

## WESTCHASE COMMUNITY DEVELOPMENT DISTRICT

## TRANSCRIPT OF: MONTHLY BOARD MEETING

DATE: October 6, 2015

TIME: 4:03 p.m. to 7:04 p.m.

PLACE: Westchase Community Association  
Office  
10049 Parley Drive  
Tampa, FloridaREPORTED BY: Rebekah M. Lockwood, RPR  
Notary Public  
State of Florida at LargeRICHARD LEE REPORTING  
(813) 229-1588TAMPA: email: rlr@richardleereporting.com ST. PETERSBURG:  
100 North Tampa Street, Suite 2060 535 Central Avenue  
Tampa, Florida 33602 St. Petersburg, Florida 33701

APPEARANCES:  
BOARD MEMBERS PRESENT:  
Mark Ragusa, The Chair  
Greg Chesney  
Bob Argus  
Brian Ross  
Jim Mills  
ALSO PRESENT:  
Erin McCormick, Esquire  
Andrew Mendenhall  
Doug Mays  
Sonny Whyte  
Christopher Barrett  
Tonja Stewart  
Neale Stralow

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1 THE CHAIR: Okay. All right. Welcome to  
2 the October 6th, 2015 Westchase Community  
3 Development District meeting. All supervisors  
4 are present with the exception of Supervisor  
5 Chesney, who I understand will join us shortly.

6 If you would, please stand and join us in  
7 the pledge of allegiance.

8 (Pledge of Allegiance recited)

9 All right. First item on the agenda is  
10 the consent agenda for the September 1, 2015  
11 meeting minutes along with the financial  
12 statements as of August 31, 2015.

13 MR. ARGUS: Move to accept.

14 MR. MILLS: Second.

15 THE CHAIR: Okay. Any further  
16 discussion? All in favor, please raise your  
17 hand. That motion passes four to zero.

18 Engineer's report. I do not see Tonja as  
19 of yet.

20 MS. WHYTE: She's running late.

21 MR. MENDENHALL: She's coming. She's  
22 just running a little late.

23 THE CHAIR: Okay. Andy, want to go to  
24 the manager's report? I won't skip you this  
25 week.

1 THE CHAIR: Okay.

2 MR. MENDENHALL: I have input on some  
3 other items, but I'm guessing probably wait for  
4 Erin and Tonja both to be here to discuss  
5 those.

6 THE CHAIR: Field manager's report.  
7 Doug, what do you have for us?

8 MR. MAYS: Well, you got our report, so,  
9 obviously, you know what we've been dealing  
10 with this month. Reporting back two months  
11 ago, Mr. Stocks was in here. He's the resident  
12 that lived over in West Park Village off of  
13 Brompton that has the easement between his  
14 house and his neighbor's house that he had  
15 requested, you know, what could we do to try to  
16 stop the flow of kids and traffic and  
17 everything through that easement. He had asked  
18 for a fence or shrubs or -- and the board  
19 suggested a sign.

20 It's been two months. He says  
21 everybody's just playing right around the sign.  
22 His neighbor didn't even -- really didn't like  
23 the idea of the sign, because he was trying to  
24 sell his house, which he felt like it kind of  
25 might have impacted people wondering why is

1 MR. MENDENHALL: Sure. No problem. The  
2 item I have on the agenda is the engagement  
3 letter for Grau & Associates to perform the  
4 financial audit. You might recall that one of  
5 our follow-ups from two meetings ago was to ask  
6 Grau if they would extend their price for three  
7 years, because we felt it was a pretty good  
8 price and wanted to lock it in. They agreed to  
9 that, and that's what you have your package for  
10 your consideration.

11 MR. ROSS: Move to approve.

12 MR. ARGUS: Second.

13 THE CHAIR: Just as a point of  
14 clarification, we need authorization to execute  
15 the contract or accept their proposal?

16 MR. MENDENHALL: Execute the contract at  
17 this point.

18 MR. ROSS: So moved.

19 MR. ARGUS: Second.

20 THE CHAIR: Second. Okay. Any further  
21 discussion? All in favor, please raise your  
22 hand. That motion passes four to nothing as  
23 well.

24 MR. MENDENHALL: That was my item for  
25 this week.

1 there a no trespassing sign next to my house,  
2 you know, that kind of stuff.

3 I went over there, measured it out. He  
4 does agree, he would put a fence on both ends  
5 for us, a 60-inch gate, which is what we need  
6 to have access. If we need big equipment to  
7 get through there, which we've only had to do  
8 in the ten years that I've been here, and we  
9 did a repair we should never have to do again.  
10 It was an erosion repair.

11 I don't see a fence being a big impact  
12 on -- on the community or on us having access  
13 to that pond. Again, we will still have  
14 access, because he's agreeing to put a gate on  
15 both ends of it.

16 So he asked me to -- he couldn't be here  
17 today, so asked me to just bring it up to the  
18 board and try to get some -- get your feelings  
19 on it and see if we could possibly allow him to  
20 put the fence up there, which, like I said, I  
21 would agree with him. It would probably cut  
22 down traffic through his yard quite a bit more  
23 obviously with just a wooden stick with a sign  
24 on it.

25 MR. BARRETT: Does the CDD own the land

1 or does the resident?

2 MR. MAYS: It's listed as CDD land, yes.  
3 But again, we've gone to some -- we've done  
4 that in other areas where we've owned land  
5 where we need to put a fence for protection  
6 for -- as Mr. Ross would probably remember,  
7 that one where the -- it was kind of a safety  
8 issue around a lake, and we allowed a piece of  
9 fence to go there. And then we've done one on  
10 Raddcliffe, so we have -- we have them on  
11 certain areas for certain reasons, safety  
12 reasons mostly.

13 This could be considered a safety issue,  
14 too, if there's kids playing on our property or  
15 playing on a resident's property that possibly  
16 could get injured or, you know, get too close  
17 to that lake.

18 But I guess at one time the reason they  
19 saved that spot was it -- I was told there was  
20 a pedestrian bridge that was talked about going  
21 there. And if you look across -- and I have  
22 the plat maps if anybody wants to see. If  
23 you'll look on the other side of the lake,  
24 there's actually a spot where it shows it also  
25 that we own it. It was at one time considered

1 a pedestrian walkway. So both of them were  
2 actually listed as like pedestrian walkways.

3 So I guess they were going to put a  
4 bridge there. And they decided to put it over  
5 here instead by the tennis courts, I guess, so  
6 it was easier access to get through -- to Green  
7 Lakes Drive through Parley Drive over here. So  
8 I'm guessing that's why they threw the bridge  
9 idea out and just sort of left the property.

10 THE CHAIR: Mr. Argus.

11 MR. ARGUS: Two questions. Normally,  
12 when we consider putting up a fence, we make  
13 sure we have access other ways around the pond.  
14 Would we have access in this case?

15 MR. MAYS: Yes, we would. That's why he  
16 would put the gates on there for that reason.  
17 But we still would have access on the back of  
18 the pond, which we usually access it from  
19 another spot to mow the pond anyway. So we  
20 really don't go through that very often. And,  
21 technically, we haven't -- I didn't know it was  
22 ours for years, but our mow crews have never  
23 even mowed it. The residents on both side  
24 actually pick it in half and mow it.

25 MR. ARGUS: Is he planning to lock the

1 gates?

2 MR. MAYS: Well, we have talked about  
3 that in other areas. But he -- I did not cuss  
4 it with them. But most of your fences have  
5 locks on them, which makes sense. If we're  
6 going to try to keep people out, we need a lock  
7 on them.

8 MR. ARGUS: Would we have the combination  
9 or a key?

10 MR. MAYS: Usually, he -- we have a key  
11 to the other locks, yes.

12 THE CHAIR: Mr. Ross.

13 MR. ROSS: I feel like I'm being dense  
14 and not understanding from the resident's  
15 perspective. I understand they may not want  
16 kids going onto their property, but they can  
17 put their own fence up on their property line.  
18 I'm not understanding why we need to fence our  
19 property.

20 MR. MAYS: We don't need to, except  
21 the -- technically, the property line is only  
22 like three feet off of his -- off of his  
23 garage. So you got three feet. So it really  
24 wouldn't make sense to even put any fence up at  
25 all. It makes more sense for, you know, I

1 guess plant material and bushes. He just would  
2 prefer to see a fence there. I don't --

3 MR. ROSS: But isn't that back to he can  
4 put up a fence on his property line?

5 MR. MAYS: Yeah. But he's -- he's the  
6 one mowing it, so I guess he feels like it's  
7 not his, he knows it's not his. He's just  
8 trying to keep the kids, I guess, or people  
9 from cutting through there. Without him here,  
10 I can't really answer that question though.

11 MR. ROSS: If I'm coming across dense,  
12 it's because I really am not seeing the  
13 concern. I understand doesn't want kids coming  
14 on his property, but it's easily fixed. And  
15 then if it becomes, well, there's going to be  
16 gross on our property that's not being mowed,  
17 obviously, we would step up and we would mow  
18 our grass.

19 MR. MAYS: Right. Okay.

20 MR. ROSS: I apologize. I'm just not  
21 seeing it.

22 THE CHAIR: Let me ask, is there a fence  
23 that runs between that homeowner's property and  
24 CDD property, that runs along the --

25 MR. MAYS: No.

1 THE CHAIR: There's not.  
 2 MR. MAYS: Nothing. Well, yes, the --  
 3 THE CHAIR: So what would the fence --  
 4 MR. MAYS: -- the backyard.  
 5 THE CHAIR: What will the gates tie to?  
 6 MR. MAYS: The backyard. Yes, there is  
 7 in the backyard. But it runs up to the other  
 8 side of his garage is where it goes. Does that  
 9 make sense?  
 10 THE CHAIR: Yes. Are you asking that we  
 11 do anything, or are you recommending that we do  
 12 anything?  
 13 MR. MAYS: I'm just recommending that you  
 14 grant the man's request.  
 15 THE CHAIR: Who's paying for the fence?  
 16 MR. MAYS: He is. And then hopefully we  
 17 can get the neighbor on the other side would  
 18 eventually do the same thing, and that would  
 19 kind of really lock it in. And then we  
 20 wouldn't -- he or his neighbor or we really  
 21 wouldn't have any problems through there  
 22 anymore. No that we're having any. But it is  
 23 a big access to kids going down to the canals.  
 24 THE CHAIR: Mr. Mills.  
 25 MR. MILLS: Doug, are you talking about

1 putting a gate line at the front of the  
 2 property and a gate line at the back of the  
 3 property, but nothing on the sides?  
 4 MR. MAYS: Correct.  
 5 MR. MILLS: So how -- if a sign isn't  
 6 keeping them off, how is a one-dimensional  
 7 fence with no block --  
 8 MR. MAYS: I guess it cuts --  
 9 MR. MILLS: -- going to keep them off?  
 10 MR. MAYS: I guess it cuts the play area  
 11 in half. Instead of having a 20-foot-wide --  
 12 and then like I say, I think he's trying to get  
 13 his neighbor to go in and do the other side,  
 14 too. So I guess what it does is, it cuts the  
 15 field in half. Which you can imagine, if  
 16 you've got a 20-foot wide field for soccer,  
 17 and all of a sudden, it's 10 feet wide, it  
 18 cuts certain things that you can do on it down  
 19 dramatically. So that's the only thing I can  
 20 think of.  
 21 THE CHAIR: Mr. Ross.  
 22 MR. ROSS: So under that scenario, is he  
 23 hoping that essentially there's going to be  
 24 fences down each side of our property gates on  
 25 each end and we're just going to have a little

1 rectangle in there?  
 2 MR. MAYS: No. I'm guessing -- I'm  
 3 guessing what he's hoping is that we'll have a  
 4 center one right down the middle, gates on both  
 5 sides and then eventually the guy next door do  
 6 the same thing, and he'd have -- either he'd  
 7 have gates or we just have -- I would imagine  
 8 we need gates on both sides, but -- because you  
 9 kind of got to, you know, require both of them  
 10 to do the same thing, I would think. So you  
 11 have a center -- center piece right down the  
 12 middle is all.  
 13 MR. MILLS: Oh, okay.  
 14 MR. MAYS: Center fencing down the  
 15 middle.  
 16 MR. MILLS: Oh, that's what I was  
 17 missing.  
 18 MR. MAYS: Yeah. 20-foot gap, and now  
 19 it's 10 foot a piece. They each gain about ten  
 20 more feet of yard is what they're getting.  
 21 MR. ROSS: I feel like you answered my  
 22 rhetorical question. He's essentially picking  
 23 up 10 feet of land. He has the ability to put  
 24 the fence on his property line right now. But  
 25 he's hoping we'll work with him, and he'll pick

1 up another 10 feet. I don't mean that in a  
 2 nefarious way, but that's what I'm hearing.  
 3 MR. MAYS: Well, that's -- I don't know  
 4 if he's just trying to gain 10 feet of land  
 5 since he's maintaining it anyway. You know,  
 6 he's already basically gained it, so --  
 7 MR. ROSS: That's a fair point. I stand  
 8 corrected.  
 9 THE CHAIR: All right. Hold on. Do we  
 10 have a --  
 11 THE REPORTER: I don't know what you're  
 12 saying.  
 13 MR. CHESNEY: Sorry.  
 14 THE REPORTER: If you want that on the  
 15 record. I'm sorry.  
 16 MR. CHESNEY: I don't want to continue.  
 17 THE CHAIR: Do we have a -- I'll come to  
 18 you if there's a motion. Are you one of the  
 19 affected homeowners?  
 20 MR. KARPOWICH: Yes.  
 21 THE CHAIR: Oh.  
 22 THE REPORTER: What's your name, please?  
 23 MR. KARPOWICH: Tom Karpowich. I live on  
 24 Parley Drive.  
 25 THE REPORTER: Can you spell your last

1 name?

2 MR. KARPOWICH: K-a-r-p-o-w-i-c-h.

3 THE REPORTER: Thank you.

4 MR. KARPOWICH: Three points. The bridge  
5 the bridge is supposed to be two bridges.  
6 Weekly and Morrison decided not to spend money  
7 on the second bridge. That was wise there.

8 Number two, I use that as a right of way  
9 when I walk around my property. I'm probably  
10 four houses from this affected land. That's  
11 the spot I cut through and use it. Other  
12 neighbors sometimes use that when they walk  
13 around the pond.

14 Number three, I was at the meeting when  
15 the gentleman was here. And he was saying kids  
16 are playing. I've twice seen him and his kids  
17 playing soccer on that land and nobody else.  
18 So I'm not in agreement with doing anything,  
19 other than keeping it as it is, or perhaps  
20 doing something else with the land. But I just  
21 want to put those out there.

22 THE CHAIR: Okay. Thank you. Do we have  
23 a motion? Okay. Hearing nothing, next item on  
24 your agenda then.

25 MR. MAYS: Sonny's got a couple of things

1 in favor of the motion to approve the requested  
2 WCA movies in the park dates, please raise your  
3 hand. That motion passes five to nothing.

4 The record should also I reflect that  
5 Supervisor Chesney joined us probably five  
6 minutes ago.

7 MR. CHESNEY: Let's say ten.

8 THE CHAIR: Ten minutes ago. No. Let's  
9 say five minutes ago. I should have said that  
10 earlier.

11 MS. WHYTE: The other thing I have is --  
12 this is unusual. We own the gates in Saville  
13 Rowe, and we own the roads in Saville Rowe.  
14 There is a homeowner -- there's a realtor in  
15 there that's having an open house this weekend,  
16 and she would like the gates pinned open.

17 The property manager, the president of  
18 the HOA within Saville Rowe has said she has no  
19 problems, as long as nobody else has any  
20 problems. So I just wanted to bring it to the  
21 board. We've never done it before for open  
22 house. The only time we've ever community-wide  
23 opened the gates is during the garage sales.  
24 Does anybody have any objections? Is this  
25 something that you -- I can go ahead and

1 that she needs to bring up. That's all.

2 MS. WHYTE: The WCA has posted their  
3 movie for the winter, and I was hoping that the  
4 board was in agreement that we allow them to  
5 use West Park Village and continue. They've  
6 got November -- October 16th, December 13th,  
7 January -- sorry. November 13th,  
8 December 11th, January 15th, February 12th, and  
9 March 11th. Those are the nights for the  
10 movies in the park. I just wanted to make sure  
11 that the board had no problems with those dates  
12 for movies in the park in West Park Village.

13 THE CHAIR: Mr. Ross.

14 MR. ROSS: Move to approve.

15 THE CHAIR: Mr. Argus.

16 MR. CHESNEY: Second.

17 THE CHAIR: If you're going to second,  
18 please second.

19 MR. ARGUS: I wasn't, but --

20 MR. CHESNEY: I second it.

21 MR. ARGUS: Yes. Thank you. Have you  
22 had any complaints about noise or parking or  
23 anything?

24 MS. WHYTE: Not at all.

25 THE CHAIR: Any further discussion? All

1 approve and put it into the -- into the gate  
2 program?

3 THE CHAIR: Let me speak as somebody who  
4 lives behind gates. Absolutely not. I would  
5 have my gates open every weekend. No. Now, if  
6 Saville Rowe came to us with some informal poll  
7 that said that 85 percent of the folks don't  
8 mind having their gates open for open houses,  
9 that's a never-ending cycle. Every realtor in  
10 this community will ask for those gates to be  
11 open. They can phone call. They can call  
12 someone, or they can figure it out.

13 Mr. Ross.

14 MR. ROSS: I was going to say something  
15 similar but a little bit different. I see that  
16 as a local HOA issue, that -- as he just said,  
17 if that's what they want, then that's up to  
18 them. But I don't really see it coming to  
19 us and us telling the HOA how to operate that.

20 MS. WHYTE: We operate the gates through  
21 our --

22 MR. ROSS: But I mean in terms of that's  
23 an operational issue, a use issue. Maybe I'm  
24 using the wrong term. I see that as a use  
25 issue.

1 MS. WHYTE: So basically if they approve  
2 it?  
3 MR. ROSS: That would be my view. If  
4 they're --  
5 THE CHAIR: I agree. As a supervisor,  
6 yes, we control the gates, and we pay for them,  
7 et cetera. But if the community comes to us  
8 and says, "Look, a majority or vast majority  
9 want something -- some action to be taken by  
10 you as your board," then we should do it.  
11 MS. WHYTE: Okay. Perfect.  
12 THE CHAIR: I'm not here to --  
13 MS. WHYTE: I just wanted to make sure  
14 before I go ahead and do this that the board  
15 didn't have any issues with it.  
16 On to the next thing. I was approached  
17 this morning in a meeting with the Sunday  
18 Morning Westchase Market. The gentleman that  
19 runs the market has a sign that he put up to  
20 let the community know that there is a -- you  
21 know, a market that's going to be there every  
22 Sunday morning October -- starting October 4th,  
23 which was last weekend.  
24 MR. MAY: Two signs.  
25 MS. WHYTE: Two signs. One on Real

1 Property Specialist Sign and one was attached  
2 to our trees, which Doug took down, put away.  
3 They put it back up.  
4 So he stopped by today to ask for  
5 permission to put up the sign. I did relay to  
6 him about our policy. He would -- he just  
7 wanted -- he said, "I'm going to ask" -- he  
8 asked me to ask the board if he could put it up  
9 on Friday afternoons. Just -- he's looking for  
10 the one that's by Tijuana Flats, that last  
11 little corner -- not Tijuana Flats. By Burger  
12 21 in that corner there, so that's visible when  
13 you're coming up Linebaugh on Friday  
14 afternoons, and he would take it down on  
15 Sundays after the market.  
16 THE CHAIR: Any comments? Hearing none.  
17 MS. WHYTE: Okay. Perfect.  
18 THE CHAIR: Well, just so there's no  
19 confusion, the lack of comment on the issue,  
20 does that mean there's no interest in  
21 supporting that request or --  
22 MR. CHESNEY: Correct.  
23 THE CHAIR: -- is there -- are we going  
24 to instruct staff to deal with it as they deem  
25 fit?

1 MR. CHESNEY: Our rule is there's no  
2 sign.  
3 MS. WHYTE: That's the way I --  
4 THE CHAIR: I wanted to make sure there's  
5 no confusion.  
6 MS. WHYTE: You got it. I knew that.  
7 Okay.  
8 The other thing is on our field office  
9 report, I sent you -- you had requested last  
10 year for the holiday decorations to purchase a  
11 menorah. I've gone and done a little bit of  
12 research. I sent you two --  
13 MR. CHESNEY: We said specifically Jewish  
14 decorations. We didn't say menorah  
15 specifically.  
16 MS. WHYTE: Okay. Jewish decorations. I  
17 don't know what other Jewish decorations there  
18 would be.  
19 MR. CHESNEY: Dreidel.  
20 MS. WHYTE: Well, I don't think there'd  
21 be dreidels that big. There is a six-foot and  
22 a nine-foot dreidel -- dreidel. A six-foot or  
23 a nine-foot menorah. I wanted some guidance  
24 from the board. They're about just under \$300  
25 difference in pricing.

1 THE CHAIR: Mr. Ross.  
2 MR. ROSS: As I looked at the visuals  
3 that you provided us, I couldn't help but think  
4 what would be our reaction if someone came to  
5 us and said, "I want to put up a cross of  
6 similar size and appearance"? I think the  
7 argument from somebody would be we've now  
8 crossed the line and we've gotten into some  
9 religious symbols. So I think the comment that  
10 Greg just made is a smart one, that there's a  
11 difference between the menorah itself and  
12 something that's more Jewish broader such. And  
13 if there's not, then I personally felt like we  
14 should sort of stay away, once I saw the  
15 visual. That's my reaction.  
16 MS. WHYTE: I'm just looking for  
17 direction, because it was requested. And as  
18 we're approaching that time of the year, I  
19 wanted to make sure I didn't miss it and --  
20 MR. CHESNEY: Just so it's clear, I  
21 prefer just lights, you know, during the winter  
22 season.  
23 MR. ROSS: I love the lights.  
24 MR. CHESNEY: Lights.  
25 MS. WHYTE: Okay. Are we okay with that?

1 THE CHAIR: Anybody?

2 MR. ARGUS: So we're not going to have  
3 any sort of recognition of the Jewish holiday  
4 with anything other -- I understand the  
5 objection to the menorah, but what about  
6 anything else?

7 THE CHAIR: Mr. Ross.

8 MR. ROSS: I would like to address that.  
9 I don't think we should have anything that's  
10 Christian or Jewish or Muslim. I think the  
11 idea is holiday decorations that generally  
12 people connect that time with a holiday spirit,  
13 holiday emotion, schools are out for a couple  
14 of weeks, et cetera. So I don't really see us  
15 tilting toward any particular religion. I see  
16 it more as just trying to do just some sort of  
17 celebratory decorations.

18 MR. CHESNEY: For whatever reason, I kept  
19 very detailed notes about that last year. I  
20 don't know why. But what the -- what the  
21 suggestion was, was that it was because we put  
22 up wreaths. Someone identified that as a  
23 specific to Christian thing. We had -- it was  
24 two Jewish residents. They had requested that  
25 we do that. We never took a vote on it. I

1 specifically wrote that in the notes. But we  
2 did say to Sonny, "Let's look at next year  
3 getting some Jewish holiday decorations," so  
4 that's all it was. For some reason, like I  
5 said, I took very specific notes, and it had a  
6 calendar for the August meeting.

7 MR. ROSS: If it's helpful for the  
8 record, my wife put up a Halloween wreath on  
9 our door. And I don't think it has any  
10 Christian connotation.

11 MS. WHYTE: Okay. So we'll leave it  
12 as -- okay. Thank you.

13 THE CHAIR: Anything else?

14 MS. WHYTE: That's all I have.

15 THE CHAIR: We're going to backtrack  
16 then. I saw Tonja sneak in. You ready to go?

17 MS. STEWART: I'm ready to go.

18 THE CHAIR: Do the engineer's report  
19 then.

20 MS. STEWART: First item is, I have the  
21 proposals for ACPLM (inaudible) paving. So  
22 basically, Erin did make comments, and we did  
23 modify everything in the comments. So I have  
24 the finished page for Mr. Ragusa to sign, if  
25 you'll pass that down. They have already

1 scheduled the work. And Sonny, I did speak to  
2 him the other day about the construction  
3 meeting.

4 MS. WHYTE: Perfect. Thank you. Do you  
5 need this, Tonja?

6 MS. STEWART: I'm sorry.

7 MS. WHYTE: Do you need that? That's  
8 your letter, isn't it?

9 MS. STEWART: Oh, yeah. Yeah. I didn't  
10 bring my reading glasses either, but that's all  
11 right.

12 MS. WHYTE: Here.

13 MR. BARRETT: Is this for The Vineyards,  
14 Tonja?

15 MS. STEWART: Yes. It's for The  
16 Vineyards. They went ahead based on the  
17 understanding that the board had already  
18 approved the work, and this was a formality  
19 with the contract getting signed by the  
20 chairman to make the appropriate changes for  
21 district council's comments, that they went  
22 ahead and scheduled it. Now we just have to do  
23 the preconstruction meeting and work with The  
24 Vineyards' residents. I guess there's been a  
25 couple of inquiries to kind of make sure that

1 we work with them and let them know in advance  
2 what the scheduled work is going to be done.

