

**WESTCHASE  
COMMUNITY DEVELOPMENT DISTRICT**

**AGENDA PACKAGE**

**OCTOBER 3, 2017**

## Westchase Community Development District

Severn Trent Services, Management Services Division

210 North University Drive Suite 702, Coral Springs, Florida 33071 Phone: 954-603-0033 Fax: 954-345-1292

September 28, 2017

Board of Supervisors  
Westchase Community Development District

Dear Board Members:

A meeting of the Board of Supervisors of the Westchase Community Development District will be held on Tuesday, October 3, 2017 at **4:00 p.m.** at the **Westchase Community Association Office, 10049 Parley Drive, Tampa, Florida.** Following is the advance agenda for this meeting:

1. Roll Call
2. Consent Agenda
  - A. Approval of the August 1, 2017 Meeting Minutes with Any Corrections Submitted
  - B. Acceptance of Financial Statements as of August, 2017
3. Engineer's Report
  - A. Pavement Management Information
4. Manager's Report
5. Attorney's Report
6. Field Manager's Report
7. Audience Comments
8. Supervisors' Requests
9. Adjournment

Any items not included in the agenda package will either be distributed under separate cover or presented at the meeting. In the meantime if you have any questions, please contact me.

Sincerely,



Andrew P. Mendenhall, PMP/sd  
Manager

cc: Erin McCormick  
Tonja Stewart  
Christopher Barrett  
Sonny Whyte

## **Second Order of Business**

**2A.**

<div>Page 1</div> <div>RE: WESTCHASE COMMUNITY DEVELOPMENT DISTRICT</div> <hr/> <div>TRANSCRIPT OF: BOARD MEETING</div> <div>DATE: August 1, 2017</div> <div>TIME: 4:00 p.m. to 6:45 p.m.</div> <div>PLACE: Westchase Community Association Office 10049 Parley Drive Tampa, Florida</div> <div>REPORTED BY: Whitlie G. Cullipher Notary Public State of Florida at Large</div> <div>RICHARD LEE REPORTING (813) 229-1588</div> <div>TAMPA: email: rlr@richardleereporting.comST. PETERSBURG: 100 North Tampa Street, Suite 2845 111 2nd Avenue N.E. Tampa, Florida 33602 St. Petersburg, Florida 33701</div>	<div>Agenda Page 5 Page 3</div> <div>INDEX PAGE</div> <div>Meeting opened by Mr. Mendenhall 5</div> <div>Roll Call 5</div> <div>Consent Agenda</div> <div>Motion to approve the consent agenda 6 (Motion passes) 6</div> <div>Motion to open the public hearing 7 (Motion passes)</div> <div>Public hearing to adopt the fiscal year 2018 budget 7</div> <div>Motion to open the public hearing on assessments 9 (Motion passes)</div> <div>Motion to pass Resolutions -4 and -5 (Motion passes) 57</div> <div>Engineer's Report 58</div> <div>Motion for permit work by Heidt Design (Motion passes) 104</div> <div>Manager's Report 106</div> <div>Motion to approve meeting schedule 108 (Motion passes)</div> <div>Attorney's Report 111</div> <div>Motion to accept engagement agreement, Erin McCormick 116 (Motion passes)</div> <div>Field Manager's Report 116</div>
<div>Page 2</div> <div>APPEARANCES: WESTCHASE COMMUNITY DEVELOPMENT DISTRICT BOARD MEMBERS:</div> <div>Jim Mills, Chairman Greg Chesney Matthew Lewis Brian Ross Barbara Hessler Griffith</div> <div>ALSO PRESENT: SEVERN TRENT SERVICES: Andy Mendenhall Alan Baldwin</div> <div>DISTRICT ATTORNEY:  Erin McCormick</div> <div>DISTRICT ENGINEER:  Tonja Stewart</div> <div>WESTCHASE STAFF:  Doug Mays Sonny Whyte</div>	<div>Page 4</div> <div>Motion to approve agreement with Coastal (Motion passes) 117</div> <div>Motion to use property at West Park Village for Movies in the Park (Motion passes) 127</div> <div>Audience Comments 136</div> <div>Supervisors' Request 138</div> <div>Adjournment 163</div>

<p style="text-align: right;">Page 5</p> <p>1 The transcript of Westchase Community 2 Development District Board Meeting, on the 1st 3 day of August, 2017, at the Westchase Community 4 Association Office, 10049 Parley Drive, Tampa, 5 Florida, beginning at 4:00 p.m., reported by 6 Whitlie G. Cullipher, Notary Public in and for 7 the State of Florida at Large. 8 ***** 9 MR. MENDENHALL: All right. This is the 10 Westchase Community Development District board 11 meeting. Today is Tuesday, August four -- 12 August 1st, rather. It's approximately 4:00 13 p.m., and if we can start off with the role 14 call, we can just go around the table if you 15 want to state your name for the record. 16 MS. HESSLER GRIFFITH: Barbara Hessler 17 Griffith. 18 MR. LEWIS: Matt Lewis. 19 MR. ROSS: Brian Ross. 20 MR. CHESNEY: Greg Chesney. 21 CHAIRMAN MILLS: Jim Mills. 22 MS. McCORMICK: Erin McCormick. 23 MR. BALDWIN: Alan Baldwin. 24 MR. MENDENHALL: I'm Andy Mendenhall, and 25 we also have --</p>	<p style="text-align: right;">Agenda Page 6 Page 7</p> <p>1 (No response.) 2 MR. MENDENHALL: Okay. That motion 3 carries. Item Number Three is the public 4 hearing to adopt the fiscal year 2018 budget. 5 We'll start off this process procedurally. 6 What we need to do is open the public hearing 7 for any resident comments, so I'll ask if there 8 is a motion to open the public hearing. 9 MR. ROSS: So moved. 10 CHAIRMAN MILLS: I'll second. 11 MR. MENDENHALL: Okay. So we had a 12 motion and that was a second? 13 CHAIRMAN MILLS: Yes. 14 MR. MENDENHALL: All in favor? 15 (All board members signify in the 16 affirmative.) 17 MR. MENDENHALL: Okay. That motion 18 carries. And now, our public hearing is open 19 regarding the budget, so if you have any 20 questions regarding the budget for the board, 21 we can go around the room. If you just want to 22 state your name for the record and direct your 23 questions towards the board. I didn't know if 24 you had anything on the budget or -- Mr. Argus? 25 MR. ARGUS: No.</p>
<p style="text-align: right;">Page 6</p> <p>1 MS. STEWART: Tonja Stewart. 2 MS. WHYTE: Sonny Whyte. 3 MR. MAYS: And Doug Mays. 4 MR. MENDENHALL: There we go. All right. 5 Item Number Two is the consent agenda. I'll 6 note for the record I did receive some 7 corrections to the minutes, which we'll submit. 8 MS. HESSLER GRIFFITH: Andy, the pledge. 9 MR. MENDENHALL: Oh. Sorry about that. 10 (The Pledge of Allegiance was recited.) 11 MR. MENDENHALL: Sorry about that. So 12 we'll go back to the consent agenda. As 13 mentioned, I had a couple of corrections that 14 we'll submit, and we also have our financials 15 on the consent agenda. So first, I'll ask if 16 there is a motion to approve with the changes. 17 CHAIRMAN MILLS: So moved. 18 MR. MENDENHALL: Okay. Do we have a 19 second? 20 MR. LEWIS: I'll second. 21 MR. MENDENHALL: All right. All in 22 favor? 23 (All board members signify in the 24 affirmative.) 25 MR. MENDENHALL: Any opposed?</p>	<p style="text-align: right;">Page 8</p> <p>1 MR. MENDENHALL: Anyone -- did you have 2 anything on the budget? No. Okay. Hearing no 3 comments from the public on the budget, the 4 next step is -- 5 MS. McCORMICK: Andy, do you want to open 6 the hearing on the assessments, as well, or are 7 you doing that separately? 8 MR. MENDENHALL: Okay. I was considering 9 it as one, but that's fine. 10 MS. McCORMICK: Yeah, just to make it 11 clear on the record that we're also having a 12 public hearing on the assessments, as well. 13 MR. MENDENHALL: All right. So we'll 14 look for a motion to open the public hearing 15 for the assessments. 16 MR. ROSS: So moved. 17 MR. LEWIS: Second. 18 MR. MENDENHALL: All right. All in 19 favor. 20 (All board members signify in the 21 affirmative) 22 MR. MENDENHALL: Does anyone in the 23 public have a question on the assessments? All 24 right. Fair enough. So now, we're looking for 25 a motion to close the public hearing on the</p>

<p style="text-align: right;">Page 9</p> <p>1 budget, as well as the assessments. If anybody  2 would like to make that motion.  3 MR. ROSS: So moved.  4 CHAIRMAN MILLS: Second.  5 MR. MENDENHALL: All right. All in  6 favor.  7 (All board members signify in the  8 affirmative.)  9 MR. MENDENHALL: Okay. That motion  10 carries. So I see Alan is opening up the Excel  11 right now. He's here, obviously, if you as the  12 board -- this is your time, of course, prior to  13 adopting the resolution which approves the  14 budget for fiscal year 2018, and then there is  15 the component resolution, which adopts the  16 assessments that would be levied based on that  17 budget.  18 So now, of course, is your opportunity if  19 you want to make any changes to the budget, ask  20 any questions, Alan's here, I'm here. We're  21 happy to help out.  22 MR. CHESNEY: Do you want me to go  23 through these?  24 MS. WHYTE: Yes, please.  25 MR. CHESNEY: Okay.</p>	<p style="text-align: right;">Agenda Page 7 Page 11</p> <p>1 painting. If not, it'll take a while.  2 MR. MENDENHALL: Okay. Anybody need a  3 copy of the budget? I have a couple of extras.  4 MR. CHESNEY: 003 -- help me out here,  5 Doug and Sonny. So we were -- I mean, we used  6 to be responsible for the lights. We never  7 were? Is that -- because I always get confused  8 and forget which neighborhoods are responsible  9 for what lights.  10 MS. WHYTE: On the -- Andy knows the  11 story -- we own nothing in there, and I believe  12 there was a discussion a few years ago between  13 Charmaine Killian, which is the property  14 manager --  15 MR. MENDENHALL: That's correct.  16 MS. WHYTE: -- and Andy, so Andy, you're  17 probably better versed on that, but I see we're  18 still assessing for the streetlights.  19 MR. MENDENHALL: Yeah, this is one that  20 we had talked about probably about two years  21 ago. We talked with their property manager, as  22 well as one of their board members was present;  23 and basically, transferring it back to them to  24 handle because we don't own those. It hasn't  25 gotten shifted yet, so we would not -- Erin</p>
<p style="text-align: right;">Page 10</p> <p>1 MR. MENDENHALL: There we go.  2 MR. CHESNEY: All right. Sonny did help  3 a great deal in going through the budget, and  4 she had some comments on some of the individual  5 neighborhood accounts, and I thought we could  6 go through them briefly. I'm going to be  7 frank, I'm not super prepared, so be kind to  8 me, Alan. Okay. So let's start with 002,  9 Harbor Links.  10 MR. BALDWIN: Hold on, I'm still opening  11 up files.  12 MR. CHESNEY: Okay.  13 MS. WHYTE: Greg, that one there, I spoke  14 to Doug --  15 MR. CHESNEY: Yeah.  16 MS. WHYTE: -- and we might leave that,  17 because we're going to possibly paint and have  18 to clean the glasses on the post, and that's  19 actually going to be a little bit more. I  20 didn't realize there was a need for it to be  21 done.  22 MR. CHESNEY: Okay. That's fine.  23 MS. WHYTE: So I think we can skip over  24 that one.  25 MR. CHESNEY: Okay. We can skip over the</p>	<p style="text-align: right;">Page 12</p> <p>1 would probably need to create something legally  2 to get it -- well, actually, probably not.  3 They're --  4 MR. CHESNEY: Not if we never had them.  5 MR. MENDENHALL: Yeah, I'm trying to  6 think of -- there's a reason that it didn't get  7 shifted over, though, and I don't know if  8 possibly they were going to talk to their  9 attorney and they didn't get back to us. I  10 don't know. I'd have to --  11 MR. CHESNEY: Are you talking about when  12 we took the gate?  13 MR. MENDENHALL: No.  14 MS. WHYTE: We don't own anything in  15 there.  16 MR. MENDENHALL: No, this was -- this was  17 about two years ago, we went and looked at the  18 different villages, and that particular village  19 was one that we basically came across it, we  20 were paying for the streetlights, or collecting  21 funds from the streetlights, that we did not as  22 a district have ownership of.  23 MR. CHESNEY: But they've been paying for  24 them. I mean, they now -- they are now paying  25 the assessment?</p>

<p style="text-align: right;">Page 13</p> <p>1 MR. MENDENHALL: Correct, yes.</p> <p>2 MR. CHESNEY: Okay. So do you have them</p> <p>3 up yet, Alan?</p> <p>4 MR. BALDWIN: I have the budget up, yes.</p> <p>5 MR. MENDENHALL: I think --</p> <p>6 MR. CHESNEY: So what are the charges in</p> <p>7 003?</p> <p>8 MR. MENDENHALL: I'm sorry, just to add,</p> <p>9 I think -- because I'm trying to remember back</p> <p>10 from a couple of years ago. I think one of the</p> <p>11 challenges was them setting up the collection</p> <p>12 through their HOA to cover those electrical</p> <p>13 costs before we could shift it over to them.</p> <p>14 Honestly, like I said, it's about two years</p> <p>15 ago. I know that there was something left</p> <p>16 hanging by their HOA at the time.</p> <p>17 MR. CHESNEY: Yeah, so there's no</p> <p>18 payments been made in the last 12 months.</p> <p>19 Correct? Alan?</p> <p>20 MR. BALDWIN: No, we've made payments.</p> <p>21 Are you talking about the utilities?</p> <p>22 MR. CHESNEY: Yeah.</p> <p>23 MR. BALDWIN: Yes.</p> <p>24 MR. CHESNEY: Okay. So then that's a</p> <p>25 legal issue then. We'll keep it until next</p>	<p style="text-align: right;">Agenda Page 8 Page 15</p> <p>1 MR. CHESNEY: Okay. What page would it</p> <p>2 be on, because I don't have the --</p> <p>3 MR. BALDWIN: That, I don't know.</p> <p>4 MR. CHESNEY: Okay. So what -- you have</p> <p>5 miscellaneous contingencies in the amount of</p> <p>6 4,525?</p> <p>7 MR. BALDWIN: Correct.</p> <p>8 MR. CHESNEY: Okay. What else do you</p> <p>9 have in that account?</p> <p>10 MR. BALDWIN: Nothing. Nothing has been</p> <p>11 -- through April, there were no charges that</p> <p>12 hit that account, and we just only projected</p> <p>13 the full amount, and we still budgeted the same</p> <p>14 amount. Now, whether or not --</p> <p>15 MR. CHESNEY: So nothing's hid?</p> <p>16 MR. BALDWIN: As of April, correct. I</p> <p>17 can try to pull up --</p> <p>18 MR. CHESNEY: No, that's fine. So what</p> <p>19 about the prior year?</p> <p>20 MR. BALDWIN: Nothing.</p> <p>21 MR. CHESNEY: Okay. So what's the</p> <p>22 current balance then?</p> <p>23 MR. BALDWIN: What do you mean?</p> <p>24 MR. CHESNEY: Well, what's the current</p> <p>25 balance in 004, the fund balance for Saville</p>
<p style="text-align: right;">Page 14</p> <p>1 year when we --</p> <p>2 MR. BALDWIN: Okay.</p> <p>3 MS. WHYTE: I think part of the problem</p> <p>4 was their budget cycle didn't coincide with our</p> <p>5 budget cycle or something to that effect.</p> <p>6 MR. BALDWIN: Their calendar and our</p> <p>7 calendar year.</p> <p>8 MS. WHYTE: Their calendar year and our</p> <p>9 calendar year didn't meet up, and it was</p> <p>10 difficult because they didn't budget for it</p> <p>11 ahead of time, and so I think that was the</p> <p>12 issue.</p> <p>13 MR. CHESNEY: I understand. Okay. So</p> <p>14 we're going leave that, and I'll leave -- so on</p> <p>15 004, Saville Rowe, there is -- can you detail</p> <p>16 the assessment amounts -- or the balance</p> <p>17 amounts I should say.</p> <p>18 MR. BALDWIN: What do you mean by the</p> <p>19 balance amounts?</p> <p>20 MR. CHESNEY: What are the -- how about</p> <p>21 if you -- you're not looking at one of these</p> <p>22 pages in here, you have your own little special</p> <p>23 sheet. Right?</p> <p>24 MR. BALDWIN: I have the Excel version of</p> <p>25 it.</p>	<p style="text-align: right;">Page 16</p> <p>1 Rowe?</p> <p>2 MR. BALDWIN: Okay. We have unassigned</p> <p>3 cash of \$18,439, and on the next page, it will</p> <p>4 be the -- Exhibit D.</p> <p>5 MR. CHESNEY: Okay. All right. So then</p> <p>6 I would think that we could get rid of the</p> <p>7 contingency then.</p> <p>8 MR. BALDWIN: All right.</p> <p>9 MR. CHESNEY: I mean, assessing for the</p> <p>10 contingency.</p> <p>11 MR. BALDWIN: That's correct, we can do</p> <p>12 that.</p> <p>13 MR. CHESNEY: Okay.</p> <p>14 MS. HESSLER GRIFFITH: Sorry, where are</p> <p>15 we looking, Greg?</p> <p>16 MR. CHESNEY: Well, I don't know. I'm</p> <p>17 going to try to figure out what page -- do you</p> <p>18 know what page we're on here?</p> <p>19 MS. WHYTE: It should be 16, your budget</p> <p>20 cycle, 004.</p> <p>21 MR. CHESNEY: I'm going from notes so</p> <p>22 page -- did you say 16?</p> <p>23 MS. WHYTE: Yes.</p> <p>24 MS. McCORMICK: 16 and 17.</p> <p>25 MR. CHESNEY: Like I said, I apologize, I</p>



<p style="text-align: right;">Page 17</p> <p>1 had intended to do this prior to the meeting.  2 How can you guys find it so fast? Okay. 16  3 and 17. Perfect. Okay. That's a lot easier.  4 Yeah.  5 MR. BALDWIN: So you want me to take out  6 the projections for the 4,525, and you also  7 want to take out the budget for next year.  8 Correct?  9 MR. CHESNEY: When you say take out the  10 budget for next year, take out the --  11 MR. BALDWIN: \$4,525.  12 MR. CHESNEY: Yeah, let me just look at  13 this. Yes, I don't see why that would be an  14 issue, because if it hasn't hit in 12 months --  15 yeah. That's fine.  16 CHAIRMAN MILLS: No expenses even two  17 years prior to that.  18 MR. CHESNEY: Okay.  19 MR. ROSS: If -- I'm jumping in, sorry.  20 Greg, didn't I have a problem in the past  21 couple of years in their community with regard  22 to storm water runoff or parking lot or  23 something?  24 MR. CHESNEY: Yeah.  25 MR. ROSS: So did they purposely jack up</p>	<p style="text-align: right;">Agenda Page 9 Page 19</p> <p>1 MR. BALDWIN: Correct.  2 MR. ROSS: Which is why he's suggesting  3 we don't need to continue to assess it, we've  4 built up enough of a fund balance.  5 MR. CHESNEY: Okay. And like I said,  6 Sonny did a great job going through and  7 identifying all of these, and I did a poor job  8 of taking care of this ahead of time, which is  9 what I normally do, but that's fine. All  10 right. So 102 --  11 MR. BALDWIN: Okay.  12 MR. CHESNEY: And this was the -- okay.  13 Now, we just got a new gate operator.  14 MS. WHYTE: We're just paying for those.  15 I just sent the bills down today.  16 MR. CHESNEY: Okay.  17 MS. WHYTE: We had to put in brand new  18 gate operatives, which the board approved at  19 last month's meeting. So the \$16,800 is -- I  20 think we can safely reduce that because they're  21 under warranty. There will still be gate arms  22 and stuff that like, but leave a smaller  23 amount. I think we can probably reduce it by,  24 you know, 10,000, maybe 6,800. Doug, are you  25 comfortable with just \$6,800 for our --</p>
<p style="text-align: right;">Page 18</p> <p>1 their reserves, so to speak? Was that  2 purposeful?  3 MR. CHESNEY: Well, we paid -- no, we  4 paid for it, and then they went negative. See,  5 what I think that is is -- I think that is that  6 we didn't readjust it back when they went  7 negative. Because that's what happens, a lot  8 of these -- just as an understanding for  9 someone who's new, so you can go negative in  10 one of these fund balances for a neighborhood,  11 and then we pay it, and they go negative, and  12 then we might increase the assessment to bring  13 them back up. The key is to remember to bring  14 it back down afterwards, so I think that's what  15 happened in there.  16 MR. ROSS: Oh, okay.  17 MR. CHESNEY: I think you were correct in  18 your remembering.  19 MR. ROSS: Okay. That makes sense to me  20 then.  21 CHAIRMAN MILLS: But it's showing three  22 years running of no expense.  23 MR. CHESNEY: Right.  24 MR. BALDWIN: Correct.  25 CHAIRMAN MILLS: Right?</p>	<p style="text-align: right;">Page 20</p> <p>1 MR. CHESNEY: Well, hold on, what's the  2 assessment amount versus the balance in there?  3 MS. WHYTE: That's something that someone  4 would have to look at.  5 MR. CHESNEY: What's the -- I'm asking  6 Alan if --  7 MR. BALDWIN: Right now, we're budgeting  8 for R &amp; M Gate, \$16,800.  9 MR. CHESNEY: Okay. And we paid ten out  10 of the current year, and that's the entire gate  11 operator.  12 MS. WHYTE: No, the new gate operators  13 haven't hit yet. They are being -- they're  14 going to hit the account as of probably the  15 next 48 hours, because I just sent them down to  16 the --  17 MR. CHESNEY: But what was the  18 approximate?  19 MR. MAYS: 8,500.  20 MS. WHYTE: 85, so under 10,000. But we  21 still have a fund balance in the account.  22 MR. CHESNEY: Right, what's the current  23 fund balance?  24 MR. BALDWIN: Hold on, I'm writing notes  25 off to the side. Right now, they have</p>

<p style="text-align: right;">Page 21</p> <p>1 unassigned cash of \$146,966.</p> <p>2 MR. CHESNEY: Okay. Which is obviously</p> <p>3 too much. Okay. So --</p> <p>4 MR. BALDWIN: So R &amp; M Gates, if we're</p> <p>5 putting in new gates, then whether or not you</p> <p>6 believe that 16,800 is too high, then we can</p> <p>7 reduce it.</p> <p>8 MR. CHESNEY: So do you have a</p> <p>9 suggestion? Should we maintain any -- I mean,</p> <p>10 you have a large amount of unassigned also in</p> <p>11 there.</p> <p>12 MR. MAYS: There is only one operator</p> <p>13 left that we haven't changed over there.</p> <p>14 They're about four or five grand, but we're not</p> <p>15 ready to -- working fine now, but it would be</p> <p>16 nice to have at least six or 6,500 just in case</p> <p>17 we have some other --</p> <p>18 MR. CHESNEY: We can just drop it to ten</p> <p>19 then.</p> <p>20 CHAIRMAN MILLS: For The Greens?</p> <p>21 MR. MAYS: For The Greens, yeah.</p> <p>22 CHAIRMAN MILLS: What about the arms that</p> <p>23 people drive through?</p> <p>24 MR. MAYS: We've got a couple of them in</p> <p>25 surplus now, but we go through about four a</p>	<p style="text-align: right;">Agenda Page 10 Page 23</p> <p>1 MR. MAYS: Okay.</p> <p>2 MR. CHESNEY: My suggestion would be to</p> <p>3 change it to --</p> <p>4 CHAIRMAN MILLS: I'd rather leave an</p> <p>5 amount in there and if we need to take some of</p> <p>6 it for unassigned, then -- because ten gates</p> <p>7 and ten arms is --</p> <p>8 MR. CHESNEY: Yeah, we have a large</p> <p>9 amount of unassigned already. I guess my</p> <p>10 suggestion is to move it to ten.</p> <p>11 MR. BALDWIN: Because the -- in the prior</p> <p>12 year, I mean, for fiscal year of '15, it was</p> <p>13 only about 9,000, and same thing for '16. It</p> <p>14 was about 9,000.</p> <p>15 MR. CHESNEY: So reduce it to ten.</p> <p>16 MR. BALDWIN: Okay.</p> <p>17 MR. CHESNEY: That's my suggestion,</p> <p>18 reduce it to ten. Is it all right that we just</p> <p>19 make these changes? Does anyone -- does anyone</p> <p>20 not want to do them, then we can just vote on</p> <p>21 them?</p> <p>22 MS. HESSLER GRIFFITH: Yeah, I just -- I</p> <p>23 got to be honest, I'm a little surprised that</p> <p>24 we don't have the same information that you</p> <p>25 have, because I would actually like to see the</p>
<p style="text-align: right;">Page 22</p> <p>1 year in there. They're about a thousand</p> <p>2 dollars apiece.</p> <p>3 MR. CHESNEY: So that would be 10,000.</p> <p>4 MS. WHYTE: I think you're probably safe</p> <p>5 with a good sixty eight, seven thousand,</p> <p>6 \$8,000, no more than that. I don't think we</p> <p>7 need --</p> <p>8 MR. BALDWIN: Do you want me to take off</p> <p>9 10,000?</p> <p>10 MR. CHESNEY: Well, I'd leave 10,000.</p> <p>11 The problem is you still have a large amount of</p> <p>12 unassigned.</p> <p>13 MR. BALDWIN: That's correct.</p> <p>14 MR. CHESNEY: I mean, you could probably</p> <p>15 really make it zero.</p> <p>16 MR. BALDWIN: It's up to you, up to the</p> <p>17 board.</p> <p>18 MR. MAYS: We still have -- we talked</p> <p>19 about building the wall over there for one of</p> <p>20 the communities that's missing one, too, so we</p> <p>21 might want to make sure we are prepared for</p> <p>22 that.</p> <p>23 CHAIRMAN MILLS: That will come out of</p> <p>24 unassigned.</p> <p>25 MR. CHESNEY: Okay. Well --</p>	<p style="text-align: right;">Page 24</p> <p>1 fund balances for each of these.</p> <p>2 CHAIRMAN MILLS: They're in there.</p> <p>3 MR. MENDENHALL: It's the exhibit that's</p> <p>4 --</p> <p>5 MS. HESSLER GRIFFITH: Not the fund</p> <p>6 balance, I'm talking about for each of these</p> <p>7 individual funds. Right?</p> <p>8 MR. MENDENHALL: Yeah, it's in there,</p> <p>9 also.</p> <p>10 MS. HESSLER GRIFFITH: Okay.</p> <p>11 MR. BALDWIN: Each of the individual</p> <p>12 funds has an exhibit behind it.</p> <p>13 MS. HESSLER GRIFFITH: Okay. I guess --</p> <p>14 let me rephrase it. The formatting, so that</p> <p>15 it's a little easier to follow so that I'm not</p> <p>16 going back and forth between pages. So if we</p> <p>17 could sort of see what the budgets are, what</p> <p>18 the actuals were, as well as like the</p> <p>19 percentage of actual to budget.</p> <p>20 Because as I'm looking through this, I'm</p> <p>21 seeing some cases where like the actuals for</p> <p>22 the first four months is already well over 50</p> <p>23 percent of the -- what we're budgeting. So</p> <p>24 that would sort of help me to say, "Hey, maybe</p> <p>25 we need to put more money in there if we're</p>

<p style="text-align: right;">Page 25</p> <p>1 already well past that." And then just to  2 sort of know what the balance is in the funds  3 just for like right there. But it is what it  4 is, so we will toggle between pages.  5 MS. McCORMICK: But Barbara, when you say  6 formats, do you mean because it says April of  7 2017?  8 MS. HESSLER GRIFFITH: Mm-hmm.  9 MS. McCORMICK: But that would be -- it  10 would actually be October, November, December,  11 and then January, February, March, April, so  12 it's seven months.  13 MR. BALDWIN: Our calendar year starts  14 October 1st, so it's not just four months'  15 worth.  16 MS. HESSLER GRIFFITH: Okay. So same  17 thing then. I guess that's probably even more  18 of an argument for why we should have the  19 percent to budget. Right?  20 MR. BALDWIN: Those are in your  21 financials, yes. The financials show the  22 percentage of the budget, but the budget itself  23 does not show any type of percentage based upon  24 your expenses. That's what the financials  25 show.</p>	<p style="text-align: right;">Agenda Page 11 Page 27</p> <p>1 agenda -- those financials will actually give  2 you the percentages of where you're sitting.  3 MR. CHESNEY: It's just in a different  4 document.  5 MR. BALDWIN: Yes, it's just in a  6 different document.  7 MR. CHESNEY: And also, just so I clear  8 this, I'm just going through the neighborhoods  9 there because we don't want them to be charged  10 additional for things that we should stop.  11 That's all.  12 MS. HESSLER GRIFFITH: Yep.  13 MR. CHESNEY: So it's not really any  14 budget-related things, it's just kind of a --  15 MS. HESSLER GRIFFITH: Yeah, you know,  16 Greg, if you can just let me know where you  17 are, and I'll --  18 MR. CHESNEY: Sure, but actually, Jim's  19 been helping me get on the right page, so -- so  20 we were in The Greens, which was on page 21,  21 and it says, "Westchase fiscal year '18 budget  22 modify tentative," that PDF on Dropbox.  23 MS. HESSLER GRIFFITH: On the financials  24 or the budget?  25 MR. CHESNEY: On the budget. I'm just</p>
<p style="text-align: right;">Page 26</p> <p>1 MS. HESSLER GRIFFITH: Okay. So when I'm  2 looking at salaries, for example, and I see  3 what my actuals are for 2017, and I want to  4 know how much to budget for 2018 -- right -- we  5 tend to look at history to determine what we  6 need to budget. So if I want to know how I'm  7 trending for this year, because if I'm 50  8 percent through the year but I'm at 80 percent  9 of budget, then I might need to consider --  10 MR. BALDWIN: Correct, I understand your  11 thought.  12 MS. HESSLER GRIFFITH: Okay. So just  13 that would be helpful, I guess is what I'm  14 saying, is to have the percent to budget  15 compared to -- because I'm finding I'm doing  16 the math myself as I'm going through here in my  17 head.  18 MR. BALDWIN: But that's what I'm saying,  19 your financials should automatically give you  20 the percentage.  21 MR. CHESNEY: Versus the budget.  22 MR. BALDWIN: Versus the budget.  23 MR. CHESNEY: Yeah.  24 MR. BALDWIN: The financials -- which I  25 believe are in front of your budget in your</p>	<p style="text-align: right;">Page 28</p> <p>1 going through the neighborhood.  2 MS. HESSLER GRIFFITH: Yeah. Okay. I  3 think I'm with you, I think I've got that in  4 front of me here. Right?  5 MR. BALDWIN: Mm-hmm, correct.  6 MR. CHESNEY: So now, we're going to 103,  7 which Jim has been very helpful to me, it's on  8 page 23. Right? Or 22? 23. Okay. So --  9 MR. BALDWIN: It's the same thing about  10 the contingency?  11 MR. CHESNEY: Yeah, that's the exact same  12 thing, because they went negative and we, you  13 know, essentially loaned them the money.  14 That's the exact same thing.  15 CHAIRMAN MILLS: Stonebridge?  16 MR. CHESNEY: Stonebridge. That was  17 because they had all those gate issues.  18 MS. WHYTE: We are probably going to need  19 to purchase new gate operators in the next  20 little while, but they do have a very healthy  21 budget as far as we can see, as well, so if we  22 needed to --  23 MR. BALDWIN: They have unassigned cash  24 of a little over 9,000.  25 MS. WHYTE: Yeah, and if we needed to --</p>

