



Rizzetta & Company

Country Walk Community Development District

**Board of Supervisors' Meeting
September 12, 2019**

**District Office:
5844 Old Pasco Road, Suite 100
Pasco, Florida 33544
813.994.1001**

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
DISTRICT OFFICE - 5844 OLD PASCO ROAD - SUITE 100 - WESLEY CHAPEL, FL 33544
www.countrywalkcdd.org

September 5, 2019

Board of Supervisors
**Country Walk Community
Development District**

Dear Board Members:

The regular meeting of the Board of Supervisors of the Country Walk Community Development District will be held on **September 12, 2019 at 9:30 a.m.** at the Country Walk Clubhouse, located at 30400 Country Pointe Boulevard, Wesley Chapel, FL 33543. The following is the agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 3. BUSINESS ITEMS**
 - A. Discussion of Multipurpose Field Arrangement
 - B. Consideration of Resolution 2019-06, Setting Fiscal Year 2019/2020 Meeting Schedule..... Tab 1
 - C. Consideration of Proposals for Holiday Lighting..... Tab 2
 - D. Consideration of Proposals for Roof Repairs..... Tab 3
 - E. Consideration of Landscaper Corrective Action Plan..... Tab 4
- 4. STAFF REPORTS**
 - A. August 2019 Field Inspection report..... Tab 5
 - B. District Engineer
 - C. District Counsel
 - D. Clubhouse Manager
 1. Review of Clubhouse Operations Report..... Tab 6
 - E. District Manager
- 5. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of Board of Supervisors Meeting held on August 5, 2019..... Tab 7
 - B. Consideration of Minutes of the Continued Board of Supervisors Meeting held on August 14, 2019..... Tab 8
 - C. Consideration of Operation and Maintenance Expenditures for August 2019..... Tab 9
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call me at (813) 994-1001.

Very truly yours,

Matthew Huber
District Manager

Tab 1

RESOLUTION 2019-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIME AND LOCATION FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT, AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, Country Walk Community Development District (hereinafter the “District”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within Pasco County, Florida; and

WHEREAS, the District’s Board of Supervisors (hereinafter the “Board”) is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by the provisions of Chapter 286, Florida Statutes; and

WHEREAS, the Board is statutorily required to file annually, with the local governing authority and the Florida Department of Economic Opportunity, a schedule of its regular meetings.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT:

Section 1. Regular meetings of the Board of Supervisors of the District shall be held as provided on the schedule attached as Exhibit “A”.

Section 2. In accordance with Section 189.015(1), Florida Statutes, the District’s Secretary is hereby directed to file annually, with Pasco County, a schedule of the District’s regular meetings.

Section 3. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 12th DAY OF SEPTEMBER, 2019.

**COUNTRY WALK COMMUNITY
DEVELOPMENT DISTRICT**

CHAIRMAN / VICE CHAIRMAN

ATTEST:

SECRETARY / ASST. SECRETARY

EXHIBIT “A”
BOARD OF SUPERVISORS MEETING DATES
COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2019/2020

October 10, 2019
November 14, 2019
December 12, 2019 *
January 9, 2020
February 13, 2020 *
March 12, 2020
April 9, 2020
May 14, 2020*
June 11, 2020
July 9, 2020
August 13, 2020*
September 10, 2020 *

The meetings will convene at 9:30 a.m., * **(with the exception of the months of December, February, May, July, and September, when they will meet at 6:00 p.m.)** at Country Walk Clubhouse, located at 30400 Country Pointe Boulevard, Wesley Chapel, FL 33543.

Tab 2

DECORATING ELVES

Proposal

Make it a Holiday Every Day!

"Avoid the Holiday Hassle"

13670 Roosevelt Blvd Suite B; Clearwater, FL 33762
www.decoratingelves.com office@decoratingelves.com
Phone 727 418 4127 1-800-MY-LITES

Bill To:

Meadow Pointe CDD
1500 Meadow Pointe Blvd
Wesley Chapel, FL 33543
[Susan Cali 813-383-6676](mailto:Susan.Cali@tampabay.rr.com)
mpiiclub@tampabay.rr.com

DATE: August 27, 2019

INVOICE #

LIC# ES12000805 - CLVLT #1162

FOR:

Install:

Schedule will be confirmed when deposit is received

DESCRIPTION	AMOUNT
Outline Lower drip edges, 2 sides, warm white C9s	\$ 750.00
36" lit wreath with bow over door	\$ 105.00
2 X 18" garland around sign monument, with 24" domestic bow	\$ 302.00
4 X palms front of building, 2 left 2 right, alternating red green candletops	\$ 688.00
Meteors to 2 oaks either side of walk	\$ 432.00
Green mini wrap to oaks	\$ 258.00
Misc extra, timers ext cords, clips, stakes, tape, fasteners, etc. additional charge as needed	
It is the responsibility of the owner to provide designated working receptacles, & resetting gfci outlets when necessary	
Deposit required to reserve spot in schedule	\$ 887.25 \$ 2,535.00
Balance due upon completion of installation	\$ 1,647.75 THANK YOU
<small>Payment is due upon request. All discounts become void on payments 10 days past due. A 1.5% monthly interest will be added to past due invoices. All Deposits are non-refundable after 5 days of being recieved. There is a 25% restocking fee on all returned or canceled orders. Customer hereby authorizes Decorating Elves, to install and / or remove all materials on said property as provided herein. Customer agrees to defend, hold harmless and indemnify Decorating Elves, from and against all claims, liabilities to any third parties for injury, death or damage to person, property, trespass, and all other damage or loss arriving out of the installation and / or removal or location of above items. Decorating Elves reserves the right to place a lien on property on any payments outstanding. By agreeing to this you also agree to all our terms and conditions located at https://www.decoratingelves.com/terms-conditions/</small>	
We Also Do Outdoor Lighting Design, Install, Service, & Repairs	

Illuminations Holiday Lighting**Proposal**

8606 Herons Cove Pl
Tampa, FL 33647
Tim Gay

(813) 334-4827

TO:

Country Walk CDD
3434 Colwell Avenue, Suite 200
Tampa, FL 33614
attn: Sean Craft

(813) 991-6102

JOB DESCRIPTION
Country Walk CDD Holiday Lighting Proposal 2019

	AMOUNT
Main Entrance Center Median Install clear, Warm White C9 lights on top of entrance sign Install 4 wreaths with lights and bows on entrance sign columns Install clear, Warm White Mini Lights on palm trees in center median Install Warm White Mini Lights on trunk of 2 Medjool Palm trees Install Red or Green Mini Lights on neck of 2 Medjool Palm trees Install Green Mini Lights in canopies of 2 ligustrums in center median Install Warm White Mini Lights on limbs of 2 ligustrums in center median Install clear, Warm White Mini Lights on palm trees back end of center median Entrance / Exit Install clear, Warm White Mini Lights on palm trees on both sides of entrance Install clear, Warm White C9s on bridge railing both entrance and exit side Install clear, Warm White Mini Lights on palm trees on both sides of entrance Install clear, Warm White Mini Lights on crepe myrtles on both sides of entrance	\$9,000.00
Option 1 Install Warm White Mini Lights in shrubs on the entrance side only	\$850.00
Tower Install Warm White C9s on first level of tower	included
Option 2 Outdoor Christmas Tree - Installed inside tower Install 12' Christmas tree with warm white LEDs minis with lighted red red bow tree topper	\$4,500.00
Option 3 Decorations for Tree Classic Ornaments for 12' tree (Red, Gold and Green)	\$1,500.00
Option 4 Mega Tee Install 14' Tree of Lights with RGB lights that display amazing colors and patterns	\$8,500.00
Option 5 Outdoor Christmas Tree - Animated RGB Lights Install 14' Christmas Tree with RGB lights that display amazing colors and patterns	\$8,500.00
Guardhouse Install clear, Warm White C9 lights on front edge of roofline to Guardhouse Install 1 wreath with lights and bows on front center (window) of Guardhouse	\$750.00
Club House Install clear, Warm White C9 lights on front edge of roofline and dormers Install 2 wreaths with lights and bow to the left and right center of clubhouse Install clear, Warm White Mini Lights on 5 Palm trees to the left and right of clubhouse Requires 50% Deposit	\$3,250.00
TOTAL ESTIMATED JOB COST	TBD

* Price includes rental of materials, lift, labor, installation, service and removal.

* Illuminations Holiday Lighting takes the utmost care and precaution to protect your premises and property.

* Customer hereby authorizes Illuminations Holiday Lighting, to install and / or remove all materials on said property as provided herein.

* Assumes adequate power available. If additional power needed Country Walk CDD responsible for providing.

* Please note: Loss of material due to theft or vandalism is reimbursable at cost

* Remaining balance of project due upon receipt of invoice after installation.

* Removal process begins after New Years Day. It can take up to a week or more for completion. Power can be turned off in the interim.

Tim Gay
PREPARED BY

July 8, 2019
DATE

AUTHORIZED SIGNATURE FOR COUNTRY WALK CDD

DATE

CONFIDENTIAL - This message is sent on behalf of Illuminations Holiday Lighting and is intended for authorized personnel and Board Members of Country Walk CDD only. As the intended recipient you are notified that disclosing, copying, distributing or taking any action in reliance on the contents of this information is strictly prohibited.



Tampa Lights, Inc.
10612 Coquita Ln.
Tampa, FL 33618
813-767-9189
mail@TampaLights.com
www.TampaLights.com

ESTIMATE

ADDRESS

Sean Craft
Country Walk CDD
30400 Country Point Blvd
Wesley Chapel, FL 33543

ESTIMATE # 1551

DATE 07/09/2019

INSTALL DATE

Early Nov

DESCRIPTION	QTY	RATE	AMOUNT
MAIN ENTRANCE			
Trees on each side of the road base wrapped with warm white LED mini lights	19	125.00	2,375.00T
Holly bushes on each side of the road wrapped with warm white LED Mini lights	2	100.00	200.00T
Railings on each side of the road outlined with warm white LED C7 bulbs, zip tied across the top	200	5.00	1,000.00T
Community sign outlined on each side and tops of columns with warm white LED C7 bulbs, tight spacing on bulbs	120	5.00	600.00T
Small palm trees in the center island base wrapped with warm white LED mini lights	6	25.00	150.00T
Tall palm trees in the center island base wrapped with warm white LED mini lights, the 2 largest palm trees get green LED mini lights around the top	5	175.00	875.00T
Entrance towers lower level outlined with warm white LED C7 bulbs	60	5.00	300.00T
GUARD HOUSE			
Roofline outlined with warm white LED C7 bulbs	60	5.00	300.00T
Lit Wreath hung on the front of guard house, 36"	1	225.00	225.00T
Oak trees on each side wrapped with warm white LED mini lights, base and 3-4 branches per tree	2	200.00	400.00T
CLUB HOUSE			
Roofline outlined with warm white LED C7 bulbs	180	5.00	900.00T

DESCRIPTION	QTY	RATE	AMOUNT
Lit Wreaths hung on the front of clubhouse, 36"	2	225.00	450.00T
Tall palm trees base wrapped with warm white LED mini lights,	4	175.00	700.00T
Apx. 12' Tree of Lights in the Tower	1	925.00	925.00T

Tampa Lights agrees to provide the services listed above for the Client.