3 The Vineyards is a little different  
4 because the alleys, they're a little narrower,  
5 so it's a little bit tougher maneuvering in and  
6 out of there than it was in some of the other  
7 places previously, so --

8 THE CHAIR: Have we previously approved  
9 the execution of this contract?

10 MS. STEWART: Yes. As a matter of fact,  
11 Greg executed it and then Erin reviewed it. I  
12 got Erin's comments. We changed everything in  
13 accordance with these comments. Yeah. It's  
14 been -- it's been reviewed and corrected and  
15 updated, so --

16 THE CHAIR: I'm authorized to re-execute?

17 MS. STEWART: I just figured since it was  
18 a new -- since I made the changes, since Erin's  
19 review, it would be appropriate to bring a new  
20 document in and have you sign it.

21 MR. ROSS: Do you want us to make a  
22 motion to reaffirm that, Mark?

23 THE CHAIR: It would be better.

24 MR. ROSS: Okay. I'll so move.

25 MR. ARGUS: Second.

1 THE CHAIR: Any further discussion? All  
2 in favor, please raise your hand. That motion  
3 passes five to nothing.

4 MR. BARRETT: What's the total? Do you  
5 have it?

6 THE CHAIR: I have the signature page.

7 MS. STEWART: The most important one,  
8 \$114,362. And, Chris, if you'll keep in mind,  
9 that doesn't include the change order for the  
10 performance and payment line. There will be a  
11 change order for that.

12 MR. ARGUS: That includes all the  
13 engineering and (inaudible).

14 MS. STEWART: It will not include the  
15 surveying and the gate -- the gate --

16 MS. WHYTE: Loops.

17 MS. STEWART: Thank you. Loops. Yeah.  
18 Thank you very much. So --

19 MS. WHYTE: Those will be extra.

20 MS. STEWART: And then I believe  
21 everybody got a copy -- forgive me for it being  
22 tardy -- the information on the ponds slope  
23 erosion. I'm hoping it was pretty much  
24 self-explanatory. It is comparable to work  
25 that we did in the Greens, Village Greens.

1 Basically what's happened over the years, new  
2 products have kind of evolved. So this is kind  
3 of a new product that they found to be equally  
4 cost effective, better product than the GOA  
5 himself. Okay.

6 The thing here is, we do have existing  
7 trees, and we do have fairly deep crevices  
8 underneath the grass, okay, which is kind of  
9 a -- one of the things we've been debating  
10 among ourselves is whether or not we wanted to  
11 excavate, refill it, and reslope it.

12 We believe that it is probably going to  
13 be better to backfill it, flush it, let  
14 everything settle into the crevices, and then  
15 restabilize it after that. We will do some  
16 little test pits, for lack of a better word, to  
17 kind of figure out what's causing this problem.

18 I suspect that in the good old days when  
19 contractors used to bury some trees and stuff  
20 like that in the pond bank, that that could be  
21 what's kind of contributing to this problem, is  
22 you've got that material kind of decaying over  
23 the years and causing some of that stuff to  
24 wash out. So we'll do a little bit of test  
25 pits to kind of see exactly what's going on, if

1 there's anything that's more underlying. And  
2 I'd be happy to answer any questions. I know  
3 you guys have all the data.

4 THE CHAIR: What are you asking us to  
5 approve?

6 MS. STEWART: I'm asking you to approve  
7 \$40,000 for 490 feet of pond slope erosion  
8 repair.

9 MR. ARGUS: And this is along the linear  
10 pond?

11 MS. STEWART: It's along Stockbridge.  
12 Did I do that right?

13 MS. WHYTE: 9808 Stockbridge.

14 MS. STEWART: And Lightner Bridge.

15 MR. MAYS: Both sides of the lake?

16 MS. STEWART: Correct. Not along the  
17 road. At one point when I originally came in  
18 and talked to you, we were going to do all the  
19 way along the road, too. But we don't see as  
20 much damage done along the road, so we took  
21 that out.

22 MS. WHYTE: I did upload the pictures.

23 MS. STEWART: Can you see the little red?  
24 There should be a little red -- oops, I'm  
25 sorry -- a little red line that indicates the

1 two -- 235 and, yeah, 260, 230, and 260.

2 MS. WHYTE: I did upload the pictures  
3 from Stockbridge, the address on the -- where  
4 we're having the erosion problem on the side.

5 MS. STEWART: Yeah, you did put some  
6 photographs in there.

7 MR. ARGUS: Some of the photographs, to  
8 my eye, looks like the erosion is perpendicular  
9 to the pond going back maybe 20 or 30 feet.

10 MS. STEWART: Yeah. That -- that --  
11 that's -- what we're seeing is -- we're seeing  
12 kind of like that's a little different because  
13 that's a combination of a point discharge.  
14 Isn't there a pipe underneath there, too?

15 MS. WHYTE: No. The pipe is to the left.

16 MS. STEWART: That's the other one? If  
17 there's a point discharge, it will cause it to  
18 wash out kind of from the top. What we're --

19 MR. ARGUS: Like a gutter from the roof.

20 MS. STEWART: What we're seeing generally  
21 is everything's undermining from underneath.  
22 Even though we have grass and we have, to me,  
23 stable ground, it's washing out underneath the  
24 grass, which is making me think that there's  
25 something settling underneath, which makes me



1 suspect that there could have been some old  
2 trees, old debris that was probably excavated  
3 out of the pond bank, dumped in there, and over  
4 the past 20 years has become organic material  
5 and has settled.

6 MR. ARGUS: All right. So that's  
7 probably the first half of the pictures or so  
8 close to the pond bank. But that the linear  
9 thing I was talking about, are you --

10 MS. STEWART: That would be repaired,  
11 too. That's included in the price.

12 MR. ARGUS: Are we responsible for  
13 repairing that, even though it's from a point  
14 discharge?

15 MS. STEWART: Yes. And if we ever want  
16 to get into a situation where we do inspections  
17 and do -- try to determine various illicit  
18 discharges, what we put back will be able to  
19 tolerate the flow of the waters. That what we  
20 do -- these products that we use can tolerate  
21 higher-velocity runoff. But in the future, if  
22 you want to do something where you actually  
23 notify the resident that due to their pool  
24 discharge -- how do you handle that, pool  
25 discharges, water conditioners --

1 MR. MAYS: Most of the time --

2 MS. STEWART: -- roof drainage? Contact  
3 them. I mean, if that's something you want  
4 to --

5 MR. MAYS: Yeah. Most of the time, we  
6 run it past the pond -- we try and explain to  
7 residents to run it through and past the pond.  
8 We contacted Hillsborough County, and they say  
9 it is not against the law for somebody to run  
10 their pool to the pond. Chlorine -- there's  
11 not enough chlorine in it that can damage the  
12 lake. So we've been trying to encourage the  
13 residents to -- if they're going to go back --  
14 and most pools do this, because they're in the  
15 backyard, they discharge and hang a few feet  
16 over into the lake so you don't cause an  
17 erosion problem.

18 The ones we're having problems with are  
19 the ones that want to dump it a little closer  
20 to the -- you know, on the other side of the  
21 bank, and then it washes the soil away.

22 So we're trying to educate people on  
23 that. Of course, that causes a small problem  
24 right between their house. Hasn't caused big  
25 problems yet except in a couple of yards. Not

1 big. I shouldn't say big, but noticeable, is  
2 what I should say as the word.

3 But through years -- I guess 20 years of  
4 this going -- being this way, the guys that are  
5 really seeing it are the guys on the mowers,  
6 because all of a sudden they'll hit a little  
7 divot in the yard. Most of the time it seems  
8 to be between houses, too, so --

9 MR. ARGUS: So just so I'm clear, as a  
10 homeowner, if I discharge into my backyard and  
11 produces these ruts, it's not my responsibility  
12 to fix it?

13 MS. STEWART: That's for you all to  
14 decide.

15 MR. CHESNEY: That's not what happening.

16 MS. STEWART: No. No.

17 MR. ARGUS: Most of these pictures here,  
18 the last part of the pictures are 30 feet away  
19 from the pond, a linear trench going --

20 THE CHAIR: You're looking at the wrong  
21 photos.

22 MR. CHESNEY: It's not -- it's coming  
23 from the pond up. It's not going the other  
24 way.

25 MS. STEWART: That's an isolated

1 situation where we have the gully effect. The  
2 gully is limited, I think, to one location,  
3 maybe two.

4 MR. ARGUS: That's not -- doesn't look  
5 like that's water coming from the pond. It  
6 looks like it's going from the house, from the  
7 gutters.

8 THE CHAIR: Sonny.

9 MS. WHYTE: Mr. Argus, that is a tree  
10 root. And it sort of seems to be the extent of  
11 the tree root where it's starting. It's really  
12 -- the picture -- unfortunately, as I indicated  
13 to you last month, the pictures don't really  
14 justify -- you can't really pinpoint and see  
15 what the problem is. But it is certainly a  
16 tree root, you can see, because there's where  
17 the longest limb is of that tree, as well. It  
18 looks to be a tree root erosion area --  
19 problem.

20 MR. MAYS: It's too large, too, to be  
21 just runoff from a pool or even a gutter. It's  
22 wide, it's deep.

23 MS. WHYTE: It's too far away from  
24 gutters.

25 MR. MAYS: For me, it does look more

1 like, and we've seen it before, when people  
2 have dug their pools out, next thing you know,  
3 they're finding all kinds of debris under the  
4 ground. So they did do some substantial  
5 burying around here of supplies.

6 MR. CHESNEY: Actually, I've walked this  
7 area -- for the record, one of these affected  
8 homes, the -- one of the property abuts my  
9 property. So disclose part of that. I can  
10 tell you, these -- the rut that you're seeing  
11 there, it comes from the pond up. And it is  
12 impressively deep and wide and goes way up. I  
13 had asked Sonny -- and I don't know if she  
14 passed this along, and I think she did -- is  
15 this really the best way to do it? I mean, we  
16 had previously been just filling this around  
17 those edges. And I know it comes back. But we  
18 have -- Doug and I talked about maybe filling  
19 it with, you know, concrete or something a  
20 little bit more substantial trying to --

21 MS. STEWART: That -- putting concrete  
22 next to dirt doesn't solve -- I mean, you're  
23 just going to have -- if there's washing out  
24 around it, it's going to wash out around it.  
25 It's kind of similar to asphalt and concrete

1 pavement. Concrete and asphalt don't mix. You  
2 got a rigid condition versus a flexible  
3 condition.

4 The point of this product that I sent you  
5 guys is to stabilize the slope after the dirt's  
6 been put in place. There are two key factors  
7 here. To be able to manually put the dirt in  
8 the hole underneath the grass, get it so that  
9 it settles in all of the voids, so that we know  
10 that we've completely backfilled that area  
11 that's washed out, and then this product, the  
12 key here is, it sets the slope in place better  
13 than just having regular grass and the roots of  
14 the grass.

15 MR. CHESNEY: Okay. Also just for  
16 informational purposes, this area had been  
17 identified, Tonja, a number of years ago as  
18 being unstable, and she added plant material to  
19 the edges to stabilize it, which did not.

20 MS. STEWART: Yeah. Our aquatic planting  
21 programs have not been very successful, so I  
22 leave it to Doug to take advantage of that, any  
23 opportunity he can get to throw some plants in  
24 the -- because the plants are obviously the  
25 most economical way to try to stabilize the

1 pond slopes.

2 And this pond, in particular, just to  
3 make sure you're aware of this, and we're going  
4 to talk a little bit about the pond that's the  
5 borrow pit on the old Thomas Ranch property,  
6 the seasonal high water estimated in that  
7 wetland behind that house is four and a half --  
8 four -- three and a half to four feet higher  
9 than the normal water level in your pond, and  
10 it's not even 500 feet away. That's craziness.  
11 That's not reality.

12 So what happened is, at the time that  
13 that pond was designed and the seasonal high  
14 water was established, three and a half,  
15 four feet lower, we were in a drought. A  
16 controlled structure was set. And water just  
17 continued -- that's why you don't see a lot of  
18 change in that water level in that pond,  
19 because it's so significantly probably lower  
20 than what it would have been if you evaluated  
21 today. So that's why you, during -- even when  
22 we have a normal dry season, you don't really  
23 see that water level go down as much.

24 THE CHAIR: Do we -- Mr. Ross, I'm sorry.

25 MR. ROSS: Question for you, Erin.

1 Should we have some sort of consent or access  
2 or release agreement with those individual  
3 property owners before we go on their property  
4 and we engage in some sort of repair? Would we  
5 want them to be agreeing we're not going to go  
6 near it for so long a time period, we're not  
7 going to step on it?

8 MS. STEWART: It's our property.

9 MS. McCORMICK: Yeah. Not going on their  
10 property.

11 MR. ROSS: Okay. I thought we were going  
12 on their property. My mistake.

13 THE CHAIR: Can the -- can the trades or  
14 the contractor access the -- our property  
15 without going across private property?

16 MS. STEWART: Yes. On the roads right  
17 there.

18 THE CHAIR: Road they cut in?

19 MR. CHESNEY: I will say, though, that in  
20 most of the areas, it's CDD property. That one  
21 particular house, that trench goes into her  
22 property. I mean, it's darn near to her house.  
23 It's almost to her fence. This far from her  
24 fence.

25 MS. WHYTE: It's grown since we took the

1 pictures, because I haven't been back there in  
2 a while.

3 MS. McCORMICK: Well, if we're going on  
4 to their property, then we should have an  
5 agreement from them to allow to us --

6 MS. STEWART: I'll --

7 MS. McCORMICK: -- go on --

8 MS. STEWART: I'll --

9 MS. McCORMICK: -- to the property.

10 MS. STEWART: I'll verify the conditions.

11 MS. McCORMICK: And also, if there's --

12 MS. STEWART: I'll measure it.

13 MS. McCORMICK: -- anything that we need  
14 to make those property owners aware of, as far  
15 as activity that they should refrain from doing  
16 in the CDD property, then we should give  
17 them -- you know, provide them notice.

18 THE CHAIR: I thought we did that. I  
19 thought the WOW published something as well.  
20 Chris, did you publish something?

21 MS. McCORMICK: I would recommend  
22 individual letters.

23 MR. BARRETT: A while back, but not -- I  
24 don't think it was -- I don't remember it being  
25 really specific to -- it was basically don't

1 discharges, roof drainage in order to kind of  
2 advise them of something that they have creates  
3 a problem for you with some slope erosion, that  
4 you may go back to them.

5 THE CHAIR: Mr. Ross.

6 MR. ROSS: Tying the two things together,  
7 the WCA has a welcome committee. And I don't  
8 know exactly what they provide to new  
9 homeowners. But if we've got written  
10 materials, we could include that as part of the  
11 welcome package. At the minimum, that would be  
12 more information than they're getting right  
13 now.

14 MS. STEWART: We can -- we can assist in  
15 providing that.

16 THE CHAIR: I don't know who that is, but  
17 we need to communicate it. Because eventually  
18 this board may be put in a position where it's  
19 going to have to take action or may refuse to  
20 take action because of damage caused by a  
21 homeowner.

22 MR. CHESNEY: Uh-huh.

23 THE CHAIR: So I don't want anybody  
24 having surprises about what they should or  
25 should not be doing with their water, with

1 kill the grass on the ponds with herbicide.  
2 Water it, maintain it. Don't cut it too short.  
3 But it wasn't -- it wasn't specific to --

4 MR. CHESNEY: The property along there,  
5 though, is fully maintained by the CDD in this  
6 particular area. It's completely maintained by  
7 the CDD. They mow it, they trim it, they do  
8 everything.

9 MR. ROSS: But what we're talking about  
10 is part that's --

11 THE CHAIR: Can you use -- yeah. Can  
12 we -- can we -- I thought we did this a couple  
13 months ago. Can you prepare something short  
14 and sweet that we could provide to the  
15 homeowners who have these types of conditions  
16 that says, "Please don't do the following,  
17 drain your roofs off onto the shoreline" --

18 MS. STEWART: We -- we did do a series of  
19 articles. And Chris modified it and  
20 incorporated into some articles in the WOW. We  
21 talked about illicit discharges, aquatic  
22 plants, water quality, just some general storm  
23 water management information. So we can target  
24 even more specific information if you want to  
25 make residents responsible for their pool

1 their discharge over our property. So if -- if  
2 the WOW is so inclined, could we rerun those  
3 articles or could you tweak what we've got?

4 I'm sitting here faced with a decision to  
5 spend \$40,000 on four homes. I see four homes  
6 impacted by this repair work. And it's just a  
7 lot of money. I'm not blaming the homeowners  
8 in this situation.

9 MS. STEWART: Yeah. The situation is  
10 really odd. It's odd.

11 THE CHAIR: And I hear that. And I know  
12 you don't come to us asking us to spend large  
13 sums of money unless we really need to. I  
14 would like to educate the community as well as  
15 we possibly can on the issue.

16 MS. STEWART: And I even tried to reduce  
17 it. I was in here, I think, a couple months  
18 ago or last month saying between 50 and 75. So  
19 I was like, let's revisit the scope of the work  
20 and see if we can't get it down.

21 MR. BARRETT: If it ran more than a year  
22 ago, I'd be more happy to run it. I would be  
23 less inclined to run it more frequently than  
24 once a year.

25 THE CHAIR: I would just ask that if

1 you've got space and you're so inclined, let's  
2 communicate.

3 Sonny.

4 MS. WHYTE: I also have a -- I already  
5 talked to Tonja about doing a similar article  
6 to post on the website under "Waterway  
7 Management" on our Westchase website. So that  
8 will be there on a permanent basis on our  
9 website.

10 THE CHAIR: Wonderful.

11 Mr. Mills.

12 MR. MILLS: Thank you. So I heard two  
13 different things. I just want to get  
14 clarification. Did you say that this pond's  
15 water level maintains a pretty consistent  
16 level?

17 MS. STEWART: Yes.

18 MR. MILLS: And didn't you say that the  
19 damage is coming from the water up? So how  
20 do -- how do those two -- don't those two  
21 contradict each other?

22 MS. STEWART: That's why we're saying  
23 it's weird. When I observed this, I was like,  
24 wow, this is not normal slope erosion. We're  
25 not experiencing what we would say is water

1 this product and it turns out there's a lot of  
2 debris in there that is rotting that we didn't  
3 know about, our probing didn't find, what's  
4 going to happen to --

5 MS. STEWART: We'll stop. We'll stop.  
6 If we do our test pits and I find that  
7 there's --

8 MR. ARGUS: No.

9 MS. STEWART: Oh, I'm sorry.

10 MR. ARGUS: We find nothing in the  
11 test --

12 MS. STEWART: Oh.

13 MR. ARGUS: -- but it turns out in  
14 reality there's this huge thing that's rotting  
15 down there, what does that do to the stuff?

16 MS. STEWART: I think we'll know. I --  
17 we're going to dig deep enough. We'll -- we  
18 can easily dig a 20-foot hole.

19 MR. ARGUS: Okay.

20 MS. STEWART: We'll be able to know.  
21 We'll test enough to be able to know if  
22 that's --

23 MR. ARGUS: So it's not like putting a  
24 one-inch --

25 MS. STEWART: Not at --

1 running off the grass, going down an exposed  
2 slope, establishing gullies and eventually  
3 washing the slope out. That's not what's  
4 happening here. It's dirt. You can see the  
5 sediment in the pond. You can see the dirt has  
6 moved from underneath the grass into the pond.

7 Why? We don't know. We really don't  
8 know why. That's why I'm speculating that some  
9 of the old construction methods may have  
10 contributed to creating this environment to do  
11 this. Okay. That's why we're actually going  
12 to do some little test pits. I don't want to  
13 disrupt and destroy anything that's stable, but  
14 I do -- I would like to do a little  
15 investigation to see if we can pinpoint the  
16 cause of this.

17 MR. MILLS: So if you do that and you  
18 uncover one area and there is no buried  
19 construction debris, then what?

20 MS. STEWART: We're going to restabilize  
21 it. It'll still -- regardless of the cause,  
22 the solution that we're proposing will  
23 stabilize this ground again.

24 THE CHAIR: Mr. Argus.

25 MR. ARGUS: So if we stabilize it with

1 MR. ARGUS: -- pipe down for probing.

2 MS. STEWART: No.

3 MR. ARGUS: This is a bigger --

4 MS. STEWART: Yeah. We'll have a backhoe  
5 dig it.

6 MR. ARGUS: Okay. Thank you.

7 THE CHAIR: Okay. Do we have a motion?

8 MR. MILLS: Where would the money come  
9 from?

10 THE CHAIR: Erosion.

11 MR. CHESNEY: Lake erosion budget.

12 MS. WHYTE: We have a lake erosion  
13 budget.

14 MR. MILLS: We do?

15 MS. WHYTE: Yes. There's a -- I believe  
16 we allocated \$60,000 for it last year and as  
17 well as in this year's budget.

18 THE CHAIR: The money's there.

19 MS. WHYTE: Uh-huh.

20 MR. MILLS: Okay.

21 MS. STEWART: And please remember, pond  
22 slope erosion is very common. Andy can tell  
23 you a lot about it.

24 MR. MENDENHALL: Oh, yeah.

25 MS. STEWART: You can anticipate it.

1 We've worked really hard to try to avoid or  
2 minimize the pond slope erosion, but our  
3 attempts at trying to get aquatic plants to  
4 recruit in these zones has not worked. And I  
5 hate putting bad money --

6 MR. MAYS: 50/50.

7 MS. STEWART: Yeah. I mean, it's like  
8 that is the idle thing, but we're not going  
9 to -- I mean, it's just the nature of a storm  
10 water pond, the nature. And you're going to  
11 have some of these unforeseen conditions.  
12 You're not going to be able to completely avoid  
13 it.

14 MR. MENDENHALL: You have 30,000 for  
15 fiscal year 2016. Last year you had 65. And  
16 you know, you had funds in the early years that  
17 fill up as well, so --

18 THE CHAIR: Mr. Argus, and then I'll come  
19 to Mr. Ross.

20 MR. ARGUS: Do we know of any other  
21 pending expenditures of erosion over the next  
22 12 months?

23 MS. STEWART: Can I forecast mother  
24 nature? No. I hate to say that. The answer  
25 would probably be -- for what we know today --

1 look at what could potentially be causing this  
2 problem. The scope of this problem is very  
3 odd. I mean, it's not something that I have a  
4 black-and-white answer for you. I'm hoping  
5 I'll be able to come back and say this is what  
6 we found. That will at least give us some kind  
7 of answer to the question. But more  
8 importantly, I mean, it's like, I think we  
9 found a good, solid solution.

10 MR. ROSS: Okay. Then I move to approve.

11 THE CHAIR: We have a motion to approve  
12 the \$40,000 request to do the erosion control  
13 corrective measures with Bio Mass Tech.

14 MR. MILLS: I'll second that.

15 THE CHAIR: Okay. Mr. Chesney, are you  
16 going to recuse yourself from this vote?

17 MR. CHESNEY: Sure.

18 THE CHAIR: Is that a yes?

19 MR. CHESNEY: Yes.

20 THE CHAIR: Okay. All in favor of the  
21 motion, please raise your hand. That motion  
22 passes four to nothing with Supervisor Chesney  
23 abstaining from the vote, based on his prior  
24 disclosure that the repairs would impact his  
25 home.

1 THE CHAIR: Yes. We will have problems.  
2 I think that's safe.

3 MR. ARGUS: Well, I know we'll have  
4 problems. But it's not like next month you  
5 come in and say, okay, over here, we have  
6 another project we need to do erosion on.

7 MS. WHYTE: Not that we know of.

8 MR. ARGUS: Okay. Thank you.

9 THE CHAIR: Mr. Ross.

10 MR. ROSS: Have we eliminated the  
11 possibility that there's some buried open water  
12 line, sprinkler line, irrigation line that's  
13 causing this?

14 MS. STEWART: We would see evidence of  
15 other things if that was the case, particularly  
16 as long as this is going on.

17 MR. CHESNEY: I mean, it's a huge area.

18 MR. ROSS: I'm just asking. I'm like  
19 Jim. I'm trying to reconcile this.

20 MS. STEWART: We tried to investigate  
21 storm sewers. We -- I don't know irrigation.  
22 I know Sonny and Doug, if there was an  
23 irrigation problem, that would be one of the  
24 first things that they target. But we tried to  
25 look at utilities in the area. We tried to

1 MS. STEWART: That's all I have.

2 THE CHAIR: That's all. Are we going to  
3 cut you loose or --

4 MS. STEWART: I was going to wait,  
5 because I know Erin may have some conversations  
6 that I can join in, too.

7 THE CHAIR: Counsel.

8 MS. McCORMICK: I'm going to talk about  
9 the request David Weekley Homes made about  
10 removal of property that they have under  
11 contract for a townhome development project,  
12 and it's section 324, parcel D3, which is --  
13 it's adjacent to the Fifth Third Bank  
14 building --

15 MR. FRAME: That's right. That's  
16 directly south.

17 MS. McCORMICK: -- south of Linebaugh,  
18 just south of that.

19 Last month, we talked about this a little  
20 bit, and I worked with Tonja to develop a map.  
21 Do you have --

22 MS. STEWART: It's --

23 MS. McCORMICK: Is that here? Develop  
24 the map --

25 MS. STEWART: It's included in that

1 package.

2 MS. McCORMICK: -- of the property that  
3 is subject to the -- what's called the  
4 Westchase Commercial Property Owners  
5 Association. It's a -- it's a -- the  
6 Commercial Property Owners Association is an  
7 entity that -- do we just have the one map, let  
8 me pass this around -- that was formed by the  
9 developer. The parcels that are identified on  
10 there in red are the ones that are subject to  
11 the Commercial Property Owners Association. So  
12 it's not all the commercial properties that are  
13 included in Westchase.

