

**WESTCHASE
COMMUNITY DEVELOPMENT DISTRICT**

AGENDA PACKAGE

DECEMBER 5, 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

November 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, December 5, 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 November 7, 2017 Meeting Minutes with Any Corrections Submitted
 - B. Acceptance of Financial Statements as of October, 2017
3. Engineer's Report
4. Attorney's Report
5. Manager'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.

RE: WESTCHASE COMMUNITY
DEVELOPMENT DISTRICT

TRANSCRIPT OF: BOARD MEETING

DATE: November 7, 2017

TIME: 4:00 p.m. - 6:10 p.m.

PLACE: Westchase Community
Association Office
10049 Parley Drive
Tampa, Florida

REPORTED BY: Kimberly Ann Roberts
Notary Public
State of Florida at Large

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APPEARANCES:
WESTCHASE COMMUNITY DEVELOPMENT
DISTRICT BOARD MEMBERS:

Jim Mills, Chairman (Telephonically)
Greg Chesney
Matthew Lewis
Brian Ross
Barbara Hessler Griffith

ALSO PRESENT:

SEVERN TRENT SERVICES:

Mark Vega

DISTRICT ATTORNEY:

Erin McCormick

DISTRICT ENGINEER:

Tonja Stewart

WESTCHASE STAFF:

Doug Mays
Sonny Whyte

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1 The transcript of Westchase Community
2 Development District Board Meeting, on the 7th day
3 of November, 2017, at the Westchase Community
4 Association Office, 10049 Parley Drive, Tampa,
5 Florida, beginning at 4:00 p.m., reported by
6 Kimberly Ann Roberts, Notary Public in and for the
7 State of Florida at Large.

8 * * * * *

9 MR. CHESNEY: I would like to call to
10 order the Tuesday, November 7th, Westchase
11 Community Development District meeting.
12 Please let the record note that all
13 supervisors are attending. Jim Mills is
14 attending by phone. Awesome.
15 Pledge of Allegiance, would you join me,
16 please.
17 (The Pledge of Allegiance was recited.)
18 MR. CHESNEY: Okay. Can I have a motion
19 to accept the consent agenda, please?
20 MR. ROSS: I'll so move.
21 MR. CHESNEY: Can I have a second?
22 MS. GRIFFITH: Second.
23 MR. CHESNEY: All in favor signify by
24 raising their hand. And, Jim, can you say,
25 "Aye"?

<p style="text-align: right;">Page 5</p> <p>1 MR. MILLS: Aye.</p> <p>2 (All board members signify in the</p> <p>3 affirmative.)</p> <p>4 MR. CHESNEY: Let the record reflect</p> <p>5 that it was approved five to zero.</p> <p>6 (Motion passes.)</p> <p>7 MR. CHESNEY: Okay. George Cassady --</p> <p>8 MR. CASSADY: Right here.</p> <p>9 MR. CHESNEY: -- would you stand up? I</p> <p>10 think it's my understanding that all these</p> <p>11 wonderful people really want to hear from you</p> <p>12 and not from us, so I'll give you a few</p> <p>13 minutes to address the group.</p> <p>14 MR. CASSADY: Absolutely.</p> <p>15 Good afternoon, everyone. I'm</p> <p>16 representing the Public Utilities Department,</p> <p>17 and we are the ones that are installing the</p> <p>18 new reclaimed water line that's out on</p> <p>19 Linebaugh that you have been enjoying for the</p> <p>20 last six or seven months.</p> <p>21 So there were a couple conversations, a</p> <p>22 couple of things that happened over the last</p> <p>23 couple of months, and we traded some emails.</p> <p>24 And so I thought I would make myself available</p> <p>25 to you to answer any questions that you might</p>	<p style="text-align: right;">Page 7 Agenda Page 6</p> <p>1 MR. CASSADY: Okay.</p> <p>2 MR. CHESNEY: -- because this is being</p> <p>3 recorded for the meeting.</p> <p>4 MR. CASSADY: Perfect. So then the</p> <p>5 second question had to do with the irrigation</p> <p>6 system. And so our contractor, in the course</p> <p>7 of all of their excavation and all of their</p> <p>8 digging, they just beat up the entire</p> <p>9 irrigation system from one end to the next.</p> <p>10 And so it's one of those things where</p> <p>11 you don't know what you don't know until</p> <p>12 someone says something. So, thankfully, Erin</p> <p>13 had communicated and I think some of the</p> <p>14 other staff communicated that the irrigation</p> <p>15 system was damaged, things weren't getting</p> <p>16 irrigated. Big concern, obviously, for the</p> <p>17 landscaping. You guys have invested a</p> <p>18 fortune into that. We don't want that to be</p> <p>19 damaged.</p> <p>20 So I'm happy to report, I think, the</p> <p>21 contractor has come back and repaired a</p> <p>22 significant number of the damaged valves and</p> <p>23 damaged lines. They're working on, you know,</p> <p>24 a control wire that basically communicates</p> <p>25 from a timing unit from a (unintelligible) to</p>
<p style="text-align: right;">Page 6</p> <p>1 have lingering.</p> <p>2 There were a couple items that Erin had</p> <p>3 transmitted to me a couple of weeks ago, and,</p> <p>4 in particular, it was a question regarding the</p> <p>5 restoration: Once the project is completed,</p> <p>6 once we're finished up with our pipeline</p> <p>7 installation, what happens, what happens to</p> <p>8 the areas that have been disturbed.</p> <p>9 And it is our standard practice to</p> <p>10 restore the area to as good, if not better,</p> <p>11 condition. We've got video of the route of</p> <p>12 the roadway pre-construction from one end of</p> <p>13 this, beginning to the other end.</p> <p>14 And so if there are any questions that</p> <p>15 come up, "Hey, the sidewalk is in the wrong</p> <p>16 place," "Hey, the curb wasn't damaged before,"</p> <p>17 we will be happy to go back to the video and</p> <p>18 inspect the video. If there are any damages</p> <p>19 existing as a result of this construction,</p> <p>20 we'll come back and address it.</p> <p>21 Anything on that? Any questions on</p> <p>22 that?</p> <p>23 MR. CHESNEY: So when you're done, I'll</p> <p>24 let people address, and when they do I need to</p> <p>25 take down who they are --</p>	<p style="text-align: right;">Page 8</p> <p>1 the valves themselves.</p> <p>2 When they open and close, there's a wire</p> <p>3 that's damaged that they're locating. I'm not</p> <p>4 quite sure, but I think, as of last week, they</p> <p>5 were working with your on-site landscape care</p> <p>6 or your irrigation contractor to find that</p> <p>7 wire and get it to a place where it's</p> <p>8 repaired. At the end of the day, we'll pay</p> <p>9 for it to be repaired. We damaged it, and</p> <p>10 we'll repair it.</p> <p>11 Lastly, was some extended communication</p> <p>12 regarding hurricane preparation, and, really,</p> <p>13 the focus was what didn't happen out on</p> <p>14 Linebaugh in advance of the hurricane coming</p> <p>15 this way, Hurricane Irma I'm referencing.</p> <p>16 So like anything else, we have a plan in</p> <p>17 place to be able to secure our construction</p> <p>18 sites. We do this -- we have construction</p> <p>19 occurring all over the county. The Public</p> <p>20 Utilities Department sponsors about</p> <p>21 \$150,000,000 worth of construction annually.</p> <p>22 And so we have contractors working from one</p> <p>23 corner to the other.</p> <p>24 And so we have preparedness procedures</p> <p>25 in place: We strap things down, we remove</p>

<p style="text-align: right;">Page 9</p> <p>1 things that can go airborne with high winds.</p> <p>2 We remove those from the job site. Our</p> <p>3 contractors are kind of used to the drill.</p> <p>4 In this particular case, I think there</p> <p>5 were a couple of things that might have gone</p> <p>6 overlooked, because we really and truly --</p> <p>7 there was degrees of preparation. At one time</p> <p>8 it was a tropical storm. The next thing you</p> <p>9 know it's a hurricane, and the next was the</p> <p>10 worst of all fears, which was, we were going to</p> <p>11 see a Category 3 and possibly Category 4-type</p> <p>12 winds.</p> <p>13 And so at the last minute, there were</p> <p>14 additional preparation steps that were taken</p> <p>15 to remove things like Port-O-Lets from the</p> <p>16 side, remove barrels, some barrels were left</p> <p>17 in place. And at the end of it all, it really</p> <p>18 gave us an opportunity to look at our</p> <p>19 procedures, to look at what we will need to</p> <p>20 revise going forward in another preparedness</p> <p>21 fashion.</p> <p>22 We left barrels in place that marked</p> <p>23 travel lanes, and one of the overriding</p> <p>24 concerns was the barrels represented a flying</p> <p>25 hazard in a high wind, and we don't disagree</p>	<p style="text-align: right;">Page 11 Agenda Page 7</p> <p>1 health and safety, and that's what going to</p> <p>2 stand behind. We're going to make sure that</p> <p>3 whatever we do is supporting the community and</p> <p>4 supporting the neighborhood. So that was</p> <p>5 about it for me.</p> <p>6 MR. CHESNEY: Okay. Any supervisor</p> <p>7 questions for Mr. Cassidy? Mr. Ross.</p> <p>8 MR. ROSS: First of all, thank you for</p> <p>9 coming. I mean that very genuinely. That</p> <p>10 tells something to us and the community that</p> <p>11 you care about how we feel about things and</p> <p>12 such, and so I thank you for that.</p> <p>13 Part of the dilemma for me with regard</p> <p>14 to the hurricane was the barrels, that if I</p> <p>15 had a house along there, I would have been</p> <p>16 concerned is one of those barrels going to get</p> <p>17 swept up and crash in a window or a sliding</p> <p>18 glass door or whatever. So I'm glad to hear</p> <p>19 that you and your staff are cognizant that</p> <p>20 that is an issue.</p> <p>21 One of the things that I would have</p> <p>22 liked to have seen is some communication from</p> <p>23 the contractor to the community that it was --</p> <p>24 had determined that the left-behind barrels</p> <p>25 were safe.</p>
<p style="text-align: right;">Page 10</p> <p>1 with that.</p> <p>2 The barrels were weighted down</p> <p>3 additionally, but then the question becomes</p> <p>4 really, what is the right amount of securing,</p> <p>5 what's the right amount of weighting for a</p> <p>6 heavy storm?</p> <p>7 So we're going to be looking at that,</p> <p>8 not just for this job, obviously, but across</p> <p>9 the county because it applies to every job</p> <p>10 that we do.</p> <p>11 The question that we ultimately have to</p> <p>12 satisfy is, when you have the roads that are</p> <p>13 impacted by construction and you're changing</p> <p>14 the path of the lane of travel, you have to</p> <p>15 mark that. We're obligated to mark that.</p> <p>16 And even in a storm event, not the</p> <p>17 people who are going to be out driving, but,</p> <p>18 you know, it's that moment right before the</p> <p>19 storm hits and right after when people are</p> <p>20 out, we have to figure out a way to clearly</p> <p>21 mark lanes of travel so that we don't end up</p> <p>22 with another hazard on our hands.</p> <p>23 So we will continue to review those</p> <p>24 storm preparation measures. At the end of</p> <p>25 the day, I mean, our obligation is public</p>	<p style="text-align: right;">Page 12</p> <p>1 So, by way of example, if it was the</p> <p>2 contractor's position that the barrels would</p> <p>3 survive 95-miles-per-hour winds -- I'm just</p> <p>4 making that number up -- it would have been</p> <p>5 great -- and I know they're a third-party</p> <p>6 vendor's barrels -- but somehow marked with,</p> <p>7 say, a bright yellow bumper sticker or</p> <p>8 something, somehow communicating to the</p> <p>9 drivers, to the nearby residents, et cetera,</p> <p>10 that these barrels aren't at risk.</p> <p>11 MR. CASSADY: Right. Right.</p> <p>12 MR. ROSS: And so if you could give that</p> <p>13 some thought in your deliberations in</p> <p>14 reviewing your protocol, have a -- whether</p> <p>15 it's barrels or anything else, that they're</p> <p>16 safe and they're not at risk of moving off the</p> <p>17 ground.</p> <p>18 I would also just personally observe, I</p> <p>19 didn't see all of the barrels weighted down,</p> <p>20 and so as you kind of go through your</p> <p>21 processes, whatever is the checking process to</p> <p>22 go back and review a contractor's preparation</p> <p>23 protocol, make sure there's someone either</p> <p>24 from your staff or whoever else that's going</p> <p>25 out and making sure that all the T's have been</p>

<p style="text-align: right;">Page 13</p> <p>1 crossed and the I's have dotted, that would be</p> <p>2 fantastic.</p> <p>3 MR. CASSADY: Good point.</p> <p>4 MR. ROSS: And then I guess I would add</p> <p>5 to this issue, there was frustration that it</p> <p>6 appeared that the contractor was not in</p> <p>7 lockstep with the county's attitude about</p> <p>8 customer service.</p> <p>9 To me, there was a gap there, and I don't</p> <p>10 want to pass judgment, but I can only share</p> <p>11 with you that it seemed the community was not</p> <p>12 receiving the feedback it wanted, the</p> <p>13 assurances it wanted; and that was a crying</p> <p>14 shame. It caused a lot of unnecessary</p> <p>15 anxiety.</p> <p>16 MR. CASSADY: Right.</p> <p>17 MR. ROSS: And I stand by that the same</p> <p>18 spirit that you're conveying to me, we're just</p> <p>19 the customers, we just want to feel good about</p> <p>20 the work that's being done, nothing more or</p> <p>21 less than that; and to the extent they could</p> <p>22 have been a little more sensitive -- and I</p> <p>23 don't know how you could wrap that into your</p> <p>24 protocol. Maybe they could -- your office</p> <p>25 could come up with some sort of form letter,</p>	<p style="text-align: right;">Page 15 Agenda Page 8</p> <p>1 MR. ROSS: You'll fix it. And you'll --</p> <p>2 okay. And I'll just accept your</p> <p>3 representation. Again, I thank you for coming</p> <p>4 out here.</p> <p>5 MR. CASSADY: And that's really a valid</p> <p>6 point. So oftentimes we will -- our</p> <p>7 expectation is the contractor to do the right</p> <p>8 thing, and sometimes their opinion of the</p> <p>9 right thing and ours is different.</p> <p>10 So if we feel as though those repairs</p> <p>11 need to be made, restoration needs to be made,</p> <p>12 we will pursue it, and I will battle the</p> <p>13 contractor later.</p> <p>14 That should not hold up anything that</p> <p>15 happens in the community. So, I mean, I'll</p> <p>16 take the burden of fighting with the</p> <p>17 contractor later. I don't want our</p> <p>18 disagreement -- I know that -- I'm not saying</p> <p>19 it is a disagreement, but if there were, that</p> <p>20 shouldn't delay your restoration or your</p> <p>21 project being finishing up. So we'll take</p> <p>22 care of it.</p> <p>23 MR. ROSS: And just before I forget this</p> <p>24 one last point, we do have not only a</p> <p>25 contractor out here, but we also have an</p>
<p style="text-align: right;">Page 14</p> <p>1 that if this happens again as part of your</p> <p>2 storm preparations, the contractor has to post</p> <p>3 that, that letter on their website, or issue</p> <p>4 it to local media or present it to local</p> <p>5 affected neighbors within so many feet or</p> <p>6 yards whatever.</p> <p>7 Again, I don't want to tell you how you</p> <p>8 do your job. But if you could just give that</p> <p>9 some thoughtfulness, that would be great.</p> <p>10 MR. CASSADY: Sure.</p> <p>11 MR. ROSS: Lastly, I'm not clear whether</p> <p>12 there has been agreement between the</p> <p>13 contractor and the county and the district as</p> <p>14 to the damage being repaired.</p> <p>15 I know you just made that affirmative</p> <p>16 statement, "Trust me, it will be taken care</p> <p>17 of." Because of the whole situation, I have</p> <p>18 some concerns about that.</p> <p>19 I don't want to doubt your</p> <p>20 representation or word or whatever that -- and</p> <p>21 so I guess I just want to make sure in my own</p> <p>22 mind what you're stating is, if the contractor</p> <p>23 refuses to repair the irrigation, the</p> <p>24 irrigation wiring, the county is going to --</p> <p>25 MR. CASSADY: We'll fix it.</p>	<p style="text-align: right;">Page 16</p> <p>1 inspector come out.</p> <p>2 And so to the extent you were not aware</p> <p>3 of that, our inspector would be able to</p> <p>4 provide additional ammunition, for lack of a</p> <p>5 better word, in your discussions with a</p> <p>6 contractor, to affirm this was the standard of</p> <p>7 the landscaping and such.</p> <p>8 And so, again, Doug would have all that,</p> <p>9 and he'd be able to share that with you as to</p> <p>10 the inspector's comments.</p> <p>11 MR. CASSADY: I would never, ever, ever</p> <p>12 want to diminish the importance of a couple</p> <p>13 thousand dollars, but a \$3,000,000 project, and</p> <p>14 a couple thousand dollars for irrigation</p> <p>15 really isn't going to get in the way of us</p> <p>16 providing you a satisfactory project.</p> <p>17 MR. ROSS: Again, thank you for coming</p> <p>18 out.</p> <p>19 MR. CASSADY: You're welcome.</p> <p>20 MR. CHESNEY: Anything -- Matt.</p> <p>21 MR. LEWIS: Real briefly -- thank you</p> <p>22 for coming, by the way -- how is the progress</p> <p>23 of the project coming along for maybe</p> <p>24 everybody in the room here?</p> <p>25 MR. CASSADY: So I believe it's</p>

<p style="text-align: right;">Page 17</p> <p>1 advancing very well. The project manager</p> <p>2 indicated to me this morning that the project</p> <p>3 should be complete by the end of January or</p> <p>4 the first week of February.</p> <p>5 So that's done, restored, buttoned up,</p> <p>6 cleaned up, and we're off the site.</p> <p>7 MR. LEWIS: Thank you.</p> <p>8 MR. CASSADY: Sure. So does everybody</p> <p>9 have a little bit of history with the whole</p> <p>10 original line that we're replacing? Do you</p> <p>11 guys know the history?</p> <p>12 AUDIENCE MEMBER: No. No.</p> <p>13 MR. CHESNEY: All right. So any</p> <p>14 additional supervisor questions for</p> <p>15 Mr. Cassady?</p> <p>16 MS. GRIFFITH: No. I guess it's -- the</p> <p>17 same thing, I appreciate you being here today.</p> <p>18 And the end of the day, this really is between</p> <p>19 the county and the residents of Westchase and</p> <p>20 the people who drive through this community</p> <p>21 along Linebaugh.</p> <p>22 So the CDD has somewhat become an</p> <p>23 advocate for our residents even though those</p> <p>24 barrels don't necessarily affect the CDD, but</p> <p>25 they affect our residents, so we're sort of</p>	<p style="text-align: right;">Page 19 Agenda Page 9</p> <p>1 MR. CASSADY: Yeah, so that's a really,</p> <p>2 really good item to point out. And so, first,</p> <p>3 I'll tell you that, you know, the last that</p> <p>4 anything came close to this was 2004, if</p> <p>5 anybody was around for Hurricane Charley.</p> <p>6 This was really the last -- this is the</p> <p>7 most recent one from that event, and prior to</p> <p>8 that, it was 1985 when Elena came through.</p> <p>9 So we got moments in time where we had</p> <p>10 to respond to really significant storms coming</p> <p>11 our way. We missed on some communication</p> <p>12 opportunities. Clearly, we missed on some</p> <p>13 communication opportunities.</p> <p>14 We were busy battening down the hatches,</p> <p>15 and the efforts to make sure we're doing what</p> <p>16 we need to do for our facilities, for our</p> <p>17 construction sites, for our own buildings and</p> <p>18 for our own staff -- I've got 700 people --</p> <p>19 and in my department we're all responsible to</p> <p>20 be available before, during and after a storm,</p> <p>21 and just the coordination of making sure we're</p> <p>22 talking and know where people are supposed to</p> <p>23 be and where we're going to go, you know,</p> <p>24 basically be safe during the storm.</p> <p>25 I had families that had to move out of</p>
<p style="text-align: right;">Page 18</p> <p>1 advocating on their behalf.</p> <p>2 I will say that Chris Barrett, with the</p> <p>3 World of Westchase, which is essentially the</p> <p>4 communications arm for Westchase, does a</p> <p>5 fantastic job of communicating with our</p> <p>6 residents, and he -- you know, Chris also</p> <p>7 really took a lot of his own personal time to</p> <p>8 make phone calls into the county and, you</p> <p>9 know, sort of understand how we can get</p> <p>10 somebody come out here and address the</p> <p>11 barrels.</p> <p>12 I heard of residents who were ready to</p> <p>13 get out there and start putting barrels into</p> <p>14 their own cars and drag them off to a pond</p> <p>15 somewhere.</p> <p>16 I will say, along the lines of Mr. Ross,</p> <p>17 you know, how do we -- how do we address</p> <p>18 residents' concerns, perhaps, in a more timely</p> <p>19 fashion, give it a little bit more urgency?</p> <p>20 Because I kind of got the impression that it</p> <p>21 was just not given the proper attention.</p> <p>22 And maybe it was because it was a</p> <p>23 hurricane situation and we had to pick our</p> <p>24 battles, and those barrels just were not</p> <p>25 considered --</p>	<p style="text-align: right;">Page 20</p> <p>1 their home and go secure themselves somewhere</p> <p>2 in a school or somewhere, but with that being</p> <p>3 said, we missed on some good communication</p> <p>4 opportunities. Part of our review in the</p> <p>5 process is finding a more direct pathway to</p> <p>6 the communities, finding a more direct pathway</p> <p>7 so that you can ask the questions, and we will</p> <p>8 get you those answers quickly.</p> <p>9 I can tell you right now a</p> <p>10 superintendent on a construction site whose</p> <p>11 main focus in life was to put pipe in the</p> <p>12 ground is not the one that you should be</p> <p>13 communicating with. That is not their core</p> <p>14 responsibility.</p> <p>15 So while these, you know, moments in</p> <p>16 time to get information, it was very</p> <p>17 frustrating. It was very frustrating for us,</p> <p>18 and I'm sure it was very frustrating for you.</p> <p>19 We're going to fix that.</p> <p>20 Next time around, we'll have a clear and</p> <p>21 identified line of communication.</p> <p>22 MS. GRIFFITH: I just have one last</p> <p>23 question for you. So you mentioned the end of</p> <p>24 January, early February time frame, once</p> <p>25 that's complete, packaged up, bow, is there a</p>