<p style="text-align: right;">Page 29</p> <p>1 I mean, there's going to be money left over 2 again this year. Correct? 3 MR. BALDWIN: I do not show anything as 4 of yet in regards to miscellaneous 5 contingencies. 6 MS. WHYTE: Yeah, we should be fine. 7 MR. CHESNEY: Yeah. I mean, the problem 8 with that neighborhood is that it's very small, 9 so anytime you have something hit, it costs 10 money. So they historically, over, you know, 11 a long period of time, they've gone negative 12 many times. 13 MR. BALDWIN: Yeah, in 2014, they went, I 14 believe. 15 MR. CHESNEY: Yeah, but we should be able 16 to get rid of it now. 17 MR. BALDWIN: Okay. 18 MR. CHESNEY: Okay. And it should be the 19 same thing on 106. I think I got the Enclaves 20 and the Vineyards confused, no offense to 21 anyone that's from either of those two 22 neighborhoods. So 106 is the Vineyards, they 23 should have the same thing for contingency. 24 MR. BALDWIN: They have a contingency of 25 10,000 projected and budgeted, but I can take</p>	<p style="text-align: right;">Agenda Page 12 Page 31</p> <p>1 leftover funds go into the general fund? 2 MR. BALDWIN: Correct. 3 MR. CHESNEY: And we decided -- 4 MR. BALDWIN: Because there's -- it's a 5 minute amount. I mean, I think the one that 6 closed this year with like \$6,000, it's very 7 minute. Right now, for next year, we're 8 projecting an \$8,000 possible balance. Like I 9 said, I tried to bring this budget down as far 10 as I possibly can, but I keep a little bit in 11 there just in case someone doesn't pay, and I 12 don't want to be in the negative. So -- 13 MR. CHESNEY: Okay. All right. And that 14 neighborhood, that would be the Bridges and -- 15 MR. BALDWIN: Well, now, that's going to 16 be a different question. 17 MS. WHYTE: Yeah, it is the Bridges. 18 MR. CHESNEY: Yeah. 19 CHAIRMAN MILLS: I think The Greens has 20 some rolling off, too. 21 MS. WHYTE: The Greens has one or two, 22 Bridges is the others, and then we have an 18 23 -- well, that's the 18, and then we have a 20 24 and 21. There's two left after that. 25 MR. ROSS: Those are the last ones?</p>
<p style="text-align: right;">Page 30</p> <p>1 those out. 2 MS. HESSLER GRIFFITH: All right. Greg, 3 where do you see 106? 4 MR. CHESNEY: I'm getting to it -- 5 MS. McCORMICK: Page 29. 6 CHAIRMAN MILLS: Page 29. 7 MR. CHESNEY: 29, yes. Contingency. 8 MS. WHYTE: It's on page 30. 9 MR. CHESNEY: So same thing. 10 MR. BALDWIN: Okay. 11 MR. CHESNEY: And once again, Sonny did a 12 great job in going through this. So anyone 13 that lives in those neighborhoods, you should 14 all thank her. She'll save you a few bucks. 15 MR. BALDWIN: And I also just wanted to 16 mention that your funds were 256, which is the 17 2007-2 series, will be paid off next year, and 18 we did reduce the assessments from being at the 19 maximum level down to a lower level so you 20 won't have that much excess money at all once 21 the final payment goes through. 22 CHAIRMAN MILLS: What's that for? 23 MR. BALDWIN: That was for the 2007-2. 24 MR. CHESNEY: And that was relative, 25 because those -- the funds there -- any</p>	<p style="text-align: right;">Page 32</p> <p>1 MR. BALDWIN: Those are the last ones, 2 correct. 3 MS. WHYTE: Mm-hmm, those are the last 4 two, correct. 20 and 21 are the last two. 5 MR. BALDWIN: Any other questions? 6 CHAIRMAN MILLS: I have a couple. 7 MR. BALDWIN: Okay. 8 CHAIRMAN MILLS: So if we go back to the 9 General Fund -- Sonny could have probably 10 answered these for me if I went and saw her by 11 any chance. But general liability insurance is 12 plugged at 39 and change from 35. Is that -- 13 MR. BALDWIN: Really -- 14 CHAIRMAN MILLS: Were we expecting an 15 increase? 16 MR. BALDWIN: It's a 1.1 percent 17 increase. At this point in time in the year, 18 we still don't know what the insurance is going 19 to do, so it's a 1.1 percent increase over your 20 actual of this year. 21 MR. MENDENHALL: We don't get the 22 renewals until October -- 23 MR. BALDWIN: October, correct. 24 MR. MENDENHALL: -- so they budget 25 conservative.</p>

<p style="text-align: right;">Page 33</p> <p>1 CHAIRMAN MILLS: Okay. And then we moved  2 R &amp; M Lake Erosions to the erosion control  3 reserve line. Correct? It zeroed that out.  4 MR. BALDWIN: Correct.  5 CHAIRMAN MILLS: And then R &amp; M  6 Sidewalks, we've had zero year to date, but  7 17,000 in the budget. Leave that alone?  8 MS. WHYTE: Mm-hmm.  9 CHAIRMAN MILLS: Okay. Office supplies  10 from 3,500 to 11,005.  11 MS. WHYTE: To what?  12 MR. BALDWIN: Your current budget is  13 11,005, and we kept the current budget at  14 11,005. I'm showing trending as being around  15 2,500 to 3,500, so if you wish to modify it, we  16 can modify it.  17 MS. WHYTE: We can, it was just increased  18 because we bought the iPads. Hopefully, they  19 will last a little bit longer. There was a  20 period of time that we, you know, replaced  21 those, and I don't know what the longevity of  22 that is yet. And anything else for the -- you  23 can certainly reduce it a little bit as you can  24 see. We don't use as much --  25 CHAIRMAN MILLS: Actual is 2,400, 3,400,</p>	<p style="text-align: right;">Agenda Page 13 Page 35</p> <p>1 buckets that we need to address. Right?  2 MR. CHESNEY: Yeah, because what happens  3 is if you don't spend it each year -- like that  4 11,000 -- then it goes into that fund balance,  5 and that's why the fund balance keeps growing.  6 CHAIRMAN MILLS: Okay. I just want to  7 make sure it doesn't hamper what we need to do,  8 but at the same time, kind of clean up a line  9 item based on the three year's history. Right?  10 MR. MENDENHALL: Yeah, that makes good  11 sense.  12 CHAIRMAN MILLS: That's all I had. Thank  13 you.  14 MR. MENDENHALL: Sonny?  15 MS. WHYTE: Alan, I know we briefly  16 discussed the contract replacement the other  17 day.  18 MR. BALDWIN: Mm-hmm.  19 MS. WHYTE: Were you able to adjust that?  20 It went from -- you had it down as four times a  21 year, it's actually three times a year.  22 MR. BALDWIN: I did not change it yet.  23 MS. WHYTE: Under contract amount.  24 MR. BALDWIN: Again, this is under plant  25 replacement?</p>
<p style="text-align: right;">Page 34</p> <p>1 and projected 3,500. Any thoughts on that?  2 MR. CHESNEY: Yeah, my suggestion is you  3 actually bring it down because you can always  4 use fund balance if you need to replace iPads  5 or something like that.  6 MS. WHYTE: Yep, that's fine.  7 MR. BALDWIN: 3,500?  8 MR. CHESNEY: Or whatever the run rate  9 is.  10 MR. BALDWIN: Last year, we did close to  11 3,500, and we did a projection this year close  12 to 3,500. I mean, it's -- the year before, it  13 was at 2,500.  14 MR. CHESNEY: So 3,500 sounds reasonable.  15 CHAIRMAN MILLS: That doesn't tie the  16 staff up in terms of availability if things do  17 come up.  18 MR. CHESNEY: Right, and that's the  19 thing, is you can always -- just because you  20 don't have a -- you know, the budget is a tool,  21 but if something happens, you can always go  22 negative. I mean, you don't want to make a  23 habit of it.  24 CHAIRMAN MILLS: But at the same time,  25 we've got a lot of unassigned cash in different</p>	<p style="text-align: right;">Page 36</p> <p>1 MS. WHYTE: Yes, it should be the  2 projection from 2017.  3 MR. BALDWIN: I'll change it from four to  4 three. That's changed.  5 MS. WHYTE: Great.  6 MR. CHESNEY: All right. Just so  7 everyone -- that's a little bit bigger of an  8 issue, because at times, we've had four plant  9 changings, so that's why the budget was set at  10 that. Currently, we have three, so you might  11 want to make sure those --  12 MS. WHYTE: I apologize. For those who  13 don't know, under the Davey's, we have  14 contractual amounts set on the budget. It  15 can't be adjusted unless the board votes on it  16 and we do an addendum to the contract. But we  17 have three plant change-outs on the medians,  18 and according to the budget, it increased this  19 year to 70,000. And that's because in the  20 past, it's been four, but it's actually  21 contractually set for three times a year at  22 58,000. And usually, you can't just change a  23 contracted amount. That is why I brought it to  24 the attention of Alan.  25 MR. MAYES: There could be another reason</p>

<p style="text-align: right;">Page 37</p> <p>1 why it was a little higher this year.</p> <p>2 MS. WHYTE: No, that other one went into</p> <p>3 R &amp; M --</p> <p>4 MR. MENDENHALL: Mr. Ross?</p> <p>5 MR. ROSS: So if we did four change-outs,</p> <p>6 what would be the budgeted or expected cost?</p> <p>7 MS. WHYTE: Well, it depends. It roughly</p> <p>8 would go up another \$17,000, but it's in the</p> <p>9 contracted amount. You'd have to change the</p> <p>10 contract and do an addendum to their contract.</p> <p>11 MR. ROSS: Or you could just go to</p> <p>12 another vendor and you don't even --</p> <p>13 MS. WHYTE: Well, when -- let's just say</p> <p>14 --</p> <p>15 MR. MENDENHALL: When you're laying out</p> <p>16 the specifications, you might say, "Hey, let's</p> <p>17 do four." You always have that option.</p> <p>18 MS. WHYTE: Yeah.</p> <p>19 MR. BALDWIN: Right now, I'm showing it's</p> <p>20 17,653 per the contract, and what -- what I</p> <p>21 had, though, was times four times a year, and</p> <p>22 that's when Sonny said it's not really four</p> <p>23 times a year, it should have been only three</p> <p>24 times a year. So the original number is what's</p> <p>25 showing on your budget right now, the 70,000,</p>	<p style="text-align: right;">Agenda Page 14 Page 39</p> <p>1 MR. MAYS: Three times. We changed it</p> <p>2 during TruGreen, I believe, or after TruGreen</p> <p>3 left.</p> <p>4 MS. WHYTE: I'd have to go back, but</p> <p>5 anyway, with Davey, it's always been three</p> <p>6 changes.</p> <p>7 CHAIRMAN MILLS: Okay. So it's a set</p> <p>8 amount?</p> <p>9 MS. WHYTE: It's a set amount. It's a</p> <p>10 contractual, signed, contracted amount.</p> <p>11 MR. ROSS: Well, just to make sure I'm</p> <p>12 not mixing up issues, I'm thinking we'd just</p> <p>13 done some work up at the commercial parcels</p> <p>14 up there, we've just done a change-out on the</p> <p>15 entryway to Westchase. What happens in the</p> <p>16 upcoming year, we say, "Ugh, we need to change</p> <p>17 something here"? Is that a totally different</p> <p>18 line item and --</p> <p>19 MS. WHYTE: That is -- that is what we</p> <p>20 call our R &amp; M Grounds Budget, that's Doug's</p> <p>21 budget for plant material. Any additional work</p> <p>22 that the board is requesting like plant</p> <p>23 material and trees and stuff, that's our R &amp; M</p> <p>24 Ground, and that was always set at 145, and</p> <p>25 this year, it's decreased to 116. But as you</p>
<p style="text-align: right;">Page 38</p> <p>1 and once I make that change -- if my Windows</p> <p>2 would not freeze --</p> <p>3 MR. CHESNEY: The other thing -- while</p> <p>4 you do that -- is this is separate from the</p> <p>5 planting budget, which is approximately 150,000</p> <p>6 per year.</p> <p>7 MS. WHYTE: No, actually, that went down</p> <p>8 to 116 for whatever reason.</p> <p>9 MR. CHESNEY: 116. Okay. And we</p> <p>10 probably used it when we did the parks to</p> <p>11 balance the park --</p> <p>12 MS. WHYTE: Mm-hmm.</p> <p>13 MR. BALDWIN: So it brought it down to</p> <p>14 52,959 only doing it three times.</p> <p>15 CHAIRMAN MILLS: Was it four times in '15</p> <p>16 and '16?</p> <p>17 MS. WHYTE: No.</p> <p>18 CHAIRMAN MILLS: Because those amounts</p> <p>19 are in the 68 and \$75,000 range.</p> <p>20 MS. WHYTE: It was -- with Davey, it's</p> <p>21 always been three times. Ever since Davey</p> <p>22 has been on the property, it's been a</p> <p>23 three-time change-out.</p> <p>24 MR. MAYS: It's been longer than that.</p> <p>25 MS. WHYTE: Mainscape was --</p>	<p style="text-align: right;">Page 40</p> <p>1 said, we do have a healthy budget otherwise.</p> <p>2 MR. CHESNEY: Yeah, I didn't realize -- I</p> <p>3 didn't catch -- has it been 116 for a while?</p> <p>4 MS. WHYTE: No. I don't know why it was</p> <p>5 reduced, but --</p> <p>6 MR. BALDWIN: I don't have any</p> <p>7 information on that. I just show it as being</p> <p>8 116 at this point in time.</p> <p>9 MS. HESSLER GRIFFITH: Doug, does it need</p> <p>10 to be 116 or 145 or --</p> <p>11 MR. MAYS: You know me, I can deal with</p> <p>12 it, but healthier is better because especially</p> <p>13 since we're talking about doing some plant</p> <p>14 rotations in some of the medians, so --</p> <p>15 MR. BALDWIN: And what I can --</p> <p>16 MS. WHYTE: But you can't increase it.</p> <p>17 Right?</p> <p>18 MR. BALDWIN: Well, what you can do is</p> <p>19 the money that was just reduced in the annuals,</p> <p>20 I can --</p> <p>21 MR. MAYS: Move that over.</p> <p>22 MR. BALDWIN: I can -- the difference</p> <p>23 between what we just reduced it by, I can</p> <p>24 increase this line item by that same difference</p> <p>25 if the board wishes.</p>

<p style="text-align: right;">Page 41</p> <p>1 MR. ROSS: I would support that.</p> <p>2 MR. CHESNEY: I would support that, as</p> <p>3 well.</p> <p>4 MS. WHYTE: Before you support that, let</p> <p>5 me just ask -- bring up one other thing. On</p> <p>6 R &amp; M walls and signs, for whatever reason, it</p> <p>7 went up to 68,000 the year before, and I think</p> <p>8 that's the balance difference. We've always</p> <p>9 only ever had about 25 to \$30,000 to do R &amp; M</p> <p>10 walls, which is power-washing all of the walls</p> <p>11 and stuff throughout the community on a yearly</p> <p>12 basis, and that went up last year to 68. Can</p> <p>13 we use some of that to offset the cost?</p> <p>14 MR. BALDWIN: Well, I'm showing the</p> <p>15 actual in '15 was 32,500, and that was the high</p> <p>16 mark between '15 and '16. It's the same thing,</p> <p>17 if you want me to reduce it down to the 32,500,</p> <p>18 I can reduce it and then take the excess and</p> <p>19 put it into the other account.</p> <p>20 MS. WHYTE: That would be preferable.</p> <p>21 MR. CHESNEY: I would concur.</p> <p>22 MR. ROSS: I'll support that.</p> <p>23 CHAIRMAN MILLS: Yeah.</p> <p>24 MR. BALDWIN: Some of these changes, I'll</p> <p>25 have to do when I get back to the office so I</p>	<p style="text-align: right;">Agenda Page 15 Page 43</p> <p>1 MR. CHESNEY: Yeah, that's good, because</p> <p>2 I know Doug utilizes that budget.</p> <p>3 CHAIRMAN MILLS: Well, and that gives us</p> <p>4 the flexibility you're talking about, when we</p> <p>5 talked about redoing the entries to whenever,</p> <p>6 so you've got that money to work with then.</p> <p>7 MR. MAYS: Yes, mm-hmm.</p> <p>8 CHAIRMAN MILLS: Good, I like it.</p> <p>9 MR. BALDWIN: Okay.</p> <p>10 MS. HESSLER GRIFFITH: So I've got some</p> <p>11 other questions on the General Fund, and some</p> <p>12 of it may just be education. So when I look at</p> <p>13 management consulting services, so just two</p> <p>14 years ago, our actuals were 98, we're now</p> <p>15 budgeting 108. That's about a ten percent</p> <p>16 increase. What happened there?</p> <p>17 MR. BALDWIN: Based on CPI --</p> <p>18 MR. CHESNEY: Yeah, contracted can go by</p> <p>19 the CPI number each year.</p> <p>20 MS. HESSLER GRIFFITH: Okay. So we</p> <p>21 didn't buy more services or anything?</p> <p>22 MR. CHESNEY: We should not have. Not</p> <p>23 that I'm aware.</p> <p>24 MS. HESSLER GRIFFITH: Okay. And then</p> <p>25 I'm curious, the R &amp; M Aquascaping, so in 2016,</p>
<p style="text-align: right;">Page 42</p> <p>1 make sure I don't accidentally link the wrong</p> <p>2 thing.</p> <p>3 MS. McCORMICK: So are you transferring</p> <p>4 both that and the plant replacement?</p> <p>5 MR. BALDWIN: Correct, I'm taking the</p> <p>6 difference between the plant replacement and</p> <p>7 the walls and signage, and I'll move it down</p> <p>8 and put it into -- hold on.</p> <p>9 CHAIRMAN MILLS: R &amp; M Grounds.</p> <p>10 MR. BALDWIN: R &amp; M Grounds, yes.</p> <p>11 MR. CHESNEY: Can you say what the plant</p> <p>12 budget will be then?</p> <p>13 MR. BALDWIN: Not off the top of my head.</p> <p>14 I'd have to sit here and try to do</p> <p>15 calculations.</p> <p>16 MR. CHESNEY: That's fine.</p> <p>17 MS. STEWART: That's dangerous.</p> <p>18 MR. BALDWIN: Well, I just don't like</p> <p>19 doing it off the top of my head at this point.</p> <p>20 CHAIRMAN MILLS: About 165, 166,</p> <p>21 somewhere in there.</p> <p>22 MR. CHESNEY: So it's been high -- I</p> <p>23 mean, so the highest it's ever been was 150</p> <p>24 when we started it way back.</p> <p>25 MR. ROSS: That's a record.</p>	<p style="text-align: right;">Page 44</p> <p>1 we were at 1,800. The following year, we</p> <p>2 jumped up to 15 grand. We're now proposing to</p> <p>3 budget 15,000, but for 2017, we are targeting</p> <p>4 20,000, so should it be 15,000 or 20,000 for</p> <p>5 2018?</p> <p>6 MR. BALDWIN: And where are you at, I'm</p> <p>7 sorry?</p> <p>8 MS. HESSLER GRIFFITH: The general, under</p> <p>9 flood control, storm water management, R &amp; M</p> <p>10 Aquascaping.</p> <p>11 MR. MAYS: We need to keep that.</p> <p>12 MS. WHYTE: We need to definitely keep</p> <p>13 that as high as possible.</p> <p>14 MS. HESSLER GRIFFITH: Yeah, that's what</p> <p>15 I'm curious about, if 20,000 is what we had</p> <p>16 this, but we're proposing 15 for 2018 --</p> <p>17 MR. MAYS: Yeah, because we were talking</p> <p>18 about putting even more. We put quite a few</p> <p>19 plants out, but we still need to put more.</p> <p>20 CHAIRMAN MILLS: Yeah, we're already at</p> <p>21 18,500.</p> <p>22 MS. HESSLER GRIFFITH: Well, but --</p> <p>23 MR. MENDENHALL: Well, you'd just have to</p> <p>24 take something out of contingency or --</p> <p>25 MS. WHYTE: Or we can adjust it at the</p>

<p style="text-align: right;">Page 45</p> <p>1 end, yeah.</p> <p>2 MR. MENDENHALL: Yeah, so -- yeah, to</p> <p>3 your point, your option is that you can try to</p> <p>4 adjust something now, bring one down and move</p> <p>5 some into Aquascaping, or at the end of the</p> <p>6 year, you can remedy it by the same thing. If</p> <p>7 you're under budget in one line item, we can do</p> <p>8 a journal entry to increase the line item for</p> <p>9 Aquascaping.</p> <p>10 MR. BALDWIN: Well, for the budget, I</p> <p>11 mean, as long as we're not changing the bottom</p> <p>12 line of your controlled expenditures, I mean,</p> <p>13 you can just do a motion in order to move a</p> <p>14 dollar amount between the two. Now, if we were</p> <p>15 changing it by the bottom line figure, then we</p> <p>16 would have to do a resolution in order to have</p> <p>17 those changes made.</p> <p>18 CHAIRMAN MILLS: We're not going to do</p> <p>19 that. Can we just take five out of the grounds</p> <p>20 and move it into Aquascape?</p> <p>21 MR. BALDWIN: Is that what we're going to</p> <p>22 try to do? Do you want me to try --</p> <p>23 MR. CHESNEY: Do you have any</p> <p>24 suggestions?</p> <p>25 MS. HESSLER GRIFFITH: Yeah, I guess,</p>	<p style="text-align: right;">Agenda Page 16 Page 47</p> <p>1 we go down to 38 grand, then we budget 20</p> <p>2 grand, of which we've spent none so far.</p> <p>3 CHAIRMAN MILLS: We took that out and</p> <p>4 moved it into erosion control reserve.</p> <p>5 MS. HESSLER GRIFFITH: Okay.</p> <p>6 CHAIRMAN MILLS: It's a different line</p> <p>7 item now.</p> <p>8 MS. WHYTE: Where -- and that is my</p> <p>9 question, Barbara. The lake erosion, we did a</p> <p>10 pond repair this year of -- two pond repairs</p> <p>11 over in Bennington and Glenfield?</p> <p>12 MR. MAYES: Wycliff and Greensprings.</p> <p>13 MS. WHYTE: In the past, we've always had</p> <p>14 a line item with erosion repairs. We used to</p> <p>15 have \$100,000, and then the board last year, at</p> <p>16 the last budget meeting, they discussed putting</p> <p>17 into a --</p> <p>18 MS. HESSLER GRIFFITH: A reserve.</p> <p>19 MS. WHYTE: What did you call it, a</p> <p>20 reserve?</p> <p>21 CHAIRMAN MILLS: Reserve erosion control,</p> <p>22 page four.</p> <p>23 MS. WHYTE: So that's always been</p> <p>24 dedicated to erosion.</p> <p>25 MS. HESSLER GRIFFITH: So would that</p>
<p style="text-align: right;">Page 46</p> <p>1 because -- I mean, if I just look at flood</p> <p>2 control, storm water, that whole category, our</p> <p>3 projected spent is 175, but our budget is 153,</p> <p>4 so that includes lake erosion, where we have 21</p> <p>5 grand already for 2017, but we've budgeted</p> <p>6 zero.</p> <p>7 MR. MENDENHALL: Yeah, you've also got</p> <p>8 improvement parks that you could --</p> <p>9 MR. CHESNEY: Oh, yeah, there is plenty</p> <p>10 of money in the budget. It's just, you know,</p> <p>11 how you --</p> <p>12 CHAIRMAN MILLS: Be careful, Barbara,</p> <p>13 about the projected spent because the projected</p> <p>14 amount is simply the difference between the</p> <p>15 actual year to date and the budget. It's just</p> <p>16 a plugged number. It's not necessarily what</p> <p>17 they're projecting.</p> <p>18 MS. HESSLER GRIFFITH: Fair enough. Yep.</p> <p>19 CHAIRMAN MILLS: It's an auto</p> <p>20 calculation. Right?</p> <p>21 MR. BALDWIN: Some of it, yes.</p> <p>22 MS. HESSLER GRIFFITH: Is there a reason</p> <p>23 that we projected 21 -- hold on, let me think</p> <p>24 about this. So if I look at this -- all right.</p> <p>25 So if I look at lake erosion, 2015, 63 grand,</p>	<p style="text-align: right;">Page 48</p> <p>1 21,000 projected, would that go into the</p> <p>2 reserve, or should it continue to sit where</p> <p>3 it's sitting?</p> <p>4 CHAIRMAN MILLS: Well, it sits where it</p> <p>5 sits for this year, but we're zeroing it out</p> <p>6 and moving it to a reserved category with</p> <p>7 60,000 plugged in for each year going forward.</p> <p>8 MS. HESSLER GRIFFITH: Okay.</p> <p>9 MS. WHYTE: And where is that reserve at?</p> <p>10 CHAIRMAN MILLS: Page four, under the</p> <p>11 General Funds. Exhibit A. Assigned fund</p> <p>12 balance, erosion control.</p> <p>13 MS. STEWART: How much?</p> <p>14 CHAIRMAN MILLS: 60,000.</p> <p>15 MS. STEWART: Thank you.</p> <p>16 MS. HESSLER GRIFFITH: All right. And</p> <p>17 then I have a question on walls and signage, so</p> <p>18 our actuals 2015, 32, we go down to 22, and</p> <p>19 then we, for 2017, approved a budget of</p> <p>20 68,000. And we're proposing to move that on to</p> <p>21 2018.</p> <p>22 MR. BALDWIN: We just made that change</p> <p>23 just now.</p> <p>24 CHAIRMAN MILLS: We just changed that to</p> <p>25 32,500.</p>



<p style="text-align: right;">Page 49</p> <p>1 MR. BALDWIN: That's the change we just 2 made. 3 MS. HESSLER GRIFFITH: Oh, okay. All 4 right. And then my last question on the 5 general is with regard to payroll. So when I 6 look at the payroll year to date for 2017 -- I 7 may have asked this question before and just 8 don't recall the answer -- but the bonuses are 9 280 percent compared to projection. What -- 10 what happened? 11 MR. CHESNEY: Well, last year, we gave 12 fairly large bonuses -- that's a philosophical 13 thing with the board. You'll get it again here 14 in about another month or two, but there's a 15 certain board member who is trying to limit 16 salary growth and increase bonuses, and so we 17 had larger than anticipated bonuses last year. 18 MS. HESSLER GRIFFITH: Okay. So are we 19 projecting to do that again in 2018? 20 MR. CHESNEY: Who knows? We haven't had 21 that meeting yet. 22 MS. HESSLER GRIFFITH: Okay. 23 CHAIRMAN MILLS: Some would probably like 24 to. 25 MS. HESSLER GRIFFITH: So for purposes of</p>	<p style="text-align: right;">Agenda Page 17 Page 51</p> <p>1 comes, we would look to move funds from another 2 line item. 3 MR. CHESNEY: Yeah. 4 MS. HESSLER GRIFFITH: So here's my 5 thought, you know, and maybe this isn't the 6 time to have the conversation, but bonuses is 7 paid for performance, and if you have to pay 8 for performance, you have to have clear 9 guidelines of what performance is expected, and 10 having participated in the performance 11 evaluation -- not participated, but I was 12 here -- and I didn't see a whole lot of 13 feedback being given with regard to 14 performance. 15 I know, Andy, you had asked the board 16 members to submit, you know, their feedback. I 17 didn't see a whole lot of feedback was given. 18 It just seemed to me like we were just kind of 19 writing a check. Right? 20 MR. MENDENHALL: So it's -- it's kind of 21 a mix, and we go through this every year, and 22 over the years with different boards -- and 23 really -- and different districts. Obviously, 24 we don't have an HR Department with your board 25 for your employees, so we do have a standard</p>
<p style="text-align: right;">Page 50</p> <p>1 budgeting, it seems that's what we're 2 proposing, though? 3 MR. BALDWIN: That's correct. 4 MR. CHESNEY: What did we -- actually, I 5 didn't look at that this year at all. What did 6 we propose? 7 MS. HESSLER GRIFFITH: 33, 336. 8 MR. BALDWIN: I mean, that's the -- in 9 other words, the gross amount for payroll is 10 like 32 percent. In order to have the taxes 11 and all the other items built into it, so that 12 whenever the check -- the amount that you 13 actually want to provide that employee would be 14 that amount and that's why it's grossed up. 15 MR. MENDENHALL: And just to note, at 16 least right now for the payroll salaries itself 17 outside of the bonus, it's set to be flat with 18 what it was last year, at least as it's 19 trending right now, we would be slightly above 20 that. 21 So going back to the philosophical 22 conversation, if you want to consider any 23 increases -- pure salary increases next year, 24 then you have to do one of two things: Raise 25 that number up a little bit, or when the time</p>	<p style="text-align: right;">Page 52</p> <p>1 form that we do for reviews. 2 Typically, when we get to that point, I 3 mention to the board if anybody wants to fill 4 out a review for Doug, really, because he's our 5 top person as far as staff, then anybody can -- 6 I'll give the form out to everybody and they 7 can fill it out, send it back to me, and I'll 8 usually use that as a piece of information that 9 goes along with my review of Doug. 10 Doug then reviews his employees, and then 11 ultimately, we bring that back to the board and 12 say, you know, "Based on this, would you like 13 to give an increase, a raise, bonus," et 14 cetera, et cetera. 15 Now, I think generally speaking, at least 16 just historically, the board has relied on Doug 17 for his review of his staff, because, you know, 18 he's working with them day in and day out. So 19 if Doug says, "Hey, everybody is doing great," 20 the board, generally speaking, at least 21 historically, has said, "Okay. Doug, what do 22 you think?" You know, "Are they doing good? 23 Do they deserve a raise?" That sort of thing. 24 And I think, at least partially, it's the 25 same thing with me reviewing Doug, although,</p>

<p style="text-align: right;">Page 53</p> <p>1 obviously, board members -- different board  2 member interact differently with Doug than I  3 do. So that's the long way of saying we don't  4 -- admittedly, it's not a great process,  5 because we don't have an HR Department here.  6 And you know, quite frankly, in  7 districts -- generally speaking, if somebody is  8 underperforming, usually the districts get rid  9 of that person because there aren't that many  10 employees.  11 MS. HESSLER GRIFFITH: Mm-hmm. Okay.  12 MR. MENDENHALL: Mr. Ross?  13 MR. ROSS: What I would say -- because I  14 don't know where you're going with that -- but  15 if you have some suggestions for us to improve  16 our evaluation process, I certainly would be  17 receptive and open to that.  18 Totally separate from that, I think we'd  19 all agree by what we put in the budget helps  20 prioritize or set forth what's important to us,  21 and I'll be very open in saying I think we have  22 a great staff. I know you're not saying one  23 way or the other, but I think we have a great  24 staff. I think it's good that we have a  25 healthy budget for compensating them, just like</p>	<p style="text-align: right;">Agenda Page 18 Page 55</p> <p>1 versa.  2 MR. CHESNEY: And we went a three-year  3 period where we didn't give like Doug a raise,  4 which really was more of an oversight, but --  5 but I'm just saying, so that -- but it had  6 nothing to do with the budget item.  7 MR. MENDENHALL: Okay.  8 MR. CHESNEY: But I have a question that  9 -- I know this is the budget part of the  10 meeting, but can I intercede while we're on  11 this particular topic?  12 MR. MENDENHALL: Sure, absolutely.  13 MR. CHESNEY: I think the more input you  14 get, the better. Have you done your reviews  15 yet?  16 MR. MAY: I have, and I've forwarded  17 them to Andy.  18 MR. MENDENHALL: Yeah, and I have to do  19 Doug's, so that's the only thing left, which I  20 typically do at the end of the budget season.  21 MR. CHESNEY: Right. Okay. I would like  22 -- I think it would be important to get board  23 input on Sonny and the guys, too. Because I  24 mean, I see those guys, I have interactions  25 with them, I obviously have interactions with</p>
<p style="text-align: right;">Page 54</p> <p>1 I think it's great that we upped the landscape  2 budget.  3 Those are the priorities that I want to  4 focus on and go forward; that we have a great  5 staff, let's keep them, let's work on what we  6 need to work on. So I would not be in favor of  7 lowering or changing either the bonus or the  8 payroll presently set number, but that's  9 unrelated to the review process.  10 MS. HESSLER GRIFFITH: No, no, and I  11 agree. I guess what I needed to understand is  12 that if the money is there, is it implied it  13 will be distributed?  14 MR. CHESNEY: No.  15 CHAIRMAN MILLS: No.  16 MS. HESSLER GRIFFITH: Okay.  17 MR. CHESNEY: That I can assure you.  18 MR. MENDENHALL: And to that point  19 exactly, there have been years where the  20 philosophical discussion has changed regarding  21 bonuses, particularly. So we've had some years  22 where there's money left over in the bonus just  23 because that particular year, things were  24 geared towards maybe raises as compared to, and  25 there's been other years where it's been vice</p>	<p style="text-align: right;">Page 56</p> <p>1 Sonny. Like I would've been very positive this  2 year.  3 MS. WHYTE: Just this year? Thanks,  4 Greg. On my 13th year and it's just this year.  5 MR. CHESNEY: Well, I'm just saying, it  6 might be helpful, you know, for me to provide  7 to you, Doug, you know, in your interactions  8 with them -- just like Andy always requests our  9 input for it outside of this strictly, you  10 know, the raises part. I think that would be  11 useful, too, for you to do that.  12 MR. MAY: It would be, because it would  13 give me a different perspective, too, so --  14 MR. CHESNEY: Yeah. So that's all. So  15 next year, wait one month.  16 CHAIRMAN MILLS: Or just communicate it  17 ahead of time.  18 MR. CHESNEY: Yeah, that you're doing it.  19 Okay. I think we're done on the budget.  20 CHAIRMAN MILLS: Anything else?  21 MR. ROSS: What motions, if any, do we  22 need to make?  23 MR. MENDENHALL: Well, you have two  24 resolutions related to the budget.  25 MR. BALDWIN: Correct, and since we just</p>