14 Based on Tonja's review of the property  
15 that the CDD owns that is subject to the  
16 declaration of covenants, conditions, and  
17 restrictions, there is about 2.3 acres of  
18 property that is included within the property  
19 subject to the declaration, and that includes  
20 the parcel that is identified on that map that  
21 is south of Montague Boulevard. Right?

22 MS. STEWART: Correct.

23 MS. McCORMICK: South of Montague  
24 Boulevard. And then there's some roadways that  
25 are up at the intersection of Countryway

1 Boulevard and Linebaugh Avenue where the CDD  
2 has entitlement to that right of way by deed.

3 So that was also -- so based on the  
4 information that Tonja has, the CDD actually  
5 has about nine votes that it is entitled to  
6 cast as a fee simple property owner or property  
7 subject to the declaration. I think that's  
8 different than what David Weekley had thought,  
9 it was only five votes. But they are asking us  
10 to cast our votes in support of that property  
11 being terminated from the declaration of  
12 covenants, conditions, and restrictions. And  
13 then at least they've indicated that they  
14 expect to subject the property to the Westchase  
15 Homeowners Association conditions and  
16 restrictions.

17 MR. CHESNEY: Okay. So all they're  
18 asking for is just for that particular  
19 property --

20 MS. McCORMICK: For that parcel to be  
21 removed.

22 MR. CHESNEY: -- because there was a  
23 previous request to --

24 MR. FRAME: Terminate the whole entire --

25 MR. CHESNEY: Right.

1 THE REPORTER: What's your name, sir?

2 MR. FRAME: Martin Frame.

3 THE CHAIR: I'll get to you.

4 MR. FRAME: Okay. Okay.

5 THE CHAIR: I will get to you.

6 MR. CHESNEY: I just want to make sure  
7 what we're --

8 MS. McCORMICK: My understanding from the  
9 document that they provided me is just to  
10 terminate the -- their interest in the -- that  
11 property being subject to the Commercial  
12 Property Owners Association. But I'll let you  
13 speak to that.

14 MR. CHESNEY: Well, I'd make a motion for  
15 that.

16 MR. FRAME: From what has happened, we  
17 started to talk with all the commercial  
18 property association members. They desire to  
19 not be a part of it at all as well. So we went  
20 to -- we went further, and instead of just  
21 removing ourselves, we're now moving to  
22 completely terminate it altogether so that  
23 nobody is subject to it at all. In order to do  
24 so, you have to have about the same exact vote  
25 of 75 percent to do that. And so far, we're

1 very close to getting that done. We've got the  
2 largest property owners on board. And we're  
3 just a couple percent away. I think we're  
4 probably about 12 or -- 12 or 14 percent away  
5 from having it complete, of which this would go  
6 a long way to get us there.

7 MR. CHESNEY: I would not be in favor of  
8 that.

9 THE CHAIR: You would not be in favor of  
10 what?

11 MR. CHESNEY: Well, I mean, my motion is  
12 specific just to remove that property, not to  
13 terminate the arrangement.

14 MS. McCORMICK: The Commercial Property  
15 Owners Association has not been active. I  
16 mean, at least based on the Division of  
17 Corporations' record, they haven't filed any  
18 reports with the State that they're required to  
19 do on an annual basis since 2008. The  
20 declaration has process for setting up an  
21 architectural review committee, and then that  
22 ARC reviews developments that occurs that's  
23 subject to the declaration. But without the  
24 ARC being in existence, you know, there's not  
25 really any way that that is going forward.

1 MR. CHESNEY: Just to -- to help you  
 2 remember, a long, long time ago -- and Mark  
 3 will remember this -- is we had -- members of  
 4 that association had come to us to look for  
 5 help in financing it, and we didn't think we  
 6 were a member of it.  
 7 MS. McCORMICK: Right.  
 8 MR. CHESNEY: So we had turned them away.  
 9 So actually being a member of them, so I mean,  
 10 there have -- they have reached out to us in  
 11 years past. Granted, it has been a long time.  
 12 I didn't realize '08. Yeah.  
 13 THE CHAIR: What are our options? And I  
 14 didn't hear a second of the motion.  
 15 MR. CHESNEY: No.  
 16 THE CHAIR: I guess, in essence, we're  
 17 being asked whether we wish to cast our nine  
 18 votes or whatever votes we have to an action  
 19 which would in essence terminate the commercial  
 20 restrictions on all of these parcel -- parcels  
 21 of property.  
 22 MR. FRAME: It would terminate the  
 23 declaration that's currently in place today  
 24 that runs with the land. It is separate from  
 25 the entity that was dissolved seven years ago.

1 And our desire to do that is because we are not  
 2 trying to be a commercial property. The -- it  
 3 was originally set up to govern the development  
 4 of the commercial property, not the day-to-day  
 5 operations of the property.  
 6 And this property that we're talking  
 7 about today I believe is the last piece of  
 8 undeveloped land that is part of that  
 9 commercial association. We're trying to build  
 10 a townhouse community. And so we're going to  
 11 subject ourselves to the HOA and all of their  
 12 restrictions and their architectural review.  
 13 THE CHAIR: Well, you're also going to be  
 14 subject to the CDD assessments.  
 15 MR. FRAME: Correct. There's bonds on  
 16 this property, which we're paying today, and we  
 17 plan on, you know, continue paying. And it is  
 18 part of the CDD. That is correct.  
 19 MR. CHESNEY: Well, the assessments are  
 20 going to change, because they're going from  
 21 commercial assessments to residential.  
 22 MR. FRAME: The O and M, I understand,  
 23 will change some. I don't think the bond  
 24 payments will change at all.  
 25 MR. CHESNEY: No. Actually, I have to

1 think about that, how it's going to change.  
 2 MR. MENDENHALL: I think it's pretty much  
 3 the O and M.  
 4 THE CHAIR: The bond is almost over.  
 5 MS. McCORMICK: Right.  
 6 MR. MENDENHALL: The bond would be the  
 7 same.  
 8 THE CHAIR: Where are you at on the  
 9 zoning of that?  
 10 MR. FRAME: It's already zoned properly.  
 11 We're working on site plan approval right now.  
 12 We plan on submitting that in the next ten days  
 13 or so.  
 14 THE CHAIR: Okay. Mr. Argus.  
 15 MR. ARGUS: I will second Greg's motion  
 16 if he's willing to accept that it be  
 17 provisional on their acceptance of the rules  
 18 and regulations of the homeowners association.  
 19 MR. CHESNEY: Funny you should say that.  
 20 I -- in thinking about it, I kind of wish I  
 21 would have made that. So, yes, I'll accept  
 22 that.  
 23 MR. ARGUS: Okay. Then I'll second.  
 24 THE CHAIR: Further discussion?  
 25 Mr. Ross.

1 MR. ROSS: I was actually going to make  
 2 the same request. Thank you for doing that. I  
 3 understand you've already closed on the  
 4 property?  
 5 MR. FRAME: We have not closed on the  
 6 property yet.  
 7 MR. ROSS: So when you said you're paying  
 8 the --  
 9 MR. FRAME: We are not paying the CDD  
 10 currently. We will be subject to it once we  
 11 own the property yourselves.  
 12 MR. ROSS: Okay. Then -- and just to  
 13 make sure all of our positions are known, I  
 14 would likewise oppose collapsing that  
 15 organization. I think there are benefits to  
 16 our community by that organization continuing.  
 17 But I won't get into that conversation. I just  
 18 happen to agree with your approach. Let's just  
 19 remove this particular parcel from their  
 20 jurisdiction.  
 21 MR. FRAME: That's not an option right  
 22 now for us.  
 23 THE CHAIR: We have a disconnect here.  
 24 MR. FRAME: So we're working to terminate  
 25 it completely. And that's what everybody else

1 that we've been working with so far as part of  
 2 the association wants to do. We went down that  
 3 road first. And at the request of the  
 4 largest owners, Regency, who owns the Publix  
 5 center, the guys next door, they all desire to  
 6 go on and get rid of it, because they felt it  
 7 was a blemish on their title, which it is.

8 THE CHAIR: Let me just make sure -- I'm  
 9 confused here. Let me just make sure we're all  
 10 on the same page. David Weekley, who is going  
 11 to acquire the parcel of property, is  
 12 requesting that the CDD cast its nine votes in  
 13 an action which would terminate the covenants  
 14 and restrictions on those applicable commercial  
 15 properties?

16 MR. FRAME: Correct.

17 THE CHAIR: What I'm hearing from the  
 18 motion is the motion, which was seconded, was  
 19 to allow David Weekley and its property to be  
 20 excluded from the commercial declarations and  
 21 restrictions.

22 MR. FRAME: And that was our original  
 23 request when we first approached the CDD many  
 24 months ago. But once we started talking with  
 25 the other commercial owners, they didn't want

1 practically speaking, they haven't existed for  
 2 seven years.

3 MR. CHESNEY: Yeah. Well, they didn't  
 4 have any money.

5 MR. FRAME: And I think that's why they  
 6 got dissolved, because nobody wanted to fund  
 7 it.

8 THE CHAIR: Mr. Mills.

9 MR. MILLS: So my concern, I'm in a  
 10 confused position like you are. I'm hearing a  
 11 couple different things here. If you -- if  
 12 your property got excluded from the commercial  
 13 association, you would then have no lingering  
 14 interest in the commercial association. Right?

15 MR. FRAME: Yes. But my problem is  
 16 convincing the other 65 percent --

17 MR. MILLS: Okay.

18 MR. FRAME: -- to do the same.

19 MR. MILLS: So then my second concern is,  
 20 by eliminating the association, I'm not sure --  
 21 I would want to see evidence that others are  
 22 supportive of this as opposed to running the  
 23 risk of, "Well, the CDD is for it. Will you  
 24 now approve it?"

25 MR. FRAME: And I can provide that

1 to just have that one property released. Their  
 2 lawyers, including Steve Custer, who I believe  
 3 you might know --

4 THE CHAIR: Yes.

5 MR. FRAME: -- and have some business  
 6 dealings with -- they desire to have it  
 7 completely removed, because the function of  
 8 that entity was to govern the development and  
 9 not the operations. And the development is --  
 10 from what I understand, unless anybody here  
 11 knows differently --

12 MR. ARGUS: Yes. There's at least one  
 13 property marked in red on a map that has not  
 14 been developed other than yours.

15 MR. FRAME: Okay. I've not seen that  
 16 exact map, so I would be curious to see which  
 17 one that is.

18 MR. CHESNEY: Also, I would disagree -- I  
 19 mean, I'm familiar with that organization,  
 20 because we went through (inaudible). I would  
 21 disagree with your assessment it was just for  
 22 the development of the property. I would  
 23 venture to say it was for the ongoing, you  
 24 know, restrictions of it.

25 MR. FRAME: Well, they haven't --

1 evidence.

2 MR. MILLS: That's a concern I have.

3 MR. FRAME: I can provide copies of all  
 4 the signed agreements that I already have.

5 MR. MILLS: Reminds me of the old Elton  
 6 John and Billy Joel concert. Right? They went  
 7 to Billy Joel and said, "If Elton John is in  
 8 it, are you in?" and he said, "Yeah." Then  
 9 they went to Elton John and said, "If Billy  
 10 Joel's in, you in?"

11 Right. So I don't want to get into a  
 12 position where we set the precedent that  
 13 conveys to the other commercial association  
 14 members that they ought to follow our lead as  
 15 opposed to how it's being presented.

16 THE CHAIR: Mr. Ross.

17 MR. ROSS: First of all, let the record  
 18 reflect, that was a great concert. But now  
 19 that I know that we have interest in this  
 20 association, I certainly could not support  
 21 dissolving the organization. I'd rather  
 22 explore, do we want to try to invigorate that  
 23 organization? There may be benefits to us.  
 24 I'm not suggesting that's a conversation today.  
 25 But I -- based on what I know right this



1 moment, I could never support dissolving an  
2 organization that I now know we have an  
3 interest in. I want to know the opposite.

4 MS. McCORMICK: Well, and I think -- I  
5 mean, you need to think of it in terms of what  
6 are the CDD's overall responsibility and  
7 authority for managing the infrastructure and  
8 the facilities. So, you know, it's clear under  
9 the CDD statute that CDDs aren't set up for the  
10 purposes of deed restriction, enforcement,  
11 acceptance, or in limited circumstances. But  
12 to the extent that things affect our facilities  
13 and infrastructure, that is certainly within  
14 our responsibility.

15 MR. ROSS: Yeah. Exactly. So --

16 MR. ARGUS: At this point, I would tend  
17 to agree with Bryan.

18 THE CHAIR: Let me just ask, if that  
19 motion were passed, what impact would that have  
20 on David Weekley?

21 MR. FRAME: What's that motion?

22 THE CHAIR: The motion is --

23 MR. FRAME: To not --

24 THE CHAIR: The motion is -- and, see,  
25 I'm confused. I need to ask Erin. I'll come

1 MR. FRAME: We have, besides this  
2 signature, two others.

3 THE CHAIR: That would comprise the  
4 necessary --

5 MR. FRAME: The 75 percent, yes.

6 MR. ARGUS: We have nine votes out of how  
7 many votes in the association?

8 MR. FRAME: Well, I'm going to have to  
9 reverify, because if you do have nine, that's  
10 different from the information I have.

11 MR. ARGUS: Okay.

12 MR. FRAME: There's more than 160.

13 MR. ARGUS: Okay.

14 THE CHAIR: Okay. I would just ask that  
15 you let us know when you obtain the requisite  
16 votes.

17 MR. FRAME: Okay.

18 THE CHAIR: I assume you're doing that  
19 formally in writing?

20 MR. FRAME: Yes. It's an agreement that  
21 everybody is signing. It's a legal agreement  
22 that I believe Erin has seen.

23 THE CHAIR: Okay. Anything else on this  
24 issue?

25 MR. FRAME: No. No. Is it possible -- I

1 back to you. If that motion is passed, we  
2 don't have the ability to exclude the  
3 individual parcel?

4 MS. McCORMICK: There's a -- the same  
5 procedure that is in the declaration for  
6 terminating the -- terminating the association  
7 also is for removing a parcel of property from  
8 the declaration. So either process would  
9 require the approval of 75 percent.

10 MR. CHESNEY: But didn't you say that was  
11 what the actual request was, was to remove it?

12 MS. McCORMICK: Initially. And then  
13 he's, you know, clarifying that at this point,  
14 and when we had discussed this last month, he  
15 had talked about the fact that other property  
16 owners wanted to terminate it.

17 THE CHAIR: Okay. We have a motion  
18 that's been seconded. I'm going to put it up  
19 for vote here. All in favor of that motion,  
20 please raise your hand. Okay. That motion  
21 passes five to nothing.

22 Do we have another motion on this issue?  
23 Okay. We don't. Just -- I'm thinking a month  
24 or two down the line, how close are you to your  
25 required 75 to 80 percent?

1 can maybe address this later to meet to -- what  
2 I would like to do is possibly talk more to  
3 educate and actually get into the document  
4 itself, what it does and what it does not do.  
5 Because I think that is very important, because  
6 this document does not do a lot of the things  
7 that I think many people think of, of a  
8 commercial board that would govern property.  
9 So I think it's important to understand what it  
10 does and what it does not do.

11 THE CHAIR: You're -- you're welcome to  
12 submit anything you want --

13 MR. FRAME: Okay.

14 THE CHAIR: -- to -- you can send it to  
15 me, Erin, or Andy. We'll distribute it to all  
16 the supervisors.

17 MR. FRAME: Okay.

18 THE CHAIR: The way I sit here, you're  
19 better off getting your other numbers.

20 MR. FRAME: Okay.

21 THE CHAIR: And then you just tell us,  
22 I've got the requisite votes, and it's going to  
23 happen, and you did it without us.

24 MR. FRAME: Okay.

25 THE CHAIR: I don't want to be the folks

1 holding you up.

2 MR. FRAME: That's fair.

3 THE CHAIR: I just don't know if we're in  
4 a position from a policy perspective to go  
5 ahead and terminate that organization.

6 Mr. Mills.

7 MR. MILLS: I would be supportive of  
8 being the one that puts them over the finish  
9 line if documentation has been presented to  
10 this board to support that. We don't have that  
11 currently. So I don't want to be the first  
12 ones -- potentially the first ones that are  
13 taking this action that creates an opportunity  
14 for others to think we're taking the lead  
15 position.

16 THE CHAIR: I think we're late in the  
17 game.

18 MR. FRAME: Yes.

19 THE CHAIR: We're very late in the  
20 process. I haven't seen those declarations in  
21 ten years probably.

22 MR. CHESNEY: It was Steve Silvers,  
23 remember, that came and --

24 THE CHAIR: Yeah. I remember -- I  
25 remember we addressed those issues, but, hey,

1 assessment methodology and assessment roll.

2 There were actually two that were done in  
3 connection with two separate bond issues. One  
4 was done in 1998, and the other one was done  
5 in 2000. And that parcel was not one of the  
6 pieces that was assessed with any of the bond  
7 debt.

8 I talked to Tonja about it. And then I  
9 went back, and this afternoon, I was looking at  
10 the old zoning site plans for Westchase. And  
11 that property was actually owned by TECO up  
12 until 2000. And in 2000, it was sold to  
13 Westbrook Westchase LP. And in the beginning  
14 of 2000, the zoning was done -- redone, and  
15 that property was brought into the overall  
16 Westchase plan development. So I think based  
17 on that timing, that could be why this was not  
18 included in the properties that were assessed  
19 for the bond issues that were done in 1998 and  
20 2000.

21 MR. CHESNEY: Are we talking about the  
22 parcel that's under the power lines and the  
23 parking there?

24 MS. McCORMICK: Uh-huh.

25 MR. CHESNEY: Okay. Just want to make

1 I'm -- I'll be happy to look at any materials.  
2 But understand, I know Steve Custer, have a  
3 great respect for the guy. He's a great  
4 lawyer. But this is my lawyer.

5 MR. FRAME: Understood.

6 THE CHAIR: And I take advice from the  
7 district's counsel. But, yeah, I'll be happy  
8 to read anything you guys want to submit.

9 MR. FRAME: Okay. I appreciate it. I  
10 appreciate the time today.

11 THE CHAIR: Thank you.

12 Erin, what else do you have on yours?

13 MS. McCORMICK: Let's see. The other  
14 thing is the -- there was an issue that was  
15 raised by Mr. Barrett related to the parcel of  
16 property that is located on the south end of  
17 the property that at one point the district was  
18 considering for, you know, potential dog park  
19 site is now owned by another property owner.  
20 It was sold by the developer to that property  
21 owner.

22 And there was a question that was raised,  
23 because when the bond assessments were done on  
24 that, that property was not -- and Andy  
25 researched this and sent me a copy of the

1 sure I'm on the right page.

2 MS. McCORMICK: Yeah.

3 MR. ARGUS: So they're not obligated for  
4 the bond issue, but should they be obligated  
5 for the ongoing operation?

6 MS. McCORMICK: I mean, at this point, I  
7 believe they should be paying O and M  
8 assessments. The way that the Fishkind  
9 methodology works is the O and M assessments  
10 are based on what that property is developed  
11 as. And at this point, it's undeveloped  
12 property. But it's -- the zoning on it allows  
13 for commercial or residential use of it.

14 MR. CHESNEY: We have a -- in the  
15 Fishkind methodology, there is a category for  
16 that. It's the same as back here. So we have  
17 a category, like a general purpose category.  
18 It's lumped in with the commercial, because  
19 they don't get the --

20 MS. WHYTE: Parks.

21 MR. CHESNEY: The parks. Thank you.

22 MR. BARRETT: Is there -- you cannot go  
23 back and back assess them, though, because they  
24 were not served TRIM notice. How does that all  
25 work?

1 MS. McCORMICK: Well, at the time that  
2 the bonds were issued, there was an assessment  
3 hearing that was held, and all of the property  
4 owners that were subject to the CDD --

5 MR. BARRETT: Oh, no, no. I'm talking  
6 about O and M.

7 MS. McCORMICK: Oh, the O and M  
8 assessments? Same thing with that. I mean,  
9 initially, when properties are assessed, they  
10 receive individual notices of the O and M  
11 assessments that are placed on them. And so I  
12 would recommend that next year when we do the  
13 assessments, we should send an individual  
14 notice to that property owner of what their  
15 proposed assessment will be. And then when we  
16 do the assessment hearing and the budget  
17 hearing, we would actually formally adopt that.

18 MR. ARGUS: That raises two questions in  
19 my mind. First, following up on Chris'  
20 question, so when we notify them next year, it  
21 will be -- assuming we notify them next year,  
22 it will be for just next year's budget, not  
23 that they owe for previous years?

24 MS. McCORMICK: Right.

25 MR. ARGUS: Okay. And two, I've always

1 ones --

2 MS. McCORMICK: Uh-huh.

3 MS. STEWART: -- versus the one we did  
4 the merge or whatever, if there was anything  
5 after that. But for some reason, it  
6 specifically states substation.

7 MS. WHYTE: Right.

8 MS. STEWART: I don't know why. You  
9 know, you usually don't see that.

10 MS. McCORMICK: Right.

11 MS. STEWART: So there was something  
12 particular about that land that I don't --  
13 couldn't target what --

14 MR. ARGUS: The railroad station  
15 allocated to it.

16 THE CHAIR: Sonny, then Mr. Ross.

17 MS. WHYTE: When I researched the  
18 property originally when they approached us to  
19 see if we could purchase it, I was told by  
20 Westbrook that it was not in our boundaries.  
21 That's how I presented it to you as the board.  
22 Because they informed me that they had it set  
23 aside as a train station.

24 THE CHAIR: I'm speculating, based on old  
25 memory, they held that land out initially,

1 been told that that land was excluded from the  
2 CDD's area of -- sphere of influence, for lack  
3 of a better term. Now I'm hearing that it's  
4 actually part of the CDD?

5 MS. McCORMICK: Well, I asked Tonja to  
6 verify that it's included within the legal  
7 description of the CDD, and she indicated that  
8 it was.

9 MS. STEWART: It is.

10 MR. BARRETT: Even in the County -- what  
11 flagged it for me is I read the deed, and it  
12 is -- the easements that it falls under, and  
13 I'm not sure I'm using that term correctly, but  
14 the CDD East is delineated as an entity under  
15 which it falls on the deed -- deed, on the --

16 MR. ARGUS: Okay.

17 MS. McCORMICK: One thing -- I mean, I  
18 have not gone to look and see if that property  
19 was brought into the CDD later, because it  
20 seems odd to me that if TECO had owned the  
21 property, it was that it would have been  
22 included within the CDD, but it may -- there  
23 may have been an expansion of the CDD  
24 boundaries that I'm not sure.

25 MS. STEWART: I did look at the original

1 because they wanted to horse trade it for a  
2 light rail station.

3 MR. CHESNEY: Remember the train came --

4 THE CHAIR: Yes.

5 MR. CHESNEY: -- and we went and visited  
6 it and all that.

7 MS. WHYTE: And they wanted to buy it  
8 back. We purchased it on the -- on the  
9 assumption that they could purchase it back  
10 from us if CSX ever decided to put a train  
11 station in here.

12 THE CHAIR: That idea never went anywhere  
13 despite --

14 MS. WHYTE: No. And then it was --

15 THE CHAIR: -- a couple of commissioners'  
16 efforts.

17 MR. CHESNEY: It's in the paper.

18 THE CHAIR: I remember them giving it  
19 back to the CDD.

20 MS. WHYTE: Okay.

21 THE CHAIR: It's our property.

22 MS. WHYTE: Never knew that.

23 MR. CHESNEY: It's back in the paper. I  
24 mean, that's the same route that's in the paper  
25 today. It's the old route from when they

1 brought -- remember, Siemens brought the train  
2 here, and we all went down and shook hands  
3 and --

4 THE CHAIR: Do we have a motion, then, to  
5 include -- oh, I'm sorry. I forgot Mr. Ross.

6 MR. ROSS: No. I was going to move that  
7 we accept counsel's recommendation and proceed  
8 accordingly.

9 THE CHAIR: Accordingly to ensure that  
10 that parcel of property is subject to the O and  
11 M assessment for the next fiscal year.

12 MR. ROSS: Yes.

13 THE CHAIR: Do we have a second?

14 MR. ARGUS: So moved.

15 THE CHAIR: Any further discussion? All  
16 in favor, please raise your hand. Motion  
17 passes five to nothing.

18 MR. CHESNEY: Okay. To help me out, who  
19 owns that property again?

20 THE CHAIR: We do.

21 MS. McCORMICK: No, no. We don't own it.

22 MR. CHESNEY: So what this is going to  
23 trigger, and my suggestion is that we wait  
24 until we see what happens with this, is that  
25 Fishkind is going to have to tweak its current

1 MR. MENDENHALL: I mean --

2 MR. CHESNEY: It's just I don't know --  
3 we don't know really how long their thing is  
4 going to take. The Mueller property --

5 MS. McCORMICK: Anything else you need to  
6 do as far as confirmation that that is  
7 definitely in the CDD boundary?

8 MS. STEWART: What I'll do tomorrow is  
9 I'll send you all the backup that I have.

10 Obviously, there's probably some stuff that I  
11 don't have. That you have what I have, so you  
12 can confirm it.

13 MR. CHESNEY: I'm just trying to make it  
14 so they only have to look at it once. That's  
15 my suggestion.

16 MS. McCORMICK: We have a little bit of  
17 time.

18 MR. MENDENHALL: At least preliminarily I  
19 can reach out to Fishkind and find out cost,  
20 scope, that sort of thing. That way, they're  
21 kind of aware and they're ready to go.

