

WESTCHASE COMMUNITY DEVELOPMENT DISTRICT

TRANSCRIPT OF: MONTHLY BOARD MEETING

DATE: May 6, 2014
 TIME: 4:02 p.m. to 7:01 p.m.
 PLACE: Westchase Community
 Association Office
 10049 Parley Drive
 Tampa, Florida

REPORTED BY: Rebekah M. Lockwood, RPR
 Notary Public
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APPEARANCES:

BOARD MEMBERS PRESENT:

Mark Ragusa, Chairman
 Greg Chesney
 Bob Argus
 Brian Ross
 Brian Ziegler

ALSO PRESENT:

ERIN MCCORMICK, ESQUIRE
 Fowler, White, Boggs, P.A.
 501 East Kennedy Boulevard
 Suite 1700
 Tampa, Florida 33602-5239

Andrew Mendenhall (via telephone)
 Doug Mays
 Sonny Whyte
 Tonja Stewart

THE CHAIR: Good afternoon. My name is Mark Ragusa. I'm the chair of the Westchase Community Development District. The record should reflect all of the supervisors are present today.

Mr. Ziegler, would you lead us in the pledge of allegiance.

I pledge allegiance to the flag of the United States of America and to the republic for which it stands, one nation under God, indivisible, with liberty and justice for all.

Thank you. We have a consent agenda. We're going to pull the meeting minutes.

Mr. Argus has two substantive issues he'd like to discuss with the board. We do still have the financials as of March 31, 2014 on our consent agenda. Do we have a motion to approve the same?

MR. CHESNEY: So moved.

MR. RAGUSA: Mr. Chesney has moved. Second?

MR. ARGUS: Second.

THE CHAIR: Mr. Argus has seconded. All in favor, please raise your hand. That motion

1 passes five to nothing.
 2 Mr. Argus, your minute -- the meeting
 3 minutes.
 4 MR. ARGUS: I only had one on Page 85,
 5 Line 25, the word "of," o-f, I believe should
 6 be o-n, "on." That was the only thing I had.
 7 MR. BARRETT: I'm sorry, it was --
 8 MR. ARGUS: Huh?
 9 MR. ZEIGLER: Job versus jog.
 10 MR. ARGUS: That's you.
 11 MR. ZEIGLER: Is that it? It thought you
 12 said "of."
 13 MR. ARGUS: Oh, yes. And your "job"
 14 versus "jog" is 48, 12. Page 48, Line 12. The
 15 word is listed as j-o-b, and we believe it
 16 should be j-o-g.
 17 THE CHAIR: Any further issues?
 18 MR. ARGUS: I have none.
 19 THE CHAIR: Okay. I thought you had more
 20 substantive issues.
 21 MR. ARGUS: No.
 22 MR. RAGUSA: With the those changes, do
 23 we have a motion to approve the April 1, 2014
 24 meeting minutes?
 25 MR. ARGUS: So moved.

1 THE CHAIR: Do we have a second?
 2 MR. CHESNEY: Second.
 3 THE CHAIR: Mr. Chesney has seconded.
 4 All in favor, please raise your hand. That
 5 motion passed five to nothing as well.
 6 I'm going to go out of order and take any
 7 residents who want an issue addressed at this
 8 stage. We have a full agenda. If you have a
 9 short topic or issue that is not on the agenda,
 10 I would go ahead and take you today and free
 11 you up if you are so inclined to leave. But if
 12 you want to stay, you're welcome to. Like I
 13 said, we have some -- some presentations we're
 14 going to go through today, and I wanted to give
 15 any resident a chance to raise any issues and
 16 take off. All I'd ask you to do is stand up or
 17 you can sit, for all that matter. Just
 18 identify who you are and your address.
 19 MR. DUDLEY: Scott Dudley. I live right
 20 next to the park on Bridgeton Drive. Lisette,
 21 my neighbor, is here as well, and there are two
 22 other neighbors that couldn't attend.
 23 We have problems at the park. We have a
 24 lot of juveniles that come in, mostly around
 25 teenage years, that are vandalizing things.

1 They've threatened her -- well, I'll let her
 2 speak in a -- I'll let Lisette speak in a
 3 minute. But I live right next to the park. I
 4 see it all the time. So if you come, and
 5 looking at the park on the left side -- I moved
 6 here about two years ago -- behind my fence in
 7 my backyard, they're lighting, like, fires.
 8 You know, kids are. This has become serious.
 9 I'll chase them out and whatnot, you know, but,
 10 yeah.
 11 MR. ARGUS: So you live by the exercise
 12 equipment?
 13 MR. DUDLEY: Yeah.
 14 MR. ARGUS: There's a little path back
 15 there?
 16 MR. DUDLEY: Right next door. I live
 17 right next to the park, yeah.
 18 MR. ARGUS: So it's along that path that
 19 they're lighting the fire?
 20 MR. DUDLEY: No. They leave the path and
 21 come behind my property, so -- which is only
 22 about 20 yards off the path. But, you know,
 23 we've called the police. They've been here
 24 multiple times. We just don't know what to
 25 do. I mean, we chase them, which we don't want

1 to do.
 2 The police said, "If you can get them out
 3 of here, get them out of here."
 4 We're like, "What does everyone mean?"
 5 And then one of the police said, "Well,
 6 call us every time."
 7 Goodness gracious, I'd be calling them
 8 every week. So a couple weeks ago, they're
 9 bouncing, jumping up on top of the awning. And
 10 we all know we lit the two bonfires. That was
 11 a while ago. But there's also at least once a
 12 week something is happening at that park. I
 13 don't know what to do about it. I don't know
 14 what you want me to do about it. Someone is
 15 going to get hurt. And there's only going to
 16 be more vandalism, so -- and I'm going to let
 17 Lisette speak, because she has some young
 18 daughters and some things are a little more
 19 ugly, I suppose, so just --
 20 MS. FALKNER: Lisette Falkner. I live at
 21 10 -- or 10013 Bridgeton. I've been here -- a
 22 resident for eight years. So I've got two
 23 little ones. They're four and six, and I'd say
 24 a couple months ago, we definitely had an
 25 everyday instance where something was happening

1 where we're basically at 10:30, eleven o'clock
2 at night, they were coming, knocking on my
3 door, ringing my doorbell, looking in the cars.

4 We have seen them -- we kind of caught
5 them on the side of the house. Again, we've
6 called the police. We've chased them off. We
7 did end up catching up -- well, I caught up
8 with, I think, two of them. Because we caught
9 up through the tunnel. There was about 15 of
10 them. They all took off running. Two of them,
11 basically, I guess, got scared enough to stay
12 behind to talk to me.

13 And they, I think, live in the Greens,
14 from what the police were saying, because they
15 kind of did follow or see a track of people
16 walking around at that hour of night.

17 But my kids are afraid to go to sleep at
18 night, because basically they're at the point
19 where like who's going to knock on the door.
20 They know we're not going to have anybody
21 coming into the house at ten o'clock at night.
22 So here I move into the neighborhood, thinking,
23 great, it's a family neighborhood, playground
24 is close by. The kids go there every night.
25 Come ten o'clock -- you know, again, my kids

1 police officer that can come around at a
2 certain time, it's just not enough to catch
3 them, I guess, in that standpoint. So we just
4 have some major concerns with that, aside from,
5 like he said, the top of the awning.

6 We've walked home from, you know,
7 Starbucks at night, seen them up there. I'm
8 like, "You kids are going to get hurt."

9 They'll talk back to me. They're not --
10 they're very aggressive in a sense. So I -- my
11 husband is like, "You're not to walk through
12 the park anymore at night." You can forget
13 walking anywhere at that point, just because
14 the kids are just -- we don't know.

15 And I think they are residents. They're
16 just in that preteen, teenage years, trying to
17 figure out what they can do or limits they can
18 push, because they're basically not getting
19 caught, so --

20 MR. DUDLEY: And they, from the point,
21 like, you know, Jason -- Jason, her husband, is
22 a fairly big fellow, so we kind of like tried
23 to walk around. But they said, "We're going to
24 come back and get your car." So now what do we
25 do?

1 are well asleep at night. But they are just
2 under the expectation, when they have to go to
3 bed, knowing what's going to happen.

4 So it definitely became an issue for us.
5 They probably did it again -- they stopped
6 because, again, we did talk to them and --

7 MR. DUDLEY: Scared them.

8 MS. FALKNER: I did scare them pretty
9 good, I think. We put up a video camera. So I
10 was able to catch one at least, but it was very
11 grainy. But I was able to tell him that I saw
12 him on video, I have him on video. So I think
13 that scared the one that at least we saw and
14 got ahold of.

15 I didn't obviously go to the extent of
16 getting a name or anything like that. I didn't
17 know what my, I guess, way of being able to do
18 that with the police. But they've told us the
19 same thing. Either you scare them off, you
20 call us every night. But when you drive to get
21 to the park, there's only one way in. So the
22 minute they see lights, they take off either
23 through the tunnel, they take off through the
24 conservation. They can get away.

25 So although there has been or could be a

1 So I understand, this is what I've heard,
2 the park might be revamped, and maybe this is a
3 good time to talk about it. What can be put in
4 play for any, I don't know, surveillance. I
5 don't know what would scare them. But you
6 don't want two guys running around chasing
7 kids. That would be terrible. You certainly
8 don't want us calling the cops every weekend,
9 or --

10 MS. FALKNER: We told them, too, because
11 we have -- my husband did leave the park the
12 other night. It was before -- before the
13 sundown. There was an older gentleman with a
14 hood on with a bicycle, but kind of almost
15 towards that path, that was just standing
16 there. My husband was like, I was expecting a
17 kid to come out playing. He didn't see any
18 kids, so he was just like, okay, it's just a
19 random gentleman standing here. So he brought
20 my daughter home. But he was like, you don't
21 know with these kids at night, who's back in
22 this conservation. You know, it's just -- it
23 was definitely -- it's getting to the point
24 where it's not, you know, a safe situation at
25 all.

1 MR. CHESNEY: Well, is it only in the
2 evening, or do you see them out --

3 MS. FALKNER: They were out a couple
4 weeks ago around four or five o'clock, I think.
5 Because my one neighbor --

6 MR. DUDLEY: They broke a window out
7 there in a car a few weeks ago in 4:30 in the
8 afternoon in the park. But that's -- that's an
9 anomaly. It's mostly at night.

10 MS. FALKNER: Yeah.

11 MR. DUDLEY: You know, they need some
12 place to hang out. And it's there till -- I
13 mean, I'll be out there, because I have a
14 window that overlooks, and I'll -- you know,
15 I'll hear them at two in the morning. So, you
16 know, something's going on.

17 MR. CHESNEY: Well, I will concur that
18 I've seen them right after school, like 4:30,
19 five o'clock. And because I had one -- they
20 were on top of the awning -- awning, and I told
21 them to get down.

22 MR. DUDLEY: In the afternoon?

23 MR. CHESNEY: Another kid -- yeah -- came
24 and actually swung a piece of pipe at me. And
25 he ran. And then -- but -- but you asked about

1 were all out. None of us could catch up with
2 these kids. So they run through the tunnel.
3 They run through the conservation.

4 MR. DUDLEY: We just don't know what to
5 do. You know, we're looking for some kind of
6 direction. What do you want us to do? We call
7 the cops all the time. But really -- last
8 time, I -- two times when I called, it's a
9 different police officer, but when he showed
10 up, he said, "Yeah, if you can chase them out
11 of here, chase them out of here."

12 I'm thinking like, "Well," you know, I'm
13 good with that, except I'm sure I would get in
14 trouble at some point doing that.

15 MS. FALKNER: Right. If my husband -- if
16 my husband catches up with them, what does he
17 do? If he puts his hands on them, then it's --
18 it's his fault. And I don't want my -- I mean,
19 that's the first thing I told my husband,
20 "Don't lay a hand on them." Because, number
21 one, we don't know how old they are.

22 MR. DUDLEY: And we're outnumbered. Her
23 husband and I are always out there, so
24 something's going to not go well. I'm sorry.

25 THE CHAIR: Doug.

1 calling the police. I mean, you should call
2 the police every single time. You should --

3 MS. FALKNER: And I have.

4 MR. CHESNEY: -- call the sheriff every
5 single time.

6 MS. FALKNER: And I have, but I'm -- it's
7 to the point where it's like -- I mean, they
8 probably know my number by now.

9 MR. DUDLEY: And they've given us their
10 card, and say we call them. And this is --
11 we've all been kids, we've all been teenagers.
12 You're going to get away, and they always get
13 away. One -- you know, it just happens. You
14 see a cop car pull up, they just can't close it
15 in. I mean, any kid that's got any athletics
16 is going to get away.

17 MS. FALKNER: There were four of them.
18 The main night, but it was three nights in a
19 row, they were coming, and that's when we saw
20 them looking in the car doors or looking in the
21 car windows, checking for things. We
22 finally -- the police came out. There were, I
23 think, three cop cars. I mean, all of the
24 neighbors were out at that point. There were
25 at least six of the houses right there, and we

1 MR. MAYS: Well, we can get with our
2 off-duty deputy, Gundersen. We've had to -- we
3 haven't done it in a while. To keep some
4 problems out of the park, we've had the
5 deputies set up a couple of surveillance stuff
6 where they've looked over the park, certain,
7 you know, nights. And see if they can catch a
8 few. Because it seems like when we catch a
9 few, they can trespass warning them. I got to
10 double-check with him, because it's hard to
11 trespass a kid that lives in here, because he
12 actually has a resident address. They've been
13 able to trespass one of the kids that are from
14 the other side or not in the neighborhood. But
15 if they actually have an ID that has a actual
16 address, at least that way, they can speak with
17 their parents. Majority of time, they have
18 pretty good luck speaking with the parents.
19 Every once in a while, you get one of those
20 that, you know, thinks their kid can't do
21 wrong.

22 MS. FALKNER: I've thought about that.
23 Follow them and knock on their parents' door.

24 MR. MAYS: But I think -- I think me and
25 Gundersen will have to set up another one of

1 those nighttime surveillance things, where
2 we're, you know, trying to just go in the park
3 and try to talk to them. You know, maybe
4 trespass them, see what we can do, go to their
5 parents.

6 Because if -- you know, we've talked
7 about cameras. We've talked about putting
8 surveillance cameras. It's -- there is that
9 one camera company that we looked at that had
10 the speakers that would say, "You're in the
11 park after hours, you need to leave right now,
12 deputies are on the way," that kind of stuff.
13 There are those things available. But our
14 deputies have also told us that, like they had
15 said, the cameras are so grainy, and these
16 kids, they're not on file. They don't have
17 their pictures downtown, so --

18 MS. FALKNER: I mean, it was so quick.
19 It was literally within seven seconds this kid
20 rang the doorbell and was out.

21 MR. CHESNEY: How long has it been going
22 on? Because I actually had this to bring up,
23 just mention -- because it -- you know, it just
24 happened within the last two weeks.

25 MS. FALKNER: This has been going --

1 MR. DUDLEY: Over a year.

2 MS. FALKNER: Yeah.

3 MR. DUDLEY: I've been here two years and
4 I started noticing it last spring.

5 MR. CHESNEY: It's a group of kids. And
6 once we figure out who they are, then they'll
7 go away.

8 MR. DUDLEY: On this note, you know, I
9 don't know what would cure this. You know,
10 behind my property, you know, I'll yell at them
11 because they're lighting fires. I put up no
12 trespassing signs, you know, the best -- you
13 know, hammer them to the tree or whatever, and
14 they just tear them down.

15 MR. MAYS: Oh, yeah.

16 MR. DUDLEY: So I don't know what -- I
17 don't know what to do about that.

18 MS. FALKNER: That's what they'd do with
19 a camera. You know, are they going to damage
20 the cameras?

21 MR. MAYS: Well, we tried putting, even
22 what you call dummy cameras to try to scare
23 them.

24 MR. DUDLEY: Yeah.

25 MR. MAYS: And they broke those, so

1 they'll -- all you can do -- even if they think
2 it's real, they'll put a hood on and break them
3 with a bat, so --

4 MR. ARGUS: Do we have any fencing
5 between the park and where they're setting the
6 fires?

7 MS. FALKNER: No.

8 MR. MAYS: No. It's kind of an open
9 area, other than the residents' fencing that
10 they have.

11 MR. ZEIGLER: Doug, do you know what the
12 maximum enforcement the cops can do? Can they
13 trespass them, even though they're residents
14 here?

15 MR. MAYS: They can't trespass them if
16 they're a resident here, because it's a public
17 park.

18 MS. McCORMICK: Yeah, but is it --

19 MR. ZEIGLER: After park hours.

20 MR. MAYS: After hours, we can check with
21 Gundersen, see for sure what he can do, if he
22 can trespass them. It seems like if they catch
23 them doing something like a misdemeanor, you
24 know, setting a fire in the woods, that they
25 could give them some sort of warning on that,

1 which would tell them that they need to -- you
2 know, that they -- tell their parents that
3 these kids are no longer welcome in the park.
4 So we have to catch them doing it.

5 MR. ZEIGLER: About a month and a half
6 ago, I stopped a female officer who was doing
7 the patrol and asked her to basically
8 observe -- because I observed a couple kids
9 jumping up on top of the tarps. And asked her
10 to basically put as much enforcement, teeth
11 into whatever she can at that point. However,
12 she said that she has not got any kind of
13 formal requests or memos or anything from that
14 matter that she knows of to -- to go deeper
15 into enforcement. I really think we should
16 have a formal letter to, you know, Officer
17 Gundersen and say, you know, to -- to say,
18 Gundersen -- sorry.

19 MR. MAYS: Yeah.

20 MR. ZEIGLER: To say maximize the
21 enforcement of whatever you can do --

22 MR. MAYS: Okay.

23 MR. ZEIGLER: -- to make it miserable for
24 these kids. I don't want the residents to
25 be --

1 MR. MAYS: Right.
 2 MR. ZEIGLER: -- the patrols. And I
 3 think it would be counterproductive for them to
 4 be the patrols, because there's going to be
 5 retribution. They're going to damage your car.
 6 MR. MAYS: Sure.
 7 MR. ZEIGLER: They're going to damage
 8 your house. They're going to --
 9 MR. DUDLEY: Yeah, yeah. And they told
 10 us they're going to, so we know it's coming.
 11 MR. ZEIGLER: So if they're that defiant,
 12 I think we just need to let this completely be
 13 a legal --
 14 MS. FALKNER: I think anytime a police
 15 officer comes from the Bridges, there needs to
 16 be a police officer parked over here. Because,
 17 basically, all they're doing is running right
 18 through the tunnel.
 19 MR. MAYS: Yeah.
 20 MS. FALKNER: By the time a police
 21 officer makes it through the gate, I mean, they
 22 already know they're there.
 23 MR. MAYS: Well, that's what we have
 24 normally done. We stake out somebody on this
 25 side so we can see them, and then when they

1 come back this way, they've been able to catch
 2 them. We can do that with our deputies. And I
 3 thought we had already -- we've already sent
 4 Gundersen a letter letting him know -- or an
 5 e-mail.
 6 MS. WHYTE: After you and I spoke, I
 7 immediately notified him, and he said he would
 8 get patrol out there more often. And he
 9 himself has been out there a couple times. But
 10 it's very difficult to trespass a Westchase
 11 resident unless they do damage.
 12 MR. CHESNEY: When was the last incident?
 13 MR. DUDLEY: Weekend.
 14 MR. CHESNEY: This past weekend?
 15 MR. DUDLEY: Yeah. I mean, it's a rarity
 16 if it's not every weekend. I mean, maybe I --
 17 THE CHAIR: Erin, will you get the proper
 18 language for a letter for the sheriff's
 19 department?
 20 MS. McCORMICK: Sure.
 21 THE CHAIR: I don't know why they're
 22 hesitant to trespass a Westchase resident who's
 23 in a park after hours. That should not be an
 24 issue.
 25 MS. McCORMICK: It seems to me like

1 whether it's a resident or nonresident, the
 2 legality of the no trespassing would be the
 3 same. I don't know why they --
 4 MS. FALKNER: The only thing they can --
 5 MS. McCORMICK: -- treat a resident with
 6 preference.
 7 MS. FALKNER: -- think is the gates have
 8 to stay open, because it's a walk-through for
 9 residents.
 10 MR. CHESNEY: The woods isn't a
 11 walk-through.
 12 MS. FALKNER: I mean, it's --
 13 MR. DUDLEY: Well, they can get through
 14 anywhere. I mean --
 15 MS. FALKNER: They can jump the fence.
 16 But I guess, if you lock it, for example,
 17 because it's a walk -- you know, people walk
 18 their dogs.
 19 THE CHAIR: We don't have law enforcement
 20 power, so all we can do is coordinate with the
 21 sheriff's department. I think district counsel
 22 can do a good job of making sure the sheriff's
 23 department understands the -- what the board of
 24 supervisors expect and they're giving them
 25 free rein to do whatever they can to enforce,

1 including action against residents. So I think
 2 that will free them up a little bit. And I
 3 think Doug can work with the sheriff's office
 4 and do what I'm going to call concentrated
 5 enforcement, and I will leave it up to them to
 6 handle the tactics and what they want to do.
 7 But if you can encourage them to do that --
 8 MR. MAYS: You got it.
 9 THE CHAIR: -- and help with the right --
 10 MS. FALKNER: Do they have these issues
 11 at the other park as well? I know you live
 12 closer to that side.
 13 MR. MAYS: We've heard the same thing.
 14 Mainly getting on top of the tarp. That's the
 15 biggest issue.
 16 AUDIENCE MEMBER: Fires in the woods.
 17 MR. MAYS: Yeah. Fires in the woods back
 18 by the TECO power lines. The deputies caught a
 19 couple of guys, as a matter of fact, two weeks
 20 ago back there and made a couple of arrests,
 21 believe it or not, so -- but these weren't --
 22 these weren't kids.
 23 THE CHAIR: Is there anything lighting
 24 could do in the back --
 25 MR. MAYS: Well, that's what I wondering,

1 too, if there's a way we could get some
2 lighting back there. But a lot of times,
3 they'll just break the lights.

4 MR. CHESNEY: They were very aggressive.
5 I mean, I was coming through the tunnel, and
6 they were on top of the tunnel. And then I saw
7 the one on top of it, you know, and I made him
8 get down, and this kid came behind me. I mean,
9 they were very aggressive. So, I mean, I'm
10 somewhat sympathetic.

11 THE CHAIR: How old?

12 MR. CHESNEY: 14. Their -- the one that
13 had the pipe was high school age. He was
14 older. But he looked like he was hanging out,
15 waiting for the middle schoolers to show up,
16 and they were all doing their trek to Starbucks
17 over there.

18 THE CHAIR: Unfortunately, that kid is
19 going to run up against -- he's going to swing
20 a pipe at a resident who's carrying a handgun.
21 And the kid's going to get killed.

22 MS. FALKNER: Oh, we -- well, let me tell
23 you --

24 THE CHAIR: Because that's what's going
25 to happen.

1 MS. FALKNER: -- when I talked to the
2 kids, I did tell them. Because it was probably
3 right around that time, and I said to them, you
4 don't know what residents you're going to come
5 across one day, but you're going to -- it's
6 going to be an instance where it's not going to
7 be a good outcome.