All lights are to be rented by the client from Tampa Lights.

50% of the Total payment is required to reserve the service, with the other 50% due at the competition of the installation.

(There is a 3% charge for credit card transactions)

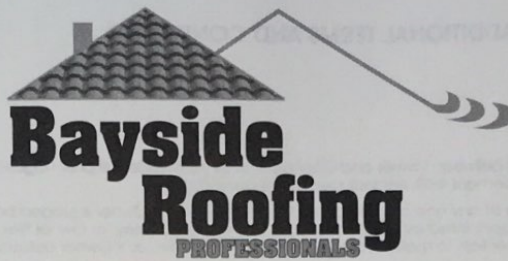
SUBTOTAL	9,400.00
TAX	0.00
TOTAL	\$9,400.00

Accepted By

Accepted Date

Tab 3

State Certified Roofing
& Building Contractor
Lic.#CCC1328720
Lic.#CBC1253998
Bonded & Insured
"A Commitment To Quality"
Angie's list.



W. Pasco: 727-844-7663 (ROOF)
Pinellas: 727-723-7663 (ROOF)
Hillsborough: 813-229-7663 (ROOF)
Hernando: 352-799-7999
Fax: 727-940-5441
Email: baysideroofing@live.com
www.baysideroofingpros.com

PROPOSAL SUBMITTED TO	COUNTRY WALK CDD	PHONE	(813) 991-6102	DATE	7/22/19
STREET	30400 - Country Point Blvd	LOCATION	scrapped countrywalkwc.net.		
CITY, STATE, ZIP	Wesley Chapel, FL 33543	OTHER			

We hereby submit specifications and estimates for: (Clubhouse & Pool house)

Clubhouse

- Replace any damaged or missing shingles where needed.
- Remove & replace a 6'x3' section on (L) side of building where shingles are buckling. (replace 1 sheet of plywood)
- Clean & haul away all debris.

Pool House

- Replace any damaged or missing shingles where needed.
- Replace rotten 1x2 trim in 2 areas. (1- 8' section on front & 1- 7' section on upper roof)
- Remove & replace 2 sections of roof where shingles are buckling. (1- 6x3 area on (R) side; 1- 10'x10' area on (L) side around 1- 10" vent & 2 boots & replace 2 boots & 1 vent)
- Clean & haul away all debris.

We propose hereby to furnish material and labor - complete in accordance with these specifications for the sum of:

dollars (\$ 2,995-).

Payable as follows: Due on Completion

All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Any alterations or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate payable upon completion of the work contained in said change order. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workman's Compensation Insurance.

Authorized
Signature

NOTE: This proposal may be withdrawn by us if not accepted within 10 days.

ACCEPTANCE OF PROPOSAL The prices, specifications and conditions are satisfactory and hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Signature _____ Date _____ Signature _____ Date _____



Nations Roofing Division

15421 Bellamy Brothers Boulevard, Dade City, FL 33523
(813)701-6122

www.NationsRoofingCompany.com



CCC #1331419

Owner/Purchaser: Country Walk Clubhouse and Pool House Date: 7-25-19

Claim #: _____ Insurance Company: _____

Policy #: _____

Job Address: 30400 Country Point Blvd. City: Wesley Chapel Zip: 33543

Mail to Address: _____ E-Mail Address: Scraft@countrywalkwc.net

Home #: 813-991-6102. Sean Craft Cell #: _____ Business #: _____

We hereby propose to furnish materials and labor necessary to perform the following repair(s):

Time and Materials for multiple shingle repairs Roof age: 11years

Time and materials at \$75.00 per man hour minimum 2 techs on site, plus materials.

Clubhouse

1) Inspect entire roof and reseal all penetrations

2) replace missing shingles approx. 4 areas less than a bundle see company cam

3) repair possible area of wooddeck rot, back left handside of building

Pool House

1) inspect entire roof and reseal all penetrations

2) repair wood fascia on the backside of the cupola 1x2 approx. 8'

Work to not exceed \$2000 if after insepection we see that the repairs will exceed the \$2000 we will stop and get approval

All roof related debris removed from jobsite, pick up loose nails using commercial grade magnet

All materials, labor and permits furnished

Provide a _____ month labor warranty

Base Price* \$ Time and Materials

Additional Items: Match shingles colors as close as possible.

Payment Method ☐ Check # _____ ☐ Cash ☐ Financing ☐ Insurance Claim

☐ Credit Card # _____ Exp. Date _____ CC ID # _____

Down Payment: \$ _____ Amount Financed: \$ _____ Approx. Monthly Payment: \$ _____

Payment Terms: Paid at Completion

Extras: _____

*Base Price does **NOT** include any unforeseen costs as described below unless indicated in "Additional Items" above. _____ Customer Initial

_____ Deficient 1/2" plywood replaced at a cost of \$ _____ per sheet in the roof field, which includes labor & materials. All other wood work/additional labor, such as, but not limited to, valley rebuilding, rafter replacement, 1x decking, etc. will be a rate of \$ _____ per lineal foot plus the cost of materials.

THIS BECOMES A BINDING CONTRACT UPON ACCEPTANCE OF PROPOSAL. PURCHASER ACKNOWLEDGES RECEIPT OF A COPY OF THIS CONTRACT. I ACCEPT THIS PROPOSAL AND HEREBY CERTIFY THAT I HAVE READ AND FULLY UNDERSTAND THE PROVISIONS OF THIS CONTRACT.

Purchaser: _____ Date: _____

Purchaser: _____ Date: _____

Nations Representative: Dan Rutherford Date: _____

All material is guaranteed to be as specified and completed in a substantial workmanlike manner. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, hurricane and other necessary insurance upon above work. Labor warranty does not cover damage to roofs caused by lightning, hurricane, tornado, hailstorm, impact of foreign objects or other violent storm or casualty damage to roofs due to settlement, distortion failure or cracking of roof deck, walls or foundation of a building. Workman's compensation and public liability insurance on above work to be taken out by NATIONS RCM, LLC or its subcontractors. NATIONS RCM is not responsible to provide any materials or to perform any work other than what is described above. Replacement of deteriorated decking or fascia boards is not included and will be charged as an extra unless otherwise stated herein. This contract is subject to a final approval by NATIONS RCM, LLC and is the entire agreement of the parties and no other written or other forms will be recognized. A charge of 1.5% will be made on all unpaid balances after 30 days, plus charges incurred for non-payment procedures, plus attorney's fees. NATIONS RCM will not be responsible for any damage to septic tanks, sod, shrubbery, paint, satellite signal loss, sprinklers, concrete drives or any underground piping. All replaced siding, fascia board, etc. will be un-painted. NATIONS RCM, LLC is not responsible for the painting of such items.

LIEN LAW

ACCORDING TO FLORIDA'S CONSTRUCTION LIEN LAW (SECTIONS 713.001-713.37, FLORIDA STATUES), THOSE WHO WORK ON YOUR PROPERTY OR PROVIDE MATERIALS AND ARE NOT PAID IN FULL HAVE A RIGHT TO ENFORCE THEIR CLAIM FOR PAYMENT AGAINST YOUR PROPERTY. THIS CLAIM IS KNOWN AS A CONSTRUCTION LIEN. IF YOUR CONTRACTOR OR A SUBCONTRACTOR FAILS TO PAY SUBCONTRACTORS, SUB-SUBCONTRACTORS, OR MATERIAL SUPPLIERS OR NEGLECTS TO MAKE OTHER LEGALLY REQUIRED PAYMENTS, THE PEOPLE WHO ARE OWED MONEY MAY LOOK TO YOUR PROPERTY FOR PAYMENT, EVEN IF YOU HAVE PAID YOUR CONTRACTOR IN FULL. IF YOU FAIL TO PAY YOUR CONTRACTOR, YOUR CONTRACTOR MAY ALSO HAVE A LIEN ON YOUR PROPERTY. THIS MEANS IF A LIEN IS FILED YOUR PROPERTY COULD BE SOLD AGAINST YOUR WILL TO PAY FOR LABOR, MATERIALS, OR OTHER SERVICES THAT YOUR CONTRACTOR OR A SUBCONTRACTOR MAY HAVE FAILED TO PAY. FLORIDA'S CONSTRUCTION LIEN LAW IS COMPLEX AND IT IS RECOMMENDED THAT WHENEVER A SPECIFIC PROBLEM ARISES, YOU CONSULT AN ATTORNEY.

CHAPTER 558 NOTICE OF CLAIM

CHAPTER 558, FLORIDA STATUES CONTAINS IMPORTANT REQUIREMENTS YOU MUST FOLLOW BEFORE YOU MAY BRING ANY LEGAL ACTION FOR AN ALLEGED CONSTRUCTION DEFECT. SIXTY DAYS BEFORE YOU BRING ANY LEGAL ACTION, YOU MUST DELIVER TO THE OTHER PARTY TO THIS CONTRACT A WRITTEN NOTICE REFERRING TO CHAPTER 558 OF ANY CONSTRUCTION CONDITIONS YOU ALLEGE ARE DEFECTIVE AND PROVIDE SUCH PERSON THE OPPORTUNITY TO INSPECT THE ALLEGED CONSTRUCTION DEFECTS AND TO CONSIDER MAKING AN OFFER TO REPAIR OR PAY FOR THE ALLEGED CONSTRUCTION DEFECTS. YOU ARE NOT OBLIGATED TO ACCEPT ANY OFFER WHICH MAY BE MADE. THERE ARE STRICT DEADLINES AND PROCEDURES UNDER THIS FLORIDA LAW WHICH MUST BE MET AND FOLLOWED TO PROTECT YOUR INTERESTS.

FLORIDA HOMEOWNERS' CONSTRUCTION RECOVERY FUND

PAYMENT MAY BE AVAILABLE FROM THE FLORIDA HOMEOWNERS' CONSTRUCTION RECOVERY FUND IF YOU LOSE MONEY ON A PROJECT PERFORMED UNDER CONTRACT, WHERE THE LOSS RESULTS FROM SPECIFIED VIOLATIONS OF FLORIDA LAW BY A LICENSED CONTRACTOR. FOR INFORMATION ABOUT THE RECOVERY FUND AND FILING A CLAIM, CONTACT THE FLORIDA CONSTRUCTION INDUSTRY LICENSING BOARD AT THE FOLLOWING TELEPHONE NUMBER AND ADDRESS: (850) 487.1695, 1940 N. Monroe St., Tallahassee, FL 32399-2202.

NATIONS RCM, LLC cannot be held liable for damaged lawns, walkways, driveways or ceilings since access to and from the structure is essential for materials to be delivered and for work to be completed. We strive to avoid any damage at all and will seek to access the structure with the least impact.