22 MR. CHESNEY: Shouldn't be very  
23 expensive, but they're going to have to look at  
24 it.

25 MR. MENDENHALL: You'd be surprised.

1 plan for us, because we're going to add a  
2 property, we're going to remove a property. So  
3 the --

4 MR. ARGUS: No.

5 THE CHAIR: The Weekley property is just  
6 going to get reclassified from raw land to  
7 multifamily.

8 MR. CHESNEY: Okay. Well, regardless --  
9 but then it's going to switch to a residential  
10 assessment. They're going to have to make some  
11 small calculation changes --

12 THE CHAIR: Yes.

13 MR. CHESNEY: -- to this. Okay. So we  
14 need to do that, obviously, in advance of next  
15 year because we have to give them some time.  
16 So we have to put that in our calendar for  
17 July -- when do we have to --

18 THE CHAIR: February.

19 MR. MENDENHALL: You'd have to -- I mean,  
20 you'd want to do it before the budget season  
21 gets kicked underway, I would say. That way,  
22 you have it prepared when you start getting  
23 ready to do your TRIM numbers.

24 MR. CHESNEY: I was thinking we could  
25 wait till later. Okay. Whatever.

1 MR. CHESNEY: I mean, they are expensive  
2 to hire. And these two changes are going to  
3 trigger an overall change to the plan. So I'm  
4 just --

5 THE CHAIR: The overall number won't  
6 change. The allocation amongst certain  
7 properties will change.

8 MR. CHESNEY: Right. But the plan itself  
9 is going to change.

10 MR. MENDENHALL: Yep.

11 THE CHAIR: All right. And you guys, you  
12 corrected me. I misspoke when I said that the  
13 developer transferred that property back to the  
14 CDD. They didn't. You're right. They sold  
15 that property outright. As part of that, they  
16 did put it back into the boundaries of the CDD.  
17 That was back in the Jim Hoard days.

18 MR. CHESNEY: Got you. And there was no  
19 provision for the train station to go back.

20 THE CHAIR: Did we have any other agenda  
21 items, other than the capital improvement plan,  
22 the parks? Thank you, Tonja.

23 Neale, we're going to turn it loose to  
24 you, then.

25 MR. STRALOW: Thank you. At the last

1 meeting, I was requested to provide large-scale  
2 images of the improved enhancements so that we  
3 could walk through them and provide some  
4 orientation to them. So I've done them on  
5 PowerPoint. Is there a laser pointer on one  
6 of these or not? Do we know? Probably not.

7 MS. WHYTE: I doubt it.

8 MR. STRALOW: Okay. I'm sorry.

9 MS. WHYTE: Would you like a pen?

10 MR. STRALOW: No. This will -- the first  
11 three slides in this presentation are the three  
12 parts themselves. Then I have some individual  
13 images of some of the equipment that have been  
14 looked at for bid costing. And then we can,  
15 you know, go one by one, and any comments or  
16 direction that the board would like to provide.

17 So this is the splash pad and the new  
18 park aside of it. A renovation of the splash  
19 pad itself. The fountain works. And the  
20 surfacing was included in a bid that Sonny had  
21 solicited maybe a year and a half ago or so.  
22 And then adjacent to that, you know, some new  
23 benching, a new playground structure for small,  
24 younger-aged kids, shaded with surfacing that  
25 is being proposed, rubberized surfacing in each

1 of the enhanced playground areas with some  
2 swing sets, some small equipment, Whimsy  
3 Riders, a renovation of the bathroom  
4 facilities, as requested on each of the  
5 parks for ADA, handles and knobs and door to  
6 bring those up to standards.

7 On the -- there's an existing water  
8 fountain station, but a proposed water bottle  
9 filling station. And I have some images of  
10 that so we can provide some definition to it.  
11 Proposed pet fountain as a separate location  
12 over by the mechanical equipment.

13 And there was a desire to add a lighted  
14 flagpole to this location with the possibility  
15 of some specialized signing on the aluminum  
16 gate entry to the -- so if this is a -- becomes  
17 a main park.

18 THE CHAIR: Has this development been in  
19 the plan since day one, all the new play  
20 structure, all this new area?

21 MR. STRALOW: Yes. I was asked to  
22 provide a park plan.

23 THE CHAIR: I missed the one meeting. I  
24 missed the first one. I missed the July  
25 meeting.

1 MR. CHESNEY: Okay.

2 MR. STRALOW: I was asked to provide a  
3 park for younger kids that are similar aged to  
4 the kids using the splash pad.

5 MR. ARGUS: Two quick questions. In  
6 the -- we have one gate going into the play  
7 area.

8 MR. STRALOW: You have three actually.  
9 You have one off of Montague. Both sides, if  
10 you look at the --

11 MR. ARGUS: Oh, okay. I see the other  
12 one.

13 MR. STRALOW: -- extreme side. And then  
14 you have one coming into the restroom facility.

15 MR. ARGUS: Okay. And looking at the  
16 detailed breakout of what's included in here  
17 and the estimated costs. For the other two  
18 parks you mentioned camera systems, I did not  
19 see one mentioned for this area.

20 MR. STRALOW: It is intended to be in  
21 each as part of that site prep, furniture,  
22 fencing, signage, minor irrigation. Each one  
23 of these would have a camera system for  
24 security reasons.

25 MR. BARRETT: Mark.

1 MS. ARCHER: I have two questions.

2 THE REPORTER: What's your name, please?

3 MS. ARCHER: I'm Kendra Archer.

4 THE REPORTER: Can you spell your last  
5 name?

6 MS. ARCHER: A-r-c-h-e-r.

7 THE REPORTER: Thank you.

8 MS. ARCHER: And I have four young  
9 children. Why are there three gates? And is  
10 that rubberized surface going to get very hot  
11 in the summer if they don't take their shoes  
12 off? Because I can imagine kids being at the  
13 splash pad running around and going into the  
14 thing and burning their feet if it's too hot.  
15 So those are my concerns.

16 MR. STRALOW: Colorized material,  
17 bituminous rubber. You probably have seen it.  
18 Could have some color to it. It wouldn't be  
19 black. I wouldn't be proposing that. But some  
20 level of color to it. It is a warm surface,  
21 like a paved surface would be, probably -- or  
22 hot surface in the summer. But the intention  
23 was to help provide ongoing maintenance issues  
24 that has been seen in some of the other parks  
25 with mulch material and it erodes out.

1 MS. ARCHER: No. I completely agree with  
2 the rubberized surface with a water park right  
3 next to it. But I'm just worried that the kids  
4 are going to burn their feet if it's too hot.

5 MR. STRALOW: Well, the intention, the  
6 shade structure over the top of the main play  
7 apparatus. Certainly, there are swings. There  
8 are Whimsy Riders. There's going to be some  
9 trees installed that will provide shadow at  
10 different parts of time across this. But it  
11 is -- you know, there will be hot zones in  
12 there just as there are areas that are totally  
13 shaded.

14 MS. ARCHER: And why are there three  
15 entrances?

16 MR. STRALOW: We're trying to, A, give  
17 access to the restrooms directly out of the  
18 park. And, B, split some of the use from --  
19 this is actually a dual-sided park. You have  
20 Montague on both sides and people using it on  
21 both sides. So we were providing access from  
22 both sides.

23 THE CHAIR: Neale, you've obviously been  
24 to this property more than once, I take it.  
25 Isn't this a lot to be putting in a

1 I limited it to the young -- the youngest age  
2 group is the compatibility between that splash  
3 pad and -- and trying to keep it as a single  
4 age group type of use, not a larger playground.

5 THE CHAIR: Where do we stand with  
6 parking for this park?

7 MR. STRALOW: It is just part of your  
8 common area parking.

9 THE CHAIR: Has any study been done to  
10 determine whether we can accommodate drive-in  
11 use of this park?

12 MR. STRALOW: No study that I'm aware of.

13 MR. BARRETT: There were -- I attended  
14 calculation of the parking -- what, a year and  
15 a half ago -- and there are hundreds of spots  
16 down the length of Montague Street on both  
17 sides.

18 MS. WHYTE: During the day.

19 THE CHAIR: And are any of them open  
20 right now?

21 MR. BARRETT: I'm sure just about all of  
22 them, except -- well, I should say, my guess  
23 is, if you went over there right now,  
24 everything north of New Park would be filled  
25 because of the restaurants. And everything

1 high-density area?

2 MR. STRALOW: It is a active programming  
3 for this area. It certainly is similar in  
4 terms of age group to the splash pad that you  
5 are -- I haven't seen in use, so I've heard  
6 that it's well -- well attended when it was  
7 operational, and --

8 THE CHAIR: Who told you that?

9 MR. CHESNEY: It was.

10 MS. WHYTE: The actuated fountain is in  
11 use.

12 THE CHAIR: Okay. For the week it  
13 worked?

14 MR. CHESNEY: For a while. When Doug  
15 first came, we got it working.

16 THE CHAIR: We got about a month.

17 MR. CHESNEY: No.

18 MR. MAYS: It was -- it did work for a  
19 few years. It did. I'm serious.

20 MS. WHYTE: Not the way it was supposed  
21 to --

22 MR. MAYS: Not -- never the way it was  
23 supposed to correctly!

24 MS. WHYTE: Right.

25 MR. STRALOW: Mr. Chair, the reason that

1 south of New Park, you might have a density of  
2 60 percent of them open all the way down to  
3 Tate. It's just not -- beyond New Park, it  
4 doesn't really get that crowded during the  
5 weekday. On the weekend, it's a little more  
6 crowded up north.

7 THE CHAIR: Towards the shops.

8 MR. BARRETT: Yeah.

9 MR. CHESNEY: Everyone's going to walk to  
10 it anyways.

11 THE CHAIR: Do we have any other comments  
12 on this?

13 Mr. Ross.

14 MR. ROSS: You know I don't like the pet  
15 fountain. I think that should come out. It --  
16 we shouldn't be encouraging --

17 THE CHAIR: Second.

18 MR. ROSS: -- pets to that location when  
19 we know the WCA hires somebody every time we  
20 have a movie to clean out all the dog poop. It  
21 just doesn't make sense to me.

22 But otherwise, my general comment is,  
23 notwithstanding the joshing I was doing with  
24 you when you walked in the door, I compliment  
25 you. I think you've handled a very difficult

1 task. You've assembled different comments from  
2 different individuals. I know I was rough in  
3 some of my comments, and I think you've handled  
4 it very well with a good balance.

5 And the example I give you is what we  
6 were just talking about. I observed on one of  
7 the other parks, we didn't have  
8 toddler-oriented playground equipment. And you  
9 smartly said, "Let's put it here next to the  
10 splash fountain that they're going to be  
11 attracted to anyway." So I compliment you.

12 And if you take out the pet fountain,  
13 I'll move that we go forward with this  
14 particular concept.

15 Oh, I should also say, I recognize -- and  
16 I say this for the benefit of all of us -- this  
17 is just conceptual. We don't have all the  
18 details. For example, we haven't talked about  
19 the particular playground equipment. We  
20 haven't talked about the landscaping. We  
21 haven't talked about the bathroom fixtures, et  
22 cetera. I realize there's some weeds out there  
23 we haven't tackled. But from a general  
24 concept, I support moving forward with this.

25 MR. CHESNEY: Okay. I mean --

1 That's why we've hired you. And I think you  
2 and staff combined can make a really good  
3 decision on what's the most -- what's the best  
4 and most economical piece of equipment for that  
5 location.

6 MR. ARGUS: Also, I would like to have it  
7 publicly discussed, so if there are residents  
8 that want to have input on specific types of  
9 equipment, they have an opportunity to do that.

10 THE CHAIR: I'm not willing to open this  
11 up to the community's vote on --

12 MR. ARGUS: I'm not saying vote. I say  
13 input.

14 THE CHAIR: Well, I think we're going to  
15 be moving beyond that really quickly.

16 MR. ARGUS: That's fine.

17 THE CHAIR: Mr. Mills.

18 MR. MILLS: We moved through this and  
19 agreed park by park to move forward. We still  
20 have the issue, and it looked like the revised  
21 numbers that I asked about last month are in  
22 fact 1.5 --

23 THE CHAIR: Yeah.

24 MR. MILLS: -- not 1.1. So we have to  
25 address that, I think, before -- either at the

1 MR. ARGUS: I will second that motion.

2 MR. ROSS: Except for the pet fountain.

3 MR. CHESNEY: Okay. Can we use --

4 MR. ARGUS: Without the pet fountain.

5 MR. CHESNEY: Mr. Chair.

6 THE CHAIR: You're going to lose this  
7 three to two at best.

8 MR. CHESNEY: Okay. I'm just saying,  
9 Mr. Chair, so are you going to set -- are we  
10 going to go park by park? Is that --

11 THE CHAIR: I think that's the logical  
12 way of doing it.

13 THE CHAIR: I was going to vote to take  
14 the splash park out. But I'll settle for the  
15 pet.

16 MR. CHESNEY: I -- okay. You know,  
17 also -- you know, my intention originally was,  
18 we would leave a lot of these aesthetic  
19 decisions to staff so we don't have to nitpick  
20 every -- what type of playground equipment it  
21 is and all that.

22 THE CHAIR: I actually agreed on the --  
23 the minor stuff, like the faucets and fixtures,  
24 but I wanted to see what the recommended play  
25 equipment was. Not that I can pick A versus B.

1 conclusion of looking at the concepts or  
2 before.

3 MR. CHESNEY: Well, let me -- I can  
4 address the budget issue. The budget -- well,  
5 Neale can address why it got screwed up. But I  
6 can address the overall budget issue.

7 MR. STRALOW: Let me -- let me say that  
8 right -- let me say that right -- I appreciate  
9 Mr. Mills looking over that spreadsheet at the  
10 last meeting. The individual park elements  
11 were correct. But there was an auto total in  
12 the spreadsheet that didn't get picked up. So  
13 that first park, this park did not get picked  
14 up in that total. I appreciate your eyes on  
15 that. And I apologize to this board that it  
16 was represented that way.

17 THE CHAIR: If we eliminate that park,  
18 we're back to one, one.

19 MR. CHESNEY: But on an overall total  
20 basis, Mr. Mills, because you weren't here at  
21 the very beginning, the entire project does  
22 still come under the 2 million anticipated  
23 value of the project. And so our original  
24 \$400,000 -- yeah.

25 MR. ARGUS: It was high.

1 MR. CHESNEY: Yeah. So we are  
2 allocating -- this year, we actually allocated  
3 more than \$400,000. But on average, we're  
4 allocating \$400,000 into it. So it's a  
5 four-year payback period. So it's still fully  
6 funded even at the current level of the current  
7 expense level.

8 MR. MILLS: My understanding from the  
9 get-go in my involvement was this was a  
10 \$1.2 million funded project, 400,000, three  
11 years.

12 MR. CHESNEY: The 400,000 is in there,  
13 just -- it's there annually until we take it  
14 out.

15 MR. ARGUS: Have in last year's budget.  
16 Well, we've had two years --

17 MR. MILLS: I understand the time line.  
18 I just seem to recall -- and I have no -- don't  
19 get me wrong, I'm not opposed to the 1.5. I  
20 just think that's a surprise that it was three  
21 \$400,000 budget cycles aimed toward 1.2 with an  
22 estimate of 1.1. That fits pretty nicely.  
23 You're talking about a fourth year of  
24 assessments.

25 MR. CHESNEY: I'm talking about before we

1 hired Neale, the numbers that we -- when we set  
2 the initial \$400,000, the -- those numbers were  
3 at 2 million. Then we hired Neale, who gave us  
4 a different set of projections.

5 MR. ARGUS: We had actually talked about  
6 five years of 400,000.

7 MR. CHESNEY: Yeah. Because we also  
8 talked about borrowing part of it.

9 MR. MILLS: Well, I'll defer to you.

10 THE CHAIR: Let me just interject. We  
11 never truly anticipated that this was a  
12 \$2 million project. And I think -- and the  
13 consensus was, there's no way we're spending \$2  
14 million dollars on this project. And you were  
15 successful in loading the last two budgets to  
16 pay for a project that the people who are  
17 paying for it may not ever get to use, and the  
18 people who are going to use it didn't have to  
19 pay for it. So if -- we've got \$800,000 in the  
20 bank. And I agree with Mr. Mills. I don't --  
21 I'm looking at this thing as I'm not going to  
22 finance anything here. We've got 800,000, and  
23 we've got another budget that should take care  
24 of this. I don't want to borrow money. Do  
25 whatever it takes.

1 MR. CHESNEY: We're not going to need to.

2 THE CHAIR: So I'm not interested in 1.5,  
3 1.6 million. That's way too high. We've  
4 already socked it to the residents with -- I  
5 can't imagine what their assessment would have  
6 been with 400,000 less in it. So we combine  
7 that with one more year of \$400,000, then the  
8 bonds fall off probably in that 2017 cycle.  
9 There should be a dramatic drop in assessments.

10 MR. CHESNEY: Okay.

11 THE CHAIR: Am I wrong?

12 MR. CHESNEY: Well, there will be. There  
13 will be regardless of the 400,000.

14 THE CHAIR: People are going to see, you  
15 know, six to \$800 off the bond side of their  
16 assessment.

17 MR. ARGUS: Only certain -- yeah --

18 THE CHAIR: On the original East side in  
19 certain portions. But the whole community, I  
20 don't know what \$400,000 equates to per home.  
21 I used to know that formula, but I can't do it  
22 anymore. My concern is -- I was looking at  
23 1.1, 1.2. But I'm -- is there a -- is there a  
24 proposal how we're going to pay for this?

25 MR. CHESNEY: Well, we have a motion.

1 MR. ROSS: If I can clarify the point of  
2 my motion. I was not looking at the dollars.  
3 I was looking at, are we as a board in general  
4 agreement this is the direction we want to go?  
5 If it turns out we don't want to pay for it, we  
6 can cut it back. But I was just looking to  
7 expedite our conversation. I wasn't trying to  
8 force a number on anybody.

9 THE CHAIR: Let's just do a straw poll.  
10 Is everybody in favor of what we're seeing  
11 conceptually, except for the proposed pet  
12 fountain?

13 MR. ROSS: Yes.

14 MR. CHESNEY: Sure.

15 MR. STRALOW: Okay.

16 MR. CHESNEY: Can we do another straw  
17 poll when we do it -- I mean, I don't know  
18 understand why we'd have a conversation if  
19 we're not going to actually go forward the  
20 project. Yeah, this is great. We hired Neil  
21 to do some nice drawings for us. I mean, we  
22 either --

23 MR. ROSS: But if it helps us get there  
24 by doing a park by park on a straw vote, at the  
25 end, we'll tackle the dollars.



1 MR. CHESNEY: Okay.  
 2 MR. STRALOW: Mr. Chair, could you run  
 3 the laptop, just to arrow down..  
 4 MR. ARGUS: So let's go back. Do we  
 5 still have a motion on the floor?  
 6 MR. ROSS: I'll withdraw the motion.  
 7 I'll withdraw the motion.  
 8 THE CHAIR: We're just going to do a  
 9 conceptual.  
 10 MR. ARGUS: Okay.  
 11 MR. STRALOW: Baybridge Park, included in  
 12 this was a renovation of playground structures  
 13 by replacing the playground structures, new  
 14 canvas over top. The gray is showing  
 15 surfacing. Again, a rubberized surfacing.  
 16 Renovation of bathroom for ADA, as previously  
 17 discussed.  
 18 The gray sidewalk connection trail,  
 19 connection to the left-hand side between  
 20 shelters is an attempt to direct bicycle users  
 21 away from the through movement under the  
 22 primary structure. So it will be circling  
 23 around the restroom, and that will be further  
 24 disrupted with extension of aluminum picket  
 25 fencing on both the north and south sides of

1 that structure. So there will be gates, an  
 2 additional gate, and that will prevent the ease  
 3 of use of a bicyclist driving through that  
 4 picnic table area where they're not intended.  
 5 Part of this -- in this location is a  
 6 mill and resurface and restriping of asphalt,  
 7 paving both on this and Glenclyff. And new  
 8 equipment that I have some detailed sheets  
 9 after these three layout plans.  
 10 MS. WHYTE: Drainage?  
 11 MR. STRALOW: I'm sorry?  
 12 MS. WHYTE: Was there drainage included  
 13 in the field as well?  
 14 MR. STRALOW: Part of the issue of  
 15 standing water in this location has been  
 16 experienced in the last couple of months, both  
 17 under drain of stone under the playground  
 18 surface and some grading modification to the  
 19 existing collector swales.  
 20 THE CHAIR: Mr. Argus.  
 21 MR. ARGUS: Three specific areas of  
 22 question. The shade structures, are they going  
 23 to be the same height, or are we proposing to  
 24 elevate them some?  
 25 MR. STRALOW: The play structures are --

1 the heights are going to be the same.  
 2 MR. ARGUS: The shade structures --  
 3 MR. STRALOW: The shade structures --  
 4 MR. ARGUS: -- over the --  
 5 MR. STRALOW: -- are going to be the  
 6 same. The playground equipment under them is  
 7 going to be shorter.  
 8 MR. ARGUS: Okay.  
 9 MR. STRALOW: We're going to increase the  
 10 gap between the shades structure and the  
 11 playground equipment.  
 12 MR. ARGUS: Okay. And looking through  
 13 the cost estimates, there are two -- the camera  
 14 system was listed on the two separate line  
 15 items. Are we getting two different camera  
 16 systems here?  
 17 MR. STRALOW: No, sir. They should be --  
 18 MR. ARGUS: It was near the top and near  
 19 the bottom. One was with the -- I think the  
 20 grading and general site work, and the other  
 21 one was like second or third from the bottom.  
 22 The third question I have is, by the gray  
 23 sidewalk, the new sidewalk going in, you have  
 24 the darker rectangle, which is the existing  
 25 restrooms.

1 MR. STRALOW: Yes.  
 2 MR. ARGUS: And you have a little arrow  
 3 just below that same proposed dog fountain.  
 4 MR. STRALOW: Yes.  
 5 MR. ARGUS: And then you come down  
 6 another 30 feet or so and you have a second dog  
 7 fountain. Why do we need two dog fountains in  
 8 the park?  
 9 MR. STRALOW: It should have been a  
 10 removal of the lower one. There was a request  
 11 to move the pet fountain closer to the  
 12 restroom --  
 13 MR. ARGUS: Okay.  
 14 MR. STRALOW: -- into that open -- into  
 15 that open area. There's only one.  
 16 MR. ARGUS: To follow that request, I  
 17 request we remove it totally from the park, so  
 18 we have zero. My recommendation is zero dog  
 19 fountains in this park.  
 20 THE CHAIR: I would agree.  
 21 Mr. Ross.  
 22 MR. ROSS: In my notes, I have the same  
 23 thing, remove the pet fountains. So to make  
 24 sure I understood the comment about the shade  
 25 structure, my concern was, it's so close to

1 that building that some creative kid could  
2 climb up on the structure and use that as a  
3 jumping-off point onto the shades. We  
4 previously had a problem with kids climbing up  
5 there. So just be mindful that we're not  
6 unintentionally facilitating this.

7 MR. STRALOW: The intent of this was to  
8 use the existing pole locations and put new  
9 canvas on them, not move them. And try and  
10 limit the height of the playground's equipment.

11 MR. ROSS: I'm sure you'll figure it out.  
12 I was just doing issue identification there.

13 MS. WHYTE: Mr. Ross, just to clarify,  
14 it's a good distance away. They're jumping  
15 from the equipment.

16 MR. ROSS: I also had in my notes that  
17 someplace on here there was some lattice work.  
18 And I was going to advocate, if it's wood  
19 lattice work, to get rid of it. It's going to  
20 be a maintenance problem.

21 MR. STRALOW: If you see the half-moon  
22 white --

23 THE CHAIR: It's already there.

24 MR. ROSS: Okay. I was just giving you  
25 my two cents. And also I suggested we find a

1 place to put some bike racks. And the idea I  
2 had was maybe that little concrete cutout  
3 that's up near the parking lot in the upper  
4 right.

5 MR. STRALOW: And that is a bike parking  
6 area along that upper right.

7 MR. ROSS: Oh, it is bike parking?

8 MR. STRALOW: Yes.

9 MR. ROSS: Okay. That was my comments.

10 THE CHAIR: You had other comment, ma'am?

11 MS. ARCHER: Yes. Is there still a -- I  
12 just can't read. Are there still swings on  
13 the --

14 MR. STRALOW: Yes.

15 MS. ARCHER: And the live oak tree is  
16 still there.

17 MR. STRALOW: Yes.

18 MS. ARCHER: Okay. I just couldn't see.

19 THE CHAIR: All right. Any other issues,  
20 other than -- oh, I'm sorry.

21 MR. NEYLAN: I just had a question  
22 about --

23 THE REPORTER: What's your name, please?

24 MR. NEYLAN: Pat Neylan.

25 THE REPORTER: Neylan?

1 MR. NEYLAN: Pat Neylan, N-e-y-l-a-n.

2 THE REPORTER: Thank you.

3 MR. NEYLAN: There's just the one gate to  
4 get out of the park to get to Linebaugh  
5 underneath the tunnel?

6 MR. STRALOW: Yes. The existing gate  
7 is --

8 MR. NEYLAN: Is there any thought  
9 considering of not having it, and having an  
10 area that there was no gate, so a person riding  
11 the bike, is out riding the bike, so you ain't  
12 got to stop, push open the gate, push your bike  
13 through, close the gate? Is there any  
14 consideration for maybe -- was that ever  
15 considered?