<p style="text-align: right;">Page 57</p> <p>1 made changes, and I have more changes to make,  2 I won't have those figures until after I make  3 all these changes, and that's not uncommon  4 where the dollar amounts are blank.  5 Specifically, they're put in there blank  6 because of this particular aspect where you can  7 make changes at the very last minute.  8 MR. ROSS: And I did that, and I'm used  9 to that, so I was weeding that out as in we  10 don't need to make those motions now until  11 those blanks are filled in?  12 MR. MENDENHALL: Yeah, you'll see -- you  13 still need to make the motion, and then so what  14 happens is Alan will fill in those blanks,  15 probably post-meeting, once he's able to crunch  16 the numbers.  17 MR. ROSS: Okay. So we'll just trust  18 you. I'll so move both resolutions, -4  19 and -5.  20 MR. MENDENHALL: Okay. Do we have a  21 second?  22 CHAIRMAN MILLS: Second.  23 MR. MENDENHALL: All right. Any further  24 discussion?  25 (No response.)</p>	<p style="text-align: right;">Agenda Page 19 Page 59</p> <p>1 de-watering, so the ultimate downstream system  2 is full of water, but it's not affecting our  3 systems at all. I'd be happy to answer any  4 questions if anyone has --  5 MS. HESSLER GRIFFITH: I had a note,  6 Tonja, last time we met. I said, "Tonja to  7 meet with Doug and Sonny regarding something  8 about pushing dirt around." Is that what it  9 was?  10 MS. STEWART: That must have been exactly  11 what it was.  12 MS. HESSLER GRIFFITH: All right.  13 MS. STEWART: The next item is in regard  14 to the survey crew, and I came out and spent a  15 day setting stakes for the canal. We had a  16 conference call with Swiftmud, and trying to  17 reach closure on their case, we decided that  18 the best thing to do is to field locate the  19 wetland line and the top of the bank canal so  20 that we can show that we did not regrade the  21 shape of the canal.  22 So basically, we came out, spent a day,  23 we prepared a report. Doug is working on  24 getting some additional information for me, and  25 we'll be sending a report to Swiftmud in the</p>
<p style="text-align: right;">Page 58</p> <p>1 MR. MENDENHALL: All in favor?  2 (All board members signify in the  3 affirmative.)  4 MR. MENDENHALL: Any opposed?  5 (No response.)  6 MR. MENDENHALL: Okay. That motion  7 carries unanimously. Thank you. I'm going to  8 let Alan go unless anyone needs him for an  9 engineer's report or anything else.  10 MS. STEWART: You don't want to hang out,  11 Alan, and --  12 MR. BALDWIN: I've been driving since 7  13 o'clock this morning, so --  14 MR. CHESNEY: Alan, thank you.  15 MR. ROSS: Thanks for coming.  16 MR. MENDENHALL: Thanks for coming. All  17 right. That takes us to the engineer's report.  18 Of course, we have Tonja here, so I will give  19 her the floor.  20 MS. STEWART: I have a few items. The  21 first one is Doug and I did an inspection of  22 the apartment complex that's under  23 construction, and their drainage system is  24 operating as it's not blocking anything for us,  25 so it's functioning properly. They are</p>	<p style="text-align: right;">Page 60</p> <p>1 next couple of days. Knock on wood, I don't  2 want to jinx myself, but based on the pictures  3 I get from Doug, I think we'll be able to prove  4 that there's been no changes to the shape of  5 the canal and it should close the case.  6 MS. McCORMICK: Is that with the EPC?  7 MS. STEWART: EPC has never contacted us  8 again.  9 MS. McCORMICK: Oh, okay.  10 MR. ROSS: Is this the canal that runs  11 parallel to the railroad track? Is that what  12 --  13 MS. STEWART: It's the one that drains  14 into Twin Branch Acres.  15 MR. ROSS: Oh, way back there. Okay.  16 MS. STEWART: Behind --  17 MR. MAYS: Yeah, between Glenfield and  18 Bennington.  19 MR. ROSS: Okay.  20 MS. STEWART: And if you would, Barbara,  21 if you'll pass this around. I can't remember  22 if I briefly mentioned this to you at the last  23 board meeting, but due to the construction  24 boom, I've seen an explosion of milling and  25 resurfacing costs. So the past few months,</p>

<p style="text-align: right;">Page 61</p> <p>1 we've been doing some research on alternatives,  2 and I believe there are people on this board  3 who will recall previous discussions that we've  4 had on other pavement management options that  5 we found were not something that we wanted to  6 pursue.  7       Similar to what they did on Montague, you  8 know, we didn't want to do microsurfacing, and  9 seal coating did not really support the kind of  10 statements that we thought it should.  11 Basically, what has happened is there's a new  12 product that's come on the market. It's been  13 used for the past 20 years out west in very  14 hot, dry conditions like Utah, New Mexico, and  15 Arizona.  16       There's a company out of Guntersville,  17 Alabama who has gone and taken that product,  18 brought it back to the southeast and has  19 modified its chemistry to be adapted to very  20 hot, humid conditions. So they came and made a  21 presentation to me, I took a trip up there,  22 looked at their plant, went to some areas where  23 this application has been applied, and have put  24 together some information, and a couple of  25 things are happening: Number one, this is an</p>	<p style="text-align: right;">Agenda Page 20 Page 63</p> <p>1 us. And then we're going to bring the vendor  2 back to make a presentation to you so that we  3 kind of get this and give you an opportunity to  4 get a warm and comfy feeling about what we're  5 proposing that we do.  6       I'm very happy that this thing has come  7 on the market. Everything that I've seen about  8 it is -- it's really good. They're fixing to  9 go to contract with at the Villages, they have  10 a contract with the City of Orlando, they're  11 working with the FDOT to do their shoulder  12 work, so it is a product that seems to be  13 really getting some momentum, and I'm hoping  14 that it's something that we're going to use in  15 the entire region. So this is just an FYI.  16       MR. LEWIS: Is it called chipseal?  17       MS. STEWART: It is not, it's called  18 HA-5, and forgive me, I will -- I will e-mail  19 everybody the specifications so that you can  20 research the product yourselves. And it is  21 exclusive to this company, I believe they have  22 an exclusive relationship with the company in  23 Utah for the heart of this product. And it  24 looks like to me, from what I can gather, a  25 couple of things, number one, its chemistry</p>
<p style="text-align: right;">Page 62</p> <p>1 economic comparison in regard to what we  2 currently reserve, currently monies that are  3 available to us, and how the money would be  4 spent up to 2052.  5       None of us are going to be here in 2052,  6 we don't even know if roads are going to be  7 necessary in 2052, so there's a lot of reasons  8 to consider this. Number one, the whole  9 driving network thing and roadway network thing  10 is in the process of all changing, so how much  11 money we spend on roads for future use should  12 be taken into consideration about what we  13 should do. Okay?  14       The environment, being environmentally  15 sensitive and environmentally proactive and not  16 just milling and resurfacing roads to generate  17 millings that need to be recycled, we need to  18 take that into consideration, and then at the  19 end, you can see the economic savings  20 associated with this product.  21       I have the vendor coming down next week  22 to meet with Doug and Sonny and I. Anybody who  23 might want to join us, if you decide you want  24 to bring somebody or bring a liaison or  25 whatever you'd like to do, feel free to join</p>	<p style="text-align: right;">Page 64</p> <p>1 has some aggregate in it versus microsurfacing  2 is a slurry and seal coating is like a paint,  3 as well, this thing has this black part of the  4 chemical in it. It appears that this is --  5 that it is -- that black color sustains itself  6 for years, and that seems to be what kind of  7 helps this work. So I'm hoping this is going  8 to be a multiple win situation for us to use  9 this.  10       MR. LEWIS: When was your meeting with  11 Doug and Sonny?  12       MS. STEWART: Next week.  13       MR. LEWIS: What day, sorry?  14       MS. STEWART: That's all right. Tuesday,  15 I believe. Doug, are we on Tuesday morning?  16 I'll look it up. Just give me a second.  17       MR. MENDENHALL: Mr. Ross?  18       MR. ROSS: Just to give you some  19 immediate feedback, I'm glad to hear that  20 they're going to other communities, because I  21 don't want to be a guinea pig with that. But  22 number two, if I heard you correctly, did they  23 have some intellectual property rights or  24 protected rights? That makes me concerned  25 about future maintenance. If they have all the</p>

<p style="text-align: right;">Page 65</p> <p>1 proprietary control of the best way to maintain  2 it and treat it, then we're at a disadvantage  3 on a going-forward basis, so I would need some  4 resolution as to how that would play out, as  5 well.  6 MS. STEWART: I do have some additional  7 information, and forgive me, Erin, we want to  8 include you in this. I've got like multiple  9 meetings that are going on next week, and  10 district counsel is involved in this process,  11 because they need to know about the company,  12 how long have they been in business, how long  13 are they going to be in business, how long can  14 they warranty their stuff. So we do -- Erin  15 needs to be included in this process.  16 They just sent me the RFP and the  17 contract for City of Orlando, so I'll send that  18 over to Erin to start this, but we completely  19 agree with you, Brian. They are willing to  20 give us a five-year warranty, we want it to  21 extend it to a ten-year product, and they will  22 come out and do annual inspections and provide  23 the district an annual report with an update on  24 the condition, as well as any recommendations  25 to continue to extend the life of the pavement.</p>	<p style="text-align: right;">Agenda Page 21 Page 67</p> <p>1 saying is that this product is something you  2 overlay earlier than a normal paving schedule?  3 MS. STEWART: Correct, in order to extend  4 the life -- the whole goal here is to extend  5 the life what we have right now through 2052.  6 MS. HESSLER GRIFFITH: So I guess before  7 we commit Erin's resources -- because it is an  8 expense. Right? I guess I would almost say  9 when the time comes that we need to repave, I  10 would imagine that they would submit a proposal  11 just like any other traditional asphalt company  12 would. Right? And then we would evaluate them  13 just like we would evaluate anybody else.  14 MS. STEWART: We'll do an RFP.  15 MS. HESSLER GRIFFITH: Right.  16 MS. STEWART: We'll publicly advertise  17 it. That's correct.  18 MS. HESSLER GRIFFITH: So to start  19 vetting them now and dedicating Erin as a  20 resource, is that necessary now, or is that --  21 MS. STEWART: No, it can wait.  22 MS. HESSLER GRIFFITH: Okay.  23 MS. STEWART: It can wait until the time  24 that you agree that you want to go through this  25 process and would like to use this product.</p>
<p style="text-align: right;">Page 66</p> <p>1 So there is multiple things, so we want  2 to make sure that the contract traps all that  3 information, as well as to assure this company  4 is a secure -- they've been in business for 60  5 years, but we leave that to Erin to kind of vet  6 the company itself.  7 MS. HESSLER GRIFFITH: I'm sorry, are --  8 what am I missing? Are we paving something  9 that I don't know about?  10 MS. STEWART: We've been paving. As a  11 matter of fact, we have a paving program, and  12 part of what happens is that due to the age of  13 the resurfacing work that we recently did or  14 we've done over the past ten years, the timing  15 of this product becomes critical, because it  16 needs to be done sooner than later.  17 MR. MAYS: We've paved behind every gated  18 community and the alleyways.  19 MS. STEWART: Oh, forgive me, I didn't  20 even -- yeah.  21 MS. HESSLER GRIFFITH: Okay.  22 MS. McCORMICK: And you have a schedule  23 of when that's done, so that would be probably  24 be helpful.  25 MR. CHESNEY: But I think what you're</p>	<p style="text-align: right;">Page 68</p> <p>1 MS. HESSLER GRIFFITH: Okay. I mean, it  2 sounds cool. I'm all up for --  3 MR. CHESNEY: Well, hold on, is it --  4 yeah, I agree with you, Barbara. Just so I  5 make sure I understand, you're indicating that  6 this product is something that you put on prior  7 to needing to be resurfaced. That's what I  8 understood it to be. It's a process of  9 sustaining your current --  10 MS. STEWART: It is a process.  11 MR. CHESNEY: -- repaving?  12 MS. STEWART: That's correct. The goal  13 is to extend the current roadway's life from --  14 I think I put it in 2027 -- forgive me, I can't  15 remember what the thing said as to being milled  16 and resurfaced -- to 2052.  17 MR. CHESNEY: Right. So currently, we  18 have -- as Erin indicated, currently, we have  19 a schedule, and we've done most of our repaving  20 lately, within the last five years.  21 MR. MENDENHALL: Mm-hmm.  22 MR. CHESNEY: So it would be -- we  23 wouldn't have any until 2027. Is that what  24 you're saying?  25 MS. STEWART: No, this product, in order</p>

<p style="text-align: right;">Page 69</p> <p>1 to extend the life, I would say that we need to  2 start using this product now over the next five  3 years to get the extended life to the 2052. I  4 think the key is that this product protect what  5 we have versus when you continue to leave it in  6 its existing condition, it continues to oxidize  7 and age.  8 MR. CHESNEY: Right, so that's the  9 decision that the board needed to -- are we  10 interested in pursuing this product or are we  11 interested in maintaining just our normal road  12 repaving schedule?  13 MS. STEWART: Absolutely.  14 MR. MENDENHALL: Right, so this is -- to  15 your point, it's really outside of the normal  16 RFP bidding for paving. This the in-between  17 step that will prevent you from having to  18 repave at the earlier schedule.  19 MS. HESSLER GRIFFITH: It almost sounds  20 like some sort of a sealant. Right? It sounds  21 like we're sealing what we already have.  22 MS. STEWART: It's a coating. I would  23 say a coating.  24 MS. McCORMICK: So when you say between  25 now and five years from now, do you mean now or</p>	<p style="text-align: right;">Agenda Page 22 Page 71</p> <p>1 MS. STEWART: I don't have -- forgive me,  2 I will e-mail you all information so you can  3 all do your own individual research on it, too.  4 MS. HESSLER GRIFFITH: Okay. That would  5 be helpful.  6 CHAIRMAN MILLS: If I may follow up on  7 Mr. Ross' comments about not being a guinea  8 pig, the Villages, Orlando, and somewhere else  9 you mentioned, are they about to start using  10 this, and can we use that as a litmus test for  11 whether it's worth doing or not or --  12 MS. STEWART: I actually have several  13 clients who are moving forward with it. Meadow  14 Pointe 4, they have agreed to go ahead and move  15 forward with it, so we have someone immediately  16 in this area that's going to start work  17 probably in October. So you will -- that will  18 be our basis for the information that you get.  19 You won't be the learning curve, that will be  20 the learning curve.  21 CHAIRMAN MILLS: So we'll have some good  22 information on costs, application,  23 complications, issues. Right?  24 MS. STEWART: Unforeseen things, mm-hmm.  25 MR. LEWIS: If FDOT is going to somehow</p>
<p style="text-align: right;">Page 70</p> <p>1 do you mean starting in five years from now?  2 MS. STEWART: Now.  3 MS. McCORMICK: Now. Okay.  4 MS. STEWART: The sooner we put it on,  5 the sooner we get the benefit. The longer you  6 wait -- and particularly, since we have funds  7 available to do it, the longer you wait, the  8 less benefit you get out of it. And I'm not  9 trying to sell you on this. This is step  10 number one. This is not a decision I expect  11 anybody to make. I expect us to go through the  12 process of research, investigation.  13 I've been researching it for months, I've  14 been up there, I've kind already got a little  15 ahead of the game. I expect you to do the same  16 thing. I'm having them come out because  17 they're meeting with a whole bunch of other  18 clients of mine, and I just added Doug to the  19 list.  20 It's just -- I think it's -- hopefully, a  21 hugely beneficial option that we have available  22 to us now that has not been available in the  23 past.  24 MS. HESSLER GRIFFITH: So you said you  25 have some material you can share with us?</p>	<p style="text-align: right;">Page 72</p> <p>1 get involved, they test the absolute heck out  2 of everything when it comes to material, so --  3 and we can probably find out who they're  4 talking about.  5 MS. STEWART: Boxhold. Forgive me, I --  6 MR. LEWIS: Boxhold?  7 MS. STEWART: Yeah, he was the --  8 MR. LEWIS: He was the secretary.  9 MS. STEWART: Yeah, he's paid by them,  10 but he's a consultant for them. So --  11 MR. LEWIS: Okay.  12 MR. ROSS: To Mr. Lewis' point, which I  13 think is excellent, if you would mention to the  14 company that if they're really planning on  15 coming into Florida and making a hard sell to a  16 bunch of communities, go ahead and submit  17 themselves to the FDOT review and testing, and  18 that could be part of their marketing program.  19 MS. STEWART: I believe they have.  20 MR. ROSS: Oh, okay. Okay.  21 MS. STEWART: Yep. That's part of what  22 -- and understand, I think their market for DOT  23 is not roads, it's the shoulder. They want to  24 use the product on the shoulder, not the roads.  25 So -- is that everything?</p>

<p style="text-align: right;">Page 73</p> <p>1 MS. WHYTE: The alleyway behind the -- we</p> <p>2 -- we had a request -- I uploaded it to</p> <p>3 Dropbox. The HOA requested the district's</p> <p>4 permission, and most of you have seen it, heard</p> <p>5 about it, Belgrave alleyway, somebody put in</p> <p>6 PVC pipes to block the trash trucks from going</p> <p>7 -- running over their property and causing</p> <p>8 erosions and causing breakage in their</p> <p>9 irrigation.</p> <p>10 They have requested to the district for</p> <p>11 approval to go ahead and put boulders, because</p> <p>12 there was no modification request. Long story</p> <p>13 short, we own the alleyway, but was not aware</p> <p>14 that we own the dirt on the side, but we've</p> <p>15 never done anything with the dirt because Doug</p> <p>16 measured it, and the dirt is 115 feet and the</p> <p>17 property line is 116 feet.</p> <p>18 So the question is, according to Tonja,</p> <p>19 we do have a perpetual right of way or --</p> <p>20 MS. STEWART: Just a right of way.</p> <p>21 MS. WHYTE: There you go, something like</p> <p>22 that, but we've never done anything in the</p> <p>23 alleyway. The question is do we, the district,</p> <p>24 approve or need to approve them putting</p> <p>25 boulders? Do we sign off like we do on</p>	<p style="text-align: right;">Agenda Page 23 Page 75</p> <p>1 again. What did he measure?</p> <p>2 MR. MAYS: According to the measurements</p> <p>3 in the alleyway, ten foot from the middle of</p> <p>4 the road to the property brings us four foot</p> <p>5 inside the property line. So we got four feet</p> <p>6 over there, but if you measure it from the</p> <p>7 front yard and go this direction, there's --</p> <p>8 and it's a 115-foot lot, it's 116 to theirs, so</p> <p>9 it's kind of a grey area, I guess. An</p> <p>10 overlapping of --</p> <p>11 MS. STEWART: I don't think it will</p> <p>12 overlap, I think we need to --</p> <p>13 MR. MAYS: We just need to clarify.</p> <p>14 MS. STEWART: Yeah.</p> <p>15 MR. MENDENHALL: Mr. Ross?</p> <p>16 MR. ROSS: I don't think we should be</p> <p>17 trying to make conclusions in this meeting,</p> <p>18 given the information that I'm hearing, but I</p> <p>19 do think it's critical that we understand what</p> <p>20 we own and what we don't own.</p> <p>21 MS. WHYTE: That's very important.</p> <p>22 MR. ROSS: And I would -- I'm still a bit</p> <p>23 fuzzy, but maybe you have a better view. Do we</p> <p>24 own the fee or do we have an easement or --</p> <p>25 MS. McCORMICK: We own the fee.</p>
<p style="text-align: right;">Page 74</p> <p>1 modifications for brick pavers, or is -- is</p> <p>2 that now something the board wants to</p> <p>3 undertake?</p> <p>4 I just need some direction to --</p> <p>5 MS. STEWART: Well, and then the one</p> <p>6 thing is anything that you put in that green</p> <p>7 strip outside that pavement is in a clear zone,</p> <p>8 so we really -- from an engineering</p> <p>9 perspective -- I would come back and say I</p> <p>10 would not recommend allowing them to --</p> <p>11 MS. WHYTE: And this is why I need some</p> <p>12 discussion at your level so I know --</p> <p>13 MS. McCORMICK: Yeah, and this is</p> <p>14 district property, because the district owns</p> <p>15 the alleyways and then up to the lot line, and</p> <p>16 then the homeowner owns the lots. So assuming</p> <p>17 that these -- that these stakes are not on the</p> <p>18 property owner's property, then that's our</p> <p>19 property.</p> <p>20 MS. WHYTE: Okay. So Doug measured the</p> <p>21 property, it was 115 feet. The lot line is</p> <p>22 116, so do we own one foot of it?</p> <p>23 MR. MAYS: According to the measurements</p> <p>24 --</p> <p>25 MS. McCORMICK: I'm sorry, say that</p>	<p style="text-align: right;">Page 76</p> <p>1 MR. ROSS: Okay. We own the fee. I</p> <p>2 think that's -- on a go-forward basis, and</p> <p>3 you're going to hear this from me later -- that</p> <p>4 we really need to know what we own and don't</p> <p>5 own, and then at some point, separate from</p> <p>6 that, would be the question or the issue that I</p> <p>7 heard Tonja annunciate, namely what is the</p> <p>8 recommendation of staff? You guys know what's</p> <p>9 best. If it's our property, do we have a</p> <p>10 maintenance obligation? If we put boulders, is</p> <p>11 that going to make it difficult to perform</p> <p>12 maintenance obligations? If, at some point,</p> <p>13 there's a new change in society, do we have the</p> <p>14 right to remove the boulder?</p> <p>15 There's just so many issues involved in</p> <p>16 this stuff that I don't think we should make a</p> <p>17 decision right now and just let Erin and staff</p> <p>18 figure out exactly what's going on. Because</p> <p>19 ultimately, I think, Sonny, you're right. You</p> <p>20 all need guidance, you need direction, and you</p> <p>21 can only get that based on us having an</p> <p>22 accurate --</p> <p>23 MS. WHYTE: We actually do not maintain</p> <p>24 anything on the easement at all. We don't mow,</p> <p>25 we don't irrigate, we don't do anything on</p>

<p style="text-align: right;">Page 77</p> <p>1 those alleyways on the easements on either 2 side. Never have. 3 MR. ROSS: I believe you that we haven't, 4 but what happens if we have an obligation? 5 MS. WHYTE: Well -- 6 MR. ROSS: I'm not saying one way or the 7 other, I -- and I'm sorry, I jumped into the 8 conversation, but I just think this -- you guys 9 need to figure it out. 10 MS. McCORMICK: Yeah and maybe, Tonja, 11 can you go out and review it to determine where 12 the edge of the lot is in relation to the CDD 13 property? 14 MS. STEWART: Yes. 15 MS. HESSLER GRIFFITH: So I have a 16 question. So here's the thing, I'm sitting 17 here looking at this picture, and I just think 18 of this as pick your poison. Right? So you 19 get a truck, a big dump truck, whatever, trash 20 truck, that goes over the grass. Oh, no, the 21 grass looks ugly. Well, let's just put a pair 22 of ugly sticks up, because that's going to look 23 a lot better. Right? So at what point do call 24 public services and say, "Hey, your truck is 25 driving over" --</p>	<p style="text-align: right;">Agenda Page 24 Page 79</p> <p>1 we have, then we come back to staff, "What's a 2 good recommendation and what's the long-term 3 best solution," and one of the options may be 4 exactly what you said. But I just don't think 5 we're there yet to figure it out. 6 MS. HESSLER GRIFFITH: So -- because I 7 understood that that's what we've been doing 8 this past week, is figuring out who owns it. I 9 thought that was part of the research. 10 MS. STEWART: We know who owns it, I just 11 think that there's some confusion of where 12 exactly the line is. We know we own the green 13 strip, we just need somebody to put a stake in 14 the ground and say this is where it is. 15 MR. ROSS: You're saying you don't know 16 if it's one foot wide or four feet wide? 17 That's what you're saying? 18 MS. STEWART: Correct, it looks like to 19 me we have a one-foot question, so we're within 20 one foot of knowing where it is. So we know we 21 own three foot of the green strip, we just have 22 to figure out that last foot, exactly where 23 that line is. 24 MR. LEWIS: And you're going to have a 25 surveyor come out and do that?</p>
<p style="text-align: right;">Page 78</p> <p>1 MR. MAYS: We've tried that so many 2 times. They, sometimes, will come out and fix 3 it. Sometimes it's a battle with them, 4 because they say, "Well, what about moving 5 trucks that's cut through there? What about 6 when the water truck cuts through there?" 7 Everybody points the finger at everybody else. 8 MS. HESSLER GRIFFITH: So then the other 9 question that I have is if the turn is so steep 10 that trucks can't get through, at what point do 11 we just pave the dang thing and call it a day? 12 And just put brick pavers down or something 13 decorative so that we're not constantly 14 repairing sod, we're not putting mismatched 15 sticks -- the sticks, you know, the paint on 16 one side looks awful. 17 MS. WHYTE: One side is apartment 18 complexes. 19 MR. MENDENHALL: Mr. Ross? 20 MR. ROSS: We've got to figure out what 21 we own. We can't pave something we don't own. 22 Do we own that, does the property owner own it, 23 the resident, does the individual neighborhood 24 association own it? But -- so you're right, 25 once we figure out what we own and what rights</p>	<p style="text-align: right;">Page 80</p> <p>1 MS. STEWART: Yes, yes. 2 MR. LEWIS: Okay. I didn't hear that 3 earlier. Sorry. 4 MS. HESSLER GRIFFITH: So -- and then 5 Sonny, I guess I'll ask you, so if between now 6 and our next meeting, we can figure out the 7 ownership, do you think also next meeting we 8 can have some proposal to Mr. Ross' point of 9 what you think would be a good way to address 10 it that's aesthetically pleasing and all of 11 that? 12 MS. WHYTE: Well, when it -- I think 13 that's going to be difficult. I think, first, 14 Tonja is going to have to make a 15 recommendation. Keep in mind, it's an 16 alleyway. Alleyways are dark, so if you have 17 boulders, which is what they suggested -- and 18 keep in mind, there are already some existing 19 boulders around the corner up this way, as you 20 can see by that. Somebody put up stakes on one 21 side, and somebody put up concrete pillars on 22 the other side. The apartment complex, they've 23 already gone on that dirt and put up concrete 24 pillars on their dirt. On the other side are 25 posts, and I don't know who put those up. And</p>



<p style="text-align: right;">Page 81</p> <p>1 on the other corner, at the other end, we have  2 stones. Right?  3 MR. MAYES: Yeah.  4 MS. WHYTE: Years ago, a resident put  5 stones up because she was tired of the public  6 running over her grass and over her irrigation.  7 MS. HESSLER GRIFFITH: Because the thing  8 is that I think that we need to sort of come up  9 with -- because I've heard from my  10 conversations with you, this isn't the only  11 corner that suffers from --  12 MS. WHYTE: No, we have other corners.  13 MS. HESSLER GRIFFITH: Right, so I would  14 prefer that we come up with a consistent  15 solution so that we're not having sticks on one  16 corner, boulders on another, paving on another.  17 Just what is the district's cosmetically  18 approved solution for these areas where trucks  19 are prone to damaging --  20 MS. WHYTE: Whatever the district  21 engineer suggests.  22 MS. HESSLER GRIFFITH: All right.  23 MS. WHYTE: So we'll have something for  24 you, and if it's something valuable, then we  25 can get a cost and --</p>	<p style="text-align: right;">Agenda Page 25 Page 83</p> <p>1 are applicable to the property that's owned by  2 the Avenues that says that the purchaser,  3 meaning the Avenues, shall construct sidewalks  4 within the right of way for Linebaugh Avenue in  5 accordance with the county requirements. That  6 has not been done, but the issue there is that  7 that declaration is enforceable by the  8 Westchase Commercial Association, and the  9 Westchase Commercial Association has been  10 administratively dissolved at this point, so  11 the district -- I'm pretty -- I think that  12 would be something that the district would be  13 able to enforce as far as that requirement  14 that's in the supplemental declaration.  15 I've also talked to Tonja about just the  16 strip that's between Bentley Way and Sheldon  17 Road, which is what we've been focusing on.  18 And I talked to her about looking at, you know,  19 just from a siting standpoint of siting -- when  20 locating a sidewalk along Linebaugh Avenue,  21 would it be better to put it in the county  22 right of way or to put it on those commercial  23 properties in the property that's owned by the  24 district.  25 There is an issue with -- potentially an</p>
<p style="text-align: right;">Page 82</p> <p>1 MS. HESSLER GRIFFITH: The lady with the  2 boulders, can we find -- do we own that land?  3 MS. WHYTE: No, it's on her land. Well,  4 I shouldn't say that, we almost presumed it was  5 on her lot, so I take that back. I have no  6 idea.  7 MS. STEWART: We'll look at it.  8 MS. HESSLER GRIFFITH: Thank you. All  9 right.  10 MS. STEWART: Erin, my last one is your  11 sidewalk thing.  12 MS. McCORMICK: Yeah. So I wanted to  13 talk about the sidewalk analysis on the south  14 side of Linebaugh Avenue. So I think we've  15 already talked about the fact that the district  16 has a 20-foot landscape and wall easement along  17 that segment of Linebaugh Avenue, but it does  18 not include an easement for sidewalk, so it's  19 specific to the landscaping and walls, and  20 that's along the property owners' -- not within  21 the right of way, but along the property  22 owners' -- within the property owners'  23 property.  24 There's also supplemental declaration  25 that is -- it contains like restrictions that</p>	<p style="text-align: right;">Page 84</p> <p>1 issue with putting it on the commercial  2 property as opposed to in the right of way,  3 because there's also a 15-foot utility easement  4 that runs along the commercial property. There  5 is actually two easements. There is one to  6 TECO and then there is one to GTE for  7 utilities. Those are nonexclusive easements,  8 and they do specifically say that you can  9 construct sidewalks within the 15-foot easement  10 area, but they also say that, you know, to the  11 extent that those utility companies needed to  12 come in and do work underground or on their  13 facilities, they would then rip up the  14 sidewalks and it would be incumbent on the  15 district to go in there and do the replacement.  16 There's some issues with siting a  17 sidewalk in county right of way, potentially,  18 because of grading issues and also because  19 there is quite a few trees that are in the  20 right of way, also. But, you know, I think  21 probably the point that we're at would be for  22 Tonja to do an analysis of the preferred  23 alignment for a sidewalk, if we wanted to move  24 forward with that, and it might, in some  25 cases, be within the county right of way, and</p>