Disputes arising out of terms and/or conditions of this contract are subject to Mediation and Binding Arbitration by both parties. As a member in good standing, NATIONS RCM, LLC requires that all Mediation and Binding Arbitration be administered by the Better Business Bureau Care Program. Customer is responsible for any and all attorney fees related to their dispute. Should Contractor employ an attorney to institute litigation or arbitration to enforce any of the provisions hereof, to protect its interest in any matter arising out of or related to the Agreement, Contractor shall be entitled to recover from the Customer all of its attorney's fees, costs and expenses incurred at mediation, administrative, appellate or bankruptcy proceedings.

Any alterations or deviation from the agreed specifications involving extra cost of material or labor will only be executed upon written orders for same and will become an extra charge over the sum mentioned in this contract. All agreements must be made in writing.

NATIONS RCM, LLC retains title to any equipment or material furnished until full and final payment is made. Contractor's Workmanship Warranty will become null and void if contract is not paid in full. Payments not rendered in accordance with contract agreement shall be subject to finance charges of 18%. Interior water damage will be covered for 12 months from time of job completion.

All proposals are based upon cash/check pricing unless otherwise noted. A 5% processing fee will be added to all credit card orders. Additional financing charges may apply if applicable.

There is a \$35.00 N.S.F. Fee for all returned checks. In the event of collection, debtor is to pay all attorney's fees, costs and expense incurred therein regardless of whether Final Judgement is rendered. These terms and conditions will be enforced.

Hydraulic Dump Trailers will remain on site until all work is complete. If homeowner requires the Dump Trailer to be relocated or removed before the completion of the work there will be an additional charge of \$195.00 per move added to the contract price.

All paperwork (Permit, Notice of Commencement, Photographs and all affidavits) posted at job site must remain outside and accessible to the building inspector to allow for signoff of all inspections. If paperwork is removed before all inspections have been completed there will be a \$100.00 re-inspection fee assessed to the property owner.

A 20% Restocking Fee will be charged on all cancelled signed contracts.

NATIONS RCM, LLC reserves the right to withdraw this proposal if not accepted within (14) days. Any approval(s) required by the Homeowner's Association is the sole responsibility of the property owner.

Owner and/or owner's agent agrees to allow NATIONS RCM, LLC use of water and power on site for the duration of the project.
Owner and/or owner's agent agrees to allow NATIONS RCM, LLC use of water and power on site for the

Purchaser: _____ Purchaser: _____



State Certified Roofing Contractor License # CCC1325939
3108 Barkley Lane, Valrico, FL 33596
Office (813) 689-7663 Fax (813) 571-3389
www.cardinalroofingandsolar.com
office@cardinalroofingandsolar.com



PROPOSAL/CONTRACT

Owner Name: Country Walk	Phone: 813-991-6102 Email: scraft@countrywalkwc.net	Date: 7/16/19
Street: 30400 Country Point Blvd.	Job name: Club House & Pool House	
City/State/Zip: Wesley Chapel, FL 33543	Job location:	

We hereby propose to furnish materials and labor necessary for the completion of: **Repairs**

On clubhouse roof, left side at lifting plywood:

- Remove shingles as needed
- Remove underlayment
- Inspect decking and repair as needed
- Install new underlayment
- Install new shingles as needed and seal

On whole clubhouse roof:

- Walk entire roof for high nails/damaged shingles and repair as needed

On pool house roof, at small top roof:

- Remove rotted 1x2 furring strip
- Install new 1x2 furring strip
- Repair plumbing stack as needed

One year warranty on all work performed

The labor, material, and equipment required for this job will be furnished by **Cardinal Roofing and Solar Technologies** for a total of:

One Thousand Five Hundred Twenty Dollars (\$1,520 & 00/100 dollars)

Payment to be made as follows:

Upon Completion

All work is to be completed in a workmanlike manner according to standard practices. Any alteration or deviation from the above scope of work involving extra costs will become an extra charge in addition to the quoted price. Our workers are fully covered by Workmen's Compensation insurance. Unless otherwise specified, Contractor's work carries a 1/2 year limited workmanship warranty. If there are any persons, other than our employee(s), on the roof during the project or after the job is completed, any warranty issued for the project will immediately become null and void without exception. The Contract Documents consist of this proposal, the terms and conditions, all documents referenced therein, and the Limited Workmanship Warranty (if any), and are incorporated herein by reference.

I HAVE READ AND UNDERSTAND THIS PROPOSAL; THE TERMS AND CONDITIONS AND ALL DOCUMENTS REFERENCED THEREIN AND AGREE TO BE BOUND BY THEIR TERMS.

ACCEPTANCE OF PROPOSAL: The above prices, specifications and conditions are Satisfactory and are hereby accepted. Contractor is authorized to do the work as specified. By signing below, Customer acknowledges that Customer is the owner of the property where work is to be performed.

Signature: _____

Date: _____

Authorized
Signature

CARDINAL ROOFING AND SOLAR TECHNOLOGIES

Dan Ruskowski

Note: Proposal may be withdrawn by Contractor if not accepted within 30 days.

Nations Roofing Construction & Mechanical LLC.

Nations Roofing Division

- Codes require NATIONS RCM, LLC to use specific size nails for installation of your roofing products and repair(s) or roof decking. You as the purchaser(s)/Homeowner(s) should notify us if conditions such as, but not limited to, wiring, plumbing lines, A/C lines, etc. are in danger of penetration from these fasteners. NATIONS RCM, LLC will with all due caution cannot be held responsible for said damages, especially when we have not been notified of harmful conditions.
- NATIONS RCM, LLC cannot be held responsible for broken water lines due to re-plumbing of house
- Any skylight or vent hold penetrations may incur loose debris falling through
- There is a possibility of debris exiting the roof to surrounding areas
- NATIONS RCM, LLC recommends that items such as, but not limited to, mirrors, pictures, antiques, items of value, etc. that are not securely fastened to shelves, walls, etc. be removed and/or securely fastened prior to delivery of the materials and prior to commencing of work to ensure no damage occurs to these items when materials are placed on the roof and/or when the job is started. NATIONS RCM, LLC cannot be held liable for any damage(s) to such items during the duration of this project.
- This agreement is based upon the price(s), specification(s) and/or conditions that are aforementioned on this agreement. No verbal agreements will be recognized unless stated in writing. Any and all materials that are left over from this job will remain the property of NATIONS RCM, LLC and will not constitute a reimbursement/credit to the owner. Any and all additional materials will be removed from the job site upon completion of the job. NATIONS RCM, LLC may, at their discretion, leave any additional materials (if applicable) for the owner(s)/purchaser(s) if both parties agree to such.
- Change orders that arise during the duration of this project must be signed for and agreed upon by both parties prior to the commencing of said work. Special order items/materials must be paid for in full before such items will be ordered and/or installed. A clerical fee of \$250.00 may be charged for major change ordered initiated by the owner(s)/purchaser(s) that result in the delay of the referred work. Buyer(s)/purchaser(s) assume all risks, liabilities, restocking fees, delivery fees, etc. that may be incurred during a change order plus the above listed clerical fee (if applicable)
- All proposals are based upon single layer tear-offs unless contract states otherwise. If additional layers are found upon tear off, a removal fee of \$35.00 per square, per layer will apply. NATIONS RCM, LLC hereby agrees to show proof of additional layers if owner is available. A change order will be issued prior to commencing of said work.
- All proposals, unless otherwise stated, are based upon the assumption that the existing roof(s) does not contain any asbestos containing or hazardous materials. NATIONS RCM, LLC is not engaged in the identification, abatement, encapsulation or removal of asbestos containing materials and will not be responsible for the removal of such hazardous materials. At the owner(s)/purchaser(s) expense a firm specializing in the business of testing for hazardous materials shall be hired to survey the area(s) of concern and identify such materials. Prior to proceeding with any abatement process, the owner(s)/purchaser(s) shall authorize in writing for the seller to proceed. NATIONS RCM, LLC is not responsible for any claims, demands or damages arising out of the removal of asbestos and/or hazardous containing materials from the work site and the buyer, by accepting this proposal, agrees to release the seller from any such claims, demands or damages.
- Installation of gutter, soffit materials and fascia metal are NOT included in the standard roof package unless otherwise stated in your contract. These items will be charged at an additional cost unless stated in writing in your contract.

The above specifications and conditions are satisfactory and hereby accepted. Purchaser(s) assumes all risks and liabilities associated with the above referred mentioned items. I hereby accept these terms and conditions and certify that I have read and fully understand the provisions of this contract.

Purchaser: _____ Date: _____

Purchaser: _____ Date: _____

Authorized Nations Roofing Representative _____

11626 Prosperous Drive
Odessa, FL 33556

(727) 947-9020 - Email - PHFL@PaulDavis.com
(727) 947-9019 fax
Tax ID: 82-3774989, State License #:CBC1258552, Mold

Client: Country Walk CDD
Property: 30400 Country Point Blvd.
Wesley Chapel, FL 33543

Business: (813) 991-6102

Operator: CHRIS.TR

Estimator: Chris Treat
Position: Production Manager
Company: Paul Davis of Pasco and Hernando
Business: 11626 Prosperous Dr.
Odessa, FL 33556

Cellular: (727) 729-2938
E-mail: Chris.Treat@pauldavis.com

Type of Estimate: Other
Date Entered: 8/18/2019 Date Assigned:

Price List: FLWH8X_AUG19
Labor Efficiency: Restoration/Service/Remodel
Estimate: COUNTRY_WALK

This estimate for repairs is based on visual inspection. Actual square footage may vary from estimate. Repair proposed do NOT include fixing Christmas light anchors.