8 THE CHAIR: That's what's going to
9 eventually happen, unfortunately.

10 MS. FALKNER: But apparently it didn't
11 stop them, so --

12 MR. DUDLEY: Well, on this, can you
13 just -- put my e-mail on this sheet. Just
14 follow up, tell me what to do. I know
15 you're -- everything will go through its
16 processes. But when you come down with
17 something, just let me know what to do.

18 THE CHAIR: I think the only advice we
19 can tell you is keep reporting it to the
20 sheriff's department.

21 MR. CHESNEY: I mean --

22 THE CHAIR: The more you do, the more
23 leverage they have to do directed patrol. They
24 don't view us as annoying residents. We're not
25 that.

1 MR. DUDLEY: Well, I may have the wrong
2 number then. They sure view me as annoying.

3 THE CHAIR: Well, are you calling --

4 MS. FALKNER: Non-emergency?

5 THE CHAIR: -- non-emergency number?

6 MS. FALKNER: Yeah, non-emergency number.

7 THE CHAIR: Okay. Well, keep calling.

8 It's your job.

9 MS. FALKNER: I mean, they must think
10 that between -- I don't know who else -- I know
11 the other neighbors have called, but we're
12 probably like the main --

13 THE CHAIR: Doug, can you look and see if
14 lighting would help the situation?

15 MR. MAYS: See what we can do.

16 MR. DUDLEY: And back in the woods back
17 there, what do I need to do about that?
18 Because I don't know what to do about that.

19 MR. MAYS: It might help if we just kind
20 of clear it up a little bit, make it more open,
21 so it's tough for them to hide.

22 MR. DUDLEY: I know. I'm almost thinking
23 the opposite, because it's kind of got trails
24 on there now --

25 MR. MAYS: They'll just cut the trails

1 back out and put trees and plants out there.
2 Sometimes if you open it up, it makes it wide
3 open.

4 MS. FALKNER: They're more visible.

5 THE CHAIR: All right. Doug, why don't
6 you talk to the residents off the meeting.

7 MR. MAYS: Okay.

8 THE CHAIR: And certainly follow up.
9 Anybody else want to address that issue?

10 MS. CARLSEN: I just want to address
11 Glenciff Park issue. Kathy Carlsen. I'm the
12 Glenciff's voting member, 12105 Glenciff
13 Circle. If changes are going to be made in the
14 park, a number of my residents who live
15 directly across the street -- and I have
16 addressed this issue to the CDD office in the
17 past -- would like to see either stop signs or
18 speed bumps of some kind at the entrance and
19 the exit to that park, because there have been
20 so many near pedestrian/auto incidents with
21 people peeling in and peeling out of the park.
22 There's nothing there that tells them they have
23 to stop, slow down before they pull in or pull
24 out of that park. And we'd like to see some
25 stop signs or something at those entrances and

1 exits to at least give some people caution, you
2 know, not everybody is going to obey them, but
3 there's really nothing right now to slow them
4 down when they're pulling in or pulling out of
5 the streets in the park.

6 THE CHAIR: Are you talking about the
7 main parking lot at Glenduff?

8 MS. CARLSEN: Both parking lots. But the
9 main parking lot is where most of the
10 pedestrian -- pedestrian traffic is coming in
11 and out of that park. And people step off the
12 curb at that sidewalk there. And there's cars
13 just zooming in and zooming out of that park.

14 THE CHAIR: Correct me if I'm wrong,
15 there's a stop sign on the street leading on to
16 Countryway.

17 MS. CARLSEN: Countryway and Glenduff.

18 THE CHAIR: But you're saying there's not
19 one from entering the -- from exiting the
20 parking lot onto the road.

21 MS. CARLSEN: No. There's no stop signs.

22 THE CHAIR: Can we look at that? We have
23 to get Hillsborough County approval.

24 MR. MAYS: Yeah, we may have to.

25 MR. STEWART: You can add them.

1 MR. MAYS: We can add them?

2 MS. STEWART: You can add them.

3 THE CHAIR: Can you work with Tonja on
4 that?

5 MR. MAYS: Sure.

6 THE CHAIR: Thank you.

7 MS. FALKNER: I only have one more thing,
8 is the weekends with the parties. There are
9 people that are blocking -- and I've called the
10 police. They're blocking the cul-de-sac.

11 MR. CHESNEY: I guess Andy is not there.

12 MS. FALKNER: They're blocking the
13 cul-de-sac, so there is no way a fire truck
14 could get through on these streets on the
15 weekends. Whether they're parking on the side
16 of my -- where my mailbox is to where the
17 middle median is, there's nothing coming
18 through that. Obviously, even during, like,
19 the Christmas time, we -- you know, the fire
20 engine couldn't even come through. Had to make
21 sure. So it's already like a proven thing that
22 they cannot drive through that street if
23 there's cars parked along that side when
24 there's cars on both ends of it. But they have
25 blocked the cul-de-sac. And we have had a fire

1 on that street before with a house, so --

2 THE CHAIR: Residents' parking?

3 MR. DUDLEY: No.

4 MS. FALKNER: This is a street.

5 MR. DUDLEY: People going to a party.

6 MS. FALKNER: The street before you go
7 into the park. So right, actually, directly in
8 front of his house, there's one piece of the
9 cul-de-sac that's open. On the weekends, cars
10 will park there blocking it. They use it as a
11 parking spot. They can't get a parking spot in
12 the park, so they'll make it a parking spot
13 there.

14 MR. MAYS: We have a no parking sign
15 there.

16 MR. DUDLEY: Do you?

17 MR. MAYS: Yeah. I saw it today. Saw it
18 today, checking it out.

19 MS. FALKNER: So then you want to -- I
20 don't know.

21 MR. DUDLEY: Is it new?

22 MR. MAYS: We've had it there for a few
23 years at the request of the homeowner that used
24 to live right there in -- where you're at. So,
25 yeah, it's right there in the middle of the

1 cul-de-sac.

2 THE CHAIR: When you go out there, will
3 you look at the sign again?

4 MR. MAYS: Sure. I looked at this
5 morning.

6 MS. FALKNER: Weekends are --

7 THE CHAIR: Good enough.

8 MR. MAYS: Just happened to look at it
9 this morning.

10 MR. ZEIGLER: Just one more time.

11 THE CHAIR: Anything else on the issue?
12 You'll follow up, Doug --

13 MR. MAYS: Yes, sir.

14 THE CHAIR: -- with Tonja? Okay. Thank
15 you. Any other resident issues we want to take
16 up now?

17 MR. DUDLEY: Well, I appreciate your
18 time, by the way. I got to scoot, but I thank
19 you very much.

20 THE CHAIR: Thank you. Thanks for coming
21 in.

22 All right. Playground improvement
23 presentations. You probably saw on your
24 communications that RDC had a conflict, and
25 they could not attend. In reviewing the

1 minutes, I think they're -- I don't know that
2 we have a complete consensus or at least I
3 don't have a full understanding of what we
4 expect from these presentations today. I know
5 that we certainly want to give RDC an
6 opportunity to present anything they may
7 choose.

8 Erin, do you have any thoughts on how
9 this impacts the RFP process if we were to do
10 one?

11 MS. McCORMICK: Well, through the RFP
12 process, we would do an advertisement, and then
13 whoever is interested would submit proposals,
14 and we could then have presentations at that
15 point. So there is going to be that formal
16 process and opportunity for presentations and
17 for the board members to question the
18 contractors. I don't know if there's a desire
19 today to just ask some preliminary questions.
20 But I think it is a good idea to at least let
21 the contractors know that we are anticipating
22 that there will be a formal RFP process, so
23 that may govern what you would want to say
24 today.

25 MS. STEWART: Mark, may I make a couple

1 comments? Just to make sure that the board
2 understands, what we did was, at the last board
3 meeting, you wanted to make sure you had the
4 three vendors here to be able to talk to you.
5 And I think it's important to understand that
6 each one of these vendors actually bring a
7 different perspective to the table. And I
8 think it may help advise you in terms of the
9 approach you want to take on the project,
10 because one is a contractor, one is a designer,
11 designing it and bidding it. And so I think
12 each one of them are going to offer something
13 differently to try to give you an opportunity
14 to figure out which direction you want to take.

15 THE CHAIR: I'm confused. I thought all
16 of them were design/build.

17 MS. STEWART: No. No. Hardeman Kempton,
18 when you speak with them, they're more of a
19 design/bid the -- bid the package together
20 for -- through the RFP process. Okay.

21 Florida Water Features and
22 PlayStructures, he can't design. He doesn't
23 design. I believe he hires consultants. As
24 far as his package, he can design it and then
25 actually build it. He doesn't necessarily

1 design it to bid it. There you go.

2 RDC is kind of similar. They can have,
3 like, a turnkey operation where they can design
4 and bid it. You worked with them ten years
5 ago, so you're familiar with how their process
6 works.

7 But I believe you'll find both Hardeman
8 Kempton and Florida Water Features and
9 PlayStructures have similar experience, but a
10 slightly different perspective. And I think it
11 will help you try to figure out which direction
12 you want to go. Whether you want something
13 turnkey, whether at that point in time you'll
14 do an RFP for a turnkey operation, or just
15 professional consulting. You know, I think --
16 I think, based on how significant the projects
17 are going to be, you're going to have to, I
18 think, make that determination.

19 THE CHAIR: Okay. Any supervisor
20 comments or thoughts? I'm inclined to give
21 them at least five minutes each just to tell us
22 what they want to tell us. We obviously have
23 their materials. And kind of open it up to
24 them to decide -- they can tell us anything
25 they want to tell us. They don't have to get

1 into any details of what they're actually
2 proposing. We don't need to hear the dollars
3 or anything like that. Just a general
4 introductory statement. I'm sure they've done
5 it before. Why don't we start the Hardeman and
6 Kempton, if that's okay.

7 MR. RINARD: No problem. Scoot up here
8 if that's okay. Sorry to have my back to you
9 all. My name is Jason Rinard. I'm a partner.
10 I'm also a landscape architect with Hardeman
11 Kempton & Associates. We're a landscape
12 architecture firm and civil engineering firm.
13 I've got a package here that, you know -- I
14 will keep this to five minutes for everybody's
15 benefit. But you all can go through this.

16 There are a couple key things I want to
17 point out. We are a design consulting firm.
18 Tonja kind of nailed it on the head as the --
19 we would look at your park projects in terms of
20 safety issues, in terms of some of the
21 criteria that was just mentioned here from
22 concerns from the residents. We'd look at it
23 from accessibility, ADA-based issues, making
24 sure we're compliant.

25 But we have the tools in having the civil

<p style="text-align: right;">Page 37</p> <p>1 engineering. We also have affiliations with 2 two construction companies, one being Hardeman 3 Landscape Nursery, which is a landscape 4 construction management company. Then also 5 Sitecrafters of Florida, which does site 6 infrastructure, basically, pipe in the ground, 7 storm water improvements and that stuff. 8 Holistically, we can look at your site 9 from the entire site parameters and the context 10 of the neighborhood and basically do an 11 assessment, look at the good, the bad, the 12 ugly, what works today, what doesn't work 13 today. What needs to be improved. And from 14 that, we can put together design documents. We 15 can start with a schematic-level approach, 16 looking at a master plan. Some of the graphics 17 in there just show some of the different types 18 of presentation tools we use. We use plan 19 view, which is just two dimensional. A lot of 20 people can't understand that. So we get into 21 three-dimensional modeling, which really just 22 gives you a very realistic idea of what it is 23 ultimately that's going to be built. 24 The reason I mention the construction 25 companies is not so much that we would offer a</p>	<p style="text-align: right;">Page 39</p> <p>1 large-scale level to a small-scale level. So 2 if you need to get resident buy-in on any of 3 these improvements, we have experience with 4 that as well. 5 And then from there, we can put together 6 the construction documents, take it through 7 permitting, assist you with the bid review, and 8 evaluation and selection process. And then, 9 once you've basically selected the contractor, 10 we get involved with construction oversight, 11 coming out of certain milestones of the project 12 to make sure that what was bid on is actually 13 getting implemented in the ground. 14 So I'll leave it at that. Hopefully, 15 that's short and sweet enough. Obviously, 16 the -- my contact information is in this 17 package, if you all want to do a little more 18 research about us. My business partner, Ted 19 Kempton, I believe he's been here a few times 20 to talk with you about other relevant or other 21 projects, I should say, in the past. So we're 22 both Tampa natives, you know, we've been in 23 Florida. We graduated from the University of 24 Florida, so we're very familiar with a lot of 25 the -- well, certain legislation,</p>
<p style="text-align: right;">Page 38</p> <p>1 turnkey like the other two contractors that are 2 going to present to you, it's the fact that we 3 have two companies that we can base our 4 budgeting and our construction methodology and 5 quality control. And that has been a huge 6 asset in a lot of our park designs. We've done 7 a lot of work for the City of Tampa, 8 Hillsborough County, Polk County, City of 9 Lakeland, Temple Terrace. 10 I've also -- I only have two packages. 11 There's a neighborhood park portfolio here too. 12 I forgot to mention Tampa Palms, which we're 13 currently involved in. We've been involved 14 with them since 2001. They have some smaller 15 park projects that I believe have some similar 16 relevance here in the type of approach. And 17 that's really what's depicted in the package 18 I've given to you today. But also in here is a 19 reference to this neighborhood park portfolio 20 if, on your own time, you want to take a look a 21 little bit more about us. 22 But the reality is, we can give you a 23 master plan concept. We can give you realistic 24 budgets. We can come meet with you. We 25 facilitated numerous community workshops from a</p>	<p style="text-align: right;">Page 40</p> <p>1 certifications, safety requirements, you name 2 it. Hands down, we're qualified to do it from 3 a design standpoint. So with that, I'll leave 4 it in your hands, if anybody has any questions. 5 THE CHAIR: Mr. Argus. 6 MR. ARGUS: Question, if we wanted to go 7 after state or federal grants, do you all have 8 any experience in doing that? 9 MR. RINARD: We have some limited 10 experience. I would not say we're the grant or 11 fund-writing experts. I do have -- we work -- 12 we do have a relationship with a person who's 13 been very successful with that here in Tampa. 14 And if that were something that we'd want to 15 look at, we absolutely have the ability to 16 contact, not only this person, but other 17 avenues to research that kind of stuff. 18 MR. ARGUS: Thank you. 19 THE CHAIR: Any other questions? Well, 20 thank you. 21 MR. RINARD: Thank you. 22 MR. SHOFFSTALL: Wow. Wow. My name is 23 Carl Shoffstall. We're Florida PlayStructures 24 and Water Features, and we're based out of 25 Plant City, Florida. I'll leave everybody a</p>

1 card here. I put a package together. Two
 2 things your CDD had contacted me. We, again,
 3 are in playground business, water features,
 4 playgrounds, fountains, interactive water
 5 features, and all of that. We are licensed
 6 general contractors. We're licensed state
 7 electricians, general con -- pool and spa
 8 contractors, as well as I am a CPSI, certified
 9 playground safety inspector. I do inspections
 10 all over the state or just what you have here,
 11 what we're looking at on your project. And I'm
 12 also -- I have certification from the National
 13 Contractors Association for Installation of
 14 Playgrounds. We've been in this -- doing this
 15 for 30 years. Again, we're a design build
 16 team, not quite as that gentleman's are, but we
 17 look in and -- we go in and look at -- I don't
 18 look at the site work as far as the streets and
 19 stuff like that. I'd be telling you a
 20 nontruth, but we do take it from the park in.
 21 We can do the design, and, you know, we'll work
 22 with you, however you guys want to do it.
 23 And I was -- been out to the -- two sites
 24 twice. I was out on Sunday. And,
 25 unfortunately, what this young lady said here

1 was absolutely the truth. You couldn't get
 2 down the street. You have all wood structure
 3 there. They are no longer ASTM CPSC
 4 certified -- or compliant. You have a couple
 5 of ADA issues, and your equipment is all wood,
 6 and that's just not looked at in the commercial
 7 sector anymore. That's, you know -- it's not
 8 approved or -- it's frowned on.
 9 Shade -- our shade top, shade structures,
 10 we're having that issue all over the state
 11 right now. I don't know if it's become,
 12 because of shade structures are getting a lot
 13 more popular, a Florida thing. I just finished
 14 a big playground, about a 15,000-square-foot
 15 playground in the City of Sarasota. The police
 16 have pictures of people getting up on the tops
 17 and using them as hammocks. So your issue
 18 there is not, again, is not any uncommon.
 19 That's what's going around everywhere.
 20 I've been working with a couple different
 21 shade structures, manufacturers about, we put
 22 warning labels, and we put signage on all the
 23 playground equipment that we put out there.
 24 And I'm talking to them about that. I don't
 25 know what the solution is, but I think it's

1 going to eventually have to come -- they're
 2 going to have to look at putting warning labels
 3 on them, that shade tops are not used for
 4 trampolines or sleeping or whatever they do up
 5 there.

6 So without getting into it, I put
 7 together two packages there for you just to
 8 take a look at some equipment. One of the
 9 things that -- again, with the City of
 10 Sarasota, I sit on their park and rec advisory
 11 board. And one of the things that we've been
 12 looking at overall in the city parks, the same
 13 thing that, again, this young lady was talking
 14 about, that -- line of sight, everything that
 15 has to be open. And we're getting a lot of
 16 older stuff, the crawl tubes, and things like
 17 that are going away. And it's more hand/eye
 18 dexterity equipment that you can actually see
 19 through, and you can't hide in -- inside the
 20 crawl tubes and stuff like that. So, again,
 21 that's getting off a little bit on a tangent.
 22 But we can sit down with you and we can design
 23 it.

24 Water issues, I saw over there on the
 25 second park, the swings had water on them on

1 Sunday. Like I say, those parks are heavily
 2 used, so it's going to take a good design to
 3 turn around and, you know, update your
 4 equipment and make sure everything fits.

5 Your shade tops, as an inspector, are way
 6 too low. You have them within four feet of the
 7 area, and people are going to be able to get up
 8 on top of them. So, I mean, again, there's
 9 lots of issues, but again, if you take
 10 everything out of there, you've got a clean
 11 palette that we can do a design.

12 THE CHAIR: Thank you. Any questions?
 13 Thank you again.

14 MR. SHOFFSTALL: All right. Thank you.
 15 I left a catalog with everybody of one of the
 16 manufacturers that we work with. You can have
 17 a wish list. See what you like.

18 MS. STEWART: Obviously, this is probably
 19 perfect timing, because you're going to be
 20 getting into your budget discussion, so I'm
 21 sure this is going to be a significant capital
 22 improvement project for you, so --

23 THE CHAIR: A hundred thousand will cover
 24 it. Right?

25 MR. SHOFFSTALL: Close.

1 THE CHAIR: All right. Any other -- any
2 other discussion on this line item here, the
3 playground improvement, contractors?

4 MR. ZEIGLER: The only thing that comes
5 to my mind is if the experts in this field have
6 any knowledge of any upcoming or proposed
7 pending changes to the criteria of the
8 equipment, meaning, if we buy it now, will it
9 become outdated in two or three years or
10 noncompliant in two or three years. So I want
11 to make sure that's on the table, so anything
12 that could be an upgrade that we could do now
13 to keep our project as viable as long as
14 possible would be important.

15 MR. SHOFFSTALL: Surfacing is the big
16 issue right now with what they're doing with
17 surfacing, and it's 2010 -- I think, Tonja --
18 was when the ADA was written -- rewritten for
19 accessibility, and that's the biggest changes
20 that have come about.

21 Most of the manufacturers in playground,
22 whether it be mine or somebody else's, it all
23 goes through IPEMA, International Playground
24 and Equipment Association. Pretty much
25 everything is current and will be current for a

1 while. I don't see any major changes in
2 equipment. We're coming out with new
3 equipment, getting bolder, higher, fly farther,
4 all that kind of things. But that's -- that's
5 the new and improved stuff for the playground
6 stuff. Playgrounds aren't like when I was a
7 child, for sure, so --

8 THE CHAIR: Mr. Chesney.

9 MR. CHESNEY: Is there a way you could --
10 and I don't know if you haven't -- have a
11 conversation with Sonny about some very broad
12 estimates of -- of budget for those two parks?
13 I mean, broad -- I mean, broad. And I would
14 prefer it not to be in this session. It would
15 be more of like if you could get Sonny some
16 budget ranges, that would be very helpful.

17 MR. SHOFFSTALL: What I've been doing or
18 what our company has been doing is in
19 Sarasota -- again, I've worked all over the
20 state, but I'm pretty held high in Sarasota,
21 and I know I talked to Sonny about this the
22 other day, about putting out a survey in the
23 neighborhood to see what they would think they
24 would like to see as far as equipment, that can
25 get into a nightmare. So that's why I brought

1 the books. Whether this gentleman or I do it,
2 I mean, at least get some ideas on what you
3 would like to see.

4 I mean, I've designed them where I
5 went -- I look at this and I say, "Man, this is
6 the best thing since sliced bread," I take it
7 to their board, and they say, "What were you
8 thinking about?"

9 MR. CHESNEY: Yeah. I'm not talking
10 about detail. I mean, you've both been in our
11 neighborhoods. You kind of have an idea of
12 what we have, what our neighborhood's like, and
13 I'm sure you've done lots of projects for
14 similar neighborhoods. So what they similarly
15 would have, like an estimate. See, she is
16 already raising her hand for specifics.

17 MS. FALKNER: I understand the issues of
18 neighborhoods and all that. But when you're --
19 you know, when you're thinking about, like, the
20 level of kids, I mean, when I look at this
21 playground, it's not till really now my kids
22 are truly enjoying it. I've been to other
23 parks where there's smaller equipment, because
24 there's a lot of little kids here. And then
25 there's a section where it's little kids,

1 smaller slides, smaller -- you know --

2 MR. SHOFFSTALL: That's a design, I'm
3 sure.

4 MS. FALKNER: Agility things, and they
5 can, obviously, grow into what we have now,
6 which the four-to-six-year-old love. But when
7 they were little --

8 MR. RINARD: Yeah. I mean, we have the
9 ability to do that. I'd be more than happy to
10 look at some of the recent projects we did for
11 Tampa Palms and share the overall budgets. The
12 hesitancy I have about that, it's just like
13 Carl's catalog, I mean, you have the range from
14 simple to just in playground equipment, and all
15 of a sudden, you may look at, okay, maybe we
16 want to connect walkways or replace concrete or
17 replace safety surfacing and their levels of
18 surfacing. And all of a sudden, you all see
19 this number, whatever, a hundred thousand,
20 200,000, whatever it is, and all of a sudden,
21 you're mentally locked into that. And then
22 when you get into this process, whether you go
23 the avenue of design, you know, bid or if you
24 go design/build, I don't know, it can work
25 against you.

1 MR. CHESNEY: Yeah, I understand.

2 MR. RINARD: That's where I'm a little
3 hesitant about offering that. But at the same
4 time, I get it. Ballpark going, look, what are
5 we talking about? Are we talking about a
6 million? Are we talking about a hundred
7 thousand?

8 MR. CHESNEY: I understand.

9 MR. RINARD: I know that that information
10 is helpful at this level.

11 MR. CHESNEY: Yeah. And we've gone
12 through this process before. We did it ten
13 years ago. So, I mean, we've been through it
14 down -- at least you and I have been through
15 it. We started with a broad budget. What we
16 ended up with was different than what we
17 started out with. We understand that.

