

**MINUTES OF MEETING  
HARMONY COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Harmony Community Development District was held Thursday, July 29, 2021, at 6:00 p.m. at the Grace Community Church, 5501 East Irlo Bronson Highway, St. Cloud, FL.

Present and constituting a quorum were:

Teresa Kramer	Chair
Dan Leet	Vice Chairman
Steve Berube	Assistant Secretary
Kerul Kassel	Assistant Secretary

Also present were:

Angel Montagna	District Manager: Inframark
Tim Qualls	District Attorney: Young Qualls, P.A.
Gerhard van der Snel	Field Services Manager
Julie Yevich	Asst. DM: Inframark
Scott Feliciano	Servello
Residents and Members of the Public	

**FIRST ORDER OF BUSINESS**

**Roll Call**

Supv Kramer called the meeting to order at 6:00 p.m. and called the roll.

**SECOND ORDER OF BUSINESS**

**Closed Litigation Session**

Supv Kramer stated the first item on our agenda is the Closed Litigation Session. We are going to conduct a private attorney-client session. We as the Board are the client and we have our attorney. There is a pending lawsuit that we have been involved in with Davey Tree and they have provided us with some settlement offers so we will be closing this session to discuss that. No action will be taken. I do not know how long it will be, but I would say 20 minutes as an estimate. In the session the Board members – Supervisors Berube, Kassel, Leet and Kramer will be in the session, as well as our attorney, Mr. Tim Qualls and our District Manager, Ms. Angel Montagna. Those will be the only people permitted in the session per statute as well as a court reporter. Once the litigation is completed, then and only then, will that information be available as part of the public record.

At this time the audience and all others in attendance were asked to step outside the meeting room and the Closed Litigation Session was conducted.

The audience returned to the meeting at 6:31 p.m.

**THIRD ORDER OF BUSINESS**

**Audience Comments**

Supv Kramer stated we have two speaker forms. First is Mr. Paul Maldonado.

Mr. Paul Maldonado, 7500 Castlewood Court, stated my purpose today is to talk about some issues with the RV parking lot. I would like to start off by saying I am going to try to read it and then provide you a copy of what it says for the minutes. Having access to this parking lot made me select our neighborhood as my new home. This is actually one of the features I liked the most. When searching for homes I gave my realtor a set of demands and one of the strongest was the ability to park my RV somewhere nearby. Not many places provide that feature; I did find some up in Leesburg or north in Clermont which are far away from my family, so I decided to stay at Harmony. That was my final decision-making point. I mention that for a reason and will get back to that later. On June 8<sup>th</sup> of this current year

Supv Kramer reminded Mr. Maldonado that it is close to his three minutes.

Mr. Maldonado stated on June 8<sup>th</sup> of the current year, while I was getting ready to pull out, my RV to go on a trip and I found that it had been vandalized. I tried several things and spoke with Mr. van der Snel and went with the police officer. He then guided me back to the HOA, I went to the HOA and they started, with all due respect, pointing fingers at each other, not my responsibility it is his, not mine it is his. I need solutions, I need help. Nothing came of that, so I wanted to bring it up, so you know where I am coming from. As a user of the RV parking lot I believe much can be done to improve its use; I bring the issue up so that perhaps some attention is brought to these issues. First of all, the lot seems to be in a completely abandon state, for starters the access road to the lot is in dire need of repair. The lot itself has weeds popping up everywhere, security is non-existent. I also find that there is a need to define responsibilities for the lot because of what I said in the beginning "It's not my job, it's his." and I think that needs to be clarified and I think the best way to do that is define exactly who is responsible for what and let us, the users, know who we need to see and go to if we have a problem; right now that is not clear. Remember the equipment in there is expensive equipment. Thus, I believe that defined responsibility of the party should be the first order of business. I am not here to tell you how to do your business, but I think it is important that it be resolved

first. There are several things that can be done to secure the lot – one is the gate; the gate is there and sometimes it stays open. People go in, leave it open, they leave, it is not closed. When I am around, I also participate in the garden, when I am around and see the gate open, I will do a round and will close it if nobody is there, but I am not there all the time. I think that maybe the CDD employees that are around could probably, if they notice the gate is open, make a round, and if nobody is there, lock it. Help us secure it somehow. There is some stuff I put on the paper and I would like to share with you that maybe if you can go through it later, I think they are good improvements. The most important one that can probably be done right away is the use of security cameras.

Supv Kramer stated what I will do is, we will make a copy of this and distribute to all the Board members so they have it and we will be speaking about this issue later. I appreciate your time and your interest. The second speaking request is David Farnsworth.

Mr. Farnsworth, 3336 Cat Brier Trail, stated good to see you all again and, Angel, to meet you.

Ms. Montagna stated nice to meet you.