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Odessa, FL 33556

(727) 947-9020 - Email - PHFL@PaulDavis.com
(727) 947-9019 fax
Tax ID: 82-3774989, State License #:CBC1258552, Mold

COUNTRY_WALK

COUNTRY_WALK

DESCRIPTION

	HOURS	LBR. RATE	QUAN	UNIT	UNIT PRICE	MARKET COND.	TOTAL
	LABOR	LBR. BURDEN	MATERIAL	EQUIPMENT	TOT. HARD		
1. Remove Laminated - Deluxe grd - comp. shingle rfg. - w/ felt	18.96	50.09	20.00	SQ	56.79	0.00	1,135.80
	763.40	186.60			185.80	1135.80	
2. Taxes, insurance, permits & fees (Bid Item)	0.00	0.00	1.00	EA	350.00	350.00	350.00
3. Dumpster load - Approx. 20 yards, 4 tons of debris	0.00	0.00	1.00	EA	520.00	0.00	520.00
					520.00	520.00	
4. Final cleaning - construction - Commercial	9.18	32.47	2000.00	SF	0.14	0.00	280.00
	220.00	60.00				280.00	
5. Laminated - Deluxe grd - comp. shingle rfg. - w/ felt	24.20	111.02	20.00	SQ	316.16	0.00	6,323.20
	2407.20	279.80	3636.20			6323.20	
6a. Remove Valley metal	0.29	50.09	25.00	LF	0.59	0.00	14.75
	11.75	3.00				14.75	
6b. Valley metal	0.65	111.02	25.00	LF	4.67	0.00	116.75
	64.50	7.50	44.75			116.75	
7. Re-nailing of roof sheathing - complete re-nail	3.33	111.02	2000.00	SF	0.21	0.00	420.00
	340.00	40.00	40.00			420.00	
8a. Remove Sheathing - plywood - 1/2" CDX	1.44	50.09	128.00	SF	0.56	0.00	71.68
	57.60	14.08				71.68	
8b. Sheathing - plywood - 1/2" CDX	1.46	64.58	128.00	SF	1.58	5.12	202.24
	75.52	17.92	103.68			197.12	

Total: COUNTRY_WALK

					355.12		9,434.42
	3,939.97	608.90	3,824.63	705.80	9,079.30		

Line Item Totals: COUNTRY_WALK

					355.12		9,434.42
	3,939.97	608.90	3,824.63	705.80	9,079.30		

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Odessa, FL 33556

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(727) 947-9019 fax
Tax ID: 82-3774989, State License #:CBC1258552, Mold

Summary

Line Item Total	9,434.42
Material Sales Tax	267.72
Subtotal	9,702.14
Overhead	970.22
Profit	970.22
Replacement Cost Value	\$11,642.58
Net Claim	\$11,642.58

Chris Treat
Production Manager



REPAIR BID-PROPOSAL

Phone 813-661-4600 / Fax 813-200-1034

www.SHINGLE-MASTERS.com

Florida Certified General Contractor

CCC – 1328724/ CGC-1513621

Quoted by Mike 813-601-0296

OWNER/BUYER NAME Sean Craft, Countrywalk CDD		DATE 9/4/2019		PROPOSAL NO.	
OWNER'S CITY, STATE & POSTAL CODE Wesley Chapel FL		OWNER'S ADDRESS 30400 Country Point Blvd		OWNER'S HOME PHONE 813-991-6102	
PROJECT NAME Countrywalk repair		OWNER'S WORK PHONE		PROJECT ADDRESS	
PROJECT CITY, STATE & POSTAL CODE Same as above		PROJECT PHONE Same as above		PROJECT PHONE 2 Same as above	
CONSTRUCTION TO BEGIN	CONTRACT COMPLETION DATE	DATE OF PLANS	ARCHITECT	ENGINEER	

We hereby propose to furnish the following work:

- 1) At pool house, remove and replace rotten 1x2" fascia board. Paint to match.
- 2) At left rear clubhouse roof, remove shingles and underlayment at deflected plywood. Make wood repairs.
Install new peel and stick underlayment and Oakridge Driftwood shingles.
- 3) At both buildings, walk roof, remove and replace missing shingles and shingles with exposed framing or roofing nails.

Remove old materials. Clean up job. 3 year warranty. While we try to match existing finishes, we cannot guarantee a shingle color match.

PROPOSED PAYMENT: Owner agrees to pay Contractor a PROPOSED total cash price of \$ **\$925** Dollars. OWNER represents that this agreement is a cash transaction wherein no financing is contemplated and contractor acts in reliance on said representation.

THE PAYMENT SCHEDULE WILL BE AS FOLLOWS:

1. Down payment of \$ **0.00**, 2. Payment schedule as follows:

PAYMENT DUE IN FULL UPON COMPLETION (100% -) – CASH, CHECK, VISA, MASTERCARD, & DISCOVER ACCEPTED.

THIS IS A BID PROPOSAL WITH A GENERAL DESCRIPTION OF THE PROJECT AND COST.

NOTE: This proposal may be withdrawn by us if not accepted within **30** days.

ACCEPTANCE OF PROPOSAL

You are hereby authorized to complete the work described in the above proposal, for which the undersigned agrees to pay the amount stated in said proposal and according to the terms thereof.

Contractor/Seller Signature	Date	Owner/Buyer Authorized Signature	Date
Owner's Authorized Signature	Date	Owner/Buyer Authorized Signature	Date

Tab 4

Country Walk Corrective Action Plan

Regarding the board's request that additional crews and/or staff be added to the weekly maintenance. A designated separate 3-man lake crew for the Tampa branch has been put into effect with additional equipment that will be onsite at Country Walk only on Monday's starting on 8/5/2019 to service just the lakes. This crew being in place will ensure that all serviceable areas are tended too while also allowing the regular maintenance crew more time to focus on all other areas of the community and designate more attention to detail and trimming. I would also like to set up a re-occurring meeting every Tuesday at 10am where the account manager will meet with onsite management to give an update as well as address any concerns.

Also noted in red on the report from 7/18 were the following:

1. Provide additional herbicide treatment to soccer field. Completed 7/29
2. Prune palm trees in community. Palms at pool trimmed 7/30, community wide palm pruning beginning week of 8/19 and to be completed by 8/26.
3. Continue to remove dead plant material along Country Point Blvd. 16 dead wax myrtles were removed on 8/7. Removal of all dead plant material to be completed by 8/26.
4. Vines are in abundance in the buffer on both sides of Country Point. Additional crew to be onsite on 8/14 to continuing removing vines, to be complete by 8/23.
5. Prune Live Oaks in the right of way of Country Point. Pruning of live oaks to continue 8/14 and will be complete by 8/26.

Notated below are updates in regards too other issues in report.

- Treat active fire ant mounds in community
- **Ongoing**
- Remove vines by dumpster
- **Complete**
- Remove declining wax myrtles
- **16 dead wax myrtles removed**

- Prune dead Schillings at clubhouse
- **Complete**
- Spray weeds next to transformers
- **Sprayed**
- Cut back conservation area by meter
- **Complete**
- Prune palms inside pool area
- **Complete**
- Herbicide and fertilizer application to soccer field
- **Additional application applied on 7/29.**
- Cut back coontie palms over curbing at club house
- **Complete**
- Weed plant beds inside pool area
- **Complete**
- Cut back conservation area by speed sign
- **Complete**
- Cut back plant material along bridge railing
- **Complete**
- Treat oleander for caterpillars
- **Treated on 7/31**
- Prune sabal palms in traffic circle
- **To be completed on 8/23**
- Prune ginger growing through fence at pool
- **Complete**

- Prune carpe myrtle over sidewalk at pool area
- **Complete**
- Prune plant material at pool deck growing through fence
- **To be complete on 8/13**
- Remove vines on viburnum on both sides of Country Point
- **Complete**
- Remove vines from pine trees
- **To be completed by 8/16.**
- Remove vines from wax myrtles
- **To be completed by 8/16**
- Remove dead wax myrtles
- **16 dead wax myrtles removed**
- Prune Queen palms along country point Blvd.
- **To be completed by 8/16**
- Remove vines from buffer on the north side of Country Point
- **To be completed by 8/16**
- All Palm trees need pruning
- **Pruning of all palms to be completed by 8/26**
- Remove weeds in African Iris in right of way
- **Complete**
- Prune queen palms in median of English Turn intersection
- **To be completed by 8/26**
- Treat turf weeds in traffic circle
- **Treated on 7/30**

- Replace missing irrigation valve cover
- **Complete**
- Remove vines growing over bottlebrush
- **To be completed by 8/26**
- Cut back red fountain grass
- **Complete**
- Prune live oaks back of sidewalk
- **To be completed by 8/26**
- Lift live oak at the tip of median by guard house
- **Complete**
- Dead head society garlic
- **Complete**
- Lift live oaks along Country Point Blvd.
- **To be completed by 8/26**
- Trim around valve box covers
- **Complete**
- Remove vine growth along frontage of all plant beds
- **All vine growth to be removed by 8/26**
- Prune Washingtonian palms in median at entrance
- **To be completed by 8/26**
- Prune crape myrtles over the sidewalk of Country Point Blvd.
- **Complete**
- Remove vines over Indian Hawthorne at entrance
- **Complete**

- Weed juniper bed on both sides of gazebo
- **Complete**
- Cut back Crinum Lily over sidewalk on north side of Country Point
- **Complete**
- Remove vines over the shrubs at the community entrance
- **Complete**
- Cut back vines over shrubs at lift station
- **Complete**
- Remove hanging branch from live oak near guard house
- **Complete**
- Prune low hanging branch on the north side of Country Point
- **Complete**
- Removed dead river birch along pond bank
- **Complete**
- Remove declining pine trees on meadow point Blvd.
- Remove vine growth in trees at lift station
- **Complete**
- Remove vines from trees along sidewalk
- **To be completed by 8/26**
- Prune jasmine minima in the right of way on Country Point
- **Complete**
- Remove vines from viburnum bed in buffer
- **Complete**
- Repair annual bed with vehicle damage

- **Complete**
- Prune duranta at Colony Point center
- **Complete**
- Prune crape myrtles blocking street signs
- **Complete**
- Prune encroaching feijoa
- **Complete**
- Weed jasmine minima at clubhouse parking lot
- **Complete**
- Cut back coontie palms over curbing of the center median of five farms
- **Complete**
- Cut back encroaching conservation area near bridge
- **Complete**
- Treat dollar weed in traffic circle
- **Treated on 7/30**
- Cut back encroaching vegetation along Sotogrande
- **Complete**
- Weed Indian Hawthorne bed in traffic circle
- **Complete**
- Remove vines from plant beds back of sidewalk around traffic circle
- **Complete**
- Spray weeds around pool equipment
- **Complete**
- Prune holly tree over the sidewalk at gym entrance

- **Complete**
- Remove dead schilling behind clubhouse
- **Complete**
- Weed plant beds at back of clubhouse
- **Complete**
- Treat ornamental grasses for spider mites
- **To be completed by 8/26**
- Prune live oaks blocking signage in clubhouse parking lot
- **Complete**

Tab 5

COUNTRY WALK

FIELD INSPECTION REPORT



August 22, 2019
Rizzetta & Company
Tyree Brown- Field Services Manager



Rizzetta & Company
Professionals in Community Management

SUMMARY & COUNTRY WALK

General Updates, Recent & Upcoming Maintenance Events.

Vines are in abundance in the buffer on both sides of Country Point.

Treat Spider Mite issues on ornamental grasses in the community.

Make sure proper BMP's are being used in the pruning of Palm trees.

The following are action items for Down to Earth to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a month. **Green text** indicates a proposal has been requested. **Blue** indicates irrigation.

1. Treat active fire ant mounds in the community. **the Country Point traffic circle.**
2. Cut back over grown conservation area next to the tennis court at the clubhouse.
3. Prune Live Oak in clubhouse parking lot blocking street light.
4. **Treat ornamental grass for Spider Mites and cut back at the back of the clubhouse.**
5. **Weed plant beds at the back of the clubhouse.**
6. Monitor declining Pine Tree in the right of way of the traffic circle on Country Point at Rolling Green.
7. **Treat Dollar weed in the right of way turf at**
8. Continue to spot treat weeds in the turf of the soccer field. Field also needs fertilizer application.
9. **Weed plant beds inside the pool area of the clubhouse.**
10. Remove declining Pine Trees(2) on the Meadow Pointe Blvd frontage north side.
11. **Remove vines from Viburnum bed in buffer South side of Country Point.**
12. **Remove vines over the shrubs at the community entrance on Meadow Pointe Blvd north side.**
13. Cut back Ginger growing through the pool



COUNTRY WALK

fence at the clubhouse.