<p style="text-align: right;">Page 21</p> <p>1 warranty period so if something -- if we</p> <p>2 discover an issue?</p> <p>3 MR. CASSADY: Yes. Every -- every --</p> <p>4 every project that we do, much in the same as</p> <p>5 you would have at your house, comes with a</p> <p>6 one-year workmanship and materials.</p> <p>7 So if there is something that's</p> <p>8 discovered, a latent defect either in the</p> <p>9 pipeline installation or in some of the</p> <p>10 restoration techniques, they did some concrete</p> <p>11 work and it comes back and it cracks all to</p> <p>12 heck in a couple months or something like</p> <p>13 that, we can pull it back out and replace it.</p> <p>14 MR. CHESNEY: All right. Any audience</p> <p>15 questions? If so, if you could raise your</p> <p>16 hand and then identify yourself with your name</p> <p>17 and your street address. Mr. Barrett --</p> <p>18 MR. MILLS: Hey, Greg.</p> <p>19 MR. CHESNEY: Yes. I'm sorry.</p> <p>20 Mr. Mills. I'm sorry. Yes.</p> <p>21 MR. MILLS: Yeah, let me jump in here</p> <p>22 before you do that.</p> <p>23 MR. CHESNEY: Okay. One more.</p> <p>24 MR. MILLS: So, Mr. Cassady, this is Jim</p> <p>25 Mills. Again, I'll echo what the other</p>	<p style="text-align: right;">Page 23 Agenda Page 10</p> <p>1 with expectations of when it's going to be</p> <p>2 completed, what it is going to look like when</p> <p>3 it's done, the lane are restored, the curbs,</p> <p>4 the landscaping, et cetera.</p> <p>5 So that's why we engaged the county at</p> <p>6 this point, because there has been concern for</p> <p>7 some time now, and we want to make sure that</p> <p>8 we're doing this before it's too late, not arm</p> <p>9 wrestling after the fact, so --</p> <p>10 MR. CASSADY: Right.</p> <p>11 MR. MILLS: -- I very much appreciate</p> <p>12 your earlier comments, and we look forward to</p> <p>13 this getting behind us and then being wrapped</p> <p>14 up acceptably. So thank you for that.</p> <p>15 MR. CASSADY: Thank you.</p> <p>16 MR. CHESNEY: Awesome. All right.</p> <p>17 Mr. Barrett. Sorry.</p> <p>18 MR. BARRETT: Thank you for coming out.</p> <p>19 I appreciate it. Let me read my writing here.</p> <p>20 Westra is going to be doing the</p> <p>21 replacement work once the construction is</p> <p>22 completed? Will you bring a different vendor</p> <p>23 in --</p> <p>24 MR. CASSADY: They're responsible for</p> <p>25 the whole thing. So when they're complete</p>
<p style="text-align: right;">Page 22</p> <p>1 supervisors said. We very much appreciate</p> <p>2 you coming and giving us this update.</p> <p>3 A couple of things. One is, I'm glad to</p> <p>4 hear there is a pre-construction video of the</p> <p>5 medians and the work before it was done. That</p> <p>6 should make it easier for everyone to be in</p> <p>7 agreement on post-restoration activities. So</p> <p>8 that's helpful.</p> <p>9 Secondly, I would ask -- you talked</p> <p>10 about the barriers and the cones in your</p> <p>11 review of hurricane procedure. I would ask</p> <p>12 you to add Porta Potties to that list, because</p> <p>13 they were left behind as well.</p> <p>14 MR. CASSADY: Yes.</p> <p>15 MR. MILLS: And, finally -- we're glad</p> <p>16 that you're here now -- the reason that this</p> <p>17 board engaged the county at this point in the</p> <p>18 project was exactly for the reason you're here</p> <p>19 today, and that is, we want to understand</p> <p>20 ourselves what lies ahead and have the</p> <p>21 residents educated on what lies ahead, but</p> <p>22 also not have this conversation if it's</p> <p>23 completed in early February, not be having</p> <p>24 this conversation in March on a look-back</p> <p>25 basis where everyone wasn't on the same page</p>	<p style="text-align: right;">Page 24</p> <p>1 with the pipeline construction, they will</p> <p>2 coordinate and facilitate all the restoration</p> <p>3 work.</p> <p>4 MR. BARRETT: Okay. Thank you. And</p> <p>5 then just a couple of other observations, I</p> <p>6 think from basically the feedback I got back</p> <p>7 from the residents, I want to echo what</p> <p>8 Mr. Mills said about there were Porta Potties</p> <p>9 that were not strapped down.</p> <p>10 MR. CASSADY: Right.</p> <p>11 MR. BARRETT: There were a lot of</p> <p>12 barrels that even with the extra half-tire</p> <p>13 weight on them were blown about. And I think</p> <p>14 residents -- there are many ways to mark</p> <p>15 lanes, and the barrels are probably the least</p> <p>16 expensive, but with a Category 4 storm --</p> <p>17 MR. CASSADY: Right.</p> <p>18 MR. BARRETT: -- I think that the</p> <p>19 appropriate approach, at least for most</p> <p>20 residents, would have been those barrels</p> <p>21 needed to be pulled and concrete barriers</p> <p>22 marking lanes should have been put there,</p> <p>23 because that would have protected the</p> <p>24 community the most.</p> <p>25 And then my personal complaint -- you</p>

<p style="text-align: right;">Page 25</p> <p>1 talked about this, and I'm glad you're talking</p> <p>2 about it -- but as that storm was bearing down</p> <p>3 and as they were talking about worst-case</p> <p>4 scenarios, I tried to reach the county. The</p> <p>5 county had already closed down.</p> <p>6 I left a message for Commissioner</p> <p>7 Murman's office. I tried to reach Public</p> <p>8 Utilities. I could reach no one. The entire</p> <p>9 county -- you guys have to look for your</p> <p>10 families -- look after your families, too. We</p> <p>11 could reach no one.</p> <p>12 And the only person who was able to</p> <p>13 reach anyone was Sonny, who happened to have</p> <p>14 the contractor's number. And in this sort of</p> <p>15 a situation, as part of the hurricane -- the</p> <p>16 county's hurricane prep, there really should</p> <p>17 be a contact person for Public Utilities.</p> <p>18 And I'm sure there is probably down at</p> <p>19 the emergency center, but there needs to be a</p> <p>20 contact number somewhere on the website that</p> <p>21 says, "Hey, this stuff has not been dealt</p> <p>22 with. This is the person that you need to</p> <p>23 reach."</p> <p>24 That's my two cents. Thank you.</p> <p>25 MR. CASSADY: We agree with that. We</p>	<p style="text-align: right;">Page 27 Agenda Page 11</p> <p>1 change landscape too close to the holidays.</p> <p>2 MR. CASSADY: Sure. Sure.</p> <p>3 MR. ARGUS: It would make a significant</p> <p>4 different if we can get the --</p> <p>5 MR. CASSADY: I will -- I will</p> <p>6 definitely find out.</p> <p>7 MR. CHESNEY: Okay. Can I ask that you</p> <p>8 provide that information to Mr. Barrett? I do</p> <p>9 not know if Mr. Barrett has a card. That</p> <p>10 would be the best way to get --</p> <p>11 MR. BARRETT: I actually don't have a</p> <p>12 card with me today. I apologize.</p> <p>13 MR. CASSADY: I got his email address.</p> <p>14 MR. ARGUS: Thank you.</p> <p>15 MR. CHESNEY: All right. Ma'am.</p> <p>16 MS. PINCUS: Hi. My name is Suzanne</p> <p>17 Pincus. I'm at 10427 Springrose Drive. My</p> <p>18 husband and I are new to not only Westchase,</p> <p>19 but to Florida, so we --</p> <p>20 MR. CASSADY: Welcome.</p> <p>21 MS. PINCUS: -- this is our first storm</p> <p>22 that we went through. My concern is, the</p> <p>23 power outage. I don't know if I'm talking to</p> <p>24 the right person. I have never been anywhere</p> <p>25 where the power was out for five days on only</p>
<p style="text-align: right;">Page 26</p> <p>1 agree with that.</p> <p>2 MR. CHESNEY: Mr. Argus.</p> <p>3 MR. ARGUS: Thank you for that. Thank</p> <p>4 you for appearing today.</p> <p>5 MR. CASSADY: Thank you, sir.</p> <p>6 MR. ARGUS: Many of us think that there</p> <p>7 are already two strikes against Westra.</p> <p>8 MR. CASSADY: Okay.</p> <p>9 MR. ARGUS: One, the short lane --</p> <p>10 future lanes and, two, the response to the</p> <p>11 storm.</p> <p>12 MR. CASSADY: Okay.</p> <p>13 MR. ARGUS: We're very concerned about a</p> <p>14 third strike. The question I have is, you</p> <p>15 mentioned early February, late January being</p> <p>16 fully restored.</p> <p>17 When do you expect the lane changes to</p> <p>18 -- will the lane changes go back to normal</p> <p>19 before the holiday; Christmas, specifically?</p> <p>20 MR. CASSADY: You know, that is a really</p> <p>21 good question. Let me check on that to</p> <p>22 confirm that. I'll let you guys know about</p> <p>23 that.</p> <p>24 MR. ARGUS: In the past, the CDD has had</p> <p>25 complaints when they do to something just like</p>	<p style="text-align: right;">Page 28</p> <p>1 our street in our same subdivision.</p> <p>2 The other part of the street had power,</p> <p>3 and I've gotten some reasons for why that is</p> <p>4 being done, but I hope I never have to go</p> <p>5 through that again. And why has it not been</p> <p>6 corrected?</p> <p>7 Why have the power lines not been</p> <p>8 redirected to a new grid?</p> <p>9 MR. CASSADY: So I'm not the right guy,</p> <p>10 but I will tell you I support your outrage</p> <p>11 with the amount of time that the power was</p> <p>12 out.</p> <p>13 And so all I can tell you is that with</p> <p>14 all the above-ground lines and all the</p> <p>15 above-ground infrastructure that TECO has,</p> <p>16 which is our utility provider, our electric</p> <p>17 provider, wind blows, trees fall, lines come</p> <p>18 down, you lose power. I mean, it's simple as</p> <p>19 that.</p> <p>20 And I don't know that I've got an answer</p> <p>21 for them on how to solve that, but they've got</p> <p>22 a major problem. Us, as a utility, and as a</p> <p>23 county, we lost power to about 25 percent of</p> <p>24 all of our infrastructure.</p> <p>25 You know, you hear about sewer overflows</p>

1 in the bay area because of storms. We did not
2 have rain problems in our sewer system. We
3 did not have any kind of capture problems or
4 treatment problems or anything associated with
5 rain.

6 What we had problems with were power
7 outages in communities. And so we never lost
8 our ability to provide drinking water for our
9 customers or receive wastewater to treat. And
10 so even if you were home and you lost power,
11 you still had water and you still had your
12 sewer available to you.

13 And what that meant was, in the pump
14 stations that carried the wastewater, it
15 didn't have power. So as you were using your
16 house facilities, it was overflowing at our
17 pump stations. It was a problem that we're
18 going to have to figure out. We had a pretty
19 significant issue in certain parts of the
20 county just because our customers never lost
21 service.

22 MS. PINCUS: That being said, there's
23 about, I think, 150, maybe 300 homes in that
24 subdivision, only two streets. Why was there
25 power on Glenfield Drive --

1 MR. CASSADY: I have no idea.

2 MS. PINCUS: -- and not on Springrose
3 Drive, and told me that the electrical outlets
4 were connected to an apartment complex called
5 Twin Bridges or Twin Arbors or something like
6 that.

7 MR. COLLAZO: Twin Branch Acres.

8 MS. PINCUS: And that's why we had no
9 power. I think that's outrageous. But who
10 should I speak to?

11 MR. CASSADY: TECO, your electric
12 utility.

13 MS. PINCUS: And then after that, what
14 happens for that to change everything?

15 MR. CASSADY: It starts with them.

16 MS. PINCUS: Yeah.

17 MR. CASSADY: And depending what they
18 tell you and how much satisfaction you get
19 from them, I would say you're going to have to
20 start doing a big political campaign.

21 MS. PINCUS: Signatures, things like
22 that?

23 MR. CASSADY: It would take a lot.

24 MS. PINCUS: Uh-huh. And what would the
25 cost be? Do you have any idea?

1 MR. CASSADY: I have no idea.

2 MR. CHESNEY: I'm going to recognize
3 Mr. Barrett and Mr. Collazo. I think this is
4 him in the back.

5 MR. BARRETT: Ms. Pincus, that's not a
6 new issue for that community. It has been
7 better in recent years. But when the
8 developer first constructed Glenfield, Keswick
9 Forest, they hooked up the power structure for
10 the homes farthest in to not an apartment
11 complex, a whole other neighborhood, a
12 subdivision called Twin Branch Acres, which is
13 off Race Track Road.

14 All of the power lines from the back of
15 those Westchase neighborhoods are all above
16 ground, and they go through conservation. So
17 all of those came down when trees in the
18 conservation area fell over.

19 That's why that back part lost power.
20 It's been a continuous problem that a voting
21 member probably about ten years ago now
22 explored with TECO. TECO expressed a
23 willingness to come in and change that power
24 structure, but the price for doing it was
25 astronomical. It was, if my memory serves,

1 around \$6,000 per home, and the residents
2 balked at doing it.

3 My understanding is that Keswick
4 Forest's voting member, Brian Loudermilk, is
5 again working with TECO to see if he can come
6 up with a solution. So you contact him via
7 email, he may have more information.

8 MS. PINCUS: I'll need his number.

9 MR. BARRETT: It's in the back of the
10 WOW, in the reference section, if you look at
11 the voting members, he's there.

12 MS. PINCUS: Okay. Thank you.

13 MR. BARRETT: If I can just add one last
14 thing, I meant to give you an atta boy. Thank
15 Mr. Duncan. There is one point where they
16 were going to reduce the lanes down to one
17 lane for something, and he came out and found
18 a solution and kept both lanes open.

19 And the county really needs to be
20 thanked also for keeping two lanes open
21 through Westchase during this project. And
22 I've been quick to criticize, but that's
23 something that I want you guys to --

24 MR. CASSADY: I appreciate that. Thank
25 you.

1 MR. BARRETT: A lot of people do
2 appreciate that.
3 MR. CHESNEY: That's that gentleman that
4 came out before. Yeah, he actually did a
5 great job also communicating with us about --
6 through the whole process. Ruben.
7 MR. CASSADY: Yeah. Hi, Ruben Collazo,
8 President of the Westchase Community
9 Association.
10 Ma'am, I just wanted you to let you know
11 that Rick Goldstein, a member of our board, is
12 actually setting up meetings with engineers
13 and public relations and marketing departments
14 to discuss and have a conversation about the
15 power outages that occurred during Hurricane
16 Irma.
17 We're completely aware that Keswick
18 Forest, Woodbay, Bennington and Glenfield
19 suffered probably, you know, power problems,
20 and there has been those conversations with
21 them.
22 In fact, actually there was a meeting
23 scheduled last week which canceled when one
24 of the engineers bailed out of the meeting,
25 but we are getting those meetings rescheduled,

1 and we are working on that at this time.
2 And if you give me your contact
3 information, I will put you in touch with
4 Rick, and Rick can kind of fill you in on all
5 of the details.
6 MS. PINCUS: I will do that.
7 MR. COLLAZO: In fact, let me give you
8 my card.
9 MR. CHESNEY: He's got a card.
10 Any further questions for Mr. Cassady?
11 (No response.)
12 MR. ROSS: Do we need to talk about the
13 stop light?
14 MR. CHESNEY: The one down here?
15 MR. ROSS: Yeah, the one where the
16 problems turning into --
17 MR. CHESNEY: Sure. You can ask.
18 MS. WHYTE: I'm going to ask on behalf
19 of my residents. Sonny Whyte, I'm the office
20 manager for the district, but I'm also a
21 resident here.
22 And the biggest complaint on my street
23 -- and my neighborhood is The Fords -- is the
24 left-hand turn coming from Publix turning on
25 Gretna Green to go north.

1 MR. CHESNEY: Is that the --
2 MS. WHYTE: Yeah, that's it. It's a
3 constant complaint, because we have to go down
4 to Montague to do a U-turn to come back, and
5 that is -- there's quite a bit of traffic, and
6 people are extremely fatigued of doing that
7 after --
8 MR. CASSADY: I gotcha.
9 MS. WHYTE: Is there any way that that
10 traffic light, because they're really not
11 constructing there right now --
12 MR. CASSADY: I was going to say, is
13 that being impacted by construction at all?
14 MS. WHYTE: No, not at this time. And
15 what they're doing, what's causing the
16 additional issues -- and, again, I'll wear my
17 other hat -- is a lot of people who live in
18 the Fords go into the Greens to do a U-turn
19 around there because they don't want to go
20 down to Montague and have to wait for a left-
21 hand turn, especially when there is a school
22 bus or the schools are let out --
23 MR. CASSADY: Right.
24 MS. WHYTE: -- you know, in the evening
25 hours and stuff, because you can get really

1 backed up.
2 MS. PINCUS: Well, I'll drive down there
3 on my way out and take a look real quick, and
4 then we'll talk to the folks at the office.
5 MS. WHYTE: I appreciate it.
6 MR. CASSADY: Sure thing.
7 MS. WHYTE: I'll relay it back to my
8 neighbors. Thank you.
9 MR. CHESNEY: Awesome. I guess, thank
10 you very much. Appreciate it.
11 MR. CASSADY: You're welcome. My
12 pleasure. And I would say if anything else
13 comes up along the way, please feel free to
14 reach out, and you've got my card and you've
15 got my contact information.
16 I'm happy to come out and visit, and I'm
17 happy to answer any questions.
18 MR. CHESNEY: Okay. Awesome. Yes.
19 MR. COLLAZO: Yeah, just one quick
20 question.
21 Can you confirm that the barrels are
22 actually water-filled? Are they water-filled
23 barrels?
24 MR. CASSADY: No, they're not. So those
25 barrels are weighted down with those rings

1 that are open of them.
 2 MR. COLLAZO: Gotcha.
 3 MR. CASSADY: Each ring is 45 pounds or
 4 something like that, so it's not as heavy as
 5 it would be as if it was filled, but they
 6 typically don't do that.
 7 MR. COLLAZO: Okay.
 8 MR. CASSADY: So, again, that whole
 9 barrel review thing is a good opportunity for
 10 us to revisit our practices and see what's
 11 going to be best practice.
 12 MR. CHESNEY: Okay. All right. Thank
 13 you very much.
 14 MR. ROSS: Thank you.
 15 MS. GRIFFITH: Thank you.
 16 MS. MCCORMICK: Thank you.
 17 MR. CHESNEY: All right. Tonja,
 18 anything exciting?
 19 MS. STEWART: Yes. I have a couple of
 20 things. Number one, the Westlake Townhomes,
 21 the borrow pit, the conveyance, all that
 22 stuff. Well, we've made zero progress.
 23 I think the engineer is very busy, the
 24 developer is very busy, and it's just dragging
 25 its feet, so I tried to call today, and I've

1 got nothing. So I'm at the mercy of their
 2 schedules. So as soon as I do receive stuff,
 3 I'll bring it to the board. Okay?
 4 The second thing is the paving project.
 5 We had a test project that was done in Wesley
 6 Chapel at Meadow Pointe IV, their clubhouse
 7 parking lot. Doug and Sonny attended and
 8 reviewed the process and the product.
 9 We're happy to say that it's very
 10 impressive. If anybody has an opportunity to
 11 go by there, I suggest that you do. The
 12 videos and pictures don't do it justice. You
 13 have to see it. So what I think will happen
 14 over the next few months is we will develop a
 15 plan and have the contractor come speak with
 16 you.
 17 We'll get the plan to you in advance so
 18 that way when the contractor comes, you can
 19 ask all your questions. But, Doug, Sonny, I
 20 don't know if you have any --
 21 MS. WHYTE: No.
 22 MR. MAYS: It was very impressive.
 23 MR. CHESNEY: Just so I understand on
 24 that particular project, you're suggesting
 25 that we update our current repaving schedules

1 with their information versus how we have it
 2 calculated correctly --
 3 MS. STEWART: That is correct.
 4 MR. CHESNEY: -- which would require us
 5 to all approve those -- I don't want to say
 6 repaving schedules. That's another word I
 7 used to use -- but, yes --
 8 MS. STEWART: That is correct. Our
 9 pavement maintenance program will change.
 10 MR. CHESNEY: Right. Okay, because
 11 there were a few other changes to that that
 12 Alan and I had picked up on, because the
 13 pricing was out of order, so --
 14 MS. STEWART: Then I should reach out to
 15 Alan and get updated information and come here
 16 and --
 17 MR. CHESNEY: I wouldn't worry about
 18 that yet.
 19 MS. STEWART: All right. Okay.
 20 MR. CHESNEY: But that will also be part
 21 of that when we do that, I'm sure.
 22 MS. STEWART: Okay. And that's really
 23 all I have.
 24 MR. CHESNEY: Okay. Any questions?
 25 Matt.

1 MR. LEWIS: There was, from the last
 2 meeting, I thought there was a -- we were
 3 going to ask that you provide a quote -- and
 4 maybe I'm wrong -- on this meeting -- but for
 5 putting together a big map of all of our
 6 facilities and ponds.
 7 MS. STEWART: Oh, you know what. Yes.
 8 Yes, we did. As a matter of fact, I talked to
 9 our GIS people. Forgive me. We had a meeting
 10 on this.
 11 We debated among ourselves the use of it
 12 and the kind of information you wanted, and
 13 they had a different perspective. We have
 14 basically an overall ownership map, and we can
 15 create just a regular old maintenance map
 16 showing ponds that we maintain or wetland
 17 mitigation areas, so things like that.
 18 What I thought would be advantageous,
 19 but it's more expensive to do it, is a document
 20 that you can click on this pond and say, "In
 21 2010, 2017 we did erosion repairs, and here's
 22 pictures of those repairs at these addresses."
 23 So is that the direction you want to go
 24 in terms of detail of the report?
 25 MR. CHESNEY: I know Mr. Ross has some

<p style="text-align: right;">Page 41</p> <p>1 specificity on this.</p> <p>2 MR. ROSS: Yes. So I'm glad to hear</p> <p>3 you're working on it. And I am anxious to</p> <p>4 move forward and have an understanding as to</p> <p>5 what's the cost. I personally look at it as</p> <p>6 it being a multi-purpose issue.</p> <p>7 We need to have -- in my opinion, we</p> <p>8 need to have these maps available. For</p> <p>9 example, like this, when we have a large</p> <p>10 meeting when we're talking about something</p> <p>11 that the residents can see, maybe we can put</p> <p>12 it up on the wall or something, and there is a</p> <p>13 clear understanding.</p> <p>14 I think also we need to be very mindful</p> <p>15 to document our practices and such when you're</p> <p>16 talking about click on this pond and this is</p> <p>17 when the work was last done, understanding that</p> <p>18 we have wonderful staff and wonderful</p> <p>19 third-party professionals serving us, but at</p> <p>20 some point we're going to lose some of you</p> <p>21 guys.</p> <p>22 Somebody is going to say, "I don't want</p> <p>23 to serve the district anymore," or "I'm</p> <p>24 retiring" or whatever, and to the extent we</p> <p>25 establish that institutional history and</p>	<p style="text-align: right;">Page 43 Agenda Page 15</p> <p>1 probably pull something together because we've</p> <p>2 got a map already. We just need to kind of</p> <p>3 sit down and update it. So I think for a few</p> <p>4 hundred bucks, we get the map.</p> <p>5 We're probably looking in the \$10,000</p> <p>6 range for creating the map itself. There will</p> <p>7 -- I mean, the references are to be able to</p> <p>8 click on it and pull up pictures and stuff. I</p> <p>9 told them I could provide them the summary</p> <p>10 information. That's not data that they need</p> <p>11 to collect.</p> <p>12 I can pull together with Doug and Sonny</p> <p>13 information on the parks, information on the</p> <p>14 ponds, information on aquatic plants, things</p> <p>15 like that, storm sewer maintenance, whatever</p> <p>16 it may be. So that \$10,000 is an</p> <p>17 GIS-anticipated fee, and now that we've gone a</p> <p>18 little further, I can get it broken into a</p> <p>19 proposal format.</p> <p>20 It may be a few thousand dollars for me</p> <p>21 to do data collection. So in the teens.</p> <p>22 MR. CHESNEY: Well, why don't you come</p> <p>23 back with an actual proposal?</p> <p>24 MS. GRIFFITH: Actually, though, Greg,</p> <p>25 before we ask for a proposal, I think we need</p>
<p style="text-align: right;">Page 42</p> <p>1 document, I think is very, very important.</p> <p>2 And then, third, is, just the use of,</p> <p>3 during our meetings, when we start talking</p> <p>4 about, "Oh, we're having an issue over on Pond</p> <p>5 46, and it's with regard to the adjacent</p> <p>6 property owner," to the extent we could have</p> <p>7 maps here that we can understand and view it</p> <p>8 and make sure we're all on the same page.</p> <p>9 So, as I hear it, that greater detailed</p> <p>10 map will be more consistent with all of those</p> <p>11 objectives.</p> <p>12 MS. STEWART: What I understand from our</p> <p>13 GIS people is that they can use like the GIS</p> <p>14 stuff from the county's property appraiser's</p> <p>15 website to create certain documents, but in</p> <p>16 terms of, I would like for you to be able to</p> <p>17 -- it's going to be more of a digital file</p> <p>18 that you can access from your computers as</p> <p>19 we're sitting here talking about pond such and</p> <p>20 such, you go, "Hold on," and then click,</p> <p>21 click, click, and you can each individually</p> <p>22 pull the information up.</p> <p>23 In terms of just a map to put on the</p> <p>24 board to go and, you know, reference a certain</p> <p>25 pond or something, it's no big deal. I can</p>	<p style="text-align: right;">Page 44</p> <p>1 to be a little more clear on our requirements.</p> <p>2 I don't think that we're entirely clear</p> <p>3 on what we're asking for.</p> <p>4 MS. STEWART: Am I misunderstanding,</p> <p>5 because I want to make sure I am understanding</p> <p>6 what you want?</p> <p>7 MS. GRIFFITH: Yeah, because when I</p> <p>8 think of -- and this is the vision that I have</p> <p>9 -- I mean, it's more of an IT project than an</p> <p>10 architect or an engineer project. To me, this</p> <p>11 is a software of some sort. It's an app of</p> <p>12 some sort. Right?</p> <p>13 MS. STEWART: That's why their fee will</p> <p>14 be the \$10,000 to create the digital file.</p> <p>15 My fee is data collection --</p> <p>16 MS. GRIFFITH: To go in and --</p> <p>17 MS. STEWART: -- well, actually giving</p> <p>18 them a list, preparing a spreadsheet with all</p> <p>19 the information and the photographs.</p> <p>20 MS. GRIFFITH: They then plug in --</p> <p>21 MS. STEWART: They would then take all</p> <p>22 that information and put it into --</p> <p>23 MS. GRIFFITH: Right. To me, if it's an</p> <p>24 IT project, it seems to me that we would be</p> <p>25 talking to an IT outfit, an IT firm.</p>