<p style="text-align: right;">Page 85</p> <p>1 in some cases, it might meander into the  2 commercial property. It might be all within  3 the county right of way.  4 There's also the issue that we were  5 talking about last month about, you know,  6 potentially getting the county involved in this  7 process.  8 Barbara, you had mentioned, you know,  9 connectivity studies, so I think we need to  10 think about what do you want to do first? Do  11 we want to like figure out what kind of  12 alignment we would want to present to the  13 county and, potentially, to the commercial  14 property owners? Do we want to move forward  15 with this at all? Do we want to maybe talk to  16 or get the WCA involved in talking to certain  17 county commissioners and see if we can get some  18 support from the county for participating in  19 this process? Do we want to have a discussion  20 at the staff level first? I mean those are  21 kind of all options of what we do could do at  22 this point.  23 MR. ROSS: If I understood you correctly,  24 we have a landscape easement in between Sheldon  25 and Belgrave, but we don't have a sidewalk</p>	<p style="text-align: right;">Agenda Page 26 Page 87</p> <p>1 we could, yeah. I mean, we'd have to get a  2 permit from the county, wouldn't we?  3 MS. STEWART: The only issue is that  4 property we own is all in a conservation area.  5 It's platted conservation area all the way to  6 the right of way line.  7 MS. McCORMICK: Oh, so it might not even  8 be feasible then to put the sidewalk there. It  9 might have to go within the county right of  10 way, within that section of the property.  11 MS. STEWART: Mm-hmm, mm-hmm.  12 MR. ROSS: I'm picking up on your point.  13 I feel like we have a very good relationship  14 with the county from so many angles that if we  15 said we wanted to just build a sidewalk, I  16 would think they would say, "Yeah." Do you  17 really think it would be that big of an  18 obstacle where they'd fight us on it? I  19 understand they might put conditions --  20 MS. STEWART: No, it might be a few more  21 hurdles that we have to go over, that may be  22 the case, but -- forgive me, is there grass  23 along that area? Do we know that --  24 MR. MAY: Yes, there is.  25 MS. STEWART: Okay. As long as I know</p>
<p style="text-align: right;">Page 86</p> <p>1 easement.  2 MS. McCORMICK: Right.  3 MR. ROSS: Is that an easement that --  4 the landscape easement runs upon county land?  5 MS. McCORMICK: No, it runs upon the  6 property owners', the four property owners'.  7 MR. ROSS: Who are the four property  8 owners?  9 MS. McCORMICK: The Avenues, the -- it's  10 along the Avenues, the commercial property  11 where Jersey Mike's Subs is and then the Fifth  12 Third Bank.  13 MR. ROSS: So in terms of building a  14 sidewalk -- I'm mixing up my roads. From  15 Sheldon to whatever is the next road, we could  16 build a sidewalk there right now if we wanted  17 to?  18 MS. McCORMICK: Because that's CDD  19 property.  20 MR. ROSS: That's what I wanted to be  21 clear on. And so for whatever reason, if we  22 just said we don't want to fool with the  23 commercial property owners, we could build the  24 sidewalk?  25 MS. McCORMICK: If it's on our property,</p>	<p style="text-align: right;">Page 88</p> <p>1 that there's a strip of grass and not a  2 depressed wetland right up against that, it --  3 if we're technically encroaching onto a wetland  4 that is still vegetative low-lying, they're not  5 going to let us fill it for a sidewalk. But if  6 there's a strip of land that has been filled  7 and graded, they'd probably work with us.  8 MR. ROSS: And I think there's also  9 perhaps trees in the way and plant material.  10 There'd have to be some stuff that would have  11 to be done.  12 MS. McCORMICK: So that's where we would  13 really -- I mean, we need to know the specific  14 fact on the ground as far as where the --  15 MS. STEWART: Do some measuring.  16 MS. McCORMICK: -- trees are, what's the  17 grade, where is any conservation area.  18 MR. ROSS: Okay.  19 MS. McCORMICK: So that's kind of where  20 things are at this point.  21 MS. STEWART: I actually forgot something  22 very important. Well, this is another topic.  23 If it's on this topic --  24 MS. HESSLER GRIFFITH: I want to comment  25 on this topic.</p>

<p style="text-align: right;">Page 89</p> <p>1 MR. LEWIS: I guess, for clarity, are we  2 looking to fund this ourselves or are we  3 looking to -- your comment, Mr. Ross, about  4 looking at the county to maybe pay for it to do  5 it. Have we talked about that before? I feel  6 like we haven't.  7 MS. McCORMICK: I was just getting facts.  8 I mean, at this point, I'm not going to do  9 anything further until I get direction.  10 MR. LEWIS: I understand that. I  11 appreciate it.  12 MR. ROSS: I don't think we ever resolved  13 that issue. I know I would have spoken with  14 optimism that if it was on county property,  15 that they would have contributed towards the  16 costs, but given that it's apparently purely on  17 district property, they may not be willing to  18 do that.  19 I feel like -- and I may be wrong -- if  20 you look at the entire issue, and particularly,  21 the issue of the sidewalk where the commercial  22 properties are, I feel like the county would be  23 our friend in that regard, and whether that  24 means they would just apply influence upon  25 those property owners they need to get in gear,</p>	<p style="text-align: right;">Agenda Page 27 Page 91</p> <p>1 landscape easement also includes building a  2 wall, does it not?  3 MS. McCORMICK: It does, yeah.  4 MR. CHESNEY: So I don't know see why it  5 would be that difficult to have a sidewalk  6 there. I mean, we could build a wall and --  7 I'm sure they would prefer a sidewalk over a  8 big brick wall.  9 MS. McCORMICK: Right, right. I mean, I  10 think that -- we still have the issue of the --  11 the 15-foot utility easement that's on the  12 commercial property, so there's -- of that 20  13 feet, 15 of it, potentially -- and we need to  14 confirm the 15 feet, but -- is encumbered by  15 that utility easement, and then there's also  16 trees and, you know, landscaping, and a lot of  17 that place would have to be addressed with the  18 sidewalk. So that's why, I mean, we'd really  19 need a survey of --  20 MS. STEWART: A strategic analysis on how  21 to meander it.  22 MS. McCORMICK: And that's -- that's  23 another step in that process.  24 MS. HESSLER GRIFFITH: So the way I look  25 at it is this -- right -- there's the cost/</p>
<p style="text-align: right;">Page 90</p> <p>1 so to speak, or whether it's they would assist  2 in the engineering or design or construction,  3 you know, that's way behind my pay grade. But  4 -- and I certainly would be open to partnering  5 with the county, and I think the comment about  6 roping in the WCA's governmental affairs  7 committee, that could be a resource.  8 But bottom line, I know where I would be.  9 I would be in favor of moving forward with the  10 construction of the sidewalk in between Sheldon  11 and whatever is that first road -- and I'm  12 sorry, I'm drawing a blank on it -- just to get  13 the ball rolling, because I'm thinking the  14 reality of someone riding their bicycle or  15 walking or skateboarding or whatever, and  16 they're coming safe from The Greens, they could  17 just as easily cut through those commercial  18 property lots. Not saying that's the preferred  19 route, but they could get to the sidewalk one  20 way or the other, maybe even ride through the  21 individual villages there. I think the tough  22 one is getting from the West Park Village area  23 to Sheldon. There's no way you could safely  24 traverse that, in my view, as a pedestrian.  25 MR. CHESNEY: Can I ask -- I mean, the</p>	<p style="text-align: right;">Page 92</p> <p>1 benefit. The cost would be significant.  2 MS. STEWART: Yes, it will.  3 MS. HESSLER GRIFFITH: And if somebody is  4 traveling from the Village to Sheldon today,  5 they're getting to Sheldon -- right -- they  6 are. They're just doing it on the other side  7 of the road where there is a sidewalk. And I  8 don't know about you guys, but I don't see  9 heavy foot traffic on that sidewalk making  10 their way down to CVS.  11 So while I understand that Ms. Mercer was  12 here and she has a preference for being able to  13 walk without -- you know, without interruption  14 of having to cross Linebaugh, but I just -- I'm  15 having a hard time reconciling the low demand,  16 because other than Ms. Mercer, I have not --  17 I'm sure you guys are out in the community and  18 you talk to our residents, as well, but I have  19 had zero requests, zero demands, zero comments  20 on how do we get a sidewalk on this side of  21 Linebaugh.  22 So I know that, you know, Erin, you've  23 spent a lot of time researching this. I would  24 say for me, at this point, I just can't see an  25 overwhelming demand that would prompt us to</p>

<p style="text-align: right;">Page 93</p> <p>1 continue investing in this endeavor. That's my 2 thoughts.</p> <p>3 CHAIRMAN MILLS: My recollection is that 4 this started as a result of the businesses 5 where Tijuana Flats and those are, and now 6 using that -- what was a sidewalk as part of 7 their backyard patio business, and somehow, it 8 grew into going all the way to Costco. Right? 9 So I think we've kind of added on modules to 10 this thing, and from what I heard you say, if 11 it's the Commercial Association that had the 12 teeth in it for the Avenues, that doesn't exist 13 anymore.</p> <p>14 MS. McCORMICK: Well, and it was also 15 that -- even if it did exist, the requirement 16 was that they construct the sidewalk within the 17 county right of way, not on their property.</p> <p>18 CHAIRMAN MILLS: Okay. So I mean, is 19 that something that we can still pursue for 20 them?</p> <p>21 MS. McCORMICK: Well, we -- we don't 22 really have the standing under that agreement, 23 because it's essentially similar to, you know, 24 a private contract, and the contract is between 25 the Commercial Association and the property</p>	<p style="text-align: right;">Agenda Page 28 Page 95</p> <p>1 or whatever, you can get to a commercial road 2 very, very easily. When you drive through 3 Westchase, yes, we got traffic coming through, 4 but man, does our community look great. Our 5 community looks better than yours, even though 6 you got a gate and a wall.</p> <p>7 So you're going to see me moving towards 8 that -- and not saying I'm right, not saying my 9 crystal ball is clearer, but I just feel that 10 we need to be able to continue to keep 11 Westchase as a premiere community, and part of 12 that is embracing the notion of a walkable, 13 bikeable, skateable community, and anywhere you 14 want to get, to your favorite commercial node 15 or retail establishment or restaurant, you can 16 do it.</p> <p>17 And that's where I'm coming from, and I'm 18 open to putting the issue off, because I don't 19 want to be banging my head against the wall if 20 I'm the minority. I've actually got some other 21 strategies when we get to supervisor's requests 22 that I could throw out there. I mean, I don't 23 want to waste anybody's time, I just feel like 24 we've got an opportunity and -- 25 MS. HESSLER GRIFFITH: So -- and you've</p>
<p style="text-align: right;">Page 94</p> <p>1 owner.</p> <p>2 CHAIRMAN MILLS: So the county doesn't 3 have any teeth in that, either?</p> <p>4 MS. McCORMICK: Hmm-mm, it's private 5 agreement.</p> <p>6 CHAIRMAN MILLS: Okay.</p> <p>7 MR. MENDENHALL: Sir.</p> <p>8 MR. ROSS: Just to give the counterpoint 9 to your remarks, I don't have any evidence of a 10 great demand for a sidewalk. Just don't have 11 it, but what I do have evidence of is that our 12 overall community is at risk of being passed by 13 other communities, that other communities say 14 that they're better looking than Westchase or 15 that they have cheaper CDD fees or they have 16 gated communities. And if you think that 17 through -- the last point, in essence, what 18 they're selling is our community is better 19 because we have exclusivity. We have a gate 20 and we can make sure bad guys stay out or 21 whatever the argument is.</p> <p>22 What we need -- and in my view, what we 23 need to embrace is our inclusivity, is that one 24 of the great things about Westchase is that if 25 you want to get on your bike or your skateboard</p>	<p style="text-align: right;">Page 96</p> <p>1 heard me mention as far as working with the 2 county on a connectivity studies, because I'm 3 right there with you, I agree a thousand 4 percent. You know, we are an outdoors, 5 physically active community, and we want to be 6 able to get to our favorite places however we 7 want to get there.</p> <p>8 So I agree, I just -- as far as the cost/ 9 benefit, I'm struggling with the cost of this 10 particular project versus maybe other projects 11 that could accomplish something similar.</p> <p>12 MR. ROSS: And one of the things -- you 13 agreed with her that it would be expensive. 14 You want to throw out a ballpark?</p> <p>15 MS. STEWART: A couple of hundred 16 thousand.</p> <p>17 MR. ROSS: To build that sidewalk from 18 that one area?</p> <p>19 MS. STEWART: Mm-hmm.</p> <p>20 MR. CHESNEY: Just in the one area, not 21 all the way down?</p> <p>22 MS. STEWART: Oh, forgive me, it would 23 get us to Bentley --</p> <p>24 MS. McCORMICK: From Bentley to -- 25 MS. STEWART: -- versus Cavendish. I</p>

<p style="text-align: right;">Page 97</p> <p>1 think you were saying getting to Cavendish.</p> <p>2 MR. ROSS: I'm just saying wherever the</p> <p>3 first road is, where would that go?</p> <p>4 MS. STEWART: Let me just quickly look it</p> <p>5 up.</p> <p>6 MR. ROSS: I'm sorry, I'm dumb on my</p> <p>7 roads. I'm just asking for a ballpark.</p> <p>8 MS. STEWART: I'm just trying to get the</p> <p>9 distance, Brian, just to make sure I have the</p> <p>10 correct distance.</p> <p>11 MR. ROSS: Sure.</p> <p>12 MR. LEWIS: And Erin, just so I'm clear,</p> <p>13 from Sheldon to that first road that I think</p> <p>14 she's looking up, that's all CDD property? Is</p> <p>15 that what you said a minute ago?</p> <p>16 MS. McCORMICK: Yes, yes.</p> <p>17 MR. LEWIS: Okay.</p> <p>18 MS. STEWART: It looks like it might be a</p> <p>19 third of that, Brian. So -- it might could be</p> <p>20 -- I'd have to go back and look at some of the</p> <p>21 details, but less than a hundred, maybe say a</p> <p>22 hundred for sake of discussion at this point.</p> <p>23 MR. ROSS: Okay.</p> <p>24 MS. McCORMICK: Actually, it looks like</p> <p>25 there's a lot that's there between the --</p>	<p style="text-align: right;">Agenda Page 29 Page 99</p> <p>1 MS. STEWART: They'd be asking for a</p> <p>2 taking.</p> <p>3 MS. WHYTE: Mm-hmm.</p> <p>4 MS. STEWART: You must be doing it within</p> <p>5 your own right of way.</p> <p>6 MR. ROSS: Well, if I could offer an</p> <p>7 action plan, because I'm the one who's muddying</p> <p>8 up the waters, what about roping in the WCA and</p> <p>9 see if they'd be willing to interface with the</p> <p>10 county, see if they can get a sniff of what the</p> <p>11 county's reaction to construction of a</p> <p>12 sidewalk or would they be willing to assist?</p> <p>13 Do they see any other obstacles? I mean, at</p> <p>14 least that's more information than we had</p> <p>15 yesterday. Anybody have a decent game plan?</p> <p>16 MS. McCORMICK: Mm-hmm, I mean, so who</p> <p>17 would do that? Who would --</p> <p>18 MR. ROSS: I'll take it to the WCA. I</p> <p>19 see them on occasion.</p> <p>20 MS. HESSLER GRIFFITH: And I'm on the</p> <p>21 governmental affairs committee for the WCA.</p> <p>22 MR. ROSS: Oh, then you can do it.</p> <p>23 You're smarter, you're better looking, you do</p> <p>24 it. You can take care of it.</p> <p>25 MS. HESSLER GRIFFITH: Okay. So no,</p>
<p style="text-align: right;">Page 98</p> <p>1 MR. ROSS: There's a lot that's really</p> <p>2 close to Linebaugh, a single-family home.</p> <p>3 MS. McCORMICK: Yeah, along Cavendish</p> <p>4 Drive, so there is one lot there between the</p> <p>5 CDD property, it looks like.</p> <p>6 MS. STEWART: So we'd have to wiggle it</p> <p>7 into the right of way?</p> <p>8 MS. WHYTE: Mm-hmm.</p> <p>9 MS. STEWART: We could -- oh, I was going</p> <p>10 to say we could just connect it to the sidewalk</p> <p>11 there, but there is no sidewalk there.</p> <p>12 MR. LEWIS: I guess the point of my</p> <p>13 question, though, to Erin was, you know, if</p> <p>14 they've got this turn lane widening, I mean, is</p> <p>15 there a possibility of having it mend into</p> <p>16 that, you know?</p> <p>17 MS. WHYTE: Widening what?</p> <p>18 MR. LEWIS: The turning lane, if you're</p> <p>19 eastbound Linebaugh to northbound on Sheldon.</p> <p>20 We --</p> <p>21 MS. WHYTE: That's on that side going</p> <p>22 north.</p> <p>23 MR. LEWIS: I know, but if it's in the</p> <p>24 same area, my thought was, you know, maybe</p> <p>25 just --</p>	<p style="text-align: right;">Page 100</p> <p>1 because actually, part of my argument there is</p> <p>2 you were talking with the school busing -- the</p> <p>3 courtesy busing going away, and we want to make</p> <p>4 it easier for kids to get to school. Okay.</p> <p>5 MS. SANFORD: But they wouldn't have a</p> <p>6 way -- walking on that side, they wouldn't be</p> <p>7 able to cross --</p> <p>8 MS. HESSLER GRIFFITH: They'd have to go</p> <p>9 down to Starbucks to cross.</p> <p>10 MS. SANFORD: Yeah, I understand, if</p> <p>11 people are coming from that direction, I think</p> <p>12 they -- I don't know.</p> <p>13 MS. HESSLER GRIFFITH: Oh, no, I'm</p> <p>14 thinking about a kid who lives on Cavendish and</p> <p>15 needs to get to school. Right, so to date,</p> <p>16 they'd have to navigate their way around the</p> <p>17 Villages to get to school --</p> <p>18 MS. SANFORD: Right.</p> <p>19 MS. HESSLER GRIFFITH: -- where as if the</p> <p>20 sidewalk were there, through the Avenues, they</p> <p>21 could get to school to make their way across --</p> <p>22 MR. MENDENHALL: Can I just have your</p> <p>23 name for the record?</p> <p>24 MS. SANFORD: Oh, sure, it's Marcy</p> <p>25 Sanford.</p>

<p style="text-align: right;">Page 101</p> <p>1 MR. MENDENHALL: Thank you.</p> <p>2 MR. ROSS: And so you'll take it to the</p> <p>3 WCA?</p> <p>4 MS. HESSLER GRIFFITH: Mm-hmm.</p> <p>5 MR. ROSS: Okay. One less thing for me</p> <p>6 to do.</p> <p>7 MR. MENDENHALL: Is that it?</p> <p>8 MS. STEWART: I have one more item.</p> <p>9 Actually, the most important reason I'm here,</p> <p>10 Westlake Townhomes, Heidt Design provided a</p> <p>11 proposal for services to split the permits.</p> <p>12 Erin reviewed it, sent comments, I sent the</p> <p>13 comments to Heidt, Heidt basically contacted me</p> <p>14 and said this is a \$3,500 to \$5,000 contract, I</p> <p>15 can't afford to spend \$4,000 with my lawyer.</p> <p>16 No, we won't change anything, so I went back to</p> <p>17 Erin, so we just decided to bring it out, throw</p> <p>18 it out on the table, hash through this just to</p> <p>19 see if the board is okay just executing their</p> <p>20 agreement without having to go through any</p> <p>21 changes, but I know Erin has some comments</p> <p>22 about it.</p> <p>23 MS. McCORMICK: Yeah, I mean, and I</p> <p>24 definitely -- you know, I understand their</p> <p>25 point of not wanting to change their standard</p>	<p style="text-align: right;">Agenda Page 30 Page 103</p> <p>1 bifurcation of the permit.</p> <p>2 MS. STEWART: I think the clarification</p> <p>3 on the scope was okay. I think it was just the</p> <p>4 standard conditions that were --</p> <p>5 MR. CHESNEY: So you just need us to</p> <p>6 approve the agreement then?</p> <p>7 MS. STEWART: Yes, sir. That would be</p> <p>8 appropriate.</p> <p>9 MR. CHESNEY: Okay. So moved.</p> <p>10 MS. STEWART: Okay. That's all I had.</p> <p>11 MR. CHESNEY: Well, hold on.</p> <p>12 MR. MENDENHALL: All in favor?</p> <p>13 MR. ROSS: Wait, discussion.</p> <p>14 MR. MENDENHALL: Discussion, yes.</p> <p>15 MR. ROSS: So notwithstanding the issues</p> <p>16 that you mentioned about, some of the legal --</p> <p>17 less than --</p> <p>18 MS. McCORMICK: I mean, my recommendation</p> <p>19 would be make it with the changes that I had</p> <p>20 proposed, but I understand that that may not be</p> <p>21 practical.</p> <p>22 MR. ROSS: And are you recommending that</p> <p>23 -- having the permits separated, just go ahead</p> <p>24 and move forward with it?</p> <p>25 MS. McCORMICK: I mean, I think that</p>
<p style="text-align: right;">Page 102</p> <p>1 format. And I did try to minimize the amount</p> <p>2 of modifications I was asking for. One of the</p> <p>3 big issues that I was concerned about is their</p> <p>4 standard contract provides that if the work is</p> <p>5 not paid for, then they can place a lien on the</p> <p>6 property. We don't own the property, so we</p> <p>7 really can't agree to that at this point, that</p> <p>8 they can lien the property.</p> <p>9 With that being said, I mean, it's not</p> <p>10 going to become an issue when they do the work</p> <p>11 and we pay for the work that they do, so --</p> <p>12 yeah.</p> <p>13 MR. CHESNEY: I agree. I mean, we're not</p> <p>14 going to not pay for it.</p> <p>15 MS. McCORMICK: Yeah, so -- right, right,</p> <p>16 so I mean, there's some legal concerns with it,</p> <p>17 but I think that what they're doing as far as</p> <p>18 the work that they're going to be doing in</p> <p>19 order to enable us to separate the permits, it</p> <p>20 is pretty straightforward. I don't know --</p> <p>21 because you've been talking about Gary -- if</p> <p>22 they were okay with the changes as far as the</p> <p>23 scope of what we were asking them to do, to</p> <p>24 make it clear, that the purpose of the work</p> <p>25 that they're doing is to provide for the</p>	<p style="text-align: right;">Page 104</p> <p>1 there is definitely benefit to the district</p> <p>2 that -- in having the permit work done by Heidt</p> <p>3 Design, I think they're in the best position to</p> <p>4 do it because of all the work they've done, and</p> <p>5 I think that they are -- there's some risk</p> <p>6 associated with the contract in the form that</p> <p>7 it's at, but I think that that is also probably</p> <p>8 outweighed by the benefits to the district.</p> <p>9 MR. ROSS: Okay. Thank you.</p> <p>10 MR. MENDENHALL: Now you're done?</p> <p>11 MS. STEWART: I'm good.</p> <p>12 MR. MENDENHALL: Any other questions for</p> <p>13 Tonja?</p> <p>14 MR. CHESNEY: Well, we still need to</p> <p>15 vote.</p> <p>16 MR. MENDENHALL: You're right. All in</p> <p>17 favor?</p> <p>18 MS. WHYTE: Hold on, we're missing a</p> <p>19 board member.</p> <p>20 MR. MENDENHALL: I mean, we have a</p> <p>21 quorum, so --</p> <p>22 MS. WHYTE: Oh, okay.</p> <p>23 MR. MENDENHALL: Any opposed?</p> <p>24 (No response.)</p> <p>25 MR. MENDENHALL: Okay. Motion carries.</p>

<p style="text-align: right;">Page 105</p> <p>1 MS. STEWART: Jim's the chair? You're</p> <p>2 chair?</p> <p>3 CHAIRMAN MILLS: Yes.</p> <p>4 MS. STEWART: Okay. I'll e-mail you the</p> <p>5 proposal, and if you'll just get it back to me,</p> <p>6 I'll follow up with you with the paperwork.</p> <p>7 CHAIRMAN MILLS: Okay.</p> <p>8 MS. STEWART: Thank you all.</p> <p>9 MR. ROSS: Thank you.</p> <p>10 CHAIRMAN MILLS: Thank you.</p> <p>11 MR. CHESNEY: I'm going to say,</p> <p>12 technically -- I don't mean to be a stickler</p> <p>13 here, but technically, everyone that's at the</p> <p>14 meeting has to vote.</p> <p>15 MS. McCORMICK: Well, if they're in the</p> <p>16 room, and she's out at this point.</p> <p>17 MR. CHESNEY: Oh, okay.</p> <p>18 MS. McCORMICK: Right, if she were here,</p> <p>19 she'd have to vote.</p> <p>20 MR. CHESNEY: Okay.</p> <p>21 MR. MENDENHALL: I defer to the attorney.</p> <p>22 MR. CHESNEY: All right. That's good. I</p> <p>23 just wanted to make sure.</p> <p>24 MR. MENDENHALL: All right.</p> <p>25 MR. CHESNEY: Had I known that I could</p>	<p style="text-align: right;">Agenda Page 31 Page 107</p> <p>1 MR. MENDENHALL: Agenda Page 95.</p> <p>2 MR. CHESNEY: 95, oh. Mine is not in</p> <p>3 there. I'm sorry, mine just stops at 88.</p> <p>4 MR. MENDENHALL: Oh.</p> <p>5 MS. McCORMICK: I will say that I do have</p> <p>6 a problem with the second Tuesday, because I</p> <p>7 have a meeting at 3 o'clock, so that's going to</p> <p>8 be --</p> <p>9 MR. MENDENHALL: Okay.</p> <p>10 MS. McCORMICK: I mean, it's going to be</p> <p>11 a problem for me this September, too, because I</p> <p>12 know that's what we typically do when we make</p> <p>13 those schedules, and usually what I've done is</p> <p>14 just get here as soon as I can.</p> <p>15 MR. MENDENHALL: Sure.</p> <p>16 MR. CHESNEY: I mean, I suggest you</p> <p>17 change the January one, also, to the second</p> <p>18 Tuesday.</p> <p>19 MR. MENDENHALL: Okay. How does everyone</p> <p>20 else feel about that?</p> <p>21 MR. ROSS: I would agree with that.</p> <p>22 CHAIRMAN MILLS: That's fine.</p> <p>23 MR. MENDENHALL: Okay.</p> <p>24 MS. HESSLER GRIFFITH: Did we say</p> <p>25 September?</p>
<p style="text-align: right;">Page 106</p> <p>1 leave the room, there's a couple of times I</p> <p>2 would've avoided over the years.</p> <p>3 MR. MENDENHALL: Yeah, you can take a</p> <p>4 break anytime. Item number five is -- so we're</p> <p>5 at the manager's report. I had just a couple</p> <p>6 of items. The -- the first item is the</p> <p>7 proposed meeting schedule for fiscal year 2018.</p> <p>8 If you had a chance to look at it, it's</p> <p>9 based on your current year and the schedule</p> <p>10 that you've had for several years. There are a</p> <p>11 couple of dates, which is pretty typical, where</p> <p>12 we move to the second Tuesday based on holiday</p> <p>13 events, that sort of thing.</p> <p>14 The only other one that maybe stands out</p> <p>15 a little bit to me, and I'll just defer to the</p> <p>16 board, but January 2nd, you currently have a</p> <p>17 scheduled meeting. The 1st is on a Monday, I</p> <p>18 don't know if anybody wants to take the -- a</p> <p>19 longer weekend by not having a meeting on the</p> <p>20 2nd. But I just put that out there for your</p> <p>21 thoughts. It doesn't matter to me.</p> <p>22 MR. CHESNEY: Well, not only that, school</p> <p>23 doesn't start until the following week, so a</p> <p>24 lot of people might take that as a vacation. I</p> <p>25 apologize, but where is that -- the meeting?</p>	<p style="text-align: right;">Page 108</p> <p>1 MR. MENDENHALL: Right now, at least, we</p> <p>2 were talking about January, which was scheduled</p> <p>3 for January 2nd and would move to the second</p> <p>4 Tuesday, which is -- sorry.</p> <p>5 MR. CHESNEY: The 9th.</p> <p>6 MR. MENDENHALL: Yeah, the 9th.</p> <p>7 MS. HESSLER GRIFFITH: Okay.</p> <p>8 MR. MENDENHALL: All right. And now, we</p> <p>9 could talk about September. If somebody wants</p> <p>10 to change that, Erin just mentioned that,</p> <p>11 obviously, she can join the meeting as she's</p> <p>12 available, which we've done in the past.</p> <p>13 MS. McCORMICK: Yeah, or I can call in,</p> <p>14 too, as soon as my other meeting gets done.</p> <p>15 MR. MENDENHALL: Yeah, either way. Were</p> <p>16 there any other dates that anyone had concerns</p> <p>17 with? If not, we're just looking for a motion</p> <p>18 to approve it at least with the one change that</p> <p>19 we've made.</p> <p>20 MR. CHESNEY: So moved.</p> <p>21 MR. MENDENHALL: All right. Do we have a</p> <p>22 second?</p> <p>23 MR. LEWIS: Second.</p> <p>24 MR. MENDENHALL: All right. Any further</p> <p>25 discussion?</p>

<p style="text-align: right;">Page 109</p> <p>1 (No response.)</p> <p>2 MR. MENDENHALL: All in favor?</p> <p>3 (All board members signify in the</p> <p>4 affirmative.)</p> <p>5 MR. MENDENHALL: Okay, that motion</p> <p>6 carries. The other non-agenda item, we talked</p> <p>7 about it briefly earlier, so I will be doing</p> <p>8 Doug's review. I will send out the information</p> <p>9 to you as a board, that way if anybody wants to</p> <p>10 provide input, certainly, you can. You can</p> <p>11 either use the form that I use or just provide</p> <p>12 me comments via e-mail or call me, whichever</p> <p>13 works. And I'll provide you some other</p> <p>14 historical information, also, so you have that.</p> <p>15 And not required, obviously, if you don't get a</p> <p>16 chance to interact that much with Doug, then,</p> <p>17 you know, not required.</p> <p>18 MS. HESSLER GRIFFITH: I mean, Andy, I</p> <p>19 know not required, but certainly strongly</p> <p>20 encouraged. Right?</p> <p>21 MR. MENDENHALL: Right, always</p> <p>22 encouraged. It helps me out.</p> <p>23 MS. HESSLER GRIFFITH: Right.</p> <p>24 MR. MENDENHALL: So the third item I had,</p> <p>25 this is just an FYI, I did hear from Ms. Carter</p>	<p style="text-align: right;">Agenda Page 32 Page 111</p> <p>1 MS. McCORMICK: And I have the engagement</p> <p>2 letter that has been in Dropbox and is in the</p> <p>3 agenda packages. I haven't gotten any</p> <p>4 questions from anybody, but --</p> <p>5 MR. ROSS: Question.</p> <p>6 MS. McCORMICK: Okay.</p> <p>7 MR. ROSS: Your hourly rate is 335. Is</p> <p>8 that what we're presently being charged?</p> <p>9 MS. McCORMICK: Yes.</p> <p>10 MR. ROSS: And how long have we been</p> <p>11 charged that hourly rate?</p> <p>12 MS. McCORMICK: Since January. It was</p> <p>13 325 the year prior to that.</p> <p>14 MR. ROSS: And is that the normal rate</p> <p>15 that you charge your clients?</p> <p>16 MS. McCORMICK: Yes.</p> <p>17 MR. ROSS: I know sometimes, law firms</p> <p>18 will give discounts for governmental work. Do</p> <p>19 you do that at all?</p> <p>20 MS. McCORMICK: That's the rate that I</p> <p>21 charge all of my governmental clients.</p> <p>22 MR. ROSS: Oh, okay. And what's your</p> <p>23 nongovernmental rate?</p> <p>24 MS. McCORMICK: It varies. I mean --</p> <p>25 MR. ROSS: What would be the range?</p>
<p style="text-align: right;">Page 110</p> <p>1 again, Burger King property, so she just wanted</p> <p>2 clarification. One of the items that we had</p> <p>3 sent her a few months ago, she wasn't able to</p> <p>4 open, so I sent it to her a couple of different</p> <p>5 ways and have not heard anything back, but I'll</p> <p>6 keep you in the loop if I do. I'll e-mail it</p> <p>7 off to you, to kind of let you know where we</p> <p>8 are.</p> <p>9 But so far, if you can remember, just</p> <p>10 kind of going to where we left it, we had sent</p> <p>11 her quite of bit of information and offered to</p> <p>12 arrange a meeting with her and our</p> <p>13 representative to go over any specific details,</p> <p>14 and we had suggested that she might want to</p> <p>15 also involve her accountant, that way she could</p> <p>16 get all of her questions answered.</p> <p>17 And thus far she hasn't taken up that</p> <p>18 offer, but just to kind of keep you in the</p> <p>19 loop. So that is all I had for the manager's</p> <p>20 report. If there are any questions for me,</p> <p>21 certainly, I'll take them.</p> <p>22 (No response.)</p> <p>23 MR. MENDENHALL: And if not, we'll move</p> <p>24 on to the attorney's report, and I'll give the</p> <p>25 floor to Erin.</p>	<p style="text-align: right;">Page 112</p> <p>1 MS. McCORMICK: Probably 350, I would</p> <p>2 say, to I think 375, 380.</p> <p>3 MR. ROSS: Okay. At the bottom of the</p> <p>4 first page, there's a reference to CRA in the</p> <p>5 last paragraph. I think that's an error. It's</p> <p>6 on the first page in the bottom paragraph.</p> <p>7 MS. McCORMICK: Yes, that is an error.</p> <p>8 MR. ROSS: Yeah, that's what I would</p> <p>9 have thought. If you would consider adding the</p> <p>10 phrase that says, "Upon withdrawal or</p> <p>11 termination of the representation, the law</p> <p>12 office will deliver the files to the district."</p> <p>13 MS. McCORMICK: Yes.</p> <p>14 MR. ROSS: So that would be great.</p> <p>15 MS. McCORMICK: I think there's already</p> <p>16 -- "The law office's policy is to deliver to</p> <p>17 the client upon request all documents and</p> <p>18 property the client has provided to the law</p> <p>19 office." That's on the second page at the</p> <p>20 bottom.</p> <p>21 MR. ROSS: I saw that, but I'm wording it</p> <p>22 a little different, that, "Upon withdrawal or</p> <p>23 termination of the representation, the law</p> <p>24 office will deliver or shall deliver the files</p> <p>25 to the district." So it's just automatic, it's</p>