18 MR. RINARD: Yeah. It usually does.
19 He's right.

20 THE CHAIR: Going to go down this year.

21 MR. BALDWIN: Just remember, though,
22 tonight you're approving of your proposed
23 budget. We're just setting the high level
24 mark.

25 THE CHAIR: Yes. Well, along those

1 lines, I guess part of -- and I'm going to use
2 a crazy number. Let's say this is a
3 million-dollar project. I don't know that it
4 is. I hope it isn't. Is that something that
5 we would budget for if we were going outside
6 for funding as opposed to using our own money?
7 What component would have to be budgeted for
8 that, debt service? How would we handle that?

9 MR. CHESNEY: Yes.

10 MR. BALDWIN: You would end up budgeting
11 for a revenue source coming in, like proceeds,
12 and then you would still have a budget for the
13 expense.

14 MR. CHESNEY: In other words --

15 MR. BALDWIN: But it wouldn't affect your
16 assessments, so --

17 MR. CHESNEY: -- we'd figure out how long
18 we'd do it for, so five years.

19 MR. BALDWIN: Correct. So the only thing
20 I was bringing up is making sure that if you're
21 going to use assessments, that this -- tonight
22 is setting your high level for assessments. If
23 you're going to go out and receive a loan or a
24 grant or something like that, then it's not
25 going to affect your assessments. We're just

1 not going to accept -- it's not going to hinder
2 the -- what we'd set to TRIM to the County.

3 THE CHAIR: Let me ask the two
4 contractors, design contractors in the back, if
5 you were to get a green light 90 days from now,
6 let's just say you were paired up, you get a
7 green light to start 90 days from now, how long
8 would it take to design, permit, and build a
9 project? Ballpark.

10 MR. RINARD: Listen, we can turnkey a
11 project. Just depends on how much resident
12 input. But generally speaking, I'd say six
13 months would be a safe -- you know, just
14 starting point to say, hey, without knowing
15 exactly how much you're going to end up doing,
16 we can turn the design around within 60 days
17 with your input. You know, some -- I'll be
18 honest, a client usually slows things up a
19 little bit, just because there's a lot of
20 buy-in, and we get that. So that would be a
21 flex.

22 And then there may be some permit-related
23 issues, you know, associated with that, that,
24 you know, I know we've had these projects
25 recently at Tampa Palms, we ended up having to

1 improve the storm water drainage system. So
2 you're dealing with, you know, SWFWMD or EPC,
3 and those guys, all of a sudden, put big kinks
4 in your time frames. If you can keep out
5 the -- you know, the environmental aspects of
6 these projects, then you can keep that time
7 frame tight. But I've had those delay
8 projects, you know, an additional 90 days
9 beyond that six-month window.

10 THE CHAIR: So realistically, we'd be
11 looking at a certificate of occupancy in fiscal
12 year 2015, I think. Okay.

13 MR. CHESNEY: I guess my thought was, I
14 mean, whatever the final project cost is, we
15 don't have to pay it all in one year.

16 THE CHAIR: No, that's what -- I want to
17 know what do we have to account for today?

18 MR. CHESNEY: Yeah.

19 MR. ARGUS: So the things we have to
20 account for, find sources for, immediately
21 would be the design of the project?

22 THE CHAIR: Well, you're begging --
23 you're putting that question out there. Are
24 you going to do a design -- are you going to
25 hire a designer and then we bid out the

1 construction component, or are you going to do
2 a design/build bid. Two different options. I
3 don't know that we're prepared to do that
4 today.

5 MR. RINARD: You're holding us up.

6 MR. BALDWIN: Well, I'm looking at your
7 current budget now. And you do have
8 improvement park for \$508,000 -- well,
9 \$508,084, which is --

10 MR. CHESNEY: I put a little money in it.

11 MR. BALDWIN: Which is 400,000 for the
12 playground and a 20 percent increase for
13 landscaping. It's in -- in other words, there
14 are moneys currently in your budget sitting out
15 there now. I just didn't know what the scope
16 of the range was. I just wanted to make my
17 point.

18 MR. CHESNEY: I just took a random-ass
19 guess.

20 MR. ROSS: I want to make sure I
21 understand what you just said. That's in the
22 existing year's budget --

23 THE CHAIR: No.

24 MR. ROSS: -- or that's in the proposed
25 budget?

1 with -- that's why I'm saying six months at a
2 minimum, most likely.

3 MR. ARGUS: And then we say six months
4 allowance for some paperwork.

5 MR. RINARD: That's assuming no big
6 environmental issues related to storm water.
7 That should be pretty straightforward.

8 However, I have had issues with EPC holding
9 things up --

10 MR. ARGUS: Okay.

11 MR. RINARD: -- up to 90 days, so --

12 MR. ARGUS: All right. So six months --
13 about up to six months from the time we say go,
14 and then we need the money for the equipment.
15 Because I don't think your time line that I
16 just --

17 MR. RINARD: My time line would not
18 include bidding --

19 MR. ARGUS: Installation.

20 MR. RINARD: Well, we could coincide
21 bidding, but it would not include construction.

22 MR. SHOFFSTALL: Delivery time on
23 equipment right now is running about eight to
24 ten -- eight to ten to 12 weeks. We're going
25 into the playground season right now. So, I

1 MR. BALDWIN: In the proposed budget.

2 MR. ROSS: Okay. I just -- I was going
3 to say -- I saw the proposed. I saw it in the
4 proposed.

5 MR. ARGUS: So just so I'm clear on this,
6 the design phase may take as short as a month,
7 may take three or four months?

8 MR. RINARD: I'm saying the actual design
9 portion, I mean, realistically, it all depends
10 on how much we're talking about, but that
11 process, generally speaking, could be up to 90
12 days, 60 to 90 days.

13 MR. ARGUS: Okay.

14 MR. RINARD: If we're able to move
15 quickly. And we have the ability to jump on it
16 right now. But just the permitting aspects.

17 MR. ARGUS: All right. So let's assume
18 you come up with a brilliant design, and we
19 have absolutely no changes. Then the next step
20 is go get permitting?

21 MR. RINARD: Yes. We need to go through
22 permitting, if there are permitting-related
23 aspects. Again, the County, City, 30 days. If
24 you have comments again, you have to resubmit.
25 So there's another 30 days there. Dealing

1 mean, ordering equipment has been a challenge.
2 Getting it has been a little bit of a
3 challenge.

4 MR. ARGUS: So, essentially, we could
5 sort of allow some extra time in there, start
6 the designing this year and fund the equipment
7 next year in next year's budget.

8 THE CHAIR: My gut tells me, there's no
9 reason to delay.

10 MR. ARGUS: Okay.

11 THE CHAIR: If we have the funding
12 sources, we should go ahead and do the project.

13 MR. CHESNEY: Yeah, you can do it over
14 multiple years.

15 THE CHAIR: It could -- the project could
16 span. We don't -- we only meet every 30 days,
17 so to speak, so we're not an entity that you
18 can get a strategic decision out of every day,
19 like some of the others you may work with. So
20 that is -- there's a natural delay when you
21 deal with a government board that only meets
22 once a month. And we know that sometimes we
23 take a while to make decisions. So I added 120
24 days to the numbers you gave me in my own mind,
25 because that's just the way it works, in my

1 experience.

2 So I'm going switch gears slightly and
3 let everybody think about this. Tonja, you
4 want to go ahead, because I think you have some
5 issues as well.

6 MS. STEWART: I do. In regard to the
7 paving project for the Greens and for
8 Stonebridge, I did contact the contractor Ajax,
9 and we redid their -- their numbering based on
10 matching the unit pricing for the Greens. They
11 were willing to do that. We had a couple of
12 mobilization differences. But the bottom line
13 is, the price came out to 504,459.35 for the
14 Greens. And -- oh, I'm sorry, let me do that
15 again. \$36,330.95 for Stonebridge. 466,328.40
16 for the Greens. And then the -- we did a
17 change order for the Greens alleys and the
18 roadways, which was \$96,222.

19 What happened was, when we started adding
20 all these numbers together, the budget that I
21 had created back in '08 or whatever, when we
22 increased the numbers based on current
23 petroleum pricing, I had like \$575,000. When
24 Sonny started looking at the numbers, we only
25 had like 466-something-thousand dollars in

1 well, it wasn't included. I thought it would
2 work itself out. But the fact at the end of
3 the day, it --

4 MR. CHESNEY: You said it wasn't
5 included. It wasn't included in the reserve
6 study we did in '08?

7 MS. STEWART: Correct.

8 MR. CHESNEY: Okay. I mean, we've been
9 assessing them for --

10 MS. STEWART: Yes.

11 MR. CHESNEY: Okay.

12 MS. STEWART: If you look at the square
13 yardage of asphalt.

14 MR. BALDWIN: Okay. Partial information
15 is correct. What's misleading is that on your
16 financials, it's only through fiscal year
17 through 2013 that's listed on as being
18 assigned. Since '14 hasn't ended yet, the
19 74,740 that we have budgeted for this current
20 fiscal year needs to be added to this total, of
21 which you do have enough money in order to
22 cover \$563,000.

23 MR. CHESNEY: Right. If you add the 74,
24 it brings it over.

25 MR. BALDWIN: In other words --

1 the reserve account.

2 So it comes back to the table to decide,
3 do you want to go ahead and fund this and get
4 the money from another account somewhere, or do
5 you want to wait until the fall or next year?
6 Allen, I would reach out to you to figure out
7 when we're actually going to have this amount
8 of money available to us.

9 MR. CHESNEY: Where were we short? In
10 both across the board? Because I thought we
11 were just short in Stonebridge.

12 MS. STEWART: The Greens.

13 MS. WHYTE: It was Green Links. Green
14 Links was not in this original projection way
15 back when. Green Links was not included in
16 this. I would presume the original design was
17 done prior to the completion of Green Links
18 Drive and Village Greens. So it was not in
19 here. So when we added the Green Links numbers
20 and the alleyways and everything else into it,
21 the numbers didn't add up.

22 MS. STEWART: Which interestingly enough,
23 I didn't think it was going to be a problem,
24 because the number winds up being around the
25 same number in my budget. So I was like, okay,

1 MR. CHESNEY: Well, we're doing it early.

2 MR. BALDWIN: -- the balance sheet -- the
3 balance sheet only includes up to fiscal year
4 2013, because that's when you accepted the
5 motion to assign your reserve funds. And we
6 usually do this every -- for your September
7 financials, which are usually in November.

8 So right now, you still have another
9 \$74,740 that you've collected this fiscal year
10 that's not added on your balance sheet. It's
11 on your exhibit --

12 MS. WHYTE: Short about \$40,000, even at
13 the end of this fiscal year, because it's
14 \$600,000.

15 MS. STEWART: Well, minus the 36. The 36
16 is Bridgeton. So it's -- we're at like 560.

17 MR. CHESNEY: But I -- but weren't we --
18 were we supposed to be doing Stonebridge this
19 year?

20 MS. WHYTE: Yes. It's on the schedule
21 for 2014. The only one that's left in 2015 is
22 the Vineyards.

23 MS. STEWART: But -- no, no. If this --
24 there's nothing dire here at all. I mean, it's
25 not like a road is going to fall apart in any

1 way, shape, or form. If we have to delay this
2 for a year for either one of them, it's --

3 MR. BALDWIN: I show -- currently, in
4 your budget, I show the expense being projected
5 to be done this current fiscal year of 563,131.
6 And on your Exhibit F in your proposed budget,
7 there shows the prior year 2012, 2013, and '14
8 reserves, and then we also showed the expense
9 coming through. And you still have -- and, of
10 course, we have 2015 reserve line in there
11 also. You still have unassigned cash of
12 181,000. That's because one part of it is your
13 first quarter operating, and then we have the
14 fiscal year 2015 budgeted road reserve.

15 So in other words, you have enough money
16 to cover the 563,131 this fiscal year.

17 THE CHAIR: But not to cover any
18 contingencies that may arise.

19 MR. BALDWIN: You still would have -- I
20 mean, your unassigned cash is 181,000, per
21 Exhibit F.

22 MR. ZEIGLER: What have we normally kept
23 on hand for contingencies?

24 MS. STEWART: Believe it or not, knock on
25 wood, it's been very, very minor.

1 MR. CHESNEY: Sometimes we've had
2 negative.

3 MS. STEWART: In meeting with the
4 contractor, that was the one thing, because we
5 bounced back on quantities. We had about maybe
6 a three or 4,000 square yard difference in
7 quantities. And I told him, I said, I will
8 accept your quantity, and we expect excellent
9 job, top-notch quality, you know, no corners
10 are going to be cut, you know, it's got to be
11 done, so --

12 THE CHAIR: Are there any other
13 anticipated major expenses in the Greens?

14 MR. MAYS: Can't think of anything.

15 MS. STEWART: I hate to do this, but we
16 dealt with the -- the erosion issues, pond bank
17 erosion issues. And Doug and I have been
18 talking about the aquatic plants. So I believe
19 that you are going to see some pond slope
20 repairs that are going to have to be done,
21 because --

22 MR. CHESNEY: Not out of that fund,
23 though?

24 MS. STEWART: Is that a different
25 account?

1 MR. CHESNEY: Yeah. It's a different
2 account.

3 MS. STEWART: But I do think it is a
4 noted expense, because that particular
5 community is the one that has the pond banks in
6 the rear yards and easements of people's
7 houses -- or people's lots.

8 MR. BALDWIN: Is that anticipated to be
9 done this fiscal year or next fiscal year?

10 MS. STEWART: I hate to say it, both.

11 MR. MAYS: But does that fall under the
12 Greens funds, or does it fall into the open
13 erosion fund?

14 MR. CHESNEY: We have an erosion fund.

15 MR. MAYS: Right.

16 MS. WHYTE: But that's only 60,000.

17 MS. STEWART: I was going to say, how
18 much is that?

19 MS. WHYTE: 60.

20 MR. CHESNEY: That's a different issue.
21 We're still on the road issue.

22 THE CHAIR: How long is the Ajax quote
23 good for?

24 MS. STEWART: I think we have another 60
25 days.

1 MS. McCORMICK: I think it was a total of
2 60 days, wasn't it?

3 MS. STEWART: Oh, I'm sorry. You're
4 correct. So another 30 days.

5 MS. McCORMICK: And the direction from
6 the board last month was to talk to both of the
7 contractors about price for Stonebridge.

8 MS. STEWART: And I did. And I also
9 compared -- I forgot to note this -- the other
10 contractors who did not submit a bid, their
11 current pricing of -- unit pricing on other
12 projects. They were slightly lower, but it
13 wasn't enough to make up the difference in the
14 bond. So it was, you know, my recommendation
15 to move forward with Ajax.

16 THE CHAIR: Well, ignoring the funding
17 sources and the budget and the moneys, is it
18 your recommendation we go forward with the
19 repaving projects now or wait for some period
20 of time?

21 MS. STEWART: I would say move forward
22 with it now. And I don't mean to be
23 indifferent about it, but I am kind of
24 indifferent with the exception we don't know
25 what will happen with petroleum pricing. I

1 mean, I don't know if there would be any
 2 forecast of any changes to that in the future,
 3 so --
 4 THE CHAIR: Midterm election is coming.
 5 MR. CHESNEY: Going down.
 6 THE CHAIR: It will go down.
 7 MR. ARGUS: Motion to accept staff's
 8 recommendation.
 9 THE CHAIR: Hang on. Do we have a
 10 second? I'll second it for discussion
 11 purposes. Andy, do you have any input here?
 12 Andy?
 13 MR. CHESNEY: I think he needs to get a
 14 better phone.
 15 THE CHAIR: Andy, are you there? Okay.
 16 MS. STEWART: Uh-oh.
 17 THE CHAIR: All right. Let's hear from
 18 you, Allen.
 19 MR. BALDWIN: What would you like to
 20 know? For fund 102, if you're projecting the
 21 cost of this fiscal year for the roads to be
 22 around \$563,000, you have enough funds in order
 23 to do it from the current fiscal year. Even if
 24 there are additional overages, there's
 25 unassigned cash of about 181,000.

1 THE CHAIR: The 102 fund?
 2 MR. BALDWIN: In the 102 fund.
 3 MR. CHESNEY: Just seems like the roads
 4 aren't that bad of shape. That's all.
 5 MR. BALDWIN: I believe it was also
 6 projected to be done this fiscal year, 2014.
 7 THE CHAIR: According to the schedule?
 8 MR. BALDWIN: Yes. Only because I've
 9 already updated saying that the next one would
 10 be in 2029.
 11 THE CHAIR: All right. I guess the
 12 motion technically is a motion to accept the
 13 proposals from Ajax for all of the three
 14 delineated projects. The motion has been made.
 15 It was seconded. Any further discussion?
 16 Hearing none, all in favor of the motion,
 17 please raise your hand. Okay. All opposed?
 18 Okay. The motion passes four to one with
 19 Supervisor Chesney voting against. You'll
 20 handle the logistics with Erin or staff?
 21 MS. STEWART: I will.
 22 THE CHAIR: Okay. Will I need to execute
 23 it, any agreements or contracts?
 24 MS. STEWART: I have the agreement with
 25 me. I don't know, Erin, if you had any

1 comments.
 2 MS. McCORMICK: I didn't complete my
 3 review on it, because we were talking about
 4 waiting --
 5 MS. STEWART: Yeah.
 6 MS. McCORMICK: -- until this month for
 7 the board to make a decision. But, I mean,
 8 I -- the board, if it wants to, could approve
 9 the contract in lieu of executing it, subject
 10 to final review by staff.
 11 THE CHAIR: Do we have that motion?
 12 MR. ARGUS: So moved.
 13 THE CHAIR: Do we have a second?
 14 MR. ZEIGLER: Second.
 15 THE CHAIR: Any discussion on that
 16 motion? All in favor, please raise your hand.
 17 Okay. All opposed? The motion passes four to
 18 one with Mr. Chesney voting against. If you
 19 just get the contract to me, I'll get it
 20 executed after you reviewed and approved it.
 21 MR. BARRETT: Can you identify what that
 22 motion was for?
 23 MS. WHYTE: I need a 30 percent deposit
 24 when the time comes. We'll -- I can give you
 25 the amount. Can you cut the check for me and

1 send it down?
 2 MR. CHESNEY: They're going to pave the
 3 roads.
 4 MR. BALDWIN: I mean, you've got to send
 5 me --
 6 MS. WHYTE: I'll send you all the
 7 paperwork, and if you can cut the checks, then
 8 we'll be done --
 9 MR. BALDWIN: Yeah. Because it should
 10 be --
 11 MS. WHYTE: And then he'll start.
 12 MR. BALDWIN: It should be in the
 13 contract that they require 30 percent down
 14 payment.
 15 MS. WHYTE: It's written in there.
 16 MR. BALDWIN: And as long as we have the
 17 contract, then we can issue a check.
 18 MS. WHYTE: Perfect.
 19 MR. CHESNEY: The second motion, you
 20 mean? The second motion was just that it's
 21 subject to their review, that we --
 22 THE CHAIR: You authorize me to execute
 23 the agreement.
 24 MR. BARRETT: Thank you.
 25 MS. STEWART: Just for the board's

1 information, I did have a survey crew go out
 2 and pull all the control points -- permit
 3 control points and everything. And they do
 4 have to reset them. I did -- talked to Doug
 5 about the fact that the cost to do it is
 6 probably going to be in the range of ten to
 7 \$15,000, it looks like. I was going to put it
 8 towards the project, but I will work with
 9 Sonny. Obviously, whatever funds are available
 10 through our district engineering budget, we
 11 will exhaust that as we finish up the year.

12 MR. ARGUS: Could you put that in English
 13 as to control points and all that?

14 MS. STEWART: What happens is, if someone
 15 was to go in the Greens and buy a house -- I
 16 learned -- unfortunately, I learned this the
 17 hard way. If someone was to buy a house and
 18 somebody had to do a survey, there are
 19 permanent control points in the right of way in
 20 the roads where we --

21 MR. ARGUS: Nails and --

22 MS. STEWART: That's correct. So when
 23 somebody comes in, that's what they use to
 24 resurvey the houses. So I learned in the
 25 process of doing this job that that is

1 something that is my responsibility, that when
 2 we mill and resurface, we come back and put
 3 these control points in. Because once they're
 4 gone, they have to go out of the community and
 5 survey everything back in from there.

6 MR. CHESNEY: Okay. But that is not an
 7 engineering expense. That should be assigned
 8 to the un-whatever-allocated cash part of the
 9 Greens.

10 MS. WHYTE: That's a separate invoice.

11 MR. CHESNEY: Because it's specific to
 12 the community.

13 THE CHAIR: Yeah. We're going to --

14 MS. WHYTE: That will be specific to the
 15 greens.

16 THE CHAIR: We can't use engineering
 17 budget for that.

18 MS. WHYTE: No, you can't.

19 MS. STEWART: I'm glad I brought it up
 20 completely.

21 MS. WHYTE: I'll bill that to the Greens.

22 THE CHAIR: We would --

23 MS. McCORMICK: We should have the board
 24 approve that expense.

25 MS. WHYTE: Did we do that in Harbor

1 Links? We'll have to discuss that.

2 THE CHAIR: Okay. We have a motion to
 3 approve the -- the engineer to go ahead and
 4 undertake the points --

5 MS. STEWART: Control points.

6 THE CHAIR: -- control points as part of
 7 the Greens repaving project? Do we have that
 8 motion?

9 MR. ARGUS: So --

10 THE CHAIR: Do we have a second? Okay.

11 THE REPORTER: Wait. Who --

12 THE CHAIR: Mr. Argus moved, Mr. Chesney
 13 seconded. Any further discussion? All in
 14 favor, please raise your hand. That motion
 15 passes five to nothing.

16 MS. STEWART: And the last item I have is
 17 in regard to the direction we're going with the
 18 aquatic plants. Doug did work with Erin and
 19 A&B Aquatics. So it looks like for the next 30
 20 days, we should see if this plan is
 21 particularly successful to use that has the
 22 second phase of the slope erosion to try to get
 23 those -- these plants planted around the
 24 perimeter of the ponds.

25 MR. MAYS: Yeah. We're trying a

1 different plant. And we got with our aquatics
 2 company to plant some different stuff, and got
 3 with our landscape crew to be able to identify
 4 these plants so they don't weed-eat them down.

5 MR. CHESNEY: All right. So where did
 6 you plant these? Any specific area?

7 MR. MAYS: The easiest spot for you to
 8 see it is along the roadway.

9 MR. CHESNEY: On Montague?

10 MR. MAYS: On Montague.

11 MR. CHESNEY: Because -- because walking
 12 through the neighborhood, seems like some of
 13 the areas where they did A&B planting, it came
 14 along fine.

15 MR. MAYS: Right.

16 MR. CHESNEY: And others, it looked like
 17 they didn't take at all.

18 MR. MAYS: Right.

19 MR. CHESNEY: Okay.

20 MS. STEWART: That's what we were
 21 struggling with. And I think Erin had
 22 suggested a different plant, a different -- you
 23 know, that would maybe be more appropriate in
 24 that zone.

