

**MINUTES OF MEETING  
ESTANCIA AT WIREGRASS  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Estancia at Wiregrass Community Development District was held Tuesday, August 27, 2019 at 12:00 p.m. in the Estancia at Wiregrass Clubhouse, located at 4000 Estancia Boulevard, Wesley Chapel, Florida.

Present and constituting a quorum were:

Kelly Evans	Chairperson
Pete Williams	Vice Chairman
Ed Andrews	Assistant Secretary
Lori Campagna	Assistant Secretary

Also present were:

Andrew Mendenhall	District Manager
Jere Earlywine	District Counsel
Tonja Stewart	District Engineer
David Wenck	Inframark, Field Manager

*The following is a summary of the actions taken at the August 27, 2019 Estancia at Wiregrass Community Development District's Board of Supervisors Meeting.*

**FIRST ORDER OF BUSINESS**

**Roll Call**

**SECOND ORDER OF BUSINESS**

**Audience Comments**

- Resident comments were received on the following items:
  - The crosswalk
  - Street lights
  - Dog Stations
  - Landscaping and the trails
- Ms. Stewart addressed the crosswalk issue. She has reached out to a contractor and they are on schedule.

- Mr. Andrews provided an update as it relates to the lights. Due to the cost he has reached out to Lennar and Sierra and is awaiting a response from Sierra. He has looked into an alternative which will be cheaper and will follow-up on this matter at the next meeting.
- Mr. Mendenhall provided his comments as it relates to the landscaping and trails. Ms. Stewart provided her input regarding the trails and stated the issue they have will cost money and it will have to come back to the Board for a decision on whether they want to budget this for next year or do a five-year plan since the ground water changed from the time the project was originally designed.

*Due to a disruption, Mr. Williams requested the meeting be recessed.*

*The meeting reconvened at 12:20 pm.*

- Discussion ensued regarding the street lights, Mr. Mendenhall indicated they are having a number of issues with this and they have contracted an electrician to help resolve this.

**THIRD ORDER OF BUSINESS**

**Approval of Consent Agenda**

- A. **Approval of the Minutes of June 25, 2019**
- B. **Acceptance of the Financial Statements Dated July 2019**
- C. **Proposed FY2020 Meeting Schedule**

On MOTION by Mr. Williams, seconded by Ms. Campagna, with all in favor, the consent agenda was approved.

**FOURTH ORDER OF BUSINESS**

**Public Hearing to Consider Adoption  
Of the Budget for the Fiscal Year 2020**

- Mr. Mendenhall explained the process of the public hearing as it relates to the budget.

On MOTION by Ms. Evans, seconded by Ms. Campagna, with all in favor, the public hearing to adopt the FY2020 budget was opened.

- Public comments were received.

On MOTION by Mr. Andrews, seconded by Mr. Williams, with all in favor, the public hearing to adopt the FY2020 budget was closed.

**A. Consideration of Resolution 2019-04 Annual Appropriations FY2020**

On MOTION by Ms. Campagna, seconded by Mr. Williams, with all in favor, resolution 2019-04 annual appropriation for fiscal year 2020 was adopted.

**B. Consideration of Resolution 2019-05 Levy of Non-Ad Valorem Assessments**

On MOTION by Mr. Williams, seconded by Ms. Campagna, with all in favor, resolution 2019-05 levying of non-ad valorem assessments was adopted.

**FIFTH ORDER OF BUSINESS**

**Aquatic Report**

- Mr. Mendenhall presented the aquatic report which was included in the agenda package.

**SEVENTH ORDER OF BUSINESS**

**Staff Report**

**A. District Counsel**

- Mr. Earlywine's company is completing the final documents for conveyance of the last properties within the District. He will meet with Ms. Evans to review this and should have the completion resolution ready for the next meeting.
- Mr. Earlywine provided a brief overview of the purpose and the role of the CDD Board within the community.
- Mr. Williams indicated that maybe some of the highlights of things that have been authorized or discussed can be provided to the HOA to send an email blast since the CDD does not maintain an email list.

**B. District Engineer**

- Ms. Stewart clarified that from the last meeting as it relates to the crosswalk being installed, the contractor looked at the wrong location and when they came out to stake it, if you look at the vertical distances of the sidewalk on that location, it created some problems with their proposals; that is why they solicited another proposal from another vendor. She questioned whether the second crosswalk gets approved in next years' budget and was informed it was not.

**C. District Manager**

**i. Consideration of Field Services Agreement**

- Mr. Mendenhall presented a copy of the field services agreement which he provided to the Board as well as District Counsel.
- Ms. Evans asked Mr. Earlywine to review the agreement as the Board had already looked at the scope of services and felt comfortable with it and this has been budgeted for accordingly.

On MOTION by Ms. Evans, seconded by Mr. Williams, with all in favor, the field services agreement was approved.

**SIXTH ORDER OF BUSINESS**

**Supervisor Requests**

- The question arose regarding the field services agreement. Mr. Mendenhall indicated it was an addendum to the contract to add a field manager which is David Wenck, it is approved and was budgeted for the next fiscal year. Mr. Wenck will be the point of contact for the residents his contact information will be provided. The role is to have Mr. Wenck work hand-in-hand with the vendors and be more proactive on issues.
- Further discussion ensued regarding this matter.

**SEVENTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Ms. Evans, seconded by Ms. Campagna, with all in favor, the meeting was adjourned.




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Kelly Evans  
Chairperson