<p style="text-align: right;">Page 113</p> <p>1 just we don't have to ask for it. They'd just  2 give them to us.  3 MS. McCORMICK: Okay.  4 MS. HESSLER GRIFFITH: Versus the right  5 to dispose of. Right?  6 MR. ROSS: I've got that I think later  7 addressed here. Yeah, jumping ahead to that  8 point, and I think it's on page three, that  9 before you dispose of any file documents, you  10 first offer to the district the opportunity to  11 get those documents if they value them, even  12 though you are ready to dispose of them.  13 MS. McCORMICK: Okay.  14 MR. ROSS: And again, that's on page  15 three. I have an issue I haven't yet worked  16 through in my mind, on page two, with regard to  17 the advance waiver of conflicts of interest. I  18 don't know why that's in the district's best  19 interest. I can see why that might be  20 efficient or facilitate things for you, but it  21 seems to me that we shouldn't be waiving  22 conflicts of interest without knowing exactly  23 what the conflict -- whether it's actual or  24 potential. So I would ask that that be  25 deleted.</p>	<p style="text-align: right;">Agenda Page 33 Page 115</p> <p>1 MS. McCORMICK: Yeah, and the district  2 has done that in the past. For example, on  3 litigation matters, they have retained special  4 counsel, so that would not be an issue.  5 MS. HESSLER GRIFFITH: Okay.  6 MS. McCORMICK: And in fact, if it's  7 something outside of what I could really  8 handle, I would, you know, help facilitate  9 that.  10 MS. HESSLER GRIFFITH: Okay. Good.  11 Thank you.  12 MR. MENDENHALL: Any other questions for  13 Erin regarding this particular engagement  14 agreement?  15 (No response.)  16 MR. MENDENHALL: Okay. Then it would be  17 appropriate if anybody would like to make a  18 motion to approve.  19 MR. ROSS: I'll move subject to the  20 changes discussed and agreed upon that we  21 accept the engagement agreement.  22 MR. MENDENHALL: Okay. Do we have a  23 second?  24 MS. HESSLER GRIFFITH: I'll second.  25 MR. MENDENHALL: All right. Any further</p>
<p style="text-align: right;">Page 114</p> <p>1 MS. McCORMICK: Okay.  2 MR. ROSS: And then that was it.  3 MS. McCORMICK: Okay. So I would make a  4 change that says, "Upon withdrawal or  5 termination, the law office will deliver all  6 documents and property to the district," and  7 then on the last page where it talks about  8 disposal of documents, I will first offer those  9 to the district.  10 MR. ROSS: Right.  11 MS. McCORMICK: If the district wants to  12 retain those.  13 MR. ROSS: Yes, and if you'll delete the  14 advance waiver of conflict on interests.  15 MS. McCORMICK: Yes, I will dot that.  16 MR. ROSS: Yep, that would be great.  17 MS. HESSLER GRIFFITH: And my question --  18 MR. ROSS: Oh, and the CRA. You'll --  19 MS. McCORMICK: Yes.  20 MR. ROSS: Sorry.  21 MS. HESSLER GRIFFITH: And my only  22 question for you, Erin, was that I didn't see  23 anything in here with regard to exclusivity, so  24 if we wanted to use other counsel, we're at  25 liberty to use other counsel?</p>	<p style="text-align: right;">Page 116</p> <p>1 discussion?  2 (No response.)  3 MR. MENDENHALL: All in favor? Any  4 opposed?  5 (No response.)  6 MR. MENDENHALL: Okay. Motion carries  7 unanimously.  8 MS. HESSLER GRIFFITH: Thank you for  9 doing that, Erin.  10 MS. McCORMICK: Sure, no problem. That's  11 all I have.  12 MR. MENDENHALL: All right. Our next  13 item is the field manager's report, so I'll  14 give it to Doug. You have the floor.  15 MR. MAYS: The board received the  16 proposal from the company that we have been  17 talking with about the bricks that we would  18 like to keep stockpiled, basically. We need  19 probably about half of them to do some of the  20 repairs that we talked about along Countryway,  21 damaged walls that we've been going through for  22 a while. So you have the proposal, I believe,  23 in front of you that shows what the cost is for  24 a truckload of the brick we need, plus  25 additional coping pieces for the tops, the</p>

<p style="text-align: right;">Page 117</p> <p>1 sides, those types of specialty cut bricks. So</p> <p>2 you have that proposal in front of you, so we</p> <p>3 would like to place that order, if possible.</p> <p>4 MR. CHESNEY: I'm make a motion that we</p> <p>5 approve the agreements from Coastal.</p> <p>6 MR. MENDENHALL: Okay. Do we have a</p> <p>7 second?</p> <p>8 CHAIRMAN MILLS: Second.</p> <p>9 MR. MENDENHALL: Okay. Discussion?</p> <p>10 MS. HESSLER GRIFFITH: I have one</p> <p>11 question. How long -- so the stockpile with</p> <p>12 repairs, how long does this last us? A year,</p> <p>13 two years?</p> <p>14 MR. MAYS: Mm-hmm, it will probably last</p> <p>15 a while. A few -- quite a few years.</p> <p>16 MS. HESSLER GRIFFITH: Okay. And we'll</p> <p>17 store it over --</p> <p>18 MR. MAYS: Over on the lot, yeah.</p> <p>19 MS. HESSLER GRIFFITH: On the lot. Okay.</p> <p>20 MR. MENDENHALL: Okay. Any other</p> <p>21 discussion?</p> <p>22 (No response.)</p> <p>23 MR. MENDENHALL: Hearing none, all in</p> <p>24 favor?</p> <p>25 (All board members signify in the</p>	<p style="text-align: right;">Agenda Page 34 Page 119</p> <p>1 We drove quite a bit of it, and he put</p> <p>2 together -- he brought the proposals today, so</p> <p>3 that's why I didn't get a chance to give it to</p> <p>4 you guys, but I wanted to bring it to your</p> <p>5 attention. It's about 28,000 that would really</p> <p>6 vamp up Countryway Boulevard in those medians</p> <p>7 down there.</p> <p>8 It starts all the way from railroad</p> <p>9 tracks. We're moving some of the outdated</p> <p>10 plant material. Getting rid of some of those</p> <p>11 juniper that have been there on the property</p> <p>12 for 20, 25 years, and it goes all the way</p> <p>13 past the library where you see -- where we</p> <p>14 have so many accidents that people have run</p> <p>15 over the juniper and all the plant material all</p> <p>16 along through there.</p> <p>17 We had talked about -- with Davey --</p> <p>18 putting some more oriental trees and getting</p> <p>19 rid of that juniper and going with a nice St.</p> <p>20 Augustine grass to maintain -- giving it a</p> <p>21 cleaner, more manicured look, so there is a</p> <p>22 couple of areas down there.</p> <p>23 The total number on it is right around</p> <p>24 28,000 to do everything. I'm not sitting here</p> <p>25 asking right now, but I will want you guys -- I</p>
<p style="text-align: right;">Page 118</p> <p>1 affirmative)</p> <p>2 MR. MENDENHALL: Any opposed?</p> <p>3 (No response.)</p> <p>4 MR. MENDENHALL: Okay. Motion carries</p> <p>5 unanimously.</p> <p>6 MR. MAYS: On the last inspection we</p> <p>7 drove through, there was quite a few areas on</p> <p>8 Countryway Boulevard that we had talked about</p> <p>9 before that needed some new plant material,</p> <p>10 especially in the medians. We've got quite a</p> <p>11 few outdated oleanders, some of the crape</p> <p>12 myrtles, they're not producing very much color</p> <p>13 anymore.</p> <p>14 We've got some stuff that's on the south</p> <p>15 side, we've got some stuff on the north side.</p> <p>16 I'd -- I drove with Davey, their branch</p> <p>17 manager, and we came up with some plant</p> <p>18 selections that will add a little bit more</p> <p>19 color, some yellows, some reds, some -- not as</p> <p>20 much greenery, more colorful. Some of your --</p> <p>21 not necessarily flowering type stuff, but more</p> <p>22 of stuff like crotons that show a nice maroon</p> <p>23 and yellow color, it gives a nice golden color</p> <p>24 off, and some firebush that's got a nice fire</p> <p>25 flower on top of it.</p>	<p style="text-align: right;">Page 120</p> <p>1 just want to bring it to your attention that we</p> <p>2 are working on some stuff that we've talked</p> <p>3 about for quite a few months, and we've had a</p> <p>4 few complaints from a few residents about not</p> <p>5 doing things on Countryway Boulevard. We've</p> <p>6 talked about it's time to do it, and it did</p> <p>7 come up on the inspection, so -- and Ms.</p> <p>8 Griffith could probably tell you that we talked</p> <p>9 about it immensely on the drive through.</p> <p>10 So I'll bring the proposal -- we'll put</p> <p>11 the proposal in next month. And I'll try to</p> <p>12 get some pictures for you to see -- so that you</p> <p>13 can see what it looks like. But just be</p> <p>14 prepared for that proposal for next month.</p> <p>15 MS. HESSLER GRIFFITH: And Doug, is this</p> <p>16 one of the three plant changes or is this like</p> <p>17 in addition to --</p> <p>18 MR. MAYS: This is in addition to.</p> <p>19 MS. HESSLER GRIFFITH: Got it.</p> <p>20 MR MAYS: We did get word yesterday from</p> <p>21 West Orange Nursery, they're ready to do the</p> <p>22 rotation for this month, so we've got one of</p> <p>23 our rotations coming out. They'll be putting</p> <p>24 out coleus. That's those maroon and yellow</p> <p>25 flowers that a lot -- not flowers, but plants</p>

<p style="text-align: right;">Page 121</p> <p>1 that a lot of people like. It gives it a much 2 more brighter entrance. 3 Right now, a lot of people are concerned 4 about -- what we have in there now is pentas. 5 The pentas are nice plants, but they're just a 6 flower on the top. You have so much greenery 7 on them, and that's why they don't look as 8 colorful because there is so many leaves. So 9 going to something like this should give a 10 little bit better color. 11 MR. LEWIS: You know, maybe we could go 12 with garnet and gold on those colors instead of 13 maroon and -- 14 MR. CHESNEY: Yellow, same thing. 15 MR. LEWIS: I'm just throwing that out 16 there. 17 CHAIRMAN MILLS: There is no second to 18 that motion. 19 MR. MAYS: The producer makes -- he does 20 not produce a blue and orange anyway, so it's 21 okay. 22 CHAIRMAN MILLS: Doug, one of the 23 concerns I have on Countryway, and I know 24 you're probably factoring this into the plans 25 and the things you're doing down there, but</p>	<p style="text-align: right;">Agenda Page 35 Page 123</p> <p>1 coming up Countryway that say Westchase on 2 them? You said you're going to do something in 3 front of those? 4 MR. MAYS: The big one in Glenclyff Park, 5 that's not included in there because there's 6 some warranty plants that he has to warranty, 7 and the last rotation, the plants got left out 8 at that intersection, so we're hoping with the 9 new cutout that we have, the warranty plants, 10 it'll hopefully make that sign right there by 11 the park look little bit better. 12 CHAIRMAN MILLS: Okay. 13 MR. MAYS: We got mulch going down right 14 now, too, that's going down as we speak. We're 15 trying to rush it because, obviously, they came 16 in here late and they used the school parking 17 lot. So we've got to get that mulch out of 18 there because school starts next week. 19 Something else -- the ping pong tables, 20 that's turned out -- I'm pretty happy with the 21 way it turned out. Hopefully, everybody else 22 is, too. We saved quite a bit of money on that 23 because we did a lot of things in-house, 24 especially the grading and the removal of all 25 the old dirt and sod that was in there, and</p>
<p style="text-align: right;">Page 122</p> <p>1 line of sight -- right? 2 MR. MAYS: Right. 3 CHAIRMAN MILLS: Coming out of every 4 village can get easily overlooked by putting a 5 plant where it looks like it belongs, but then, 6 all of a sudden, you come out of Harbor Links 7 or somewhere and you can't see around the plant 8 to see if anybody is coming. 9 MR. MAYS: That's generally one of the 10 things we're trying to look at when were 11 planting anyway. If you've ever -- if you've 12 noticed, some of the crape myrtles there in the 13 medians -- if you've noticed as you get to an 14 intersection, there's never plants underneath 15 them. 16 CHAIRMAN MILLS: Okay. 17 MR. MAYS: Your plants are always the 18 ones before, so we try not to put them on the 19 corners because we've had -- we've had people 20 tell us there's no line of sight. And we're 21 aware of that, so we try to make sure we think 22 of that when we're putting the plants in too, 23 so. 24 CHAIRMAN MILLS: Do the railroad tracks 25 to the library include the brick monuments</p>	<p style="text-align: right;">Page 124</p> <p>1 removing the irrigation by the guys and us 2 being able to do it inhouse. We saved about 3 \$4,500 on that project alone, so that worked 4 out good, and I think it turned out pretty 5 nice. 6 CHAIRMAN MILLS: It looks great. There's 7 a lot of people using them already. 8 MR. MAYS: Yeah, I've seen a few people 9 out there, but not many. I think it turned out 10 good. We got some revamping going on at the 11 butterfly garden, the Chesney butterfly garden 12 down there. 13 So we're going to try to extend the 14 rocks, I've seen that's one concern. It just 15 doesn't look like it's really flowing like a 16 dry river bed should. He's got some more plant 17 material. He came at me with more plant 18 material, about \$450 worth of plant material, 19 but he had no rock included. I said, "Well, 20 this is the big complaint, so you need to go 21 back, revisit it, and put some rock down." And 22 I think when we add more plants -- as you've 23 seen, we've added the four oak trees. 24 MS. HESSLER GRIFFITH: That will make a 25 difference. That right there made a</p>

<p style="text-align: right;">Page 125</p> <p>1 difference.</p> <p>2 MR. MAYS: I think it did.</p> <p>3 MS. HESSLER GRIFFITH: It tied it all in</p> <p>4 versus just a -- yeah.</p> <p>5 MR. MAYS: Yeah, so hopefully, that will</p> <p>6 work out.</p> <p>7 MR. CHESNEY: So did we got sod from</p> <p>8 Davey?</p> <p>9 MR. MAYS: We had some sod that was</p> <p>10 warranted the month before, but we didn't any</p> <p>11 this month, but some of it's already gone bad,</p> <p>12 so he's already rewarranting some more. So the</p> <p>13 pipe along Countryway, the reclaimed</p> <p>14 waterline, you said -- not Countryway,</p> <p>15 Linebaugh Avenue, you see that project has</p> <p>16 started back up again. The contractor on that</p> <p>17 wants to push it -- he knows he's delayed the</p> <p>18 community quite a bit, so I don't know if</p> <p>19 anyone's noticed, but there's a lot of extra</p> <p>20 staff out there right now, and he said he was</p> <p>21 bringing extra staff to try to get that thing</p> <p>22 done.</p> <p>23 So I still see another two or three</p> <p>24 months' worth of work, but they're got quite a</p> <p>25 few guys out there pushing pretty good, so</p>	<p style="text-align: right;">Agenda Page 36 Page 127</p> <p>1 (No response.)</p> <p>2 MR. MENDENHALL: Okay. All in favor?</p> <p>3 (All board members signify in the</p> <p>4 affirmative)</p> <p>5 MR. MENDENHALL: Any opposed?</p> <p>6 (No response.)</p> <p>7 MR. MENDENHALL: Okay. That motion</p> <p>8 carries unanimously.</p> <p>9 MS. HESSLER GRIFFITH: And then Doug,</p> <p>10 someone wants to buy a parcel on Promise Lane?</p> <p>11 MS. WHYTE: That was me.</p> <p>12 MS. HESSLER GRIFFITH: Okay.</p> <p>13 MR. CHESNEY: Oh, I'm sorry. I did that.</p> <p>14 I just cut Doug off, basically.</p> <p>15 MR. MAYS: I'm used to it. Yeah, I think</p> <p>16 so. If I think about something else, I'll</p> <p>17 bring it up.</p> <p>18 MS. WHYTE: I had a phone call from a</p> <p>19 gentleman, and he was interested to know</p> <p>20 whether or not the board would be interested in</p> <p>21 exploring the option of selling the parcel off</p> <p>22 Promise Lane.</p> <p>23 MS. HESSLER GRIFFITH: Promise Lane?</p> <p>24 MS. WHYTE: The parcel that we purchased</p> <p>25 about two years ago behind Stonebridge and the</p>
<p style="text-align: right;">Page 126</p> <p>1 hopefully that project will run and we won't</p> <p>2 have too many more problems other than -- you</p> <p>3 know, once we get back -- to putting things</p> <p>4 back, what we'll have to deal with then, you</p> <p>5 know, the trees they have to take out, the</p> <p>6 grass that's tore up, the irrigation is tore</p> <p>7 up. But we'll deal with that as we need to.</p> <p>8 MR. CHESNEY: So are you requesting -- do</p> <p>9 you need our approval for the movies in the</p> <p>10 park?</p> <p>11 MS. WHYTE: Yes, he -- well, that was the</p> <p>12 next question. The district has been requested</p> <p>13 by the HOA to you utilize our property at West</p> <p>14 Park Village for movies in the park, if the</p> <p>15 board so would like to give them the park</p> <p>16 during that time. They haven't set their dates</p> <p>17 yet, but --</p> <p>18 MS. HESSLER GRIFFITH: I'll make the</p> <p>19 motion.</p> <p>20 MR. MAYS: I'm sure they want to use the</p> <p>21 same location.</p> <p>22 MR. MENDENHALL: Okay. Do we have a</p> <p>23 second to that motion?</p> <p>24 MR. CHESNEY: I'll second it.</p> <p>25 MR. MENDENHALL: Okay. Any discussion?</p>	<p style="text-align: right;">Page 128</p> <p>1 -- you know where the big lake is, the</p> <p>2 Cavendish lake?</p> <p>3 MS. HESSLER GRIFFITH: Mm-hmm.</p> <p>4 MS. WHYTE: On this side, there's a</p> <p>5 parcel on the corner that we own.</p> <p>6 MR. LEWIS: This is the one that we</p> <p>7 wanted to turn into a playground and hiking</p> <p>8 trail and --</p> <p>9 MS. WHYTE: Well, possibly a nature trail</p> <p>10 with -- you know, we haven't come up with a</p> <p>11 solution as to what we're going to do with it,</p> <p>12 but this gentleman has requested -- he asked</p> <p>13 whether or not the board would be interested in</p> <p>14 exploring the option of selling that property</p> <p>15 to him.</p> <p>16 MR. MENDENHALL: Mr. Ross?</p> <p>17 MR. ROSS: Tell him to submit an offer.</p> <p>18 I went back and checked my notes in a report</p> <p>19 that I did for the board several years ago.</p> <p>20 One of the things that we -- I have my report</p> <p>21 and it was set forth clearly -- is that one of</p> <p>22 the options to sell the non-pond land to a</p> <p>23 third party, so specifically, I would have no</p> <p>24 interest in selling the actual pond and the</p> <p>25 immediate adjacent land.</p>

<p style="text-align: right;">Page 129</p> <p>1 MS. WHYTE: Mm-hmm.</p> <p>2 MS. McCORMICK: And also just to add to</p> <p>3 that, there's -- there's a lot of process that</p> <p>4 would have to go through as a district to sell</p> <p>5 governmental property. You know, looking at</p> <p>6 declaring it surplus, what kind of bidding</p> <p>7 process would be required if we could even do</p> <p>8 it? A lot of times, local governments, when</p> <p>9 they're requested to transfer property, you</p> <p>10 have to do it as a property swap, so that would</p> <p>11 take some research to look at.</p> <p>12 MR. MENDENHALL: Okay.</p> <p>13 MR. CHESNEY: I think the key part is to</p> <p>14 get rid of property, you have to declare it</p> <p>15 surplus, and then you have to solicit bids.</p> <p>16 MS. McCORMICK: That's true for personal</p> <p>17 property. I would have to look and see for</p> <p>18 real property if the same process could be</p> <p>19 followed as you could do for personal property.</p> <p>20 MR. ROSS: But what I would add to that</p> <p>21 is we wouldn't be interested even in pursuing</p> <p>22 that until we had an offer to know if it was</p> <p>23 worth our while. If we had a minimum offer of</p> <p>24 say X -- okay -- yeah, then we might be</p> <p>25 considering declaring it surplus and going</p>	<p style="text-align: right;">Agenda Page 37 Page 131</p> <p>1 homework.</p> <p>2 MR. MENDENHALL: Anything else, Sonny?</p> <p>3 MS. WHYTE: The only other thing that I</p> <p>4 have personally is the -- somebody at last</p> <p>5 month's board meeting asked us to explore --</p> <p>6 and I believe it was Barbara -- to see whether</p> <p>7 or not OLM -- what the charges would be for OLM</p> <p>8 to inspect Baker, which would be CVS and all of</p> <p>9 that, and I went back to -- Tommy offered \$170</p> <p>10 a month. Did we put OLM inspection -- it's not</p> <p>11 in their contract at all to --</p> <p>12 MS. McCORMICK: No, because I had asked,</p> <p>13 and you know, at that point, they did not</p> <p>14 include it.</p> <p>15 MS. WHYTE: Yeah, so the question is is</p> <p>16 the contractor is not under the stipulations of</p> <p>17 OLM. So it may be, you know --</p> <p>18 MS. McCORMICK: But they are subject to</p> <p>19 review by the district engineer, and, you know,</p> <p>20 if there's any issues with the work, then they</p> <p>21 can be held responsible.</p> <p>22 MS. WHYTE: So the additional would be</p> <p>23 \$170 a month for them to inspect that area for</p> <p>24 irrigation, plant material and whatever else.</p> <p>25 CHAIRMAN MILLS: What are they charging</p>
<p style="text-align: right;">Page 130</p> <p>1 through the proper legal procedures, because</p> <p>2 then we'd have a floor that we would have an</p> <p>3 expectation. But given that this potential</p> <p>4 party wants to acquire the pond, I would be</p> <p>5 strongly opposed to it.</p> <p>6 CHAIRMAN MILLS: Any indication of what</p> <p>7 the use was for?</p> <p>8 MS. WHYTE: No, he did not, he just asked</p> <p>9 if I knew if the board would be willing to</p> <p>10 explore the option. So I said we're going to a</p> <p>11 board meeting, I will ask.</p> <p>12 MR. MAYS: The easement access is through</p> <p>13 Stonebridge, and that's how he purchased it</p> <p>14 from the beginning, just to stop somebody from</p> <p>15 adding to that, too. It had something to do</p> <p>16 with that.</p> <p>17 MS. WHYTE: His company was a</p> <p>18 communication company, if that says anything.</p> <p>19 That's what the name of it was.</p> <p>20 MS. HESSLER GRIFFITH: I have no</p> <p>21 interest.</p> <p>22 MS. WHYTE: I just thought I'd bring it</p> <p>23 up and see where the board wanted to go at this</p> <p>24 time.</p> <p>25 MS. HESSLER GRIFFITH: Someone did their</p>	<p style="text-align: right;">Page 132</p> <p>1 us now for the whole property?</p> <p>2 MS. WHYTE: \$1,630 a month.</p> <p>3 MS. HESSLER GRIFFITH: So I can give you</p> <p>4 my two cents. I attended the OLM inspection</p> <p>5 last week. It was an education for sure, but</p> <p>6 I'm not sure I see \$1,630 worth of value, let</p> <p>7 alone another 170 to bring it up to \$1,800.</p> <p>8 So I don't -- I don't know see the need. I</p> <p>9 think that Doug does a fantastic job, I think</p> <p>10 he's on top of it and knows whether or not</p> <p>11 feedback is warranted to the contractor.</p> <p>12 CHAIRMAN MILLS: So there's no motion.</p> <p>13 Right?</p> <p>14 MS. WHYTE: Okay. Perfect. Thank you.</p> <p>15 MR. ROSS: On the manager's report, I</p> <p>16 never responded to the pond trifold, and I</p> <p>17 finally saw it and made comments. Is it too</p> <p>18 late?</p> <p>19 MS. WHYTE: It's gone down, and we've had</p> <p>20 more than enough comments. We've made all the</p> <p>21 corrections, adjustments, I believe -- the</p> <p>22 paper is the only thing that I just -- it's at</p> <p>23 the printers.</p> <p>24 MR. ROSS: Did you pick up that one</p> <p>25 paragraph that you repeated twice?</p>

<p style="text-align: right;">Page 133</p> <p>1 MS. WHYTE: Yes, yes, yes, all of that  2 has been done. That's all been corrected,  3 those little typos.  4 MR. ROSS: I'll just file it away.  5 MS. WHYTE: Good idea. So yes, it's at  6 the printers.  7 MR. MENDENHALL: Any other questions for  8 Doug and Sonny at this time?  9 MS. HESSLER GRIFFITH: Yes, so what is  10 the status of the CVS to Burger King --  11 MR. MAYS: The irrigation was done  12 already, but we're trying to be careful of what  13 we push forward too much because we're still  14 trying to get the contract --  15 MS. McCORMICK: They have it.  16 MS. WHYTE: I haven't heard back from the  17 them.  18 MR. MAYS: We're just waiting for them to  19 send it back. That's where it's at. We've  20 done our -- they had to go under the roads from  21 CVS to Applebees to get the -- to get the water  22 over on that little island, so that's done.  23 The lights are done, so we got the electrical  24 -- the contractors came out and set them up for  25 timers. It's on its own separate zone and</p>	<p style="text-align: right;">Agenda Page 38 Page 135</p> <p>1 in, apparently it's just a technique, and so  2 now, people are seeing people walk by and  3 looking at, you know, like kind of just testing  4 cars to see if they're locked or not. So just  5 as a -- just want to mention that. So did that  6 come by?  7 MS. WHYTE: No, but they know -- trust  8 me, the guys at Station 3 know that we have the  9 cameras.  10 MS. HESSLER GRIFFITH: Okay. But I also  11 hear that Deputy Alder has been reassigned,  12 that he's no longer our guy, so --  13 MS. WHYTE: I have not heard that yet.  14 MS. HESSLER GRIFFITH: That he's working  15 with the homeless now or something.  16 MS. WHYTE: But I don't do Alder anyway.  17 Most of the time, it's the detectives  18 themselves that come in anyway.  19 MS. HESSLER GRIFFITH: Oh, okay. All  20 right.  21 MR. MENDENHALL: Mr. Mills?  22 CHAIRMAN MILLS: Yeah. Sonny, you  23 mentioned Republic earlier with the trucks.  24 Can you guys call them and ask them two things:  25 One, to slow down in The Greens, particularly</p>
<p style="text-align: right;">Page 134</p> <p>1 everything, so that's done. All the irrigation  2 stuff is pretty much done except for that  3 little small tidbit. Other than that, we got  4 to power wash, and he's ready to do plant  5 install as soon as he can get it on the  6 schedule.  7 MS. HESSLER GRIFFITH: Okay. Good.  8 MR. MAYS: We're pretty close.  9 MS. HESSLER GRIFFITH: Yeah, I've seen  10 their trucks out there, so -- okay.  11 CHAIRMAN MILLS: I just --  12 MS. HESSLER GRIFFITH: Yeah, just -- so  13 you know, we've had another round of break-ins  14 yesterday, and the count from what I understand  15 is close to 30 homes. And it was, again, all  16 unlocked cars. So I had a knock at my door  17 yesterday from a deputy a couple of doors down,  18 one of my neighbors was hit and -- so I  19 referred them to Sonny, called Sonny, let her  20 know, be expecting deputies to come by to take  21 a look at footage, went over to West Park  22 Village and there was -- there were another  23 couple officers with their gloves and kits  24 going around.  25 So it was another band of people coming</p>	<p style="text-align: right;">Page 136</p> <p>1 the green truck -- the truck that accepts the  2 tree limbs and stuff.  3 MS. WHYTE: The recycling truck?  4 CHAIRMAN MILLS: No, not recycling, the  5 tree limb guy. There's hardly any put out, and  6 they're flying from house to house, because  7 they don't have to stop at every house. But  8 the ones that do stop at every house, there are  9 now the skid marks in front of every mailbox  10 again. So it just never ends, you know.  11 MR. ROSS: It never ends. Put that on my  12 tombstone.  13 CHAIRMAN MILLS: Or sometimes it does  14 end. Right?  15 MR. MENDENHALL: All right. If there's  16 no other questions for Sonny and Doug, we are  17 at audience comments. So are there any  18 audience comments to make? Yes, ma'am.  19 MS. O'BRIEN: Just one, I wanted to know  20 if there's any update on the pond at the back  21 of my house on --  22 CHAIRMAN MILLS: State your name, please,  23 ma'am.  24 MS. O'BRIEN: Olive O'Brien.  25 MR. MAYS: We have a new aquatics team,</p>

<p style="text-align: right;">Page 137</p> <p>1 as you probably saw, so they were out there  2 today in your area. I believe I talked to him  3 this morning, I told him about the complaints  4 on that pond and the other one that's next to  5 you on Glenfield, also. And a couple of more  6 that we've had issues with, so hopefully, they  7 will be addressing them like now.  8 MS. O'BRIEN: Okay. So they'll be  9 retreating the whole thing or just stuff that's  10 needed or --  11 MR. MAYS: Yes, we have noticed that some  12 of it is deteriorating and some of it is not.  13 I'm not sure if they sprayed it at the wrong  14 time, like right before the rain, and then it  15 broke them all down, so they have to retreat.  16 MS. O'BRIEN: There are some plants along  17 the road and they seem to have been dying.  18 MR. MAYS: Oh, okay. I'll check that  19 out. I had a complaint there yesterday, they  20 sprayed some of my plants. And he tells me,  21 "Oh, they'll come back." So I'll watch them.  22 MS. O'BRIEN: There's been so much  23 effort put in, I would hate for it to go --  24 MR. MAYS: And that's exactly what I told  25 him. What's the point of putting these flowers</p>	<p style="text-align: right;">Agenda Page 39 Page 139</p> <p>1 Berkeley Square is, the bushes are tall, so  2 tall that you can't see the word Westchase.  3 Right? It's kind of like, you know, halfway  4 through the word Westchase.  5 So Doug is on it. He's, you know --  6 there's a schedule for trimming and that sort  7 of thing, but the feedback I think is just  8 let's not let it get there, you know, let's try  9 to stay on top of it, because I think sometimes  10 -- to your point, Mr. Mills, with regard to  11 when you're putting things in, it's not just a  12 matter of, "Oh, it's in, but what happens to  13 line of sight," you know.  14 And one of the things I was struggling  15 with, you know -- I'm like, what am I missing?  16 And I know I mentioned the comment about, you  17 know, why don't we look like Disney World? It  18 hit me that we're maintaining landscaping,  19 we're not necessarily manicuring, and there is  20 a difference. Right?  21 So one of the things that came up to me  22 was mulch -- right -- sort of an excess use of  23 mulch. If you just drive through, you see like  24 these big brown spots, and it's just like was  25 there something there before and we haven't --</p>
<p style="text-align: right;">Page 138</p> <p>1 in if you guys are just going to kill them? So  2 we're trying to watch them.  3 MS. O'BRIEN: Thank you.  4 MR. MENDENHALL: Okay. That moves us  5 into supervisor's request.  6 MR. ROSS: When you say we have a new  7 aquatics team, does that mean A &amp; B is out?  8 MR. MAYS: No, just a guy with a  9 different license, the new license holder is on  10 our property.  11 MR. ROSS: But he still works for A &amp; B?  12 MR. MAYS: Yes.  13 MR. ROSS: Okay. Sorry.  14 MR. MENDENHALL: Sure, no problem.  15 Supervisor's request, so we can start at the  16 end of the table and go down if that's okay.  17 MS. HESSLER GRIFFITH: Sure. All right.  18 So as a mentioned, I went on the OLM inspection  19 this week. It was definitely an education, and  20 I guess I would just -- there are some things I  21 noticed and I'd be curious if other board  22 members have noticed it and have any thoughts  23 or opinions on it, but, you know, the height of  24 the bushes in front of signs. So if you go  25 over by Countryway and Linebaugh, where</p>	<p style="text-align: right;">Page 140</p> <p>1 so is the mulch still there or are we over-  2 mulching?  3 And so, you know, we talked about perhaps  4 the use of ivy as opposed to mulch. Is that --  5 does that make it a little more cosmetically  6 pleasing? And again, we're back to manicuring.  7 And then -- when we met with Paul, with OLM, I  8 have -- I'll be frank. I have some concerns  9 there on the OLM front.  10 You know, consistently, we're scoring 88,  11 89 -- right -- and I'm going, "At what point do  12 we ever see a hundred?" You know, aim high,  13 right? And you know, when's the last time that  14 we fell below the passing score. Right?  15 So it just kind of seems like we're just  16 getting by every month, and I was a little  17 interested to see how, you know, we spent a  18 good part of the day driving around, but the  19 score was delivered like that. And you know,  20 now, when I hear the 1,630 bucks, I go, "Wow."  21 Another thing that occurs to me is that  22 there was no coaching. There was no, "All  23 right. Let me sit down with Davey. Here were  24 my recommendations last month. How many of  25 these have been rectified?" It's just a</p>