16 MR. STRALOW: It was not considered in  
17 the discussions that we had into this concept.  
18 The only item that, as I mentioned, there was  
19 some through bike movement under the shelter --

20 MR. NEYLAN: Okay.

21 MR. STRALOW: -- that was desired not to  
22 occur.

23 THE CHAIR: Mr. Argus.

24 MR. ARGUS: Go ahead.

25 MS. ARCHER: I would just say, please,

1 no. Please leave it -- lock the children in as  
2 much as possible.

3 MR. ARGUS: To that, it looks like we  
4 have a fence going in around the -- a new fence  
5 maybe going in around part of the play  
6 structure. My question is, why didn't it go  
7 all the way around the play structure area? It  
8 looks like it goes --

9 MR. STRALOW: There's new fencing,  
10 Mr. Argus, shown both on the north and south  
11 side of the -- of that main shelter. It  
12 connects into an existing aluminum picket fence  
13 and dies off into the existing tree area.

14 MR. ARGUS: It's --

15 MR. STRALOW: That one.

16 MR. ARGUS: That one.

17 MR. STRALOW: And then to the north side  
18 as well, an L shaped.

19 MR. ARGUS: Coming around and it stops.  
20 What about down the --

21 MR. STRALOW: Because the --

22 MR. ARGUS: Parallel to the exercise  
23 equipment and then along Linebaugh?

24 MR. STRALOW: Well, the existing use is  
25 for play to go across that seven-foot to the

1 other stations.  
 2 MR. ARGUS: Okay.  
 3 MR. STRALOW: And the intent is that you  
 4 would be directing bicycle traffic the other  
 5 way. We hadn't heard that it was a limitation  
 6 to fence in the entire playground. It really  
 7 was only to try and correct some bicycle  
 8 movement.  
 9 MR. ARGUS: So the fence that goes across  
 10 the sidewalk by the pavilion, the existing  
 11 pavilion, that's to stop the bicyclist from  
 12 using that.  
 13 MR. STRALOW: It'll be -- yes. It will be a  
 14 another gate to --  
 15 MR. ARGUS: Can we move it back down  
 16 closer to where -- the Y to make it obvious  
 17 they're not going to go through the gate,  
 18 they go over to the new sidewalk?  
 19 MS. WHYTE: Down here.  
 20 MR. STRALOW: We could.  
 21 MR. ARGUS: Okay.  
 22 MR. STRALOW: It's -- we could. I  
 23 thought it worked well in that location.  
 24 MR. ARGUS: Yeah.  
 25 THE CHAIR: Neale, what would -- how many

1 square -- or how many linear feet would we need  
 2 to add in terms of fencing to totally encompass  
 3 the play area?  
 4 MR. STRALOW: Sort of that brown area?  
 5 THE CHAIR: The brown or gray area.  
 6 MR. STRALOW: The internal area of that  
 7 sidewalk?  
 8 THE CHAIR: Yes. I guess you'd have to  
 9 wrap in the exercise equipment as well,  
 10 wouldn't you.  
 11 MR. STRALOW: Well, you would be -- you  
 12 would be across that. You would have to put  
 13 gates in --  
 14 THE CHAIR: Sidewalk.  
 15 MR. STRALOW: -- or you would keep the  
 16 fence on the inside --  
 17 THE CHAIR: Right.  
 18 MR. STRALOW: -- and put a couple gates  
 19 there. I don't have that number. But it's --  
 20 half of it is already fenced.  
 21 THE CHAIR: Yeah.  
 22 MS. WHYTE: More than half. More than  
 23 half.  
 24 THE CHAIR: Right.  
 25 MS. WHYTE: The exercise equipment is

1 fenced in and it has a gate, so it is separated  
 2 from that area.  
 3 THE CHAIR: There's a sidewalk between  
 4 the play structure --  
 5 MS. WHYTE: That's right.  
 6 THE CHAIR: -- and the fencing.  
 7 MS. WHYTE: That's correct. So you could  
 8 just tie in a gate at the top.  
 9 MR. STRALOW: And then do the bottom.  
 10 MS. WHYTE: Do a bottom on that side and  
 11 then tie into the existing on the left side  
 12 where the --  
 13 MR. STRALOW: And then, that way, it  
 14 would be fenced off.  
 15 MS. WHYTE: That way, it'll be completely  
 16 closed. It's not that big of an area, because  
 17 most of it is already closed in.  
 18 THE CHAIR: Mr. Ross.  
 19 MR. ROSS: Well, plus, the exercise  
 20 equipment really isn't oriented for play  
 21 equipment. It's true exercise equipment. It's  
 22 a different use. So I -- I like it that it's  
 23 separately fenced and not grouped with the  
 24 other part.  
 25 MR. ARGUS: Right.

1 THE CHAIR: Well, I'm not looking to  
 2 increase the costs here, but we've heard it  
 3 from at least one resident today about -- I've  
 4 also seen that in a lot of other parks where  
 5 the small -- the younger children play areas  
 6 are completely enclosed. It gives some level  
 7 of comfort to the parents.  
 8 MR. ROSS: And I favor that part. I was  
 9 just talking about connecting it with the  
 10 exercise equipment.  
 11 MR. STRALOW: I can bring -- I can bring  
 12 back a number on that.  
 13 THE CHAIR: I think you're right. You  
 14 would drop gates at the sidewalk.  
 15 MR. STRALOW: I can bring back a number  
 16 on that. But it would functionally be a gate  
 17 along the south end, both of those, and a  
 18 segment to link it off.  
 19 MR. ARGUS: It wouldn't be more expensive  
 20 than the three dog water fountains.  
 21 MS. WHYTE: Yes, it is. You'd have to do  
 22 it at the bottom.  
 23 MR. STRALOW: Yeah. That length along  
 24 the bottom, and a fence, a gate, a gate, and  
 25 along the bottom, and tie it off into the

1 landscape.  
 2 MS. WHYTE: Tie it off into this over  
 3 here.  
 4 MR. STRALOW: Yeah.  
 5 THE CHAIR: All right. Any other --  
 6 Mr. Mills?  
 7 MR. MILLS: Quick question. On the  
 8 picket fence, there's no points or --  
 9 MR. STRALOW: No. This is a rail --  
 10 MR. MILLS: Okay.  
 11 MR. STRALOW: -- with aluminum picket  
 12 that's existing. We're just matching.  
 13 THE CHAIR: Yes, ma'am.  
 14 MS. ARCHER: So I would be in favor of  
 15 everything you the guys said about the fence.  
 16 Because right now, my three-year-old -- my  
 17 two-year-old son likes to run and go into the  
 18 exercise equipment and also dart across all of  
 19 that path, because there's no fencing there to  
 20 lock him in. So if you closed that gate there,  
 21 that would be great.  
 22 THE CHAIR: Any other comments on this  
 23 park? Ready for the next one, Neale.  
 24 MR. STRALOW: Yeah. Thank you.  
 25 Glenciff is your larger recreational facility

1 with open field. At the last meeting, we were  
 2 requested to do -- look at downsizing the sport  
 3 court, the basketball court, into half court  
 4 locations and increasing the amount of open  
 5 space that's in between that and the other  
 6 athletic field.  
 7 And so that's what this plan represents,  
 8 two half courts located along the south parking  
 9 area. Active field use, that would be regraded  
 10 on the main, large, competitive field or larger  
 11 field. And then replacement of the baseball  
 12 infield with a sport field where the baseball  
 13 location was at.  
 14 In addition, again, this is replacement  
 15 of canvas in existing locations, new equipment,  
 16 rubberized surface, renovation of -- interior  
 17 renovation of restroom elements. There's also  
 18 a gazebo structure. That's that brown gazebo  
 19 structure by the playground that a roof is  
 20 needed on that we've added into this as well.  
 21 MR. CHESNEY: We did remove the fencing  
 22 right from that?  
 23 MR. NEYLAN: We removed all the fencing  
 24 around the fields. We did include some metal  
 25 bollards by the Glenciff Circle access point

1 to try and segment off the sidewalk and parking  
 2 that comes into adjacency to the sidewalks  
 3 coming onto the property, just to make sure  
 4 that vehicles don't pop the curb in that  
 5 location.  
 6 MR. BARRETT: Those are those dots,  
 7 Neale?  
 8 MR. STRALOW: Yeah. Those black dots  
 9 that follow the edge of the handicap space.  
 10 MS. WHYTE: Right up here.  
 11 THE CHAIR: Comment?  
 12 MR. LEWIS: Matt Lewis, L-e-w-i-s.  
 13 THE REPORTER: Thank you.  
 14 MR. LEWIS: In an effort -- I apologize.  
 15 I wasn't able to make the last few meetings.  
 16 But the -- in effort -- I know there's been  
 17 some discussion about the basketball courts.  
 18 But in an effort to not eliminate any further  
 19 amenities, have you considered, instead of  
 20 making it to two half courts, keeping it one  
 21 orientated sort of east/west and maybe turning  
 22 the other one 90 degrees, north/south? Because  
 23 it looks to me you may have enough room to do  
 24 that.  
 25 MR. STRALOW: If that amount of tread is

1 usable as a full court. The direction -- and,  
 2 previously, it was a two court scenario, just  
 3 replacing it, moving it somewhere else on site.  
 4 But the --  
 5 THE CHAIR: Where is the old drawing?  
 6 MR. STRALOW: I don't know if I have that  
 7 loaded in this presentation.  
 8 MR. LEWIS: Because I know there was some  
 9 comments -- and I coach, and two of my kids  
 10 play soccer. And I know the comment was made,  
 11 you know, this new, smaller proposed field for  
 12 the younger ones, there's not a lot of boundary  
 13 or buffer space between the two. But I  
 14 personally think if you maybe just orientated  
 15 one 90 degrees, you might have enough of a  
 16 buffer --  
 17 MR. STRALOW: You could do -- part of the  
 18 conversation was about age group of the use.  
 19 And, certainly, I think that this could fit  
 20 with an east/west orientation, a full court.  
 21 It is the approximate size of a full court. So  
 22 it certainly would fit there. And it's really  
 23 at the direction of the --  
 24 MR. LEWIS: Right. I was actually in  
 25 favor of keeping both full-size courts --

1 MR. STRALOW: I understand.  
 2 MR. LEWIS: -- just with no --  
 3 THE CHAIR: All right. Any comments on  
 4 this?  
 5 MR. ARGUS: Yeah.  
 6 THE CHAIR: Mr. Argus.  
 7 MR. ARGUS: You mentioned talking that  
 8 the fence has been eliminated around the soccer  
 9 field. But if I look at the cost estimate for  
 10 Glenciff item number F is \$21,500 for a  
 11 chain-link fence around the soccer field.  
 12 MR. STRALOW: I'm sorry, Mr. Argus.  
 13 MR. BARRETT: There's your Baybridge Park  
 14 fence.  
 15 MR. STRALOW: I'm sorry. That should  
 16 have been moved.  
 17 MR. ARGUS: Okay. No problem.  
 18 MS. WHYTE: But fencing still around the  
 19 playground. Correct?  
 20 MR. STRALOW: Yes. There was an aluminum  
 21 picket in that play area.  
 22 THE CHAIR: Mr. Ross.  
 23 MR. ROSS: We have here a masonry sign in  
 24 the lower left. Why is it a masonry sign  
 25 versus our typical brick?

1 THE CHAIR: That's the existing sign.  
 2 MR. STRALOW: That's an existing --  
 3 MR. ROSS: Oh, is that the existing sign?  
 4 That's just me working through it. Again, I  
 5 would be in favor of no pet fountain here. I  
 6 think we don't want pets running through the  
 7 soccer field. And then I -- I counted up, I  
 8 drove by this park seven different times in the  
 9 past month, and there was nobody playing  
 10 full-court basketball. These are all afternoon  
 11 drive-throughs, but at least half of the  
 12 time --  
 13 THE CHAIR: The kids are in school.  
 14 MR. ROSS: No. I purposefully waited  
 15 till after school was out. And at least half  
 16 the time, the kids were using it for  
 17 non-basketball purposes, either to roller skate  
 18 on or play some kind of ball game, like maybe  
 19 foursquare or something.  
 20 MR. ARGUS: Or paint graffiti.  
 21 MR. ROSS: Not graffiti. But maybe  
 22 should we have some active pad where the kids  
 23 can do that kind of stuff? Just throw it out.  
 24 THE CHAIR: The WCA has that.  
 25 MR. ARGUS: Where?

1 MR. ROSS: Otherwise, I have no other  
 2 comments.  
 3 THE CHAIR: I'm going to throw my two  
 4 cents in at this stage. I will not vote for  
 5 the half courts. I think it's -- in my eyes,  
 6 it is absolutely absurd to cut out the two  
 7 existing full courts. So I'm going back to the  
 8 original proposal with the no fencing and the  
 9 other changes that you're seeing here.  
 10 MR. ARGUS: Instead of the two half  
 11 courts, since it's the same square footage as  
 12 having one court, just reorient it as a single  
 13 full court? Would that suffice?  
 14 THE CHAIR: Why? It's going to look like  
 15 that.  
 16 MS. WHYTE: That's a half court.  
 17 THE CHAIR: We don't need that much green  
 18 space. Why are we talking away basketball  
 19 courts?  
 20 MR. ARGUS: I would agree with that.  
 21 THE CHAIR: The whole thing is green.  
 22 I -- contrary to that, I think if you -- if  
 23 everybody in the room leaves this meeting and  
 24 goes to the basketball courts, I think you'll  
 25 see a ton of people on them. Because I had the

1 exact opposite experience. I've been looking  
 2 at it every time I come back there.  
 3 MR. ARGUS: Yeah. Every time I go by --  
 4 THE CHAIR: And this weekend, there were  
 5 more people on the basketball court than there  
 6 were on the soccer field. And the soccer games  
 7 are wrapping up. I was floored.  
 8 MR. CHESNEY: I've never seen anyone play  
 9 basketball there.  
 10 THE CHAIR: Are you kidding me?  
 11 MR. CHESNEY: I don't go there to see  
 12 anyone play basketball.  
 13 THE CHAIR: I've never played basketball  
 14 on that court. But the people are using it.  
 15 And we heard from Mr. Barrett and others,  
 16 that's what the teenagers need. That's the  
 17 only thing they've got.  
 18 MR. ROSS: Well, just to be clear, we do  
 19 have the rec center over there. And two out of  
 20 seven days, it's available for full-court play.  
 21 THE CHAIR: There is significant dispute  
 22 as to whether that's actually available.  
 23 MR. ROSS: I went there in person --  
 24 MR. CHESNEY: I'm going to buy Emma a  
 25 basketball court hoop, so she's covered.

1 MR. ROSS: -- and talked to the manager.  
 2 One particular time slot, I forget when it is,  
 3 is available for free play. Then there's  
 4 another time slot that's league play. You do  
 5 have to be in a league. But both of those  
 6 times, it's available for full-court play.  
 7 MR. ARGUS: But that's existing. And  
 8 what I'm hearing is, we have a lot of people  
 9 using both of the courts now. So, yeah, I'd  
 10 support both courts.  
 11 THE CHAIR: The only justification I've  
 12 heard for removing -- going from full courts to  
 13 half courts is because they don't like, A, the  
 14 people that are playing there, and, B, they  
 15 don't want to hear cuss words with their kids  
 16 on a Saturday morning soccer game. That's  
 17 irresponsible. Those are just -- you can't  
 18 justify cutting out amenities for those  
 19 reasons. I can't. You guys can make up your  
 20 own decisions, but it just does not float in my  
 21 book.  
 22 MR. ARGUS: And we have a policy to some  
 23 extent of not cutting amenities, so, yeah, that  
 24 makes sense to keep the two courts.  
 25 MR. CHESNEY: Well, why don't we do the

1 straw poll thing --  
 2 THE CHAIR: Absolutely.  
 3 MR. CHESNEY: -- on this particular  
 4 issue, because, I mean -- so we have the half  
 5 court.  
 6 THE CHAIR: The half court is, I think  
 7 the only issue.  
 8 MR. CHESNEY: Right. I'm support --  
 9 well, I'll let you -- you're more eloquent than  
 10 I am.  
 11 MR. ROSS: I'm not. But at some point,  
 12 we're going to get into the issue of dollars  
 13 and cents. And I have a lack of understanding  
 14 as to what's the cost difference if what we go  
 15 from what we have --  
 16 MR. STRALOW: It's about -- it's double  
 17 of what was shown here, so 55,000 to 110.  
 18 There was 21,000 in that other phantom line  
 19 item that was there.  
 20 MR. ROSS: So if we kept the two existing  
 21 courts.  
 22 MR. STRALOW: If you're going to build  
 23 two new courts in that location, it's going to  
 24 be 110.  
 25 MR. ROSS: What if we just kept the

1 existing two courts and resurfaced them or  
 2 something? Do we get some significant savings?  
 3 THE CHAIR: That won't work, because the  
 4 courts are located here.  
 5 MR. CHESNEY: That won't work.  
 6 MR. ROSS: I'm just asking.  
 7 MR. CHESNEY: So it's 55 to 110. Which  
 8 is last week -- month, we had talked about  
 9 this, about -- you had specifically --  
 10 MR. ARGUS: Asked for the price.  
 11 MR. CHESNEY: Yeah, 55.  
 12 THE CHAIR: While you're thinking about  
 13 this, can I ask a question?  
 14 MR. STRALOW: Yes.  
 15 THE CHAIR: Ballpark, what would it cost  
 16 to take this smaller field and turn it into an  
 17 artificial turf field?  
 18 MS. WHYTE: I asked that question.  
 19 MR. STRALOW: You're probably in a couple  
 20 hundred thousand to half a million.  
 21 THE CHAIR: That much?  
 22 MR. STRALOW: Yeah.  
 23 MS. WHYTE: I asked those questions.  
 24 MR. ARGUS: How much is the small field?  
 25 MS. WHYTE: It's 2,200.

1 THE CHAIR: 130 by 220.  
 2 MR. STRALOW: It's sodding.  
 3 MS. WHYTE: I asked the same question for  
 4 drainage.  
 5 MR. LEWIS: Can I ask a question? Why  
 6 could you not leave the courts, the existing  
 7 courts, in the existing location? What was the  
 8 reason there?  
 9 THE CHAIR: Because all this other  
 10 equipment is going in there. We've got to  
 11 rearrange everything beside it.  
 12 MR. STRALOW: There was a desire to --  
 13 THE CHAIR: The current basketball court,  
 14 the baseball is in here.  
 15 MR. STRALOW: Right. And right where the  
 16 trees and open play are is where the existing  
 17 courts are.  
 18 THE CHAIR: On this side.  
 19 MR. ARGUS: Yeah. Where the trees are.  
 20 MR. LEWIS: They're basically where the  
 21 trees are. Right?  
 22 MR. STRALOW: Yes.  
 23 MR. LEWIS: Okay.  
 24 MR. STRALOW: And there was a desire to  
 25 separate that basketball use from --

1 MS. WHYTE: The playground.  
2 MR. STRALOW: -- the playground user age  
3 groups. Right. The only place that really  
4 made sense was to the south. And there was a  
5 desire for more active field play.

6 THE CHAIR: Mr. Argus.

7 MR. ARGUS: So if we were to leave the  
8 existing basketball courts or maybe refurbish  
9 them, there may be a drainage issue there?  
10 That wouldn't be a hundred thousand dollars,  
11 would it?

12 MR. STRALOW: No.

13 MR. ARGUS: So the only reason we're  
14 moving the basketball courts is because of the  
15 noise or to plant some trees there? Why -- why  
16 are we spending 50 to a hundred thousand  
17 dollars to move the courts?

18 MR. STRALOW: There was a desire --  
19 stated desire was to create an open play area  
20 that is behind an aluminum picket fence that is  
21 adjacent to the playground and the restrooms.

22 MR. ARGUS: Oh, okay. I see the fence  
23 now.

24 MR. STRALOW: And so the gazebos and the  
25 restroom and the playground are encapsulated

1 within that area. That's why the basketball  
2 court was shifted originally.

3 MR. ARGUS: So we could leave the  
4 basketball courts where they are and move the  
5 play structures where the half courts are, the  
6 open play structure, or play field?

7 MR. MILLS: Then you're separating the  
8 two kids playground areas.

9 MR. CHESNEY: Keep in mind, we go back  
10 from the very beginning, Neale spent time with  
11 each and every one of us to try to merge all of  
12 our thoughts kind of together. So, I mean, to  
13 go back and completely restructure what he's  
14 done is --

15 MR. ARGUS: I'm not trying to do that.  
16 I'm trying to save a hundred thousand dollars.

17 MR. CHESNEY: -- unnecessary.

18 THE CHAIR: Mr. Mills.

19 MR. MILLS: So my recollection is, last  
20 month, I raised the issue of going half courts,  
21 and it did not pass. I would -- I would give  
22 on that to go back to full courts, but I would  
23 subscribe to keeping them where they are on  
24 this proposal rather than where they are  
25 currently. I think it does accomplish the

1 separation of age activities, which is one of  
2 the things I hear we're looking for. And keeps  
3 the play area and the play structures together,  
4 which seems to make sense.

5 The only issue we keep coming back to,  
6 right, is the soccer folks have a concern about  
7 the people on the basketball courts on Saturday  
8 mornings. Absent of that, without that issue,  
9 this whole thing makes perfect sense whether  
10 you do half courts or full courts.

11 MR. CHESNEY: Well, are you talking about  
12 one full court or two full courts?

13 MR. MILLS: I believe the last rendering  
14 was two full courts.

15 MR. STRALOW: It's just the -- yes.

16 MR. CHESNEY: Well, two full courts  
17 narrowed the area next to the activity field.

18 MR. MILLS: Right.

19 MR. LEWIS: I'm sorry. That's why I had  
20 mentioned maybe rotating one to gain some space  
21 in between and just a consideration. If you  
22 orientate one the other way, you'd gain --

23 MR. MILLS: Still saves us the 55,000.

24 MS. WHYTE: Could we do three full --  
25 three-and-a-half courts?

1 MR. CHESNEY: You could do one full  
2 court.

3 MR. MILLS: For the same price as two  
4 halves.

5 MR. CHESNEY: I'd be happy with one full  
6 court.

7 MS. WHYTE: Just to the north of that.

8 MR. CHESNEY: Can we do a little straw  
9 poll here?

10 THE CHAIR: I'm hearing three different  
11 proposals.

12 MR. CHESNEY: So we have -- I'm okay with  
13 one full court or two half courts or no court.

14 MR. ROSS: What would the location be?

15 MR. CHESNEY: Like this -- I mean, to  
16 restructure this, to me, just seems silly. I  
17 mean, we're way down that path.

18 THE CHAIR: Design time is cheap in the  
19 overall scheme of things. He'll have to  
20 resubmit his invoice, but --

21 MR. STRALOW: I've been cheap.

22 THE CHAIR: I hear what you're saying on  
23 leaving the basketball courts where they are.  
24 What would we use this space for? I guess I  
25 need to know, is it intended that this open --

1 this is fenced in. Correct?  
 2 MR. STRALOW: Yes.  
 3 THE CHAIR: I understand that's intended  
 4 -- the younger children will be playing in this  
 5 area as well?  
 6 MR. STRALOW: Right.  
 7 THE CHAIR: And if you were going to put  
 8 an open fenced-in area here, the fencing would  
 9 be tremendously expensive, and you'd have a  
 10 great distance from that play area to here. So  
 11 what are we going to use this space for? Build  
 12 another half court?  
 13 Mr. Ross.  
 14 MR. ROSS: If it made a lot of cost  
 15 savings to keep a full court over here, we  
 16 could conceivably just leave that undesignated.  
 17 Who knows what it's going to be in the future.  
 18 I mean, maybe we want to -- some kind of  
 19 skateboard park or a game court, like I  
 20 mentioned before. Maybe --  
 21 MR. CHESNEY: Bocce ball --  
 22 MR. ROSS: -- Bocce ball or volleyball or  
 23 whatever. We don't have to put something  
 24 there.  
 25 MR. ARGUS: I understand cricket players

1 are using the fields.  
 2 THE CHAIR: Yes. I like -- and, again,  
 3 I'm going back to this drawing that has the  
 4 full courts. Can't really see it, but --  
 5 MR. CHESNEY: Can I have my drawing back?  
 6 THE CHAIR: Yeah. Take my prop down.  
 7 Double full courts on this right-hand side, I  
 8 think -- for two reasons I think we should put  
 9 the basketball courts over here. First, I  
 10 think that will be a dramatic change to the  
 11 park. That will have the wow factor. No pun  
 12 intended, Mr. Barrett.  
 13 And, also, it accomplishes the purpose of  
 14 someone isolating the basketball courts.  
 15 Because the people who are playing basketball  
 16 are not the people who have little kids playing  
 17 in the little play area.  
 18 And it also gives some level of buffer  
 19 from the basketball courts to what I'm going to  
 20 call the main soccer areas. It just --  
 21 separate parking. Basketball courts at this  
 22 end will free up more parking on this side. I  
 23 just think leaving it over here -- and, again,  
 24 everybody knows I'm in favor of two full courts  
 25 over there.

1 MR. CHESNEY: So why don't we break it  
 2 down. Does anyone -- I don't hear anyone  
 3 saying they want to move the courts -- or keep  
 4 the courts in the same place.  
 5 THE CHAIR: It's been tossed around.  
 6 MR. ARGUS: I was an advocate of that.  
 7 I'm still thinking about that.  
 8 MR. CHESNEY: Well, why don't you break  
 9 that down. I think there would be a straw poll  
 10 on that. Then we can move to what kind of  
 11 courts we have there. So, I mean, who  
 12 advocates keeping it where it is now?  
 13 MR. ARGUS: I would.  
 14 MR. CHESNEY: One. And every -- and so  
 15 four to move it.  
 16 MR. ARGUS: Okay.  
 17 MR. CHESNEY: Okay. So now it just gets  
 18 down to what we want there. I don't hear  
 19 anyone other than myself say no courts.  
 20 MR. MILLS: You're correct.  
 21 MR. CHESNEY: So two half courts, who  
 22 would -- well, how about having two full  
 23 courts? Who would propose having two full  
 24 courts. Two. Okay. Who would propose two  
 25 half courts or one full court? Brian?