25 MR. MAYS: Yeah. Most of the plants that

1 they planted are --
 2 MR. CHESNEY: Do they look the same? I
 3 mean, I'm --
 4 MR. MAYS: Yeah. They're similar.
 5 Similar lily type plants. But these will do
 6 more water and land, come up to shore, which is
 7 what we need. The other plants have been
 8 staying more in the water.
 9 MR. CHESNEY: Yeah. I noticed some have
 10 floated away from the shore --
 11 MR. MAYS: Right.
 12 MR. CHESNEY: -- and are in the middle
 13 now.
 14 MR. MAYS: So that's why we switched from
 15 a pickerelweed to a canna lily. Totally
 16 different plant.
 17 THE CHAIR: Okay. Anything else, Tonja?
 18 MS. STEWART: No, that's it.
 19 MR. BALDWIN: I have one question.
 20 MS. STEWART: Yes, sir.
 21 MR. BALDWIN: The other projections I
 22 show is for Stonebridge roads.
 23 MS. STEWART: \$36,330.95.
 24 MR. BALDWIN: \$36,330.95. Okay. I'll
 25 change the projection in the budget, because

1 right now it's 45,844.
 2 THE CHAIR: Do they have the money in
 3 that account?
 4 MR. CHESNEY: Can we -- can we put -- so
 5 that's an excess on the road?
 6 THE CHAIR: They have excess funds.
 7 MR. CHESNEY: Okay. I know. And divided
 8 a long time ago with the gate and stuff. Is
 9 their gates still in a deficit? Because they
 10 wanted something different for their gate. Can
 11 we allocate, then, that money, then, towards
 12 the -- whatever it is they needed for the gate
 13 next year?
 14 MR. MAYS: Didn't they want cameras?
 15 MR. ARGUS: Cameras, yeah.
 16 MS. WHYTE: Yeah. The money that's
 17 allocated to the roads, can that go back into
 18 their general fund if it's not used?
 19 MR. CHESNEY: Not their general fund.
 20 MS. WHYTE: Well, their unassigned fund.
 21 MR. BALDWIN: The board would just need
 22 to do a motion to unassign the cash from the
 23 assigned roads to unassigned cash.
 24 MR. CHESNEY: Okay. And it's \$10,000
 25 approximately?

1 MR. BALDWIN: Unassigned cash, as well --
 2 this is including the \$45,000 amount. It's
 3 going to be a little bit higher now, because
 4 it's going down to 36.
 5 MS. STEWART: And I know you're talking
 6 numbers here, Allen, the gate thing triggered
 7 me. We do have additional cost for the wiring
 8 for the gate. So there will be additional
 9 reestablishing of the --
 10 MR. ARGUS: Control points and all that?
 11 MS. STEWART: Right. I just want to make
 12 sure the board and you're aware of that.
 13 MR. BALDWIN: Well, we can leave it at
 14 45,844 for the proposed budget for your
 15 approved budget, because it's a high water, and
 16 we can lower it down once I know the exact type
 17 of figure.
 18 MR. CHESNEY: Looks like it's 5120 and
 19 \$1200.
 20 THE CHAIR: Okay. Nothing else, Tonja?
 21 MS. STEWART: No. That's it. I promise
 22 this time.
 23 THE CHAIR: Andy, are you there?
 24 MR. MAYS: Want me to redial it? He
 25 hasn't called me back, so --

1 THE CHAIR: Erin, you can go, if you're
 2 ready.
 3 MS. McCORMICK: I don't have anything
 4 specific tonight. I know I had gotten a copy
 5 of the signed policy that was circulated, I
 6 think, by Sonny. I have not done anything
 7 further as far as making contact with anybody
 8 at the school or with TECO.
 9 MR. MENDENHALL: Hello?
 10 MR. MAYS: Andy, you're back on speaker.
 11 THE CHAIR: We're ready for your report.
 12 MR. MENDENHALL: Okay. Great. The -- go
 13 over the budget items first, cover some of the
 14 budgetary stuff. The item B is the report on
 15 the number of registered voters in the
 16 district. We're required to report this every
 17 year during this time of year. Usually we get
 18 it in April and report it in the May meeting.
 19 So right now, you currently have 7,420
 20 registered voters in the district.
 21 The other thing that I had to discuss --
 22 actually, two items. One of them is for
 23 supervisor requests, but it's kind of an item
 24 that I can bring up, if Brian doesn't mind.
 25 Brian had sent me an e-mail asking about the

1 meeting agenda package that we received, and if
 2 there's any opportunities that -- think again
 3 about, you know, going electronic with the
 4 meeting. Because, currently, we have a number
 5 of projects going on. We have the budget going
 6 on. Obviously, that produces a lot of paper,
 7 and there's some, obviously, savings to be
 8 passed along by going electronic. You know,
 9 it's up to you as a board. But we do still
 10 have the ability to produce these
 11 electronically, to e-mail them out. If anybody
 12 chooses to not receive a hard copy, they can
 13 just let me know. We -- we'll only deliver in
 14 those cases electronically and hopefully save
 15 some dollars there.

16 I also have a lot of boards currently or
 17 a lot more boards recently that have started
 18 going to using the iPads or smart devices,
 19 district owned, which they use those, bring
 20 those to meetings and receive their agenda
 21 packages and reference materials on those
 22 devices, as well as some districts where those
 23 are items (inaudible) professional consultant
 24 drop off documents so the CDD can -- you as a
 25 board can pick them up on the Internet

1 (inaudible).

2 THE CHAIR: Andy, you're breaking up.

3 MR. MENDENHALL: Oh, okay. Well, in a
 4 nutshell, just to repeat what I was saying, we
 5 have the opportunity to produce things
 6 electronically. It's really a matter of your
 7 preference as board members, and anybody can
 8 let their preference -- and if you choose that
 9 you do not want to receive a hard copy,
 10 certainly we can just send the electronic copy.

11 THE CHAIR: What do we spend on the hard
 12 copies a year?

13 MR. MENDENHALL: I think -- I don't have
 14 it right in front of me. Allen might be able
 15 to see from the budget. But it's a pretty fair
 16 amount, only because with your hard copies, you
 17 have -- obviously, your meeting minutes are a
 18 little bit larger than a traditional board
 19 because of the fact yours are transcribed, your
 20 financials are pretty large as well. So
 21 it's -- you know, it can be pretty expensive.

22 And, you know, another thing to consider
 23 is, perhaps, if -- if most of you still want to
 24 receive hard copies, maybe for, say, for
 25 example, for the financials for even the

1 meeting minutes, that you only receive them
 2 electronically and maybe have one hard copy
 3 brought to the meeting in case anybody has to
 4 reference it at the meeting. So there's a
 5 couple different ways that you can slice it or
 6 dice it. But I can give you those definitive
 7 costs if Allen doesn't have it right there.

8 MR. BALDWIN: I mean, what I'm pulling is
 9 strictly from the budget, and I'm looking at
 10 the proposed budget. Postage and freight is
 11 around 2500. Printing and binding is around
 12 4,000, and then there's some office supplies
 13 associated with your agenda packages around
 14 550. You're talking a little over 7,000.

15 MR. MENDENHALL: Okay. So, yeah, it's
 16 pretty substantial.

17 THE CHAIR: Andy, what's your experience
 18 with the iPads?

19 MR. MENDENHALL: Well, we have -- I sit
 20 on the CDD board in Northwood, and we started
 21 using them there probably about a year and a
 22 half ago. And it's been a pretty good
 23 experience so far. We receive everything
 24 electronically. Nobody receives a hard copy.
 25 When we do have a rare instance of not having

1 received something, it's usually because
 2 there's a vendor making a presentation, and
 3 they usually bring copies in person. You know,
 4 essentially, the -- our management company
 5 e-mails us out everything. They send us
 6 updates through the iPads. They've created
 7 generic seat e-mail addresses, so that it also
 8 (inaudible) it makes it very easy when we
 9 have -- when we have legal requests for records
 10 retention and that sort of thing, that it's
 11 easier to kind of pull together all the
 12 information, rather than potentially district
 13 records going to personal e-mail addresses or
 14 that sort of thing, which sometimes happens.
 15 So, so far, it's been a positive experience.
 16 I've never been one that's big on paper. So
 17 for me personally it works great. I've seen --
 18 we've had a couple board members that are a
 19 little bit more paper intensive than I was. It
 20 seems to be working for them a year and a half
 21 into it.

22 Cheval has their district that we manage.
 23 They have been using it for longer than that
 24 period of time. And Oakstead as well.
 25 Oakstead CDD, they use the iPad. And they've

1 had, at least from I've seen, they've had good
 2 success. They also -- Cheval is wanting to --
 3 they use Dropbox where their different -- their
 4 different vendors, as well as the professional
 5 staff, will go and upload files there, and
 6 then, you know, the board can pull them down,
 7 you know, relatively quick ahead of the
 8 meeting, or even if they're sitting in the
 9 meeting, and they send an e-mail, they can go
 10 pull the document. So it seems to come in
 11 pretty handy.

12 MR. ARGUS: Do any of your -- the boards
 13 that you know about use the iPad and other --
 14 is it all the same type of equipment, or can
 15 you have some Android, some iPad?

16 MR. MENDENHALL: At least so far, every
 17 district that I've dealt with has used the
 18 iPads. Slightly different versions, depending
 19 on when they came on board with it. But at
 20 least so far, they've all used the iPads. I
 21 would imagine that there'd really be -- there
 22 would be no difficulty with using a different
 23 platform. Because when it comes down to it,
 24 it's a means of delivering the information
 25 electronically rather than, you know, the end

1 product itself. I mean, if you're able to get
 2 e-mail on your device, then certainly -- if
 3 you're able to get e-mail and you're able to
 4 access, for example, Dropbox or different
 5 websites that are needed, then it shouldn't
 6 matter whether it's an iPad or Android or, you
 7 know, a different type of product.

8 THE CHAIR: Andy, is yours -- the one you
 9 with have with your CDD Wi-Fi only?

10 MR. MENDENHALL: Yes. It is Wi-Fi only.
 11 That's correct.

12 THE CHAIR: Okay. What are your
 13 thoughts, guys? Mr. Ross.

14 MR. ROSS: Since I'm the one who raised
 15 it, I was originally opposed when this idea
 16 first came up. And I've just evolved. It's
 17 the way that everybody's going. There's no
 18 question we'll save thousands of dollars. And
 19 I'm contemplating that if we move forward on
 20 this playground project, we're going to get
 21 some fairly sophisticated drawings or sketches
 22 or designs. And rather than all that being
 23 duplicated and added to our packages, we're
 24 ahead of the curve, and we have it on
 25 electronically. It will be cheaper and easier

1 for us to access. So I'm in favor of it.

2 THE CHAIR: Anyone else?

3 MR. ZEIGLER: I agree.

4 MR. ARGUS: I think it's worth trying.

5 THE CHAIR: May I ask what you're in
 6 favor of, Mr. Ross?

7 MR. ROSS: I'm in favor of us trying to
 8 move beyond receiving physical agenda packages
 9 and receiving electronic packages with
 10 supporting materials and whatever's appropriate
 11 to facilitate that. So by way of example, that
 12 means the district buy five tablets and
 13 district owns it, and they're assigned to us,
 14 and we have assigned e-mails and whatever else
 15 they recommend that facilitates that, that's
 16 what we do.

17 THE CHAIR: Mr. Chesney.

18 MR. CHESNEY: Well, I would -- my
 19 preference would be, if we did something like
 20 that, we did utilize something like Dropbox and
 21 stuff instead of just having a big barrage of
 22 e-mails. I don't know that that really
 23 improves it. I can get all my stuff
 24 electronically now. And, you know, when it's
 25 stored in the e-mail -- I don't like to

1 download it to my Dropbox, because it takes up
 2 all the space. Because they are big files.
 3 But without the -- it's a lot easier using
 4 Dropbox than to go back in your e-mail and find
 5 it. You know, like sitting there -- if you're
 6 ever sitting there looking for a number, it's
 7 like I got to go back and I got to search for
 8 them. If we had an organized file structure, I
 9 think that would be a lot more helpful.

10 MR. ARGUS: Would Google Docs or Google
 11 products work as well?

12 MR. CHESNEY: They're all the same.

13 MR. ARGUS: They're all the same.

14 MR. CHESNEY: One drive.

15 THE CHAIR: We need a real Dropbox file.

16 MR. CHESNEY: Yeah.

17 THE CHAIR: Instead of the freebies you
 18 can get.

19 MR. CHESNEY: We would need a big one.

20 MR. MENDENHALL: Yeah. You'd want to --
 21 you'd want to look into the space that is
 22 necessary and get one for the district that
 23 suits the needs.

24 MR. CHESNEY: Well, they also have them
 25 that keep track of stuff, so --

1 THE CHAIR: Well, a ballpark on a Wi-Fi
2 only -- we wouldn't need a ton of memory, five,
3 600.

4 MS. WHYTE: They're 499. I have all your
5 pricing already. With extended warranties are
6 \$99. I've got prices from Best Buy. I've got
7 prices from Apple. And they'll give you
8 classes and trainings, whatever you need.

9 MR. CHESNEY: Dropbox would be --

10 MS. WHYTE: Dropbox, we already have.
11 I've already upgraded ours for the office. We
12 have a hundred -- I'm going to say the wrong
13 thing. But we have lots of memory, because I
14 use it for the office.

15 THE CHAIR: It goes quickly.

16 MR. MENDENHALL: We can come back at the
17 next meeting with more of an official tally of
18 all the costs and the procedures for how to get
19 something in place. That way, you can, you
20 know, look at it ahead of time and see if it
21 all makes sense. And, obviously, if the board
22 did want to move forward, we can certainly do
23 that.

24 THE CHAIR: If you're saying budgeting
25 purposes, we should leave it intact. Correct?

1 MR. ARGUS: Yeah. Higher amount.

2 MR. MENDENHALL: Well, I would say for
3 budgeting purposes, if you leave intact what
4 you currently have with consideration of the
5 printing and that sort of thing, that will more
6 than cover what you would potentially spend for
7 moving towards electronic. So you cover
8 yourself either way.

9 THE CHAIR: Okay. Everybody in
10 agreement, seems like? All right. If you can
11 come back with a formal proposal, what it's
12 going to cost to get us into the electronics.

13 MS. WHYTE: You got it.

14 THE CHAIR: We need to talk to somebody
15 on the technology side to make sure we have
16 memory.

17 MR. MENDENHALL: The other -- I'm not
18 sure if everybody's prepared to talk about
19 right now, if you want to wait until the field
20 report later, but, obviously, we had talked
21 about the landscaping and the potential RFP. I
22 had also sent out to the board, after the last
23 meeting, the proposal for OLM to -- at least
24 from their end, to handle their component for
25 the RFP, if you chose to use them. So once

1 again, I'll defer, of course, if you want to
2 talk about that now or if you want to wait
3 until the field report. Whatever works.

4 THE CHAIR: Do you think you would know?

5 MR. MAYS: Yeah. You might as well.

6 THE CHAIR: Yeah. Let's go ahead and
7 address it.

8 MR. MENDENHALL: Okay. So did everybody
9 have a chance to -- I think the first thing is,
10 with the OLM proposal to be involved in this
11 bid process, was that something that was
12 worthwhile to the board, or, you know, did you
13 have questions on that or --

14 MR. CHESNEY: I would make a motion that
15 we accept their -- their contract or whatever.

16 MR. ARGUS: How much was it for?

17 MR. CHESNEY: \$3,000.

18 MS. WHYTE: \$3,000?

19 MR. ARGUS: Last year, according to the
20 minutes, we were able to negotiate it down to
21 2500. Shall we try that again?

22 MR. CHESNEY: Sure. I think they'll take
23 anything.

24 MR. MENDENHALL: Yeah. I'm happy to talk
25 to them about that. That's fine. If, for some

1 strange reason, that they didn't accept that,
2 did you still want to go with the 3,000? I
3 would imagine they would as well.

4 MR. CHESNEY: Why don't we say, I make a
5 motion that we accept the contract at a revised
6 amount \$2500, which is what we used last time.

7 MR. ARGUS: For purposes of discussion,
8 I'll second the motion.

9 MR. CHESNEY: Okay. I'll give you why I
10 do that is, we've involved them in the past. I
11 think, in my mind, they're the ultimate --
12 whether or not they are in practical purpose or
13 not, in my mind, they're the ultimate
14 authority. They're our professional when it
15 comes to that. So we should rely on our
16 professional and engage them. If not, then we
17 shouldn't have a professional involved.

18 MR. ARGUS: My question concerns what
19 we're having them do. Are we wanting them at
20 the same level we had in the past? Or do we
21 want them just to do the latter half of the
22 cumulations?

23 MR. CHESNEY: Well, that I'm open to.
24 And that's really more of a function of Doug.
25 I think that they take advantage of Doug's vast

1 expertise in these areas, and he ends up doing
2 a lot of their work. I mean, in theory, if you
3 look at the contract, they would -- are
4 supposed to handle the whole thing. They're
5 supposed to come out, measure it, prepare the
6 specs, you know, handle the bids, the -- what
7 is it when they come on site, the onsite visit.
8 They're supposed --

9 MR. MENDENHALL: They do the --

10 MR. CHESNEY: Yeah.

11 MR. MENDENHALL: -- bid meeting and that
12 sort of thing.

13 MR. CHESNEY: Right. Which is probably
14 what they do for other districts that don't
15 have a Doug. Is that correct, Andy?

16 MR. MENDENHALL: Yeah. I mean, in -- in
17 most cases, at least in my experience, the
18 districts that they have do typically have a
19 field manager. But, yeah, I mean, there are
20 certainly situations, I'm sure, where there
21 might not be a field manager. There might be a
22 district manager in that place, and they take
23 more of the breadth of the expertise, whereas
24 when you have the field manager or somebody
25 like Doug, Doug, obviously, has some of not

1 only the local expertise, but the -- the
2 working with knowledge of having been doing
3 this for a while.

4 MR. CHESNEY: So -- and given the fact
5 that it looks like Doug has done much of the
6 work, perhaps you can get it to \$2,000.

7 MR. MENDENHALL: Oh, yeah. I have no
8 problem at all talking to them about that.
9 That's not a problem. I think one of the
10 things you also have to decide, and it's been
11 alluded to a couple times, or at least what I'm
12 going to say has been alluded to a couple
13 times, is that one big component of using OLM
14 in the bid process is the prequalification
15 portion, where there's -- there's a survey,
16 essentially, that asks a bunch of questions,
17 and then is used as a cutoff point for vendors
18 of -- mainly from a financial standpoint.

19 If you -- two things. Number one, if you
20 choose to not use the prequalification method,
21 that's fine. We just need to let them know --
22 let OLM know. But that also takes a good deal
23 of the work off their shoulders as well,
24 because that's -- you know, there's a review
25 process that goes along with it that Doug,

1 myself, and the OLM representative usually does
2 to take a look at financials, take a look at
3 the questionnaires that make those
4 determinations.

5 MR. CHESNEY: Well, Andy, I thought that
6 from our last meeting, you were going to look
7 at a way to revise it to be more inclusive of
8 smaller and medium-sized vendors.

9 MR. MENDENHALL: Well, I'm definitely not
10 going to be an expert for that. We would
11 probably want OLM to, you know, give them that
12 direction, to say we want to make sure that we
13 aren't excluding smaller vendors. A lot of
14 that prequalification, if you look at it, it
15 is -- it is geared towards -- it seems to me
16 that the primary motive of it is to get you
17 larger contractors. So I don't know what we
18 have left, if you try to parse it down to make
19 it more inclusive. I think you get rid of the
20 intent of it. But we can certainly ask them.

21 MR. CHESNEY: Well, I mean, the intent of
22 it is, we want to hire someone that's going to
23 be able to complete the job. So are there
24 other methods to -- normally, in construction
25 projects, you bond them. You don't really care

1 anything else about them. But we have this
2 survey method. I mean, are you able to bond a
3 landscape job? It's a maintenance job. Not
4 really, no.

5 MR. MENDENHALL: Yeah. Not really. I
6 mean, the -- you know, the prequalification is
7 taking a look at the financial standing in the
8 company and the wherewithal of it. So, you
9 know, in the same way, with a lot of these
10 companies, I mean, Doug, there's -- I know, as
11 well as some of you may know, their background
12 in the industry, what else they're doing, what
13 other projects, similar projects, that sort of
14 thing. To me, in a lot of cases, that's going
15 to give you similar information with -- without
16 necessarily excluding some companies.

17 MR. CHESNEY: Yeah. Well --

18 MR. MENDENHALL: You can do that research
19 as a one-off rather than as a -- as
20 prequalification.

21 MR. CHESNEY: Yeah. I mean, is there a
22 way we can do it? Because I'll give you an
23 example. Our contractor that went bankrupt, a
24 lot of those questions relate to size. Well,
25 size is irrelevant when it comes to completing

1 a job. It's liquidity that's important. You
2 can have a hundred-thousand-dollar contract,
3 you have 200,000 in the bank. You're going to
4 be able to complete that job, no problem. But
5 if you have a \$500,000 job and you have a
6 hundred thousand in the bank, you're going to
7 be stretched, even though you look a lot
8 bigger and have more employees and you got
9 fancier trucks or whatever.

10 So, I mean, there's got to be a way to
11 come up with something that shows they're able
12 to complete the job without cutting off smaller
13 contractors.

14 MR. MENDENHALL: Right. I agree. To me,
15 there's definitely -- you know, when --
16 whenever we -- and I have many districts where
17 they either don't use OLM, or when they use
18 OLM, they don't use a prequalification
19 questionnaire. So in those instances, we
20 usually do a fair amount of research on those
21 bidders that are, you know, being chosen from.
22 My only question -- and I think it's a good
23 method, because, you know, you can see a lot
24 more by talking to the companies, you know,
25 calling the folks that they have as references.

1 You get quite a bit of information. More so
2 than just looking at the financials on the
3 paper, which as you said, might not really --

4 MR. CHESNEY: Well --

5 MR. MENDENHALL: -- creating the issues
6 that a company might have. But my question is
7 probably more for Erin. How much of a -- how
8 much of a challenge do we create for the board,
9 as far as being able to potentially eliminate a
10 vendor from -- from being able to participate,
11 for example, if we -- if we do that, that
12 background reference, talking to other -- you
13 know, other districts and whatnot, and we
14 determine that it doesn't seem like it's a good
15 fit. But we're going for, you know, obviously,
16 public bid, are we able to cancel out certain
17 companies based on our analysis, rather than on
18 more of a -- an analysis on paper, so to speak,
19 a grading system, if you will.

20 MR. CHESNEY: Well, Andy, how about this.
21 I'll go back to my original motion, is to hire
22 a professional that deals with this. And if we
23 express to them that we want to include smaller
24 and medium-sized contractors and Erin reviews
25 it and makes sure we are doing -- whatever

1 we're doing is legal, let them figure it out.

2 MR. MENDENHALL: Okay.

3 THE CHAIR: How small of a contractor are
4 you thinking about?

5 MR. CHESNEY: See -- maybe we can come
6 back and --

7 THE CHAIR: I don't want Joe's Lawn Mower
8 who mows my lawn. Whoever does this community
9 has to have a whole lot more than --

10 MR. CHESNEY: I go back to what I say.
11 To me, it has nothing to do with the size.
12 It's their ability to complete the job, to meet
13 the contract specifications.

