzetta & Company, Inc.
John Vericker	District Counsel, Straley & Robin
Tonja Stewart	District Engineer, WilsonMiller, Inc.
	<i>(via speakerphone)</i>
John Toborg	Project Manager
Mike McCarn	Park Manager
Audience	

FIRST ORDER OF BUSINESS

Call to Order

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

SECOND ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors' Meeting on August 12, 2008

Mr. Buck stated that the next item on the agenda was the consideration of the minutes of the Board of Supervisors' meeting held on August 12, 2008. He asked if there were any corrections or additions. Mr. Johnston made a motion to approve.

<p>On a Motion by Mr. Johnston, seconded by Ms. St. Clair, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors' meeting on August 12, 2008 for Meadow Pointe III Community Development District.</p>

THIRD ORDER OF BUSINESS

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

Mr. Buck stated that the next item on the agenda was the consideration of the Operation and Maintenance Expenditures for September and asked if there were any questions. Following a brief discussion regarding the management contract for landscape and maintenance and the invoice from Valid Impressions that should have been paid by Meadow Pointe IV, Mr. Buck asked for a motion to approve.

On a Motion by Mr. Gray, seconded by Mr. Carlucci, with all in favor, the Board of Supervisors approved the Operation and Maintenance Expenditures for September totaling \$96,745.66 as discussed for Meadow Pointe III Community Development District.

FOURTH ORDER OF BUSINESS

**Consideration of Additional Change
Orders**

Mr. Buck stated that the next item on the agenda was the consideration of additional change orders. Mr. Toborg stated that he had nothing to present at this time.

FIFTH ORDER OF BUSINESS

**Discussion on the Rules for Usage at the
Parcel M Park Site**

Mr. Buck stated that the next item on the agenda was the discussion on the rules for use of the Parcel M park site. Mr. Brizendine stated that he would like to see the hours of operation listed as dawn to dusk similar to what is used at County parks rather than specific hours. Mr. Toborg stated that the proposed rules are aligned with Pasco County ordinances relating to such parks. A brief discussion ensued. It was stated that no Board action was necessary as the park is actually in Meadow Pointe IV.

SIXTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Mr. Vericker stated that District Counsel is in the process of negotiating a contract with the Whitlock HOA regarding the entrance enhancement project.

Mr. Buck stated that Meadow Pointe III was included in the original S.R. 56 agreement and should be removed as it really has no role in the construction of the road extension. Following a brief discussion, Mr. Buck asked for a motion to approve the revision to the S.R. 56 Agreement removing Meadow Pointe III as a party to the agreement.

On a Motion by Mr. Gray, seconded by Mr. Johnston, with all in favor, the Board of Supervisors approved the revision to the S.R. 56 Agreement removing Meadow Pointe III as a party to the agreement for Meadow Pointe III Community Development District.

Mr. Brizendine stated that at the last meeting the Board approved upgrading the entrance to the Whitlock Village pending agreement by the HOA to fund \$7,000 of the project. He briefly reviewed the agreement with the HOA that Mr. Vericker mentioned earlier, stating that it includes a provision for construction to begin only after receipt of the funds from the HOA. Mr. Brizendine stated that the HOA attorney has reviewed the agreement and had some comments that Mr. Vericker will be incorporating into the agreement. He asked for a motion to authorize the Chairman to execute the agreement once finalized. A brief discussion ensued. A request was made that the agreement be circulated to the Board for review prior to being executed.

On a Motion by Mr. Gray, seconded by Mr. Carlucci, with all in favor, the Board of Supervisors authorized the Chairman to execute the agreement with Whitlock Village regarding the entrance enhancement project (once finalized) for Meadow Pointe III Community Development District.

B. District Engineer

Ms. Stewart reported that WDG Construction has agreed to repair the road depressions in Beaconsfield.

C. Project Manager

Mr. Toborg stated that he anticipates the Whitlock project to begin in January. He asked for permission to initiate the gate repairs immediately and presented various proposals. Following a brief discussion, it was decided to remove the old motors and install new ones at a cost of \$9,300.

D. Park Manager

No report.

E. District Manager

No report.

SEVENTH ORDER OF BUSINESS

Audience Comments

Mr. Buck stated that the next item on the agenda was audience comments. Audience comments were entertained regarding the lighting at the tennis courts, the speed limit on Meadow Pointe Boulevard, and the Whitlock entrance project; however no Board action was taken.

EIGHTH ORDER OF BUSINESS

Supervisor Requests

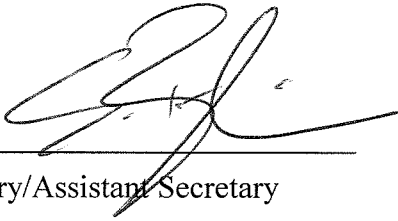
Mr. Buck stated that the next item on the agenda was Supervisor requests. A brief discussion ensued regarding the need to replace plants at the Wrencrest entrance. It was stated that this item would need to wait until next year.

NINTH ORDER OF BUSINESS

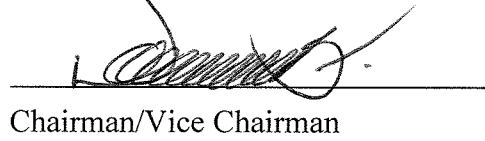
Adjournment

Mr. Buck stated that there was no further business to come before the Board at this time, and asked for a motion to adjourn.

On a Motion by Mr. Gray, seconded by Mr. Johnston, with all in favor, the Board of Supervisors adjourned the meeting at 1:15 p.m. for the Meadow Pointe III Community Development District.



Secretary/Assistant Secretary



Chairman/Vice Chairman