<p style="text-align: right;">Page 141</p> <p>1 delivery of a report -- right -- there's no  2 follow-up, there's no -- so I asked Paul, "What  3 is like that one piece of feedback that you  4 find that you're consistently giving them that,  5 you know, is just consistent?" And he said the  6 sports turf is just a consistent sore spot.  7 So I think to myself, sports turf, that's  8 probably a certain technique, that's probably a  9 certain specialty. Right? So I started to  10 think is a landscape maintenance company, is  11 that the right solution for sports turf?  12 So just, you know -- because if you're  13 consistently getting that feedback, you know,  14 at what point, do you say, "Hey, sports turf is  15 not our thing." So -- just yeah, that came up.  16 And then just -- Doug mentioned the juniper and  17 there were just some sort of things that were  18 dated, and you know, so I was happy to see that  19 there were already plans to start pulling the  20 juniper and putting in some perhaps, you know,  21 more fresh plants.  22 I did look at the Davey contract, and it  23 does reference in there that they're basically  24 maintained according to the designer's design,  25 and so my question was who's the designer? Who</p>	<p style="text-align: right;">Agenda Page 40 Page 143</p> <p>1 Countryway to see these soccer goals. So I  2 think we talked about maybe reaching out to  3 Westchase Soccer.  4 So that's it, I just wanted to share my  5 two cents from my morning with OLM and Davey  6 and Doug and Nathan.  7 MR. MENDENHALL: Okay. Matt, anything?  8 MR. LEWIS: No.  9 MR. MENDENHALL: Mr. Ross?  10 MR. ROSS: Yes, I know sometimes my  11 articulations are imprecise and less than what  12 they should be, so I actually wrote down my  13 supervisor's request, so I brought one for each  14 supervisor, and yeah, whoever else would like  15 to have one.  16 MR. CHESNEY: This is quite lengthy.  17 MR. ROSS: Yeah, we don't need to talk  18 about it now, but I just wanted to put it in  19 writing and you can all hear where I'm coming  20 from -- or see where I'm coming from. And so  21 we can either talk about or not talk about it.  22 You all see some similarities to Ms. Griffith's  23 remarks. So -- and I again, I'll say what I've  24 said before, I think Doug and Sonny are great.  25 Not perfect, but great.</p>
<p style="text-align: right;">Page 142</p> <p>1 designed it? Right? And I don't know that we  2 necessarily have a designer, like somebody --  3 it sounds like we rely on Davey to kind of be  4 us to sort of be that designer.  5 MR. MAYS: Right.  6 MS. HESSLER GRIFFITH: So, you know, I  7 didn't know if maybe it made sense to me,  8 going, well, "Davey should have a designer."  9 Because again, if they're manicuring -- but  10 maybe they're not really, maybe they're just  11 maintaining what's been designed.  12 So just keeping my expectations in check.  13 There were some good things, I think. We  14 talked about over in Glenclyff Park, there's  15 like the ditch behind the soccer area that you  16 kind of have to walk through like water and  17 that sort of thing. It sounded like, Doug, you  18 thought it would be easy enough to put a couple  19 of bridges -- like little pedestrian bridges to  20 kind of help people cross.  21 And then like the soccer goals are being  22 stored right up against Countryway, and it's  23 making it difficult for them to mow around  24 them, and at the same time, it's a bit of an  25 ugly eyesore when you're driving down</p>	<p style="text-align: right;">Page 144</p> <p>1 MR. MENDENHALL: Mr. Ross, did you want  2 the board to digest this and talk about this at  3 a future meeting, or did you want to go over  4 anything tonight?  5 MR. ROSS: The only thing that I think is  6 worthy of discussion tonight would be Item  7 Number Six. To the extent that there's  8 interest in the board of retaining a landscape  9 architect, I think that goes in with Ms.  10 Griffith's remark about a designer. I would  11 be -- obviously, since I wrote all this, I  12 would be in favor of us initiating that  13 process. I believe at one point, you mentioned  14 that you have relationships with landscape  15 designers, and to the extent there's interest  16 in the board, perhaps you could begin to reach  17 out to them and bring them proposals or  18 information or whatever is the appropriate next  19 step.  20 MR. MENDENHALL: Yeah, I would think the  21 appropriate next step would be to bring you  22 information, and then from that, following  23 that, we would probably need to figure out the  24 scope of exactly what you want, and then go  25 back to a number of folks and let them get you</p>



<p style="text-align: right;">Page 145</p> <p>1 proposals. So I mean, that's probably the 2 easiest way to go about it. 3 MR. ROSS: So obviously, I would advocate 4 us initiating that process. 5 MR. CHESNEY: I would be agreeable. 6 MR. MENDENHALL: Okay. 7 MS. McCORMICK: So you'll leave that -- 8 MR. MENDENHALL: Yeah, we've got a couple 9 of landscaping architects that we've used in 10 different districts that will be very helpful 11 as far as if you want to go down that path of 12 developing some sort of a master plan towards 13 -- yeah, down the road. 14 MR. ROSS: And to be clear, if I'm using 15 the incorrect term, please don't focus on 16 landscape architect if there's a whole set of 17 definitions of landscape professionals. I'm 18 more interested in folks who have experience in 19 elevating plan communities to the next level 20 and whoever that person would be. 21 MS. McCORMICK: So do you foresee doing 22 an RFP for landscaping and architect services? 23 MR. MENDENHALL: I think -- I would think 24 -- okay. So there's two parts, yeah, for the 25 professional services, you would probably have</p>	<p style="text-align: right;">Agenda Page 41 Page 147</p> <p>1 respects. And so it's back to your comment, 2 we'd have to define what's the scope of work. 3 MR. MENDENHALL: Yeah. 4 MR. ROSS: Is it merely to look at some 5 medians, is it to look at some entryways, is it 6 to look at common areas, is it to look at pond 7 banks? I mean, I mention all of these in this 8 document, but I think they have to really 9 incorporate Doug and Sonny and probably Tonja 10 to flush out what's an appropriate scope and 11 bring it to the board as to is this an accurate 12 scope of work. 13 MR. MENDENHALL: So you could do it 14 probably two ways. You could work on getting 15 that scope together prior, so you have kind of 16 a game plan in place once you're ready to 17 select somebody, or you could select -- or go 18 through the process to get proposals to the 19 formal process. Get those proposals, which 20 will tell you about the firms, what they do, 21 what their experience is, specialties, that 22 sort of stuff. And then once you select one of 23 them, they could work hand-in-hand with staff, 24 as well as Tonja, as well as you as the board. 25 I mean, usually what winds up happening</p>
<p style="text-align: right;">Page 146</p> <p>1 to do similar to engineers and that sort of 2 thing. Right? 3 MS. McCORMICK: Right, we would do a 4 request for proposal under the Consultants 5 Competitive Negotiation Act. 6 MR. MENDENHALL: Right. So prior to 7 that, can we just bring information to the 8 board on a number of different ones just to 9 look at, or do we -- should we go through the 10 formal process just to get information? 11 MS. McCORMICK: I mean, I don't know if 12 the landscape architects would want to do that 13 or if we're going to be going through a 14 separate request for -- you know, RFQ process, 15 the CCNA, they may want to all provide their 16 information under the same deadlines as opposed 17 to giving their information first. 18 MR. MENDENHALL: Well, we can do that, so 19 I can work with Erin and basically make sure we 20 advertise it, and, you know -- 21 MR. ROSS: Again, this is my idea, so I'm 22 going to own it, but I don't want to elbow out 23 any other supervisors, but it's critical that 24 we involve staff. They know our property, they 25 know what's right and what's wrong in many</p>	<p style="text-align: right;">Page 148</p> <p>1 is once you have a landscaping architect on 2 board, they'll come out to an initial meeting 3 and help you fine-tune that scope, because a 4 lot of times when we got boards, you know, five 5 different people are kind of scattered all over 6 the place. 7 Well, this is -- you know, a landscape 8 architect does this all day, every day, so 9 they're going to be able to ask the right 10 questions to really kind of hone you in on some 11 key points that they can then take away and put 12 together a plan, which then you review, and you 13 refine. You know, it's usually a few steps 14 before you get to that final product. 15 MR. ROSS: Well, just to give immediate 16 feedback and from my point of view, whatever 17 get us running and as quickly as possible, 18 because if you think it through, we got to get 19 -- potentially get a professional on board, 20 potentially, define the scope of work, they've 21 got to make recommendations to us, we've got to 22 make decisions on those recommendations, and 23 then we have to evaluate costs and have that 24 all done before we get to next year's budget. 25 So I kind of see that we have about eight</p>

<p style="text-align: right;">Page 149</p> <p>1 months here to really run through this process.  2 Some may say months is a lot of time, but I  3 just know with us meeting once a month,  4 sometimes, we walk slow.  5 MR. MENDENHALL: Sure.  6 MR. ROSS: So whatever gets us moving  7 fastest through your professional expertise is  8 what I'd advocate.  9 MR. MENDENHALL: I would recommend that  10 you go through that process of doing an RFP so  11 that you can get those, and Doug and Sonny can  12 work in parallel to kind of do some preliminary  13 work and getting information together, and that  14 way, you kind of meet at that same point.  15 MR. CHESNEY: Okay. Also, I want to tie  16 that into 8, would you think that 8 -- that  17 same person would also be the person that would  18 develop our potential contract for bid out next  19 year for landscape? I'm not saying this very  20 clearly, because I lost my train of thought  21 here.  22 MR. ROSS: The answer is yes.  23 MR. CHESNEY: Good. Okay. So that would  24 need to be included in the scope. And the next  25 part was to you, Erin, Mark and I always</p>	<p style="text-align: right;">Agenda Page 42 Page 151</p> <p>1 kind of where we've always trapped ourselves.  2 And then something's come up, and we hired OLM,  3 who charges us, by the way, to create the bid  4 specs. They create the bid specs, and part of  5 their bid specs includes them. And so --  6 MS. McCORMICK: Right, so that's why we  7 would use the landscape architect. I think  8 that would be -- you know, designing any of the  9 enhancements of the community to develop the  10 specifications that would go out to bid to the  11 landscape maintenance companies, but the  12 contract itself --  13 MR. CHESNEY: Well, I guess --  14 MS. McCORMICK: -- the agreement itself,  15 it won't -- I mean, there's standard provisions  16 that are going into a landscape maintenance  17 agreement.  18 MR. CHESNEY: I guess what I'm saying is  19 what -- our agreement now, what is there to  20 keep us from just changing the agreement now?  21 Why do we always wait until the end of the  22 cycle? Why couldn't we -- if we wanted to -- I  23 guess if we wanted to get rid of OLM now, we'd  24 lose the ability to have the performance  25 review. That's what it is?</p>
<p style="text-align: right;">Page 150</p> <p>1 disagreed over -- the way our contract is now,  2 it -- it specifically includes OLM, and Mark  3 and I always disagreed on exactly how do get --  4 how to eliminate that. We had -- going a long  5 time back, you recall, you know, OLM had  6 suggested that if we utilize even performance  7 bonus, they were going to, you know, make a  8 claim against us, which I think is ridiculous.  9 But the contract is their proprietary contract,  10 which we have, so I understand that part. And  11 maybe you're the right person -- how do we get  12 to back just getting a normal set of specs?  13 MS. McCORMICK: I mean, I have forms for  14 the landscape maintenance contract that I  15 could, you know, use for this district. But  16 the specifications I think is what you would  17 want the landscape architect to prepare.  18 MR. CHESNEY: And any change to the  19 contract. So like for example, we couldn't  20 just basically rewrite the contract, even  21 though the price didn't change for this next  22 coming year, and eliminate OLM at this stage.  23 I'm not suggesting we do that, I'm just  24 speculating. You know, right now, we have a  25 contract that has one-year renewals. This is</p>	<p style="text-align: right;">Page 152</p> <p>1 MR. MENDENHALL: That's it. I mean,  2 yeah, ultimately, you could set up a contract  3 so that when this one -- X buyers, you know,  4 I'm assuming if the price stays the same, that  5 you could drop OLM and resign with a new one.  6 MS. HESSLER GRIFFITH: So I'm -- sorry,  7 so do we necessarily lose the performance  8 review, or do we simply replace OLM with  9 in-house performance review? Yes.  10 MR. CHESNEY: So our understanding that  11 you lose the performance review, that's what  12 our beginning --  13 MS. HESSLER GRIFFITH: Sorry, I meant to  14 kind of refer to --  15 MR. MENDENHALL: So yeah, I mean,  16 typically, you'll lose the portion of the OLM  17 proprietary contract that says we're going, you  18 know -- you get a performance payment, and if  19 they don't perform, they don't get the payment.  20 You lose that aspect. To your point, as far as  21 -- and I think I understand where you're going  22 -- well, could staff review and then say, "Hey,  23 if you don't meet this grade," the same thing,  24 you lose some sort of performance payment, but  25 we don't have a contract that says that.</p>

<p style="text-align: right;">Page 153</p> <p>1 So going back to your original point, if  2 you drop OLM, if you get rid of OLM, you lose  3 the performance payment, and I don't know if a  4 landscaping firm would sign on to a performance  5 payment process, not necessarily without OLM,  6 but with just staff of the district.  7 You know, OLM, at least on the face, is  8 supposed to be a neutral person kind of  9 reviewing, so whereas staff obviously has  10 a vested interest in a couple of things.  11 Obviously, good property, but also saving money  12 where we can and that sort of thing, so I think  13 that would be the challenge. Having done this  14 for 15 years, I haven't seen any districts  15 where they've done a performance payment system  16 that wasn't handled by a neutral party.  17 MR. CHESNEY: Yeah, and that's all great  18 information. Okay. But I guess my point is  19 when you're developing these specs, I would  20 think that the person we would want to have the  21 potential or the skill set to have an ongoing  22 involvement versus hiring a landscape  23 architect.  24 A lot of landscape architects would come  25 and design our situation, but I would think in</p>	<p style="text-align: right;">Agenda Page 43 Page 155</p> <p>1 and I've told Doug this many times. Doug is  2 very confident in his ability to do it, but I'm  3 like, you know, that's a third party. It's  4 supposedly an independent party that has no  5 vested interest, from our perspective, as  6 valuable. I agree that -- I question whether  7 or not we've been getting that value from OLM,  8 but we always seem to be kind of locked into  9 this contract. So --  10 MS. HESSLER GRIFFITH: So one of the  11 comments that I had for Paul was that, you  12 know -- I made a comment and he says, "But  13 that's not a fail." And I said, "But you don't  14 get to decide who fails. Our residents decide  15 if it's a fail." He -- whoever is doing that  16 review needs to be in the same step with  17 resident's expectations. Right? So when he's  18 looking -- and it's a science. Right?  19 MR. CHESNEY: Well I'm not -- I'm going  20 to cut you off, residents can have -- you know,  21 I don't want to say this totally -- what's  22 coming to my mind, but residents can have --  23 I'll just say it -- unrealistic expectations  24 just because they don't know all the process of  25 development of the plants or what's going on.</p>
<p style="text-align: right;">Page 154</p> <p>1 our case, there might be a potential to have an  2 ongoing arrangement. Like you weren't here  3 then, but when we actually hired OLM, we put  4 out a set of specs, and we did get at least one  5 other person that we interviewed who, you know,  6 provided not only landscape architecture  7 services, but he was also willing to do the  8 review, but we chose not to hire him.  9 MR. MENDENHALL: Yeah, there's a few out  10 there, there's not many. PSA is the one that  11 jumps out because they just happen to have  12 probably the second most clients that they --  13 that do a review. Now, they do not do a  14 performance payment. They basically -- or a  15 performance payment system. They basically  16 will do a review, provide the district with the  17 report, and give feedback to the landscaper,  18 that sort of thing. So slightly different but  19 --  20 MR. CHESNEY: Well, my personal position  21 as -- and I don't want to, you know, color  22 anybody else's own opinion, my personal opinion  23 is there's a value in having an independent  24 person, not only from the landscaper's  25 standpoint, but from our standpoint, is that --</p>	<p style="text-align: right;">Page 156</p> <p>1 I mean, even myself, I wouldn't know what  2 half that stuff is, which is why, to me, having  3 that independent person has always been  4 valuable. But I question -- I mean, we don't  5 get visits from -- and I don't want this to  6 become an OLM thing, I'm just saying that when  7 you're putting out specs, I would like some  8 feedback on their ongoing ability to support us  9 with our landscaping program.  10 MR. MENDENHALL: Yeah, I mean that seems  11 reasonable to ask.  12 MR. CHESNEY: Okay. That's all. I  13 didn't mean to hijack your thing, I just  14 wanted to tie A into B.  15 CHAIRMAN MILLS: If I can interrupt this  16 for a minute, I think we're on the home  17 stretch, but do you need a break?  18 THE REPORTER: If we're on the home  19 stretch, no, let's keep going, please. Thank  20 you for asking.  21 CHAIRMAN MILLS: Okay.  22 MS. HESSLER GRIFFITH: Andy, I have a  23 question. Looking at this, I think this is  24 fantastic, and I know, you know, that probably  25 each of us have things like this that we want</p>

<p style="text-align: right;">Page 157</p> <p>1 to see within the community, and you're right</p> <p>2 in this instance, we meet once a month, but I</p> <p>3 do believe I understand that we are actually</p> <p>4 set up that we could meet twice a month. Could</p> <p>5 we have -- is the board set up that we could</p> <p>6 have a workshop day to do something just this</p> <p>7 -- just to have these conversations?</p> <p>8 MR. MENDENHALL: I'll tell you from my</p> <p>9 experience, almost all of the districts that I</p> <p>10 manage -- and I'll say most of the districts</p> <p>11 that we manage out of our office -- and that's</p> <p>12 40-some districts -- most of them do have</p> <p>13 non-staff workshops, and the reason why is</p> <p>14 because of items like this. If you go down the</p> <p>15 path of redoing your landscaping, items like</p> <p>16 that -- basically, brainstorming sessions, and</p> <p>17 what that allows for is this meeting really</p> <p>18 becomes more of a business meeting, action</p> <p>19 items and motions.</p> <p>20 Sometimes it helps facilitate that and</p> <p>21 gives you a chance to get together and really</p> <p>22 just kind of work up the idea, you know, and</p> <p>23 come to solutions, which you then wind up</p> <p>24 taking to the meeting. Because at a workshop,</p> <p>25 you can't have any formal motions or take any</p>	<p style="text-align: right;">Agenda Page 44 Page 159</p> <p>1 days, what days work best for you.</p> <p>2 MR. LEWIS: I would support that.</p> <p>3 MS. McCORMICK: Because you could</p> <p>4 advertise it with the other meetings, can't</p> <p>5 you?</p> <p>6 MR. MENDENHALL: Yeah, we do a bottom</p> <p>7 half advertisement with your regular meeting</p> <p>8 scheduled saying these X amount of workshops</p> <p>9 will be held on the following dates. So</p> <p>10 certainly, you have that option.</p> <p>11 MR. ROSS: Certainly, I'd be in favor of</p> <p>12 a workshop. What I would ask of all of you is</p> <p>13 to put your thinking cap on and think through</p> <p>14 the series of dominos and how they have to</p> <p>15 occur by way of example. Does it make more</p> <p>16 sense to have a workshop before we've retained</p> <p>17 a professional, before we talk to a</p> <p>18 professional, or is it better to listen and</p> <p>19 gather some more tools and then have the</p> <p>20 brainstorming?</p> <p>21 I don't know, but I'm just drawing that</p> <p>22 out to you. And Erin mentioned some timing</p> <p>23 issues. Just seems to me if there's enthusiasm</p> <p>24 for some of the things I've said, then we need</p> <p>25 to be smart if we want to get through this</p>
<p style="text-align: right;">Page 158</p> <p>1 formal actions.</p> <p>2 MR. CHESNEY: The other thing is you can</p> <p>3 do workshops like 7 o'clock at night where</p> <p>4 maybe you would mark more input or something.</p> <p>5 MR. MENDENHALL: And that's done, as</p> <p>6 well.</p> <p>7 MS. HESSLER GRIFFITH: So I guess that's</p> <p>8 one of the things I'm proposing is could we</p> <p>9 have -- you know, maybe we just start out the</p> <p>10 gate with a semiannual workshop, you know,</p> <p>11 every four months or whatever, but we're --</p> <p>12 it's less formal, it's more brainstorming, it's</p> <p>13 -- it's the five of us coming to together with</p> <p>14 our ideas, you know, where we want to take the</p> <p>15 community outside of motions and record keeping</p> <p>16 and counsel and reports. So --</p> <p>17 MR. MENDENHALL: Yeah, I mean, I've</p> <p>18 recommended it in many places because it</p> <p>19 does -- and where it's been implemented, it</p> <p>20 does seem to help, so it's just a matter of if</p> <p>21 you choose to go down that path, you have to</p> <p>22 figure out what day works best for you all and</p> <p>23 we have to advertise it.</p> <p>24 MR. CHESNEY: And how often.</p> <p>25 MR. MENDENHALL: And how often. I'll say</p>	<p style="text-align: right;">Page 160</p> <p>1 agenda over the next eight, nine months.</p> <p>2 MR. MENDENHALL: Well, you know, to --</p> <p>3 I'm sorry -- to piggyback on to that, one thing</p> <p>4 that also a number of boards do is they will</p> <p>5 advertise the workshop, because it all goes on</p> <p>6 one ad, so you save some dollars there. And</p> <p>7 then if it turns out that you don't need to</p> <p>8 meet for that particular workshop, you just</p> <p>9 cancel it and you don't go. So you leave</p> <p>10 yourself the option.</p> <p>11 MR. ROSS: I'm not smart enough. You're</p> <p>12 the experienced one, not me.</p> <p>13 MS. HESSLER GRIFFITH: I guess I would</p> <p>14 propose, maybe with that in mind, if for fiscal</p> <p>15 year 2018, if we have a quarterly workshop --</p> <p>16 because to your point, you know, the first</p> <p>17 workshop would probably be the most, you know,</p> <p>18 have the most items, but then we can perhaps</p> <p>19 schedule for the following workshop to bring</p> <p>20 in, "Okay. We've all settled that these are</p> <p>21 our top ten initiatives, so the next workshop,</p> <p>22 let's bring in these two experts," and maybe</p> <p>23 chip away at it that way.</p> <p>24 MR. MENDENHALL: And for -- and Erin can</p> <p>25 way in on this -- but at least with the other</p>

<p style="text-align: right;">Page 161</p> <p>1 boards for workshops, we have notes -- somebody</p> <p>2 takes down notes, turns them in for the</p> <p>3 district record, you know, no recording</p> <p>4 necessary, and as well, turns in the</p> <p>5 attendance.</p> <p>6 MR. CHESNEY: Okay. So you're saying</p> <p>7 quarterly workshops for the next fiscal year?</p> <p>8 So how about -- when is the next fiscal year,</p> <p>9 it starts in --</p> <p>10 MR. MENDENHALL: October.</p> <p>11 MR. CHESNEY: So you could do it -- when</p> <p>12 would you think the first one would be? Maybe</p> <p>13 the third Tuesday at 7 o'clock or something. I</p> <p>14 don't know. How would that impact this room?</p> <p>15 CHAIRMAN MILLS: I don't know. We'll</p> <p>16 have to find out.</p> <p>17 MR. MENDENHALL: I mean, I was just going</p> <p>18 to say we have time to advertise one, so if</p> <p>19 everybody wants to think about it, at our next</p> <p>20 meeting, we could queue it up on the agenda to</p> <p>21 pick the dates and advertise it all at once.</p> <p>22 MR. CHESNEY: Okay. So you need to</p> <p>23 figure out when and where you're going to meet</p> <p>24 and it should be consistent.</p> <p>25 MS. McCORMICK: And maybe we could come</p>	<p style="text-align: right;">Agenda Page 45 Page 163</p> <p>1 correctly, because you might have, you know --</p> <p>2 based on getting the proposals back, you might</p> <p>3 have them by then.</p> <p>4 MS. HESSLER GRIFFITH: Okay.</p> <p>5 MR. MENDENHALL: Anything else, Mr. Ross?</p> <p>6 MR. ROSS: No, sir. Sorry.</p> <p>7 MR. MENDENHALL: Mr. Chesney?</p> <p>8 MR. CHESNEY: No.</p> <p>9 MR. MENDENHALL: Mr. Chair?</p> <p>10 CHAIRMAN MILLS: I'm good.</p> <p>11 MR. MENDENHALL: Okay. So we are at</p> <p>12 adjournment if anyone would like to make a</p> <p>13 motion.</p> <p>14 MR. ROSS: So moved.</p> <p>15 CHAIRMAN MILLS: Second.</p> <p>16 MR MENDENHALL: All in favor?</p> <p>17 (All board members signify in the</p> <p>18 affirmative.)</p> <p>19 MR. MENDENHALL: Okay. The meeting is</p> <p>20 adjourned.</p> <p>21 (At 6:45 p.m., the meeting adjourns.)</p> <p>22</p> <p>23</p> <p>24</p> <p>25</p> <hr/> <p>James P. Mills, Chairman</p>
<p style="text-align: right;">Page 162</p> <p>1 up with like a schedule of -- or a timeline of</p> <p>2 how the whole process will go on the</p> <p>3 landscaping from the, you know, the request for</p> <p>4 qualifications for a landscape architect, and</p> <p>5 then the interview or presentations to the</p> <p>6 board, to the selection to the, you know, going</p> <p>7 through the whole thing.</p> <p>8 MR. CHESNEY: I think the workshops are</p> <p>9 designed that they could be for other things,</p> <p>10 as well.</p> <p>11 MS. McCORMICK: Yeah, yeah, I'm just</p> <p>12 saying that if we have that for next month,</p> <p>13 then that might help you to figure out the</p> <p>14 scheduling of the workshops.</p> <p>15 MR. MENDENHALL: Yeah, so I can with --</p> <p>16 we can work and work with staff get the details</p> <p>17 together on those steps, bring it back next</p> <p>18 month, and then you'll be ready to potentially</p> <p>19 move forward with the RFP for the landscaping</p> <p>20 architect.</p> <p>21 MS. HESSLER GRIFFITH: And I would say</p> <p>22 the sooner the better, so if fiscal starts in</p> <p>23 October, maybe October is when we have our</p> <p>24 first workshop.</p> <p>25 MR. MENDENHALL: That might line up</p>	<p style="text-align: right;">Page 164</p> <p style="text-align: center;">CERTIFICATE OF REPORTER</p> <p>STATE OF FLORIDA:</p> <p>COUNTY OF HILLSBOROUGH:</p> <p>I, Whitlie G. Cullipher, Notary Public in and for the State of Florida at Large, do hereby certify that I reported in shorthand the foregoing proceedings at the time and place therein designated; that my shorthand notes were thereafter reduced to typewriting under my supervision; and that the foregoing pages are a true and correct, verbatim record of the aforesaid proceedings.</p> <p>Witness my hand and seal September 1, 2017, in the City of Tampa, County of Hillsborough, State of Florida.</p> <p style="text-align: right;">Whitlie G. Cullipher Notary Public State of Florida at Large</p>

**2B.**

**Westchase  
Community Development District**

*Financial Report*

*August 31, 2017*

**Prepared by**



**Table of Contents**

**FINANCIAL STATEMENTS**

Balance Sheet - All Funds .....	Pages 1 - 4
Statement of Revenues, Expenditures and Changes in Fund Balance	
General Fund(s) .....	Pages 5 - 17
Debt Service Fund(s) .....	Pages 18 - 21
Uninsurable Asset Fund .....	Page 22

**SUPPORTING SCHEDULES**

Special Assessments - Collection Schedule(s) .....	Pages 23 - 24
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**Westchase  
Community Development District**

**Financial Statements**

**(Unaudited)**

**August 31, 2017**

**Balance Sheet**  
August 31, 2017

ACCOUNT DESCRIPTION	GENERAL FUND (001)	GENERAL FUND - HARBOR LINKS (002)	GENERAL FUND - THE ENCLAVE (003)	GENERAL FUND - SAVILLE ROW (004)	GENERAL FUND - COMMERCIAL ROAD (005)	GENERAL FUND - RADCLIFFE (008)	GENERAL FUND - THE GREENS (102)	GENERAL FUND - STONEBRIDGE (103)	GENERAL FUND - WEST PARK VILLAGE (323,4,5A,6) (104)
<b>ASSETS</b>									
Cash - Checking Account	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Due From Other Funds	2,763,160	164,879	16,291	34,536	16,895	802	370,379	51,861	102,264
Investments:									
Certificates of Deposit - 12 Months	-	-	-	-	-	-	-	-	-
Certificates of Deposit - 24 Months	-	-	-	-	-	-	-	-	-
Certificates of Deposit - 36 Months	-	-	-	-	-	-	-	-	-
Certificates of Deposit - 9 Months	-	-	-	-	-	-	-	-	-
Money Market Account	-	-	-	-	-	-	-	-	-
Prepayment Account	-	-	-	-	-	-	-	-	-
Reserve Fund	-	-	-	-	-	-	-	-	-
Revenue Fund	-	-	-	-	-	-	-	-	-
Deposits	6,403	3,630	7,600	20	-	-	8,425	800	18,600
<b>TOTAL ASSETS</b>	<b>\$ 2,769,563</b>	<b>\$ 168,509</b>	<b>\$ 23,891</b>	<b>\$ 34,556</b>	<b>\$ 16,895</b>	<b>\$ 802</b>	<b>\$ 378,804</b>	<b>\$ 52,661</b>	<b>\$ 120,864</b>