1 MR. ROSS: I'm sorry. I got distracted  
 2 with this note that was handed to me. I  
 3 apologize.  
 4 THE CHAIR: Okay. Two full courts --  
 5 MR. CHESNEY: Or one-half court.  
 6 THE CHAIR: Two full courts or two half  
 7 courts.  
 8 MR. CHESNEY: Yeah. One full court or  
 9 two half courts.  
 10 THE CHAIR: No.  
 11 MR. CHESNEY: Did I say it wrong again?  
 12 I'm sorry. I'm getting too old for this.  
 13 MS. WHYTE: That or full.  
 14 MR. MILLS: Two full or two halves or a  
 15 full.  
 16 MR. CHESNEY: Yes. That's what I'm  
 17 trying to say.  
 18 MR. ROSS: I can go with a full court.  
 19 MR. CHESNEY: So that's three to two. So  
 20 we have --  
 21 THE CHAIR: Just to clarify, one full  
 22 court over here?  
 23 MR. CHESNEY: Let's break it down  
 24 farther. Do you want it to be a full or a  
 25 half? Raise your hand if you want a full



1 versus a half. Do you see how we broke that  
 2 down? Okay. So it was four to one moving it.  
 3 Okay. Then we went to single court.  
 4 MR. ARGUS: No. I'm not convinced of  
 5 that --  
 6 MR. CHESNEY: Okay.  
 7 MR. ARGUS: -- because a member was  
 8 temporarily distracted when we were talking  
 9 about the two courts down there. So I'm not  
 10 convinced that count is right.  
 11 MR. CHESNEY: Okay. I'll go back to --  
 12 MR. ARGUS: Thank you.  
 13 MR. CHESNEY: We're at the point where we  
 14 said we're going to move the court, and it's  
 15 going to be either two half courts or one full  
 16 court. Okay.  
 17 MR. ROSS: And I said one full court over  
 18 two halves.  
 19 MR. ARGUS: Would you support two full  
 20 courts over one full court?  
 21 MR. CHESNEY: That was the first part.  
 22 MR. ARGUS: That was the first part,  
 23 which we have --  
 24 MR. ROSS: What does everybody else say?  
 25 I don't feel strongly about it.

1 THE CHAIR: You're the deciding vote.  
 2 MR. ROSS: Which way?  
 3 MR. CHESNEY: We voted for one full court  
 4 or two half courts.  
 5 MR. ARGUS: Mark and I voted for two full  
 6 courts.  
 7 MR. ROSS: And you said one full court?  
 8 MR. MILLS: One full or two halves.  
 9 MR. CHESNEY: Yeah.  
 10 MR. ROSS: And you said --  
 11 MR. CHESNEY: One full or two halves.  
 12 MR. ROSS: -- one full or two halves.  
 13 MR. MILLS: So that footprint right  
 14 there --  
 15 MR. CHESNEY: It would be this footprint,  
 16 yes.  
 17 MR. ROSS: And if we added a second full  
 18 court, it's going to compromise the size of the  
 19 active field?  
 20 MR. ARGUS: No.  
 21 THE CHAIR: It's in that drawing right  
 22 there.  
 23 MR. STRALOW: It will be -- it will be  
 24 closer, but --  
 25 MR. CHESNEY: It will be closer.

1 MS. WHYTE: Still within the boundaries  
 2 of the 20 feet. Right?  
 3 MR. STRALOW: Yes.  
 4 MR. ROSS: (Inaudible) build one full  
 5 court, build two full courts. I say two full  
 6 courts.  
 7 MR. BARRETT: Why would anybody want to  
 8 take anything away, though? That's my  
 9 question.  
 10 THE CHAIR: So we have three votes.  
 11 MR. CHESNEY: Now, that's three. Okay.  
 12 MR. STRALOW: Two full courts.  
 13 MR. ROSS: The community wins.  
 14 MR. BARRETT: Who were in favor of the  
 15 two full courts? You utterly confused me.  
 16 THE CHAIR: Two full courts, Argus, Ross,  
 17 and Ragusa.  
 18 MR. BARRETT: Thank you.  
 19 MR. MILLS: So that is \$55,000 to the --  
 20 MR. CHESNEY: Adds \$55,000.  
 21 MR. MILLS: -- added to what we already  
 22 have.  
 23 MR. STRALOW: There was 21 --  
 24 THE CHAIR: 21 in fencing.  
 25 MR. STRALOW: Right.

1 MR. CHESNEY: Just for that, I think we  
 2 should have pet fountains everywhere.  
 3 MR. STRALOW: Not to truncate the  
 4 conversation, but are we through this one?  
 5 MR. ARGUS: Yep.  
 6 THE CHAIR: Yes.  
 7 MR. STRALOW: I've got a few images of  
 8 the next slides of the equipment as examples.  
 9 MR. ARGUS: Before we do that, as I go  
 10 through the proposed expense list, down at the  
 11 bottom, you have some that didn't occur in any  
 12 of the parks. Are we going to talk about that  
 13 later or --  
 14 MR. STRALOW: The ones at the bottom,  
 15 replacement bike racks, replacement benches,  
 16 replacement garbage receptacles.  
 17 THE CHAIR: Mine's an older version.  
 18 MR. ARGUS: And the mile markers in  
 19 the -- I guess the sidewalks.  
 20 MR. STRALOW: Yes. All of those were  
 21 requested elements to have a budget number  
 22 attached to that would be used in different  
 23 locations.  
 24 MR. ARGUS: I would like to -- I tend to  
 25 support what you have listed there. But I

1 would like to add something to it, which would  
 2 be -- we have Mays Park, and I think that now,  
 3 while we're doing all this infrastructure and  
 4 we're working on the parks, it would be a good  
 5 time to add power and water to Mays Park. And,  
 6 specifically, the water would be for dog  
 7 drinking fountain, so that while people are  
 8 going up and down Linebaugh with the mile  
 9 markers, they have a place to water themselves  
 10 with a bottle filling station and a dog  
 11 drinking fountain.

12 MR. CHESNEY: Seems like that would cost  
 13 a lot of money.

14 MR. ARGUS: Now's the time to do it if  
 15 we're going to do it.

16 MR. MAYS: Going to let them poop on my  
 17 park, huh?

18 THE CHAIR: That would cost tens of  
 19 thousands of dollars to tap into --

20 MR. ARGUS: I would like to know at least  
 21 what the cost would be.

22 MS. WHYTE: For potential future park  
 23 enhancements?

24 THE CHAIR: It's a 60-by-20-foot parcel  
 25 of property.

1 MR. ARGUS: It gives us options down the  
 2 road.

3 THE CHAIR: The only thing that's running  
 4 through there is a big water main.

5 MR. CHESNEY: Yeah. I think it would be  
 6 expensive.

7 THE CHAIR: Holy smokes. That would be  
 8 unbelievably expensive to get water in there.  
 9 Power --

10 MR. CHESNEY: Light pole probably.

11 THE CHAIR: -- you could -- yeah, you  
 12 could figure out power, but water is --

13 MR. STRALOW: Whatever the commercial  
 14 property is to the east side.

15 THE CHAIR: It's the BayCare building.

16 MS. WHYTE: It's not ours.

17 MR. MAYS: Yeah, but they have an  
 18 electric box out there.

19 MR. STRALOW: Electric, and they probably  
 20 step down to water.

21 MR. MAYS: Same with the water.

22 THE CHAIR: It's a haul.

23 MR. STRALOW: But it's a haul, and I  
 24 don't -- I could find out.

25 THE CHAIR: A wetland --

1 MR. ARGUS: I would appreciate knowing  
 2 what the --

3 MR. STRALOW: I think all of that would  
 4 be behind back of sidewalk, back of curb.

5 THE CHAIR: There's nothing. It's a  
 6 dropoff to wetland.

7 MR. STRALOW: I could look at it and --

8 THE CHAIR: Please.

9 MR. STRALOW: -- give you a ballpark.

10 THE CHAIR: I kind of agree, but for the  
 11 cost.

12 MR. ARGUS: Well, don't know what that  
 13 is.

14 THE CHAIR: Doug Mays is quiet.

15 Sonny, sorry.

16 MS. WHYTE: Can I ask just Neale a  
 17 question regarding the parking lot? Is that on  
 18 the schedule to be resurfaced as well?

19 MR. STRALOW: Yes. It's the same, both  
 20 mill --

21 MS. WHYTE: It's the same.

22 MR. STRALOW: -- resurface --

23 MS. WHYTE: Perfect. Thank you.

24 MR. STRALOW: -- restripe.

25 MS. WHYTE: Thank you.

1 MR. STRALOW: Yes.

2 MR. CHESNEY: Go out there right now,  
 3 there's no one playing basketball.

4 THE CHAIR: Take a video and send it to  
 5 you.

6 MR. ARGUS: Well, the security out there  
 7 will tell you.

8 MR. STRALOW: So if we could flip through  
 9 a couple images. This was materials that were  
 10 used as -- that I got hard bids on, okay, to be  
 11 representative of the type of playground  
 12 structure at the level that we would be  
 13 proposing coming back. There's been discussion  
 14 about having variety, so there may be different  
 15 vendors, different colors, so that there's  
 16 uniqueness between Glenclyff and Baybridge and  
 17 the splash pad location.

18 But you can see this is a landscape form,  
 19 landscape structure that has two different age  
 20 groups. The one on the right is younger kids.  
 21 The one on the left has some climbing  
 22 capabilities. There -- you know, these come in  
 23 a lot of different colors. They're much more  
 24 interesting than some of the basing -- basic  
 25 structures that are out there and what you've

1 seen. This is -- we -- we spec the boat  
2 fest (phonetic) and Oodle.

3 THE CHAIR: Do they come in purple?

4 MR. STRALOW: There is. There is some  
5 purple. We would have to be consistent with  
6 your design guides. But there's some swings  
7 and some spinners. And all of this would be on  
8 the surfacing that would be accessible for all  
9 users. This was one example.

10 The next image is an alternative that --  
11 well, this is a blowup of that -- that larger  
12 play apparatus. You can see, you know, some  
13 mobility for different skills within it. And  
14 we'll make sure that the overall arch is low  
15 enough that it doesn't promote climbing to the  
16 canvas.

17 This is another product line that Rep  
18 Services had, as well, that was less expensive.  
19 So we looked at two different price points.  
20 And that was what we were really doing with  
21 these budget estimates is showing some examples  
22 of what -- what your dollar might get you.

23 Okay. This is more traditional. It has  
24 some form plastics, and you've seen these in  
25 different locations. Poly -- Poly Slides and

1 tunnels and some limited ladders.

2 But the idea would be is to -- what we  
3 used in the budget was the more expensive play  
4 apparatus, so that we could try and fit other  
5 vendors, other different types of products into  
6 that, and ultimately bring those back to you as  
7 a package with a bid for these individual  
8 improvements. We know that we can exceed  
9 200,000 in a direct, and these would be  
10 packaged and sequenced in a way that your  
11 playgrounds would remain operational as long as  
12 possible, and we would sequence through them in  
13 an efficient manner.

14 So if you can flip to the next.

15 MR. BARRETT: I have a question, Neale.  
16 What's the purpose of the little thumbnails in  
17 the bottom? Are those other options that --

18 MR. STRALOW: Yeah. Those are plug-ins  
19 that can be added to the different stages.  
20 What we were trying to do is, I gave the  
21 vendor, you know, a kit that -- give me a price  
22 on the basic kit and some options. You know,  
23 it's -- it's dependent upon the amount of space  
24 you have and the fall distances in between the  
25 structures really.

1 THE CHAIR: Ready for the next one?

2 MR. STRALOW: Yes.

3 So this was a different vendor. Actually  
4 it is Landscape Structures again, but a  
5 different --

6 MS. WHYTE: Same company, different --

7 MR. STRALOW: Yeah, but a different  
8 style. And Sonny had identified that. And  
9 certainly we can get a bid, a hard bid, on  
10 those types of equipments and have them as a  
11 comparison as they come forward for specific  
12 approval.

13 But, again, you're dealing with primary  
14 colors, different heights, different types of  
15 elements. Less rope in this, as a climbing  
16 apparatus.

17 THE CHAIR: I take it there's an  
18 advantage to buying more equipment from the  
19 same vendor, the same manufacturer?

20 MR. STRALOW: I think there may, if you  
21 were contracting all of it at one time. I  
22 don't think for -- that was the direction. I  
23 think that you're looking for individual --  
24 because that would -- you would have to open it  
25 up to a bid. And this way, you can take

1 individual bids from vendors on specific  
2 products. So if you were doing three different  
3 parks, all the playground structures, yeah, you  
4 might -- you might get some benefit.

5 THE CHAIR: Let me just ask, are you guys  
6 in favor of a consistent look on a playground  
7 equipment or a different look?

8 MR. ARGUS: Different looks between  
9 different age groups might be interesting.

10 THE CHAIR: Sonny.

11 MS. WHYTE: Being that I talk to parents  
12 all day long, the variety -- and Neale and I  
13 talked about this with Greg as well, the  
14 variety of different parks and different  
15 equipment, so that not every -- you know,  
16 Baybridge Park is the same as Glenclyff. So  
17 what's the enticement to go to Glenclyff Park?

18 So if you have three different types of  
19 equipment in three different parks, then, you  
20 know, you can say, "Hey, listen, tomorrow, if  
21 you're really good, we'll go to Glenclyff  
22 because that's your favorite equipment."

23 They'll all conform to some degree,  
24 color-wise and stuff. But I thought maybe  
25 different equipment at different parks, so that

1 way, not everybody just, "Well, I like  
 2 Baybridge, because I like their equipment."  
 3 You know, sort of different equipment, but in  
 4 different variety, gross motor skills, slides,  
 5 climbing apparatus.  
 6 You saw the first one. The first one is  
 7 very much to gross motor skill, versus the  
 8 little ones, who like to just climb on the  
 9 slides, and, you know, depending on which age  
 10 group you're targeting.  
 11 MR. MILLS: I would agree with the  
 12 different equipment in different parks. I  
 13 liked the look of the first set of equipment  
 14 over this one.  
 15 THE CHAIR: This look?  
 16 MR. MILLS: Yeah. It's -- it's a little  
 17 more subtle, but still kind of a -- I don't  
 18 know.  
 19 MR. MENDENHALL: What they have at the  
 20 New Tampa Rec Center. It's very popular.  
 21 MR. MILLS: This stuff?  
 22 MR. MENDENHALL: They have -- like that  
 23 first one on the left, I think they have  
 24 probably that exact one.  
 25 MR. MILLS: And all different varieties

1 of available?  
 2 MR. STRALOW: Yeah. The ropes -- the  
 3 ropes course is actually this vendor, has shown  
 4 us some. And another, Kompan, has shown us  
 5 some that are -- they're getting very, very  
 6 intricate. And it's -- I wouldn't be making  
 7 that recommendation for your parks. But, you  
 8 know, those climbing courses are becoming a  
 9 myriad of web. It's really interesting in some  
 10 of the urban areas.  
 11 MR. MILLS: To me, this looks like it  
 12 belongs in Westchase. The red stuff --  
 13 MS. WHYTE: Oh, no. The color is a  
 14 different choice. You get color -- color is  
 15 not irrelevant, because colors you choose  
 16 from --  
 17 MR. STRALOW: We're going to have to  
 18 conform.  
 19 MR. MILLS: Oh, we --  
 20 MR. STRALOW: We're going to have to  
 21 conform.  
 22 MS. WHYTE: Yeah. You have to conform to  
 23 the colors. It was just a matter of the  
 24 equipment itself.  
 25 MR. MILLS: Oh, I like both.

1 THE CHAIR: Here's what I see, though.  
 2 The difference, this, there's nowhere to stand  
 3 on any of this equipment.  
 4 MS. WHYTE: It's all climbing.  
 5 THE CHAIR: It's all climbing, which in  
 6 comparison --  
 7 MS. WHYTE: Which is what I -- yeah.  
 8 THE CHAIR: -- to this, it has plenty of  
 9 places where kids can sit and stand and do  
 10 whatever they're going to do.  
 11 MR. MILLS: Yeah. Does this come in  
 12 different colors also?  
 13 MR. STRALOW: Yes.  
 14 MR. MILLS: Okay.  
 15 MR. STRALOW: All of these are a variety.  
 16 MR. MILLS: That makes a difference.  
 17 MR. STRALOW: So the next -- next image  
 18 is another -- is, you know, this is a Kompan,  
 19 which is a Czechoslovakian product line that  
 20 has, you know, much more dramatized --  
 21 MS. WHYTE: Some cool stuff.  
 22 MR. STRALOW: -- images, you know, and  
 23 prices go up with that. We've chosen solid  
 24 surfacing around it as well.  
 25 MS. WHYTE: I mean, there's lots to

1 choose from.  
 2 MR. STRALOW: If you want to go on. This  
 3 was a question of Mr. Argus previously. This  
 4 is the bottle filling station adjacent to a  
 5 standard fountain or with a fountain included  
 6 in it. And the idea here is there's a little  
 7 digital pad in the upper right hand, and it  
 8 tells you how many bottles you're saving by  
 9 refilling. It keeps -- it keeps count, and  
 10 it's been very well received in parks that  
 11 we've put them in, in sport parks where we've  
 12 put them in. And so the idea was that each one  
 13 of the restroom facilities, that it would have  
 14 this type of fountain.  
 15 MS. WHYTE: Do -- I'm sorry. Do we need  
 16 a filter on that?  
 17 MR. STRALOW: There is a filter in that  
 18 system.  
 19 THE CHAIR: Is there a mechanism that  
 20 prevents it from being left in the on position?  
 21 MR. STRALOW: I think it's just a  
 22 pressure sensitive. I'm --  
 23 THE CHAIR: These -- I went to Alaska.  
 24 MR. STRALOW: Yeah.  
 25 THE CHAIR: In all the national parks,

1 they were everywhere, and they're really  
 2 awesome. But as I sat there, look at it, a kid  
 3 can go there in the middle of the night and  
 4 leave a bottle and let it run and run and run  
 5 and run all night. Could easily happen.  
 6 Unless there's some kind of internal mechanism  
 7 that only allows it to --  
 8 MR. STRALOW: I don't know that answer.  
 9 THE CHAIR: There's got to be a safeguard  
 10 on that.  
 11 MR. CHESNEY: You came up with that.  
 12 THE CHAIR: What's that?  
 13 MR. CHESNEY: You came up with that. You  
 14 didn't see someone doing that. You came up  
 15 with it.  
 16 THE CHAIR: No. What triggered it was,  
 17 someone had a gallon jug -- somebody had a  
 18 gallon jug and was able to get it underneath  
 19 there and fill it.  
 20 MR. CHESNEY: Oh, okay.  
 21 MR. BARRETT: He's also afraid someone's  
 22 going to climb up there and fall off and sue  
 23 the district.  
 24 THE CHAIR: To be honest with you --  
 25 MR. BARRETT: I'm just kidding.

1 THE CHAIR: -- those first structures  
 2 gave me some concern.  
 3 MR. BARRETT: I was kidding.  
 4 THE CHAIR: I'm not. And we have to be  
 5 conscious of the exposure of playground  
 6 equipment. Because I'm the guy that gets  
 7 served with process. Believe me, I understand  
 8 it.  
 9 MR. STRALOW: Next image is dog fountain.  
 10 We can skip. Yeah. That's gone. Okay. We  
 11 X'd them out. Fido is -- the last was a  
 12 request that the last coordination discussion  
 13 that I had with staff. The red box on the left  
 14 is a side of the splash pad. That's, you know,  
 15 the first park we looked at, the splash pad  
 16 park.  
 17 Another discussion was asked on the south  
 18 end -- or north end of that open green to do a  
 19 design for teen -- a teen type of element,  
 20 which was ping-pong tables. And so the next  
 21 image, that's showing you the relationship of  
 22 where that site is at.  
 23 What we looked at was concrete ping-pong  
 24 tables that would be set in a shell or maybe a  
 25 Bermuda grass, something that is -- you know,

1 will knock down the ball, but it would give a  
 2 potential for a teen activity area that -- in  
 3 this location. Concrete tables with some  
 4 benching and seating sitting around it.  
 5 MR. CHESNEY: Just so you know, it's a  
 6 concrete net. It's solid concrete.  
 7 MR. STRALOW: If you flip to the final,  
 8 there's an image of a prototype.  
 9 THE CHAIR: Which end is it -- this is  
 10 down towards the apartments or the shops.  
 11 MR. CHESNEY: Towards the shops.  
 12 MS. WHYTE: Bell tower.  
 13 MR. CHESNEY: Towards the shops.  
 14 MS. WHYTE: It's right opposite the bell  
 15 tower.  
 16 MR. STRALOW: If you move back one --  
 17 MR. CHESNEY: It's where the kids hang  
 18 out anyways.  
 19 MR. STRALOW: The tower is to your right,  
 20 the square across from New Park Road.  
 21 MR. CHESNEY: It's a little confusing,  
 22 because you're looking from a --  
 23 THE CHAIR: The shops and restaurants are  
 24 here?  
 25 MR. STRALOW: Shops are at the end of

1 that.  
 2 MR. BARRETT: That's the bell tower right  
 3 there.  
 4 MR. CHESNEY: Yes. On the right. So  
 5 this was not in there in the pricing as of yet?  
 6 MR. STRALOW: I did put a line in -- I  
 7 put it in under number one, the West Park  
 8 Village improvements, the last -- so it's  
 9 Page 2J. It's a \$30,000 -- those tables are  
 10 10,000 apiece.  
 11 MR. CHESNEY: Yeah.  
 12 MR. STRALOW: They're poured, reinforced  
 13 concrete. And there's some site work, even  
 14 though it's, you know, some sidewalk and some  
 15 shell or, I was talking with Doug, maybe it's  
 16 Bermuda grass that -- something that is  
 17 playable. You have some Bermuda in Baybridge.  
 18 MR. CHESNEY: Where we've seen this is --  
 19 I mean, obviously, the kids can bring their own  
 20 equipment. A lot of times restaurants or  
 21 local -- like Starbucks will keep paddles and  
 22 have balls there, and kids can check them out.  
 23 It's a way of good teen activities.  
 24 THE CHAIR: Why are filling stations  
 25 \$10,000? It's line item K in the proposal,

1 under Glenclyff, K.

2 MR. ARGUS: That's a combination --

3 MR. STRALOW: With the dog. That was the  
4 dog fountain in there. I had kept a \$8,000  
5 line item, because each of -- and that's heavy,  
6 because each of these are going to be --  
7 require architectural -- you're going to be  
8 tying into the building. And so you're going  
9 to -- it's more than just the \$2500 -- 2,000 --  
10 \$2500 fountain. It is making sure that the  
11 plumbing is there, the electric is there, and  
12 making sure it works.

13 THE CHAIR: For \$10,000, I can push the  
14 button and hold my water bottle and chase the  
15 spigot. That's a lot of money for water  
16 bottles.

17 MR. CHESNEY: But it might just be 2500.  
18 Might be the cost of the fountain.

19 MR. STRALOW: I tried to be conservative  
20 in these, so that we didn't have to come back  
21 and say, oh, we have architectural  
22 modifications to the restroom facilities. I  
23 could get you a tighter number on those bottle  
24 fillings. But they would be -- a couple of the  
25 buildings are brick, and I think this one was

1 probably your last item that you're looking at  
2 in order to -- in order to deliver new fields.

3 MR. CHESNEY: I don't have it in mine,  
4 because mine's old.

5 MS. WHYTE: Page number two, item line  
6 K -- J. Sorry.

7 MR. CHESNEY: There it is. J.

8 THE CHAIR: Mr. Ross.

9 MR. ROSS: I just want to generally  
10 reiterate what I said earlier. I think you've  
11 done a really top-notch job of bringing  
12 together the various comments that you've  
13 heard. I think with regard to the playground  
14 equipment, you understood that we're not  
15 looking just to retrofit what we have. We  
16 really want the current playground equipment  
17 that really will be impressive to the  
18 community.

19 I happen to agree with what Mark was  
20 alluding to earlier. I don't want to sit in a  
21 board meeting and start talking about whether  
22 we want a six-foot slide versus an eight-foot  
23 slide. I think in those details, that's more  
24 on a staff level as such. They can let us  
25 know, and we can come in and talk to them or

1 stucco at the splash pad.

2 MR. CHESNEY: The idea was to come up  
3 with a --

4 MR. STRALOW: Sure.

5 MR. CHESNEY: -- not-to-exceed price.

6 MR. STRALOW: And I agree, that's high.

7 MR. MILLS: They're going to be used to  
8 fill dog water bowls anyway.

9 THE CHAIR: Okay. So --

10 MR. STRALOW: So that was the materials  
11 that I had listed. There was a couple memos in  
12 support. There was answers to the questions  
13 and the e-mails and the individual information  
14 that had been requested. And then there was a  
15 sequencing memo of how, you know, different  
16 parts of this improvement program could be  
17 delivered. Starting next month, you know,  
18 there's some that are -- have had bids attached  
19 to it. We would try and do them and bring them  
20 back in a sequence so that it's most efficient.