14. Prune Ligustrum inside the pool area of the clubhouse.

15. Remove dead Paurotis Palm trunk inside the pool area of the clubhouse. (photo 15)

16. Prune sucker growth from Crape Myrtles in the clubhouse parking lot.

17. Prune ornamental grasses growing outside the plant bed back of sidewalk on the south side of the clubhouse.



18. Prune Jasmine growing over the pavers at the back gate to the pool entrance at the clubhouse.

19. Treat ornamental grasses for Spider Mites at the picnic shelter at the clubhouse grounds.

20. Contractor has over pruned many of the Palm trees in the community. If these particular Palms contact a disease from over pruning contractor will replace under warranty.

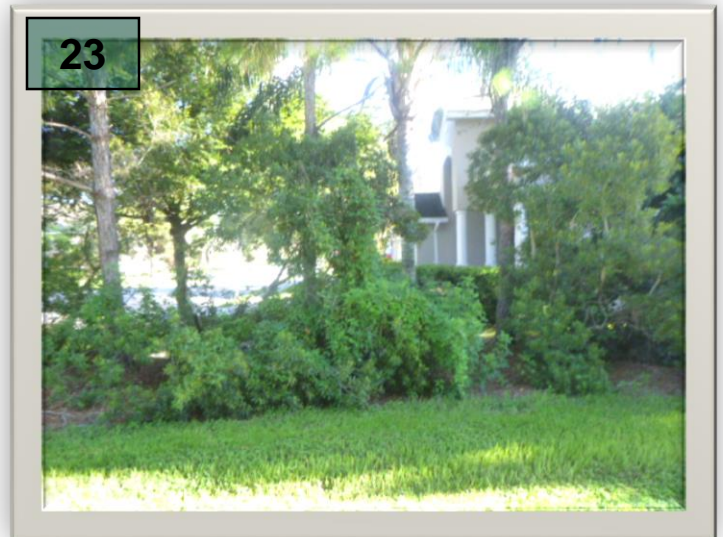
21. Weed tree rings back of sidewalk at the Country Point traffic circle.

22. Treat ornamental grasses for Spider Mites and cut back inside the Country Pointe traffic circle.

23. Remove vines from the buffer on the north side of Country Point. (photo 23)

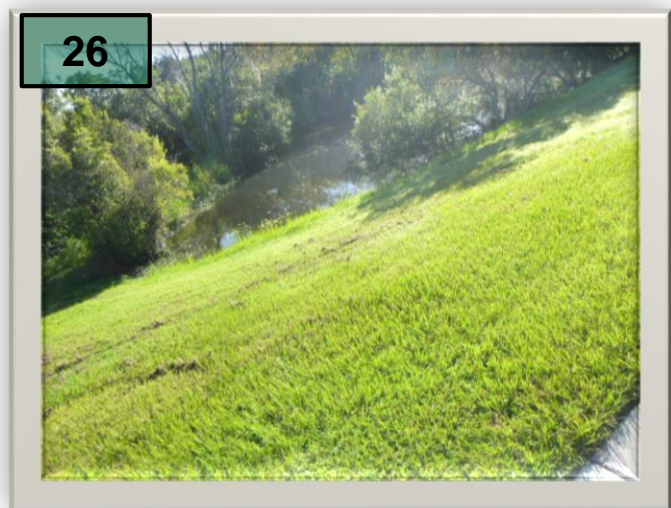
24. Weed Jasmine Minima bed in the center median at the Evergreen monument.

25. Treat ornamental grasses for Spider Mites back of sidewalk at the Country Point traffic circle.



26. Line trim along stormwater pond bank on the north side of Country Point. (photo 26)

27. Weed Jasmine Minima bed on both sides of the sidewalk on the north side of Country Point



COUNTRY WALK

east of English Turn.

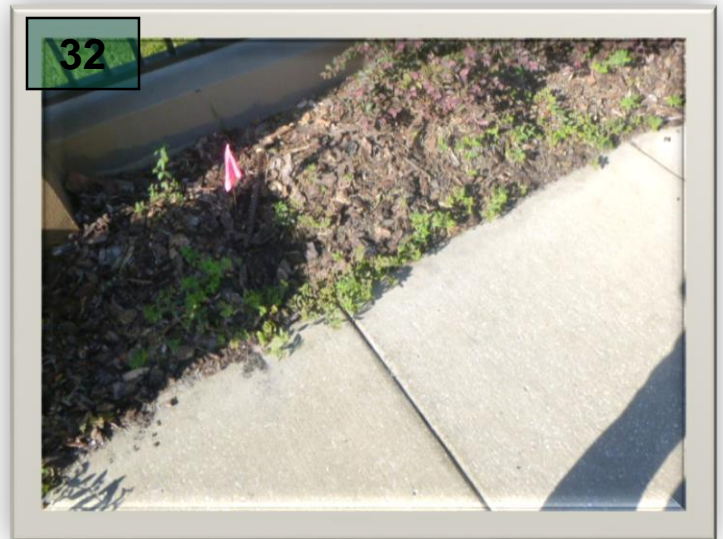
28. Remove vines from Pine Tree. Same location as item 27. (photo 28)

29. Weed plant bed back of sidewalk the Country Point gazebo.

30. Weed Indian Hawthorne bed back of sidewalk north side of Country Point near the community entrance.

31. Remove vines and weeds over the sidewalk at the community entrance on Country Point south side.

36. Monitor Live Oak in decline in the common area behind O Rourke Ct. Tree in decline due to lightning damage.



32. Repair broken irrigation head on the south side of Country Point near the community entrance.(photo 32)

33. Cut back encroaching Wax Myrtle on the south side of Country Point east of English Turn.

34. Weed buffer plant bed back of sidewalk on the south side of Country Point east of bridge.

35. Many of the community stormwater pond easements are too wet to mow. (photo 35)



Tab 6



Country Walk Community Development District (CDD)

Country Walk Clubhouse

30400 Country Point Blvd. • Wesley Chapel, FL • 33543

Phone: 813-991.6102 • Fax: 813-991.6127

August 2019 Clubhouse Operations/Maintenance Updates:

- Hosted Back to School Party with 300 sign ups, almost entirely from residents.
- Hosted Labor Day Weekend Tennis Tournament.
- Installed replacement canopy for tennis court which had previously been destroyed by a strong thunderstorm.
- Moved soccer goals sideline to sideline as instructed by the board.
- Secured Kidz Fun for 2019 Boo Bash and Kidsmas events scheduled for October 26th and December 22nd respectively.
- Obtained menu options from Vesh Catering for 2019 Jingle Mingle, scheduled for December 21st and will present options to the board at the September 12th meeting.
- Obtained proposals from four roofing companies with respect to the clubhouse and pool house roofs that are in need of repairs.
- Executed proposal to repair fencing on English Turn Way which had collapsed.
- Executed proposal to pressure wash surrounding area of same fence and all of our pool furniture.
- Executed proposal to have gutters surrounding the clubhouse professionally cleaned.
- Requested proposal from Sitemasters to address the drain areas by the pool which need to be cleaned out and leveled off as well as to address the erosion issue on the basketball court.
- Executed proposal to repair fountain by the north side of the entrance to the community which had been turning itself off at random intervals.
- Executed proposal to replace the duct detector which had been accumulating moisture and sending false fire alarm signals.
- Visited with EGIS Insurance who performed a thorough walk through of the clubhouse and amenities, and have made a number of soft recommendations for us to act on.
- Went live with the Square terminal which now allows us to conduct business by debit/credit/Apple Pay.
- Deputy report attached.

Items to Discuss:

Upcoming Events / Program Updates:

- Oktoberfest scheduled for Saturday, October 5th
- Community Garage Sale scheduled for October 19th
- Boo Bash scheduled for October 26th

OFF DUTY PATROL LOGS

August 2019

For Employer: Country Walk CDD
Reported Sent To: Sean Craft
Employee Reporting : DEP. : M. BREWER
Date of Work : 08/01/2019

Event Number : 2019400207

Arrival Time : 1800

On arrival did you check in with the contact person, either,phone,stopped by clubhouse,not applicable : STOPPED BY CLUBHOUSE

Number of field interview reports: 0

Number of parking tickets: 0

Amount of time running radar: 0

Where there any other types of violations, such as trespassing, written warnings :
see below

Please document a detailed Narrative of events that took place during your detail:

Upon arrival, I checked in the clubhouse manager for updates in the community. I patrolled the community to include the dog park, pavilion, playground, basketball court and soccer field. I also patrolled the guard shack and any open fields, ponds and new construction. I repeated these activities throughout my shift. After the clubhouse closed I observed an occupied vehicle parked near the clubhouse. I made contact with female driver who advised she was just on her phone and was leaving her car at the clubhouse and walking home because she did not want to leave her car in the roadway. I did not observe any suspicious activity. I was unable to issue parking citations due to the rain throughout my shift.

Should you have any questions please contact us.

Sincerely

PCSO Secondary Employment Office

Pasco County Sheriff Office

Telephone: 727-844-7795

E-mail: PascoCountySheriffsOffice@ServiceRequests.us

Hello Sean Craft ,

You are receiving this notification because you have been identified as the Contact to receive the Activity Report Notification being submitted.

The following are the responses reported by the employee noted having worked your service request on the date noted.

For Employer: Country Walk CDD
Reported Sent To: Sean Craft
Employee Reporting : DEP. : J. DEIGHTON
Date of Work : 08/04/2019

Event Number : 2019405356
Arrival Time : 1600 Hours
On arrival did you check in with the contact person, either,phone,stopped by clubhouse,not applicable : STOPPED BY CLUBHOUSE
Number of field interview reports: 0
Number of parking tickets: 0
Amount of time running radar: No radar assigned

Where there any other types of violations, such as trespassing, written warnings :
NONE OBSERVED

Please document a detailed Narrative of events that took place during your detail:

Upon arrival, I went to the security room of the clubhouse but no one was there so I left my card on the door. I patrolled the pool and playground area and no issues were observed. I patrolled the community and spoke with several residents walking their dogs who had no concerns to address with me. This concluded my action during the detail.

Should you have any questions please contact us.

Sincerely

PCSO Secondary Employment Office
Pasco County Sheriff Office
Telephone: 727-844-7795
E-mail: PascoCountySheriffsOffice@ServiceRequests.us

Hello Sean Craft ,

You are receiving this notification because you have been identified as the Contact to receive the Activity Report Notification being submitted.

The following are the responses reported by the employee noted having worked your service request on the date noted.