**Balance Sheet**  
August 31, 2017

ACCOUNT DESCRIPTION	GENERAL FUND (001)	GENERAL FUND - HARBOR LINKS (002)	GENERAL FUND - THE ENCLAVE (003)	GENERAL FUND - SAVILLE ROW (004)	GENERAL FUND - COMMERCIAL ROAD (005)	GENERAL FUND - RADCLIFFE (008)	GENERAL FUND - THE GREENS (102)	GENERAL FUND - STONEBRIDGE (103)	GENERAL FUND - WEST PARK VILLAGE (323,4,5A,6) (104)
<b>LIABILITIES</b>									
Accounts Payable	\$ 142,232	\$ 497	\$ 1,522	\$ 144	\$ -	\$ -	\$ 18,000	\$ 471	\$ 8,665
Accrued Expenses	859	539	-	-	-	-	75	-	-
Sales Tax Payable	56	-	-	-	-	-	7	-	-
Deferred Compensation-Current	(5)	-	-	-	-	-	-	-	-
Due To Other Funds	-	-	-	-	-	-	-	-	-
<b>TOTAL LIABILITIES</b>	<b>143,142</b>	<b>1,036</b>	<b>1,522</b>	<b>144</b>	<b>-</b>	<b>-</b>	<b>18,082</b>	<b>471</b>	<b>8,665</b>
<b>FUND BALANCES</b>									
<b>Nonspendable:</b>									
Deposits	6,403	3,630	7,600	20	-	-	8,425	800	18,600
<b>Restricted for:</b>									
Debt Service	-	-	-	-	-	-	-	-	-
Capital Projects	-	-	-	-	-	-	-	-	-
<b>Assigned to:</b>									
Operating Reserves	692,291	3,466	4,372	2,893	17	-	64,469	2,571	24,965
Reserves - Erosion Control	60,000	-	-	-	-	-	-	-	-
Reserves - Roadways	502,031	30,546	-	3,686	4,647	-	89,160	13,787	36,795
<b>Unassigned:</b>	<b>1,365,696</b>	<b>129,831</b>	<b>10,397</b>	<b>27,813</b>	<b>12,231</b>	<b>802</b>	<b>198,668</b>	<b>35,032</b>	<b>31,839</b>
<b>TOTAL FUND BALANCES</b>	<b>\$ 2,626,421</b>	<b>\$ 167,473</b>	<b>\$ 22,369</b>	<b>\$ 34,412</b>	<b>\$ 16,895</b>	<b>\$ 802</b>	<b>\$ 360,722</b>	<b>\$ 52,190</b>	<b>\$ 112,199</b>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$ 2,769,563</b>	<b>\$ 168,509</b>	<b>\$ 23,891</b>	<b>\$ 34,556</b>	<b>\$ 16,895</b>	<b>\$ 802</b>	<b>\$ 378,804</b>	<b>\$ 52,661</b>	<b>\$ 120,864</b>

**Balance Sheet**  
August 31, 2017

<b>ACCOUNT DESCRIPTION</b>	<b>GENERAL FUND - WEST PARK VILLAGE (324-C5) (105)</b>	<b>GENERAL FUND - VINEYARDS (106)</b>	<b>SERIES 2000 DEBT SERVICE FUND</b>	<b>SERIES 2007-2 DEBT SERVICE FUND</b>	<b>SERIES 2007-3 DEBT SERVICE FUND</b>	<b>WESTCHASE UNINSURABLE ASSETS FUND</b>	<b>CLEARING FUND</b>	<b>TOTAL</b>
<b><u>ASSETS</u></b>								
Cash - Checking Account	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 657,071	\$ 657,071
Due From Other Funds	17,860	145,199	4,726	8,067	13,396	-	-	3,710,315
Investments:								
Certificates of Deposit - 12 Months	-	-	-	-	-	270,736	676,025	946,761
Certificates of Deposit - 24 Months	-	-	-	-	-	411,700	922,444	1,334,144
Certificates of Deposit - 36 Months	-	-	-	-	-	-	105,267	105,267
Certificates of Deposit - 9 Months	-	-	-	-	-	-	336,585	336,585
Money Market Account	-	-	-	-	-	-	1,012,925	1,012,925
Prepayment Account	-	-	11,002	-	-	-	-	11,002
Reserve Fund	-	-	58,500	-	-	-	-	58,500
Revenue Fund	-	-	72,955	82,840	147,299	-	-	303,094
Deposits	-	-	-	-	-	-	-	45,478
<b>TOTAL ASSETS</b>	<b>\$ 17,860</b>	<b>\$ 145,199</b>	<b>\$ 147,183</b>	<b>\$ 90,907</b>	<b>\$ 160,695</b>	<b>\$ 682,436</b>	<b>\$ 3,710,317</b>	<b>\$ 8,521,142</b>

**Balance Sheet**  
August 31, 2017

ACCOUNT DESCRIPTION	GENERAL FUND - WEST PARK VILLAGE (324-C5) (105)	GENERAL FUND - VINEYARDS (106)	SERIES 2000 DEBT SERVICE FUND	SERIES 2007-2 DEBT SERVICE FUND	SERIES 2007-3 DEBT SERVICE FUND	WESTCHASE UNINSURABLE ASSETS FUND	CLEARING FUND	TOTAL
<b><u>LIABILITIES</u></b>								
Accounts Payable	\$ 418	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 171,949
Accrued Expenses	330	-	-	-	-	-	-	1,803
Sales Tax Payable	-	-	-	-	-	-	-	63
Deferred Compensation-Current	-	-	-	-	-	-	-	(5)
Due To Other Funds	-	-	-	-	-	-	3,710,316	3,710,316
<b>TOTAL LIABILITIES</b>	<b>748</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>3,710,316</b>	<b>3,884,126</b>
<b><u>FUND BALANCES</u></b>								
<b>Nonspendable:</b>								
Deposits	-	-	-	-	-	-	-	45,478
<b>Restricted for:</b>								
Debt Service	-	-	147,183	90,907	160,695	-	-	398,785
Capital Projects	-	-	-	-	-	682,436	-	682,436
<b>Assigned to:</b>								
Operating Reserves	1,330	6,636	-	-	-	-	-	803,010
Reserves - Erosion Control	-	-	-	-	-	-	-	60,000
Reserves - Roadways	7,206	66,441	-	-	-	-	-	754,299
<b>Unassigned:</b>	<b>8,576</b>	<b>72,122</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>1</b>	<b>1,893,008</b>
<b>TOTAL FUND BALANCES</b>	<b>\$ 17,112</b>	<b>\$ 145,199</b>	<b>\$ 147,183</b>	<b>\$ 90,907</b>	<b>\$ 160,695</b>	<b>\$ 682,436</b>	<b>\$ 1</b>	<b>\$ 4,637,016</b>
<b>TOTAL LIABILITIES &amp; FUND BALANCES</b>	<b>\$ 17,860</b>	<b>\$ 145,199</b>	<b>\$ 147,183</b>	<b>\$ 90,907</b>	<b>\$ 160,695</b>	<b>\$ 682,436</b>	<b>\$ 3,710,317</b>	<b>\$ 8,521,142</b>

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

<b>ACCOUNT DESCRIPTION</b>	<b>AUG-17 ACTUAL</b>	<b>YEAR TO DATE ACTUAL</b>	<b>ANNUAL ADOPTED BUDGET</b>	<b>YTD ACTUAL AS A % OF ADOPTED BUD</b>
<b>REVENUES</b>				
Interest - Investments	\$ 168	\$ 2,639	\$ 7,000	37.70%
Interest - Tax Collector	-	398	-	0.00%
Special Assmnts- Tax Collector	-	2,741,385	2,740,531	100.03%
Special Assmnts- Delinquent	-	497	-	0.00%
Special Assmnts- Discounts	-	(96,974)	(109,621)	88.46%
Other Miscellaneous Revenues	40	11,220	-	0.00%
Pavilion Rental	620	9,837	-	0.00%
<b>TOTAL REVENUES</b>	<b>828</b>	<b>2,669,002</b>	<b>2,637,910</b>	<b>101.18%</b>

**EXPENDITURES**

**Administration**

P/R-Board of Supervisors	1,000	10,800	13,000	83.08%
FICA Taxes	77	826	995	83.02%
ProfServ-Engineering	-	17,764	36,000	49.34%
ProfServ-Legal Services	8,963	68,424	90,000	76.03%
ProfServ-Mgmt Consulting Serv	8,737	96,106	104,843	91.67%
ProfServ-Recording Secretary	1,106	11,018	11,000	100.16%
Auditing Services	-	7,500	7,500	100.00%
Postage and Freight	148	1,511	1,200	125.92%
Insurance - General Liability	-	35,803	37,624	95.16%
Printing and Binding	307	359	1,200	29.92%
Legal Advertising	8,780	9,173	3,000	305.77%
Misc-Assessmnt Collection Cost	-	52,898	54,811	96.51%
Misc-Credit Card Fees	19	140	220	63.64%
Misc-Contingency	-	3,006	100	3006.00%
Office Supplies	10	279	550	50.73%
Annual District Filing Fee	-	175	175	100.00%
<b>Total Administration</b>	<b>29,147</b>	<b>315,782</b>	<b>362,218</b>	<b>87.18%</b>

**Flood Control/Stormwater Mgmt**

Contracts-Lake and Wetland	8,333	91,667	90,000	101.85%
Contracts-Fountain	1,510	3,520	4,300	81.86%
R&M-Aquascaping	311	28,641	20,000	143.21%
R&M-Drainage	744	22,372	28,000	79.90%
R&M-Fountain	-	2,330	3,000	77.67%
R&M-Lake Erosion	-	42,776	-	0.00%
<b>Total Flood Control/Stormwater Mgmt</b>	<b>10,898</b>	<b>191,306</b>	<b>145,300</b>	<b>131.66%</b>

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

<b>ACCOUNT DESCRIPTION</b>	<b>AUG-17 ACTUAL</b>	<b>YEAR TO DATE ACTUAL</b>	<b>ANNUAL ADOPTED BUDGET</b>	<b>YTD ACTUAL AS A % OF ADOPTED BUD</b>
<b><u>Right of Way</u></b>				
Payroll-Salaries	14,478	166,863	178,145	93.67%
Payroll-Benefits	3,829	57,030	67,500	84.49%
Payroll - Overtime	1,354	17,248	17,500	98.56%
Payroll - Bonus	-	33,652	12,000	280.43%
FICA Taxes	1,982	24,142	15,885	151.98%
Contracts-Police	15,721	126,680	180,000	70.38%
Contracts-Other Services	3,260	17,690	19,560	90.44%
Contracts-Landscape	46,702	484,708	525,608	92.22%
Contracts-Mulch	73,796	147,592	147,592	100.00%
Contracts-Plant Replacement	17,653	35,306	52,959	66.67%
Contracts-Road Cleaning	1,392	6,959	8,351	83.33%
Contracts-Security Alarms	-	641	641	100.00%
Contracts-Pest Control	48	432	576	75.00%
Fuel, Gasoline and Oil	1,997	9,296	14,000	66.40%
Communication - Teleph - Field	440	8,147	6,000	135.78%
Utility - General	4,491	22,414	32,000	70.04%
Utility - Reclaimed Water	1,158	9,463	9,500	99.61%
Insurance - General Liability	-	3,427	3,601	95.17%
R&M-General	1,215	35,462	58,100	61.04%
R&M-Equipment	-	5,676	20,000	28.38%
R&M-Grounds	29,192	128,387	145,000	88.54%
R&M-Irrigation	14,430	66,720	25,000	266.88%
R&M-Sidewalks	-	-	17,000	0.00%
R&M-Signage	170	3,594	6,000	59.90%
R&M-Streetlights	(215)	-	-	0.00%
R&M-Walls and Signage	5,757	38,948	68,000	57.28%
Misc-Holiday Decor	-	1,607	5,000	32.14%
Misc-Taxes (Streetlights)	-	29,480	28,724	102.63%
Misc-Contingency	-	8,916	5,004	178.18%
Office Supplies	644	1,848	11,500	16.07%
Cleaning Services	-	854	1,680	50.83%
Op Supplies - General	-	1,803	4,996	36.09%
Op Supplies - Uniforms	-	236	600	39.33%
Supplies - Misc.	-	-	600	0.00%
Subscriptions and Memberships	-	150	400	37.50%
Conference and Seminars	-	-	1,000	0.00%
Cap Outlay - Vehicles	-	33,013	-	0.00%
<b>Total Right of Way</b>	<b>239,494</b>	<b>1,528,384</b>	<b>1,690,022</b>	<b>90.44%</b>

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

<u>ACCOUNT DESCRIPTION</u>	<u>AUG-17 ACTUAL</u>	<u>YEAR TO DATE ACTUAL</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>
<b><u>Common Area</u></b>				
Communication - Teleph - Field	(977)	-	-	0.00%
R&M-General	78	2,138	17,000	12.58%
R&M-Boardwalks	-	-	700	0.00%
R&M-Brick Pavers	-	-	1,200	0.00%
R&M-Grounds	1,500	1,669	1,500	111.27%
R&M-Signage	-	-	1,400	0.00%
R&M-Walls and Signage	2,351	2,351	900	261.22%
Misc-Internet Services	1,590	1,590	5,400	29.44%
Impr - Park	9,692	425,325	412,270	103.17%
<b>Total Common Area</b>	<b>14,234</b>	<b>433,073</b>	<b>440,370</b>	<b>98.34%</b>
<b>TOTAL EXPENDITURES</b>	<b>293,773</b>	<b>2,468,545</b>	<b>2,637,910</b>	<b>93.58%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	(292,945)	200,457	-	0.00%
<b><u>OTHER FINANCING SOURCES (USES)</u></b>				
Interfund Transfer - In	-	9,060	-	0.00%
<b>TOTAL FINANCING SOURCES (USES)</b>	<b>-</b>	<b>9,060</b>	<b>-</b>	<b>0.00%</b>
Net change in fund balance	\$ (292,945)	\$ 209,517	\$ -	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>2,416,904</b>	<b>2,416,904</b>	
<b>FUND BALANCE, ENDING</b>		<b>\$ 2,626,421</b>	<b>\$ 2,416,904</b>	



**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ 9	\$ 131	\$ 125	104.80%
Special Assmnts- Tax Collector	-	66,436	66,403	100.05%
Special Assmnts- Discounts	-	(4,254)	(4,789)	88.83%
Capital Improvement	-	53,345	53,319	100.05%
Gate Bar Code/Remotes	-	253	-	0.00%
<b>TOTAL REVENUES</b>	<b>9</b>	<b>115,911</b>	<b>115,058</b>	<b>100.74%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Misc-Assessmnt Collection Cost	-	2,293	2,394	95.78%
Misc-Credit Card Fees	-	10	15	66.67%
<b>Total Administration</b>	<b>-</b>	<b>2,303</b>	<b>2,409</b>	<b>95.60%</b>
<b><u>Right of Way</u></b>				
Communication - Teleph - Field	234	2,608	3,500	74.51%
Electricity - Streetlighting	1,061	6,319	8,585	73.61%
Insurance - General Liability	-	1,522	1,599	95.18%
R&M-General	-	381	19,700	1.93%
R&M-Gate	11,175	26,356	6,340	415.71%
R&M-Streetlights	-	-	2,600	0.00%
1st Quarter Operating Reserves	-	-	1,733	0.00%
Reserve - Roadways	-	-	15,273	0.00%
<b>Total Right of Way</b>	<b>12,470</b>	<b>37,186</b>	<b>59,330</b>	<b>62.68%</b>
<b>TOTAL EXPENDITURES</b>	<b>12,470</b>	<b>39,489</b>	<b>61,739</b>	<b>63.96%</b>
Excess (deficiency) of revenues Over (under) expenditures	(12,461)	76,422	53,319	0.00%
<b><u>OTHER FINANCING SOURCES (USES)</u></b>				
Contribution to (Use of) Fund Balance	-	-	53,319	0.00%
<b>TOTAL FINANCING SOURCES (USES)</b>	<b>-</b>	<b>-</b>	<b>53,319</b>	<b>0.00%</b>
Net change in fund balance	\$ (12,461)	\$ 76,422	\$ 53,319	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>91,051</b>	<b>91,051</b>	
<b>FUND BALANCE, ENDING</b>		<b>\$ 167,473</b>	<b>\$ 144,370</b>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ 1	\$ 21	\$ 40	52.50%
Special Assmnts- Tax Collector	-	18,183	18,174	100.05%
Special Assmnts- Discounts	-	(643)	(727)	88.45%
<b>TOTAL REVENUES</b>	<b>1</b>	<b>17,561</b>	<b>17,487</b>	<b>100.42%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Misc-Assessmnt Collection Cost	-	351	363	96.69%
<b>Total Administration</b>	<b>-</b>	<b>351</b>	<b>363</b>	<b>96.69%</b>
<b><u>Right of Way</u></b>				
R&M-Streetlights	3,043	17,744	17,124	103.62%
<b>Total Right of Way</b>	<b>3,043</b>	<b>17,744</b>	<b>17,124</b>	<b>103.62%</b>
<b>TOTAL EXPENDITURES</b>	<b>3,043</b>	<b>18,095</b>	<b>17,487</b>	<b>103.48%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	(3,042)	(534)	-	0.00%
Net change in fund balance	<u>\$ (3,042)</u>	<u>\$ (534)</u>	<u>\$ -</u>	<u>0.00%</u>
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>22,903</b>	<b>22,903</b>	
<b>FUND BALANCE, ENDING</b>		<u><b>\$ 22,369</b></u>	<u><b>\$ 22,903</b></u>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ 2	\$ 28	\$ 42	66.67%
Special Assmnts- Tax Collector	-	13,940	13,932	100.06%
Special Assmnts- Discounts	-	(493)	(557)	88.51%
Gate Bar Code/Remotes	-	33	-	0.00%
<b>TOTAL REVENUES</b>	<b>2</b>	<b>13,508</b>	<b>13,417</b>	<b>100.68%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Misc-Assessmnt Collection Cost	-	269	279	96.42%
Misc-Credit Card Fees	-	1	5	20.00%
<b>Total Administration</b>	<b>-</b>	<b>270</b>	<b>284</b>	<b>95.07%</b>
<b><u>Right of Way</u></b>				
Communication - Teleph - Field	117	1,293	1,400	92.36%
Insurance - General Liability	-	406	427	95.08%
R&M-General	-	1,700	1,500	113.33%
R&M-Gate	-	3,227	2,938	109.84%
R&M-Streetlights	54	314	500	62.80%
Misc-Contingency	-	-	4,525	0.00%
Reserve - Roadways	-	-	1,843	0.00%
<b>Total Right of Way</b>	<b>171</b>	<b>6,940</b>	<b>13,133</b>	<b>52.84%</b>
<b>TOTAL EXPENDITURES</b>	<b>171</b>	<b>7,210</b>	<b>13,417</b>	<b>53.74%</b>
Excess (deficiency) of revenues Over (under) expenditures	(169)	6,298	-	0.00%
Net change in fund balance	<u>\$ (169)</u>	<u>\$ 6,298</u>	<u>\$ -</u>	<u>0.00%</u>
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>28,114</b>	<b>28,114</b>	
<b>FUND BALANCE, ENDING</b>		<u><b>\$ 34,412</b></u>	<u><b>\$ 28,114</b></u>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ 1	\$ 11	\$ 10	110.00%
Special Assmnts- Tax Collector	-	6,960	6,956	100.06%
Special Assmnts- Discounts	-	(246)	(278)	88.49%
<b>TOTAL REVENUES</b>	<b>1</b>	<b>6,725</b>	<b>6,688</b>	<b>100.55%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Misc-Assessmnt Collection Cost	-	134	139	96.40%
<b>Total Administration</b>	<b>-</b>	<b>134</b>	<b>139</b>	<b>96.40%</b>
<b><u>Right of Way</u></b>				
R&M-General	-	-	5,000	0.00%
Reserve - Roadways	-	-	1,549	0.00%
<b>Total Right of Way</b>	<b>-</b>	<b>-</b>	<b>6,549</b>	<b>0.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>134</b>	<b>6,688</b>	<b>2.00%</b>
Excess (deficiency) of revenues Over (under) expenditures	1	6,591	-	0.00%
Net change in fund balance	<u>\$ 1</u>	<u>\$ 6,591</u>	<u>\$ -</u>	<u>0.00%</u>
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>10,304</b>	<b>10,304</b>	
<b>FUND BALANCE, ENDING</b>		<u><b>\$ 16,895</b></u>	<u><b>\$ 10,304</b></u>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 2	\$ -	0.00%
Special Assmnts- Tax Collector	-	1,064	1,064	100.00%
Special Assmnts- Discounts	-	(38)	(43)	88.37%
<b>TOTAL REVENUES</b>	<b>-</b>	<b>1,028</b>	<b>1,021</b>	<b>100.69%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Misc-Assessmnt Collection Cost	-	21	21	100.00%
<b>Total Administration</b>	<b>-</b>	<b>21</b>	<b>21</b>	<b>100.00%</b>
<b><u>Right of Way</u></b>				
R&M-General	-	205	1,000	20.50%
<b>Total Right of Way</b>	<b>-</b>	<b>205</b>	<b>1,000</b>	<b>20.50%</b>
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>226</b>	<b>1,021</b>	<b>22.14%</b>
Excess (deficiency) of revenues Over (under) expenditures	-	802	-	0.00%
Net change in fund balance	\$ -	\$ 802	\$ -	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>-</b>	<b>-</b>	
<b>FUND BALANCE, ENDING</b>		<b>\$ 802</b>	<b>\$ -</b>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ 23	\$ 341	\$ 800	42.63%
Special Assmnts- Tax Collector	-	307,543	307,392	100.05%
Special Assmnts- Discounts	-	(10,877)	(12,296)	88.46%
Gate Bar Code/Remotes	98	2,883	-	0.00%
Pavilion Rental	195	430	-	0.00%
<b>TOTAL REVENUES</b>	<b>316</b>	<b>300,320</b>	<b>295,896</b>	<b>101.50%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Misc-Assessmnt Collection Cost	-	5,933	6,148	96.50%
Misc-Credit Card Fees	7	100	20	500.00%
<b>Total Administration</b>	<b>7</b>	<b>6,033</b>	<b>6,168</b>	<b>97.81%</b>
<b><u>Right of Way</u></b>				
Contracts-Security Services	39,871	145,224	154,000	94.30%
Contracts-Pest Control	98	258	240	107.50%
Communication - Teleph - Field	169	2,039	4,000	50.98%
Insurance - General Liability	-	777	816	95.22%
R&M-General	72	38,089	21,760	175.04%
R&M-Gate	8,605	18,163	16,800	108.11%
R&M-Streetlights	8,689	50,658	48,000	105.54%
Reserve - Roadways	-	-	44,112	0.00%
<b>Total Right of Way</b>	<b>57,504</b>	<b>255,208</b>	<b>289,728</b>	<b>88.09%</b>
<b>TOTAL EXPENDITURES</b>	<b>57,511</b>	<b>261,241</b>	<b>295,896</b>	<b>88.29%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	(57,195)	39,079	-	0.00%
Net change in fund balance	\$ (57,195)	\$ 39,079	\$ -	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>321,643</b>	<b>321,643</b>	
<b>FUND BALANCE, ENDING</b>		<b>\$ 360,722</b>	<b>\$ 321,643</b>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ 3	\$ 42	\$ 80	52.50%
Special Assmnts- Tax Collector	-	22,851	23,191	98.53%
Special Assmnts- Delinquent	-	351	-	0.00%
Special Assmnts- Discounts	-	(820)	(928)	88.36%
Gate Bar Code/Remotes	-	140	-	0.00%
<b>TOTAL REVENUES</b>	<b>3</b>	<b>22,564</b>	<b>22,343</b>	<b>100.99%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Misc-Assessmnt Collection Cost	-	448	464	96.55%
Misc-Credit Card Fees	-	2	5	40.00%
<b>Total Administration</b>	<b>-</b>	<b>450</b>	<b>469</b>	<b>95.95%</b>
<b><u>Right of Way</u></b>				
Communication - Teleph - Field	117	1,285	1,400	91.79%
Insurance - General Liability	-	316	332	95.18%
R&M-General	-	-	1,000	0.00%
R&M-Gate	546	993	3,800	26.13%
R&M-Streetlights	945	5,659	5,596	101.13%
Misc-Contingency	-	-	6,640	0.00%
Reserve - Roadways	-	-	3,106	0.00%
<b>Total Right of Way</b>	<b>1,608</b>	<b>8,253</b>	<b>21,874</b>	<b>37.73%</b>
<b>TOTAL EXPENDITURES</b>	<b>1,608</b>	<b>8,703</b>	<b>22,343</b>	<b>38.95%</b>
Excess (deficiency) of revenues Over (under) expenditures	(1,605)	13,861	-	0.00%
Net change in fund balance	<u>\$ (1,605)</u>	<u>\$ 13,861</u>	<u>\$ -</u>	<u>0.00%</u>
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>38,329</b>	<b>38,329</b>	
<b>FUND BALANCE, ENDING</b>		<u><b>\$ 52,190</b></u>	<u><b>\$ 38,329</b></u>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ 7	\$ 112	\$ 300	37.33%
Special Assmnts- Tax Collector	-	114,060	114,004	100.05%
Special Assmnts- Discounts	-	(4,034)	(4,560)	88.46%
<b>TOTAL REVENUES</b>	<b>7</b>	<b>110,138</b>	<b>109,744</b>	<b>100.36%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Misc-Assessmnt Collection Cost	-	2,200	2,280	96.49%
<b>Total Administration</b>	<b>-</b>	<b>2,200</b>	<b>2,280</b>	<b>96.49%</b>
<b><u>Right of Way</u></b>				
R&M-Streetlights	17,274	97,816	95,199	102.75%
Reserve - Roadways	-	-	12,265	0.00%
<b>Total Right of Way</b>	<b>17,274</b>	<b>97,816</b>	<b>107,464</b>	<b>91.02%</b>
<b>TOTAL EXPENDITURES</b>	<b>17,274</b>	<b>100,016</b>	<b>109,744</b>	<b>91.14%</b>
Excess (deficiency) of revenues Over (under) expenditures	(17,267)	10,122	-	0.00%
Net change in fund balance	<u>\$ (17,267)</u>	<u>\$ 10,122</u>	<u>\$ -</u>	<u>0.00%</u>
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>102,077</b>	<b>102,077</b>	
<b>FUND BALANCE, ENDING</b>		<u><b>\$ 112,199</b></u>	<u><b>\$ 102,077</b></u>	



**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ 1	\$ 14	\$ 25	56.00%
Special Assmnts- Tax Collector	-	7,850	7,847	100.04%
Special Assmnts- Discounts	-	(277)	(314)	88.22%
<b>TOTAL REVENUES</b>	<b>1</b>	<b>7,587</b>	<b>7,558</b>	<b>100.38%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Misc-Assessmnt Collection Cost	-	151	157	96.18%
<b>Total Administration</b>	<b>-</b>	<b>151</b>	<b>157</b>	<b>96.18%</b>
<b><u>Right of Way</u></b>				
R&M-Streetlights	837	4,854	4,999	97.10%
Reserve - Roadways	-	-	2,402	0.00%
<b>Total Right of Way</b>	<b>837</b>	<b>4,854</b>	<b>7,401</b>	<b>65.59%</b>
<b>TOTAL EXPENDITURES</b>	<b>837</b>	<b>5,005</b>	<b>7,558</b>	<b>66.22%</b>
Excess (deficiency) of revenues Over (under) expenditures	(836)	2,582	-	0.00%
Net change in fund balance	<u>\$ (836)</u>	<u>\$ 2,582</u>	<u>\$ -</u>	<u>0.00%</u>
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>14,530</b>	<b>14,530</b>	
<b>FUND BALANCE, ENDING</b>		<u><b>\$ 17,112</b></u>	<u><b>\$ 14,530</b></u>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ 8	\$ 118	\$ 150	78.67%
Special Assmnts- Tax Collector	-	37,285	37,266	100.05%
Special Assmnts- Discounts	-	(1,319)	(1,491)	88.46%
Gate Bar Code/Remotes	-	267	-	0.00%
<b>TOTAL REVENUES</b>	<b>8</b>	<b>36,351</b>	<b>35,925</b>	<b>101.19%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
Misc-Assessmnt Collection Cost	-	720	745	96.64%
Misc-Credit Card Fees	-	6	25	24.00%
<b>Total Administration</b>	<b>-</b>	<b>726</b>	<b>770</b>	<b>94.29%</b>
<b><u>Right of Way</u></b>				
Communication - Teleph - Field	106	1,470	850	172.94%
Insurance - General Liability	-	317	333	95.20%
R&M-General	-	5,205	4,701	110.72%
R&M-Drainage	-	-	3,000	0.00%
R&M-Gate	-	29,243	5,000	584.86%
Misc-Internet Services	-	-	1,272	0.00%
Misc-Contingency	-	-	10,026	0.00%
Reserve - Roadways	-	-	9,973	0.00%
<b>Total Right of Way</b>	<b>106</b>	<b>36,235</b>	<b>35,155</b>	<b>103.07%</b>
<b>TOTAL EXPENDITURES</b>	<b>106</b>	<b>36,961</b>	<b>35,925</b>	<b>102.88%</b>
Excess (deficiency) of revenues Over (under) expenditures	(98)	(610)	-	0.00%
Net change in fund balance	<u>\$ (98)</u>	<u>\$ (610)</u>	<u>\$ -</u>	<u>0.00%</u>
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>145,809</b>	<b>145,809</b>	
<b>FUND BALANCE, ENDING</b>		<u><b>\$ 145,199</b></u>	<u><b>\$ 145,809</b></u>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ 28	\$ 240	\$ -	0.00%
Special Assmnts- Tax Collector	-	175,986	175,900	100.05%
Special Assmnts- Discounts	-	(6,224)	(7,036)	88.46%
<b>TOTAL REVENUES</b>	<b>28</b>	<b>170,002</b>	<b>168,864</b>	<b>100.67%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
ProfServ-Dissemination Agent	-	-	1,000	0.00%
ProfServ-Trustee Fees	-	3,717	3,233	114.97%
Misc-Assessmnt Collection Cost	-	3,395	3,518	96.50%
<b>Total Administration</b>	<b>-</b>	<b>7,112</b>	<b>7,751</b>	<b>91.76%</b>
<b><u>Debt Service</u></b>				
Principal Debt Retirement	-	110,000	110,000	100.00%
Interest Expense	-	41,535	41,535	100.00%
<b>Total Debt Service</b>	<b>-</b>	<b>151,535</b>	<b>151,535</b>	<b>100.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>158,647</b>	<b>159,286</b>	<b>99.60%</b>
Excess (deficiency) of revenues Over (under) expenditures	28	11,355	9,578	118.55%
<b><u>OTHER FINANCING SOURCES (USES)</u></b>				
Contribution to (Use of) Fund Balance	-	-	9,578	0.00%
<b>TOTAL FINANCING SOURCES (USES)</b>	<b>-</b>	<b>-</b>	<b>9,578</b>	<b>0.00%</b>
Net change in fund balance	\$ 28	\$ 11,355	\$ 9,578	118.55%
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>135,828</b>	<b>135,828</b>	
<b>FUND BALANCE, ENDING</b>		<b>\$ 147,183</b>	<b>\$ 145,406</b>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 119	\$ -	0.00%
Special Assmnts- Tax Collector	-	209,527	210,000	99.77%
Special Assmnts- Delinquent	-	576	-	0.00%
Special Assmnts- Discounts	-	(7,431)	(8,400)	88.46%
<b>TOTAL REVENUES</b>	<b>-</b>	<b>202,791</b>	<b>201,600</b>	<b>100.59%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
ProfServ-Arbitrage Rebate	-	-	200	0.00%
ProfServ-Dissemination Agent	-	-	333	0.00%
ProfServ-Trustee Fees	-	4,337	4,337	100.00%
Misc-Assessmnt Collection Cost	-	4,053	4,200	96.50%
<b>Total Administration</b>	<b>-</b>	<b>8,390</b>	<b>9,070</b>	<b>92.50%</b>
<b><u>Debt Service</u></b>				
Principal Debt Retirement	-	245,000	245,000	100.00%
Interest Expense	-	9,800	9,800	100.00%
<b>Total Debt Service</b>	<b>-</b>	<b>254,800</b>	<b>254,800</b>	<b>100.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>263,190</b>	<b>263,870</b>	<b>99.74%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	(60,399)	(62,270)	0.00%
<b><u>OTHER FINANCING SOURCES (USES)</u></b>				
Operating Transfers-Out	-	(9,060)	-	0.00%
Contribution to (Use of) Fund Balance	-	-	(62,270)	0.00%
<b>TOTAL FINANCING SOURCES (USES)</b>	<b>-</b>	<b>(9,060)</b>	<b>(62,270)</b>	<b>0.00%</b>
Net change in fund balance	\$ -	\$ (69,459)	\$ (62,270)	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>69,459</b>	<b>69,459</b>	
<b>FUND BALANCE, ENDING</b>		<b>\$ -</b>	<b>\$ 7,189</b>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ 14	\$ 202	\$ -	0.00%
Special Assmnts- Tax Collector	-	307,804	307,653	100.05%
Special Assmnts- Discounts	-	(10,886)	(12,306)	88.46%
<b>TOTAL REVENUES</b>	<b>14</b>	<b>297,120</b>	<b>295,347</b>	<b>100.60%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
ProfServ-Arbitrage Rebate	-	-	200	0.00%
ProfServ-Dissemination Agent	-	-	333	0.00%
ProfServ-Trustee Fees	-	4,337	4,337	100.00%
Misc-Assessmnt Collection Cost	-	5,938	6,153	96.51%
<b>Total Administration</b>	<b>-</b>	<b>10,275</b>	<b>11,023</b>	<b>93.21%</b>
<b><u>Debt Service</u></b>				
Principal Debt Retirement	-	260,000	260,000	100.00%
Interest Expense	-	21,200	21,200	100.00%
<b>Total Debt Service</b>	<b>-</b>	<b>281,200</b>	<b>281,200</b>	<b>100.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>291,475</b>	<b>292,223</b>	<b>99.74%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	14	5,645	3,124	0.00%
<b><u>OTHER FINANCING SOURCES (USES)</u></b>				
Contribution to (Use of) Fund Balance	-	-	3,124	0.00%
<b>TOTAL FINANCING SOURCES (USES)</b>	<b>-</b>	<b>-</b>	<b>3,124</b>	<b>0.00%</b>
Net change in fund balance	\$ 14	\$ 5,645	\$ 3,124	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>85,262</b>	<b>85,262</b>	
<b>FUND BALANCE, ENDING</b>		<b>\$ 90,907</b>	<b>\$ 88,386</b>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ 25	\$ 341	\$ -	0.00%
Special Assmnts- Tax Collector	-	506,267	506,017	100.05%
Special Assmnts- Discounts	-	(17,905)	(20,241)	88.46%
<b>TOTAL REVENUES</b>	<b>25</b>	<b>488,703</b>	<b>485,776</b>	<b>100.60%</b>
<b><u>EXPENDITURES</u></b>				
<b><u>Administration</u></b>				
ProfServ-Arbitrage Rebate	-	-	200	0.00%
ProfServ-Dissemination Agent	-	-	333	0.00%
ProfServ-Trustee Fees	-	4,337	4,337	100.00%
Misc-Assessmnt Collection Cost	-	9,768	10,120	96.52%
<b>Total Administration</b>	<b>-</b>	<b>14,105</b>	<b>14,990</b>	<b>94.10%</b>
<b><u>Debt Service</u></b>				
Principal Debt Retirement	-	400,000	400,000	100.00%
Interest Expense	-	72,463	72,463	100.00%
<b>Total Debt Service</b>	<b>-</b>	<b>472,463</b>	<b>472,463</b>	<b>100.00%</b>
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>486,568</b>	<b>487,453</b>	<b>99.82%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	25	2,135	(1,677)	0.00%
<b><u>OTHER FINANCING SOURCES (USES)</u></b>				
Contribution to (Use of) Fund Balance	-	-	(1,677)	0.00%
<b>TOTAL FINANCING SOURCES (USES)</b>	<b>-</b>	<b>-</b>	<b>(1,677)</b>	<b>0.00%</b>
Net change in fund balance	\$ 25	\$ 2,135	\$ (1,677)	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>158,560</b>	<b>158,560</b>	
<b>FUND BALANCE, ENDING</b>		<b>\$ 160,695</b>	<b>\$ 156,883</b>	