21 Probably your longest lead item now that  
22 we're into the fall is the sodding of  
23 Glenclyff, the athletic field. You're not  
24 growing grass in the fall and the winter or the  
25 spring, where you have active play. That's

1 something like that. But I would be interested  
2 in really moving forward with this project and  
3 managing the dollars, based on whatever we  
4 collectively think is appropriate, and just  
5 start working on it.

6 MR. CHESNEY: I would like to make a  
7 motion that we go ahead with the project as  
8 presented with the modifications that the board  
9 has crafted.

10 MR. ROSS: I'll second that motion.

11 THE CHAIR: Any discussion?

12 MR. BARRETT: Would that include this  
13 last piece?

14 MR. CHESNEY: Yes.

15 MR. ROSS: This piece here --

16 MR. CHESNEY: Yes.

17 MR. ROSS: I wanted to ask, are the  
18 paddles concrete as well?

19 MR. CHESNEY: No.

20 MR. ROSS: How about the balls?

21 THE CHAIR: We're going to take  
22 discussion. I can't vote for a \$30,000 area  
23 that two -- four people can play at once. We  
24 have stacked that area. It's high density.  
25 Half the community will never come over there

1 for that park system, contrary to what you may  
2 think. People on the original site are never  
3 going to come into West Park Village to go to a  
4 park. It's too high density. Traffic in and  
5 out is a nightmare. And I want to do things  
6 for the teenagers, but I can't spend \$30,000 so  
7 four kids can play ping-pong. We can buy  
8 Wal-Mart ping-pong tables and replace them  
9 every month for years before we get that cost  
10 back.

11 MR. CHESNEY: I don't think -- it would  
12 look not appropriate to Westchase aesthetic.  
13 But I don't think it will be four people at the  
14 same time. First of all, it could be doubles.  
15 It could be eight. But it's a place where  
16 those teenagers that are there all the time  
17 hanging out anyways, it gives them something to  
18 focus in on, as opposed to focus in on spray  
19 painting the tunnels or messing with the bell  
20 tower or whatever else kind of trouble they do.

21 It's -- the teens congregate there now.  
22 They're there already. This gives them a place  
23 to focus in on. They go back, they get their  
24 Starbucks. I mean, I see them all the time,  
25 because I do go up here. That's what they do.

1 This is their hangout.

2 THE CHAIR: Let's buy them cheap benches  
3 they can sit on and not \$30,000 ping-pong  
4 tables.

5 MR. CHESNEY: I disagree. I think we  
6 should have something.

7 THE CHAIR: Is the area lit?

8 MR. CHESNEY: Yeah.

9 MR. STRALOW: Just streetlights.

10 MR. CHESNEY: Yeah. It's just  
11 streetlights.

12 MR. MAYS: Streetlights, yeah.

13 THE CHAIR: It's going to be a regular  
14 stop on the directed patrol.

15 MR. CHESNEY: It's already a regular stop  
16 for the directed patrol. I mean, this is where  
17 kids hang out regardless.

18 THE CHAIR: What's -- there's nothing  
19 there, though. Am I right?

20 MR. CHESNEY: Well, now, there will be.

21 THE CHAIR: Kids just hang out in the  
22 middle of a field.

23 MR. CHESNEY: Yeah. The other day, I  
24 walked the dog at four o'clock in the  
25 afternoon, and the entire back half of them,

1 they were sitting there, they had set up a boom  
2 box and they were dancing. I mean, they're  
3 teenagers. I know you have a couple. So I  
4 know you know they like to hang out.

5 THE CHAIR: Those are the kids that walk  
6 from middle school straight out of school to  
7 over there.

8 MR. CHESNEY: No. They were Alonso kids.  
9 They were older.

10 THE CHAIR: It just seems like a lot of  
11 money for little return.

12 MR. CHESNEY: I think the return we'll  
13 get -- just -- just -- will -- the values, that  
14 alone, is a feature that will draw people to  
15 Westchase.

16 MR. ARGUS: A lot of the expenses, I  
17 understand it, is in the landscaping and the  
18 benches and the other things, not just the  
19 pool -- the table tennis. Right? What's the  
20 table tennis cost?

21 MR. STRALOW: 10,000 apiece to 15,000.

22 MR. ARGUS: So two-thirds of the price is  
23 just prepping the ground for the --

24 THE CHAIR: You didn't hear him.

25 MR. ARGUS: -- benches.

1 THE CHAIR: Ten to 15,000 per table.

2 That's 20 to \$30,000 for two tables.

3 MR. CHESNEY: Yeah. But I think you'll  
4 get -- let's put this in perspective. I bet  
5 you at any given time -- I would put money on  
6 it -- that that will be more utilized than your  
7 two basket -- than your one extra basketball  
8 court. I'll put a hundred dollars on it right  
9 now.

10 THE CHAIR: We're going to go after the  
11 meeting. I'm going to videotape it.

12 MR. CHESNEY: Because you can get --  
13 realistically, I bet you'll have 20 teenagers  
14 at any time hanging out there. And I bet you  
15 won't have 20 people on that one extra  
16 basketball court that we just approved. So, I  
17 mean --

18 THE CHAIR: Mr. Ross.

19 MR. ROSS: I think, though, the question  
20 is, will you have 20 teenagers there playing  
21 ping-pong, or will you just have 20 teenagers  
22 climbing on ping-pong tables?

23 MR. CHESNEY: No. I think they'll play  
24 ping-pong. These are our kids. My kids aren't  
25 going to be climbing on ping-pong tables. I

1 hope -- I don't think your kids would be  
2 climbing on ping-pong tables. I know Mark's  
3 kids wouldn't.

4 THE CHAIR: I'm not worried about those  
5 kids. I'm worried about the kids that are  
6 hanging out at parks and ringing doorbells of  
7 the folks who live adjacent to it. I see this  
8 as a problem. The neighbors are going to be  
9 complaining about it. It may be great for the  
10 shops, and I don't want to curtail traffic to  
11 the shops.

12 MR. CHESNEY: You know, I say it's a teen  
13 programming feature. But I bet you, it will  
14 also be every millennial in Westchase also  
15 hanging out there, playing beer pong.

16 MR. ARGUS: Coffee pong.

17 THE CHAIR: What is the surface? Is it a  
18 concrete surface?

19 MR. STRALOW: It's concrete. Yeah. Flip  
20 to that next image. That was pretty  
21 representative of what I've seen. It's poured  
22 concrete. All that is paint. And then this  
23 one had a decorative fence.

24 MR. CHESNEY: They can do that in  
25 concrete in the center.

1 bang for the buck for that?"

2 THE CHAIR: We're not.

3 MR. MILLS: We're not. So another  
4 30,000, but it includes the teen segment, I  
5 think, is important. And Greg is right, my  
6 experience has been it's the middle school kids  
7 coming out. Because you can't get into  
8 Starbucks when school lets out. They all  
9 congregate right there. If it gives them  
10 another place to congregate, and it creates a  
11 place for them, I would support that.

12 We're back to -- I think the conversation  
13 for me about the motion moving forward is, is  
14 it inferred that we're going to just run a  
15 fourth year of assessments to pay for this or  
16 not? We still haven't had that conversation.

17 MR. CHESNEY: It would be inferred,  
18 because that's the only way it gets paid.

19 THE CHAIR: No. Multiple ways we can pay  
20 for it.

21 MR. CHESNEY: Well, you can just stop it,  
22 and then -- the assessments continue until you  
23 take them out.

24 MR. ARGUS: Right.

25 MR. CHESNEY: So --

1 MR. STRALOW: That's typically what it  
2 is.

3 THE CHAIR: I bet I'll give it 30 days  
4 before it's spray painted a school color.

5 MR. CHESNEY: Once again, I mean, these  
6 are our kids.

7 THE CHAIR: If the majority wants it,  
8 I'll vote for it. I just -- it's a lot of  
9 money for two concrete structures that -- who  
10 in Westchase walks around with ping-pong balls  
11 and paddles?

12 MR. CHESNEY: I'll buy the first set.

13 THE CHAIR: I just -- if there's a desire  
14 amongst the teens for that, then we're already  
15 so far over budget.

16 Mr. Mills, you've been quiet.

17 MR. MILLS: Yeah. This is -- for me,  
18 again, I'm late to this whole planning process,  
19 but it's the one segment -- age segment of the  
20 discussion that we have omitted if we cut this  
21 out. And if you take any of the other line  
22 items, you know, a hundred -- ten percent of  
23 the budget of this project is for the splash  
24 park. So you could take any line item and  
25 break it apart and say, "Are we getting the

1 MR. ARGUS: Yeah. There's -- we can use  
2 some of our reserves. We can borrow money. We  
3 can do all sorts of things. But until all that  
4 money is -- until all that money is paid back,  
5 we're still going to have the annual  
6 assessment.

7 MR. MENDENHALL: You have reserves and  
8 undesignated --

9 THE CHAIR: With 800,000 in undesignated  
10 because we did two budgets --

11 MR. ARGUS: Right.

12 THE CHAIR: -- of 400,000 --

13 MR. ARGUS: Right.

14 THE CHAIR: -- for this budget.

15 MR. ARGUS: Right.

16 MR. ROSS: Is that right, we only have  
17 800,000?

18 THE CHAIR: No. We've got --

19 MR. CHESNEY: Only 800 --

20 MR. MENDENHALL: Your total  
21 undesignated is about 1.2 million. And then  
22 you have designated reserves for stuff like  
23 your operating capital is about 700,000, and  
24 your reserves for your records is  
25 500-some-thousand.



1 MR. BARRETT: What did you add to the  
2 fund balance this year?  
3 MS. WHYTE: 412.  
4 MR. BARRETT: 412,000?  
5 MS. WHYTE: Capital improvements.  
6 MR. BARRETT: So it's really 12,000.  
7 THE CHAIR: Back because of the \$400,000  
8 assessment.  
9 MR. CHESNEY: The budget is actually  
10 fairly lean other than the fact we have this  
11 400,000 every year for these parks, this  
12 capital improvement stuff.  
13 MR. MILLS: And I'm not suggesting I  
14 don't support that. I just want us to be clear  
15 on our direction, how we're funding this  
16 project.  
17 MR. CHESNEY: Well, the great thing is, I  
18 mean, we're two years into it. It's already --  
19 we've already been collecting it. There's no  
20 blowback. It's not like we -- we have to go  
21 back to the residents and say, "Hey, we need to  
22 increase your assessments." The assessments  
23 are staying the same. Quite frankly, we  
24 could -- you know, the longer we stretch it  
25 out, yeah. It just -- the assessments aren't

1 going to change.  
2 MR. ROSS: If I can just add -- I'm  
3 sorry, you didn't call on me, but I just raised  
4 my hand.  
5 THE CHAIR: Mr. Ross.  
6 MR. ROSS: What sometimes happens when we  
7 talk about stuff like this, we have our  
8 clinical discussion and we forget about  
9 our enthusiasm for what we're working on.  
10 We've been talking about this for a long time.  
11 This is a great project we're talking about. I  
12 think the community will greatly benefit. It's  
13 going to help all age groups, all demographics.  
14 I just think it's a fantastic project. And I  
15 don't think that should get lost as we start  
16 getting into the weeds. If it's a worthwhile  
17 project and it requires us to do another year  
18 of 400,000, then we should do that. It's as  
19 simple as that.  
20 MR. CHESNEY: Once again, better said  
21 than me.  
22 MR. ROSS: No. That's not true.  
23 MR. CHESNEY: Okay. So we have a motion  
24 to move forward with this project as presented.  
25 MR. ARGUS: So when do we add the shuffle

1 board courts?  
2 MR. CHESNEY: In the revision in two  
3 years.  
4 THE CHAIR: That's a good question.  
5 That's a good question.  
6 MR. CHESNEY: It's funny. I actually  
7 thought about shuffleboard courts. Put it  
8 right where the basketball courts go.  
9 THE CHAIR: Was this your idea, Neale?  
10 MR. STRALOW: No, that wasn't.  
11 THE CHAIR: That's a really good idea.  
12 But for the cost, I think it's a great idea.  
13 Mr. Ross.  
14 MR. ROSS: To what we're talking about, I  
15 stand by what I noted when I went to the  
16 basketball courts. I saw kids playing, I  
17 think, foursquare on it. They were doing  
18 stuff, like, for their skate -- for their  
19 bicycle riding. Some kids had the training  
20 wheels on it. I think some sort of concrete  
21 play pad that can either be used for shuffle  
22 board or hopscotch or foursquare or whatever, I  
23 think it would be very, very popular.  
24 MR. MENDENHALL: Multipurpose court.  
25 MR. ROSS: Yeah. Multipurpose.

1 MR. MENDENHALL: They're very popular --  
2 MR. ROSS: I think it would be very  
3 popular.  
4 MR. MENDENHALL: -- in parks.  
5 MS. WHYTE: Something we can look at in  
6 between like in Glenciff? Right in the middle  
7 where we have the open play area that we were  
8 considering maybe in the future putting another  
9 pavilion if that's whatever, but we can  
10 certainly leave an open -- there's an open  
11 space we could put, and it is enclosed.  
12 MR. ARGUS: You also have the area north  
13 of the two basketball courts. Just --  
14 THE CHAIR: There's not a lot of space  
15 there on that one.  
16 MS. WHYTE: There's not a lot.  
17 MR. ARGUS: But it depends on the size of  
18 the multipurpose court.  
19 THE CHAIR: How big of a -- that's just  
20 concrete. How big are you talking, 20 by 20?  
21 MR. ROSS: I'm not the expert, but I just  
22 think it would be very popular. It would leave  
23 plenty of room where people could maneuver.  
24 Kids can be doing whatever they want to do. A  
25 grownup can be doing something else.

1 MR. MENDENHALL: The only negative I've  
2 seen from the -- oh, I'm sorry.

3 THE CHAIR: Andy?

4 MR. MENDENHALL: Oh, I'm sorry. I was  
5 going to say, the only negative I've seen from  
6 the multipurpose court, which are concrete and  
7 wide open and occasionally have stuff around  
8 them, is they tend to be used as skate parks  
9 basically. And the only negative about that is  
10 that they go from being skateboarding in the  
11 open area to whatever's around it. So --  
12 benches and that sort of thing. So that's the  
13 only negative I've seen from it. Just to keep  
14 that in mind.

15 MR. STRALOW: If I may, in Glendcliff,  
16 where the open play -- where the existing  
17 basketball courts are, okay, is in part where  
18 the open play was being shown.

19 THE CHAIR: Right.

20 MR. STRALOW: We might be able to  
21 cut and modify and keep a portion of the  
22 existing paved surface in place within that  
23 perimeter. We could shape it and make a small  
24 court area. I think in proportion it extends  
25 out into the open play area.

1 MR. CHESNEY: Would you mark it out,  
2 like, for things?

3 MR. STRALOW: I think -- I think you  
4 would surface it, put a color on it, and I  
5 think you would do some basic, like a hopscotch  
6 and foursquare and things that demarcate it as  
7 a play area. And I agree, you know, skaters  
8 find spaces, but a 20 by 20 or a 25 by 25 is  
9 not really attractive to them. You know, they  
10 want to go fast and long, and they wouldn't be  
11 attracted necessarily to this area.

12 MR. CHESNEY: I think it's a great idea.

13 MR. STRALOW: They'll end up on the  
14 basketball area.

15 THE CHAIR: So we would need to tag some  
16 of the existing play structure that's closest  
17 to Countryway Boulevard and the brick wall?

18 MR. STRALOW: Yeah. They tagged it.

19 THE CHAIR: You just cut the --

20 MR. BARRETT: Talking about the  
21 basketball courts.

22 THE CHAIR: Current basket -- current  
23 basketball courts, you would save 15 or 20 feet  
24 of the existing structure closest to the road.

25 MR. STRALOW: Yes. Yeah. We could do

1 that in a shape. We could do it in a square,  
2 or we could do it in a shape. And you could  
3 resurface that, you know, so it had a color and  
4 some lining.

5 THE CHAIR: How wide is the basketball  
6 court? I know that's full length.

7 MR. STRALOW: 90 by -- 90 by 100.

8 THE CHAIR: That would be long and narrow  
9 running parallel to Countryway.

10 MR. CHESNEY: I still think it would just  
11 look cool, though, with hopscotch, a little  
12 foursquare.

13 THE CHAIR: I actually agree.

14 MR. STRALOW: I think a smaller court is  
15 a better solution in that area.

16 THE CHAIR: It would be long. It would  
17 be the length of the basketball court in  
18 theory. Doesn't have to be, but it's there.

19 MR. STRALOW: It's there.

20 THE CHAIR: And then maybe -- how much do  
21 you --

22 MR. CHESNEY: Said 20 by 20.

23 MR. STRALOW: I was thinking more on a  
24 square, 20 -- 25 by 25, something that is --  
25 you know, it's not going to be used for a court

1 game. It's going to be used for, as you  
2 mentioned, foursquare.

3 MR. ROSS: But I think what Mark is  
4 saying is, think about what happens --

5 MR. STRALOW: Yeah.

6 MR. ROSS: -- if it was, say, 15 by 90 --

7 MR. STRALOW: I get you.

8 MR. ROSS: -- could you put several  
9 designated areas?

10 MR. STRALOW: I'll look at that. And,  
11 you know, it's -- it's retaining something that  
12 you have, and that -- there's a lot of logic to  
13 do that.

14 THE CHAIR: I also want to know if you'd  
15 put bollards in the middle of it.

16 MR. STRALOW: For?

17 THE CHAIR: Prevent some activity on it.

18 MR. STRALOW: Actually skaters would  
19 probably use that as a goal.

20 MS. WHYTE: A jumping point.

21 THE CHAIR: That wouldn't be too much,  
22 because you'd save some demo costs.

23 MR. STRALOW: Yeah. All you're doing it  
24 saw cutting it.

25 THE CHAIR: You'd have to saw cut it

1 and --  
 2 MR. STRALOW: And surface it.  
 3 THE CHAIR: -- be careful (inaudible).  
 4 MR. STRALOW: Right. And you'd grade up  
 5 around it. Because now it's a -- you know,  
 6 it's a lip.  
 7 THE CHAIR: Is there any opposition in  
 8 going along with that? I guess we'll defer to  
 9 you how long and wide.  
 10 MR. STRALOW: Well, I'll show you an  
 11 option. I'll show you an exhibit.  
 12 THE CHAIR: I think a couple of  
 13 foursquares and hopscotch and whatever else you  
 14 can put down would be good.  
 15 Basketball courts, the baskets are coming  
 16 out?  
 17 MR. STRALOW: Yes. If we can reuse  
 18 those, we will. I don't know what the  
 19 condition is.  
 20 MR. CHESNEY: They're old. Okay. So we  
 21 have a motion.  
 22 MR. ROSS: I seconded it.  
 23 THE CHAIR: All right. Any resident  
 24 input? Any further supervisor -- yes.  
 25 MR. NEYLAN: Basketball courts, is there

1 any consideration to make them backboards  
 2 movable so they can be raised and lowered for  
 3 different age groups?  
 4 THE CHAIR: That has been discussed.  
 5 MR. STRALOW: I would suggest against  
 6 that, because these are municipal courts, and  
 7 you should pour them in concrete and you should  
 8 build them to be hung off of, because that's  
 9 what's they're -- that's what's going to  
 10 happen. They need to be rigid. Otherwise,  
 11 they're going to be destroyed.  
 12 THE CHAIR: Okay. Any further  
 13 discussion? All in favor of -- knowing that we  
 14 have room to maneuver and cut and delete and  
 15 make final decisions, any further discussions?  
 16 If not, all in favor of the motion, please  
 17 raise your hand. Motion passes five to  
 18 nothing.  
 19 Neale, you've done a fantastic job.  
 20 MR. STRALOW: I appreciate this. I'm  
 21 used to this in some -- in some ways. This is  
 22 what -- in some ways, as in, you know, I wish  
 23 we could have got there, you know, earlier, so  
 24 that the concepts were refined --  
 25 THE CHAIR: Right.

1 MR. STRALOW: -- to, you know -- to this  
 2 input, but this input is needed. Okay. It's  
 3 great comments. And you know your constituents  
 4 and what they're looking for. And we'll get  
 5 about making it work for you.  
 6 MR. CHESNEY: Awesome.  
 7 THE CHAIR: Like I said, don't forget to  
 8 submit your invoices for the additional  
 9 services that we requested.  
 10 I have nothing else on the agenda other  
 11 than resident and supervisor comments.  
 12 MR. ARGUS: On that, the tennis -- table  
 13 tennis courts was a very good idea. If you  
 14 think of anything else in the next month or  
 15 two --  
 16 MR. CHESNEY: I'll be sure to let you  
 17 know.  
 18 MR. STRALOW: Mr. Argus, I think it was  
 19 the dog fountains, but --  
 20 THE CHAIR: I actually forgot. Will you  
 21 do one thing for me? The smaller court in  
 22 Glenclyff, the smaller field, can you look to  
 23 see if that will accommodate a lacrosse game?  
 24 MR. STRALOW: Sure. Sure.  
 25 THE CHAIR: I don't know the dimensions

1 of a lacrosse field.  
 2 MR. STRALOW: Well, the --  
 3 THE CHAIR: It's going to be close.  
 4 MR. CHESNEY: The activity field would.  
 5 THE CHAIR: That's what I'm talking  
 6 about. Not the big soccer field, but the  
 7 smaller field.  
 8 MR. STRALOW: Yeah. The -- and I'll do a  
 9 layout on it for dimensions. The reality is,  
 10 the soccer is malleable. You know, the field  
 11 size is not set by any regulating body, really.  
 12 And so the main field is a good tread. It is a  
 13 high school tread. The small field can be used  
 14 and can be used for little kickers, smaller age  
 15 groups. I'll find out what the -- I'll do a  
 16 layout of the lacrosse on that location.  
 17 THE CHAIR: Okay. Because I can tell you  
 18 that I suspect a lacrosse organization is going  
 19 to come to this board asking for permission to  
 20 use that field.  
 21 The other thing, I'm just giving you guys  
 22 a preview of what's going to happen, what I'm  
 23 going to do. I'm going to suggest that the WSA  
 24 start paying for the use of the fields. They  
 25 have the ability to generate the revenue. We

1 have spent a lot of money to their benefit. I  
2 don't -- I don't think every resident in this  
3 community should subsidize the 200 plus,  
4 whatever the number is, 200 kids who use the  
5 program. I think it's time for the users to  
6 start paying for that service. And we resod  
7 the fields --

8 MR. CHESNEY: You and I have been on this  
9 board a long time. And I remember trying to  
10 get rid of them and you telling me no. Now --

11 THE CHAIR: I support the WSA. I really  
12 do. But I think that it's time for them to  
13 start paying for a little bit of the  
14 maintenance. I'm not suggesting that they pay  
15 for the improvements. But they need to start  
16 paying for some of the use of the fields that  
17 they generate. And I'm not talking a lot of  
18 money. I just think -- you guys can say I'm  
19 crazy. Fine. And I know I'll get bombed with  
20 e-mails from the WSA parents. That's fine,  
21 too. I understand that.

22 I want to put it on the table, because we  
23 are the only park, I suspect, in Hillsborough  
24 County that allows what is almost the exclusive  
25 use of its fields for some limited window that

1 to concentrate more on that? Do we need to  
2 begin looking for other vendors or -- I'm  
3 really concerned about the weeds.

4 THE CHAIR: Doug do you want to address  
5 that?

6 MR. MAYS: We've discussed it, obviously,  
7 on the last drive-through. It was pretty  
8 evident that that was the area they got dinged  
9 the most points on. They felt like addressing  
10 weeds during this time of the year -- you know,  
11 when it's the hot time period of year is  
12 difficult, which it generally is. Because most  
13 of the chemicals you use on weed control is  
14 designed to work with lower temperatures.  
15 Preferably 80 degrees and lower is what they  
16 say for like Atrazine, which is the more  
17 stronger chemical that works on weed control.

18 They assured me they can get the problem  
19 under control. Two weeks ago, they did install  
20 some new sod in some really bad areas. They  
21 know they have some more sod to replace. They  
22 feel they can get it under control.

23 At this point, I'm willing to -- or I'm  
24 inclined to say that we need to give them a  
25 little bit more time on it. We are. It is

1 does not charge an astronomical amount for that  
2 service. And I have to believe we're one of  
3 the better parks that you could get.

4 So I think that -- we're going to give  
5 the WSA some advance notice if we're inclined  
6 to do it. I'm just putting it on the table.  
7 And, again, I'm one vote. I'm not convinced  
8 it's the right thing, but I want to at least  
9 put it on the table and have a discussion about  
10 it.

11 MR. CHESNEY: I'd support you.

12 THE CHAIR: I'm not asking for opinions.  
13 I'm just telling you guys I think we need to be  
14 a little fiscally conservative on that  
15 approach.

16 Any other supervisor comments?

17 Mr. Argus.

18 MR. ARGUS: Several. In driving around  
19 the community, I notice it's very obvious,  
20 particularly down Linebaugh, even at speed down  
21 Linebaugh, we have a lot of weeds in the grass.  
22 I'm worried about losing our sod. It's my  
23 understanding Davey has been docked several  
24 months in a row for not controlling the weeds.  
25 Is it -- what can we do as a board to get them

1 something we're monitoring a lot. We put a  
2 list together for them. We've already -- like  
3 I say, we've already changed a few areas. And  
4 like I say, I hope that they can control it in  
5 the next few months when the temperature starts  
6 dropping down.