<p style="text-align: right;">Page 45</p> <p>1 MS. STEWART: Oh, no. We have those</p> <p>2 services.</p> <p>3 MS. GRIFFITH: Well, no. Is it not</p> <p>4 something that we want to bid?</p> <p>5 MS. STEWART: Well, that's up to --</p> <p>6 yeah, that's up to you all.</p> <p>7 MS. GRIFFITH: So -- and, again, I guess</p> <p>8 I'm not sure I'm terribly clear on the scope.</p> <p>9 You know, I know we all have Google Maps and</p> <p>10 we can all get online and pinpoint, you know,</p> <p>11 to some extent an address; but, you know, if</p> <p>12 we're going to call things "Pond 39" or</p> <p>13 whatever, we need our own terminology and our</p> <p>14 own way of tracking. It just seems to me like</p> <p>15 it's a --</p> <p>16 MR. CHESNEY: Well, I can go -- from my</p> <p>17 experience, doing this for a long time, I</p> <p>18 never know what parcel we're talking about.</p> <p>19 So I usually contact Tonja or Sonny most of</p> <p>20 the time, and Sonny then provides me a -- I</p> <p>21 mean, we just did it the other day on some</p> <p>22 parcel. And then she provides me a file of</p> <p>23 the map property areas and stuff like that.</p> <p>24 And it's my understanding that you're</p> <p>25 just trying to compile that all up front.</p>	<p style="text-align: right;">Page 47 Agenda Page 16</p> <p>1 it's useful that when we made corrections to</p> <p>2 properties, you're suggesting we track those</p> <p>3 changes, like when we do repairs, like slope</p> <p>4 repairs?</p> <p>5 MR. ROSS: Whatever would be important</p> <p>6 or material to assisting the board and the</p> <p>7 district both in the present and in the</p> <p>8 future.</p> <p>9 MS. GRIFFITH: Yeah, I kind of like that</p> <p>10 idea. I mean, if the property that we own is</p> <p>11 sort of segmented by, you know, ponds are red,</p> <p>12 whatever, that as we do repairs or</p> <p>13 enhancements, that we're tracking that.</p> <p>14 I think if nothing else, I mean, even</p> <p>15 just for purposes of collecting data to say,</p> <p>16 "Hey, what's the work that we did this year?</p> <p>17 Here is all the work we did this year. Here</p> <p>18 are all the projects that we worked on."</p> <p>19 And then, you know, to your point, with</p> <p>20 regard to the knowledge that, you know, it's</p> <p>21 at risk of being lost, if we ever lose key</p> <p>22 members of team, so --</p> <p>23 MS. STEWART: And we can actually start</p> <p>24 out and do this in phases, if you want. I can</p> <p>25 collect all the data, put it in a notebook,</p>
<p style="text-align: right;">Page 46</p> <p>1 MR. ROSS: That is correct. I would</p> <p>2 like it to be compiled. So, to some degree,</p> <p>3 using the term "data collection" or "IT,"</p> <p>4 let's bring it together, put it in one spot so</p> <p>5 that it's easy to use for us, whether it's for</p> <p>6 understanding a proposal, to solve a problem,</p> <p>7 but most import -- not most important, but</p> <p>8 equally as important for long-term use, long-</p> <p>9 term documentation so it's crystal clear, in</p> <p>10 one location, if some day Tonja retires, some</p> <p>11 day Doug retires, Sonny retires, we can see</p> <p>12 why did five years ago we work on this land</p> <p>13 bank that's adjacent to this particular pond.</p> <p>14 We got it all in writing. It's all in</p> <p>15 one location. We can see this is what we</p> <p>16 talked about, this is the purpose, this is</p> <p>17 what was achieved, et cetera.</p> <p>18 MR. CHESNEY: I mean, that does make</p> <p>19 some sense. Also I would suggest that -- you</p> <p>20 know, we've acquired some properties over the</p> <p>21 years. Like, you know, I don't think a lot of</p> <p>22 people realize we own the land behind the</p> <p>23 library.</p> <p>24 More people know we own the land behind</p> <p>25 the school, things like that. And I guess</p>	<p style="text-align: right;">Page 48</p> <p>1 because that data can always be converted to</p> <p>2 GIS, IT information. You know what I mean.</p> <p>3 MS. GRIFFITH: Where would you get that</p> <p>4 data, Tonja, just curious? Like, today, if</p> <p>5 you were going to --</p> <p>6 MS. STEWART: I have -- everything is in</p> <p>7 my office. It's in my office.</p> <p>8 MS. GRIFFITH: Okay. Okay.</p> <p>9 MS. STEWART: In her office.</p> <p>10 MS. GRIFFITH: And that's probably the</p> <p>11 critical to me, so --</p> <p>12 MR. CHESNEY: Hold on. Brian.</p> <p>13 MR. ROSS: There's no question in my</p> <p>14 mind -- I say this to the fellow board members</p> <p>15 -- that this needs to be documented. It has</p> <p>16 to be done. We owe it to this community, to</p> <p>17 the future residents, the future members of</p> <p>18 the district, that has to happen.</p> <p>19 One could argue that the map function is</p> <p>20 just a way of making it easier to pull up and</p> <p>21 to utilize and reference. Okay. I accept</p> <p>22 that's up for debate. But how can we ever</p> <p>23 debate as a board that we don't want our</p> <p>24 efforts in the past to be documented for</p> <p>25 future purposes? I would fail to understand</p>

<p style="text-align: right;">Page 49</p> <p>1 that. That has to be done, in my view.</p> <p>2 MR. CHESNEY: Okay. Matt.</p> <p>3 MR. LEWIS: Well, maybe -- to answer</p> <p>4 your statement -- would it be beneficial for</p> <p>5 us as a board to send to Sonny -- I don't know</p> <p>6 if "wish list" is the right word, but maybe</p> <p>7 some thoughts about what we want to document</p> <p>8 on this and collect and to give it -- and to</p> <p>9 you, too, Tonja.</p> <p>10 MS. WHYTE: That's a good start.</p> <p>11 MS. STEWART: (Moves head up and down.)</p> <p>12 MR. LEWIS: I mean, would that be a way</p> <p>13 -- then you could sort of in your mind write</p> <p>14 this down into a quote of, "Okay, if we go and</p> <p>15 document this, this is how much it will be if</p> <p>16 we want to do this, this will be" -- that way,</p> <p>17 we can do it in layers and us a board can</p> <p>18 understand that this is a better product.</p> <p>19 MR. ROSS: I would actually respectfully</p> <p>20 disagree, not that I don't appreciate the</p> <p>21 thoughtfulness of you working your way through</p> <p>22 it, but my general approach is, I don't want</p> <p>23 to be telling my staff or my professionals how</p> <p>24 to do their job.</p> <p>25 MR. LEWIS: Sure.</p>	<p style="text-align: right;">Page 51 Agenda Page 17</p> <p>1 guy, I get it.</p> <p>2 MR. LEWIS: Don't sell yourself short.</p> <p>3 MS. GRIFFITH: I can say -- I mean, I</p> <p>4 agree with, you know, the staff, obviously</p> <p>5 very professional, but they do take their</p> <p>6 direction from the board.</p> <p>7 And so with that, I would say to Tonja,</p> <p>8 absolutely the data collection. That's not</p> <p>9 something we can take -- send out to bid.</p> <p>10 Right? I mean, that has to happen here, and</p> <p>11 it should start sooner than later, collecting</p> <p>12 the data that we have.</p> <p>13 Then how we ultimately package it for</p> <p>14 presentation through maps and that sort of</p> <p>15 thing, you know, I think that's -- that would</p> <p>16 absolutely be fantastic, but that piece could</p> <p>17 probably be something we could give more</p> <p>18 thought to, the requirements of how we want it</p> <p>19 delivered.</p> <p>20 MR. CHESNEY: Okay. So I'm going to --</p> <p>21 Mr. Barrett, do you have some meaningful</p> <p>22 input?</p> <p>23 MR. BARRETT: Probably not.</p> <p>24 MR. CHESNEY: You forgot about me as the</p> <p>25 chairman. Right?</p>
<p style="text-align: right;">Page 50</p> <p>1 MR. ROSS: So Doug knows best on what</p> <p>2 needs to be documented with regard to some</p> <p>3 park or some pond. Tonja knows best as to</p> <p>4 what needs to be documented with regard to her</p> <p>5 efforts, and we can go on down the line. And</p> <p>6 so I don't see it as a matter of a wish list.</p> <p>7 I see it as they need to document it for</p> <p>8 whoever is doing their job in the future,</p> <p>9 whether it's them or somebody else.</p> <p>10 MR. LEWIS: Yeah, and I don't disagree</p> <p>11 with you. But I guess maybe just with our</p> <p>12 input, is what I meant. Maybe not us</p> <p>13 directing them, Hey, you have an idea. Give</p> <p>14 it to her. She's got another idea. Come up</p> <p>15 with it and --</p> <p>16 MR. ROSS: And that might be helpful in</p> <p>17 connection with Tonja into the idea of a map.</p> <p>18 I mean, I'm pretty tech unsavvy. And so I</p> <p>19 might be saying for us who are --</p> <p>20 MR. LEWIS: Me, too.</p> <p>21 MR. ROSS: -- are relatively dense --</p> <p>22 MR. CHESNEY: Not to cut you both off,</p> <p>23 but he has a different skill set than you do.</p> <p>24 I mean, his input, might be useful.</p> <p>25 MR. ROSS: He's smart -- he's a smart</p>	<p style="text-align: right;">Page 52</p> <p>1 MR. BARRETT: If you want to make it a</p> <p>2 digital thing, this is just a suggestion that</p> <p>3 already may be kind of already assumed in this</p> <p>4 -- I apologize if it is -- but you don't want</p> <p>5 to get into a situation that every change you</p> <p>6 want to make to a map, if you update pond</p> <p>7 work, has to go to an IT guy to code, you want</p> <p>8 an up-front content management system, so</p> <p>9 staff can go in and change the data</p> <p>10 information for that pond in a spreadsheet</p> <p>11 they have access to and it uploads to that</p> <p>12 thing to make sure --</p> <p>13 MS. STEWART: And our guys did say that.</p> <p>14 MR. BARRETT: Okay.</p> <p>15 MR. CHESNEY: So just to make sure that</p> <p>16 we're clear here. So we're going to ask Tonja</p> <p>17 here -- and how much did you say this would --</p> <p>18 for you to collect the data as just --</p> <p>19 MS. STEWART: About \$2,000 or \$3,000.</p> <p>20 MR. CHESNEY: So you're going to -- I</p> <p>21 mean, it's just your normal hourly contract</p> <p>22 rate.</p> <p>23 MS. STEWART: Yes.</p> <p>24 MR. CHESNEY: You're going to collect</p> <p>25 all the data, you're going to put it in some</p>

13 (Pages 49 to 52)

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<p style="text-align: right;">Page 53</p> <p>1 type of notebook form. Now, you will also</p> <p>2 have some type of digital copies of all of</p> <p>3 that -- right? --</p> <p>4 MS. STEWART: Right.</p> <p>5 MR. CHESNEY: -- in a single folder?</p> <p>6 MS. STEWART: Correct.</p> <p>7 MR. CHESNEY: Okay. So you're going to</p> <p>8 do that and you're going to get back to us.</p> <p>9 Can I ask that -- it was Mark. Right?</p> <p>10 MR. VEGA: Yes.</p> <p>11 MR. CHESNEY: -- if you could add that</p> <p>12 project to your district manager report, and</p> <p>13 also add repaving schedule to the district</p> <p>14 manager report.</p> <p>15 I guess we're not really going to ask</p> <p>16 Tonja to do one of these. They should kind of</p> <p>17 be tracked by Andy.</p> <p>18 MS. STEWART: Andy has been reaching out</p> <p>19 to us for our feedback, so --</p> <p>20 MR. CHESNEY: But he didn't include them</p> <p>21 on the report, though, so --</p> <p>22 MS. STEWART: Yeah, I think between he</p> <p>23 and I, I don't think we communicated --</p> <p>24 MR. CHESNEY: And then just hold on for</p> <p>25 one second. And then on the borrow pit thing,</p>	<p style="text-align: right;">Page 55 Agenda Page 18</p> <p>1 gotten too old and forgotten. It's --</p> <p>2 MR. CHESNEY: I am with you on that. I</p> <p>3 forget everything now. So if there is</p> <p>4 something else to track for Tonja, I</p> <p>5 suggest --</p> <p>6 MR. ROSS: I remember what it was. At</p> <p>7 our last meeting, we talked about this format</p> <p>8 being used separately, one for district</p> <p>9 manager, one for our engineer, and one for</p> <p>10 counsel. We talked about having a separate</p> <p>11 one.</p> <p>12 MR. CHESNEY: We did.</p> <p>13 MS. McCORMICK: I did one.</p> <p>14 MR. CHESNEY: Yeah, she did one. And</p> <p>15 that definitely makes the most sense. I would</p> <p>16 suggest -- this is just a suggestion -- over</p> <p>17 time is that, really, I would suggest Tonja's</p> <p>18 kind of be tracked by the district manager,</p> <p>19 because not all the time -- she's usually more</p> <p>20 of a resource within the process, whereas Andy</p> <p>21 is overall responsible for these projects.</p> <p>22 MR. ROSS: I would say it slightly</p> <p>23 different. I think each should have their own</p> <p>24 individual report, but I agree with you, Andy</p> <p>25 oversees the engineer, but I think he also</p>
<p style="text-align: right;">Page 54</p> <p>1 that should really be by you.</p> <p>2 MS. McCORMICK: Well, I was going to ask</p> <p>3 actually if there's anything I can do at this</p> <p>4 point to help because I think --</p> <p>5 MS. STEWART: All can I do is plead for</p> <p>6 them to get back with me, you know.</p> <p>7 MR. CHESNEY: I guess, overall, that</p> <p>8 should be tracked by you on your report.</p> <p>9 MS. McCORMICK: Yes. Yes.</p> <p>10 MR. CHESNEY: So if you will add that to</p> <p>11 yours.</p> <p>12 MS. McCORMICK: Okay.</p> <p>13 MR. LEWIS: Okay. Now --</p> <p>14 MR. ROSS: I think that's great. If we</p> <p>15 can add to that, if Andy and Tonja continue to</p> <p>16 discuss the issues that Ms. Griffith was</p> <p>17 talking about, what's the best way to bring</p> <p>18 that together in a usable form for our</p> <p>19 meetings and the supervisors and our</p> <p>20 professionals, et cetera?</p> <p>21 I wouldn't be surprised, as Tonja</p> <p>22 indicated in her industry, there are people</p> <p>23 who have a tool, may be the same in Severn</p> <p>24 Trent, so I think that's a great suggestion.</p> <p>25 Then there's a second thought that I've</p>	<p style="text-align: right;">Page 56</p> <p>1 oversees -- a couple of days before a meeting,</p> <p>2 if there is something he needs to talk to</p> <p>3 Erin, he gives her a call and says, "Hey, I</p> <p>4 saw it on your report."</p> <p>5 MR. CHESNEY: I'm making this more</p> <p>6 complicated. My suggestion is you just used</p> <p>7 Andy's thing, and then she sends it to Andy,</p> <p>8 these things. I don't know that --</p> <p>9 MR. ROSS: That would be my suggestion,</p> <p>10 but --</p> <p>11 MR. CHESNEY: I mean, it's -- really,</p> <p>12 it's how you guys want to do it.</p> <p>13 MR. ROSS: I like it being separated,</p> <p>14 that you can kind of zero in on what each</p> <p>15 person is doing, and there is no --</p> <p>16 MR. CHESNEY: So do you understand that</p> <p>17 then?</p> <p>18 MS. STEWART: Yes.</p> <p>19 MR. CHESNEY: Okay. So we want you to</p> <p>20 do one of these each month.</p> <p>21 MS. STEWART: It.</p> <p>22 MR. CHESNEY: So you can scratch maps</p> <p>23 and repaving off of yours.</p> <p>24 MR. VEGA: I'll get it over to the</p> <p>25 district engineer.</p>

<p style="text-align: right;">Page 57</p> <p>1 MR. CHESNEY: So you need to keep 2 repaving on that because that includes Severn 3 Trent. 4 MS. STEWART: And we will communicate, 5 too. 6 MR. ROSS: I was saying, keep maps on 7 there, and Andy will know he needs to talk to 8 Tonja about -- 9 MR. CHESNEY: Okay. Keep maps on there. 10 Sorry. Matt. 11 MR. LEWIS: Just so I'm clear, back to 12 the map deal with Tonja, she's going to look 13 into getting a data collection together. But 14 where do we stand with the map -- as our 15 overall view, are we not going to look for a 16 quote to -- 17 MR. CHESNEY: You're welcome to input it 18 and provide a quote. 19 MS. STEWART: I understand. And Sonny 20 and Doug and I talked about this. We have a 21 map that needs to be updated. It doesn't take 22 much work effort for us to meet and sit down 23 and go over it and update it, so that you have 24 a map that can be done at a very cheap cost. 25 MR. CHESNEY: She's going to provide all</p>	<p style="text-align: right;">Page 59 Agenda Page 19</p> <p>1 MS. WHYTE: Uh-huh. 2 MR. MAYS: Garbage trucks, moving 3 trucks, Coca-Cola trucks, everybody hitting 4 them -- 5 MR. CHESNEY: So you just need a motion 6 to remove them? 7 MR. MAYS: I wouldn't take them out. 8 MR. CHESNEY: You would not take them 9 out? 10 MR. MAYS: I wouldn't. 11 MS. WHYTE: The residents -- the voting 12 member of the sub association sent me an 13 email, and he said, "Okay, I would like to 14 know what the board -- what decision the board 15 can come up with. Can we do rocks? Can we do 16 -- what can we do?" 17 Do you remember the PVC, that we sent 18 pictures and all of that, Tonja evaluated it? 19 So I don't think we've ever come to a clear 20 and concise -- or the board's never come to a 21 clear and concise decision as to what and how 22 they want to handle it would. This gentleman 23 keeps asking me what can we do, so -- 24 MR. CHESNEY: So do we have a 25 recommendation?</p>
<p style="text-align: right;">Page 58</p> <p>1 this data back in the formats that we just 2 discussed, and then we're going to decide how 3 we want to proceed. 4 MR. LEWIS: Okay. I didn't -- I got 5 confused. 6 MR. CHESNEY: Well, it's because I'm not 7 very clear. All right. So we're good? 8 MS. STEWART: One other thing. 9 MR. CHESNEY: Yes. 10 MS. STEWART: Sonny was just reminding. 11 We talked about the location of those above- 12 ground heights and rocks being within the 13 CDD's right of way. 14 MR. CHESNEY: You're talking about the 15 drainage over here? 16 MS. WHYTE: The alleyways in West 17 Park -- 18 MS. STEWART: Yeah, the alleyways. And 19 I thought that we had talked about the fact 20 that they're in clear zone. So it would be my 21 recommendation that they be removed. 22 Do you guys recall us talking about 23 this? 24 MR. CHESNEY: This is with the garbage 25 trucks hitting them?</p>	<p style="text-align: right;">Page 60</p> <p>1 MR. MAYS: Well, that's what they want. 2 They just want consistency. The PVC is always 3 a cheap, easy fix, but some people -- 4 aesthetically they're not that pleasing. 5 So the boulders, that's what a lot of 6 people like, the boulders, because they're 7 aesthetically pleasing, so -- 8 MS. GRIFFITH: Doug, can I ask, what 9 would it take to just put a hedge, a high 10 hedge? 11 MR. MAYS: Well, you're in the back of 12 people's yards now. So you've got fence 13 lines, and then now you're putting it in a 14 utility easement. So I wouldn't recommend a 15 hedge for -- 16 MS. GRIFFITH: So you think a boulder is 17 better than a hedge? 18 MR. MAYS: In certain spots. You're 19 keeping this truck, tractor trailer off these 20 people's yard. You wouldn't want to -- really 21 wouldn't want to -- something else to maintain 22 with those hedges. 23 MR. CHESNEY: I'm sorry. Erin. 24 MS. McCORMICK: Well, I think Tonja was 25 just saying that because it's in a clear zone,</p>

15 (Pages 57 to 60)

RICHARD LEE REPORTING

1 is it your engineering recommendation that
 2 nothing should be in that area?
 3 MS. STEWART: Yeah. Unfortunately, I --
 4 I -- and that's what I'm hearing Doug say,
 5 obviously there is a problem with people
 6 driving in these areas. So as a result of me
 7 saying it's a clear zone and you don't want to
 8 take the risk of someone damaging their car in
 9 that clear zone, it's --
 10 MR. CHESNEY: Well --
 11 MS. GRIFFITH: I'll tell you my
 12 thoughts.
 13 MR. CHESNEY: Sure.
 14 MS. GRIFFITH: First of all, if you get
 15 a truck that goes onto the grass and, say,
 16 there's nothing there, and the truck goes
 17 over, darn, the grass looks really ugly,
 18 there's a tire mark, or we're looking at ugly
 19 PVC pipe, or we're looking at an ugly boulder.
 20 Either way, we are looking at something
 21 ugly. I mean, it's not, you know -- so I
 22 think we just sort of pick our poison.
 23 Honestly, my thought is, just leave the
 24 thing, talk to the -- I know we've already
 25 talked to the trash people or whatever. But

1 let's just be prepared -- we might have to do
 2 some clean-up work, but we have -- I mean, we
 3 have people, that's what they do. Right? I
 4 mean, it happens so infrequently, I mean --
 5 MR. CHESNEY: Matt.
 6 MR. LEWIS: I think what Tonja is
 7 getting at is, a clear zone violation is
 8 considered anything four inches or higher
 9 above the ground, so I mean even you were -- I
 10 don't know if I'm hearing you say take out the
 11 pole and leave just nothing but the grass, I
 12 would tend to agree with that personally.
 13 MS. McCORMICK: And I think maybe from a
 14 liability standpoint, that's probably the
 15 best course.
 16 MR. MILLS: Hey, Greg.
 17 MR. CHESNEY: Yes. Mr. Mills.
 18 MR. MILLS: Yes. Thank you. Refresh my
 19 memory, somebody. Is this the only alleyway
 20 with this issue, or are there others --
 21 MR. CHESNEY: No. There are multiple
 22 alleyways.
 23 MR. MILLS: Okay. And how far in does
 24 our easement go into the grass area off the
 25 alleyway?