14 THE CHAIR: A whole lot more than that.

15 MR. CHESNEY: Well, I mean, you asked me.
16 That's my perspective. I mean, I can see that
17 you'd want some guy -- so from my perspective,
18 he could be -- Doug can decide to go into
19 landscape business tomorrow, and some -- you
20 know, he's got a wealthy uncle that gave him a
21 million dollars, and he's bidding on a \$800,000
22 job. He's definitely going to be capable.
23 He's got -- but he doesn't have the other work.
24 So, I mean, that might not be acceptable to
25 someone else. You know, whatever. You -- I

1 think OLM should -- they -- that's what they do
2 for a living. They should be able to figure
3 this out, and Erin should be able to help us
4 make sure we don't do something stupid.

5 MR. MENDENHALL: That's -- yeah. I mean,
6 that's something we can pose to them. And, you
7 know, depending on how fast the board wants to
8 move, this is something where we could have,
9 you know -- as far as our bid specs, Doug has
10 been working on them, gotten together some
11 information, that was forwarded on to board.
12 So I think we're at -- at a point where we
13 probably have good bid specs.

14 As far as using some sort of a
15 prequalification modified that would allow for
16 other companies to have a better opportunity to
17 participate, did you want me to go get that and
18 bring that back at the next meeting as, here's
19 the package that we're ready to advertise and
20 put to bid, or are you looking to move quicker
21 and have this advertised and, you know, kind of
22 let OLM run with it, so to speak, with just
23 those instructions?

24 MS. McCORMICK: I think -- I think under
25 our rules, as part of the prequalification

1 process, the board ultimately needs to be
 2 involved in that. So either we go with, you
 3 know, the prequalification process that OLM has
 4 provided, or if we're going to modify it, we
 5 would need to bring it back to the board. And
 6 this issue with the prequalification process, I
 7 mean, if you didn't have the prequalify -- if
 8 you didn't have any prequalification process,
 9 then, at the end of the day, we would just be
 10 doing this on a straight bid basis. So whoever
 11 provides the low bid, as long as they're a
 12 qualified responsive and responsible bidder,
 13 and that, you know --

14 MR. CHESNEY: Then it could be Joe's Lawn
 15 Mower.

16 MS. McCORMICK: -- is going to be awarded
 17 the contract. What some other districts do, as
 18 opposed to doing a lowest bid process when
 19 they're doing contracts, is they might go out
 20 and have evaluation criteria that they adopt.
 21 So they say, okay, we're going to award
 22 50 percent, or 50 percent of the points based
 23 on price, we're going to award 20 percent based
 24 on the financials of the company, we're going
 25 to award 20 percent based on experience, and

1 they'll adopt those evaluation criteria before
 2 they go through the bidding process. But
 3 that's not the way that this board has ever
 4 done this. We've always done either a straight
 5 competitive bidding process or a
 6 prequalification process and then competitive
 7 bidding.

8 THE CHAIR: We've done that.

9 MR. ARGUS: We have.

10 THE CHAIR: We have. I don't know if I
 11 was -- I don't know if there was a landscape
 12 contract. We did it for the accountants, the
 13 CPAs.

14 MS. McCORMICK: That's the difference --

15 MR. MENDENHALL: (Inaudible) bidding and
 16 grading for some of our -- for -- typically,
 17 you would do it for architects or engineers or
 18 that sort of thing --

19 MS. McCORMICK: Right. That's -- yeah,
 20 that's a different --

21 MR. MENDENHALL: -- those things.

22 MS. McCORMICK: -- that's a different
 23 statute.

24 MR. MENDENHALL: So we've probably
 25 definitely done that in the past.

1 MS. McCORMICK: That would be for
 2 professionals under the consultants competitive
 3 negotiation.

4 MR. CHESNEY: Right now, I think this
 5 3,000 that OLM charges is looking like a
 6 bargain, because we can't get past the -- this
 7 part.

8 THE CHAIR: I think we -- I think we need
 9 to screen.

10 MR. MENDENHALL: I could certainly have
 11 OLM put together, you know, the official specs,
 12 obviously, based on updates. I could have them
 13 put together a prequalification based on it
 14 being modified to -- I guess, be a little bit
 15 more open, for lack of better words. And then
 16 I can present it to the board, you know, for
 17 your consideration for any further
 18 modification. We could even have OLM attend
 19 the next meeting and address any questions and
 20 make revisions before we --

21 MR. CHESNEY: That sounds like a
 22 fantastic idea. When you offer them their
 23 contract, tell them they should show up next
 24 month and go through the bid specs for us.

25 MR. MENDENHALL: That sounds like a good

1 plan to me. If everybody's okay with that,
 2 I'll go ahead and reach out to them and --

3 THE CHAIR: Any opposition?

4 MR. CHESNEY: We still have a motion on
 5 the table.

6 MR. ARGUS: Yeah. The motion on the
 7 floor is \$2500 for OLM as opposed to the 3,000
 8 they asked for.

9 THE CHAIR: Have we discussed that
 10 enough? All in favor, please raise your hand.
 11 All opposed? That motion passes four to one,
 12 with Mr. Ross voting against.

13 MR. ROSS: Now, I'm mad, and I'm going to
 14 leave. I have to leave anyway. I told
 15 Mr. Ragusa I have to leave early. Sorry. I
 16 know it's a very important meeting. But I have
 17 a conflict and I've got to leave and take care
 18 of something else.

19 MR. CHESNEY: Can I ask -- can I ask, was
 20 your perspective just that we have in-house
 21 handle the entire process for OLM -- I mean,
 22 for the --

23 MR. ROSS: I don't mind you asking.

24 MR. CHESNEY: I value your opinion.

25 MR. ROSS: Well, it's nice of you to say

1 that. It's bothersome to me that OLM was
2 proposing a fee to us that equals or exceeds
3 what they charged us last year, when, from my
4 view, our regular monthly professional, many of
5 the suggestions they should be suggesting on an
6 update of our specs should be done every month.
7 If they're going to be proposing something now,
8 I think our challenge to them should be, why
9 didn't you propose that every single month you
10 came out here?

11 So I can't imagine anything that they
12 would be proposing, other than perhaps
13 something very specific, that was in our
14 discussion just then, more related to the
15 qualifications of the bidder. But in terms of
16 the specs itself, there should be no update.
17 There should be no changes. They've already
18 done all the work. If they think it's
19 inadequate, they should have had e-mails and
20 memos to our staff saying such.

21 So it just was irksome to me, and I felt
22 it was less than what I would expect of our
23 professional service.

24 MR. CHESNEY: In other words, should be a
25 living document. The project management, it

1 should change over time.

2 MR. ROSS: That's part of their job is to
3 inspect the premises. So if they go out and
4 they see that our contractor is not adequately
5 performing, I assume there's discussion with
6 the contractor, and the contractor says, "Well,
7 this is why we can't do that. It's the wrong
8 plant material. It's in the wrong location,"
9 or we've got too much or too little. And then
10 through discussion, they should come to a
11 conclusion, because obviously, OLM is grading
12 them every month, so they should come to a
13 conclusion. If the conclusion was, there was
14 something wrong with the level of services that
15 we were expecting of that contractor, it should
16 have been recorded someplace and been made
17 known to our staff. And so I feel like we're
18 paying them now to do something that they do
19 every single month that we already pay them
20 for.

21 So that's my view. I just felt like the
22 fee was almost insulting. If they'd come back
23 and said, "Look, all we really are going to be
24 doing is vetting your bidders," okay, yeah,
25 that makes sense, and you get some fee for

1 that. You're entitled to be paid for your
2 services.

3 So that's why I opposed it. It's more
4 dollar driven.

5 MR. CHESNEY: Well, I'm not -- I don't
6 necessarily disagree somewhat. Because that's
7 what I meant by my comment that Doug really
8 handles a lot of the real bid specs.

9 MR. ROSS: But, again, my apologies I
10 have to leave early on our budget meeting. I
11 very, very apologize about that.

12 THE CHAIR: Thank you.

13 MR. ROSS: Thank you.

14 THE CHAIR: All right. What else do we
15 need -- Andy, what else do we need to address
16 on the landscape component?

17 MR. MENDENHALL: The line payment -- of
18 course, Allen is there to talk about.
19 Obviously, we're at the point where we are
20 looking to approve the budget that goes on for
21 TRIM purposes. So it's your high dollar amount
22 that Allen referenced earlier. The updated
23 budget includes a lot of the various projects
24 we've talked about. And once again, I'll turn
25 it over to Allen for deeper discussion. And

1 we're looking to approve the resolution today
2 that will then send that off to the County.

3 MR. BALDWIN: Okay. I'm not sure exactly
4 where to begin with this part of it, but since
5 we just talked about OLM and they're in your
6 General Fund 001 under Contract Services Other.
7 And right now, for next fiscal year is 18,600.
8 Do you want to increase it by 2500 or leave it
9 flat or increase it to 3,000 or 2,000 or --
10 it's up to you.

11 MR. CHESNEY: Why would we change it?
12 They haven't asked us for anything.

13 MR. BALDWIN: Okay. Just accept.

14 MR. ARGUS: Ongoing expense. We had that
15 expense last year, so it should be in the
16 budget already.

17 MR. BALDWIN: Okay.

18 MR. MAYS: Three years ago.

19 MS. WHYTE: Three years ago.

20 MR. ARGUS: Oh, three years ago.

21 MR. BARRETT: I'm sorry. What was the --
22 what was that expense for?

23 MR. BALDWIN: Which one, the OLM?

24 MR. BARRETT: That is OLM payment, what
25 you just went over?

1 MR. BALDWIN: Yes.
 2 MR. BARRETT: Thank you.
 3 MR. ARGUS: But the expense we were
 4 talking about for OLM will pay in this year, as
 5 opposed to having the budget --
 6 MR. BALDWIN: Oh, I thought it was for
 7 next year. I'm sorry.
 8 MR. CHESNEY: All right.
 9 MR. BALDWIN: I mean, right now, the
 10 information -- there's some additional
 11 information that Sonny had sent over this
 12 morning that I received in regards to requests.
 13 And I'll have Sonny and Doug go over what you
 14 would like to present and how to adjust.
 15 MR. CHESNEY: Where is assessment? What
 16 page is the assessment on?
 17 MR. BALDWIN: It's usually the last page,
 18 the last two pages.
 19 MR. CHESNEY: The entirely last page?
 20 MR. BALDWIN: Page 39 and 40.
 21 MR. CHESNEY: Okay.
 22 MS. WHYTE: We were missing the lighting
 23 report. That's why --
 24 MR. BALDWIN: This one. Correct?
 25 MS. WHYTE: Is that the latest one on the

1 second page?
 2 MR. ARGUS: It's the first page.
 3 MS. WHYTE: You got it. Perfect.
 4 THE CHAIR: 39 and 40. In the second A.
 5 MR. CHESNEY: I'll be glad when -- if we
 6 do all electronic, then we'll all be on the
 7 same page. So 135. Mine only goes up to 107.
 8 That's interesting. Okay. That's why I can't
 9 find it. I don't have it. Mine stops at 107.
 10 MR. MAYS: We're back.
 11 MR. MENDENHALL: Sorry about that.
 12 MR. ARGUS: What is the 107 you're
 13 referencing?
 14 MR. CHESNEY: No. That's -- my page
 15 number stop there.
 16 MR. ARGUS: Oh, so it's page numbers.
 17 Okay.
 18 MR. CHESNEY: You see how you have page
 19 numbers on here?
 20 MR. ARGUS: Yes.
 21 MR. CHESNEY: Mine stops.
 22 MR. ARGUS: 107. Okay. It was not a
 23 dollar amount. It was a page number. Okay.
 24 Thank you. Are we looking for alterations to
 25 the proposed budget, or we're going over

1 Sonny's requests, or where are we?
 2 MR. BALDWIN: Well, I just said whether
 3 or not you want to go over Sonny and Doug's
 4 request first, or if you want to go over the
 5 proposed budget and then go over Sonny's. It
 6 doesn't make any difference to me. I mean, I
 7 can give you highlights in regards to some of
 8 the smaller funds, or we can start wherever you
 9 would like.
 10 THE CHAIR: Let me address the Harbor
 11 Links, the fact that it's got such an enormous
 12 increase. And I know why that is. That's the
 13 lighting project. Is Andy on? For budget
 14 purposes, what payback did we use on that one,
 15 three or five years?
 16 MR. MENDENHALL: We -- oh, I'm sorry. I
 17 am on. We used five years, if I remember
 18 correctly.
 19 MR. BALDWIN: No.
 20 MR. ARGUS: No.
 21 MR. CHESNEY: I think we used three.
 22 MR. BALDWIN: We used three year on it.
 23 It's --
 24 MR. MENDENHALL: Oh, okay. Well, I was
 25 wrong. Sorry about that.

1 MR. BALDWIN: It's listed as a revenue
 2 source on -- as being capital improvement of
 3 88,865 and it's based on three years. That was
 4 up to -- that was -- that was what I said,
 5 discussions with regard to the smaller funds,
 6 on whether or not you wanted to do the payback
 7 between three, four, and five. And I have
 8 listed the three different dollar amounts of
 9 what it would be and what the per-unit price
 10 would be for those three specific years.
 11 MR. CHESNEY: Okay. The thing -- okay.
 12 Since we're talking about Harbor Links, let's
 13 talk about that, though, when we went through
 14 the calculations, there wasn't that type of
 15 anticipated increase.
 16 MR. ARGUS: What it is, is down under R
 17 and M streetlights, they're still budgeting
 18 50,000 for the streetlights.
 19 MR. CHESNEY: For the gas.
 20 MR. MENDENHALL: For the gas.
 21 MR. ARGUS: The expense should be --
 22 MR. CHESNEY: Yeah. You got to wipe out
 23 the gas cost.
 24 MR. BALDWIN: Okay.
 25 MS. WHYTE: Keep in mind, you have to

1 have the years -- a certain amount for
 2 replacement, for repairs, or -- well, they're
 3 under warranty, but we still have the utilities
 4 on those on the ten lights -- on the ten
 5 transformers.
 6 MR. MAYS: Electric bill.
 7 MS. WHYTE: Electric bill, utility. But
 8 not -- definitely not 50,000.
 9 MR. BALDWIN: So what type of dollar
 10 amount would you like to bring it down to?
 11 MS. WHYTE: I don't know.
 12 MR. BALDWIN: 2,000, 3,000?
 13 MS. WHYTE: I don't ever see the utility
 14 bills for in there, because Pat pays them
 15 direct. So we'd have to check with Pat.
 16 MR. CHESNEY: The other thing is, then we
 17 analyze it and determine if we should use a
 18 four or five year instead.
 19 MR. ARGUS: When we were initially
 20 talking about this, it worked out that a
 21 four-year payback would keep their assessments
 22 about the same.
 23 MR. CHESNEY: And that's what we -- I
 24 thought we decided to use.
 25 THE CHAIR: Andy -- all right. Can we

1 rerun those numbers and do a four-year
 2 assessment? Is 10,000 too much for the
 3 streetlights?
 4 MR. MAYS: I was thinking the same exact
 5 number, about 10,000.
 6 MR. ARGUS: Since we don't know --
 7 MR. BALDWIN: How much?
 8 THE CHAIR: 10,000.
 9 MS. WHYTE: We can always decrease it,
 10 correct, if we have an accurate number from
 11 Pat?
 12 MR. CHESNEY: That's good.
 13 MR. MAYS: 10,000 would be a good number
 14 to start with.
 15 MR. CHESNEY: What does that make it if
 16 we put in 10,000 on --
 17 THE CHAIR: It's \$40,000 and change.
 18 MR. CHESNEY: And a four-year --
 19 MR. ARGUS: You're breaking up, Andy.
 20 MR. MAYS: We're going to lose him again.
 21 THE CHAIR: Still going to be pretty
 22 significant.
 23 MR. CHESNEY: Even with four?
 24 THE CHAIR: Yeah. 70 percent right now.
 25 MR. BARRETT: Is that an \$80,000 increase

1 per year, or is 80 what's owed?
 2 MR. CHESNEY: 80,000 per year.
 3 MR. BALDWIN: 80,000 per year for five
 4 years.
 5 MR. BARRETT: So there's 400,000 owed?
 6 MR. CHESNEY: Well, the other thing is,
 7 you did offset the -- using the reserve that
 8 was already there.
 9 MR. BALDWIN: Correct.
 10 THE CHAIR: Then it shouldn't be that
 11 much.
 12 MR. CHESNEY: Yeah. Because didn't the
 13 project only cost --
 14 MS. WHYTE: Should be
 15 200-some-odd-thousand.
 16 THE CHAIR: There's 45,000 in available
 17 funds. Andy, are you -- you have this?
 18 MR. BALDWIN: Well, no. It's going to be
 19 electronic versions. And I'm trying to find
 20 out in this -- by changing these figures, how
 21 it's going to affect the percentages. So I'm
 22 saying, you're hitting by the assessment table,
 23 which is not my strongest point.
 24 MR. ARGUS: Well, what we're doing today
 25 is setting the TRIM numbers.

1 THE CHAIR: Yeah. I'm not necessarily
 2 worried about that impact on the assessment
 3 levels. What I want to make sure -- I didn't
 4 think the construction project cost was
 5 400,000, Sonny.
 6 MS. WHYTE: It was 300 -- with
 7 everything, I think the final number was close
 8 to just 380. Am I correct, Allen?
 9 THE CHAIR: 383,463.96. And we had how
 10 much already assessed?
 11 MR. BALDWIN: There was funds designated
 12 as of the 10/31/13 balance sheet of 116,868,
 13 which left a loan payback amount of 266,595.96.
 14 MS. WHYTE: Are you done?
 15 MR. CHESNEY: No, I'm going to keep it.
 16 But if you want --
 17 THE CHAIR: Okay. So 266 over four
 18 years.
 19 MR. BALDWIN: Is \$66,648.99. And that
 20 would be \$387.49 per unit.
 21 THE CHAIR: If we add \$40,000 savings for
 22 the streetlights.
 23 MR. BARRETT: 26,5 per year.
 24 THE CHAIR: Per unit.
 25 MR. BARRETT: Per year.

1 THE CHAIR: Yeah. What did that come to
2 then?
3 MS. WHYTE: And this is 002. Correct?
4 THE CHAIR: Yes.
5 MR. BALDWIN: Currently was 35.13 and
6 20.26, I believe. And it goes down to
7 18.94 percent and 24.8.
8 MR. CHESNEY: Okay.
9 THE CHAIR: All right. You guys want to
10 shift to the wish list here?
11 MR. CHESNEY: Well, there was some others
12 in here that were pretty high, too, weren't
13 they?
14 THE CHAIR: There were a couple of
15 anomalies.
16 MR. BALDWIN: The Funds 00 --
17 MR. CHESNEY: Is that Saville Rowe?
18 THE CHAIR: Saville.
19 MR. CHESNEY: I need to buy some reading
20 glasses.
21 THE CHAIR: This is really small.
22 MR. CHESNEY: You know, we're all aging.
23 MR. ARGUS: That's why you want the iPad
24 so you can make it bigger. Okay.
25 MR. CHESNEY: Yeah. So why would Saville

1 Rowe pop like that?
2 MS. WHYTE: Because did we use up all
3 their cash revenue?
4 MR. BALDWIN: We are presume -- we are
5 projecting their roads to be done this fiscal
6 year for \$25,930.
7 MR. MAYS: Saville Rowe?
8 MS. WHYTE: We just paid for it.
9 MR. MAYS: We just finished it.
10 MS. WHYTE: Yeah.
11 MR. BALDWIN: But these financials are
12 through March. Was it paid in April?
13 MR. MAYS: Right.
14 MS. WHYTE: It was just sent down to you.
15 It was, actually --
16 MR. BALDWIN: That's why I'm saying.
17 That's why I'm showing it as a projection.
18 Because on these budgets, we're through March.
19 So we're showing that the 25,930 came through.
20 Oh, and also in the past, we -- their fund
21 balance was so high, we were not assessing
22 them. We were assessing them a zero amount.
23 And now that there's -- the fund balance is
24 down to 7,000, we decided to have a balanced
25 budget, and now it's 8,000 for their

1 assessments.
2 MS. WHYTE: Saville Rowe? We hadn't --
3 MR. BALDWIN: You're talking about 004.
4 MR. CHESNEY: Hold on. What did we --
5 what are we actually responsible in there?
6 MS. WHYTE: We own the gate, the roads --
7 MR. BALDWIN: I'm sorry?
8 MS. WHYTE: -- and the drains. And
9 the -- well, the streetlights are sort of --
10 Erin, streetlights? Remember? Those are the
11 ones we actually didn't own and we now own.
12 MR. CHESNEY: We now own them now.
13 Because that wasn't the one that we had been
14 assessing.
15 MS. WHYTE: That was the Enclaves.
16 That's why I was questioning that.
17 MR. BALDWIN: So that's part of the
18 reason why is -- one, is that the -- they're
19 using -- we've -- have been budgeting them or
20 assessing them in the past to bring down their
21 large fund balance, and now we are -- have more
22 of a balanced budget since they have used the
23 funds available that were set aside and also --
24 MR. CHESNEY: How did you come up with
25 amount you're using?