For Employer: Country Walk CDD

Reported Sent To: Sean Craft

Employee Reporting : DEP. : M. BREWER

Date of Work : 08/07/2019

Event Number : 2019411465

Arrival Time : 1900

On arrival did you check in with the contact person, either,phone,stopped by clubhouse,not applicable : STOPPED BY CLUBHOUSE

Number of field interview reports: 0

Number of parking tickets: 0

Amount of time running radar: 0

Where there any other types of violations, such as trespassing, written warnings :
se

Please document a detailed Narrative of events that took place during your detail:

Upon arrival, I stopped by the clubhouse and spoke with the manager for updates. I was made aware of complaints by residents of subjects driving the wrong way around the round about. During this shift, I monitored the round about for wrong way drivers. I patrolled the community to include the guard house, dog park, pavilion, playground, soccer field, basketball court, tennis court and basketball court. I repeated these patrols throughout my shift. I did not observe any suspicious activity.

Should you have any questions please contact us.

Sincerely

PCSO Secondary Employment Office

Pasco County Sheriff Office

Telephone: 727-844-7795

E-mail: PascoCountySheriffsOffice@ServiceRequests.us

Hello Sean Craft ,

You are receiving this notification because you have been identified as the Contact to receive the Activity Report Notification being submitted.

The following are the responses reported by the employee noted having worked your service request on the date noted.

For Employer: Country Walk CDD

Reported Sent To: Sean Craft

Employee Reporting : DEP. : K. WALKER

Date of Work : 08/10/2019

Event Number : 2019416888

Arrival Time : 1500

On arrival did you check in with the contact person, either,phone,stopped by clubhouse,not applicable : STOPPED BY CLUBHOUSE

Number of field interview reports: 0

Number of parking tickets: 0

Amount of time running radar: 0

Where there any other types of violations, such as trespassing, written warnings

:

4

Please document a detailed Narrative of events that took place during your detail:

During the detail I patrolled the community to include the clubhouse/pool area. I did not observe any suspicious persons, vehicles, or activity. The weather was rainy so there was not a lot of movement. There were various illegal cars parked on roadways. I made contact with some residents to remind them street parking was prohibited. I left four ILP warnings on vehicles. I parked near the entrance and monitored traffic. I also sat on various stop signs with minimal violators.

Should you have any questions please contact us.

Sincerely

PCSO Secondary Employment Office

Pasco County Sheriff Office

Telephone: 727-844-7795

E-mail: PascoCountySheriffsOffice@ServiceRequests.us

Hello Sean Craft ,

You are receiving this notification because you have been identified as the Contact to receive the Activity Report Notification being submitted.

The following are the responses reported by the employee noted having worked your service request on the date noted.

For Employer: Country Walk CDD

Reported Sent To: Sean Craft

Employee Reporting : SGT. : M. RAPP

Date of Work : 08/12/2019

Event Number : 2019420714

Arrival Time : 1700

On arrival did you check in with the contact person, either,phone,stopped by clubhouse,not applicable : STOPPED BY CLUBHOUSE

Number of field interview reports: 0

Number of parking tickets: 0

Amount of time running radar: 1 hour

Where there any other types of violations, such as trespassing, written warnings

:

7 parking warnings

Please document a detailed Narrative of events that took place during your detail:

At start of detail I met with clubhouse staff. No specific concerns were reported, just street parking and speeders. I patrolled the community. Along the way I made contact with approximately 7 residents who had parked their vehicles in the street; they all moved. I also spent about an hour monitoring speed, but no violators were caught. I also issued 2 warnings for disabled vehicles parked in driveways, which is a violation of County Ordinance 106-54. At the end of the shift I patrolled the clubhouse to ward off any loiterers. No other problems were reported or observed.

Should you have any questions please contact us.

Sincerely

PCSO Secondary Employment Office

Pasco County Sheriff Office

Telephone: 727-844-7795

E-mail: PascoCountySheriffsOffice@ServiceRequests.us

Hello Sean Craft ,

You are receiving this notification because you have been identified as the Contact to receive the Activity Report Notification being submitted.

The following are the responses reported by the employee noted having worked your service request on the date noted.

For Employer: Country Walk CDD

Reported Sent To: Sean Craft

Employee Reporting : DEP. : K. PEDERSEN

Date of Work : 08/16/2019

Event Number : 2019428978

Arrival Time : 1800

On arrival did you check in with the contact person, either,phone,stopped by clubhouse,not applicable : STOPPED BY CLUBHOUSE

Number of field interview reports: 0

Number of parking tickets: 1

Amount of time running radar: 0

Where there any other types of violations, such as trespassing, written warnings :

35 Illegal parking warnings

Please document a detailed Narrative of events that took place during your detail:

I patrolled the community and issued 35 illegal parking warnings and 1 citation. I was not made aware of any incidents during my detail

Should you have any questions please contact us.

Sincerely

PCSO Secondary Employment Office

Pasco County Sheriff Office

Telephone: 727-844-7795

E-mail: PascoCountySheriffsOffice@ServiceRequests.us

Hello Sean Craft ,

You are receiving this notification because you have been identified as the Contact to receive the Activity Report Notification being submitted.

The following are the responses reported by the employee noted having worked your service request on the date noted.

For Employer: Country Walk CDD

Reported Sent To: Sean Craft

Employee Reporting : DEP. : C. CRAWFORD

Date of Work : 08/20/2019

Event Number : 2019435860

Arrival Time : 1859

On arrival did you check in with the contact person, either,phone,stopped by clubhouse,not applicable : STOPPED BY CLUBHOUSE

Number of field interview reports: 0

Number of parking tickets: 8

Amount of time running radar: 0

Where there any other types of violations, such as trespassing, written warnings :
no

Please document a detailed Narrative of events that took place during your detail:

Upon arrival, I checked in with the clubhouse manager, as requested. I then conducted a continuous patrol of the community. I checked the common areas in the community for any unusual activity, including the ponds, clubhouse, and soccer field, with no incidents to report. Due to the fact I did not have a radar unit for speeding enforcement, I issued parking citations at the following locations: 4408 Crystal Downs Ct 30814 White Bird Ave 4961 Rolling Greene Dr 30646 Walker Cup Ln 4855 Rolling Greene Dr 4817 Rolling Greene Dr 4755 Rolling Greene Dr 4729 Rolling Greene Dr

Should you have any questions please contact us.

Sincerely

PCSO Secondary Employment Office

Pasco County Sheriff Office

Telephone: 727-844-7795

E-mail: PascoCountySheriffsOffice@ServiceRequests.us

Hello Sean Craft ,

You are receiving this notification because you have been identified as the Contact to receive the Activity Report Notification being submitted.

The following are the responses reported by the employee noted having worked your service request on the date noted.

For Employer: Country Walk CDD

Reported Sent To: Sean Craft

Employee Reporting : DEP. : M. BREWER

Date of Work : 08/22/2019

Event Number : 2019440048

Arrival Time : 1900

On arrival did you check in with the contact person, either,phone,stopped by clubhouse,not applicable : STOPPED BY CLUBHOUSE

Number of field interview reports: 0

Number of parking tickets: 0

Amount of time running radar: 0

Where there any other types of violations, such as trespassing, written warnings :

see below

Please document a detailed Narrative of events that took place during your detail:

Upon arrival, I arrived at the clubhouse and spoke to the on duty manger and inquired about issues in the community. I patrolled the community to include the guard house, dog-park, tennis courts, newly developed houses and ponds. I also conducted foot patrols of the pavilion, playground, basketball court, soccer field and pool area. I repeated these activities throughout my shift. I did not observe any suspicious activity during this shift. I was dispatched to the area of Hartz Way (see CAD call 2019440397) in reference to a suspicious person looking into the windows of a residence. I located the male who was taking the trash out at the house in question. The male was identified as the homeowner.

Should you have any questions please contact us.

Sincerely

PCSO Secondary Employment Office

Pasco County Sheriff Office

Telephone: 727-844-7795

E-mail: PascoCountySheriffsOffice@ServiceRequests.us

Hello Sean Craft ,

You are receiving this notification because you have been identified as the Contact to receive the Activity Report Notification being submitted.

The following are the responses reported by the employee noted having worked your service request on the date noted.

For Employer: Country Walk CDD

Reported Sent To: Sean Craft

Employee Reporting : DEP. : J. GRIFFIN

Date of Work : 08/25/2019

Event Number : 2019445124

Arrival Time : 1700

On arrival did you check in with the contact person, either,phone,stopped by clubhouse,not applicable : STOPPED BY CLUBHOUSE

Number of field interview reports: N/A

Number of parking tickets: N/A

Amount of time running radar: N/A

Where there any other types of violations, such as trespassing, written warnings :
warnings for street parking.

Please document a detailed Narrative of events that took place during your detail:

I patrolled Country Walk from 1700-2100. I issued parking warnings to cars parked on the street. I did not observe any signs of suspicious activity or loiters in the neighborhood.

Should you have any questions please contact us.

Sincerely

PCSO Secondary Employment Office

Pasco County Sheriff Office
Telephone: 727-844-7795
E-mail: PascoCountySheriffsOffice@ServiceRequests.us

Hello Sean Craft ,

You are receiving this notification because you have been identified as the Contact to receive the Activity Report Notification being submitted.

The following are the responses reported by the employee noted having worked your service request on the date noted.

For Employer: Country Walk CDD
Reported Sent To: Sean Craft
Employee Reporting : DEP. : J. CANTAGALLO
Date of Work : 08/28/2019

Event Number : 2019451161

Arrival Time : 1800

On arrival did you check in with the contact person, either,phone,stopped by clubhouse,not applicable : STOPPED BY CLUBHOUSE

Number of field interview reports: 0

Number of parking tickets: 0

Amount of time running radar: not radar certified

Where there any other types of violations, such as trespassing, written warnings :

2 parking warnings

Please document a detailed Narrative of events that took place during your detail:

I arrived to the detail at 1800 hours and made contact with the clubhouse manager Angela and provided her with a business card and my phone number. I advised her to contact me if she was aware of any issues while I was working the detail. On multiple occasions I drove around the parking lot of the clubhouse, pool, park, soccer field, and tennis court. I proceeded to drive throughout all parts of the neighborhood looking for suspicious activity and traffic violators. I repeated this process multiple times throughout the detail. I did not observe any suspicious people or signs of foul play during the detail. While driving around the neighborhood I did not observe anyone near any of the ponds. I also did not observe any traffic violators. Parking warnings: 4716 Butler National Dr red Dodge FL tag #ROBBIE0, 4013 Waterville Ave, red Toyota FL tag #HDCW73. Issued both vehicles warnings because there was no documentation of them having parking violations in the past.

Should you have any questions please contact us.

Sincerely

PCSO Secondary Employment Office

Pasco County Sheriff Office

Telephone: 727-844-7795

E-mail: PascoCountySheriffsOffice@ServiceRequests.us

Tab 7

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.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT

The special meeting of the Board of Supervisors of the Country Walk Community Development District was held on **Wednesday, August 5, 2019 at 9:30 a.m.** at the Country Walk Clubhouse, located at 30400 Country Pointe Boulevard, Wesley Chapel, FL 33543.