1 MS. STEWART: It varies.
 2 MR. MAYS: So about three to four feet
 3 on each side.
 4 MR. CHESNEY: Three to four feet,
 5 according to Doug.
 6 MR. MILLS: Okay.
 7 MR. MAYS: On each side of the alleyway.
 8 MR. MILLS: So -- because another option
 9 -- I didn't know how many alleyways we're
 10 talking about -- what about if we paved it and
 11 got rid of the grass?
 12 MS. WHYTE: The irrigation.
 13 MR. CHESNEY: Yeah, there's irrigation
 14 there, so we have to cap all the irrigation.
 15 And we have an easement, but it's not our
 16 property.
 17 MR. MAYS: Utility wires. Yeah.
 18 MS. WHYTE: Can't do that.
 19 MR. MILLS: Okay. Just a thought.
 20 MR. CHESNEY: Just for the record, I
 21 mean, we've had these issues before, and we've
 22 had these boulders, and, yes, but --
 23 MR. MAYS: About the only solution would
 24 be to let the residents know that live on
 25 these alleyways know that who is responsible

1 to repair it for when it does get damaged.
 2 See, they think they're responsible
 3 because it's their yard. If they knew someone
 4 was going to fix the irrigation that got ran
 5 over or fix the grass that got tore up, then
 6 I'm sure they would go along with leaving
 7 nothing in there, as has Tonja suggested, but
 8 we would have to make them aware that the
 9 district or whoever you guys decide would be
 10 responsible for it, which it sounds like it's
 11 ours, take responsibility for those type of
 12 damages, if we can't get ahold of like the
 13 garbage trucks.
 14 Sometimes we've had luck getting ahold
 15 of the garbage company, and they'll come over
 16 and they'll do the repair. And other times
 17 it's these 18-wheelers that try to squeeze
 18 through there that you don't know who they
 19 are.
 20 So, I mean, if somebody is taking the
 21 responsibility of fixing it, then I'm sure the
 22 residents wouldn't have a problem even --
 23 MR. CHESNEY: But I'll be clear. That's
 24 not going to be covered under our landscape
 25 contract. That would all be extra work.

1 MR. MAYS: It would be extra work,
2 correct.
3 MS. GRIFFITH: How often are we talking?
4 Is this once a year, seven times a year?
5 MR. MAYS: Well, certain corners -- we
6 have one corner on Parley Drive, it happens
7 all the time. That guy is to the point where
8 he put rocks around the corner.
9 So he put just -- instead of having sod
10 there, he's got rocks, not boulders, but
11 little --
12 MS. GRIFFITH: Right. Pebbles.
13 MR. MAYS: Pebbles, correct. Yes, small
14 rocks so that when they drive around that
15 corner, he doesn't have to deal with the
16 repair anymore. So sometimes that's the best
17 thing, but sometimes some certain residents
18 don't want something like that in their yard.
19 MS. GRIFFITH: Well, what do you think,
20 Doug?
21 MR. MAYS: I think I'd put rocks
22 everywhere where they drive off the road. Of
23 course, some areas I've done boulders, and
24 I've got red lava rock in areas where a lot of
25 U-turns are made or we've got a head or we've

1 got a valve.
2 We just cut out ten-foot, about two-foot
3 wide and put rocks in there and maintain it.
4 MS. GRIFFITH: So to Mr. Mills' point,
5 rather than pave, do we put pebbles, mulch,
6 something else that would still preserve the
7 irrigation that's there?
8 MR. MAYS: I would say rocks, the small
9 lava rocks would be the perfect thing, or
10 whatever color a homeowner would like, but I
11 know that white works on a lot of these --
12 MR. CHESNEY: So let's give Sonny and
13 Doug some direction here. Yes. We don't need
14 a motion, just --
15 MR. ROSS: I'm not going to -- I was
16 going to say that we need to have a staff
17 recommendation, and that recommendation is
18 dovetailed with our legal counsel's
19 recommendation.
20 So, for example, counsel just said that
21 we may have liability exposition. Does that
22 liability exposure go away if it's the
23 resident who's installing the rock?
24 MR. CHESNEY: Well, rock would not
25 violate it because it's less than, like you

1 said, four inches.
2 So is your staff recommendation
3 replacing parts with lava rock?
4 MR. MAYS: Yeah. Anywhere we have a rut
5 like that that's caused by vehicle damage,
6 that would be my recommendation. Talk to
7 Sonny, she's opposite. She doesn't like that
8 stuff, so --
9 MS. WHYTE: That's because of what
10 happens with the rocks, when you drive over
11 it, the dirt pushes through the rocks, and now
12 you have mud and rocks.
13 MS. GRIFFITH: That's why I think we're
14 in a situation where we should pick our
15 poison.
16 MS. WHYTE: And it's only halfway
17 through the alleyway. Keep in mind, you've
18 got a full alleyway with how many feet, you
19 know, 20 home, and you've got a section of six
20 to eight feet that has rocks, and the rest has
21 grass.
22 MR. CHESNEY: Yeah. Are you also
23 suggesting that you would contact which
24 homeowners want it. Correct?
25 MR. MAYS: Yes.

1 MR. ROSS: To some degree, we should
2 also be doing something that's consistent
3 with, in my opinion, consistent with WCA
4 guidelines, that I don't know what the
5 guidelines are with regard to boulders, and
6 lava rock and all that kind of stuff, but to
7 the extent there was somehow coordinate with
8 them, they could amend their rules or whatever
9 it may be, at some point this shouldn't be
10 done on a board level.
11 This should be a staff-level thing where
12 if the staff thinks there is a risk of damage
13 or a risk of liability, then they should have
14 the authority to implement a fix.
15 MR. CHESNEY: Okay. Well, how about we
16 agree that Doug will take care of it?
17 MR. MAYS: That sounds normal, doesn't
18 it?
19 MR. CHESNEY: And consistent with legal
20 advice he has received from our staff
21 attorney.
22 MR. MAYS: Okay.
23 MR. CHESNEY: That doesn't mean you need
24 to take out all the boulders we've already put
25 that I like.

1 MS. McCORMICK: Tonja, do you have any
2 concern about them putting rocks in there as
3 long as they're not high?
4 MS. STEWART: No. The rocks are okay.
5 The rocks are okay.
6 MS. GRIFFITH: But to Mr. Ross' point,
7 consistent with the image of the community and
8 the guidelines.
9 MR. MAYS: Which we have a lot of red
10 rock all over this community. A lot of
11 homeowners use the lava rock everywhere,
12 so --
13 MR. CHESNEY: Okay. All right. So
14 we're good there.
15 MR. MILLS: Is it our expectation that
16 all the PVC will be removed?
17 MR. CHESNEY: Yes.
18 MR. MILLS: Okay.
19 MR. CHESNEY: All right. I forgot where
20 I am. So you're done now?
21 MS. STEWART: I'm done.
22 MR. CHESNEY: Okay. And you asked
23 her --
24 MS. McCORMICK: Yes. And I had one
25 that Andy actually passed to me today since

1 he's not here tonight, and I thought it would
2 be helpful if Tonja was here, too. It should
3 just take a second.
4 He was contacted by a health care real
5 estate company who said that they are
6 interested in some property that's owned by
7 the CDD. It's the property that's on the
8 southwest corner of Linebaugh Avenue and
9 Sheldon Road.
10 And he said that they're looking for
11 about eight or nine acres for an assisted
12 living facility. He said that they have over
13 15 different assisted living, memory care, and
14 independent living communities throughout the
15 country.
16 I thought that most of that property was
17 conservation area, and I think that Andy also
18 passed that along to them, and then they came
19 back and said they had looked at maps and
20 permitting information from the county, and
21 they were still interested. So I guess before
22 we do any independent investigation --
23 MS. STEWART: The southwest corner of
24 Sheldon --
25 MS. McCORMICK: Of Sheldon and

1 Linebaugh.
2 MS. WHYTE: Right next to the apartment
3 complex.
4 MR. CHESNEY: I'll just help you out
5 here. Is there any interest in responding?
6 MS. GRIFFITH: No.
7 MR. CHESNEY: None is noted.
8 MS. McCORMICK: I was going to say --
9 MR. CHESNEY: Okay. There you go.
10 MS. McCORMICK: -- okay. He'll just
11 respond that the board is not interested.
12 MR. CHESNEY: That will just make it
13 easier.
14 MS. STEWART: Do you think the developer
15 would have left eight acres of developable
16 land in that --
17 MS. McCORMICK: No.
18 MR. CHESNEY: I don't know. Okay. It's
19 actually your --
20 MS. McCORMICK: Yes. And I don't have
21 anything else for this evening, so --
22 MR. CHESNEY: Yes, Mr. Ross.
23 MR. ROSS: Did notice go out to Davey
24 and OLM regarding maintenance standards? Did
25 your office mail a letter to them?

1 MS. McCORMICK: No.
2 MR. ROSS: No? What am I thinking of
3 that we talked about last meeting?
4 Didn't we talk about sending a letter to
5 them saying that we felt that the maintenance
6 standards were not being adhered to? Am I --
7 MR. MAYS: It was on your report to --
8 that overall report you wrote, but I didn't
9 see where you requested her to send anything
10 to them.
11 I had personal conversation with Davey
12 and OLM during our drive-through about the
13 standards.
14 MR. ROSS: What was their reaction to
15 that message?
16 MR. MAYS: Agree. Agree. I mean, they
17 know they're doing bad -- you know, sometimes
18 they have -- I mean, they're shorthanded
19 sometimes. They give you every excuse, but --
20 MR. ROSS: I'm sorry if I misremembered.
21 MR. CHESNEY: Would you like to --
22 MR. ROSS: I don't want to create busy
23 work just to create busy work. For some
24 reason, I --
25 MR. CHESNEY: I'm looking at the

<p style="text-align: right;">Page 73</p> <p>1 minutes. Is that important, or do you want</p> <p>2 to --</p> <p>3 MR. ROSS: No. I was more interested in</p> <p>4 what their response was rather than the magic</p> <p>5 letter went out.</p> <p>6 MR. CHESNEY: Okay. Awesome. Manager's</p> <p>7 report.</p> <p>8 MR. VEGA: Does anyone have any</p> <p>9 questions on the report that Andy sent out?</p> <p>10 MR. CHESNEY: Anyone?</p> <p>11 MS. GRIFFITH: Do we know if the Irma</p> <p>12 bonuses went out? They're to be distributed</p> <p>13 the first week of November. Do we know if</p> <p>14 they went out?</p> <p>15 MR. VEGA: No. I'll follow up on that.</p> <p>16 MR. MAYS: We know they didn't.</p> <p>17 MR. CHESNEY: That's true. Yeah, you --</p> <p>18 MS. WHYTE: No, they didn't go out.</p> <p>19 Thank you for asking. They're on the schedule</p> <p>20 for this pay.</p> <p>21 MR. VEGA: Well, they're going out --</p> <p>22 MS. WHYTE: They're going out on the</p> <p>23 first pay of this month.</p> <p>24 MS. GRIFFITH: Does the staff know to</p> <p>25 expect them?</p>	<p style="text-align: right;">Page 75 Agenda Page 23</p> <p>1 So I'm interested in the board's opinion</p> <p>2 on whether or not you actually want to have</p> <p>3 them and when you might want your first one.</p> <p>4 MS. GRIFFITH: So I've given some</p> <p>5 thought, and just looking at, you know, just</p> <p>6 even some of my own objectives that I would</p> <p>7 like to see in the community -- and there are</p> <p>8 two that I sort of bucket them -- one is the</p> <p>9 appearance of the community, the connectivity</p> <p>10 in the community, just enhancements in</p> <p>11 updating the community.</p> <p>12 Again, this is a 25-year-old community,</p> <p>13 and everything's new at the same time, it's</p> <p>14 old at the same time. All right? So, you</p> <p>15 know, what enhancements do we want to do?</p> <p>16 So I think that warrants a bit of</p> <p>17 rolling up our sleeves, sitting down and</p> <p>18 everybody just throw everything at the table</p> <p>19 and just see what -- you know, what do we want</p> <p>20 to support.</p> <p>21 The other piece is just</p> <p>22 administratively, you know, sort of the</p> <p>23 running of the CDD, and, you know, just the</p> <p>24 conversations that we're having about maps.</p> <p>25 Even, you know, whether or not we want to go</p>
<p style="text-align: right;">Page 74</p> <p>1 MR. MAYS: Yes, ma'am.</p> <p>2 MS. WHYTE: They all get updates from</p> <p>3 the WOW.</p> <p>4 MS. GRIFFITH: Good.</p> <p>5 MR. MAYS: Plus they read the WOW.</p> <p>6 MR. VEGA: So they just haven't gone out</p> <p>7 because the first pay cycle of November hasn't</p> <p>8 gone out.</p> <p>9 MR. MAYS: Either that, or Andy hasn't</p> <p>10 passed it on to Severn Trent yet.</p> <p>11 MR. VEGA: Well, no, that's what Sonny</p> <p>12 was saying.</p> <p>13 MS. WHYTE: They know about it.</p> <p>14 MR. CHESNEY: Okay. All right.</p> <p>15 MS. GRIFFITH: And then the workshop.</p> <p>16 MR. CHESNEY: Okay. Perfect.</p> <p>17 MR. VEGA: That's the one question I</p> <p>18 have is --</p> <p>19 MR. CHESNEY: I'm going to cover this</p> <p>20 because Andy and I talked about this.</p> <p>21 MR. VEGA: Okay.</p> <p>22 MR. CHESNEY: So the workshops, Andy and</p> <p>23 I talked at great length on this. We</p> <p>24 definitely see where it could be very helpful</p> <p>25 at times.</p>	<p style="text-align: right;">Page 76</p> <p>1 down the path of bringing somebody in to</p> <p>2 document our procedures and our policies and</p> <p>3 job descriptions and things like that, how do</p> <p>4 we make sure that this CDD is being managed</p> <p>5 and run, you know, in a modern way, let's say.</p> <p>6 So, you know, I didn't know -- and then,</p> <p>7 of course, there was -- I would probably throw</p> <p>8 OLM and Davey probably into that maintenance,</p> <p>9 the community maintenance package. I think</p> <p>10 there's that there's some conversation there</p> <p>11 as well.</p> <p>12 MR. CHESNEY: Just so everyone is clear,</p> <p>13 what happens in a workshop, it's like minutes.</p> <p>14 It's really just kind of Andy and Doug and</p> <p>15 Sonny. There's no votes taken at a workshop.</p> <p>16 There's no policy made. It's just strictly</p> <p>17 informational presentation kind of thing.</p> <p>18 The idea behind it is that, you know,</p> <p>19 you kind of build, you know, future agendas</p> <p>20 and things. Now, I'll be frank. Andy and I</p> <p>21 just see a couple of things coming up it might</p> <p>22 be useful for that don't require votes.</p> <p>23 So we might ask for at least one</p> <p>24 workshop, but outside of that, you know, it's</p> <p>25 really kind of up to the board on, you know,</p>

1 if you want to go that format versus
 2 historically we've kind of collected
 3 information and decided on things in our
 4 regular meeting, which is more documented.
 5 They're both advertised public meetings,
 6 but --
 7 MS. GRIFFITH: Yeah, but my thought
 8 about the workshop was just that, to sort of
 9 encourage a more casual environment to give us
 10 an opportunity to hash things out, ask
 11 questions, not in a formal setting, not where
 12 we're all looking at our watches going, "Is it
 13 time to go home," because it's already late in
 14 the day, but rather where we can sort of as a
 15 board kind of get somewhat on the same page as
 16 far as our vision for the community so that
 17 when we do come to the table to vote, we've
 18 already sort of hashed out some of the --
 19 because, you know, me and my ideas.
 20 I can have us here for three hours, you
 21 know, and that's what I'm trying to --
 22 MR. CHESNEY: Yeah.
 23 MS. GRIFFITH: So, you know, I guess
 24 that was my thought. I would say this, Greg:
 25 Can we do one workshop and see how it goes? I

1 mean --
 2 MR. CHESNEY: There is a good
 3 possibility one will be requested by myself,
 4 so that would be a try, but Andy didn't want
 5 to bring up do you want to schedule -- you
 6 know, a lot of districts have one each month.
 7 We had talked about -- Andy had
 8 suggested maybe doing one each quarter to
 9 begin with and kind of see how that goes, or
 10 another way you could do it is target them to
 11 specific tasks.
 12 MR. VEGA: Now, can I --
 13 MR. CHESNEY: Yes.
 14 MR. VEGA: Can I interrupt, though,
 15 for a second? On the workshops, I just want
 16 to look at your counsel, because counsel-wise,
 17 it's going to depend -- you're going to have
 18 to produce an agenda, and the agenda --
 19 MR. CHESNEY: Yeah.
 20 MR. VEGA: -- the agenda has to be
 21 specific. So it's not really -- I have
 22 several boards that have either workshop once
 23 a month, once a quarter, or they set out to
 24 save on the -- budget-wise. When you
 25 advertise your meetings, you advertise a

1 budget -- you advertise a workshop for every
 2 month.
 3 You don't have to attend it, or you
 4 don't even have to have it. If it's an item
 5 that you want to talk about the map, at the
 6 end of the meeting, during supervisor
 7 requests, you're all in agreement that you
 8 want to cover that at the next workshop, or if
 9 there's nothing for that meeting, then you
 10 just move on, because your advertising budget
 11 -- you're probably spending \$200 to advertise
 12 the entire year at one shot, or you're
 13 spending \$200 to advertise one meeting, so --
 14 MR. CHESNEY: Correct. And it was not
 15 my -- I didn't mean to imply that there was no
 16 agenda for it. There is always a purpose for
 17 each workshop. And I do appreciate -- that is
 18 correct, that is a better use of our funds, I
 19 guess, to schedule a month and then we don't
 20 have to have them. Is that what your
 21 suggestion is?
 22 MR. VEGA: Right. You can schedule --
 23 if you're comfortable with whatever -- on a
 24 Monday -- sorry -- the second Monday of every
 25 month or the fourth Monday of every month,

1 whatever it is, set the schedule up, and
 2 depending how the meeting goes, you might --
 3 "Yeah, let's meet in two weeks and talk about
 4 that map. Let's talk about what we want in a
 5 map. Do we want to go with a Google GIS
 6 format that anybody that has a Google phone
 7 can GPS where is Pond 23? Oh, the issue
 8 is at the weir, and it's right over here."
 9 I've got communities that have done
 10 that.
 11 MS. GRIFFITH: So, Mark, let me ask you
 12 something. So when we publish the schedule
 13 for the workshops, the theme of the workshop
 14 doesn't necessarily have to be published.
 15 MR. VEGA: No.
 16 MS. GRIFFITH: Just the fact that there
 17 is a workshop.
 18 MR. VEGA: No. Just like your normal
 19 meetings are advertised.
 20 MS. GRIFFITH: So we can decide at our
 21 formal board meeting the topic.
 22 MR. VEGA: Yes.
 23 MS. McCORMICK: Yes, you want to have
 24 your agenda seven days prior to the meeting --
 25 MS. GRIFFITH: Okay.

1 MS. McCORMICK: -- to the workshop.
 2 MR. VEGA: And then workshops, depending
 3 on -- I'm not familiar with the Westchase
 4 contract, but I manage Tampa Palms, and Tampa
 5 Palms, for their workshops, they are not
 6 staffed. What they want -- I will be
 7 attending the first workshop. They've had one
 8 every month this year. I'll be attending the
 9 first one in December.
 10 And I attend at \$150 an hour, and they
 11 pick my brain for the hour, and then they
 12 might stay there. They bring in food, because
 13 they plan on being there for four hours. They
 14 talked about repaving projects, you know. So
 15 it comes down to what the board wants.
 16 MR. CHESNEY: Mr. Ross.
 17 MR. ROSS: I'm curious what is the topic
 18 of the workshop that you and/or Andy are
 19 thinking about recommending?
 20 MR. CHESNEY: Parks.
 21 MR. ROSS: Parks. Can you be a little
 22 bit more specific?
 23 MR. CHESNEY: No. No.
 24 MR. ROSS: Parks. Okay. My reaction,
 25 since we're all just, you know, putting our

1 thoughts in there, for whatever reason, in my
 2 mind, since we sit on a public board, I feel
 3 some responsibility to do our business during
 4 our public meetings. I'm not saying I'm
 5 opposed to a workshop, but I haven't heard in
 6 our discussion about anything that we couldn't
 7 talk about in one of our regular board
 8 meetings.
 9 If we feel time constrained, we could
 10 just say, "Okay, this month we're not going to
 11 talk about landscaping, or we're not going to
 12 talk about ponds, or we're not going to talk
 13 about this," and we're going to reserve 30
 14 minutes to talk about whatever we want to talk
 15 about.
 16 So like I don't want to just sit around
 17 and talk for four hours about something.
 18 Let's just do our business and talk about it
 19 here and let the public hear it and let the
 20 WOW report on it, and that's my feeling.
 21 MR. CHESNEY: One think I meant to ask.
 22 Have we already advertised for this year?
 23 MS. McCORMICK: For?
 24 MR. VEGA: Yes, we're already in the
 25 fiscal year now.

