

**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.*

**PASEO  
COMMUNITY DEVELOPMENT DISTRICT**

The special meeting of the Board of Supervisors of the Paseo Community Development District was held on **Wednesday, June 13, 2012 at 11:03 a.m.** at the Paseo Village Center, located at 1611 Paseo Grande Boulevard, Fort Myers, Florida 33912.

Present and constituting a quorum:

Chad Kocses	<b>Board Supervisor, Chairman</b>
Keith Gelder	<b>Board Supervisor, Vice Chairman</b>
Tim Clark	<b>Board Supervisor, Assistant Secretary</b>
Frank Dengler	<b>Board Supervisor, Assistant Secretary</b>

Also present were:

Molly Syvret	<b>District Manager; Rizzetta &amp; Company, Inc.</b>
Colt Little	<b>District Counsel; Latham, Shuker, Eden &amp; Beaudine, LLP</b>
Carl Barraco	<b>District Engineer, Barraco &amp; Associates, Inc.</b>
Audience	

**FIRST ORDER OF BUSINESS**

**Call to Order**

Ms. Syvret called the meeting to order and read roll call.

**SECOND ORDER OF BUSINESS**

**Consideration of the Minutes of the Board  
of Supervisors Meeting held on April 25,  
2012**

Ms. Syvret presented the Minutes of the Board of Supervisors meeting held on April 25, 2012. She asked if there were any revisions. There were none.

On a Motion by Mr. Kocses, seconded by Mr. Gelder, with all in favor, the Board approved the Minutes of the Board of Supervisors Meeting held on April 25, 2012, for the Paseo Community Development District.
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**THIRD ORDER OF BUSINESS**

**Consideration of the Operation and Maintenance Expenditures for the Months of April and May 2012**

Ms. Syvret presented the Operation and Maintenance Expenditures for the period of April 1-30, 2012 totaling \$43,309.53. Discussion ensued regarding various items of expenditure. She then advised the expenditures for the period of May 1-31, 2012 total \$102,375.19. She asked if there were any questions. Discussion ensued regarding various invoices.

On a Motion by Mr. Kocses, seconded by Mr. Gelder, with all in favor, the Board approved the Operation and Maintenance Expenditures for the periods of April 1-30, 2012 which total \$43,309.53, and May 1-31, 2012, which total \$102,375.19, for the Paseo Community Development District.

**FOURTH ORDER OF BUSINESS**

**Consideration of Proposals for Lake Bank Repairs**

Ms. Syvret provided background on the lake bank repairs and presented the proposals received for the lake bank work. She advised proposals were also requested from two other contractors but as of the date of the meeting they had not submitted bids. Mr. Gelder explained the difference in the types of repairs proposed by each contractor. Discussion ensued.

On a Motion by Mr. Kocses, seconded by Mr. Gelder, with all in favor, the Board approved a Not To Exceed amount of \$25,000 for lake bank repairs, subject to review of additional proposals, and authorizing the Vice Chairman to select a contractor and executing a contract, for the Paseo Community Development District.

**FIFTH ORDER OF BUSINESS**

**Announcement of Landowner Election Date**

Mr. Little explained the election process prescribed by Florida Statutes for Community Development Districts; noting that this year there would be both a general election and landowner election. Mr. Little reviewed the seats up for each election and the difference between the elections, criteria for voting, and criteria for candidates. Discussion ensued.

Ms. Syvret announced the Landowner Election would be held on November 28, 2012 at 11:00 am at the Paseo Village Center Theatre.

**SIXTH ORDER OF BUSINESS**

**Presentation of Landowner Election Documents: Instructions, Proxy, and Ballot**

Mr. Little provided an overview of the landowner elections documents; instructions, proxy, and ballot. He further advised the documents would be paced on the Districts' web site.

**SEVENTH ORDER OF BUSINESS**

**Presentation of the Proposed Budget for  
Fiscal Year 2012/2013**

Ms. Syvret provided an overview of the fiscal year 2012/2013 proposed budget highlighting the line items experiencing a significant change from the current year budget. Discussion ensued. The Board advised it would like to add an additional \$15,000.00 to the miscellaneous contingency line item.

**EIGHTH ORDER OF BUSINESS**

**Consideration of Resolution 2012-08,  
Approving a Proposed Budget for Fiscal  
Year 2012/2013 and Setting Public  
Hearing Thereon**

Ms. Syvret provided an overview of the resolution advising the resolution adopts the proposed budget, as revised, and sets the public hearing to adopt the final budget for fiscal year 2012/2013.

On a Motion by Mr. Kocses, seconded by Mr. Dengler, with all in favor, the Board adopted Resolution 2012-08, Approving a Proposed Budget for Fiscal Year 2012/2013, as revised on the record, and Setting the Public Hearing for August 22, 2012 at 11:00 a.m. to be held at the Paseo Village Center Theatre, 11611 Paseo Grande Boulevard, Fort Myers, Florida 33912, for the Paseo Community Development District.