1 MR. BALDWIN: It's a -- by using a
2 balanced budget. I mean, you -- right now,
3 you're --
4 MR. CHESNEY: Simplify it for me.
5 MR. BALDWIN: Okay. Your total revenues
6 of 7,916, and your total expenditures are
7 7,916. So that means your assessment is
8 \$8,063. You got \$175 that we're budgeting for
9 interest. Then, of course, you have the
10 four percent discount, which is --
11 MR. CHESNEY: Right. But our expense
12 next year shouldn't be what it is this year.
13 MR. BALDWIN: I showed the roads, since
14 they came under budget, we were budgeting for
15 road reserves prior to this being 3,492. It
16 went down to 2,083. The budget for the last
17 fiscal year or this current fiscal year is
18 9,248 for total expenditures, and for next
19 year, it's 7,916. But you have to remember, we
20 weren't assessing them anything.
21 THE CHAIR: On Page 110.
22 MR. CHESNEY: Maybe that will help me.
23 Thank you. Drainage shouldn't repeat. You're
24 saying 9,243.
25 MR. BALDWIN: In other words, they used a

1 lot of their fund balance. One is because of
 2 drainage, the 18,5. Yes, they did have budget
 3 for the roads for reserves, and that's on the
 4 following page on their --
 5 MR. CHESNEY: 25 million.
 6 MR. BALDWIN: -- Exhibit D where they
 7 accumulated money through the year, but then we
 8 also paid out over -- we are projecting at that
 9 time --
 10 MR. CHESNEY: Okay. Yeah. But this is
 11 what I'm saying, though, is they -- okay. This
 12 does help. Thank you, Mark. So they spent
 13 25,930 on the roadway. Okay. Well, you're --
 14 what are you assessing them specifically for
 15 the road? You're assessing them 9 --
 16 MR. BALDWIN: For future? For next
 17 fiscal year?
 18 MR. CHESNEY: Next fiscal year.
 19 MR. BALDWIN: \$2,083. \$2,083. Because
 20 right now, I said the replacement cost was
 21 25,930. We've been proposing a 20 percent
 22 increase for the future cost. That brings it
 23 up to 31,116.
 24 MR. CHESNEY: Okay. But are you -- okay.
 25 Are you also including assessment, then, for

1 the drainage? Because that shouldn't repeat,
 2 the 18,5.
 3 MR. BALDWIN: 18,5 is not listed for next
 4 fiscal year. It's only listed as current year
 5 actual. There's no budget for --
 6 MR. CHESNEY: I know. I'm trying to
 7 understand if something is wrong. Okay.
 8 MS. WHYTE: Allen, is that on a ten-year?
 9 Because it's a converted -- right, Doug? Yeah.
 10 Because that's sort of like an alleyway kind of
 11 thing, or do you have it on a 20-year?
 12 MR. BALDWIN: 15 years.
 13 MR. CHESNEY: So it's 79.
 14 THE CHAIR: Right now, I have all the
 15 roads based on 15 years. That was per Tonja
 16 from -- I want to say '07, '08.
 17 MS. WHYTE: Yeah. But, remember, I sent
 18 Andy an e-mail saying that Tonja wanted on the
 19 roads on a 20-year, once we've redone them, and
 20 only the alleyways on ten years, which is what
 21 the request was.
 22 MR. CHESNEY: Well, whatever. You're
 23 right. That makes sense. It just -- it just
 24 seems -- I keep looking at. I guess the
 25 gate --

1 THE CHAIR: Do you have questions,
 2 Mr. Argus?
 3 MR. ARGUS: Since we're on Saville Rowe
 4 and that was on their wish list, should we
 5 cover that part of the wish list?
 6 THE CHAIR: Okay. The community has
 7 asked for camera on the gates.
 8 MR. MAYS: Yes.
 9 THE CHAIR: We're comfortable with that
 10 request?
 11 MR. MAYS: Yes.
 12 THE CHAIR: Okay.
 13 MR. CHESNEY: It's not on here.
 14 THE CHAIR: Yeah, it is. It's on the
 15 wish list. It's not in here. You're right.
 16 MR. MAYS: Cameras on the wish list.
 17 MR. ARGUS: On the Internet monthly,
 18 that's not an additional hundred dollars. That
 19 replaces the \$660 for communication, or is
 20 that --
 21 MS. WHYTE: No. That's telephone lines
 22 that they have to have for their gate operator.
 23 They have a telephone line there that's a cost.
 24 MR. ARGUS: So this is in addition.
 25 MS. WHYTE: This is additional. They do

1 not have Internet. Any -- any -- any of our
 2 communities that have -- are proposing or
 3 requesting cameras, they have to have Internet
 4 access. Basically -- this is based on Bright
 5 House right now at a hundred dollars. Of
 6 course, I'm going to try to negotiate something
 7 else.
 8 MR. CHESNEY: Can they do the phone then?
 9 MS. WHYTE: I could -- we couldn't --
 10 we -- I probably do a combined package. I'll
 11 look at those numbers. But of those numbers
 12 that you have there right now are just on
 13 telephones lines and stuff that they have.
 14 MR. ARGUS: Okay. Or in the alternative,
 15 could we get the gates on Internet as opposed
 16 to using the phone?
 17 MS. WHYTE: I think you have to have a
 18 dial-up tone. I'm not sure of that. That's
 19 his --
 20 MR. MAYS: We'll have to check on that.
 21 THE CHAIR: Well, we need to put \$5,875
 22 into that budget. That's for cameras. They
 23 have to know they're going to get a big
 24 assessment, increase.
 25 MR. CHESNEY: Yeah. It's a small amount.

1 THE CHAIR: It's a small dollar.
 2 MR. CHESNEY: All right. It just looked
 3 like a big percentage.
 4 THE CHAIR: Can you add that?
 5 MR. BALDWIN: Which one?
 6 MS. McCORMICK: Right here.
 7 THE CHAIR: Saville Rowe.
 8 MR. BALDWIN: Oh, you're back in Saville?
 9 THE CHAIR: Camera for gates and the
 10 Internet fee for the camera.
 11 MR. BARRETT: 5,875.
 12 MR. BALDWIN: Saville Rowe 004. So you
 13 want me to put a separate line item for camera
 14 gates, or do you want this under R and M gate
 15 and increase the amount that's currently out
 16 there from 2,939 and add this --
 17 MR. CHESNEY: Well, part of it is
 18 recurring, so that needs to be in there.
 19 MR. BALDWIN: Okay. So do -- that's what
 20 I'm asking. So right now, what's currently out
 21 there as your proposed budget is 2,939 for
 22 fiscal year 2015. Do you want me to add this
 23 additional charge to that dollar amount or --
 24 MR. ARGUS: I prefer it as a separate
 25 line item, so next year, we know it's the

1 cameras as opposed to --
 2 MR. CHESNEY: Well, like -- right. The
 3 camera should be a separate line item, and then
 4 the telecommunications, you should add to the
 5 other charge.
 6 MR. BALDWIN: Okay. So you have it --
 7 the phone out there currently for 660. You
 8 want me to add 1200 onto the 660?
 9 MR. ARGUS: Correct.
 10 MR. CHESNEY: And then the cameras --
 11 MS. WHYTE: Because the cameras will
 12 disappear after they're paid for next year.
 13 MR. BALDWIN: I'm sorry?
 14 MS. WHYTE: The cameras will disappear
 15 after they're paid for next year.
 16 MR. ARGUS: Right. From the budget.
 17 MS. WHYTE: Correct.
 18 MR. ARGUS: The cameras will still
 19 physically be there.
 20 MS. WHYTE: From the budget, Mr. Argus.
 21 MR. ZEIGLER: Not if the kids get ahold
 22 of them. Speaking of that, should we
 23 consider -- apologize for getting away from
 24 Saville. Maybe consider cameras on the park
 25 and rec side, get some high-grade cameras, help

1 maybe deter some of the --
 2 THE CHAIR: Problem is, we don't have any
 3 estimates. That's why we used to have big
 4 reserves --
 5 MR. ZEIGLER: Okay.
 6 THE CHAIR: -- to handle contingencies
 7 like that. Till Mr. Chesney started chipping
 8 away at them.
 9 MR. CHESNEY: We still have very large
 10 reserves. I'm really interested in why this --
 11 I have not looked at this yet. This is very
 12 interesting.
 13 THE CHAIR: You're going to add a line
 14 for the gate -- the gate cameras.
 15 MR. BALDWIN: I added a line for cameras
 16 for 4,675. I added the additional 1200 on top
 17 of the 660 for communication telephone field.
 18 THE CHAIR: Okay.
 19 MR. BALDWIN: In 004.
 20 THE CHAIR: I'm going to move up from the
 21 budget request 2015 document to the Greens.
 22 There's an ACAM impact fee of \$159,647.
 23 MR. ARGUS: No.
 24 MS. WHYTE: No. What that is, is that
 25 the billable hours are going to be going up due

1 to the ACA. And it will go up to 159,647.88
 2 next year.
 3 THE CHAIR: What is it currently?
 4 MR. CHESNEY: 127 or something.
 5 MS. WHYTE: No. 150 --
 6 MR. MAYS: 155, something like that.
 7 MS. WHYTE: You have it in front of you.
 8 MR. CHESNEY: I'm sorry.
 9 MR. ARGUS: 152.
 10 MS. WHYTE: You have my budget.
 11 MR. CHESNEY: That's really gone up a lot
 12 over the years.
 13 MS. WHYTE: Yeah. We gave them a three
 14 percent increase this year. So, basically,
 15 this would be an impact now. I wasn't sure
 16 whether or not it would have to go back out to
 17 bid, because it is a contractual con -- it is a
 18 contractual contract we have with Securitas.
 19 So they figured the impact would be 159,647.88
 20 yearly.
 21 MR. MAYS: Keeps it under the threshold,
 22 doesn't it?
 23 MS. McCORMICK: I'm sorry. I missed --
 24 so they are increasing by a certain amount?
 25 MR. CHESNEY: Three percent.

1 MS. McCORMICK: By three percent. Didn't
2 we have anything in their contract that
3 allowed --
4 MS. WHYTE: We -- it is a contractual
5 contract that we have with them. But because
6 of the ACA, called the ObamaCare, it is being
7 increased to 150. In other words, they're
8 giving us the increase on the insurances. A
9 part of it is they're expecting us to pay for,
10 which would increase their yearly fee, the
11 overall contract amount to 159,647.88.
12 MS. McCORMICK: How long does their
13 contract go through?
14 MS. WHYTE: Continues regularly.
15 MS. McCORMICK: It's just renewable on a
16 yearly basis?
17 MS. WHYTE: Correct.
18 MS. McCORMICK: Does it provide for an
19 increase every year?
20 MS. WHYTE: No, it does not. We have the
21 option to, if we choose to, which we just did
22 this year.
23 THE CHAIR: We voted a month or two ago,
24 didn't we --
25 MS. WHYTE: Yeah. We voted to give them

1 an increase on their three percent, because
2 they've never had an increase since they
3 started.
4 THE CHAIR: Right.
5 MS. WHYTE: But this is something
6 different.
7 MR. MAYS: Yeah. That was a cost of
8 living increase.
9 THE CHAIR: I'm not -- why are we paying
10 for ObamaCare increase?
11 MS. WHYTE: That's what I asked.
12 MR. CHESNEY: That's what they call it.
13 They wanted an increase.
14 MS. WHYTE: No, no, no.
15 THE CHAIR: Is this the same increase we
16 gave them?
17 MS. WHYTE: No. This is on top of what
18 they gave -- what we gave them. This will be
19 on top of what we gave them. They want us to
20 pay for their health care for their employees.
21 MS. McCORMICK: They want us to pay an
22 additional \$160,000 a year?
23 MS. WHYTE: No. A total of.
24 MR. BALDWIN: No. Because right now,
25 we're --

1 MR. CHESNEY: 152.
2 MR. BALDWIN: We're at 152,000 for this
3 fiscal year, and what the proposed budget is
4 for next fiscal year is 152. What this is
5 saying is, instead of being 152, it would be
6 159,647.
7 MS. WHYTE: Yes. They want to give us
8 the burden, or cost the community for the
9 insurances.
10 THE CHAIR: Well, that's nice if every
11 business could do that. You can't do it when
12 you have a contract.
13 MR. ARGUS: But our budget does not
14 include increase we agreed to a month or two
15 ago.
16 THE CHAIR: It does.
17 MS. WHYTE: It was in there.
18 MR. ARGUS: No. Because if you look at
19 the adopted budget for this year, it's 152 as
20 well. So there has been no budgeted increase.
21 MS. WHYTE: Bob, the money was in there
22 prior to it, but it was never allocated. Never
23 given, so there is revenue in there to cover
24 that.
25 MR. ARGUS: Okay.

1 MS. WHYTE: But -- so the question is --
2 MR. CHESNEY: This doesn't make any
3 sense. When we're done, you and I are going to
4 go through this last page.
5 THE CHAIR: It's confusing, because we
6 just gave them an increase.
7 MS. WHYTE: Well, the question is, if
8 they give us -- they want to increase the
9 billable hours to a dollar seven a billable
10 hour per security officer, do we want -- and
11 I -- we made that clear to them, chances are,
12 they may have to bid -- we may have to bid the
13 contract, if you guys don't accept this. Do we
14 need -- would we accept this, or would we --
15 would you guys want to bid out the contract, or
16 do you want to just clearly say, no, we're not
17 going to --
18 THE CHAIR: I'm not going to vote --
19 MS. WHYTE: Okay.
20 THE CHAIR: -- to pay for their increased
21 overhead expense caused by ObamaCare. That's a
22 business cost. If they want a contract with us
23 when the renewal is up, then say the cost of
24 doing business has come up. But you don't
25 assess your contracted customers.

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1 MR. ARGUS: When is their --

2 MS. WHYTE: I can relay that to them

3 easily. They figured this would be effective

4 as of January.

5 MR. MAYS: Yeah.

6 MS. WHYTE: I think he said January.

7 MR. ARGUS: And their current contract is

8 up when?

9 MS. WHYTE: It's never up.

10 THE CHAIR: We're not subject to

11 ObamaCare.

12 MS. WHYTE: Okay.

13 THE CHAIR: Why would they be subject to

14 ObamaCare?

15 MR. CHESNEY: Because they're not

16 providing health care and their employees.

17 MS. WHYTE: They had health care and

18 they're --

19 THE CHAIR: Why are we paying a

20 surcharge? They're not getting hit. Their

21 insurance may have gone up. They're not

22 subject to ObamaCare.

23 MS. WHYTE: Okay.

24 THE CHAIR: How many employees do they

25 have?

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1 MS. WHYTE: A lot.

2 THE CHAIR: More than 50?

3 MS. WHYTE: Oh, yeah.

4 THE CHAIR: Then they're not subject to

5 ObamaCare. That was the president's executive

6 order.

7 MR. CHESNEY: Whatever.

8 MS. WHYTE: Okay. So we won't put that

9 in there. We'll leave it as 152 as is.

10 MR. MAYS: Denied.

11 THE CHAIR: Yeah.

12 MS. WHYTE: Okay.

13 MR. CHESNEY: So these -- when -- these

14 parks and recs, these don't hit the businesses'

15 assessment table? You separate all of this?

16 MR. BALDWIN: Correct. In General Fund

17 001, the parks and rec do not affect the

18 business section of --

19 THE CHAIR: We continue to go in reverse

20 order. Street sweeping, why do we need more

21 street sweeping? I've never had an issue with

22 that.

23 MR. MAYS: Due to the -- really, the

24 issue is, we're getting -- it seems like we're

25 a lot dirtier. And I've talked to quite a few

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1 of the -- talked to quite a few of the street

2 sweeping companies, and they've -- and I feel

3 it too. It will keep our ponds a lot cleaner.

4 So we just opted to try to see if we could

5 throw a couple more in there. That's the only

6 reason. I feel like we need a little bit more.

7 MS. WHYTE: There was a huge amount of

8 pollen this year, oak leaves, debris. That all

9 ends up in our storm drains.

10 MR. ZEIGLER: Or the baskets.

11 MR. MAYS: See, the problem with the

12 baskets is, in the long run, the baskets are a

13 good idea. But they'll cost you more to clean

14 out and install. And if you really tried to

15 put them on every one in the community, you'd

16 spend a lot more than if you just add a few

17 more street sweepings. So that's why we opted

18 to try to get a couple more street sweepings.

19 THE CHAIR: What are the street sweepings

20 picking up other than all landscape debris that

21 the contractor blows into the street?

22 MR. MAYS: Usually a lot -- the loose --

23 some of the loose gravel, some of the loose

24 sand that's in the roads.

25 MR. BARRETT: More than half of the --

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1 with the -- how mature the trees are. At least

2 on my cul-de-sac, Mark, almost all of their

3 leaves fall into the road now when they give up

4 their leaves in the -- and then just the

5 pollen. It lands more on the road now than it

6 does on the -- on the right of way.

7 MR. MAYS: I mean, if I can -- I would

8 like to see it done 12 times a year, but Sonny

9 thinks six times a year would be enough, so --

10 MR. BARRETT: I'm not advocating for the

11 increase. I'm just saying that it does.

12 MR. CHESNEY: It's not 8500. That's not

13 the -- that's --

14 MS. WHYTE: Increase it to 85. Because

15 we have a couple of negotiations -- we have a

16 couple of contractors we've got different

17 pricing on.

18 THE CHAIR: What is it now?

19 MS. WHYTE: Allen.

20 MR. BALDWIN: It's \$5,568. We already

21 have it in the proposed budget for next year

22 for 8500, because of the conversation we had --

23 THE CHAIR: Why would we change it then?

24 MR. CHESNEY: Well, I just want to make

25 sure -- so you've made all these changes

1 reflected in the budget?
 2 MR. BALDWIN: No.
 3 MS. WHYTE: No, he has not.
 4 MR. CHESNEY: What's not reflected?
 5 MR. BALDWIN: I would have to go line by
 6 line, because that's what I'm saying,
 7 they're -- obviously, this one for the Greens
 8 was not in the increase, but I did not -- I did
 9 not receive this until this morning. So I
 10 don't know what's been updated and what hasn't
 11 been updated.
 12 MS. WHYTE: You asked me not to send
 13 these. You asked me to bring them to you at
 14 the board meeting for discussion with the board
 15 to see which one --
 16 MR. CHESNEY: I know that. I thought
 17 they were in the budget.
 18 MR. BALDWIN: Well, some of them are,
 19 because there have been communication between
 20 Sonny and Sergio.
 21 MR. MAYS: Like the street sweeping one.
 22 MR. CHESNEY: Right.
 23 MR. BALDWIN: Correct. It's already out
 24 there for 8500.
 25 MR. CHESNEY: Is the playground in there?

1 MR. BALDWIN: Playground for --
 2 MR. CHESNEY: 400 grand for playground.
 3 MR. BALDWIN: That's what I discussed
 4 earlier. And we said playground for 400,000,
 5 plus a 20 percent increase for landscaping for
 6 \$108,084. So it's out there under Improvement
 7 Park for 508,084.
 8 MR. CHESNEY: Just not sure how it got to
 9 508, but okay.
 10 MR. BALDWIN: 20 percent for landscaping.
 11 MR. BARRETT: Is that for the -- that's
 12 for the Mainscape contract --
 13 MR. CHESNEY: No.
 14 MR. BARRETT: -- the 20 percent increase?
 15 MR. CHESNEY: That's for park. That's
 16 for park improvements.
 17 MR. BARRETT: Okay.
 18 MR. CHESNEY: Okay. That's the other
 19 thing, so Mainscape, what did you increase
 20 Mainscape to?
 21 MR. ARGUS: 108.
 22 MR. CHESNEY: 108. No. Oh, the 108.
 23 Okay. I apologize. I misunderstood. So I was
 24 thinking you said landscaping before the park.
 25 Okay. So 400, plus, then, you also increase

1 Mainscape 108 for an anticipated increase
 2 there.
 3 MR. BALDWIN: This is the verbiage that's
 4 out -- aside from the notes.
 5 MR. CHESNEY: Okay. That's fine. And
 6 then the boardwalk is not in there, the 200
 7 grand is not in there. Correct? I'm just
 8 trying to understand what's in there.
 9 MR. BALDWIN: Correct. Right now, I do
 10 not see any other -- unless it's thrown into a
 11 different category.
 12 MR. CHESNEY: Okay. And there's no
 13 fountain then? And no lighting?
 14 MS. WHYTE: No. You had asked --
 15 MR. CHESNEY: I understand. I -- what
 16 about the splash park? Because I had asked for
 17 that to be in there.
 18 MS. WHYTE: Are you doing actuating
 19 fountain or a splash park? You guys hadn't
 20 decided yet.
 21 MR. ARGUS: Well, it's an either or.
 22 MS. WHYTE: But you have two of them
 23 here.
 24 MR. CHESNEY: Did that make it in?
 25 MR. BALDWIN: This would be under Common

1 Area?
 2 MS. WHYTE: Yes.
 3 MR. CHESNEY: Yeah.
 4 MR. BALDWIN: No. The only thing that's
 5 out there is the playground park with the
 6 landscaping with 20 percent on top of it.
 7 MR. CHESNEY: Okay. Yeah. So you're
 8 right.
 9 THE CHAIR: Can I just ask why the
 10 landscaping increase is under Park Improvement
 11 in addition to the landscape or in addition to
 12 the playground? Why an increase -- a projected
 13 increase in the cost of landscape maintenance
 14 is in --
 15 MR. BALDWIN: I don't think it's an
 16 increase of their landscape contract, at least
 17 that's not the way I'm understanding it. Or
 18 was it --
 19 THE CHAIR: It's a projected increase.
 20 MR. MENDENHALL: We increased the
 21 landscape wasn't for the landscape. Because we
 22 talked at the last meeting about how anybody
 23 that would potentially bid would be able to
 24 look at your budget and they would see a
 25 landscaping contract cost for next year and --

1 THE CHAIR: All right. I got you. Thank
 2 you. Thank you for the reminder.
 3 MR. MENDENHALL: Yep.
 4 MR. BARRETT: So what happens if it goes
 5 up 20 percent and you don't have it in your
 6 TRIM budget?
 7 THE CHAIR: It's in the TRIM budget --
 8 MR. BARRETT: Oh, you just put it in -- I
 9 got it.
 10 MR. CHESNEY: It's just a different line.
 11 MR. BARRETT: I got it. I got it.
 12 MR. BALDWIN: Do you want it moved?
 13 THE CHAIR: No.
 14 MR. CHESNEY: Okay. I'm comfortable with
 15 the way it is right now. I mean, not the whole
 16 budget, because I don't think you put any more
 17 in there. Just hope the park comes in cheaper.
 18 THE CHAIR: Realistically, we can't put
 19 the boardwalk or the splash park in this year.
 20 MR. CHESNEY: No, no. I agree. I think
 21 it's -- that's what I mean. I'm -- it's good
 22 right now after those changes to me.
 23 MR. ARGUS: There are a few other things
 24 that people have requested on this list.
 25 MR. CHESNEY: Yeah.

1 THE CHAIR: Let's go, Mr. Argus.
 2 MR. ARGUS: On the list or off the list?
 3 THE CHAIR: On the list.
 4 MR. ARGUS: On the list, the first two
 5 items up there, the park tables and the hang
 6 dryers, I'd be -- not knowing too much about
 7 them, conceptually, I'm in favor of those.
 8 MR. CHESNEY: Are those in there? No?
 9 MR. ARGUS: No. But my question is, what
 10 is it, two hands-free dryers? Why not four?
 11 MS. WHYTE: We've already done all the
 12 parks. This would be just for the guard house
 13 and would be for our office, to go completely
 14 paperless.
 15 MR. ARGUS: Okay.
 16 MS. WHYTE: Everybody else already has
 17 them.
 18 MR. ARGUS: And we'll save money from
 19 hand towels. Under the second section, the
 20 lighting, the \$3,000 for LED lighting down at
 21 Hillsborough monument, I would like to see that
 22 in there just as a trial. And then next year,
 23 if it works out, maybe consider doing the
 24 Sheldon/Linebaugh.
 25 MR. BALDWIN: Where are you looking?

1 Which one?
 2 MR. ARGUS: Under lighting, LED lighting,
 3 Hillsborough monument. You go by the monument
 4 at night, you can hardly see the word Westchase
 5 on it. You might as well take the monument
 6 down unless it's lit at night.
 7 THE CHAIR: What is your goal here?
 8 MR. ARGUS: To do LED -- to improve the
 9 lighting down there. And since we would change
 10 some lighting, because it's terrible now, we
 11 might as well go with a more energy-efficient
 12 method.
 13 THE CHAIR: Have you looked at pricing
 14 yet?
 15 MR. MAYS: Yeah. It's all there. We've
 16 already got a quote for it.
 17 THE CHAIR: It's not on mine.
 18 MR. MAYS: It says Bob Argus next to it.
 19 THE CHAIR: Oh. Mine doesn't have a
 20 price on it.
 21 MR. CHESNEY: Did you get any -- did you
 22 do that potential surplus report like you
 23 usually do at the end of the year?
 24 THE CHAIR: It doesn't cost \$3,000 to
 25 switch out of the lights. It just doesn't.