1 MS. McCORMICK: Yeah. Yeah.
 2 MR. ROSS: So that's my two cents.
 3 MR. LEWIS: I guess I'm lost. I thought
 4 we had voted on or at least agreed to have a
 5 workshop by the end of the year at the last
 6 meeting or the meeting before.
 7 MR. CHESNEY: Andy and I talked last
 8 week. He was under the impression -- I mean,
 9 he wanted me to make sure we brought it up.
 10 MR. LEWIS: Yeah, okay. And I thought
 11 we were going to maybe -- one of the focuses
 12 was to be on the whole landscape architect
 13 issue that Mr. Ross brought up over the last
 14 several months --
 15 MR. ROSS: We --
 16 MR. LEWIS: -- because I think it was --
 17 I'm sorry to interrupt --
 18 MR. ROSS: I interrupted you.
 19 MR. LEWIS: That's okay. There was
 20 mention from Erin about whether -- or maybe
 21 you -- that brought up about the RFP versus
 22 bringing in somebody to give us some ideas or
 23 whether we go the design-build route. I think
 24 that was Andy's suggestion or something.
 25 MR. CHESNEY: And I'll be frank. I

1 don't even know if we're going to need a
 2 workshop for the other thing that Andy and I
 3 discussed, so -- but potential -- he thought
 4 the workshop setting would be the best.
 5 MR. LEWIS: Okay.
 6 MR. ROSS: And I did want to affirm to
 7 you, I had the same understanding, that we
 8 were going to set a workshop date, this
 9 meeting to occur like seven, ten, fourteen
 10 days out.
 11 MR. LEWIS: Right.
 12 MR. ROSS: And I do not want you to take
 13 my negative remarks as inconsistent with that.
 14 MR. LEWIS: No, I didn't.
 15 MR. ROSS: I definitely have the
 16 expectation that we're setting one.
 17 MR. VEGA: That's like one of my agendas
 18 was to walk out of here with a non-staff
 19 workshop date.
 20 MR. CHESNEY: Yeah, he's not under the
 21 impression that he was to schedule one. That,
 22 I can assure you.
 23 MS. GRIFFITH: So let's just get it
 24 scheduled, guys. I mean, you know, let's just
 25 do it. And I guess the topic of it needs to

<p style="text-align: right;">Page 85</p> <p>1 be determined, I guess, seven days prior?</p> <p>2 MS. McCORMICK: Right. Right.</p> <p>3 MR. CHESNEY: I would suggest one mid</p> <p>4 December at the earliest.</p> <p>5 MS. WHYTE: I do not have the dates in</p> <p>6 December. I gave Andy a list of dates for</p> <p>7 November, but I don't have the dates, and</p> <p>8 staff is already gone.</p> <p>9 MR. ROSS: My own personal preference</p> <p>10 would be to do it before our December board</p> <p>11 meeting. As I said before, I feel like we've</p> <p>12 got a window period here to work through some</p> <p>13 of our landscaping maintenance standards and</p> <p>14 specs, and the calendar is going to get away</p> <p>15 from us.</p> <p>16 So I would want to be in a position, if</p> <p>17 we really had an unbelievable workshop, that</p> <p>18 we can take action at our December board</p> <p>19 meeting. That's my feeling.</p> <p>20 MR. VEGA: The only thing I share with</p> <p>21 you is, we do have to publish the agenda seven</p> <p>22 days prior, and I would need about ten</p> <p>23 business days to get a legal advertisement in.</p> <p>24 So even if we were -- today is the 6th.</p> <p>25 The earliest workshop that we could</p>	<p style="text-align: right;">Page 87 Agenda Page 26</p> <p>1 exciting, but I'm just saying, that was --</p> <p>2 that was Andy and I's first suggestion on a</p> <p>3 workshop, would be to include parks as one of</p> <p>4 the agenda items, and we would suggest doing</p> <p>5 it after, you know, the middle of December or</p> <p>6 later.</p> <p>7 MS. GRIFFITH: Well, I think -- not</p> <p>8 knowing what's going on with parks --</p> <p>9 MR. CHESNEY: Nothing exciting. It's</p> <p>10 just --</p> <p>11 MS. GRIFFITH: On the landscaping front,</p> <p>12 I think that's pretty important, it is, if we</p> <p>13 need to have that roll-up-sleeve conversation.</p> <p>14 You know, whether or not we do it at our</p> <p>15 regular board meeting, fine, so if we sort of</p> <p>16 scrap our traditional form and turn it into a</p> <p>17 workshop format?</p> <p>18 Is that what we're suggesting, or are we</p> <p>19 suggesting that we're going to have our</p> <p>20 traditional meeting, and then follow it up</p> <p>21 with a workshop style conversation, because, I</p> <p>22 mean --</p> <p>23 MR. CHESNEY: I mean, I don't know what</p> <p>24 the difference would be. Like I said, let's</p> <p>25 not make too much of this. I mean, the</p>
<p style="text-align: right;">Page 86</p> <p>1 feasibly have would be the 20th -- you could</p> <p>2 have would be around the 20th. I mean, that's</p> <p>3 Thanksgiving week, just to --</p> <p>4 MR. MILLS: Today is the 7th.</p> <p>5 MR. VEGA: Today is the 7th, yes.</p> <p>6 MR. LEWIS: I mean, maybe in the</p> <p>7 interest of saving a little bit of money here</p> <p>8 with the advertisement already going out,</p> <p>9 maybe Mr. Ross has a point. Let's, for the</p> <p>10 first one, maybe have it at the next board</p> <p>11 meeting, and then look at maybe scheduling</p> <p>12 these things out in the future.</p> <p>13 MR. CHESNEY: Well, we would just have a</p> <p>14 normal board meeting.</p> <p>15 MR. LEWIS: Yeah, that's what I'm meant.</p> <p>16 MR. CHESNEY: Yeah.</p> <p>17 MR. ROSS: Good points.</p> <p>18 MR. CHESNEY: Like I said, I don't even</p> <p>19 know -- I mean, I can bring it up next month</p> <p>20 if I think it's going to be necessary.</p> <p>21 MR. ROSS: I can only say I'm teased by</p> <p>22 the notion of a workshop on parks. I'm into</p> <p>23 my seat waiting for what's going to happen,</p> <p>24 so --</p> <p>25 MR. CHESNEY: Well, it might not be that</p>	<p style="text-align: right;">Page 88</p> <p>1 difference is, is that, you know, usually</p> <p>2 workshops, like he said, are un staffed, so</p> <p>3 there's minimal staff.</p> <p>4 MS. GRIFFITH: Right.</p> <p>5 MR. CHESNEY: And then there's minimal</p> <p>6 -- so there's not a set of minutes that are</p> <p>7 produced -- well, there are a set of minutes</p> <p>8 that are produced, but not how we normally</p> <p>9 handle minutes --</p> <p>10 MS. McCORMICK: A transcript.</p> <p>11 MS. McCORMICK: -- a transcript. Thank</p> <p>12 you. Erin is not here to make sure we're all</p> <p>13 on in our P's and Q's. We don't take any</p> <p>14 votes, we don't make any policy choices.</p> <p>15 MS. McCORMICK: Right.</p> <p>16 MR. VEGA: And minutes, just to give you</p> <p>17 an example, if you were talking about</p> <p>18 landscape contractor, OLM, the minutes would</p> <p>19 simply be discussion ensued by board related</p> <p>20 to the landscape vendor and the inspection</p> <p>21 vendor.</p> <p>22 MS. GRIFFITH: At Tampa Palms, do they</p> <p>23 do their workshops during the week or on the</p> <p>24 weekends?</p> <p>25 MR. VEGA: Tampa Palms, during the week.</p>

1 MS. GRIFFITH: So if we're saying that
2 the 20th is the earliest that we can do it and
3 we want to do it before our first meeting,
4 which is December 5th, I would say, you know,
5 if we could do it the week of the 27th, and,
6 you know, my preference would be to have a
7 separate workshop, workshop format sometime
8 the week of the 27th.
9 MR. CHESNEY: Well, who would you have
10 come to that, and what's the potential agenda?
11 Because, I mean, we're close enough to that
12 for that week --
13 MS. GRIFFITH: Right. So the entire
14 board, and the agenda would be parks and
15 landscaping.
16 MR. CHESNEY: Okay. Who would you have
17 attend if it's just like a free-form --
18 MS. GRIFFITH: A landscaping architect.
19 I'd be happy to reach out and get one to
20 attend. And I would imagine we would want to
21 have Tonja.
22 MR. CHESNEY: Yeah, because it says
23 here, the board will develop general scope at
24 upcoming workshops and go through formal legal
25 process (inaudible) and consultants. So the

1 purpose of that would be to solicit -- to
2 create a --
3 MS. GRIFFITH: RFP.
4 MR. CHESNEY: -- what you want in a
5 landscape consultant.
6 MS. GRIFFITH: RFP. Okay.
7 MR. CHESNEY: All right.
8 MS. McCORMICK: So would you actually
9 have a landscape consultant that would come to
10 the workshop before you decided about the
11 process that you're going to --
12 MS. GRIFFITH: Yeah.
13 MR. CHESNEY: You were talking about a
14 resident. Didn't you say last month there was
15 a resident --
16 MS. GRIFFITH: There is a resident who
17 is a landscape architect and has offered to --
18 MS. McCORMICK: So it wouldn't be a paid
19 consultant; it would just be somebody that's
20 giving their --
21 MS. GRIFFITH: Familiar giving their --
22 MR. MILLS: I would offer up Tuesday,
23 the 21st, Thanksgiving week. I'm out of town
24 the following week, and the week before, so
25 the 21st would work.

1 MR. CHESNEY: Yeah. I'm going to be in
2 Greece personally, but it doesn't matter.
3 MR. LEWIS: November 21st?
4 MR. CHESNEY: Yeah.
5 MR. LEWIS: I'm out of town that weekend
6 or that week too.
7 MS. GRIFFITH: Yeah, I'm out of town
8 that week too.
9 MR. ROSS: Jim, the three of them are
10 saying they're all out of town. It would be
11 just you and me. Hey, let's do it that day.
12 MR. CHESNEY: That's the other thing.
13 With the workshop, I mean, you only need two
14 people.
15 MR. VEGA: The minimum, you could have
16 one person.
17 MR. CHESNEY: Yeah. Okay.
18 MR. VEGA: Not much gets done, but --
19 MR. MILLS: Okay.
20 MR. ROSS: I was joking if it's just me
21 and Jim. I love Jim, but I'm just --
22 MS. GRIFFITH: I'm sorry. Jim, so you
23 said you're out the entire week of the 27th?
24 MR. MILLS: Yes.
25 MS. GRIFFITH: When are you back? Just

1 curious.
2 MR. MILLS: I am back (unintelligible).
3 MR. CHESNEY: Like I said, my suggestion
4 is having it later in December.
5 MR. VEGA: Could you say that again,
6 Jim?
7 MR. MILLS: I am back for the meeting on
8 the 5th.
9 MS. GRIFFITH: Okay.
10 MR. ROSS: The disadvantage of having a
11 meeting later is you're going to have a guy
12 like me who's antsy to move forward, and I'm
13 going to feel pressure to move -- to go ahead
14 and set the specs ASAP, because I'm kind of
15 looking at it as, we've got to set the specs,
16 we've got to put it out to bid, we've got to
17 get a person on board, then that person has to
18 present to us whatever they -- their
19 recommendation is.
20 This is going to be a multi-month
21 process.
22 MR. CHESNEY: I understand. I mean, I'm
23 just saying that if you didn't have it in
24 December, you would have it in January.
25 MS. GRIFFITH: So are we --

1 MR. CHESNEY: But it's up to you guys.
 2 MR. ROSS: I didn't mean to be preachy.
 3 Sorry.
 4 MR. CHESNEY: No problem.
 5 MS. GRIFFITH: Are we comfortable with
 6 having it the week of the 27th with Jim not
 7 being present?
 8 MR. ROSS: What about December 4th?
 9 MS. GRIFFITH: It's fine with me, but
 10 Jim's not back.
 11 MR. ROSS: Oh, you don't get back until
 12 the 5th?
 13 MR. MILLS: I'm here the 4th, yes.
 14 MR. ROSS: What about the 4th, and we
 15 could start it whatever time everybody wants,
 16 3:00, 2:00, 6:00, 7:00?
 17 MS. GRIFFITH: I can do it the 4th.
 18 MR. CHESNEY: Is there a time
 19 suggestion?
 20 MR. MILLS: 4:00 is good.
 21 MR. CHESNEY: 4:00 on the 4th. Okay.
 22 I'm going to make another suggestion, because
 23 I like Mark's suggestion on saving money on
 24 advertising.
 25 Would you suggest then that we go ahead

1 and make up some dates for the next 11 months
 2 for potential workshops?
 3 MR. VEGA: Yes. I would suggest, just
 4 for the cost savings, because it's going to
 5 cost you twenty -- it's going to cost you \$200
 6 to set up the workshops whether it's one month
 7 or 12 months.
 8 MR. CHESNEY: Okay. We can always
 9 change them later for \$200. So can we -- can
 10 we select -- can I -- what is wrong with my
 11 mouth?
 12 MR. VEGA: You meet on the first
 13 Tuesday. Correct?
 14 MR. CHESNEY: Yeah. Do you have a
 15 suggestion for the next -- how the workshops
 16 would come?
 17 MR. VEGA: You can either -- this one,
 18 the first Monday, but if you wanted to do it
 19 the fourth Tuesday or the fourth -- you want
 20 to do it -- give yourself a little bit of time
 21 before the meeting.
 22 MR. CHESNEY: How about we direct that
 23 with Sonny and Andy's approval? Is that okay,
 24 because we need to make a motion for this, to
 25 do the workshops?

1 MR. VEGA: Correct.
 2 MR. ROSS: Every month or every quarter?
 3 MR. CHESNEY: Well, we can always change
 4 them. We don't have to actually do them.
 5 MS. GRIFFITH: Let's do every month and
 6 then cancel, if needed.
 7 MR. CHESNEY: So let's do every month --
 8 okay? -- subject to Sonny and Andy's okay when
 9 workshops are, so --
 10 MS. McCORMICK: Is it going to be here?
 11 MR. CHESNEY: You know, this literally
 12 -- I was actually going to ask you to -- what
 13 is the motion?
 14 MS. McCORMICK: You make a motion to
 15 schedule the workshops for every month on the
 16 fourth Monday of the month, subject to Sonny
 17 confirming that that date is going to work,
 18 and Andy confirming that that works, and
 19 identify that it would be at this location.
 20 MR. VEGA: With the only exception being
 21 the December 4th meeting being the first one
 22 involved.
 23 MS. McCORMICK: Right. And if something
 24 needs to be modified, then we bring it back to
 25 the board.

1 MR. CHESNEY: So moved.
 2 MR. ROSS: I'll second that.
 3 MR. CHESNEY: Second. Okay. All right.
 4 All in favor signify by saying aye. Jim?
 5 MR. MILLS: Aye.
 6 MR. CHESNEY: Awesome.
 7 (All board members signify in the
 8 affirmative, and the motion passes.)
 9 MR. CHESNEY: Okay. All right. So that
 10 is the field manager's report -- I mean, I'm
 11 sorry -- Doug's field manager report.
 12 I'm just curious. Why do you have two
 13 reports, this one and then the one --
 14 MS. WHYTE: Andy asked us to -- he sent
 15 me one and said, "Maybe you could coordinate
 16 this into your bullet points to take out what
 17 I put and put yours in," which is what I did,
 18 but then I sent my written field office
 19 report, which is very different.
 20 Sometimes it's just sort of short little
 21 blurbs. These are open projects, but Andy can
 22 do whatever he likes. He sent me that, and
 23 that's what I used.
 24 MR. CHESNEY: Okay. Just curious. Yes.
 25 Doug, anything else besides the written

<p style="text-align: right;">Page 97</p> <p>1 report?</p> <p>2 MR. MAYS: Yeah, a couple of things.</p> <p>3 I'm not sure -- you know, last month, Mr. Ross</p> <p>4 requested me to put a report together, and I'm</p> <p>5 not sure -- you know, it's kind of cut for a</p> <p>6 quick time, so I'm not sure everyone got it in</p> <p>7 time in Dropbox.</p> <p>8 But basically it's all the information</p> <p>9 that he had requested about mulching, hedge</p> <p>10 work, tree trimming, different things like</p> <p>11 that, new planting, the possibility of what we</p> <p>12 need around the community.</p> <p>13 I know there is a lot of talk about</p> <p>14 these workshops -- there's a lot of talk about</p> <p>15 these workshops, and it's my belief that a</p> <p>16 landscape architect -- you know, I talked to</p> <p>17 Andy about this landscape architect. You</p> <p>18 know, you can spend \$80,000 for a</p> <p>19 million-dollar idea.</p> <p>20 So does the community want to spend a</p> <p>21 million dollars on landscaping? You can spend</p> <p>22 \$40,000 to get a half a million dollars of</p> <p>23 landscaping. Does the community want to spend</p> <p>24 that?</p> <p>25 So I have been talking with local</p>	<p style="text-align: right;">Page 99 Agenda Page 29</p> <p>1 wants one.</p> <p>2 MR. CHESNEY: I think this is fabulous,</p> <p>3 but, I mean, we're going to have a workshop on</p> <p>4 it that no -- I know I said staff -- it's not</p> <p>5 staff attended. It's Doug attended.</p> <p>6 MR. MAYS: Doug gets a vacation every</p> <p>7 once in a while, too.</p> <p>8 MR. COLLAZO: Might be in Greece, too.</p> <p>9 MR. MAYS: Might be in that time. I</p> <p>10 don't know.</p> <p>11 MR. CHESNEY: Is it? Going to ask Sonny</p> <p>12 to attend it.</p> <p>13 MR. MAYS: So you can see where Mr. Ross</p> <p>14 asked me about mulching. You know, as I</p> <p>15 explained it, we do it two times a year, when</p> <p>16 we do it. Ms. Griffith has expressed concerns</p> <p>17 about removal of mulch.</p> <p>18 In the last two installations of the</p> <p>19 mulch, you can see in the report we removed a</p> <p>20 hundred yards on each time. Obviously we have</p> <p>21 2,000 yards of mulch in this community every</p> <p>22 time it's put in. So there's some areas where</p> <p>23 you don't have to remove it, and other areas</p> <p>24 where you do.</p> <p>25 Removal -- I mean, installation of mulch</p>
<p style="text-align: right;">Page 98</p> <p>1 nurseries and getting information from</p> <p>2 nurseries. They have designers. Designers</p> <p>3 are a heck of a lot cheaper. Between me,</p> <p>4 Davey, OLM, we can come up with different</p> <p>5 ideas to enhance our entranceways.</p> <p>6 So in my report, you'll see where we've</p> <p>7 got over 60 community entranceways in this</p> <p>8 community. So I picked out numerous plant</p> <p>9 material that we could use in this community.</p> <p>10 Some of it, we've experienced on this property</p> <p>11 already, so we have the experience in what</p> <p>12 does work and what doesn't work.</p> <p>13 For instance, copper plants on one side</p> <p>14 of the property works good, on the other side</p> <p>15 of the property the deer are eating it. So we</p> <p>16 understand this information.</p> <p>17 So you can see in this report that I put</p> <p>18 all this stuff together, and estimated costs</p> <p>19 for each entranceway is around 1,500 to 2,000</p> <p>20 per entranceway, and if you've got 60 of them,</p> <p>21 you're spending close to 120,000 on</p> <p>22 re-landscaping all the entranceways.</p> <p>23 So as you can see in the report, if you</p> <p>24 did get to pull it up -- I can give you a copy</p> <p>25 of it. I've got extra copies, if anybody</p>	<p style="text-align: right;">Page 100</p> <p>1 is \$38 a square yard, where removal of mulch</p> <p>2 is still \$15 a square yard. So you're paying</p> <p>3 \$1500 just to get rid of a hundred yards' worth</p> <p>4 of mulch.</p> <p>5 So this is one thing that I put -- that</p> <p>6 I got on the report. You can see where I've</p> <p>7 shown you where the scheduling of the trimming</p> <p>8 is for the hedges. It's done six times --</p> <p>9 every month it's done, except during the slow</p> <p>10 season, which is fall, when the landscape crew</p> <p>11 gets cut back from 13 to eight people.</p> <p>12 So the hedge work goes to every other</p> <p>13 month in that period. Demossing is something</p> <p>14 that we have done in areas. It says on the</p> <p>15 report we've already done some in some areas,</p> <p>16 which the areas that you can see where it's</p> <p>17 been done, it does make the property look</p> <p>18 cleaner.</p> <p>19 So what I have -- I mean, we can do it</p> <p>20 through Davey. Davey does it, but -- let's</p> <p>21 see. The wetland maintenance, there is</p> <p>22 nothing real that we can do on wetland</p> <p>23 maintenance other than continue to cut back.</p> <p>24 We cut back.</p> <p>25 We wouldn't want to put plant material</p>

<p style="text-align: right;">Page 101</p> <p>1 along the wetland, not next to -- lakes we do, 2 but not wetland, because it will overgrow into 3 those plant material and would have to be cut 4 back a lot more often than once a year, if you 5 do plant material. 6 Just getting down to the bottom, I put 7 down a couple of options, and one of the major 8 options I put in there was, there are 9 professional tree services out there with 10 large crews that trim trees, they demoss, they 11 cut back conservations. 12 My suggestion, you can see Option Number 13 One. Option Number One is, hire a tree 14 service at two times a month. So you've got 15 24 to 25 times a year you've got a 16 professional tree service on property. 17 Me and Mr. Chesney talked about this 18 about five years ago. He was wondering when 19 we were going to get to the day where our oak 20 trees were going to need to be professionally 21 trimmed. Well, we're there in some 22 neighborhood. They do need to be -- the 23 canopies are taller now. We've reached our 12 24 foot with our landscape company. Now they're 25 starting to get there.</p>	<p style="text-align: right;">Page 103 Agenda Page 30</p> <p>1 staff in half, you could use that other half 2 of the staff to do your cutbacks on your 3 roadways, on your conservations, your 4 wetlands, but, see, now we're lacking the 5 professional tree trimming that needs to be 6 done. 7 So it's not necessarily something that I 8 feel is the best option. My option is that I 9 think is best, if we retain a tree service, we 10 could handle all this tree work. 11 And, like I said, that would just put 12 into the budget an additional \$50,000 a year. 13 MR. CHESNEY: Okay. 14 MR. MAYS: But I met with a nursery. 15 He's got a designer. He's going to throw some 16 designs out. I ran short on time. Sorry, 17 Mr. Ross, a month was cutting it a little 18 close. So we do have a designer that's trying 19 to put some stuff together for us so that I 20 can show the board. 21 MR. CHESNEY: Okay. Yes. 22 MR. MAYS: Any questions? 23 MR. ROSS: I wasn't being pushy. I'm 24 sorry. 25 MR. CHESNEY: No. No. I just --</p>
<p style="text-align: right;">Page 102</p> <p>1 So the cost of something like that, I've 2 already hired a tree service to help us with 3 major tree removal that we can't do. Some 4 trees are a little more difficult, require a 5 crane, require a professional climber, for 6 instance, so -- but we've used them 7 occasionally at \$2,000, and it doesn't have to 8 be this guy. 9 You can hire a tree crew that comes out 10 for a full day worth of work with five guys at 11 \$2,000 a day, so we would add to the budget 12 \$50,000 a year for tree maintenance, demossing 13 -- demossing of all the trees, even crape 14 myrtles, help -- they would also be able to 15 help us with the removal -- still continue to 16 help us with the removal of these difficult 17 trees that we have. 18 Sometimes we'll have a 70-foot pine. 19 And I don't know about you, but I'm not 20 climbing that 70-foot tree, not anymore. Back 21 when I was young like you maybe, Chris, but 22 not anymore. 23 Option Number Two is requiring our 24 landscape company to stay on property 25 throughout the year. Instead of cutting the</p>	<p style="text-align: right;">Page 104</p> <p>1 MR. ROSS: I did get the report. Thank 2 you. Notwithstanding the time constraints, I 3 knew you would come through. I have complete 4 confidence in you. 5 What I really like about it is that it 6 gave me an opportunity to see in writing some 7 of the things I've heard you articulate during 8 our meetings, during our conservations, and I 9 think it's a wonderful kickstart towards going 10 towards the process that I hope that the board 11 is embracing. 12 So I mean that very genuinely. Thank 13 you. Continue to think about it, continue to 14 brainstorm, continue to talk to those people, 15 et cetera. 16 What happened to me was, once I saw it 17 is, I felt unprepared, and so what I'm going 18 to ask of Severn Trent is that before our next 19 workshop, if you could please have 20 electronically circulated the specs for our 21 last landscaping bid and a copy of our 22 existing contract with Davey. 23 Those two things would help me in 24 comparing it to the work that you did. Is 25 there another contract that I'm missing,</p>

1 another --

2 MR. CHESNEY: OLM's contract.

3 MR. ROSS: -- kind of base point --

4 okay. OLM's contract as well.

5 MR. CHESNEY: So make that available for

6 the workshop.

7 MR. ROSS: But if you circulate them in

8 advance electronically.