Present and constituting a quorum:

Nina Siegel	Board Supervisor, Chairman
Steve Hyde	Board Supervisor, Vice Chairman
George O'Connor	Board Supervisor, Assistant Secretary
Margo Rae Moulton	Board Supervisor, Assistant Secretary
Luanne Dennis	Board Supervisor, Assistant Secretary

Also present were:

Matthew Huber	District Manager, Rizzetta & Company, Inc.
Sean Craft	Clubhouse Manager, Rizzetta & Company, Inc.
Kristen Schalter	District Counsel, Straley & Robin
Gerry Fezzuoglio	District Engineer, AECOM (via conference call)
Gregg Gruhl	Amenity Services Manager, Rizzetta & Company, Inc.
Roger Wright	Representative, Duke Energy

Audience

FIRST ORDER OF BUSINESS

Call to Order

Mr. Huber called the meeting to order and performed roll call confirming a quorum for the meeting.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
August 5, 2019 Minutes of Meeting
Page 2

SECOND ORDER OF BUSINESS

Audience Comments

Mr. Huber asked the audience if there were any budget questions, and stated that the budget would be discussed in detail during the public hearing.

Mr. Huber asked the Board Supervisors wanted to get paid for Special Meetings. All Board Members would like to be paid for Special Meetings.

THIRD ORDER OF BUSINESS

**Continued Public Hearing on
Amenities and Facilities Policy**

MR. Huber reminded the Board of the Continued Public Hearing and asked Counsel to review the changes since the last meeting. Discussion ensued.

On a Motion by Mr. Hyde, seconded by Ms. Dennis, with all in favor, the Board of Supervisors Closed the Public Hearing on Amenities and Facilities Policy, for Country Walk Community Development District.

FOURTH ORDER OF BUSINESS

**Consideration of Resolution 2019-03,
Amending the Facility Policy**

Mr. Huber presented Resolution 2019-03, Amending the Facility Policy to the Board of Supervisors, which included the Board's changes, as discussed.

On a Motion by Ms. Siegel, seconded by Ms. Dennis, with all in favor, the Board of Supervisors approved Resolution 2019-03, Amending the Facility Policy in substantial form, for Country Walk Community Development District.

FIFTH ORDER OF BUSINESS

**Continued consideration of Duke
Energy Easement**

The Board reviewed the proposal from Duke Energy for the Easement. Counsel explained that all changes were made, with the exception of the exhibits and that it only shows one pole location and its still need to be revised.

On a Motion by Mr. Hyde, seconded by Ms. Dennis, with all in favor, the Board of Supervisors approved Duke Energy's Easement proposal in the amount of \$150,000.00, for Country Walk Community Development District.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
August 5, 2019 Minutes of Meeting
Page 3

SIXTH ORDER OF BUSINESS

**Continued consideration of ADA
Website Remediation proposal**

Mr. Huber presented the ADA Website Remediation proposals to the Board of Supervisors. Mr. Huber explained to the Board there was an error in the spreadsheet analysis.

On a Motion by Mr. Hyde, seconded by Ms. Moulton, with all in favor, the Board of Supervisors approved Campus Suites' proposal, for Country Walk Community Development District.

SEVENTH ORDER OF BUSINESS

**Consideration of Contract for
Professional Technology Service**

Mr. Huber presented the Contract for Professional Technology Service to the Board of Supervisors. Discussion ensued.

On a Motion by Ms. Siegel, seconded by Ms. Dennis, with all in favor, the Board of Supervisors approved the Contract for Professional Technology Service, for Country Walk Community Development District.

EIGHTH ORDER OF BUSINESS

Consideration of Roofing Proposals

Mr. Craft presented the roof proposals to the Board of Supervisors. The Board directed staff to obtain more roofing proposals.

NINTH ORDER OF BUSINESS

**Consideration of Funez Drywall and
Painting, LLC proposals**

Mr. Craft presented the Funez Drywall and Painting, LLC proposal to the Board of Supervisors. Upon discussion, the Board removed the painting of the shed ramp from the original proposal, making the total amount \$5,900.00.

On a Motion by Ms. Moulton, seconded by Ms. Siegel, with all in favor, the Board of Supervisors approved Funez Drywall and Painting, LLC proposals, minus ramps in the amount of \$5,900.00, for Country Walk Community Development District.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
August 5, 2019 Minutes of Meeting
Page 4

TENTH ORDER OF BUSINESS

Consideration of 50% plans for the gym

Mr. Huber presented the 50% completion plans for the gym to the Board of Supervisors.

On a Motion by Ms. Dennis, seconded by Mr. Hyde, with all in favor, the Board of Supervisors approved the 50% plans for the gym, for Country Walk Community Development District.

ELEVENTH ORDER OF BUSINESS

Consideration of proposal for surveying/staking services for ponds & wetland/conservation areas

Mr. Huber presented the proposal for surveying/staking services for ponds & wetland/conservation areas to the Board of Supervisors. The Board decided to table this item.

TWELFTH ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors Meeting held on July 11, 2019

Mr. Huber presented the Minutes, as amended of the Board of Supervisors Meeting held on July 11, 2019 to the Board of Supervisors.

On a Motion by Ms. Moulton, seconded by Ms. Dennis, with all in favor, the Board of Supervisors approved the Minutes, as amended of the Board of Supervisors Meeting held on July 11, 2019, for Country Walk Community Development District.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
August 5, 2019 Minutes of Meeting
Page 5

THIRTEENTH ORDER OF BUSINESS

**Consideration of Operation and
Maintenance Expenditures for May
and June 2019**

Mr. Huber presented the Operation and Maintenance Expenditures for May and June 2019 to the Board of Supervisors. Mr. Craft reviewed several items from the Maintenance expenditures with the Board.

On a Motion by Ms. Dennis, seconded by Mr. Hyde, with all in favor, the Board of Supervisors approved the Operation and Maintenance for May 2019 in the amount of \$91,912.90, for Country Walk Community Development District.

On a Motion by Ms. Siegel, seconded by Ms. Moulton, with all in favor, the Board of Supervisors approved the Operation and Maintenance for June 2019 in the amount of \$91,912.90, for Country Walk Community Development District.

FOURTEENTH ORDER OF BUSINESS

Staff Reports

A. Clubhouse Manager

No further updates.

B. District Engineer

No Report.

C. District Counsel

Ms. Schaulter will discuss sidewalks and maintenance plan at the September 2019 Meeting.

D. District Manager

Mr. Huber informed the Board that the next scheduled meeting is August 14, 2019, at 6:00 p.m.

Mr. Huber reminded the Board about the Dropbox for supplemental documents related to the agendas.

Mr. Huber informed the Board of the Formal Notice that was sent to Down2Earth.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
August 5, 2019 Minutes of Meeting
Page 6

FIFTEENTH ORDER OF BUSINESS

Supervisor Requests

Mr. Hyde had questions regarding police reports.

Ms. Dennis had questions regarding pool users.

Mr. O'Connor mentioned a portion of the fence is down at Deer Run, drains with socks, mold algae on fence that is down and cordless leaf blower have attendant blow off.

Ms. Moulton would like staff to broom off the Tennis Court.

The Board discussed changing the meeting time for September 12, 2019 from 6:00 p.m. to 9:30 a.m.

On a Motion by Ms. Siegel, seconded by Ms. Dennis, with all in favor, the Board of Supervisors approved changing the meeting time on September 12, 2019 from 6:00 p.m. to 9:30 a.m., for Country Walk Community Development District.

SIXTEENTH ORDER OF BUSINESS

Adjournment

Mr. Huber stated that if there were no further business items to come before the Board then a motion to adjourn was in order.

On a Motion by Ms. Dennis, seconded by Ms. Siegel, with all in favor the Board of Supervisors adjourned the meeting at 12:34 p.m., for Country Walk Community Development District.

Secretary/Assistant Secretary

Chairman/Vice Chairman

Tab 8

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.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT

The special meeting of the Board of Supervisors of the Country Walk Community Development District was held on **Wednesday, August 14, 2019 at 6:00 p.m.** at the Country Walk Clubhouse, located at 30400 Country Pointe Boulevard, Wesley Chapel, FL 33543.

Present and constituting a quorum:

Nina Siegel	Board Supervisor, Chairman
Steve Hyde	Board Supervisor, Vice Chairman
George O'Connor	Board Supervisor, Assistant Secretary
Margo Rae Moulton	Board Supervisor, Assistant Secretary
Luanne Dennis	Board Supervisor, Assistant Secretary

Also present were:

Matthew Huber	District Manager, Rizzetta & Company, Inc.
Sean Craft	Clubhouse Manager, Rizzetta & Company, Inc.
Kristen Schalter	District Counsel, Straley & Robin
Gerry Fezzuoglio	District Engineer, AECOM
	(via conference call)

Audience

FIRST ORDER OF BUSINESS

Call to Order

Mr. Huber called the meeting to order and performed roll call confirming a quorum for the meeting.

SECOND ORDER OF BUSINESS

Audience Comments

Residents made the following statements: concerns with mold on pool chairs, potential impacts of revisions to multi-purpose field use policies, and lack of enforcement of overnight parking policy.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
August 14, 2019 Minutes of Meeting
Page 2

THIRD ORDER OF BUSINESS

**Public Hearing on Fiscal Year
2019/2020 Budget**

Mr. Huber asked for a motion to open the public hearing.

On a Motion by Ms. Siegel, seconded by Mr. Hyde, with all in favor, the Board of Supervisors opened the public hearing on Fiscal Year 2019/2020 Budget, for Country Walk Community Development District.

Ms. Huber informed the Board that other than updating the actuals column based on current financials; no other changes had been made to the budget since being approved in its proposed form.

On a Motion by Ms. Dennis, seconded by Ms. Moulton, with all in favor, the Board of Supervisors closed the public hearing on Fiscal Year 2019/2020 Budget, for Country Walk Community Development District.

FOURTH ORDER OF BUSINESS

**Consideration of Resolution 2019-04,
Adopting Fiscal Year 2019/2020
Budget**

Mr. Huber presented Resolution 2019-04, Adopting Fiscal Year 2019/2020 Budget to the Board of Supervisors.

On a Motion by Mr. Hyde, seconded by Mr. O'Connor, with all in favor, the Board of Supervisors Adopted Fiscal Year 2019/2020 Budget, for Country Walk Community Development District.

FIFTH ORDER OF BUSINESS

**Public Hearing on Imposing
Assessments to Fund 2019/2020
Budget**

Mr. Huber asked for a motion to open the public hearing.

On a Motion by Ms. Dennis, seconded by Mr. Hyde, with all in favor, the Board of Supervisors opened the public hearing on imposing assessments to fund 2019/2020 Budget, for Country Walk Community Development District.

Ms. Huber briefly reviewed the proposed assessments levels.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
August 14, 2019 Minutes of Meeting
Page 3

On a Motion by Ms. Siegel, seconded by Ms. Dennis, with all in favor, the Board of Supervisors closed the public hearing imposing assessments to fund 2019/2020 Budget, for Country Walk Community Development District.