**NINTH ORDER OF BUSINESS**

**Staff Reports**

- A. District Counsel  
Mr. Little advised he had no report.
- B. District Engineer  
Mr. Barraco advised that he is working District Counsel and Management to finalize conversion of the Stormwater System in Esperanza from construction to operation phase. Mr. Little advised that it would be appropriate for the Board to provide it's approval with the conversion and acceptance of operation of the system on the record.

On a Motion by Mr. Gelder, seconded by Mr. Clark, with all in favor, the Board authorized District Staff to pursue conversion of the stormwater management system in Esperanza to operation phase, accepting the system for operation, and authorizing the Chairman to execute any paperwork necessary to complete the conversion, for the Paseo Community Development District.

- C. District Manager  
Ms. Syvret advised she received information from Stahlman that the Spiraling White Fly is infecting the coconut palms within the District. To rectify the issue the trees would need inoculation. The cost is \$35 per tree with a 1 year effectiveness warranty.

On a Motion by Mr. Kocses, seconded by Mr. Gelder, with all in favor, the Board authorized a Not To Exceed amount of \$7,525 for coconut palm tree inoculation for the White Spiraling Fly, for the Paseo Community Development District.

Ms. Syvret was directed to inquire with Stahlman whether or not the ficus hedge opposite the side entry lake has also been infected with the Spiraling White Fly.

Ms. Syvret advised she received proposals for resetting the benches around the lakes and throughout the community by pouring slabs/stained concrete and reinstalling the benches on the pads. She advised the slab method is significantly less than the original option. She advised that pursuant to a proposal submitted by New Era, the cost works out to \$412 per bench.

On a Motion by Mr. Kocses, seconded by Mr. Clark, with all in favor, the Board authorized \$7,000 for New Era to pour concrete slabs and reset benches throughout the community, for the Paseo Community Development District.

Ms. Syvret advised that at the previous meeting she distributed an arborist report on the Oak Trees that line the streets and now that there has been time to review the report she is providing opportunity for the Board to comment. Discussion ensued. The Board asked Ms. Syvret to inquire with the arborist if they would attend the next meeting to answer questions of the Board. They further directed Mr. Barraco to review the development order and/or code relating to the trees.

Ms. Syvret advised an inquiry had previously been made relating to installation of plantings around the utility boxes. She explained that at the time she was under the impression that the locations where this was being requested was in areas that fall outside of District property, but after having received clarification as to the locations, she inspected the locations and confirmed there are some areas that are on District property. She asked if the Board would like her to proceed with having plantings installed or if they would be less than \$2,000.00, or if the Board would like to see a proposal for the plantings first. The Board asked Ms. Syvret to obtain proposals prior to authorizing the installation and expenditure.

Ms. Syvret advised she is continuing to work on the paver walkways and how to proceed with the process. She further advised that she has been in contact with Forge Engineering, a firm which specializes in seawalls and similar structures, and had them provide a preliminary courtesy inspection of the areas at issues. Ms. Syvret advised the consultant performed a site visit in which they confirmed there are areas where soil is coming through the walls, and suggested a more thorough inspection be conducted to try to

determine the cause. Ms. Syvret indicated that she thought it would be beneficial to have a consultant with that type of background involved in the process. The Board advised they would like the issue fixed correctly and until the actual issue is known they do not want to authorize funds to fix something that is not the problem.. Discussion ensued.

On a Motion by Mr. Kocses, seconded by Mr. Dengler, with all in favor, the Board authorized engagement of Forge Engineering as a consultant to inspect and oversee the repair process for the paver walkways adjacent to the pavilions and south wall, and delegated authority to the Vice-Chairman to execute an engagement contract for such services and be the point of contact for District Staff relating to this issue for the Paseo Community Development District.

Ms. Syvret advised Friday there will be a special pickup in the dumpster area. She also advised of an incident with a vehicle allegedly damaged by the gate at the resident entry, noting that she had reviewed the security video and the incident was a result of the driver trying to follow another vehicle through the gate.

Ms. Syvret advised the next regular meeting of the Board of Supervisors is scheduled for June 27, 2012 at 11:00 a.m. The Board advised they did not see a need for another meeting in a week and directed Ms. Syvret to cancel the June 27, 2012 meeting.

**TENTH ORDER OF BUSINESS**

**Supervisor Requests and Audience Comments**


Ms. Syvret opened the floor to supervisor requests and comments. There were none.

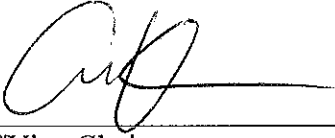
Ms. Syvret opened the floor to audience comments. Questions and comments were entertained. No Board action was taken.

**ELEVENTH ORDER OF BUSINESS**

**Adjournment**

On a Motion by Mr. Kocses, seconded by Mr. Clark, with all in favor, the Board adjourned the meeting at 1:11 pm, for the Paseo Community Development District.

  
Secretary/Assistant Secretary

  
Chairman/Vice Chairman