9 MS. GRIFFITH: Let's see OLM's latest

10 report card.

11 MR. VEGA: I'm sorry?

12 MS. GRIFFITH: OLM, when they give their

13 report to Davey, the latest report.

14 MS. WHYTE: The inspection is there.

15 MR. CHESNEY: I haven't looked in

16 awhile, but usually it's --

17 (Multiple speakers speaking at once.)

18 MS. WHYTE: You'll have one next week.

19 Right?

20 MR. MAYS: Oh, the inspection end --

21 MS. WHYTE: You'll have it before the

22 end -- for the next meeting.

23 MS. GRIFFITH: Okay. All right.

24 MR. ROSS: But you guys are busy enough.

25 So I'm specifically asking Severn Trent to

1 circulate these documents, which I'm sure you

2 have an electronic file and can hit send,

3 send, send.

4 MR. CHESNEY: And I wasn't trying to cut

5 you off earlier. I think this is fantastic,

6 but I think we're going to talk about it in

7 more depth and -- I mean, not to express my

8 opinion in advance, but it seems, you know,

9 awesome.

10 MR. VEGA: Mr. Ross, just to make sure

11 I'm on the same page with you, you're looking

12 for copies of the Davey and OLM contract, the

13 -- but you also said the specs of the last

14 contract.

15 MR. ROSS: That were the basis for the

16 successful awarding of the landscape work

17 to Davey.

18 MR. VEGA: You awarded an OLM -- I mean,

19 you awarded Davey's and OLM contract.

20 Correct?

21 MR. ROSS: OLM is a third-party --

22 MR. VEGA: No. No. I'm very familiar.

23 So, I mean, OLM created the contract that

24 Davey signed.

25 MS. WHYTE: Yes.

1 MR. MAYS: Yes.

2 MR. VEGA: So the specs are the

3 contract. I just want to --

4 MR. MAYS: Yes.

5 MR. ROSS: And you're making my point.

6 I'm just missing my frame of reference.

7 MR. VEGA: No. No. No problem. No

8 problem. I'm just wanted to make sure that

9 you knew I was providing you two contracts,

10 and that everything was going to be in there.

11 I didn't want to mess you up.

12 MS. GRIFFITH: I'm sorry. Mark, there's

13 not an RFP?

14 MR. VEGA: The RFP that OLM puts out is

15 basically the contract. They also just put in

16 there -- I'm doing the same process tomorrow

17 at 11:00 a.m., if anybody want to see it, at

18 Tampa Palms.

19 There's four pages in front of the

20 contract, which just tells you when the

21 pre-bid is, how to get the quotes to OLM.

22 MS. McCORMICK: All the instructions

23 to --

24 MR. VEGA: All the directions. But the

25 contract is -- the contract has all the specs

1 on fertilization, warranty, tree trimming up

2 to 12 feet --

3 MR. CHESNEY: Mulch.

4 MR. VEGA: -- mulch. All that detail

5 will be in there. They kind of bundle it all

6 under one --

7 MS. GRIFFITH: Right. Okay.

8 MR. VEGA: -- but I'll see if they did

9 something differently here. I've gone through

10 this process on several properties. Cheval

11 did it just a year ago. I've done it six

12 times actually in the past two years.

13 MS. McCORMICK: No. The specs are

14 attached as an exhibit to the agreement, and

15 there is a map that shows all the landscape

16 maintenance areas, and the district is also

17 attached as an exhibit.

18 MR. CHESNEY: Okay. All right. Is

19 there anything else? I'm trying to compact it

20 here, because I know Matt has --

21 MR. MAYS: There is one more issue that

22 I need to bring up.

23 MR. CHESNEY: Sure. What is it?

24 MR. MAYS: The matting, the rubber play

25 surface that is in two of our -- three of our

1 parks, but in two of our parks, Glenclyff Park
 2 and Baybridge Park, Glenclyff Park, in
 3 particular, around this roundabout is a wear
 4 pattern obviously from kids and adults and
 5 whoever climbing on this thing, and they've
 6 wore this thing out in a way that it's
 7 starting to come apart.
 8 I think the stuff has been in for maybe
 9 a year, and I believe it's got a two-year
 10 warranty, which on a -- the company that did
 11 the installation is refusing to warranty it,
 12 because now they want to tell us that that
 13 apparatus you cannot -- they cannot warranty
 14 something around an apparatus like that piece
 15 of equipment.
 16 And I said, "Well, it would have been
 17 nice, you know, if you would have suggested
 18 this before we put this piece of equipment in."
 19 But he's refusing to do the warranty work on
 20 it.
 21 MS. McCORMICK: Didn't the Pour and Play
 22 -- you're talking about Pour and Play. Right?
 23 MR. MAYS: Yes.
 24 MS. McCORMICK: Wasn't that part of the
 25 overall contract with the contractor with

1 Dynamo?
 2 MR. MAYS: Dynamo, yes.
 3 MS. McCORMICK: So Dynamo should be the
 4 one that's dealing with the subcontractor.
 5 MR. CHESNEY: Yeah. Let me -- can I ask
 6 you one more question?
 7 So what -- approximately what type of
 8 cost is this, replacement cost?
 9 MR. MAYS: The repair is about \$2,000
 10 repair, 2200 for a repair, but that's actually
 11 -- to do a complete cut-out and not just to do
 12 the repair, I went to a different vendor,
 13 because this guy doesn't want to warranty it,
 14 I'll be darned if I'm going to give him any
 15 money. Excuse me.
 16 But I went to a different vendor at
 17 Baybridge Park. We've got some issues over
 18 there. And that rubber surface there is
 19 older. He's already agreed to do the warranty
 20 work. He's coming in and redoing that whole
 21 thing.
 22 MR. CHESNEY: When you say "do the
 23 warranty work," like --
 24 MR. MAYS: He's doing work that needs to
 25 be done on it, too, so he's doing the warranty

1 work at -- I mean, he's taking care of that
 2 one on his own. He's following the warranty,
 3 in other words.
 4 MR. CHESNEY: He's going to do it.
 5 Okay.
 6 MR. MAYS: The guy that did the
 7 Baybridge -- it's two different companies.
 8 MR. CHESNEY: I understand that part. I
 9 guess --
 10 MR. MAYS: So Baybridge is under
 11 warranty. He's honoring the warranty is my
 12 point. Glenclyff is under warranty. He's not
 13 under the warranty. So the guy that's doing
 14 Baybridge, while he's out here, I got him to
 15 give us a bid also to do that repair, and he
 16 suggests doing the repair all the way around
 17 but doing it thicker, so -- and that's the
 18 problem.
 19 It's only about an eight of inch thick
 20 around that, but that's just way too thin.
 21 They didn't do it right from the beginning,
 22 and I didn't know if this was something like,
 23 you know, Erin wants to jump into and --
 24 MR. CHESNEY: Well, the problem is, it
 25 probably costs \$2,000.

1 MS. McCORMICK: Yeah, I thought that the
 2 Pour and Play, when it was poured, it all was
 3 poured as one piece, so if you cut part of it
 4 out, I'm concerned it's going to affect the
 5 integrity of the remaining portion of it.
 6 MR. ROSS: That's exactly what I believe
 7 would happen. I was going to offer that up.
 8 And then we're ruining our warranty that we
 9 have for the remainder of the service.
 10 MR. MAYS: Well, I --
 11 MR. CHESNEY: Do you have a suggestion?
 12 Have it --
 13 MR. VEGA: Yeah, what I was going to
 14 suggest is that I agree with your comment,
 15 that doesn't make sense to throw \$2,000 into
 16 legal review for a \$2,000 fix. Under normal
 17 circumstances, I say, no, that's not being
 18 smart; but if it turns out we're right and
 19 Dynamo has to come out and do the fix, then
 20 won't that arguably re-extend a warranty for
 21 another two years on the new work that's done?
 22 And so it's not that we're amortizing
 23 your review costs -- I don't think it's going
 24 to be 2,000 bucks -- but amortizing your
 25 review costs over this two year of warranty

<p style="text-align: right;">Page 113</p> <p>1 work, potentially amortizing that over</p> <p>2 whatever is the replacement fix as well.</p> <p>3 And so if this is going to keep</p> <p>4 happening over and over again where it fails</p> <p>5 every 18 months and we're always trying to</p> <p>6 preserve the warranty, I think it would</p> <p>7 behoove us to have an understanding from legal</p> <p>8 counsel as to what's our opportunities and</p> <p>9 rights, et cetera.</p> <p>10 MR. CHESNEY: Okay. So you guys' input,</p> <p>11 so -- I mean --</p> <p>12 MS. GRIFFITH: I haven't read the</p> <p>13 warranty. I don't know what the warranty</p> <p>14 says. I don't know why he's not honoring it.</p> <p>15 It seems to me that he seems to feel that he</p> <p>16 has grounds not to honor it.</p> <p>17 So I don't know under what grounds that</p> <p>18 he's saying that he doesn't need to honor the</p> <p>19 warranty, that it was not proper use of the</p> <p>20 park or not proper use of the --</p> <p>21 MR. MAYS: He's just saying because of</p> <p>22 excess wear and tear because of that piece of</p> <p>23 equipment.</p> <p>24 Well, I said, "You didn't put that in</p> <p>25 your warranty."</p>	<p style="text-align: right;">Page 115 Agenda Page 33</p> <p>1 MR. ROSS: And to communicate as</p> <p>2 appropriate. So sometimes, as you well know,</p> <p>3 it's helpful to have a phone call from a</p> <p>4 lawyer instead of a phone call from somebody</p> <p>5 else.</p> <p>6 If she thinks in her judgment that to</p> <p>7 pick up the phone and call somebody, let's do</p> <p>8 it.</p> <p>9 MR. CHESNEY: Okay. Awesome.</p> <p>10 MR. MAYS: If they're going to fix it</p> <p>11 the way it's been fixed before, it's just</p> <p>12 going to tear up again in six more months. It</p> <p>13 needs to be fixed right and not just repaired.</p> <p>14 MR. CHESNEY: Do you have anything</p> <p>15 further?</p> <p>16 MR. MAYS: No.</p> <p>17 MR. CHESNEY: Okay. So Mr. Doster --</p> <p>18 MR. DOSTER: Yes.</p> <p>19 MR. CHESNEY: -- now is your time on the</p> <p>20 agenda. I apologize. It ran a little longer.</p> <p>21 MR. DOSTER: Thank you.</p> <p>22 MR. CHESNEY: But Mr. Lewis has to</p> <p>23 leave, so get to the gist quickly.</p> <p>24 MR. DOSTER: My name is George Doster.</p> <p>25 I'm a Boy Scout with Troop 46.</p>
<p style="text-align: right;">Page 114</p> <p>1 MS. GRIFFITH: Right. So, I guess -- I</p> <p>2 mean, in other words, if we take a look at the</p> <p>3 warranty and we feel that we have grounds --</p> <p>4 MS. McCORMICK: Yeah, maybe I'm</p> <p>5 misremembering this, but I thought that we did</p> <p>6 one contract --</p> <p>7 MR. CHESNEY: Contract per park.</p> <p>8 MS. McCORMICK: -- for the entire park.</p> <p>9 So they picked the equipment, and they picked</p> <p>10 the surface. It doesn't make sense that they</p> <p>11 would say that the equipment was not suitable</p> <p>12 for the surface.</p> <p>13 MR. MAYS: Correct.</p> <p>14 MS. GRIFFITH: So do you think maybe</p> <p>15 we're just talking to the wrong person?</p> <p>16 MS. McCORMICK: I think we should be</p> <p>17 talking to the contractor for the overall</p> <p>18 park.</p> <p>19 MR. LEWIS: I was just going to add, I</p> <p>20 agree with what Mr. Ross is suggesting.</p> <p>21 MR. CHESNEY: Okay. So we don't need to</p> <p>22 make a motion on this, but are we going to --</p> <p>23 we're directing staff to utilize Erin to</p> <p>24 explore the warranty and figure it out. Okay.</p> <p>25 MR. MILLS: Yes.</p>	<p style="text-align: right;">Page 116</p> <p>1 MR. CHESNEY: And you live in Westchase.</p> <p>2 What's your address?</p> <p>3 MR. DOSTER: I live on Parley Drive,</p> <p>4 right over there, and I've lived in Westchase</p> <p>5 my entire life practically.</p> <p>6 So I'm approaching Eagle Scout, and part</p> <p>7 of your Eagle Scout requirement is to complete</p> <p>8 a service project requirement with respect to</p> <p>9 the community, so I'm kind of been thinking</p> <p>10 of what needs to be benefit -- like what I</p> <p>11 could do to help benefit the community.</p> <p>12 And I looked down at my six-month-year-</p> <p>13 old puppy and realized she had no place to go</p> <p>14 have a dog park, you know, a place to get off</p> <p>15 leash in our community. So I thought about</p> <p>16 how we could make this happen. And I would</p> <p>17 like to propose that we build a dog park.</p> <p>18 I have two locations that would be</p> <p>19 ideal, and a whole thing of signatures to back</p> <p>20 up the community support. These are a lot</p> <p>21 from apartments that would be right near the</p> <p>22 location.</p> <p>23 My father here was one of the original</p> <p>24 developers with Gables, so through some of his</p> <p>25 partners, I've contacted the original civil</p>

<p style="text-align: right;">Page 117</p> <p>1 engineer, Mr. David Weekson, who worked 2 on West Park Village, and he's willing to 3 donate some of this time to help design what 4 I'm trying to make happen. 5 And I've also -- I've contacted 6 architects -- or I'm sorry -- landscape 7 architects -- I'm sorry -- who would also be 8 willing to donate some of their time to make 9 this happen. So two of the proposed 10 locations that I would -- I can do this very 11 quickly. 12 Right here, like this is an overall view 13 of -- I'm sorry -- yes, this is an overall 14 view of right where the new ping-pong court 15 and the playground was, right in the Village 16 Center. And, by the way, I want to thank you 17 guys for the ping-pong courts. Like I really 18 like what's -- we're playing ping-pong every 19 week. 20 But that would be an ideal location for a 21 dog park because, first off, there is green 22 space a block to the east and a block to the 23 west and a half a block to the south -- or 24 north, right behind the bandshell behind the 25 fountains.</p>	<p style="text-align: right;">Page 119 Agenda Page 34</p> <p>1 utilizing one big field, and the other will be 2 open without any gates. 3 And I would like to be able to -- the 4 first space that I'm proposing, I've heard 5 that permission of -- like people have been 6 worried about green space and stuff like that, 7 but we'll just be utilizing it toward what 8 people are using it for. 9 So it makes a lot of sense to be able to 10 have a place where people can let their dogs 11 off leash, because a lot of Westchase owners 12 are -- Westchase homeowners are dog owners, a 13 lot people that reside in Westchase. So it 14 makes sense, because you have a place for the 15 kids to play and people play ping-pong, but we 16 don't have a place in the entire community to 17 let the dogs off leash. 18 So since this is a pedestrian-oriented 19 community, people are out there at Starbucks 20 and they're walking around, it would make a 21 lot of sense to have a place where people can 22 walk to with their dogs. 23 MR. CHESNEY: What size are you -- 24 MR. DOSTER: So right there -- I 25 believe it's the first one -- I drew above the</p>
<p style="text-align: right;">Page 118</p> <p>1 So by utilizing the space for dogs, 2 which it is already used for, people are out 3 there every single night, dozens of people 4 like walking their dogs on that exact spot. 5 So rather than continuing to have a 6 place where dogs can't be let off leash, we'll 7 be enabling them to be let off leash. 8 This is a picture -- I'll pass it 9 around. But this was taken before -- the 10 picture was taken before the ping-pong tables 11 and the playground were put in. So this is 12 just an approximation of where it would be, it 13 probably would have to shift way a little bit, 14 but I'll pass it around. And then -- 15 MR. CHESNEY: So you're suggesting on 16 what side of the bandshell? 17 MR. DOSTER: On the closer side, in 18 between the ping-pong tables and where the 19 playground was just installed, because right 20 now, it wouldn't make much sense to put it on 21 the other side, but I do have a drawing for 22 that as well, if that's what we decide to do. 23 But it wouldn't make much sense, because 24 rather than with the ping-pong tables cutting 25 two big fields in half, we'll only be</p>	<p style="text-align: right;">Page 120</p> <p>1 other picture. There is a drawing of -- from 2 Google Maps, and it has a little side chart. 3 But if you look at the site, there is enough 4 space to be able to put a dog park if we went 5 from the edges of the sidewalk and utilized 6 like all the area there. 7 There would certainly be enough room for 8 dogs to be able to run around. And also here 9 is also the petitions I got -- some of them, I 10 had Scouts in my troop go out and get some 11 input from their neighborhood, so some of them 12 are incomplete sheets, such as that. 13 But if you flip through there, there is 14 a lot of support from the community that's 15 where we want to go. And also the main 16 overall point of this is -- I've also talked 17 to Mr. Mays, and we discussed how we can make 18 it work as a collaboration between the CDD and 19 Troop 46, but -- as well as donating the Troop 20 46, our time. We would also be willing to 21 donate labor to be able to make stuff happen, 22 like lay sod, if we need to, install posts. 23 And like some of the stuff we're 24 obviously going to want to be contract 25 professionally, and I can do that through the</p>

<p style="text-align: right;">Page 121</p> <p>1 civil engineer that I discussed earlier. But</p> <p>2 it would make a lot of sense for this to</p> <p>3 happen.</p> <p>4 MR. CHESNEY: Mr. Ross.</p> <p>5 MR. ROSS: Love your presentation.</p> <p>6 Thanks for come down and sharing with us.</p> <p>7 It seems like you covered a lot of the</p> <p>8 bases, and that's a good thing. Our community</p> <p>9 has actually studied this in the past, and it</p> <p>10 wasn't this organization. I believe it was</p> <p>11 the homeowner association's governmental</p> <p>12 affairs committee, and they met with the</p> <p>13 county and all kinds of stuff.</p> <p>14 I don't recall the history to that, so I</p> <p>15 think to some degree our consideration of your</p> <p>16 suggestion does involve us going back and</p> <p>17 understanding what's already been looked at,</p> <p>18 studied, accepted, rejected, and all that kind</p> <p>19 of stuff.</p> <p>20 MR. DOSTER: Uh-huh.</p> <p>21 MR. ROSS: But, again, good</p> <p>22 presentation.</p> <p>23 MS. GRIFFITH: I want to say, first of</p> <p>24 all, congratulations. I have a feeling you're</p> <p>25 going to get your Eagle Scout. Incredibly --</p>	<p style="text-align: right;">Page 123 Agenda Page 35</p> <p>1 MR. DOSTER: So, yeah, if you can pass</p> <p>2 that real quick. I kind of drew it. I'll</p> <p>3 pass it around once more. That was drawn on</p> <p>4 my computer real quick.</p> <p>5 I would have a fencing contractor come</p> <p>6 out and get bids to put a fence,</p> <p>7 professionally installed fence, and I will</p> <p>8 also have a shade structure and benches</p> <p>9 underneath the shade structure for the dog</p> <p>10 owners to sit at. We'll have trash cans and a</p> <p>11 double gate, so you can walk in through the</p> <p>12 gate and let your dog off leash, and then open</p> <p>13 the other gate, so the dog can go into the</p> <p>14 park.</p> <p>15 And we also have dog bag stations. And</p> <p>16 if you know, by the ping-pong tables, there's</p> <p>17 already a dog bag station, which, if this were</p> <p>18 to be put in right here, we could move it, and</p> <p>19 that would be real simple.</p> <p>20 MS. GRIFFITH: So a fence, benches,</p> <p>21 trash cans, a double gate, a dog bag station.</p> <p>22 And there was something else.</p> <p>23 MR. DOSTER: Shade structure.</p> <p>24 MS. GRIFFITH: Shade structure. What</p> <p>25 about water?</p>
<p style="text-align: right;">Page 122</p> <p>1 I'm sure your parents are incredibly proud.</p> <p>2 You are doing a fantastic job.</p> <p>3 I will say I know that there is some</p> <p>4 history with others who have researched this,</p> <p>5 but I don't care. I think there is plenty of</p> <p>6 support in this community for a dog park.</p> <p>7 Whether that dog park ends up being in that</p> <p>8 spot or someplace else, who knows, but I can</p> <p>9 tell you that, you know, being on this board,</p> <p>10 I'm in touch with the residents as well.</p> <p>11 In fact, looking at the names on your</p> <p>12 list, I know a lot of those people as well.</p> <p>13 And I think that there -- you know, I, myself,</p> <p>14 have, you know -- I don't even own a dog, but</p> <p>15 you're right. Duncan, the dog, that was out</p> <p>16 there, you know, he got second place in the</p> <p>17 entire Tampa Bay area because Westchase sort</p> <p>18 of rallied behind their dog.</p> <p>19 MR. DOSTER: Wow.</p> <p>20 MS. GRIFFITH: So I think that you're</p> <p>21 spot on. I think that there is a need for a</p> <p>22 dog park. I will say this again. I don't have</p> <p>23 a dog.</p> <p>24 Can you tell me what's involved in a dog</p> <p>25 park? So there is a fence?</p>	<p style="text-align: right;">Page 124</p> <p>1 MR. DOSTER: Yes. We also explored</p> <p>2 having water for the dogs, drinking stations</p> <p>3 for the dogs. And there are -- there is</p> <p>4 access to drinkable water there for the dogs.</p> <p>5 I've discussed this with the civil</p> <p>6 engineer, Mr. Weekson, and he says we can</p> <p>7 definitely have that happen. That would also</p> <p>8 have to be done professionally, obviously.</p> <p>9 But if you guys agree to collaborate</p> <p>10 with Troop 46, we can work and develop a rough</p> <p>11 budget as to what it would cost.</p> <p>12 MR. CHESNEY: And how would you</p> <p>13 anticipate the fund-raising for the project?</p> <p>14 MR. DOSTER: So some of the signatures,</p> <p>15 they're donated some money. Obviously it's</p> <p>16 not going to be enough to fund the entire</p> <p>17 project. But since this is an Eagle project</p> <p>18 and a community thing, I can also get</p> <p>19 donations from some of the contractors.</p> <p>20 Like a lot of people are willing to</p> <p>21 donate their time to make this happen, but for</p> <p>22 the actual material things, I was asking -- or</p> <p>23 I would propose later to get funded by the CDD</p> <p>24 for part of it, and I could also raise money</p> <p>25 through the community.</p>

1 MR. CHESNEY: Do you have any idea of
2 the approximate cost of the project?
3 MR. DOSTER: I have no idea. But I know
4 the fencing and the cost to put the fencing in
5 and probably shade structure is what we're
6 most concerned about. Everything else, the
7 Scouts could install, and that shouldn't be
8 too much -- or shouldn't be enough to outweigh
9 the fact of not doing it, so --
10 MR. CHESNEY: Okay. Because, I mean, we
11 had looked at a dog park in this community in
12 the past, and it was -- I think we had a
13 budget of between twenty and twenty five
14 thousand dollars approximately, something like
15 that, for, you know, the area we selected.
16 MS. GRIFFITH: And what was the area
17 where they were thinking about doing it in the
18 past? Where were they going to put it?
19 MR. CHESNEY: Well, it was really kind
20 of just me, so I don't know that we were ever
21 thinking about doing it. It was in front of
22 the substation, and that area also required a
23 great deal of fill.
24 And I'll be frank. I mean, I just kind
25 of stopped it because of there was a talk at