1 MR. MAYS: It's a high end.
 2 MR. CHESNEY: Could you do that again?
 3 MR. BALDWIN: Sure. Basically, it's your
 4 exhibit, but just flipped sideways.
 5 MR. CHESNEY: Okay. Do you know what the
 6 potential of the -- potential surplus is
 7 currently?
 8 MR. BALDWIN: For the way this budget --
 9 the way this budget for 001 is currently
 10 sitting, your total unassigned cash in General
 11 Fund 001 without these specific changes --
 12 MR. CHESNEY: Cash, yeah.
 13 MR. BALDWIN: -- is 861,416.
 14 MR. CHESNEY: What's the change in cash
 15 for the year anticipated? Because that's
 16 usually where we pick up these little projects.
 17 MR. BALDWIN: Well, that's why the -- it
 18 would, because if you project -- if you're
 19 projections are correct for -- between -- this
 20 is through March 31st. From April through
 21 September, then you're capturing whatever cash
 22 you're spending.
 23 MR. CHESNEY: Yeah.
 24 MR. BALDWIN: And we also are projecting
 25 cash that we were receiving in, so that would

1 be your unassigned cash, if you have dollar
2 amounts --
3 MR. CHESNEY: Is the unassigned cash
4 anticipated to be greater or less than last
5 year? Our fund balance, are we going to have a
6 surplus or a deficit? I'm looking for what the
7 anticipated surplus or deficit is for this
8 year. Because usually in July we go and pick
9 up a lot of these little \$3,000 projects and
10 stuff like that.
11 THE CHAIR: It's going down.
12 MR. CHESNEY: I mean, last year we still
13 had like \$40,000 that we ended up spending on
14 stuff.
15 MR. BALDWIN: But last year, the net and
16 change fund balance is showing 31,301 as
17 actual. That's per your audited financials.
18 MR. CHESNEY: But you don't have one for
19 this year anticipated yet?
20 MR. BALDWIN: Well, that's what I'm
21 saying. That's -- okay. Is it going to show
22 the change in fund balance? No. I'll do a
23 different report.
24 MR. CHESNEY: Okay. That's fine. I just
25 didn't know if you knew it or had an idea.

1 It's very early anyways, so it might be
2 meaningless. Okay. So are we going to -- want
3 to just make a motion to see where we go?
4 MR. ARGUS: You want a motion on the --
5 THE CHAIR: You want a break?
6 THE REPORTER: It would be nice.
7 THE CHAIR: Let's go ahead. We're going
8 to take a quick break here.
9 (Recess from 6:15 p.m. to 6:24 p.m.)
10 THE CHAIR: All right. Here's what I'm
11 going to do. Let's kind of streamline this
12 project. I'm operating off the budget request
13 2015 that has the numbers in it. We've gone
14 through Saville Rowe, the Greens, street
15 sweeping. There was no objection, I took, from
16 going up from \$8500. Is there any objection to
17 putting in the budget the 4,000 for the
18 sidewalk grinder and the 20,000 for the
19 four-wheeler? Is there any objection at this
20 stage for putting it in the budget?
21 MR. ARGUS: Nope.
22 MR. BALDWIN: And --
23 THE CHAIR: Pardon?
24 MR. BALDWIN: Where is this going under?
25 Common Area, or is it going under Rights of

1 Way?
2 MS. WHYTE: 001 R and M.
3 MR. CHESNEY: Can I ask you a question?
4 Do you still have the 60 grand in Capital
5 Outlay from last year?
6 MR. BALDWIN: Well, you have 60 -- well,
7 you spent 22,800 last year. We budgeted 60,000
8 for this year. And we also projected 60,000
9 that you're going to spend this year. So if
10 you want to utilize -- but that's under Rights
11 of Way.
12 MR. CHESNEY: Yeah. I understand. I'm
13 just curious.
14 MR. BALDWIN: Well, the reason why I'm
15 making sure where it's being located, because,
16 obviously, the business people do not benefit,
17 you know, have exclusive assessments. So where
18 this is being placed in your budget may or may
19 not affect them.
20 MR. CHESNEY: Right. I understand. This
21 would obviously benefit them.
22 THE CHAIR: Where should it be?
23 MR. BALDWIN: I know they are not
24 supposed to have anything that has to do with
25 the parks and recs, which I'm guessing is what

1 you call --
2 MS. WHYTE: Common Area.
3 MR. BALDWIN: Oh, come on. Common area.
4 THE CHAIR: This isn't parks and rec?
5 MS. WHYTE: No.
6 MR. BARRETT: This is Right of Way.
7 MR. BALDWIN: Correct. That's why I'm
8 asking, where in the budget are we talking
9 about.
10 THE CHAIR: Right of Way.
11 MR. BALDWIN: So we have projected 60,000
12 for this fiscal year to be spent, and we also
13 budgeted 60,000 for next year.
14 MR. CHESNEY: Yeah. But we haven't spent
15 the 60 grand.
16 MR. BALDWIN: You haven't spent any of
17 it.
18 MR. CHESNEY: I guess what I'm asking is,
19 why don't -- we could -- it's a little
20 premature, but what we normally do in July is,
21 we go through these projects and we start
22 buying stuff.
23 THE CHAIR: We can always cut the budget
24 down.
25 MR. CHESNEY: Yeah. Okay. So, yeah, put

<p style="text-align: right;">Page 145</p> <p>1 it in. Sure.</p> <p>2 MR. BALDWIN: So do you want me to</p> <p>3 increase the 60,000 for next fiscal year from</p> <p>4 60,000 to 84,000?</p> <p>5 THE CHAIR: Yes.</p> <p>6 MR. BALDWIN: Okay.</p> <p>7 THE CHAIR: All right. Lighting, LED</p> <p>8 lighting.</p> <p>9 MR. CHESNEY: I guess what my thought is,</p> <p>10 is there -- I mean, we still have 60. We could</p> <p>11 buy it. Although the 60 is helping us support</p> <p>12 our budget.</p> <p>13 THE CHAIR: Yeah. We need that money.</p> <p>14 LED lighting, Hillsborough monument. That</p> <p>15 seems really high. Bob, you proposed funding</p> <p>16 one this year and one maybe next year?</p> <p>17 MR. ARGUS: Yeah. Do one this year as a</p> <p>18 test.</p> <p>19 THE CHAIR: Doug, what lighting is</p> <p>20 currently on that monument?</p> <p>21 MR. MAYS: We have two eight-foot</p> <p>22 120-volt lights over there, eight footers.</p> <p>23 THE CHAIR: Are they fluorescent?</p> <p>24 MR. MAYS: Yes.</p> <p>25 MS. WHYTE: Approximately, about \$800</p>	<p style="text-align: right;">Page 147</p> <p>1 that is, it saves you money on your electrical</p> <p>2 bill?</p> <p>3 MR. MAYS: Correct.</p> <p>4 THE CHAIR: Okay. Any objection to</p> <p>5 putting the 2995 -- we'll round it up to</p> <p>6 3,000 -- for on LED lighting on Hillsborough.</p> <p>7 MR. BALDWIN: Do you want that included</p> <p>8 under R and M Walls and Signage, which is what</p> <p>9 this is doing is improving the signage. And</p> <p>10 it's currently, for next fiscal year, you have</p> <p>11 25,000. Do you want me to add three more</p> <p>12 thousand to it?</p> <p>13 THE CHAIR: Yes, please. Looks like</p> <p>14 we've gone through Park and Rec. The only</p> <p>15 thing that's going to be added there is the</p> <p>16 400,000 that was going to be added that we</p> <p>17 already talked about today.</p> <p>18 MR. CHESNEY: Which is already in there.</p> <p>19 THE CHAIR: Correct.</p> <p>20 MR. ARGUS: The park tables and the</p> <p>21 dryers, no.</p> <p>22 THE CHAIR: I think -- doesn't it make</p> <p>23 sense that it would be wrapped up into -- it</p> <p>24 could either be a special purchase at the end</p> <p>25 of the budget cycle.</p>
<p style="text-align: right;">Page 146</p> <p>1 apiece.</p> <p>2 THE CHAIR: I was just mentioning to</p> <p>3 Mr. Argus that LED lighting has come down</p> <p>4 dramatically. We can get off-road LED light</p> <p>5 bars that will light up the whole planet for</p> <p>6 not a whole lot of money.</p> <p>7 MR. MAYS: The problem with that one, I</p> <p>8 guess, is the power to it is under -- under the</p> <p>9 road and behind the Countryway monument.</p> <p>10 THE CHAIR: No. I'm saying you would put</p> <p>11 LED light bars in the same location that those</p> <p>12 long --</p> <p>13 MR. MAYS: Yeah.</p> <p>14 THE CHAIR: -- fluorescents are.</p> <p>15 MR. MAYS: Yeah. I think that's what</p> <p>16 he's proposing.</p> <p>17 THE CHAIR: Is that 110?</p> <p>18 MR. MAYS: It's 110 now. Low voltage</p> <p>19 will drop it down to, you know, under probably</p> <p>20 15.</p> <p>21 THE CHAIR: Do you have a transformer to</p> <p>22 drop it down?</p> <p>23 MR. MAYS: That's what we have -- that's</p> <p>24 one thing you have to purchase.</p> <p>25 THE CHAIR: The only advantage to doing</p>	<p style="text-align: right;">Page 148</p> <p>1 MR. ARGUS: Okay.</p> <p>2 THE CHAIR: Or it could be wrapped up at</p> <p>3 the end of the capital improvement plan.</p> <p>4 MR. ARGUS: I'm fine with that.</p> <p>5 MR. CHESNEY: Better way to think of that</p> <p>6 400 grand is annual, an annual payment --</p> <p>7 MR. ARGUS: Yeah. I --</p> <p>8 MR. CHESNEY: -- until whatever we do</p> <p>9 gets paid.</p> <p>10 THE CHAIR: Stonebridge, we addressed.</p> <p>11 That's in there already.</p> <p>12 MR. ARGUS: No.</p> <p>13 MR. MAYS: You addressed Saville Rowe.</p> <p>14 MR. ARGUS: We did Saville Rowe.</p> <p>15 THE CHAIR: Oh, I'm sorry. Same numbers.</p> <p>16 They were close.</p> <p>17 MS. WHYTE: Same close numbers and</p> <p>18 cameras and --</p> <p>19 THE CHAIR: Is this exact same scenario?</p> <p>20 Residents have asked for it?</p> <p>21 MR. MAYS: Yes.</p> <p>22 THE CHAIR: Can you increase those two</p> <p>23 items?</p> <p>24 MR. BALDWIN: Okay. For Stonebridge.</p> <p>25 MR. ARGUS: Stonebridge.</p>

1 MR. MAYS: Vineyards did the same thing.
 2 MR. ARGUS: Stonebridge 103.
 3 MS. WHYTE: And, Allen, when you get the
 4 numbers in, they kind of wanted to know that
 5 the assessments kind of would be.
 6 THE CHAIR: It's going to go up.
 7 MS. WHYTE: That's what I told them.
 8 MR. BALDWIN: Okay. So I'm taking the
 9 Communication Telephone of 680 that's currently
 10 out there and adding another 1200 onto it?
 11 THE CHAIR: Correct.
 12 MR. ARGUS: Is there a warranty or --
 13 MS. WHYTE: There will be a one-year
 14 warranty with this.
 15 MR. ARGUS: And what about a maintenance?
 16 MS. WHYTE: We do that when the cameras,
 17 we have -- we didn't ask them whether or not
 18 there's a warranty, a maintenance program with
 19 them. But he's pretty reasonable. Most times,
 20 it comes out --
 21 THE CHAIR: R and M Gate goes up 5120.
 22 MR. ZEIGLER: Is there a DVR and all that
 23 that goes with it?
 24 MS. WHYTE: Yes.
 25 MR. ZEIGLER: Is it going to be in the

1 office?
 2 MS. WHYTE: No. The DVR is going to be
 3 there. And we'll have access --
 4 MR. BALDWIN: Oh, you don't want cameras
 5 separate?
 6 MS. WHYTE: -- so that we can download
 7 and view and --
 8 THE CHAIR: Oh, thank you. You're right.
 9 MR. BALDWIN: 5120.
 10 MR. MAYS: On the column.
 11 THE CHAIR: So --
 12 THE REPORTER: I'm taking down too many
 13 conversations here.
 14 THE CHAIR: Just ignore everybody over
 15 there.
 16 THE REPORTER: Okay. All right.
 17 THE CHAIR: Sorry.
 18 MR. BALDWIN: Okay. So right now, what I
 19 did is, in Fund 103 Stonebridge, I had
 20 increased the Communications Telephone field
 21 and included the 1200 into it. And then -- or
 22 I'm sorry. Yes, 1200 into it. And then I -- I
 23 added a line for cameras for 5,120.
 24 THE CHAIR: Perfect. The office, do we
 25 need to budget increase for --

1 MS. WHYTE: Well, I just wanted to make
 2 sure we could increase it to \$200 a month.
 3 Because right now, we're having some major
 4 issues.
 5 THE CHAIR: Have you already put that
 6 into place?
 7 MS. WHYTE: Not officially, because I
 8 needed permission to make sure I --
 9 MR. CHESNEY: What is it now?
 10 MS. WHYTE: Right now, it's so bad. It's
 11 \$119 a month.
 12 THE CHAIR: You're adding \$200 a month?
 13 MS. WHYTE: No. I want to add up to \$200
 14 a month from 119.
 15 MR. BALDWIN: And where is this located?
 16 MS. WHYTE: My office Internet.
 17 MR. BALDWIN: Okay. But in the budget?
 18 MS. WHYTE: RM Office.
 19 MR. BALDWIN: General Fund 001?
 20 MS. WHYTE: Yes, sir.
 21 MR. BALDWIN: In Administrative?
 22 MS. WHYTE: No. Under -- hold on. Look
 23 it up. I think it's under Telephones and
 24 Communications Pat put it -- Sergio has it
 25 under.

1 MR. BALDWIN: Right now, we have a budget
 2 of \$8,000.
 3 MS. WHYTE: Yeah. If you can increase
 4 that by \$90 a month, so 90 times.
 5 MR. BALDWIN: But the budget was
 6 originally on 75. And I have a note out here
 7 "Per Sonny on 3/20, increase it to 8,000."
 8 THE CHAIR: Is that how much it wasn't --
 9 MR. BALDWIN: We budgeted 7500 for this
 10 fiscal year. And in this budget, the way it
 11 sits now --
 12 THE CHAIR: Needs to go up another 500.
 13 MS. WHYTE: Another 500.
 14 MR. BALDWIN: Which is what it did.
 15 THE CHAIR: No. It needs to go 500 on
 16 top of what you already --
 17 MR. BALDWIN: Okay.
 18 MS. WHYTE: 8500.
 19 MR. BALDWIN: Done.
 20 THE CHAIR: Vineyards, do the same, two
 21 increases. We don't have a number for
 22 lighting.
 23 MS. WHYTE: We don't have a number,
 24 because we're not sure how to do that, because
 25 we have to go under roads and boring and --

1 THE CHAIR: What lighting?
 2 MS. WHYTE: They want lighting in their
 3 entranceway monuments. When you go into the
 4 Vineyards on either side, they're under heavy
 5 oak trees. That could -- you know, so --
 6 MR. BARRETT: So the solar wouldn't work
 7 there like Radcliffe?
 8 MS. WHYTE: No. We humped and hawed.
 9 THE CHAIR: 106.
 10 MS. WHYTE: But if we can get the cameras
 11 and Internet in there, we'd be happy. And
 12 we'll work on lighting for next year's budget.
 13 THE CHAIR: What do we do about the
 14 lighting? Just leave it out?
 15 MS. WHYTE: I think so.
 16 MR. MAYS: What was the amount?
 17 MS. WHYTE: There was no -- well, from
 18 the other one, from --
 19 MR. MAYS: One of the other communities.
 20 MS. WHYTE: We have no outdoor lighting
 21 anywhere on any of our communities, except for
 22 Radcliffe. That has solar.
 23 MR. BARRETT: Do you remember what the
 24 bid was --
 25 MS. WHYTE: It was about \$10,000 for the

1 solar.
 2 MR. CHESNEY: Yeah. Anytime you go
 3 underneath the road, it's expensive.
 4 MR. ARGUS: Harbor Links has lighting on
 5 Peabody.
 6 MR. MAYS: Yeah. It's not new stuff.
 7 MS. WHYTE: It's not new. That was there
 8 when we did it, so I --
 9 MR. ARGUS: Okay.
 10 MS. WHYTE: I think we should leave it
 11 until we --
 12 MR. MAYS: Think we should leave it out?
 13 THE CHAIR: No. If they want it, we're
 14 going to have to budget for it.
 15 MR. MAYS: Right.
 16 THE CHAIR: Does that -- does that have a
 17 component of electrical consumption as well?
 18 MR. MAYS: Yes.
 19 THE CHAIR: Why don't we put \$10,000 on
 20 it?
 21 MR. MAYS: Well, you figure that -- yeah.
 22 Hillsborough Avenue was --
 23 MS. WHYTE: If we put in --
 24 MR. MAYS: -- 3500, so, yeah, 10,000
 25 should cover lighting over there.

1 MS. WHYTE: And if we work on it by next
 2 month, we can decrease it considerably.
 3 THE CHAIR: Yeah. Let him get caught up.
 4 MR. BALDWIN: So right now, in the
 5 Vineyards, you want me to insert a middle line
 6 item for electricity.
 7 THE CHAIR: No. For Lighting. Lighting
 8 and Electrical, I guess it would be.
 9 MR. BALDWIN: And what is this for?
 10 MR. MAYS: Ground lighting.
 11 THE CHAIR: Monument lighting.
 12 MR. ARGUS: Is it monument or trees?
 13 THE CHAIR: I thought it was monument
 14 lighting.
 15 MR. MAYS: Both. Some for the monuments,
 16 and then the trees that are underneath. It's
 17 typical ground lighting like you have in front
 18 of Harbor Links.
 19 THE CHAIR: Okay.
 20 MR. MAYS: Then we have cameras also.
 21 MR. BALDWIN: And you said how much? I'm
 22 sorry.
 23 THE CHAIR: 10,000.
 24 MS. WHYTE: 10,000.
 25 MR. BALDWIN: If I remember correctly in

1 001, you have one called Monument and Signage,
 2 if I end up using the same account number.
 3 THE CHAIR: Did you get the 5120 for
 4 cameras?
 5 MR. BALDWIN: Correct. I inserted a line
 6 for cameras.
 7 THE CHAIR: Did you get Internet?
 8 MR. BALDWIN: And I increased the
 9 Internet.
 10 THE CHAIR: Okay. Fire safe ponds is
 11 next.
 12 MS. WHYTE: Sorry. Fire station pond.
 13 Typo.
 14 MR. MAYS: That's just my suggestion for
 15 a fountain. We also have a suggestion on pond
 16 number one. The good thing about the fire
 17 station pond -- well, pond number one is up by
 18 the railroad tracks. But we have -- yeah, we
 19 do have power there, because we have an
 20 aerator. We also have power at pond number 20,
 21 which is fire station pond. That one has
 22 power, too, so it would be easy to convert
 23 either one of those ponds.
 24 THE CHAIR: Talking about the lake as
 25 you -- right as you come across the railroad

1 tracks on the left?
 2 MR. MAYS: On the left, yeah.
 3 THE CHAIR: It's only got a 50-yard
 4 front.
 5 MR. MAYS: Yeah. You wouldn't see it
 6 very well, I wouldn't think.
 7 MR. CHESNEY: Are you talking about the
 8 one that goes into the Swim & Tennis Center for
 9 the other one?
 10 MR. MAYS: Yes.
 11 MR. CHESNEY: Oh, yeah. Well, that gets
 12 a lot of traffic.
 13 MR. MAYS: That one gets a lot more
 14 traffic.
 15 THE CHAIR: Mr. Argus.
 16 MR. ARGUS: Since we're under budget
 17 constraint this year, I'd like to suggest we
 18 entering in an agreement with the golf course
 19 just to reactivate the fountain they have. And
 20 then just the electricity that we have to pay,
 21 as opposed to putting another physical fountain
 22 in. Maybe do that -- have a new one next year.
 23 THE CHAIR: Separate -- we -- we can
 24 certainly talk about that with them. They have
 25 to have a separate meter.

1 MR. ARGUS: I don't know that.
 2 THE CHAIR: We would need the separate
 3 meter.
 4 MR. ARGUS: Yes. Definitely.
 5 THE CHAIR: Which is -- there's a cost
 6 associated with doing that.
 7 MR. BARRETT: Are -- are you suggesting a
 8 smaller fountain? Because I remember the West
 9 Park Village one being \$28,000.
 10 MS. WHYTE: This is five horsepower. He
 11 feels that is adequate for that size of lake.
 12 It's not, obviously, going to be as large as
 13 the one we have over on Cavendish. But he
 14 suggests for the type of lake it is and where
 15 it's located, a five horsepower should be
 16 adequate.
 17 THE CHAIR: Is this a net cost taking out
 18 any aerators?
 19 MR. MAYS: Taking out the aerators,
 20 there's really nothing to that. I mean, we --
 21 THE CHAIR: Just a wash on electricity?
 22 MS. WHYTE: Yeah. Well, no --
 23 MR. MAYS: The electricity is a little
 24 bit --
 25 MS. WHYTE: The electricity is a little

1 bit more expensive.
 2 MR. MAYS: It depends. What we got to
 3 look at, too, five horsepower might not be the
 4 220, which is what ten horsepower required, a
 5 lot more power. So that's why it cost us a few
 6 more dollars to rerun the wire. So we had
 7 to -- really have to find out.
 8 THE CHAIR: You're comfortable with
 9 11,550?
 10 MR. MAYS: On a fountain for that spot?
 11 THE CHAIR: Yeah.
 12 MR. MAYS: Not really. Where did you get
 13 that number?
 14 MS. WHYTE: From the contractor.
 15 MR. MAYS: That's just for the fountain.
 16 MS. WHYTE: That's just for the fountain.
 17 MR. MAYS: So I would add at least, just
 18 in case, another four to 5,000 for the
 19 electricity to be changed out.
 20 MR. ZEIGLER: We're talking about the
 21 pond right beside the fire station?
 22 MR. MAYS: Yes, sir.
 23 MS. WHYTE: It's 230-volt.
 24 MR. MAYS: So we do have to upgrade the
 25 power.

1 THE CHAIR: So 16,000 for the project.
 2 MR. MAYS: Yeah. I would be comfortable
 3 with that.
 4 MR. BALDWIN: And where is this going, in
 5 General Fund 001?
 6 MR. CHESNEY: Hold on. We didn't agree
 7 to put that in there, did we? I don't want to
 8 take away from the beauty of whatever that
 9 neighborhood is over there is.
 10 MS. WHYTE: Well, we can just -- so you
 11 know, that the Caven -- that the Vineyards
 12 residents have called this week, and they want
 13 to know how to petition the board for a
 14 fountain on the left side now. And also
 15 Woodbay has requested the same.
 16 THE CHAIR: We're not going to have a
 17 lake -- a fountain in every lake in Westchase.
 18 MR. ARGUS: If the Vineyards are willing
 19 to pay for it, we'll add 28,000 to their
 20 budget.
 21 MS. WHYTE: That would be under R and M.
 22 MR. CHESNEY: There's a good likelihood
 23 that we're going to have to increase our
 24 overall budget by \$500,000. So I'd say that,
 25 at the same time, getting a fountain seems a

1 little extravagant or extraneous or whatever.
 2 MR. BALDWIN: So am I --
 3 THE CHAIR: Again, it's TRIM.
 4 MR. CHESNEY: I understand. And I don't
 5 think it will be as bad as we think.
 6 THE CHAIR: It's going to be bad. And
 7 Andy will get calls. That's why he's well
 8 paid.
 9 MR. CHESNEY: But just putting in there
 10 just seems -- it's one thing putting in a
 11 chipper.
 12 MR. ARGUS: Well, his phone system, see
 13 how well that works taking calls.
 14 THE CHAIR: Mr. Chesney doesn't seem to
 15 think it's worth 16,000 for budget purposes for
 16 a fountain. What do the two of you gentlemen
 17 think?
 18 MR. ZEIGLER: I say we put it in. And
 19 then, if we need to, we can whittle it out
 20 later or, you know, let it become a topic for
 21 the Vineyards folks.
 22 MR. BALDWIN: So this is only for the
 23 Vineyards, or this is in the General Fund?
 24 THE CHAIR: No. No. This is the General
 25 Fund.