**Statement of Revenues, Expenditures and Changes in Fund Balances**  
For the Period Ending August 31, 2017

ACCOUNT DESCRIPTION	AUG-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<b><u>REVENUES</u></b>				
Interest - Investments	\$ -	\$ 1,596	\$ -	0.00%
<b>TOTAL REVENUES</b>	<b>-</b>	<b>1,596</b>	<b>-</b>	<b>0.00%</b>
<b><u>EXPENDITURES</u></b>				
<b>TOTAL EXPENDITURES</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>0.00%</b>
Excess (deficiency) of revenues				
Over (under) expenditures	-	1,596	-	0.00%
Net change in fund balance	\$ -	\$ 1,596	\$ -	0.00%
<b>FUND BALANCE, BEGINNING (OCT 1, 2016)</b>		<b>680,840</b>	<b>-</b>	
<b>FUND BALANCE, ENDING</b>		<b>\$ 682,436</b>	<b>\$ -</b>	

**Westchase  
Community Development District**

Supporting Schedules

August 31, 2017



Non-Ad Valorem Special Assessments  
(Hillsborough County Tax Collector - Monthly Collection Distributions)  
For the Fiscal Year Ending September 30, 2017

					ALLOCATION BY FUND						
Date Received	Net Amount Received	Interest/ Discount Amount	Collection Costs	Gross Amount Received	001 General Fund Assessments	002 Harbor Links Fund Assessments	002 Harbor Links Fund Capital Improv.	003 The Enclave Fund Assessments	004 Saville Row Fund Assessments	005 Commercial Road Fund Assessments	008 Radcliffe Fund Assessments
Assessments Levied				\$ 4,589,649 100%	\$ 2,740,531 59.71%	\$ 66,403 1.45%	\$ 53,319 1.16%	\$ 18,174 0.40%	\$ 13,932 0.30%	\$ 6,956 0.15%	\$ 1,064 0.02%
11/03/16	42,590	2,268	869	45,728	27,304	662	531	181	139	69	11
11/15/16	458,082	19,475	9,349	486,906	290,737	7,045	5,656	1,928	1,478	738	113
11/23/16	874,135	37,152	17,839	929,127	554,792	13,443	10,794	3,679	2,820	1,408	215
12/07/16	2,158,841	91,768	44,058	2,294,667	1,370,171	33,199	26,658	9,087	6,966	3,478	532
12/15/16	164,649	6,676	3,360	174,685	104,307	2,527	2,029	692	530	265	40
01/06/17	154,517	4,915	3,153	162,585	97,081	2,352	1,889	644	494	246	38
02/07/16	154,165	2,735	3,193	160,093	95,593	2,316	1,860	634	486	243	37
03/08/17	75,125	831	1,533	77,490	46,270	1,121	900	307	235	117	18
04/06/17	133,213	52	2,719	135,984	81,198	1,967	1,580	538	413	206	32
5/8/2017	18,549	(409)	379	18,519	11,058	268	215	73	56	28	4
06/08/17	67,011	(1,937)	1,368	66,442	39,673	961	772	263	202	101	15
06/13/17	37,765	(1,122)	771	37,413	22,340	541	435	148	114	57	9
<b>TOTAL</b>	<b>4,338,643</b>	<b>162,405</b>	<b>88,590</b>	<b>4,589,639</b>	<b>2,740,525</b>	<b>66,403</b>	<b>53,319</b>	<b>18,174</b>	<b>13,932</b>	<b>6,956</b>	<b>1,064</b>
% COLLECTED				100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%
<b>TOTAL OUTSTANDING</b>				<b>10.59</b>	<b>6.33</b>	<b>0.15</b>	<b>0.12</b>	<b>0.04</b>	<b>0.03</b>	<b>0.02</b>	<b>0.00</b>

Non-Ad Valorem Special Assessments  
(Hillsborough County Tax Collector - Monthly Collection Distributions)  
For the Fiscal Year Ending September 30, 2016

ALLOCATION BY FUND									
102 The Greens Fund Assessments	103 Stonebridge Fund Assessments	104 West Park Village Fund Assessments	105 West Park Village Fund Assessments	106 Vineyards Fund Assessments	254 DS 2000 Fund Assessments	255 DS 2007-1 Fund Assessments	256 DS 2007-2 Fund Assessments	257 DS 2007-3 Fund Assessments	
\$ 307,392 6.70%	\$ 23,191 0.51%	\$ 114,004 2.48%	\$ 7,847 0.17%	\$ 37,266 0.81%	\$ 175,900 3.83%	\$ 210,000 4.58%	\$ 307,653 6.70%	\$ 506,017 11.03%	
3,063	231	1,136	78	371	1,753	2,092	3,065	5,042	
32,611	2,460	12,094	832	3,953	18,661	22,278	32,638	53,682	
62,228	4,695	23,079	1,588	7,544	35,609	42,512	62,281	102,438	
153,685	11,595	56,998	3,923	18,632	87,944	104,993	153,816	252,991	
11,700	883	4,339	299	1,418	6,695	7,993	11,709	19,259	
10,889	822	4,038	278	1,320	6,231	7,439	10,898	17,925	
10,722	809	3,977	274	1,300	6,136	7,325	10,731	17,650	
5,190	392	1,925	132	629	2,970	3,546	5,194	8,543	
9,108	687	3,378	232	1,104	5,212	6,222	9,115	14,992	
1,240	94	460	32	150	710	847	1,241	2,042	
4,450	336	1,650	114	539	2,546	3,040	4,454	7,325	
2,506	189	929	64	304	1,434	1,712	2,508	4,125	
<b>307,391</b>	<b>23,191</b>	<b>114,004</b>	<b>7,846</b>	<b>37,266</b>	<b>175,899</b>	<b>210,000</b>	<b>307,652</b>	<b>506,016</b>	
100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	
<b>0.71</b>	<b>0.05</b>	<b>0.26</b>	<b>0.02</b>	<b>0.09</b>	<b>0.41</b>	<b>0.48</b>	<b>0.71</b>	<b>1.17</b>	

## **Third Order of Business**

**3A.**

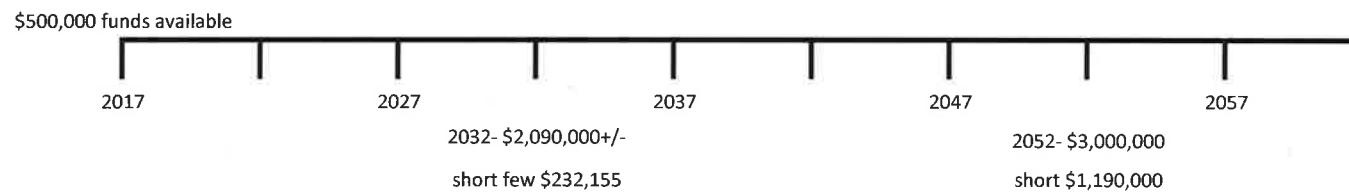
August 22, 2017

# Westchase Pavement Maintenance Cost Comparision

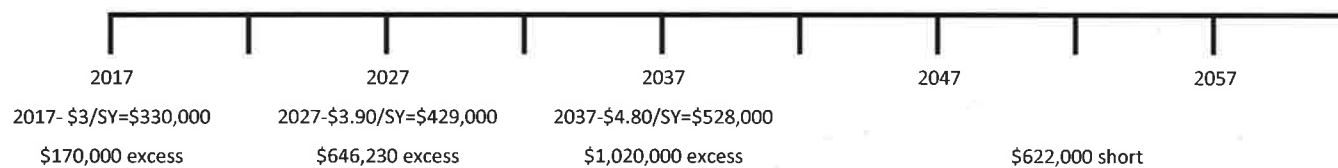
Asphalt Area 110,000 SY

Annual Reserve - \$90,523

## Milling/Re-surfacing



## Pavement Management



















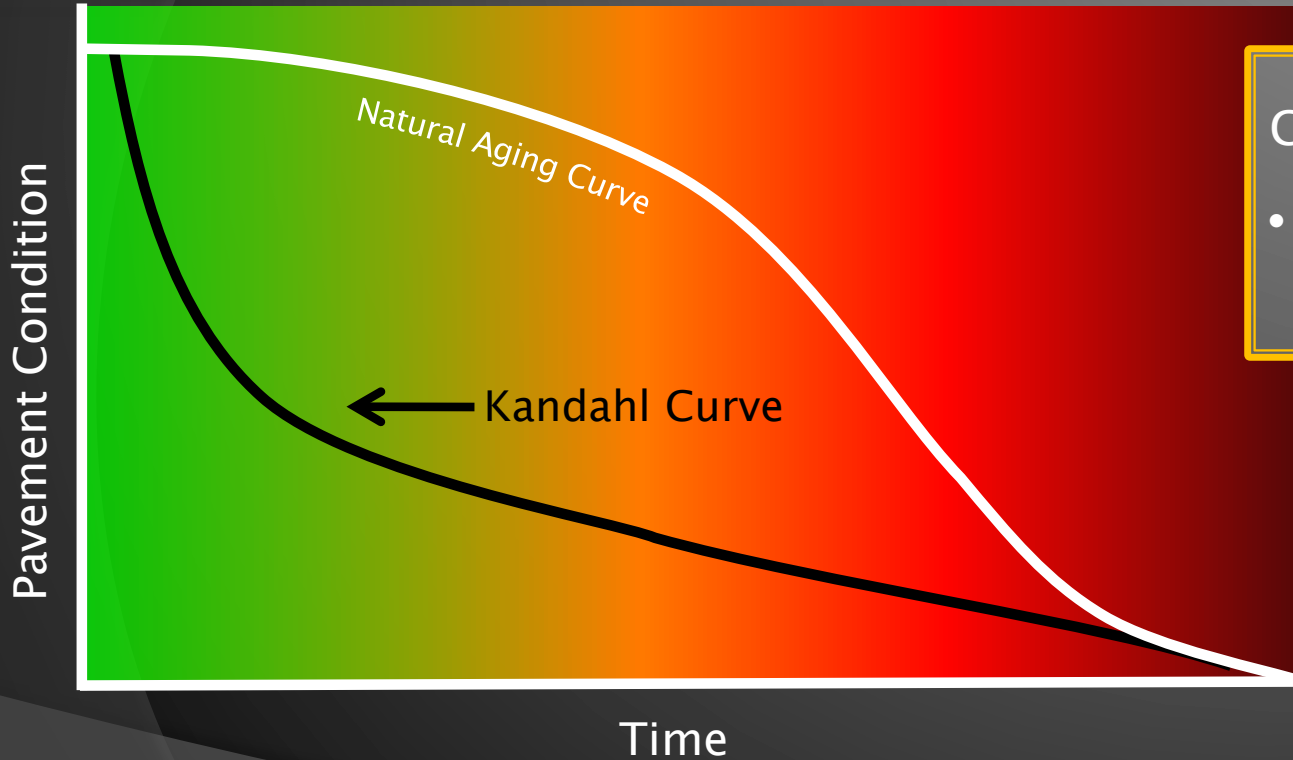






# Lowering Pavement Ownership Costs

# Pavement Life Cycle



## Common mistakes:

- Misunderstanding of pavement life cycle.



## Foundation for Pavement Preservation

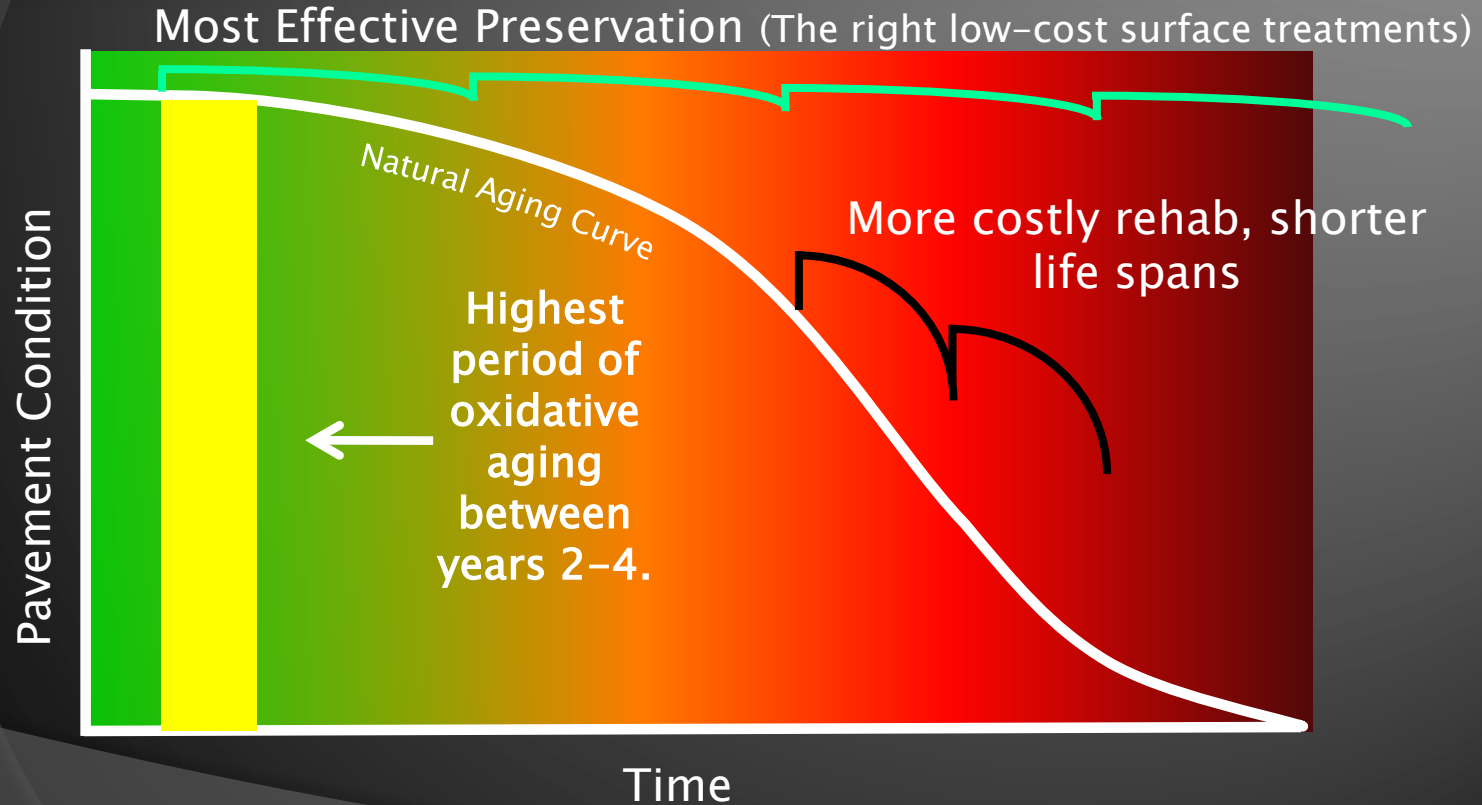
...The oxidative aging of pavements begins at the time of construction and continues throughout a pavement's life. However, **most oxidative aging occurs within the first two to four years of service life.**

Excerpt from FP2 press release:  
FP2 Sponsors Research Evaluating Emulsified Sealer/Binders For  
Extending Asphalt Pavement Life





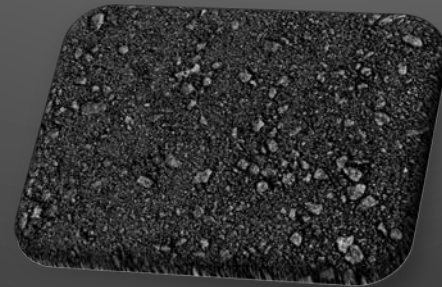
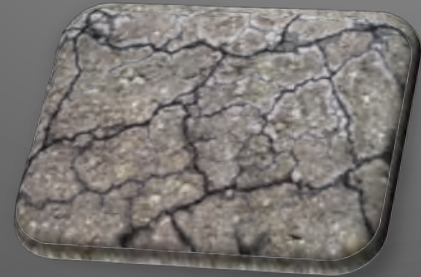
# Pavement Life Cycle



# Strategies for LOW COST Pavement Preservation

## Common mistakes:

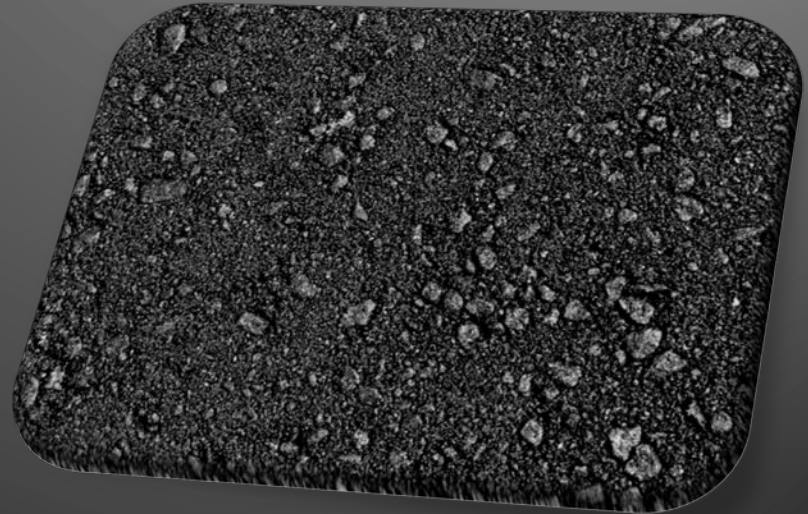
- Focusing the on the oldest, worst pavement and neglecting pavement in good condition.
- FACT: Newer pavement is in more urgent need of protective treatments than older pavement.



# Strategies for LOW COST Pavement Preservation

## The Basics of Asphalt Preservation

- Asphalt pavement (or Asphalt cement) is made up of primarily two components:
  - Aggregate – rock
  - Asphalt Binder – “glue” that holds the rock in place



# Strategies for LOW COST Pavement Preservation

## The Basics of Asphalt Preservation

- The key to extending pavement life is to preserve the asphalt binder.  
**STOP OXIDATION!**
  - Oxidation causes:
    - Raveling (loss of bond between aggregate and binder)
    - Cracking





# Strategies for LOW COST Pavement Preservation

## The Basics of Asphalt Preservation

- Primary accelerators of OXIDATION:



# Strategies for LOW COST Pavement Preservation

## The Basics of Asphalt Preservation

- Primary accelerators of OXIDATION:

- UV Rays



- Moisture



# Pavement Preservation

Secrets that most people don't know about pavement:

- “Every \$1 spent in keeping a good road good precludes spending \$6–\$14 to rebuild one that has deteriorated.”



Now

=



Later

Source:

**AASHTO**  
THE VOICE OF TRANSPORTATION

American Association  
of State Highway and  
Transportation Officials

**HA5<sup>TM</sup>**

High Density Mineral Bond





# HA5 High Density Mineral Bond

## Where in the toolbox does HA5 fit?

HA5 is for pavements still in good condition. Goal of HA5 is to cost effectively preserve the binder. In most cases... pavements with a PCI of 70 or higher benefit the most.



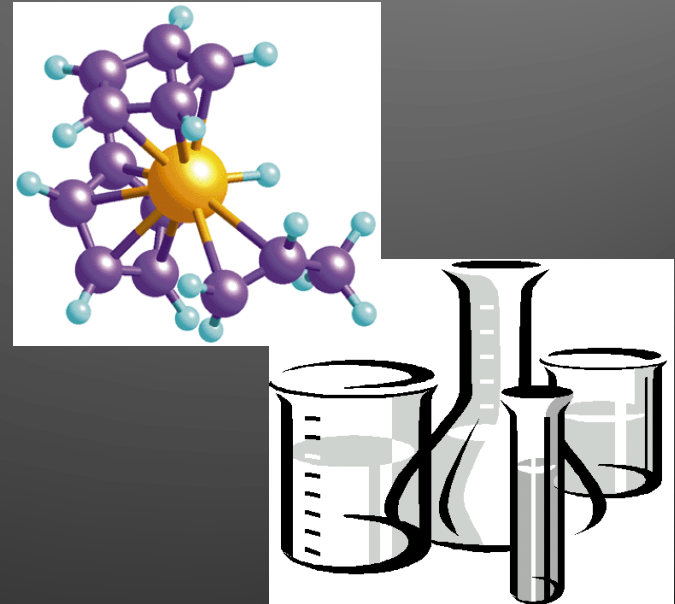


# High Density Mineral Bond

HA5 features include:

- A specialized, non-ionic emulsion specifically engineered to carry mineral types that are not compatible with anionic and cationic emulsions.
- A proprietary blend of ultra-dense, angular-shaped fine aggregates formerly unavailable in a thin surface treatment.
- A combination of specific polymers that combat oxidation by deflecting Ultra-Violet Rays.
- Installation requires custom-built equipment designed to install a High Density Mineral Bond.

## What is HA5?



# HA5 High Density Mineral Bond



All cores pulled in 2011.

Pavement installed  
1999

Slurry Type II  
Installation 2007

Pavement installed  
1999

Chip Seal  
Installation 2008

Pavement installed  
1995

HA5  
Installations 2002 & 2008



# High Density Mineral Bond

## What is HA5?

### HA5 Benefits:

- Effectively extends pavement life by preserving the asphalt binder.
- Reduces cracking & raveling.
- No loose aggregate or grainy residue on the surface post installation.
- Exceptionally high public approval.
- Durability proven with multiple case studies since 2002.
- Newest form of preservation in FL.







Sun River  
Age of Treatment Installation:  
2004 (8 YEARS – 2012)

**HA5**

Pavement Installation: 1998





# Pavement Installation: 1996



Agenda Page 102

**HA5**

Ivins City 1060 South  
Age of Treatment Installation:  
2002 (2012 -10 YEARS)







Legacy Uxbridge Dr.  
Age of Treatment Installation:  
2002 (12 Years – 2012)





Original paving of streets: 1999

Close-up view

Premium seal coat installation:  
May 2009

Seal coat



HA5

HA5 installation: May 2009



Painted Desert  
Age of Treatment Installation:  
2009 (4 YEARS – 2013)





# Engineering Report: 9x LESS CRACKING



“HA5 has preserved and extended the life of the roadway pavement surface... and was a superior treatment to the alternative section evaluation.”

Jason Smith, P.E.  
Principal, Rosenberg Engineering



Painted Desert  
Age of Treatment Installation:  
2009 (4 YEARS – 2013)





# I-59 Birmingham, AL



High Density Mineral Bond





# Highway 72 Alabama



Agenda Page 107





# Highway 72 Alabama



Agenda Page 108





## Roswell, GA (Atlanta Metro)



**HA5** High Density Mineral Bond

# St. Ives Country Club (Atlanta Metro)

Agenda Page 140





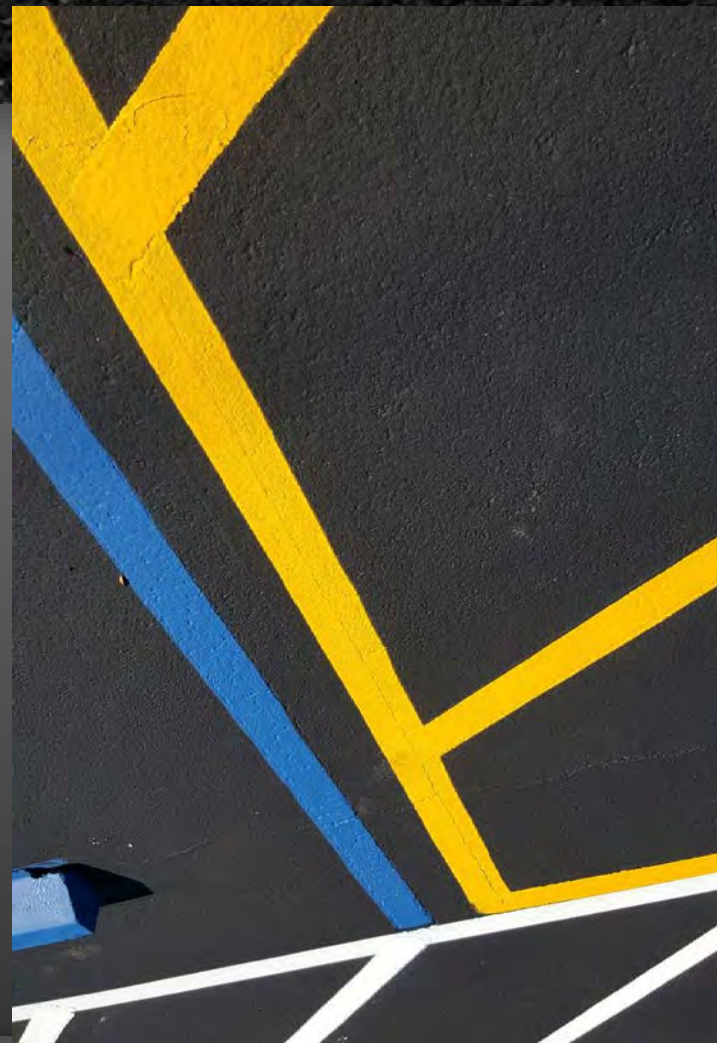


Before HA5  
Margate, Florida





**HA5**



Margate, Florida









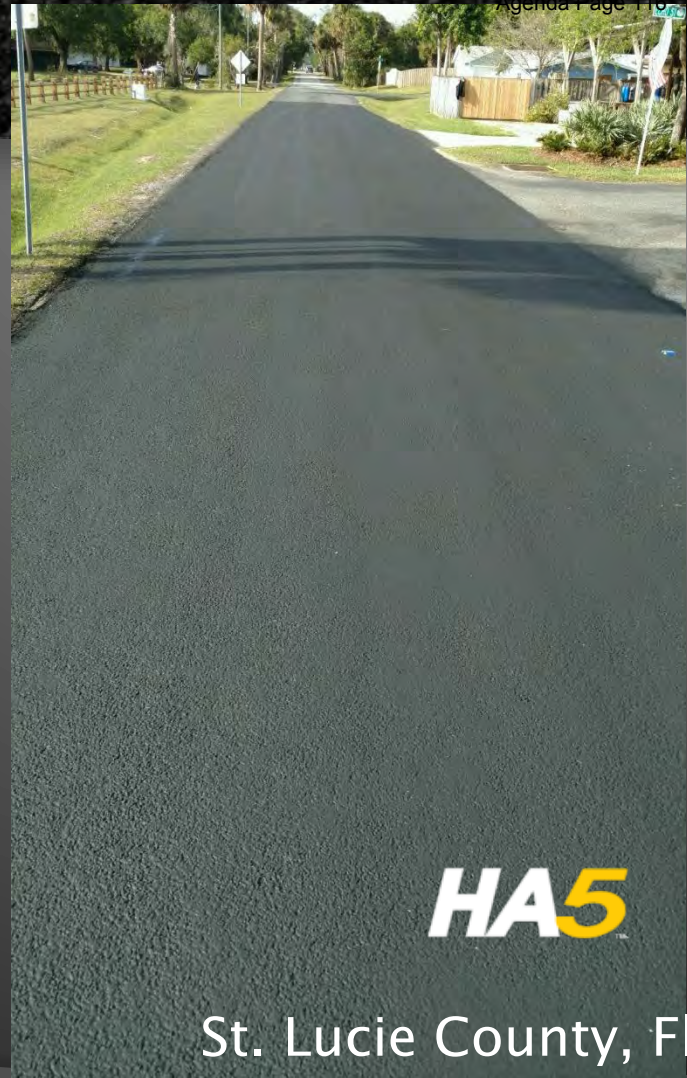
Before  
HA5

St. Lucie  
County,  
Florida



HA5 over Chip Seal





**HA5**



HA5 over Chip Seal

St. Lucie County, Florida





HA5 over Chip Seal (Cape Seal) St. Lucie County, Florida





Palm Beach County, Florida  
Chickamauga Ave., West Palm Beach







Palm Beach County, Florida  
Chickamauga Ave., West Palm Beach







**HA5**

Palm Beach County, Florida  
Chickamauga Ave.  
West Palm Beach



## Quality Control



We make the product



We fabricate the equipment

## 5-Year Warranty



We install the product

## **Sixth Order of Business**

## Board Meeting for September 12, 2017

### Landscape

- Palm Tree Trimming completed
- New Planting are installed on Countryway medians (adding more color)
- De-mossing is in process on Linebaugh & Countryway

### Irrigation

- Discovering damage to irrigation System due to construction on Linebaugh  
Being addressed with contractor

### Resident Request

- 10748 Ayrshire Dr (Diane J Berube) requested the placement of a fountain on their pond.
- WOW annual Westchase Run is on October 28, 2017
- The West Park Village would like the use of the Bell Tower area on October 26<sup>th</sup> for a community event

### Engineering Suggestions

- <https://www.youtube.com/watch?> This is a link on the coating that Tonja is recommended
- Stantec surveyed the Alleyways picture in Dropbox

### Update

- Pond tri-fold completed and being delivered.

## **Field Office Report for October 3<sup>rd</sup> 2017 meeting**

### **Hurricane**

- Minor damage to property, down trees debris etc.
- We brought in a contractor to assist with debris removal from homeowners and common areas
- Expenses incurred for Hurricane cleanup
  - Daily 4 man crew TOTAL \$13,500
  - Misc Tree Stakes/wood \$260.00
  - Grapple Truck Appx \$5,000
  - Stump Grinding \$2950.00
- Have ordered 27 replacement street trees, should be delivered the following week.

### **The Green**

- DwellingLive gate program letters have all been mailed to all homeowners.
- Training classes are October 5<sup>th</sup> at 1pm or October 10<sup>th</sup> at 9am Swim & Tennis Center (Countryway)

### **Irrigation**

- Due to the county project on Linebaugh we have various problems with our irrigation system
- Davey's is bringing a specialty company to track the wiring who will be dealing directly with Westra as this will be a costly repair.
- We have 4 satellites (163 zones) down to due construction issues