1 that time of developing a community -- not a
2 community. I'm trying to think of the word --
3 a regional dog park put forth by Hillsborough
4 County.
5 At one point, we had offered the land
6 near the library for it, and they ended up
7 doing it near the transportation center.
8 MR. DOSTER: So one thing about the
9 substation property that you discussed. That
10 is, TECO has the rights to that, so that would
11 be very challenging to be able to build a dog
12 park there.
13 And they also have -- we're not sure if
14 it's in use, but they have like a road that
15 runs through the middle, but we could
16 potentially have a place there, but it would
17 be a lot easier if we had it in a more
18 centralized location.
19 And, as well, the library, if we were to
20 put it off in a place like the library, that
21 would require people to put their dogs into
22 their car and drive over, which is the reason
23 why I'm trying to have this happen, so people
24 wouldn't have to do that.
25 MR. CHESNEY: You should run for the

1 CDD. You got a better idea than I do.
2 MS. GRIFFITH: Keep in mind, though,
3 that even this location, it's pedestrian
4 friendly for the people who live in the
5 Village.
6 MR. DOSTER: Yes. Uh-huh.
7 MS. GRIFFITH: Westchase, of course,
8 spans all the way around to Glenclyff Park,
9 and so those people would still have to drive.
10 MR. DOSTER: Well, you see people
11 walking over to Starbucks a lot of time with
12 their dogs. Like, typically, I know a lot of
13 people wouldn't mind taking their dog for a
14 walk to the park.
15 MS. GRIFFITH: You know what I'm saying
16 is, no matter where you put it in Westchase,
17 somebody is walking to the park, and somebody
18 is driving to the park.
19 MR. DOSTER: Yeah. But it would make
20 more sense to have the majority of people --
21 or a lot of people at least be able to walk to
22 the park, rather than having everyone have to
23 drive to the park, so --
24 MS. GRIFFITH: Yeah.
25 MR. CHESNEY: I'm curious. Why -- I

1 hadn't really thought about putting it there.
2 How come you suggest putting it on the
3 side closer to the playground with the kids
4 versus the other side, which is where I kind
5 of see more animal activity?
6 MR. DOSTER: Well, the problem with
7 putting it on the other side, as I discussed
8 earlier, that's a big, long field, and we can
9 certainly put it there, but it's going to be
10 breaking up the long field by sticking a fence
11 in there for the dogs, so --
12 MR. CHESNEY: Well, what if you put it
13 at the end closest to the apartment's pools?
14 MR. DOSTER: Yeah. It would honestly
15 give us more room to work with, but I figured
16 the community might be more easily accepting
17 if it was taking up a smaller space.
18 I mean, that entire -- that entire block
19 behind the bandshell and in front of the
20 bandshell, that's all prime location for a dog
21 park.
22 MR. MILLS: Greg.
23 MR. CHESNEY: Yes. Mr. Mills.
24 MR. MILLS: Thank you. So we appreciate
25 you bringing this forward. I would echo

1 Mr. Ross' comments.
 2 I believe Joe Oda and the government
 3 affairs committee spent quite a bit of time on
 4 a project like this not too long ago. If I
 5 understand correctly, the county looked at
 6 like ten different locations, and ended up
 7 landing on somewhere down by the bus center.
 8 I would want to know more about why it
 9 didn't end up in Westchase at that time. And
 10 contrary to Mrs. Griffith's comments, I have
 11 actually gotten a call -- which I don't ever
 12 get a call from anybody -- in opposition to
 13 this, so not everybody is aligned on this
 14 potential project.
 15 I would like to learn more somehow about
 16 what's been done previously and why Westchase
 17 was not selected as a location the first time
 18 around and it ended up down by the bus
 19 center.
 20 MR. DOSTER: So I actually spoke with
 21 Mr. Oda. I had a meeting with him, and we
 22 discussed his past efforts. And the main
 23 problem he seemed to run into was finding land
 24 to do it. Obviously he couldn't find it in
 25 Westchase, so he had to move it down on

1 Waters.
 2 But with the change in leadership and
 3 the change in support of the community, it
 4 would make a lot more sense to have it like in
 5 Westchase. So that's why the people are
 6 supporting it being there rather than
 7 somewhere where you have to drive, like
 8 Mr. Oda's dog park ended up being placed.
 9 MS. GRIFFITH: I would say this: The
 10 other thing is, you know, that's a county dog
 11 park open to the entire county, et cetera. I
 12 do think that there would be interest in a
 13 Westchase dog park or --
 14 MR. CHESNEY: Yeah. It would still be
 15 open -- it would still be open to anyone.
 16 MS. GRIFFITH: Of course. Of course.
 17 Of course. But it's not -- I don't picture
 18 Westchase residents driving down to Waters
 19 Avenue with their dogs.
 20 MR. ROSS: I've done it.
 21 MS. GRIFFITH: But I don't picture it.
 22 I'm sure you've done it, but I don't picture
 23 it.
 24 MR. LEWIS: I apologize, but I've got to
 25 go.

1 MS. GRIFFITH: Thank you.
 2 MR. LEWIS: Sorry. Thank you very much.
 3 I thought you did a great job.
 4 MR. DOSTER: Thank you.
 5 MR. LEWIS: It takes a lot of guts to
 6 get up in front of adults and do that, and you
 7 did very well.
 8 MR. CHESNEY: Mr. Barrett, do you have a
 9 question for Mr. Doster?
 10 MR. BARRETT: I think Mr. Doster has the
 11 smarter place. From a very selfish
 12 perspective, that green area is used by events
 13 like the Great West Chase, the long green area
 14 to the south, and if you put a dog park there,
 15 you would make it almost impossible for the
 16 Great West Chase to continue using that spot,
 17 and that spot preserves that long green place
 18 for all sorts of creative uses for --
 19 MR. CHESNEY: Concerts.
 20 MR. BARRETT: -- concerts, festivals, et
 21 cetera, because the bandshell opens it, and
 22 the dog park is up there tucked away and
 23 leaves that green space in place, so I think
 24 he's thought it through personally.
 25 MR. DOSTER: And while the other place

1 -- both of them are ideal, but if we were to
 2 put it towards the back of the bandshell, if
 3 that's where we're looking at putting it, that
 4 is totally plausible, and the benefits of
 5 people being able to walk their dog there
 6 outweigh significantly the few times a year
 7 that we utilize that space.
 8 MR. CHESNEY: Well, Mr. Barrett is
 9 suggesting that retaining that long field for
 10 events -- I can't remember the last event we
 11 had. I remember going to one recently in the
 12 last two years.
 13 AUDIENCE SPEAKER: The West Chase run.
 14 MR. CHESNEY: Yeah. No. I was thinking
 15 we had one with Mr. Hooper.
 16 MR. ARGUS: Movies in the Park.
 17 MR. CHESNEY: Movies in the Park, thank
 18 you. Yes, stuff like that.
 19 I'm going to -- I'm going to make a
 20 discussion here, is that we have a workshop on
 21 December 4th, and so parks is going to be
 22 discussed at that.
 23 So I would like to take your
 24 information, and if you could provide us
 25 copies of it, and any additional information,

1 and I would ask -- and I can't make him do it,
2 but, you know, I would be interested if
3 Mr. Barrett ran an article or included it in
4 our CDD article, if he would be inclined, that
5 that might also give us some additional
6 feedback from the residents.

7 MS. GRIFFITH: Perhaps a poll on the
8 Westchase --

9 MR. CHESNEY: Well, specific to his
10 location, I think that would be what's
11 important.

12 And then after our workshop, I think we
13 can maybe communicate better with you on
14 whether or not we think it's plausible. It
15 would be helpful if we had -- well, not
16 really.

17 I was going to say about the budget, but
18 I don't think the budget is a really big deal.

19 MR. DOSTER: And one last thing. For my
20 portion of this, it's over -- I have time
21 constraints that I need to get Eagle done by a
22 certain amount of time.

23 So I would like to know. not to be pushy
24 or anything, but sort of sooner rather than
25 later, if I should do the preliminary work to

1 see like the fencing contractors and all that
2 sort of stuff, just start setting that in
3 place. So I don't know if I should start
4 doing that now or what you guys would
5 recommend.

6 MR. CHESNEY: I would recommend you wait
7 until after the December 4th meeting --

8 MR. DOSTER: Okay.

9 MR. CHESNEY: -- that we have.
10 Do you have something?

11 MR. DOSTER, SR.: I have a question.
12 Would it be helpful if the civil engineer
13 provides a preliminary document that, you know,
14 denoted where it would go and how it would be
15 laid out so that you could have quantities and
16 --

17 MR. CHESNEY: Probably. I mean, I
18 guess, I mean --

19 MR. DOSTER, SR.: Provide a napkin
20 budget just based on a conceptual design.

21 MR. CHESNEY: Yeah.

22 MR. ROSS: Just to follow up, no
23 question the more information we have, the
24 better and easier and all that, but I would
25 just hate for you to go through expenditure of

1 resources. That's a call for you to make,
2 Scott.

3 MR. DOSTER, SR.: Okay.

4 MR. ROSS: I will note for the record I
5 don't think I knew the word "plausible" when I
6 was 15, so I commend you for using that word,
7 much less spell it or anything else.

8 MR. CHESNEY: Well, I will -- I'm not
9 going to tell you whether or not -- I mean,
10 ultimately, we don't have enough information
11 to make a decision, but I will say that if it
12 seems plausible or we decide to do it, I will
13 personally pledge a thousand dollars towards
14 your -- towards it.

15 MR. DOSTER: Thank you very much.

16 So what -- just from a recommendation
17 standpoint, what direction do you recommend
18 that I --

19 MR. ROSS: You need to share with us
20 your time constraints. If you have a sheet
21 that sets that forth, let us know what that
22 is.

23 MR. DOSTER: Okay. Yeah. And obviously
24 it's not -- it's about Westchase and not about
25 my personal Eagle commitments, but I would

1 like to be able to apply something like this
2 to my Eagle --

3 MR. ROSS: No. I get it. I'm just
4 saying share with us what your time
5 constraints are, so we will have a sense
6 whether we're going too slow or not being
7 helpful.

8 MR. DOSTER: Okay.

9 MR. CHESNEY: Just so it's be clear,
10 it's only a dog park, and not another Eagle
11 project.

12 MR. DOSTER: No. I'm way past that
13 part, so --

14 MR. CHESNEY: Thank you very much.

15 MR. DOSTER: Thank you.

16 MR. CHESNEY: You did a great job. All
17 right. Yes. Are you doing -- audience
18 comments?

19 Are you doing -- I'm actually on
20 audience comments. Are you doing this as an
21 audience member? Yes.

22 MS. WHYTE: I guess I could. I
23 neglected to ask. I was contacted by the
24 apartment complex. They have a 20-foot tree
25 that is going up that they purchased last

1 year. There was a piece missing, so they
 2 couldn't use it last year. That's why they
 3 had the small one.
 4 One of the questions was, would you like
 5 to see this 20-foot tree, which I rather --
 6 the circumference is rather large, on the
 7 grass where Duncan was, or would you like to
 8 -- prefer to see it on the brick pavers, so we
 9 don't damage the grass? That was the question
 10 that was asked of me.
 11 MR. ROSS: My vote is whatever you
 12 recommend.
 13 MS. WHYTE: Do you have any preferences?
 14 MS. GRIFFITH: Grass.
 15 MS. WHYTE: Grass. Okay. Let's do
 16 that. Thank you.
 17 MR. CHESNEY: Sounds great.
 18 MS. WHYTE: Thank you.
 19 MR. CHESNEY: Any other audience
 20 comments?
 21 (No response.)
 22 MR. CHESNEY: Fantastic. Wow, that's
 23 great.
 24 Any supervisor comments? Mr. Ross.
 25 MR. ROSS: Any update about the golf

1 course?
 2 MR. CHESNEY: Nope.
 3 Any other supervisor comments?
 4 MS. GRIFFITH: I wanted to ask -- I
 5 think we may have talked about this in the
 6 past. But I drove by the signs, the black and
 7 gold signs that are antique, you know, the
 8 ones that say like "Rec Center," "Turn Right,"
 9 you know.
 10 MR. MAYS: Oh. Yeah. Yeah.
 11 MS. GRIFFITH: Can we get rid of those?
 12 MR. MAYS: We've got a new one ordered.
 13 MS. GRIFFITH: Yes. Thank you. All
 14 right.
 15 MR. CHESNEY: Great minds think alike.
 16 MR. MAYS: Just waiting on our vendor to
 17 get it prepared properly this time -- a little
 18 bit better ones, so --
 19 MS. GRIFFITH: Okay. Yeah. Everything
 20 else is all -- I'm saving it for the workshop.
 21 MR. CHESNEY: Okay.
 22 MR. ROSS: It's going to be a doozy of a
 23 workshop.
 24 MR. CHESNEY: Any other supervisor
 25 comments?

1 MR. BARRETT: The workshop is not closed
 2 to the public. Right?
 3 MR. CHESNEY: Correct, it's not.
 4 MR. ROSS: But it's closed to media.
 5 Right?
 6 MR. CHESNEY: It's not closed to anyone.
 7 Okay. A motion to adjourn would be in
 8 order.
 9 MR. ROSS: So moved. Ask Jim --
 10 MR. CHESNEY: Jim, anything you have?
 11 MR. MILLS: No, but I appreciate you
 12 indulging me by phone.
 13 MR. CHESNEY: Hey, you know, over the
 14 years -- I can say we tried this over the
 15 years. This is the first time I think it has
 16 actually worked properly.
 17 MS. McCORMICK: It worked.
 18 MR. CHESNEY: So I don't know what
 19 you're doing, but whatever it is, is fine.
 20 AUDIENCE SPEAKER: It's probably a
 21 brand-new phone.
 22 THE COURT: Is that what it is? I mean,
 23 this was beautiful.
 24 MR. ROSS: I'll move to adjourn.
 25 MR. CHESNEY: Okay. Is there a second?

1 MS. GRIFFITH: Second.
 2 MR. CHESNEY: Second. All in favor,
 3 signify by saying aye.
 4 (All board members signify in the
 5 affirmative, and the motion passes.)
 6 MR. CHESNEY: Thank you.
 7 (The meeting adjourns at 6:10 p.m.)
 8
 9

James P. Mills, Chairman

CERTIFICATE OF REPORTER

STATE OF FLORIDA:

COUNTY OF HILLSBOROUGH:

I, Kimberly Ann Roberts, 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.

Witness my hand and seal November 27, 2017, in the City of Tampa, County of Hillsborough, State of Florida.

Kimberly Ann Roberts
Notary Public
State of Florida at Large

2B.

**Westchase
Community Development District**

Financial Report

October 31, 2017

Prepared by



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**Westchase
Community Development District**

Financial Statements

(Unaudited)

October 31, 2017

Balance Sheet
October 31, 2017

ACCOUNT DESCRIPTION	GENERAL FUND (001)	GENERAL FUND - HARBOR LINKS (002)	GENERAL FUND - THE ENCLAVE (003)	GENERAL FUND - SAVILLE ROW (004)	GENERAL FUND - COMMERCIA L ROAD (005)	GENERAL FUND - RADCLIFFE (008)	GENERAL FUND - THE GREENS (102)	GENERAL FUND - STONEBRID GE (103)	GENERAL FUND -WEST PARK VILLAGE (323,4,5A,6) (104)
ASSETS									
Cash - Checking Account	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Accounts Receivable	4,390	-	-	-	-	-	-	-	-
Due From Other Gov'tl Units	33,439	1,461	222	170	85	13	3,751	283	1,391
Due From Other Funds	2,301,146	160,955	18,095	33,678	16,854	796	329,289	50,792	92,090
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	4,043	20	-	-	7,425	800	18,600
TOTAL ASSETS	\$ 2,345,378	\$ 166,046	\$ 22,360	\$ 33,868	\$ 16,939	\$ 809	\$ 340,465	\$ 51,875	\$ 112,081

Balance Sheet
October 31, 2017

ACCOUNT DESCRIPTION	GENERAL FUND (001)	GENERAL FUND - HARBOR LINKS (002)	GENERAL FUND - THE ENCLAVE (003)	GENERAL FUND - SAVILLE ROW (004)	GENERAL FUND - COMMERCIA L ROAD (005)	GENERAL FUND - RADCLIFFE (008)	GENERAL FUND - THE GREENS (102)	GENERAL FUND - STONEBRID GE (103)	GENERAL FUND -WEST PARK VILLAGE (323,4,5A,6) (104)
LIABILITIES									
Accounts Payable	\$ 51,057	\$ 503	\$ 1,522	\$ 323	\$ -	\$ -	\$ 18,303	\$ 476	\$ 8,576
Accrued Expenses	1,749	-	-	-	-	-	20	-	-
Sales Tax Payable	85	-	-	2	-	-	16	-	-
Deferred Compensation-Current	713	-	-	-	-	-	-	-	-
Due To Other Funds	-	-	-	-	-	-	-	-	-
TOTAL LIABILITIES	53,604	503	1,522	325	-	-	18,339	476	8,576
FUND BALANCES									
Nonspendable:									
Deposits	6,403	3,630	4,043	20	-	-	7,425	800	18,600
Restricted for:									
Debt Service	-	-	-	-	-	-	-	-	-
Capital Projects	-	-	-	-	-	-	-	-	-
Assigned to:									
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
Unassigned:	1,031,049	127,901	12,423	26,944	12,275	809	161,072	34,241	23,145
TOTAL FUND BALANCES	\$ 2,291,774	\$ 165,543	\$ 20,838	\$ 33,543	\$ 16,939	\$ 809	\$ 322,126	\$ 51,399	\$ 103,505
TOTAL LIABILITIES & FUND BALANCES	\$ 2,345,378	\$ 166,046	\$ 22,360	\$ 33,868	\$ 16,939	\$ 809	\$ 340,465	\$ 51,875	\$ 112,081

Balance Sheet
October 31, 2017

ACCOUNT DESCRIPTION	GENERAL FUND - WEST PARK VILLAGE (324-C5) (105)	GENERAL FUND - VINEYARDS (106)	SERIES 2000 DEBT SERVICE FUND	SERIES 2007- 1 DEBT SERVICE FUND	SERIES 2007- 2 DEBT SERVICE FUND	SERIES 2007- 3 DEBT SERVICE FUND	WESTCHASE UNINSURAB LE ASSETS FUND	CLEARING FUND	TOTAL
ASSETS									
Cash - Checking Account	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 182,590	\$ 182,590
Accounts Receivable	-	-	-	-	-	-	-	-	4,390
Due From Other Gov'tl Units	96	455	2,146	2,562	3,754	6,174	-	(56,001)	1
Due From Other Funds	17,030	144,396	-	-	6,190	10,309	-	-	3,181,620
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	-	-	-	-	-	-	-	1,013,365	1,013,365
Prepayment Account	-	-	11,002	-	-	-	-	-	11,002
Reserve Fund	-	-	58,500	-	-	-	-	-	58,500
Revenue Fund	-	-	73,011	-	82,868	147,349	-	-	303,228
Deposits	-	-	-	-	-	-	-	-	40,921
TOTAL ASSETS	\$ 17,126	\$ 144,851	\$ 144,659	\$ 2,562	\$ 92,812	\$ 163,832	\$ 682,436	\$ 3,180,275	\$ 7,518,374

Balance Sheet
October 31, 2017

ACCOUNT DESCRIPTION	GENERAL FUND - WEST PARK VILLAGE (324-C5) (105)	GENERAL FUND - VINEYARDS (106)	SERIES 2000 DEBT SERVICE FUND	SERIES 2007- 1 DEBT SERVICE FUND	SERIES 2007- 2 DEBT SERVICE FUND	SERIES 2007- 3 DEBT SERVICE FUND	WESTCHASE UNINSURAB LE ASSETS FUND	CLEARING FUND	TOTAL
LIABILITIES									
Accounts Payable	\$ 418	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 81,178
Accrued Expenses	-	-	1,000	-	533	533	-	-	3,835
Sales Tax Payable	-	4	-	-	-	-	-	-	107
Deferred Compensation-Current	-	-	-	-	-	-	-	-	713
Due To Other Funds	-	-	64	1,281	-	-	-	3,180,273	3,181,618
TOTAL LIABILITIES	418	4	1,064	1,281	533	533	-	3,180,273	3,267,451
FUND BALANCES									
Nonspendable:									
Deposits	-	-	-	-	-	-	-	-	40,921
Restricted for:									
Debt Service	-	-	143,595	1,281	92,279	163,299	-	-	400,454
Capital Projects	-	-	-	-	-	-	682,436	-	682,436
Assigned to:									
Operating Reserves	1,330	6,636	-	-	-	-	-	-	803,010
Reserves - Erosion Control	-	-	-	-	-	-	-	-	60,000
Reserves - Roadways	7,206	66,441	-	-	-	-	-	-	754,299
Unassigned:	8,172	71,770	-	-	-	-	-	2	1,509,803
TOTAL FUND BALANCES	\$ 16,708	\$ 144,847	\$ 143,595	\$ 1,281	\$ 92,279	\$ 163,299	\$ 682,436	\$ 2	\$ 4,250,923
TOTAL LIABILITIES & FUND BALANCES	\$ 17,126	\$ 144,851	\$ 144,659	\$ 2,562	\$ 92,812	\$ 163,832	\$ 682,436	\$ 3,180,275	\$ 7,518,374

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 163	\$ 165	\$ 3,000	5.50%
Special Assmnts- Tax Collector	-	-	2,701,123	0.00%
Special Assmnts- Discounts	-	-	(108,045)	0.00%
Other Miscellaneous Revenues	1,800	1,800	-	0.00%
Pavilion Rental	1,240	1,240	4,000	31.00%
TOTAL REVENUES	3,203	3,205	2,600,078	0.12%
<u>EXPENDITURES</u>				
<u>Administration</u>				
P/R-Board of Supervisors	1,000	1,000	13,000	7.69%
FICA Taxes	77	77	995	7.74%
ProfServ-Engineering	757	757	36,000	2.10%
ProfServ-Legal Services	6,282	6,282	90,000	6.98%
ProfServ-Mgmt Consulting Serv	9,008	9,008	108,093	8.33%
ProfServ-Recording Secretary	881	881	11,000	8.01%
Auditing Services	-	-	7,592	0.00%
Postage and Freight	117	117	1,200	9.75%
Insurance - General Liability	35,801	35,801	39,383	90.90%
Printing and Binding	-	-	600	0.00%
Legal Advertising	370	370	3,000	12.33%
Misc-Assessmnt Collection Cost	-	-	54,022	0.00%
Misc-Credit Card Fees	18	18	220	8.18%
Misc-Contingency	-	-	100	0.00%
Office Supplies	-	-	550	0.00%
Annual District Filing Fee	175	175	175	100.00%
Total Administration	54,486	54,486	365,930	14.89%
<u>Flood Control/Stormwater Mgmt</u>				
Contracts-Lake and Wetland	8,333	8,333	100,000	8.33%
Contracts-Fountain	500	500	7,020	7.12%
R&M-Aquascaping	-	-	15,000	0.00%
R&M-Drainage	-	-	28,000	0.00%
R&M-Fountain	-	-	3,000	0.00%
Total Flood Control/Stormwater Mgmt	8,833	8,833	153,020	5.77%