SIXTH ORDER OF BUSINESS

**Consideration of Resolution 2019-05,
Levying Assessments and Certifying
Assessment Roll**

On a Motion by Ms. Dennis, seconded by Mr. O'Connor, with all in favor, the Board of Supervisors adopted Resolution 2019-05, Levying and Certifying the 2019/2020 Assessment Roll, for Country Walk Community Development District.

SEVENTH ORDER OF BUSINESS

**Consideration of Operation and
Maintenance Expenditures for July
2019**

Mr. Huber presented the Operation and Maintenance Expenditures for July 2019 to the Board of Supervisors.

Discussion was held regarding the May and June invoices form Aecom.

On a Motion by Ms. Moulton, seconded by Ms. Dennis, with all in favor, the Board of Supervisors approved July 2019 Operation and Maintenance Expenditures in the amount of \$77,711.20, for Country Walk Community Development District.

EIGHTH ORDER OF BUSINESS

Staff Reports

A. Clubhouse Manager

Mr. Craft presented his report to the Board, noting that he will be working to reduce the events budget, and obtaining proposals for new gym equipment and holiday lighting for presentation at the September meeting.

A brief discussion was held regarding completing an electoral inspection prior to installing holiday lighting and having trees trimmed before November.

B. District Engineer

Mr. Fezzuoglio stated that he would be addressing the multi-purpose field drainage during the September meeting.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
August 14, 2019 Minutes of Meeting
Page 4

C. District Counsel

Ms. Schaulter updated the Board on the Mentage repairs and the Duke Energy Easement Agreement.

D. District Manager

Mr. Huber presented the annual agreement for PACA membership. Mr. O'Connor indicated that he would be willing to serve as the Board's liaison.

On a Motion by Ms. Moulton, seconded by Ms. Siegel, with all in favor, the Board of Supervisors approved the application for PACA membership and named George O'Connor as the liaison, for Country Walk Community Development District.

Mr. Huber informed the Board that the next scheduled meeting is Thursday, August 12, 2019, at 9:30 a.m.

NINTH ORDER OF BUSINESS

Supervisor Requests

There were no Supervisor requests put forward.

TENTH ORDER OF BUSINESS

Adjournment

Mr. Huber stated that if there were no further business items to come before the Board then a motion to adjourn was in order.

On a Motion by Mr. Hyde, seconded by Ms. Dennis, with all in favor the Board of Supervisors adjourned the meeting at 7:28 p.m., for Country Walk Community Development District.

Secretary/Assistant Secretary

Chairman/Vice Chairman

Tab 9

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 5844 OLD PASCO ROAD · SUITE 100 · WESLEY CHAPEL, FLORIDA 33544

Operation and Maintenance Expenditures August 2019 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from August 1, 2019 through August 31, 2019. This does not include expenditures previously approved by the Board.

The total items being presented: **\$92,671.93**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Country Walk Community Development District

Paid Operation & Maintenance Expenditures

August 1, 2019 Through August 31, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
ADT Security Services	007262	712813369	Alarm Monitoring - Lifestyle Center 09/19	\$ 101.50
AECOM Technical Services, Inc.	007226	2000246526	Engineering Services Project #60530675 07/19	\$ 2,216.62
American Ecosystems, Inc.	007259	1908091	Water Management Treatment 08/19	\$ 1,888.00
Amy Uhal	007223	072719-Uhal	Refund of Rental Deposit 07/19	\$ 75.00
Angie Smith	007220	072719-Smith	Refund of Rental Deposit 07/19	\$ 200.00
Aquarius Water Refining, Inc.	007228	148703	Commercial Triplex Aris System Rental 05/19	\$ 395.00
Aquarius Water Refining, Inc.	007244	151182	Commercial Triplex Aris System Rental 08/19	\$ 395.00
Ava Evans	007213	072819-Evans	Refund of Rental Deposit 07/19	\$ 200.00
Clean Sweep Supply Co., Inc.	007245	00205366	Janitorial Supplies 08/19	\$ 56.60
Country Walk CDD	CD355	CD355	Debit Card Replenishment	\$ 623.07
Country Walk CDD	CD356	CD356	Debit Card Replenishment	\$ 281.10

Country Walk Community Development District

Paid Operation & Maintenance Expenditures

August 1, 2019 Through August 31, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
DCSI, Inc.	007211	25922	ISO ProxII - 1386 Access Cards 07/19	\$ 489.00
Deepali Shah	007219	072619-Shah	Rental Cancellation 07/19	\$ 125.00
Desiree Almeyda	007243	080419-Almeyda	Refund of Rental Deposit 08/19	\$ 250.00
Down To Earth LLC	007212	42440	Fertilization & Pest Control 07/19	\$ 2,374.00
Down To Earth LLC	007212	42448	Installed Annuals 07/19	\$ 4,392.50
Down To Earth LLC	007263	43489	Grounds Maintenance 08/19	\$ 12,127.58
Down To Earth LLC	007230	43817	Fertilized Bermuda Soccer Field 07/19	\$ 150.00
Down To Earth LLC	007230	43819	Fertilization & Pest Control 07/19	\$ 570.00
Down To Earth LLC	007247	43991	Install Plants - Inspection Item #18 08/19	\$ 65.49
Down To Earth LLC	007247	43992	Tree Removal at the Pond Bank 08/19	\$ 95.00
Down To Earth LLC	007247	43993	Install Plants - Inspection Item #49 08/19	\$ 64.85

Country Walk Community Development District

Paid Operation & Maintenance Expenditures

August 1, 2019 Through August 31, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
E&L Construction Group, Inc.	007231	19130-0-1	Renovate Gym Space Within Clubhouse 08/19	\$ 14,000.00
Fitness Logic	007264	90836	Quarterly Equipment Maintenance 08/19	\$ 120.00
Florida Dept of Revenue	007232	61-8015817296-8 07/19	Sales & Use Tax 07/19	\$ 69.82
George O'Connor	007235	GO080519	Board of Supervisor Meeting 08/05/19	\$ 200.00
George O'Connor	007254	GO081419	Board of Supervisor Meeting 08/14/19	\$ 200.00
Innersync Studio, Ltd DBA Campus Suite	007249	17639	Onboarding of ADA Compliant Website 08/19	\$ 2,325.00
Jerry Richardson	007268	1257	Wildlife Removal Service 08/19	\$ 1,300.00
Kidz Fun	007251	102619COUN	Deposit- Entertainment Fall Event 10/19	\$ 250.00
Kidz Fun	007252	122219COUN	Deposit- Entertainment Christmas Event 12/19	\$ 225.00
Luanne Dennis	007229	LD080519	Board of Supervisor Meeting 08/05/19	\$ 200.00
Luanne Dennis	007246	LD081419	Board of Supervisor Meeting 08/14/19	\$ 200.00

Country Walk Community Development District

Paid Operation & Maintenance Expenditures

August 1, 2019 Through August 31, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Margo Rae Moulton	007234	MM080519	Board of Supervisor Meeting 08/05/19	\$ 200.00
Margo Rae Moulton	007253	MM081419	Board of Supervisor Meeting 08/14/19	\$ 200.00
Maria Rivera	007270	082819-Rivera	Rental Cancellation 08/19	\$ 400.00
Nina J Siegel	007239	NS080519	Board of Supervisor Meeting 08/05/19	\$ 200.00
Nina J Siegel	007256	NS081419	Board of Supervisor Meeting 08/14/19	\$ 200.00
Pasco County Utilities Services Branch	007214	12231224	#0489145 - 30400 Country Point Blvd 07/19	\$ 503.79
Pasco Sheriff's Office	007215	I-5/28/2019-03655	Off Duty Detail 07/19	\$ 1,892.00
Poop 911 Tampa	007236	2808762	Weekly Dog Park Waste Removal 07/19	\$ 232.70
Pope's Water Systems, Inc	007255	64054-1	Repairs - Well #1 07/19	\$ 125.00
Rizzetta & Company, Inc.	007216	INV0000042324	District Management Fees 08/19	\$ 6,183.33
Rizzetta & Company, Inc.	007237	INV0000042526	Mass Mailing 07/19	\$ 1,056.37

Country Walk Community Development District

Paid Operation & Maintenance Expenditures

August 1, 2019 Through August 31, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Rizzetta Amenity Services, Inc.	007217	INV00000000006504	Amenity Management Services 07/19	\$ 5,409.19
Rizzetta Amenity Services, Inc.	007238	INV00000000006535	Out of Pocket Expenses 07/19	\$ 97.94
Rizzetta Amenity Services, Inc.	007238	INV00000000006564	Amenity Management Services 08/19	\$ 7,133.15
Rizzetta Amenity Services, Inc.	007265	INV00000000006596	Amenity Management Services 08/19	\$ 5,207.86
Rizzetta Technology Services	007218	INV0000004630	Email & Website Hosting Services 08/19	\$ 175.00
Romaner Graphics	007266	19591	Maintenance & Repairs 08/19	\$ 246.00
Security Lock Systems of Tampa, Inc	007267	1393	Maintenance/Monitoring 08/19	\$ 324.21
Spectrum Business	007261	048209801081319	30400 Country Point Blvd TV - 08/19	\$ 319.04
Stellar Electrical Services LLC	007222	07172019017	Clubhouse Recessed Lighting Repair 07/19	\$ 370.42
Stellar Electrical Services LLC	007240	07282019001	Clubhouse Lighting Repairs 08/19	\$ 494.26
Stephen Hyde	007233	SH080519	Board of Supervisor Meeting 08/05/19	\$ 200.00
Stephen Hyde	007248	SH081419	Board of Supervisor Meeting 08/14/19	\$ 200.00

Country Walk Community Development District

Paid Operation & Maintenance Expenditures

August 1, 2019 Through August 31, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Straley Robin Vericker	007241	17354	Legal Services Account #001033 07/19	\$ 4,005.30
Suncoast Pool Service	007269	5482	Monthly Pool Maintenance 08/19	\$ 900.00
The Pampering Plumber	007257	12679-68628	Plumbing Repairs 08/19	\$ 157.49
Times Publishing Company	007221	800150 07/26/19	Account 113773 Legal Advertising 07/19	\$ 81.20
Times Publishing Company	007221	800183 07/26/19	Account 113773 Legal Advertising 07/19	\$ 110.00
United Building Maintenance, Inc.	007224	301	Cleaning Services 08/19	\$ 600.00
Victoria Kean	007250	081019-Kean	Refund of Rental Deposit 08/19	\$ 75.00
Waste Management Inc. of Florida	007225	0452661-1568-7	Waste Disposal Services 08/19	\$ 57.00
Welch Tennis Courts, Inc	007242	53308	Shady Court Replacement Canvas 08/19	\$ 376.49
Withlacoochee River Electric Cooperative, Inc	007258	10270434 07/19	Summary Billing 07/19	\$ 8,589.06
Yanci Arriola	007260	081719-Arriola	Rental Cancellation 08/19	<u>\$ 125.00</u>
Report Total				<u>\$ 92,671.93</u>