1 MR. ZEIGLER: Oh, I'm sorry.
 2 MR. CHESNEY: General Fund.
 3 THE CHAIR: You've been outvoted,
 4 Mr. Chesney.
 5 MR. CHESNEY: Fine. From looking at it,
 6 I think you're going to have more money this
 7 year to spend in July than we did last year.
 8 THE CHAIR: These are the sort of
 9 projects we will knock out.
 10 MR. BALDWIN: Am I including 16,000 to
 11 the R and M Irrigation in the General Fund?
 12 MS. WHYTE: Irrigation? Not Irrigation.
 13 MR. BALDWIN: Okay. Where am I putting
 14 it? This is a fountain.
 15 MS. WHYTE: Oh, put it in -- under
 16 Aqua -- what's the -- Pond Management.
 17 MR. ARGUS: Flood. We have a --
 18 MS. WHYTE: Flood Control. Flood
 19 Control. The pond should go under --
 20 MR. BALDWIN: So it goes under -- you're
 21 increasing from 2,000 and adding 16,000 more to
 22 it?
 23 MR. MAYS: Is that what we paid for the
 24 aerators?
 25 MS. WHYTE: Yes. Aerators came under

1 that.
 2 MR. ARGUS: Seven -- yeah, seven items
 3 down from the title Right of Way, there's a
 4 line item for Contracts hyphen Fountain.
 5 MS. WHYTE: That is the maintenance.
 6 MR. ARGUS: So that would be the \$400 a
 7 quarter?
 8 MS. WHYTE: Yes. That would be that -- I
 9 guess that's where you put it, Allen. Maybe
 10 that needs to go down under Flood Control and
 11 Storm Water.
 12 MR. CHESNEY: The warranty on the
 13 fountain? No.
 14 MS. WHYTE: Not the warranty. The
 15 maintenance of the fountain, the quarterly
 16 maintenance.
 17 MR. BALDWIN: It says, "Fountain Design
 18 Group, Inc., \$175 a quarter for cascade
 19 fountain."
 20 MS. WHYTE: That should be under Flood
 21 Control and Storm Water.
 22 MR. ARGUS: For which fountain?
 23 MR. BALDWIN: Says, "Fountain Design
 24 Group, Inc., \$175 a quarter for cascade
 25 fountain."

1 MR. CHESNEY: Where do you have it now?
 2 MR. BALDWIN: It's under Rights of Way.
 3 MR. CHESNEY: Why would it be Rights of
 4 Way? Like a sidewalk or something like that?
 5 MS. WHYTE: Because all the flood control
 6 is under one area.
 7 MR. CHESNEY: I understand. But why is a
 8 maintenance agreement on a fountain flood
 9 control? I guess so because the actuators are.
 10 MR. BALDWIN: It's up to you where you
 11 want me -- if you want me to move it, we'll
 12 move it. If you want to leave it, I will leave
 13 it.
 14 MR. CHESNEY: You're the accountant.
 15 THE CHAIR: It's why we pay you the big
 16 bucks.
 17 MR. BALDWIN: Okay. We'll move this down
 18 to Flood Control then.
 19 THE CHAIR: No. Why is it in Flood
 20 Control?
 21 MR. CHESNEY: Why don't you discuss it
 22 with Sergio and the two of you work it out.
 23 MR. ARGUS: Yeah. Figure it out.
 24 MR. CHESNEY: So then you have two
 25 accountants. You know, you can all our

1 auditor.
 2 MR. BALDWIN: Yes, I could.
 3 MR. CHESNEY: He'd be happy to tell you.
 4 He's probably a completely correct answer.
 5 MR. BALDWIN: Okay. So we're going to
 6 add this \$700 on top of the amount that we just
 7 amended?
 8 MR. ARGUS: What \$700?
 9 MR. BALDWIN: For the quarterly.
 10 MR. ARGUS: Oh, for the old one, the
 11 existing.
 12 MR. BALDWIN: But the one that's listed
 13 up above, seven lines down, under Rights of
 14 Way --
 15 MR. CHESNEY: Where did you put the
 16 fountain itself? The cost of the fountain,
 17 yeah.
 18 THE CHAIR: I still don't see Flood
 19 Control on there.
 20 MR. ZEIGLER: It's --
 21 MR. CHESNEY: I would prefer the cost of
 22 the fountain, put it as a separate line, so we
 23 can clearly see it.
 24 MR. ZEIGLER: It's got underneath it,
 25 Contracts Wetland, Contracts Fountain.

1 MR. CHESNEY: Don't dump it in somewhere.
 2 MR. BALDWIN: Hold on.
 3 THE CHAIR: Oh, geez, I see it.
 4 MR. CHESNEY: We can do \$508,000 in ten
 5 seconds, but the -- but the four grand --
 6 THE CHAIR: All right. I don't see
 7 anything else that hasn't been addressed on
 8 this list and document. I know Mr. Argus has
 9 some off-document requests.
 10 MR. ARGUS: I think it's been whittled
 11 down to just one. Under -- wherever it is,
 12 Rights of Way, on Page 96, almost two-thirds of
 13 the way down from the first grouping is
 14 Miscellaneous Holiday Decor for \$5,000. I'd
 15 like to see that increased to maybe 8,000. The
 16 stuff that we have -- have used in the past is
 17 getting aged. And I would assume staff would
 18 like to add to what we already have.
 19 THE CHAIR: We already approved the
 20 purchase of more.
 21 MR. CHESNEY: I'll point out, I tried to
 22 increase it last year, and Sonny said that she
 23 didn't have that much time to do all that work
 24 putting them together.
 25 MR. ARGUS: Last year, the budget was

1 \$5,000. This year's budget is \$5,000.
 2 THE CHAIR: I think we have a line item
 3 acquisition increase. We purchased new stuff.
 4 MR. CHESNEY: We started at three.
 5 MS. WHYTE: We started at three. We've
 6 gone to five over the last nine years. We're
 7 at 5,000. I mean, we do need to -- but I -- we
 8 added the lighting at the entranceways last
 9 year, which was 2400.
 10 MR. BALDWIN: Well, in fiscal year 2012,
 11 your actual for holiday decor was 2,660. For
 12 2013, your actual was 4,440. That's why the
 13 budget for '14, this fiscal year, we increased
 14 to 5,000.
 15 MR. CHESNEY: Did you use a different
 16 service?
 17 MS. WHYTE: No. We used the same
 18 contractor. But what we did this year is, we
 19 added lighting along the -- did we add the top?
 20 Yes, we did. We added the top of the monument.
 21 So every year, a little bit -- something
 22 different, but --
 23 MR. CHESNEY: I didn't notice. Did you
 24 notice?
 25 MS. WHYTE: -- it's up to you guys. I

1 mean, we can increase -- I used some of the
 2 budget to -- when the wreaths break down and we
 3 have to buy new stuff or whatever, I use part
 4 of that budget for that. But I mean --
 5 THE CHAIR: If they're stolen?
 6 MS. WHYTE: If they're -- yes. We have
 7 to replace it.
 8 MR. BARRETT: Were some stolen last year?
 9 MS. WHYTE: No, not last year.
 10 THE CHAIR: Not last year.
 11 MS. WHYTE: But we can increase the
 12 two -- I mean, there's other lightings we could
 13 use if you wanted to. If you wanted to enhance
 14 lighting somewhere else for the contractor,
 15 that's -- anything is possible.
 16 MR. ARGUS: The little flags that would
 17 have added to Montague, that comes out of this
 18 budget.
 19 MS. WHYTE: Yes, it does. We have those.
 20 We did that last year.
 21 MR. ARGUS: Do we have all the holidays
 22 represented? Do we need --
 23 MS. WHYTE: Oh, no. We only have one
 24 holiday represented. That is the one in
 25 December. Do you want others? We can do flags

1 for Easter --

2 MR. CHESNEY: Are you talking about like
3 around December holiday, or are you talking
4 about like Memorial Day?

5 MS. WHYTE: That's up to Mr. Argus. If
6 you want to increase that, we can get some
7 flags --

8 MR. CHESNEY: Or some Tibetan prayer
9 flags maybe draped across the --

10 MS. WHYTE: I mean, we can definitely do
11 something, if that's what you want. For Fourth
12 of July, we can get flags. We already have the
13 holders. We just have to purchase flags.

14 MR. MAYS: Might as well start looking at
15 hiring another staff member, too.

16 MR. ARGUS: So if we were to increase the
17 budget, what would your recommendation be?

18 MS. WHYTE: I would say that would be the
19 one thing, those little flags in the West Park
20 Village went over well, and they weren't that
21 expensive. I think it was \$900, if I remember
22 the flags, roughly about there. So we could do
23 that. But holiday decorations, wow, can I
24 think about that and --

25 MR. ARGUS: TRIM notice.

1 THE CHAIR: All right. Gentlemen, are we
2 good?

3 MR. CHESNEY: Yep.

4 THE CHAIR: We need to do a resolution
5 here. Do you have them? A motion to approve
6 resolution 2014-3, which reads the resolution
7 of the board of supervisors of the Westchase
8 Community Development District approving the
9 budget for fiscal year 2015 and setting a
10 public hearing thereon pursuant to Florida law.

11 MR. ARGUS: So moved.

12 THE CHAIR: Okay. Just so the record is
13 clear, the public hearing will be on August 5,
14 2014 at 4:00 p.m. We have a motion to approve
15 resolution 2014-3. Do we have a second?

16 MR. CHESNEY: Yes.

17 THE CHAIR: All in favor, please raise
18 your hand. That motion passes unanimously,
19 four to nothing, with Mr. Ross being absent.

20 THE CHAIR: Any other -- field report?

21 MR. MAYS: I don't really have anything
22 other than on report, but Sonny has one request
23 for you know what.

24 MS. WHYTE: A banner. Relay for Life has
25 requested us, if we would allow them to put a

1 MS. WHYTE: I know, but geez. Yeah.
2 Maybe increase it by a thousand, and we'll
3 start small and work our way up, if that's what
4 you feel, but --

5 THE CHAIR: Catch that, Allen?

6 MR. BALDWIN: Is that what you want,
7 6,000?

8 MS. WHYTE: I'd start with six.

9 MR. ARGUS: Thank you.

10 THE CHAIR: Anything else, Mr. Argus?

11 MR. ARGUS: That's all I have.

12 MR. CHESNEY: So when do we have to
13 approve this by?

14 MR. BALDWIN: Today. Adopt?

15 MR. CHESNEY: No, not -- is it August or
16 July?

17 MR. BALDWIN: August is when you adopt.

18 MR. CHESNEY: Okay. But, generally, we
19 shoot for July. That way, we can -- just want
20 to make sure I always get the months right, put
21 them in my calendar. So you should come back,
22 then, in July.

23 MR. BALDWIN: It's usually in August is
24 when you end up adopting.

25 MR. CHESNEY: Okay.

1 banner up on the median. It would be --
2 it's -- the relay is May 17th. It is not on
3 property this year. It's over at Alonso High
4 School.

5 MR. MAYS: That's why we're bringing it
6 to you all, because it's off property.

7 MS. WHYTE: I just need direction as to
8 whether or not I can say yea or nay.

9 THE CHAIR: Mr. Ross would say nay.

10 MR. ARGUS: It's against our published
11 policy.

12 THE CHAIR: Does anybody have a -- I
13 believe in the event, and I know a lot of
14 people who do it. Is there any strong desire
15 to put that banner up?

16 MR. CHESNEY: Sure.

17 THE CHAIR: What other banners do we have
18 up at the --

19 MS. WHYTE: Nothing.

20 MR. MAYS: Nothing that week or nothing
21 right now.

22 MS. WHYTE: Do you have anything,
23 Mr. Barrett, coming up?

24 THE CHAIR: What's the timing?

25 MS. WHYTE: May 17th. I have to text her

1 tonight so she can go ahead and send it to the
2 printer.

3 THE CHAIR: What's the consensus? What,
4 Mr. Argus?

5 MR. ARGUS: Well, having been involved in
6 Relay for Life in the past, having -- and being
7 a cancer survivor, I believe in that cause.
8 But it's against our stated policy. So because
9 of that, unless we change the policy, I would
10 be opposed to it.

11 THE CHAIR: Which stated policy are you
12 referring to?

13 MR. ARGUS: Item three, the placement of
14 signs on CDD property or easements to advertise
15 market or promote events to be conducted
16 outside of Westchase is prohibited.

17 THE CHAIR: Okay.

18 MR. ZEIGLER: Option eight allows an
19 applicant to seek a waiver for CDD's
20 consideration.

21 MR. CHESNEY: I just think -- I mean, I
22 know it's at Alonso this year. I mean, most of
23 the kids are -- first of all, half of Alonso is
24 Westchase. But, I mean, normally, it was at
25 Davidson.

1 that, you can never figure out where it is or
2 what month you did it. I mean, that should be
3 a folder, and you can have all those policies
4 and procedures and employee memorandum, all
5 that stuff. So, I mean, that seems like a real
6 positive to me to go ahead to the electronic --

7 THE CHAIR: That assumes that that stuff
8 is readily available and we can put it in
9 folders.

10 MR. CHESNEY: Yeah. But like right now,
11 we know where it is, because we just got it.
12 It should go in a folder as, you know,
13 administrative --

14 THE CHAIR: There's A lot of folders we
15 need access to.

16 MR. ARGUS: Or on the website.

17 MS. WHYTE: Can I -- just keep in mind
18 when you're -- when you're considering going
19 electronic, one of the things that I've been
20 researching is, is the new use the Surface, for
21 example, or -- they have split screens. So in
22 other words, you can be looking at one screen
23 and two screens. iPad doesn't allow you to do
24 that. So especially, since you guys go back
25 and forth between items and office --

1 MS. WHYTE: Davidson.

2 MR. CHESNEY: And I think it was just the
3 residents finally were -- you know, were glad
4 that they moved them out. So I don't want them
5 to come back to Davidson. I'm serious. I
6 mean, you know what I mean? Seems like a
7 positive thing.

8 THE CHAIR: All right. By a show of
9 hands, who would support the banner request?
10 Okay. That unofficial passed three to one,
11 Mr. Argus dissenting. Go ahead and let them
12 put it up.

13 MS. WHYTE: All right. I'll send her a
14 text tonight.

15 MR. MAYS: That's all we really got,
16 unless you got questions about anything.

17 THE CHAIR: Just so the record is clear,
18 I guess we verified -- we allowed a waiver of
19 that policy in this situation. Any other
20 resident concerns, resident comments? Nothing?

21 MR. CHESNEY: I will say that if we do do
22 the electronic thing, which I'm not sure if
23 we're actually going to do that -- I think we
24 are -- the great thing about doing, is stuff
25 like that, like the sign policy and stuff like

1 Microsoft-based tablet may be something you may
2 want to look at. And if you don't have to have
3 the same, it's just an option.

4 THE CHAIR: It's just a tab at the top,
5 though.

6 MS. WHYTE: Yeah. But it's much easier
7 when you see two visual screens side by side.

8 THE CHAIR: I run two big monitors at
9 work. I understand. I know the difference.

10 MR. CHESNEY: And I use the Microsoft
11 tablet and the iPad. I don't know. They --

12 THE CHAIR: I'm an iPad fan.

13 MR. CHESNEY: Yeah. I think that
14 they're -- it's harder to use the Microsoft
15 one, get used to it. My wife and kids are -- I
16 have one kid that gets it down, the other kid
17 not so much. And my wife, give it up.

18 MS. WHYTE: Just an option just for you
19 guys to consider.

20 THE CHAIR: I think realistically they
21 need to be universal.

22 MR. CHESNEY: Yeah. iPad would be --

23 THE CHAIR: Make life easier. Anything
24 else? Mr. Argus.

25 MR. ARGUS: Yes, under Supervisors'

1 Requests? It's been talked about -- what?
 2 MR. BARRETT: There's a golf cart going
 3 through the pedestrian tunnel.
 4 MS. WHYTE: On our property.
 5 MR. CHESNEY: I thought you cracked down
 6 on them, Doug. Yeah. It was last month's
 7 topic. The guys -- I haven't seen them since.
 8 MR. MAYS: First time I saw him. I
 9 haven't been able to stop him or catch him.
 10 That's first time I saw him.
 11 MR. BARRETT: Well, if you get running.
 12 MR. MAYS: Do I look like I run?
 13 THE CHAIR: Mr. Argus.
 14 MR. ARGUS: Thank you. Over the last
 15 several months, we've had a lot of discussion
 16 about the aesthetic values of Westchase,
 17 particularly as it concerns banners. In --
 18 there's a particular place in our easements --
 19 I'll pass this out. It's in section 326. That
 20 I would like to propose, since we have the
 21 easement and according to the plat, we're
 22 allowed to do landscaping or even put up walls
 23 there, I would like to see if there's any
 24 interest in putting some landscaping. The
 25 second sheet, Greg. Greg. That will tell you

1 exactly where it's at.
 2 MR. CHESNEY: Where did Erin go?
 3 MR. BALDWIN: Yeah. But we also need a
 4 copy for recording.
 5 MR. ARGUS: I would like to propose that
 6 in our easement, where we're allowed to put up
 7 landscaping, that in that particular parcel,
 8 that we put in some vegetation. I think it
 9 would add to the fountain in the pond and will
 10 also eliminate some of the attractive
 11 nuisances. They have some stuff coming out of
 12 the ground that I think may attract kids and
 13 vandals.
 14 MR. CHESNEY: Is this -- is this on the
 15 other side of the Avenues, or is this where the
 16 Fifth Third Bank is?
 17 MR. ARGUS: Next to that.
 18 MR. CHESNEY: We already have that fairly
 19 well landscaped.
 20 MR. ARGUS: No. There's almost nothing
 21 there. I would like to see a barrier type
 22 landscape.
 23 MR. MAYS: It's full of trees right now.
 24 No landscaping really.
 25 MR. ARGUS: I would like to see lower

1 level landscaping.
 2 THE CHAIR: Is this where the fireworks
 3 folks are?
 4 MR. MAYS: Pumpkins, fireworks.
 5 THE CHAIR: Why don't we put viburnum in?
 6 MR. CHESNEY: Do those have thorns?
 7 MR. MAYS: Be difficult to get a viburnum
 8 to grow under them oak trees.
 9 MR. CHESNEY: Well -- so help me out
 10 here. Who actually owns this parcel? We don't
 11 own the parcel. We have an easement. So
 12 you're trying to get us in some kind of a --
 13 MR. ARGUS: I'm not trying to get us into
 14 any trouble.
 15 MR. CHESNEY: -- spitting patch.
 16 THE CHAIR: Let's hold off, so we can
 17 have Erin consider this.
 18 MR. CHESNEY: Thank you. This is
 19 awesome. I'm actually going to keep this.
 20 MR. MAYS: Got some dirt. Can put a
 21 mound.
 22 THE CHAIR: This actually says we can put
 23 a wall up.
 24 MR. ARGUS: Yes.
 25 MR. CHESNEY: That is awesome.

1 MR. ARGUS: My initial inclination was a
 2 brick wall.
 3 THE CHAIR: He's smarter than you are.
 4 MR. CHESNEY: Apparently.
 5 MR. ARGUS: I have three other things on
 6 my list to bring up today. But since Erin is
 7 not here, I'll wait until next month.
 8 MR. CHESNEY: Do you have copies of this?
 9 MR. ARGUS: How many more do you want?
 10 MR. CHESNEY: Just one more set.
 11 THE CHAIR: Will you pass this along to
 12 Erin for her comments, Bob?
 13 MR. ARGUS: Sure. Pass it to Erin.
 14 MS. WHYTE: Thank you, sir. To Erin?
 15 MR. ARGUS: Yep.
 16 MS. WHYTE: I will take care of it.
 17 THE CHAIR: Next item, Mr. Argus.
 18 MR. ARGUS: That was it. I'll save the
 19 other three till next month.
 20 THE CHAIR: Are you sure?
 21 MR. ARGUS: Yeah.
 22 THE CHAIR: We have time.
 23 MR. ARGUS: They're going to need Erin's
 24 input.
 25 THE CHAIR: Okay. Give them to her in

1 advance so she's ready.
 2 MR. ARGUS: Okay.
 3 THE CHAIR: Allen.
 4 MR. BALDWIN: Now, do you want me to come
 5 back in July or August or both?
 6 THE CHAIR: As long as we have good notes
 7 of everything that was changed tonight, I think
 8 Andy can handle it.
 9 MR. CHESNEY: Yeah. August would be
 10 fine.
 11 MR. BALDWIN: Okay.
 12 MR. CHESNEY: I like you here when we do
 13 the spin. That way, because you keep the tabs.
 14 You keep track of it as we do it.
 15 THE CHAIR: It would be nice if your
 16 program would run the assessment changes.
 17 MR. CHESNEY: It does. It just -- you
 18 have to have it set up ahead of time. It does.
 19 MR. BALDWIN: It does. It's just that
 20 I -- when I have to insert lines, that's where
 21 it starts breaking things apart. Because I'm
 22 not connected to the database at work.
 23 THE CHAIR: I got you. I heard you
 24 earlier tonight.
 25 MR. CHESNEY: So he'll have two

1 THE CHAIR: Second?
 2 MR. ZEIGLER: Second.
 3 THE CHAIR: All in favor, raise your
 4 hand. That motion passes four to nothing.
 5 (Proceedings concluded at 7:01 p.m.)
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1 spreadsheets that will work. So as long as he
 2 doesn't input anything, it should work.
 3 MR. BALDWIN: As long as I don't have to
 4 insert lines.
 5 MR. CHESNEY: Yeah. So just by changing
 6 the numbers. He zeroes out numbers.
 7 MR. BALDWIN: Correct.
 8 MR. ARGUS: Just put in two or three
 9 blank lines per item, per category.
 10 MR. BALDWIN: Then it will be an ugly
 11 looking budget.
 12 MR. CHESNEY: Then it won't be adding
 13 anything. You'll be taking away.
 14 THE CHAIR: Can I make a special request?
 15 On the assessment charts, can they --
 16 MR. BALDWIN: Uh-huh. Larger?
 17 THE CHAIR: Bigger. Yeah.
 18 MR. BALDWIN: Sure.
 19 THE CHAIR: My eyes are going nuts.
 20 MR. CHESNEY: Maybe next time, you can
 21 include a set for me, too.
 22 THE CHAIR: All right. Anything else for
 23 the good of Westchase? Motion to adjourn would
 24 be appropriate.
 25 MR. CHESNEY: So moved.



Mark Ragusa
 Chairman, Westchase CDD



Andrew P. Mendenhall, PMP
 Secretary, Westchase CDD