7 MR. BARRETT: If I could just weigh in,  
8 you know, I've sent e-mails about this very  
9 thing.

10 MR. MAYS: Yeah.

11 MR. BARRETT: I do think also that -- and  
12 you guys have known this, but I do think also  
13 there's been a weed problem. My concern is, I  
14 don't remember there ever being this amount of  
15 weeds during the summer. So I think it's cool  
16 that they're going to address it during the  
17 winter.

18 But whatever they got to do, they need to  
19 hit the ground running so that we get through  
20 next summer without it looking like this.  
21 Because I've really never seen it looking quite  
22 this bad since the in-house group left more  
23 than, like, ten years ago. I said my piece.

24 MR. ARGUS: The FASD membership.

25 MR. CHESNEY: Yep. That was my thing. I

1 did talk with -- I forget his name -- Fred, I  
2 think. Anyways, long story short is, it -- it  
3 is four grand a year. Technically, it's two  
4 grand for us this year. It will be three grand  
5 next year. But, ongoing, it's \$4000 a year for  
6 the membership for us. We're at the highest  
7 level. We're the biggest district.

8 THE CHAIR: What do we get for that?

9 MR. CHESNEY: All kinds of stuff. They  
10 have these classes. I don't know if you  
11 guys -- any of you are on the e-mail list.  
12 Like, for example, they're having -- they do a  
13 lot of scholarships. So the guy was like, if  
14 you actually apply and work it, you can  
15 probably get your money back. Like, the  
16 conference, you can apply for a scholarship to  
17 go to a conference.

18 You get the legislate -- they have a  
19 legislative newsletter thing. That's what we  
20 talked about. I forget what's called. But  
21 there's a name for it. All -- up to eight  
22 people can receive it. So, like, we can  
23 receive it, and then we can add them, as well,  
24 or Sonny.

25 THE CHAIR: Receive what?

1 MR. CHESNEY: All the information, the  
2 communications. So it's called the -- no, no.  
3 This -- they have specific stuff that is  
4 members only.

5 THE CHAIR: Okay.

6 MR. CHESNEY: It's up to eight people can  
7 get it and can go to the meetings. You can  
8 either pay to go to the meetings. You know,  
9 there's member rates for it, and then they do  
10 scholarships. Like, for example, they're doing  
11 something like a certified association manager.  
12 Really doesn't apply to us, but some districts  
13 have their own staff. Like, say, we wanted to  
14 make Sonny our -- not trying to get rid of you,  
15 but some places don't use, like, Severn Trent.  
16 They have an in-house manager. Well, that's  
17 like -- what was the guy before you, he went  
18 down and did down in Fish Hawk. Not Fish Hawk.

19 THE CHAIR: Bob?

20 MR. CHESNEY: Bob.

21 MR. MENDENHALL: Oh, Fernandez?

22 MR. CHESNEY: Lakewood Ranch.

23 MR. MENDENHALL: You know, he became  
24 their person.

25 MR. CHESNEY: He became their person.

1 They have a program where they'll train them  
2 and stuff like that. They actually -- it's  
3 included in your membership. You can apply for  
4 it. Somehow they've got -- the State funds  
5 most of these deals.

6 So I don't know, what else do you want to  
7 know? They have two conferences a year. One  
8 is more legislative focused. One is more  
9 administratively focused.

10 MR. ARGUS: From your research, would we  
11 receive the \$4,000 value?

12 MR. CHESNEY: I think so. I mean, quite  
13 frankly, I'm surprised that we haven't done it  
14 before. I mean, it's any kind of special  
15 district. And it's all the kind of stuff that  
16 we deal with it. If anything, it probably  
17 would have been helpful at times, especially  
18 when we did some of the lobbying.

19 MR. MENDENHALL: We have a membership,  
20 and Jim Hayford at my office represents us  
21 there as a -- he's our business developer guy.  
22 And, you know, he speaks very highly of all of  
23 those different sessions that he goes to, so --

24 MR. CHESNEY: You know, it's like  
25 anything. It's like any association. I mean,

1 the more someone wants to do it, the more  
2 they'll get out of it, like, I mean, if you  
3 really, truly wanted to polish your CDD  
4 management skills. But I think we would -- I  
5 think it would be good to support it. And I  
6 think we would get most of our money back --  
7 how about that -- as far as at least we would  
8 have a better idea of what's coming down the  
9 pike.

10 Like I said, they do some legislative  
11 information, things like apply specifically to  
12 districts. It's any kind of special district.  
13 It's library districts. It's fire districts.  
14 And it's CDD districts. So, you know, like  
15 East Lake Fire, for example, they don't use --  
16 the municipality doesn't. They kind of have  
17 their own fire district, so that's a district.

18 Some places have library districts, you  
19 know, that are independent of that individual  
20 municipality. So they're all very similar to  
21 us.

22 THE CHAIR: Explain the 2,000 versus  
23 4,000.

24 MR. CHESNEY: For whatever reason, they  
25 have this cockamamie dues thing where they

1 collect the dues all at once, which is common  
2 among -- you know, I know a lot of the  
3 associations do that. Because it's after  
4 October 1st, it's -- did I say \$2,000? It's  
5 \$2,000 for this year. And then next year when  
6 all of them are due, it's \$3,000. But in  
7 general, it's \$4,000 a year. Just telling you.  
8 You want to read it?

9 MR. ARGUS: Is this new math, or how do  
10 you go from two to three to always four?

11 MR. CHESNEY: Because it's the last  
12 quarter of the year.

13 MR. ROSS: Basically saying, we'll give  
14 you a discount for first year. On top of that,  
15 we'll discount you for the -- because you're  
16 going part of the year.

17 THE CHAIR: What is the year?

18 MR. CHESNEY: \$4,000.

19 THE CHAIR: Is it January to January?

20 MR. CHESNEY: It must be. Because after  
21 October 1st -- districts who join after October  
22 1st pay \$2,000. The dues the first year  
23 renewal, which are districts that have been  
24 members prior to October 1st of the prior year  
25 but joined after October 1st --

1 is our line.

2 THE CHAIR: Yeah, but for your \$400,000  
3 assessment, we'd be on the lower line. Okay.  
4 You're asking for (inaudible).

5 MR. CHESNEY: Yes.

6 THE CHAIR: I see what you're saying.  
7 Why don't we just join January 1 if we're going  
8 to join.

9 MR. CHESNEY: Yeah. Then it would be  
10 \$4,000.

11 THE CHAIR: No. We get 2,000 for our new  
12 member. Well, Greg, go negotiate this.  
13 They're not going to charge us \$4,000 for our  
14 first year. I just don't see that happening.

15 MR. CHESNEY: Okay.

16 THE CHAIR: That's a lot of money.

17 MR. CHESNEY: Do you want \$4,000 that  
18 includes through next year? Because I think  
19 they will negotiate, because -- I don't know  
20 that I want this on the record.

21 THE CHAIR: Association that can't be all  
22 that big.

23 MR. CHESNEY: Yeah. I don't know how big  
24 they are.

25 THE CHAIR: If we're in the top tier of

1 THE CHAIR: Not us.

2 MS. WHYTE: You join after.

3 MR. ARGUS: Is that the clarity of the  
4 information we're going to be receiving?

5 MR. CHESNEY: No. I mean, it makes sense  
6 when you talk to the person. So dues, a full  
7 member. Okay. The dues -- first year renewal  
8 dues, new members. So we're actually under  
9 this. Because districts who join after  
10 October 1st, 2015, \$2,000. Dues first year  
11 renewal, which this isn't -- it's districts who  
12 have been members prior to October 1st, 2015,  
13 but joined after October 1st, 2014 -- so that  
14 will be us next year -- would be \$3,000. So  
15 two and three is five, but full member is four.

16 MS. McCORMICK: So then in 2017, you  
17 would pay \$4,000.

18 MR. CHESNEY: \$4,000.

19 MS. McCORMICK: Yeah.

20 MR. ARGUS: All right.

21 THE CHAIR: I don't think so.

22 MR. CHESNEY: No, I think so.

23 THE CHAIR: I think full dues membership  
24 was 35 --

25 MR. CHESNEY: No, this is our line. This

1 the dues --

2 MR. CHESNEY: But we went into detail of  
3 how to calculate it, so negotiations are  
4 possible, if you want to give me some --

5 THE CHAIR: Do we have people who are  
6 interested in being active in the organization?

7 MR. MILLS: I'd be interested.

8 MR. ARGUS: Yeah. Possibly.

9 MR. CHESNEY: I mean, could do it for --

10 THE CHAIR: You may have to come out of  
11 pocket to attend events.

12 MR. CHESNEY: I mean, we could do it for  
13 a year or two.

14 MR. ARGUS: Yeah.

15 MR. CHESNEY: And see how it goes.

16 THE CHAIR: That's -- that's my -- we do  
17 a test year.

18 MR. CHESNEY: All right. So how about up  
19 to \$4,000 through next year? I think that --

20 THE CHAIR: Up to 3,000 for the last  
21 quarter of the year.

22 MR. CHESNEY: I can explain to you off --  
23 no, I can't.

24 THE CHAIR: Up to 4,000. I would like to  
25 get the last quarter of this year and all of

1 2016.  
 2 MR. CHESNEY: Okay. I will do. Okay.  
 3 We should vote on that.  
 4 THE CHAIR: That's my motion.  
 5 MR. ARGUS: Second.  
 6 THE CHAIR: Any further discussion? All  
 7 in favor, please raise your hand. That motion  
 8 passes five to zero.  
 9 MR. ARGUS: Couple other things. I  
 10 received a letter about soccer goals being  
 11 padlocked in the middle of the field. Have we  
 12 taken care of that, or do we need to address  
 13 that?  
 14 MR. MAYS: It's been addressed.  
 15 MR. ARGUS: Okay.  
 16 THE CHAIR: It's happened more than once.  
 17 MR. ARGUS: Yeah. And coming up and down  
 18 Linebaugh, as you pass the golf course, they  
 19 have not been maintaining the landscaping. The  
 20 weeds are over into the grass. There are  
 21 branches that are actually blocking the path  
 22 down the bicycle lane. As a CDD, is there  
 23 anything we can do to remedy that situation?  
 24 Can we do some self-help on that?  
 25 THE CHAIR: What area?

1 MR. ARGUS: Anywhere along Linebaugh and  
 2 the golf course. They don't edge it, the  
 3 curbs. There's several places where the trees  
 4 are actually -- branches are low that have  
 5 blocked some bicycle path, unless you're on a  
 6 tricycle.  
 7 MS. WHYTE: We did.  
 8 MR. ARGUS: I've -- it's pretty bad.  
 9 MR. MAYS: Yeah. We've had a few  
 10 residents -- we've had a few residents that  
 11 have addressed it with the Gene over -- Clay  
 12 over there, Clay Thomas, the general manager,  
 13 and also the ownership of the golf course. But  
 14 it just seems to fall on deaf ears, it seems  
 15 like. They fix it, and then they stop. They  
 16 did it once, and then they don't do it again  
 17 for two or three months.  
 18 MR. ARGUS: It's not up to the Westchase  
 19 standards. And is there anything in the  
 20 statutes that allows us to --  
 21 MS. McCORMICK: It's not on our property,  
 22 though? You're saying it's on their property?  
 23 MS. WHYTE: On the golf course.  
 24 THE CHAIR: Unrelated, but similar, are  
 25 we doing any street sweeping?

1 MR. MAYS: Yeah.  
 2 MS. WHYTE: Three times, four times a  
 3 year.  
 4 MR. MAYS: I think we're up to four times  
 5 a year, yeah. Certain --  
 6 THE CHAIR: When's the last time they  
 7 came through?  
 8 MS. WHYTE: It's been --  
 9 MR. MAYS: I want to say April or May.  
 10 MS. WHYTE: May or June. I just paid a  
 11 bill this summer.  
 12 THE CHAIR: I'm sorry.  
 13 MR. ARGUS: I'm done.  
 14 THE CHAIR: That may solve some of the  
 15 problem.  
 16 MS. McCORMICK: I mean, if it's their  
 17 property, unless there's some -- you know, in  
 18 some way they're committing a code violation in  
 19 the maintenance of their property, and it  
 20 doesn't sound like that type of an issue. But  
 21 they're not subject to, you know, restrictions  
 22 or governance by the CDD or by the WCA.  
 23 THE CHAIR: County issue.  
 24 MR. ARGUS: Are they member of the  
 25 commercial -- yeah.

1 MS. McCORMICK: They're not -- they're  
 2 not a member of the Westchase Commercial Owners  
 3 Association.  
 4 MR. MILLS: But to his point, there  
 5 are -- there were parts of the road where  
 6 either the tree or the weeds were over the curb  
 7 into Linebaugh. And you drive down Linebaugh,  
 8 and not everybody can distinguish that the  
 9 medians are ours and to the right --  
 10 MS. WHYTE: That's what we get all the  
 11 time. I get -- I get phone calls about -- even  
 12 on Countryway, "You know, your water's running.  
 13 Your trees are overhanging."  
 14 There's two dead trees that we've called  
 15 them about. Right?  
 16 MR. MAYS: Yeah.  
 17 MR. ROSS: Can we do any sort of  
 18 arrangement where we do the work and they  
 19 reimburse us for some negotiated payment?  
 20 MS. McCORMICK: I mean, we could -- we  
 21 can approach them about entering into an  
 22 agreement. We have tried approaching them in  
 23 the past about a joint agreement regarding the  
 24 lake, and they were not interested in entering  
 25 into something that was binding.

1 MR. ROSS: Even if it's month to month,  
 2 it might be worth it to us.  
 3 MS. McCORMICK: Right, right.  
 4 MR. ROSS: We could let somebody else  
 5 negotiate the dollars and cents, but I think  
 6 our --  
 7 MR. CHESNEY: It would be nice if they  
 8 offered to pay us. I think they'd be happy to  
 9 let us do it.  
 10 MR. MAYS: Yes, they would.  
 11 MS. WHYTE: Absolutely.  
 12 MR. ROSS: Of course. But if it was an  
 13 attractive enough dollar amount where they were  
 14 avoiding the cost of labor and deployment and  
 15 whatever else, you know, Clay might sell it to  
 16 his superiors. And, to us, the primary issue  
 17 wouldn't be cost recovery. It would be the  
 18 esthetics of the community.  
 19 MS. McCORMICK: Doug, do you have any  
 20 relationship with Clay --  
 21 MR. MAYS: Yeah.  
 22 MS. McCORMICK: -- as far as talking to  
 23 him --  
 24 MR. MAYS: Yeah.  
 25 MS. McCORMICK: -- about it?

1 MR. MAYS: Yeah. We could go over there  
 2 and discuss things with him a little bit  
 3 closer. Because at this time, right now, the  
 4 residents have tried to handle it. Based on --  
 5 they seem to can't get it done, so --  
 6 MS. WHYTE: There's a lot of resodding  
 7 required along their --  
 8 MR. MAYS: I've got to approach him at  
 9 least, because, yeah, sometimes their beds are  
 10 full of weeds. And even like Mr. Argus said,  
 11 some of them are hanging over the street, so --  
 12 I can approach him different -- I can approach  
 13 him differently.  
 14 THE CHAIR: What else do you have,  
 15 Mr. Argus?  
 16 MR. ARGUS: The only other thing on my  
 17 list today is, last month, we talked about  
 18 somehow honoring Ernie Sylvester.  
 19 THE CHAIR: That's in there.  
 20 MR. ARGUS: And we talked about the park.  
 21 But my question is, since The Greens, we own  
 22 the streets in The Greens, the road in front of  
 23 his house, can we get that renamed? Is there  
 24 something involved -- is there an interest in  
 25 doing that in his honor? And, B, what's the

1 procedure to do that?  
 2 MS. McCORMICK: You have to go through  
 3 Hillsborough County. You know, because it's a  
 4 fire department, police department, 911 issue,  
 5 so everything.  
 6 MR. CHESNEY: I'd rather do the park.  
 7 MR. ARGUS: It could be both. There are  
 8 several -- I think Columbus has multiple names  
 9 on parts of Columbus. And named parts of it  
 10 for individuals, but it still goes by the  
 11 Columbus name. So maybe something like that  
 12 might be something we can consider as well.  
 13 MS. McCORMICK: I don't know the answer  
 14 to that. I mean, I have not done that before.  
 15 So we could look into it, if the board would  
 16 like to.  
 17 THE CHAIR: We all think the highest of  
 18 Ernie.  
 19 MR. ARGUS: But that's one of the  
 20 traditional ways of honoring him.  
 21 THE CHAIR: But I'm not going to ask  
 22 every single one of those residents to have to  
 23 change every single one of their addresses on  
 24 every single thing that they're --  
 25 MR. ARGUS: That's why you have the dual

1 names.  
 2 MR. MAYS: She's fixing to sell the  
 3 house.  
 4 MS. WHYTE: She's putting the house up  
 5 for sale.  
 6 THE CHAIR: Yeah. I think we can better  
 7 honor him as a park.  
 8 MR. MAYS: He can have Mays Park.  
 9 MR. ARGUS: No, he can't.  
 10 THE CHAIR: No, he can't.  
 11 MR. CHESNEY: Going to be buried there.  
 12 MR. ROSS: Some gentleman just left. He  
 13 waited the whole meeting, and he left right  
 14 before --  
 15 MR. BARRETT: He actually spoke to the  
 16 West Park Village small park.  
 17 MR. MAYS: Yeah.  
 18 MR. ROSS: Is that what he was here to  
 19 talk about?  
 20 MR. MAYS: Yeah.  
 21 MS. WHYTE: Yeah.  
 22 MR. ROSS: Just wanted to make sure.  
 23 THE CHAIR: I have -- I've heard this  
 24 from two different residents in Harbor Links,  
 25 can you talk to waste services? Their garbage



1 truck has gone and put skid marks in front of  
 2 every single house. Drive down Marblehead and  
 3 there's skid marks, skid marks, skid marks.  
 4 They're about this long from they go 45 miles  
 5 an hour between houses, they slam on the  
 6 brakes, and they scar up the pavement that the  
 7 folks in Hyde Park -- or, excuse me -- Harbor  
 8 Links are paying for. It's very unsightly, and  
 9 it's bizarre.  
 10 MR. MAYS: What time do they pick up and  
 11 what days?  
 12 THE CHAIR: Oh, they've been coming quite  
 13 early.  
 14 MS. WHYTE: Tuesday.  
 15 THE CHAIR: Tuesday, Saturday.  
 16 MS. WHYTE: Tuesday, Friday.  
 17 THE CHAIR: Excuse me. Tuesday, Friday.  
 18 And they run anywhere from 6:00 a.m. at times  
 19 to typically about 7:30 a.m.  
 20 MS. WHYTE: Is it trash, or is it  
 21 recyclable, or is it --  
 22 THE CHAIR: It alternates.  
 23 MS. WHYTE: -- yard waste?  
 24 THE CHAIR: Trash comes super early  
 25 sometimes.

1 MS. WHYTE: No, no. But the skid marks.  
 2 THE CHAIR: I don't know which truck is  
 3 doing it.  
 4 MS. WHYTE: Okay.  
 5 THE CHAIR: It's -- it's really bizarre.  
 6 MR. MAYS: It is.  
 7 THE CHAIR: There are double tire skid  
 8 marks in front of every single house.  
 9 MR. MAYS: Okay.  
 10 THE CHAIR: And I don't know what the  
 11 wear is, but Mr. Neylan can tell me what the  
 12 wear is on that pavement that we're paying for.  
 13 MS. WHYTE: Depends on the driver,  
 14 obviously.  
 15 THE CHAIR: It's just bizarre, and it  
 16 doesn't look good.  
 17 MR. MAYS: Probably the same driver all  
 18 the time, so I would think --  
 19 MR. ARGUS: It's happened there before.  
 20 THE CHAIR: Yeah. Also, folks, we  
 21 received a thank you card from Ernie's wife,  
 22 just thanking us for the support we gave the  
 23 family during their difficult times. I'll pass  
 24 it around. It will be public. If you want,  
 25 you can -- you're welcome, but I would

1 encourage you to read it. It's very nice  
 2 comments and thought.  
 3 One other thing -- yeah, I forgot. I  
 4 should have written it down. I'm sorry. I'll  
 5 come back to it. Anybody else have anything  
 6 else? I guess I won't come back to it.  
 7 MR. MAYS: Sonny's birthday was  
 8 yesterday.  
 9 MS. WHYTE: Gee, thanks, Doug.  
 10 MR. ARGUS: Happy birthday.  
 11 MS. WHYTE: No, no. It's okay. Thank  
 12 you. It's fine. I appreciate it.  
 13 THE CHAIR: Oh, I know what. Mr. Neylan,  
 14 how did they do the paving in West Park  
 15 Village?  
 16 MR. NEYLAN: They did a nice job. No  
 17 spalling. I looked at it. It looked pretty  
 18 nice. I thought they did a pretty good job. I  
 19 even asked the -- one of the bosses. He said  
 20 it's the man that drives the machine.  
 21 MS. WHYTE: He did a great job.  
 22 THE CHAIR: Anything else? Mr. Barrett.  
 23 MR. BARRETT: I said something negative  
 24 of the weeds. I'm speaking as a resident now.  
 25 I hate sometimes how long it takes things to

1 get done in all organizations. But, today, I  
 2 realized that there was actually a benefit to  
 3 it, because there were a whole bunch of new  
 4 ideas that were brought to the table, that  
 5 had -- if you rushed and approved this park  
 6 thing two months ago, it would have looked very  
 7 different.  
 8 So this kind of was a neat experience to  
 9 me, that there was a benefit to kind of pushing  
 10 it off, and it generated another idea. So I  
 11 just wanted to throw that out as a praise. So  
 12 thank you.  
 13 THE CHAIR: By the way, your e-mail as a  
 14 resident was very good on the landscaping. I  
 15 fully expected you to get your little spreader  
 16 out and to go fertilize it and weed it after  
 17 reading it. I really did. No, it was --  
 18 MR. BARRETT: I think these two do a  
 19 great job.  
 20 THE CHAIR: They do.  
 21 MR. BARRETT: And I think right now  
 22 their -- their landscaping company probably  
 23 makes their jobs a whole lot worse.  
 24 MR. MAYS: It's a difficult situation --  
 25 THE CHAIR: Yeah.

1 MR. MAYS: -- we're in --  
 2 MS. WHYTE: It's a challenge.  
 3 MR. MAYS: -- right now. But we're  
 4 trying to figure it out.  
 5 THE CHAIR: Is that a three-year contract  
 6 or --  
 7 MR. MAYS: Yeah. It's --  
 8 MS. WHYTE: Three year.  
 9 MR. MAYS: Down to two more.  
 10 MS. WHYTE: They are -- as I was leaving  
 11 today, this afternoon, to go to the meeting,  
 12 the supervisor, Pauly, assured me that they are  
 13 taking care of those areas, especially where  
 14 the dollar weed is. They're treating it. It  
 15 has a seven-day turnaround. He said, within  
 16 seven days, if there's not, they've agreed to  
 17 replace the sod in that area. That's a third  
 18 attempt to get rid of that dollar weed.  
 19 THE CHAIR: Anything else?  
 20 MR. MILLS: No.  
 21 THE CHAIR: Motion to adjourn would be  
 22 appropriate.  
 23 MR. MAYS: Mrs. Archer has something.  
 24 THE CHAIR: Oh, I'm sorry.  
 25 MS. ARCHER: Sorry. I have one more

1 maybe he can add that to his list of things he  
 2 mentions to County representatives.  
 3 MS. ARCHER: Joe Odda?  
 4 MR. ROSS: O-d-d-a.  
 5 MS. ARCHER: O-d-d --  
 6 MR. ROSS: He'll be in -- he's on the  
 7 association board of directors. Like, look in  
 8 your WOW, and his e-mail will be in there.  
 9 MS. ARCHER: Okay.  
 10 MR. ROSS: Like, if we had somebody who  
 11 worked at the WOW here right in this room that  
 12 they could pull out that e-mail address for us.  
 13 MR. CHESNEY: Is Joe aware that every CDD  
 14 meeting you mention his name and tell people to  
 15 call him? Okay. That explains that. All  
 16 right. I've got second.  
 17 MS. ARCHER: Thank you very much.  
 18 THE CHAIR: We have motion to adjourn.  
 19 Do we have a second?  
 20 MR. MILLS: Second.  
 21 THE CHAIR: All in favor, please raise  
 22 your hand. That motion passes five to nothing.  
 23 Thank you, folks.  
 24 (Proceedings concluded at 7:04 p.m.)  
 25

1 comment. I'm also at this meeting to complain  
 2 about the state of the sidewalks, which on  
 3 Linebaugh between Countryway and Montague. I  
 4 know that it's Hillsborough County's  
 5 responsibility. But I don't know what effort  
 6 we, as a CDD, or any of the homeowners  
 7 associations can do to encourage them to fix  
 8 it. I have fallen, my friends have fallen on  
 9 those sidewalks, especially, you know, when  
 10 those streetlights were out. I mean, it's not  
 11 a great place. I don't know what we can do to  
 12 get them to fix it. I've submitted tickets.  
 13 THE CHAIR: Mr. Ross.  
 14 MR. ROSS: I happen to serve on the  
 15 association board of directors. We have others  
 16 here who used to sit on it as well. We have  
 17 the committee called the Governmental Affairs  
 18 Committee. And the chairperson is a fellow  
 19 named Joe Odda. He's very active. He goes  
 20 down to the County offices all the time.  
 21 My encouragement to you would be to alert  
 22 him as to this issue. There's always a zillion  
 23 issues going on in Westchase. So he can't be  
 24 aware of everything. He's just a volunteer.  
 25 But let him know what your concern is, and

Mark Ragusa  
Chairman