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>Right of Way</u>				
Payroll-Salaries	14,718	14,718	178,145	8.26%
Payroll-Benefits	16,877	16,877	62,454	27.02%
Payroll - Overtime	1,379	1,379	17,500	7.88%
Payroll - Bonus	10,067	10,067	33,652	29.92%
FICA Taxes	2,683	2,683	25,954	10.34%
Contracts-Police	10,385	10,385	180,000	5.77%
Contracts-Other Services	1,630	1,630	19,560	8.33%
Contracts-Landscape	43,801	43,801	525,608	8.33%
Contracts-Mulch	-	-	147,592	0.00%
Contracts-Plant Replacement	-	-	52,959	0.00%
Contracts-Road Cleaning	1,392	1,392	8,351	16.67%
Contracts-Security Alarms	-	-	641	0.00%
Contracts-Pest Control	48	48	576	8.33%
Fuel, Gasoline and Oil	880	880	13,000	6.77%
Communication - Teleph - Field	243	243	11,600	2.09%
Utility - General	2,298	2,298	32,000	7.18%
Utility - Reclaimed Water	1,471	1,471	11,000	13.37%
Insurance - General Liability	3,427	3,427	3,770	90.90%
R&M-General	2,792	2,792	58,009	4.81%
R&M-Equipment	-	-	20,000	0.00%
R&M-Grounds	19,945	19,945	177,153	11.26%
R&M-Irrigation	6,544	6,544	25,000	26.18%
R&M-Sidewalks	-	-	17,000	0.00%
R&M-Signage	-	-	6,000	0.00%
R&M-Walls and Signage	-	-	32,500	0.00%
Misc-Holiday Decor	1,405	1,405	5,000	28.10%
Misc-Taxes (Streetlights)	-	-	28,724	0.00%
Misc-Contingency	-	-	5,000	0.00%
Office Supplies	-	-	3,500	0.00%
Cleaning Services	-	-	1,680	0.00%
Op Supplies - General	-	-	6,000	0.00%
Op Supplies - Uniforms	-	-	600	0.00%
Supplies - Misc.	-	-	600	0.00%
Subscriptions and Memberships	-	-	400	0.00%
Conference and Seminars	-	-	1,000	0.00%
Total Right of Way	141,985	141,985	1,712,528	8.29%

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>Common Area</u>				
Contracts-Other Landscape	480	480	-	0.00%
R&M-General	179	179	17,000	1.05%
R&M-Boardwalks	-	-	700	0.00%
R&M-Brick Pavers	-	-	1,200	0.00%
R&M-Grounds	-	-	1,500	0.00%
R&M-Signage	-	-	1,400	0.00%
R&M-Walls and Signage	-	-	900	0.00%
Misc-Internet Services	409	409	5,400	7.57%
Impr - Park	-	-	340,500	0.00%
Total Common Area	<u>1,068</u>	<u>1,068</u>	<u>368,600</u>	<u>0.29%</u>
TOTAL EXPENDITURES	206,372	206,372	2,600,078	7.94%
Excess (deficiency) of revenues				
Over (under) expenditures	<u>(203,169)</u>	<u>(203,167)</u>	<u>-</u>	<u>0.00%</u>
Net change in fund balance	<u>\$ (203,169)</u>	<u>\$ (203,167)</u>	<u>\$ -</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2017)		2,494,941	2,494,941	
FUND BALANCE, ENDING		<u>\$ 2,291,774</u>	<u>\$ 2,494,941</u>	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 9	\$ 9	\$ 125	7.20%
Special Assmnts- Tax Collector	-	-	66,483	0.00%
Special Assmnts- Discounts	-	-	(4,792)	0.00%
Capital Improvement	-	-	53,319	0.00%
TOTAL REVENUES	9	9	115,135	0.01%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessmnt Collection Cost	-	-	2,396	0.00%
Misc-Credit Card Fees	-	-	15	0.00%
Total Administration	-	-	2,411	0.00%
<u>Right of Way</u>				
Communication - Teleph - Field	234	234	3,500	6.69%
Electricity - Streetlighting	503	503	8,585	5.86%
Insurance - General Liability	1,522	1,522	1,674	90.92%
R&M-General	250	250	19,700	1.27%
R&M-Gate	-	-	6,340	0.00%
R&M-Streetlights	-	-	2,600	0.00%
1st Quarter Operating Reserves	-	-	1,733	0.00%
Reserve - Roadways	-	-	15,273	0.00%
Total Right of Way	2,509	2,509	59,405	4.22%
TOTAL EXPENDITURES	2,509	2,509	61,816	4.06%
Excess (deficiency) of revenues Over (under) expenditures	(2,500)	(2,500)	53,319	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Contribution to (Use of) Fund Balance	-	-	53,319	0.00%
TOTAL FINANCING SOURCES (USES)	-	-	53,319	0.00%
Net change in fund balance	\$ (2,500)	\$ (2,500)	\$ 53,319	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2017)		168,043	168,043	
FUND BALANCE, ENDING		\$ 165,543	\$ 221,362	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 1	\$ 2	\$ 40	5.00%
Special Assmnts- Tax Collector	-	-	18,174	0.00%
Special Assmnts- Discounts	-	-	(727)	0.00%
TOTAL REVENUES	1	2	17,487	0.01%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessmnt Collection Cost	-	-	363	0.00%
Total Administration	-	-	363	0.00%
<u>Right of Way</u>				
R&M-Streetlights	1,522	1,522	17,124	8.89%
Total Right of Way	1,522	1,522	17,124	8.89%
TOTAL EXPENDITURES	1,522	1,522	17,487	8.70%
Excess (deficiency) of revenues				
Over (under) expenditures	(1,521)	(1,520)	-	0.00%
Net change in fund balance	<u>\$ (1,521)</u>	<u>\$ (1,520)</u>	<u>\$ -</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2017)		22,358	22,358	
FUND BALANCE, ENDING		<u>\$ 20,838</u>	<u>\$ 22,358</u>	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 2	\$ 2	\$ 42	4.76%
Special Assmnts- Tax Collector	-	-	9,166	0.00%
Special Assmnts- Discounts	-	-	(367)	0.00%
Gate Bar Code/Remotes	33	33	-	0.00%
TOTAL REVENUES	35	35	8,841	0.40%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessmnt Collection Cost	-	-	182	0.00%
Misc-Credit Card Fees	1	1	5	20.00%
Total Administration	1	1	187	0.53%
<u>Right of Way</u>				
Communication - Teleph - Field	119	119	1,425	8.35%
Insurance - General Liability	406	406	447	90.83%
R&M-General	-	-	1,500	0.00%
R&M-Gate	-	-	2,939	0.00%
R&M-Streetlights	27	27	500	5.40%
Reserve - Roadways	-	-	1,843	0.00%
Total Right of Way	552	552	8,654	6.38%
TOTAL EXPENDITURES	553	553	8,841	6.25%
Excess (deficiency) of revenues Over (under) expenditures	(518)	(518)	-	0.00%
Net change in fund balance	<u>\$ (518)</u>	<u>\$ (518)</u>	<u>\$ -</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2017)		34,061	34,061	
FUND BALANCE, ENDING		<u>\$ 33,543</u>	<u>\$ 34,061</u>	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 1	\$ 1	\$ 10	10.00%
Special Assmnts- Tax Collector	-	-	6,956	0.00%
Special Assmnts- Discounts	-	-	(278)	0.00%
TOTAL REVENUES	1	1	6,688	0.01%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessmnt Collection Cost	-	-	139	0.00%
Total Administration	-	-	139	0.00%
<u>Right of Way</u>				
R&M-General	-	-	5,000	0.00%
Reserve - Roadways	-	-	1,549	0.00%
Total Right of Way	-	-	6,549	0.00%
TOTAL EXPENDITURES	-	-	6,688	0.00%
Excess (deficiency) of revenues Over (under) expenditures	1	1	-	0.00%
Net change in fund balance	<u>\$ 1</u>	<u>\$ 1</u>	<u>\$ -</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2017)		16,938	16,938	
FUND BALANCE, ENDING		<u>\$ 16,939</u>	<u>\$ 16,938</u>	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ -	\$ -	0.00%
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
Net change in fund balance	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2017)		809	-	
FUND BALANCE, ENDING		<u>\$ 809</u>	<u>\$ -</u>	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 22	\$ 22	\$ 500	4.40%
Special Assmnts- Tax Collector	-	-	300,625	0.00%
Special Assmnts- Discounts	-	-	(12,025)	0.00%
Gate Bar Code/Remotes	244	244	-	0.00%
TOTAL REVENUES	266	266	289,100	0.09%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessmnt Collection Cost	-	-	6,013	0.00%
Misc-Credit Card Fees	3	3	120	2.50%
Total Administration	3	3	6,133	0.05%
<u>Right of Way</u>				
Contracts-Security Services	13,773	13,773	154,000	8.94%
Contracts-Pest Control	20	20	240	8.33%
Communication - Teleph - Field	170	170	4,000	4.25%
Insurance - General Liability	777	777	855	90.88%
R&M-General	2,521	2,521	21,760	11.59%
R&M-Gate	623	623	10,000	6.23%
R&M-Streetlights	4,363	4,363	48,000	9.09%
Reserve - Roadways	-	-	44,112	0.00%
Total Right of Way	22,247	22,247	282,967	7.86%
TOTAL EXPENDITURES	22,250	22,250	289,100	7.70%
Excess (deficiency) of revenues				
Over (under) expenditures	(21,984)	(21,984)	-	0.00%
Net change in fund balance	<u>\$ (21,984)</u>	<u>\$ (21,984)</u>	<u>\$ -</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2017)		344,110	344,110	
FUND BALANCE, ENDING		<u>\$ 322,126</u>	<u>\$ 344,110</u>	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 3	\$ 3	\$ 80	3.75%
Special Assmnts- Tax Collector	-	-	16,463	0.00%
Special Assmnts- Discounts	-	-	(659)	0.00%
TOTAL REVENUES	3	3	15,884	0.02%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessmnt Collection Cost	-	-	329	0.00%
Misc-Credit Card Fees	-	-	5	0.00%
Total Administration	-	-	334	0.00%
<u>Right of Way</u>				
Communication - Teleph - Field	117	117	1,700	6.88%
Insurance - General Liability	316	316	348	90.80%
R&M-General	-	-	1,000	0.00%
R&M-Gate	-	-	3,800	0.00%
R&M-Streetlights	476	476	5,596	8.51%
Reserve - Roadways	-	-	3,106	0.00%
Total Right of Way	909	909	15,550	5.85%
TOTAL EXPENDITURES	909	909	15,884	5.72%
Excess (deficiency) of revenues Over (under) expenditures	(906)	(906)	-	0.00%
Net change in fund balance	<u>\$ (906)</u>	<u>\$ (906)</u>	<u>\$ -</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2017)		52,305	52,305	
FUND BALANCE, ENDING		<u>\$ 51,399</u>	<u>\$ 52,305</u>	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 7	\$ 7	\$ 300	2.33%
Special Assmnts- Tax Collector	-	-	119,005	0.00%
Special Assmnts- Discounts	-	-	(4,760)	0.00%
TOTAL REVENUES	7	7	114,545	0.01%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessmnt Collection Cost	-	-	2,380	0.00%
Total Administration	-	-	2,380	0.00%
<u>Right of Way</u>				
R&M-Streetlights	8,576	8,576	99,900	8.58%
Reserve - Roadways	-	-	12,265	0.00%
Total Right of Way	8,576	8,576	112,165	7.65%
TOTAL EXPENDITURES	8,576	8,576	114,545	7.49%
Excess (deficiency) of revenues Over (under) expenditures	(8,569)	(8,569)	-	0.00%
Net change in fund balance	<u>\$ (8,569)</u>	<u>\$ (8,569)</u>	<u>\$ -</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2017)		112,074	112,074	
FUND BALANCE, ENDING		<u>\$ 103,505</u>	<u>\$ 112,074</u>	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 1	\$ 1	\$ 25	4.00%
Special Assmnts- Tax Collector	-	-	7,847	0.00%
Special Assmnts- Discounts	-	-	(314)	0.00%
TOTAL REVENUES	1	1	7,558	0.01%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessmnt Collection Cost	-	-	157	0.00%
Total Administration	-	-	157	0.00%
<u>Right of Way</u>				
R&M-Streetlights	418	418	4,999	8.36%
Reserve - Roadways	-	-	2,402	0.00%
Total Right of Way	418	418	7,401	5.65%
TOTAL EXPENDITURES	418	418	7,558	5.53%
Excess (deficiency) of revenues Over (under) expenditures	(417)	(417)	-	0.00%
Net change in fund balance	<u>\$ (417)</u>	<u>\$ (417)</u>	<u>\$ -</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2017)		17,125	17,125	
FUND BALANCE, ENDING		<u>\$ 16,708</u>	<u>\$ 17,125</u>	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 8	\$ 7	\$ 150	4.67%
Special Assmnts- Tax Collector	-	-	26,617	0.00%
Special Assmnts- Discounts	-	-	(1,065)	0.00%
Gate Bar Code/Remotes	66	66	-	0.00%
TOTAL REVENUES	74	73	25,702	0.28%
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessmnt Collection Cost	-	-	532	0.00%
Misc-Credit Card Fees	2	2	25	8.00%
Total Administration	2	2	557	0.36%
<u>Right of Way</u>				
Communication - Teleph - Field	-	-	1,150	0.00%
Insurance - General Liability	317	317	349	90.83%
R&M-General	-	-	4,401	0.00%
R&M-Drainage	-	-	3,000	0.00%
R&M-Gate	-	-	5,000	0.00%
Misc-Internet Services	106	106	1,272	8.33%
Reserve - Roadways	-	-	9,973	0.00%
Total Right of Way	423	423	25,145	1.68%
TOTAL EXPENDITURES	425	425	25,702	1.65%
Excess (deficiency) of revenues				
Over (under) expenditures	(351)	(352)	-	0.00%
Net change in fund balance	\$ (351)	\$ (352)	\$ -	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2017)		145,199	145,199	
FUND BALANCE, ENDING		\$ 144,847	\$ 145,199	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 27	\$ 27	\$ -	0.00%
Special Assmnts- Tax Collector	-	-	175,900	0.00%
Special Assmnts- Discounts	-	-	(7,036)	0.00%
TOTAL REVENUES	27	27	168,864	0.02%
<u>EXPENDITURES</u>				
<u>Administration</u>				
ProfServ-Dissemination Agent	-	-	1,000	0.00%
ProfServ-Trustee Fees	3,717	3,717	3,717	100.00%
Misc-Assessmnt Collection Cost	-	-	3,518	0.00%
Total Administration	3,717	3,717	8,235	45.14%
<u>Debt Service</u>				
Principal Debt Retirement	-	-	110,000	0.00%
Interest Expense	-	-	33,725	0.00%
Total Debt Service	-	-	143,725	0.00%
TOTAL EXPENDITURES	3,717	3,717	151,960	2.45%
Excess (deficiency) of revenues Over (under) expenditures	(3,690)	(3,690)	16,904	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Contribution to (Use of) Fund Balance	-	-	16,904	0.00%
TOTAL FINANCING SOURCES (USES)	-	-	16,904	0.00%
Net change in fund balance	\$ (3,690)	\$ (3,690)	\$ 16,904	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2017)		147,285	147,285	
FUND BALANCE, ENDING		\$ 143,595	\$ 164,189	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ -	\$ -	0.00%
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues Over (under) expenditures	-	-	-	0.00%
Net change in fund balance	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2017)		1,281	-	
FUND BALANCE, ENDING		<u>\$ 1,281</u>	<u>\$ -</u>	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 14	\$ 14	\$ -	0.00%
Special Assmnts- Tax Collector	-	-	217,000	0.00%
Special Assmnts- Discounts	-	-	(8,680)	0.00%
TOTAL REVENUES	14	14	208,320	0.01%
<u>EXPENDITURES</u>				
<u>Administration</u>				
ProfServ-Arbitrage Rebate	-	-	200	0.00%
ProfServ-Dissemination Agent	-	-	333	0.00%
ProfServ-Trustee Fees	-	-	4,337	0.00%
Misc-Assessmnt Collection Cost	-	-	4,340	0.00%
Total Administration	-	-	9,210	0.00%
<u>Debt Service</u>				
Principal Debt Retirement	-	-	270,000	0.00%
Interest Expense	-	-	10,800	0.00%
Total Debt Service	-	-	280,800	0.00%
TOTAL EXPENDITURES	-	-	290,010	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	14	14	(81,690)	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Contribution to (Use of) Fund Balance	-	-	(81,690)	0.00%
TOTAL FINANCING SOURCES (USES)	-	-	(81,690)	0.00%
Net change in fund balance	\$ 14	\$ 14	\$ (81,690)	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2017)		92,265	92,265	
FUND BALANCE, ENDING		\$ 92,279	\$ 10,575	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ 25	\$ 24	\$ -	0.00%
Special Assmnts- Tax Collector	-	-	506,017	0.00%
Special Assmnts- Discounts	-	-	(20,241)	0.00%
TOTAL REVENUES	25	24	485,776	0.00%
<u>EXPENDITURES</u>				
<u>Administration</u>				
ProfServ-Arbitrage Rebate	-	-	200	0.00%
ProfServ-Dissemination Agent	-	-	333	0.00%
ProfServ-Trustee Fees	-	-	4,337	0.00%
Misc-Assessmnt Collection Cost	-	-	10,120	0.00%
Total Administration	-	-	14,990	0.00%
<u>Debt Service</u>				
Principal Debt Retirement	-	-	415,000	0.00%
Interest Expense	-	-	55,463	0.00%
Total Debt Service	-	-	470,463	0.00%
TOTAL EXPENDITURES	-	-	485,453	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	25	24	323	0.00%
<u>OTHER FINANCING SOURCES (USES)</u>				
Contribution to (Use of) Fund Balance	-	-	323	0.00%
TOTAL FINANCING SOURCES (USES)	-	-	323	0.00%
Net change in fund balance	\$ 25	\$ 24	\$ 323	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2017)		163,275	163,275	
FUND BALANCE, ENDING		\$ 163,299	\$ 163,598	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ -	\$ -	0.00%
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
Net change in fund balance	\$ -	\$ -	\$ -	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2017)		682,436	-	
FUND BALANCE, ENDING		\$ 682,436	\$ -	

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

ACCOUNT DESCRIPTION	OCT-17 ACTUAL	YEAR TO DATE ACTUAL	ANNUAL ADOPTED BUDGET	YTD ACTUAL AS A % OF ADOPTED BUD
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ -	\$ -	0.00%
TOTAL REVENUES	-	-	-	0.00%
<u>EXPENDITURES</u>				
TOTAL EXPENDITURES	-	-	-	0.00%
Excess (deficiency) of revenues				
Over (under) expenditures	-	-	-	0.00%
Net change in fund balance	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>0.00%</u>
FUND BALANCE, BEGINNING (OCT 1, 2017)		2	-	
FUND BALANCE, ENDING		<u>\$ 2</u>	<u>\$ -</u>	

Third Order of Business

WESTCHASE CDD ENGINEERING TASKS

1. Stormwater Best Management Practices and Pond Slope Erosion Monitoring – opened November 27, 2017
 - a. See attached comments.
2. Pavement Management Proposals – opened August 9, 2017
 - a. Test project at Meadow Pointe IV CDD clubhouse was observed.
 - b. Whitaker Contracting has inspected all CDD owned roads and is preparing proposals for HA5 treatment.
 - c. We will monitor projects currently being planned for January, 2017 to observe and evaluate HA5 treatment operations and management and interaction with residents for proper drying/curing.
3. Westlake Townhomes Borrow Pit Conveyance – opened March 31, 2017
 - a. Heidt Design has a contract to split the SWFWMD permits which is still incomplete, pending completion of a legal description for the conveyance. New options for conveyance have been presented, including the wetland mitigation area abutting Westchase residents' homes.
 - b. We are waiting confirmation of M/I Homes/Westlake Townhomes HOA formal request on lands to be conveyed to the Westchase CDD and other maintenance offers on the mitigation area.
4. Community Map – opened October, 2017
 - a. Meet with Doug and Sonny and review all the current maps that Stantec has prepared and update, as needed, and then present them all to the Board for discussion on which ones they would like to have copied and/or mounted.
 - b. Discuss GIS options for documenting work performed throughout the District.

Stewart, Tonja

From: Stewart, Tonja
Sent: Monday, November 27, 2017 6:40 PM
To: 'cdd@westchasecdd.com'
Subject: Pond Slope Erosion Prevention Best Management Practices

I have been working with all my clients on trying to improve both landscape and pond management operations to try to reduce exposure to erosion over time. Although there has been some improvement, I am, universally, finding that these best management practices seem to conflict with how the landscape and pond management companies have, historically, been doing their business, and getting these companies to engage in change has been difficult. We're not seeing the results that we had hoped, and I suggest the following:

1. Perform a site visit during the dry season to evaluate the current conditions.
2. Meet with the vendors to discuss how they think their operations can be modified to achieve the same goal – reduce potential for pond slope erosion. We hope that by including them in the discussion, they will buy in on the game plan and will want to be part of the solution.
3. Create formal BMPs and put them in writing so that everyone has something to follow. Maybe add them to the contracts.
4. Re-visit the current reserves/budget for erosion repair work and evaluate long term strategy, based on the spring site visit. As well, we need to discuss the scope of services for these vendors and determine if an increased scope, i.e. more torpedo grass treatments to avoid bigger gaps between the grass and the aquatic plants, where exposure to erosion is most sensitive, would be prudent. An increased scope may result in a needed increase in the annual services, but if it saves the District money long term by avoiding expensive erosion repair, maybe it should be considered.

I will plan to discuss this with the Board at the next meeting.

Thanks.

Tonja Stewart, P.E.
 Senior Project Manager, Civil Engineering
 Stantec
 777 S Harbour Island Boulevard Suite 600, Tampa FL 33602-5729
 Phone: (813) 223-9500
 Cell: (813) 426-4916
 Tonja.Stewart@stantec.com



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Fourth Order of Business

Westchase

District Counsel's Report

Issue No. 1: Repair of Rubber Surface Material at Glencliff Park

Contract requires a written warranty stating that work is free from defects of material and workmanship for a period of two years from the date of Substantial Completion, and that material breakdown and unraveling will be remedied on written notice at no additional cost to the Owner. . . Warranty shall include removal and replacement of materials as required to repair safety surfacing, at no cost to the Owner.

To be considered by Board: Whether to transmit demand letter to Dynamo Florida, LLC requiring repair/replacement of damaged material surfacing

Issue No. 2: Status of Permitting for Borrow Pit

Discussed with District Engineer. She is going to discuss with the Board whether the District should also assume ownership of the mitigation area. Depending on determination by the Board, legal descriptions of the area are needed for the separation/assignment of permits.

Fifth Order of Business

Westchase

District Manager Report

Assigned To Andrew Mendenhall

Issue 4029 **Public Risk Underwriters of Florida** **Open Date** 11/30/2017

2017-12-05 Meeting with Staff and representative insurance company (Pam Hancock) to do walk through on loss control

Issue 4028 **Distribute Landscaping Documents Prior to December Workshop** **Open Date** 11/30/2017

2017-11-29 Distributed Contract(s) with OLM and Davey and the Specifications used in the last RFP for Landscaping Services

Issue 4011 **Schedule Workshops** **Open Date** 11/9/2017

2017-11-04 An advertisement was placed for workshops the Monday at 4:00 pm prior to the regular meetings for FY 2018 at the Maureen Guazza Library.

Issue 3992 **Employee Holiday Bonuses** **Open Date** 10/31/2017

2017-11-28 Checks are being cut this Friday.
To be distributed first week of December

Issue 3991 **Employee Irma Bonuses** **Open Date** 10/3/2017

2017-11-10 Have been distributed to employees
To be distributed first week of November

Sixth Order of Business

Westchase**Field Office Report****Assigned To** Doug and Sonny

Issue	5001	Westra Reclaim Line/Linebaugh	Open Date
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Contractor working on connecting the lines estimated completion February

Issue	5002	Holiday Decorations	Open Date 12/5/2017
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Require discussion on what you would like to see next year as 90% need replacements

Issue	5003	Green Dwelling Live	Open Date 10/2/2017
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60% or resident signed up on program, everyone is loving it!

Issue	5004	West Park Village Signage	Open Date 10/01/2017
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New signage discussion at Work Shop for West Park Village