Mr. Farnsworth stated I know your time is valuable and I will try to stay within the three minutes. I have some handouts to give as I go through here. One thing I want you to remember while I am going through this, I do not have an eidetic memory, I am older than Biden so forgive me if I refer to my notes once in a while. My first concern is the minutes which I have pestered all of you about at one time or another. I have tried since February to get a copy of the workshop minutes and eventually, after all of that, what I was sent was this if you have not seen it. When you look at that you will see there is so little there, no content, that as far as I am concerned it was an insult; I mean a real insult. I thought, what do I do next, and that is when I noticed in the current agenda that there is an entry there for the workshop minutes and now if you compare what I just reprinted you have it in your agenda. If you compare what you actually ended up there with what I consider to be an insult, there is not much difference. When I looked at that all I could do was shake my head and laugh. In the meantime, I actually took the recorded minutes I had been supplied and went out to a commercial online for 10 cents per minute, \$12.83 and a little bit of my time, this is what I ended up with. That is at least close to useful. The stuff you have in front of you that you are going to vote on and

potentially post tonight is not useful. That brings me to the second concern which basically has to do with what is posted on the website and the currency. This is a comparison of what is currently on the minutes page and what should be on there. Supervisor Leet has already acknowledged that there are problems and he has promised to do his best to get everything up to snuff and I trust that he is a man of his word. The final concern has to do basically with the change over of assignments of irrigation and field services.

Supv Kramer stated I am sorry Mr. Farnsworth your three minutes are up.

Mr. Farnsworth stated as I said that is my final concern so I have wondered if I should ask for communications in order to clear it up. I have searched and I just cannot get it straight in my head why it happened. I was wondering if I should ask for communications between the Board and Inframark to try to get straight what the dickens is going on. I salute you, good night.

**FOURTH ORDER OF BUSINESS**

**Public Hearing for Adoption of the  
Fiscal Year 2022**

**A. Fiscal Year 2022 Budget**

Supv Kramer asked Ms. Montagna did you have anything to discuss as far as the budget is concerned?

Ms. Montagna responded no, I did not. I think Mr. Koncar and the Board covered it at the last meeting. You came to the conclusion of what you wanted your Fiscal Year 2022 budget to be which is what is presented in front of you.

Supv Kramer asked any discussions or thoughts?

Supv Berube responded it is the same as we technically approved a couple three months ago. Right?

Supv Kramer responded in May. At this point we will open the public hearing.

Do we have any comments, concerns or thoughts from the public concerning our proposed budget?

Hearing no members of the public coming forward, I will close the public hearing and bring it back to the Board.

**B. Consideration of Resolution 2021-06 Adopting the Fiscal Year 2022  
Budget**

Supv Kramer stated the next item on the agenda is the consideration of Resolution 2021-06 adopting the fiscal year 2022 budget.

On MOTION by Supv Kassel seconded by Supv Berube, with all in favor, Resolution 2021-06 Adopting the Fiscal Year 2022 Budget was adopted. (4-0)

**C. Consideration of Resolution 2021-07 Levying the Assessments for the Fiscal Year 2022 Budget**

Supv Kramer stated next item on the agenda is consideration of Resolution 2021-07 levying the assessments for the fiscal year 2022 budget.

On MOTION by Supv Berube seconded by Supv Kassel, with all in favor, Resolution 2021-07 Levying the Assessments for Fiscal Year 2022 Budget was adopted. (4-0)

**FIFTH ORDER OF BUSINESS**

**Consent Agenda**

- A. Approval of June 24, 2021 - Regular Monthly Meeting Minutes**
- B. Financial Statements for June 30, 2021**
- C. Approval of: #255 Invoices, Check Register, and Receipts**
- D. Approval of February 18, 2021 Workshop Minutes**

Supv Kramer outlined the consent agenda.

Supv Berube stated I have a question on the TOHO water invoice. Last months was significantly down and this month's water invoice is at \$18,900.00. That is highest we have ever had. Is there some reason for this? It has been raining.

Supv Kramer stated we had an invoice in July 2020 for \$19,788.90. I noticed it was high although those months were high previously and I assumed some of that has to do with them opening the valves fully. They found some of the valves shut and this was again for the middle of May to the middle of June.

Supv Kassel stated it was still very dry at that time. It did not start raining until the end of June.

Supv Leet stated that was the same time of year as the previous highest.

Supv Kramer stated this is the middle of May when we were still in that drought period.

Supv Leet stated it lines up with the previous being the high point.

Supv Kassel asked was the previous years \$19,000.00 June to July?

Supv Kramer responded the actual May 29<sup>th</sup> through June 16<sup>th</sup> last year was about \$9,000, but again you have to consider the different rainfall and we were getting more rainfall last year during that time. Then you jump from June 16<sup>th</sup> to July 16<sup>th</sup> and then it got really dry again last year and it went up \$18,000.00 for that month. Then the following month it went up to almost \$20,000.00. Again, your rain patterns were different this year than last year. Our dry period going into the rainy season was a lot drier and longer.

On MOTION by Supv Berube seconded by Supv Kassel, with all in favor, the consent agenda was approved. (4-0)

## **SIXTH ORDER OF BUSINESS**

### **Old Business**

#### **A. Reserve Study**

Supv Kramer stated the first item is a reserve study. At our last meeting we had a couple of fairly disparate prices on reserve studies. We now have five reserve study quotes and again, they run from \$3,650.00 all the way up to \$25,000.00; it is quite a wide range.

Ms. Montagna stated you have some representatives on Zoom if the Board has any questions.

Supv Berube stated last month you recommended one of these companies.

Ms. Montagna stated Florida Reserves.

Supv Berube asked who is Facilities Advisors Florida?

Ms. Montagna responded Ms. Yevich got them. Which are on the line?

Ms. Yevich responded Pierre from Facilities Advisors Florida.

Ms. Montagna asked is that the only one that was joining?

Ms. Yevich responded nobody else responded.

Supv Kramer asked is anyone on the line?

Ms. Yevich responded Pierre is on the line, he is muted.

Supv Leet stated I see him talking do we have the audio?

An unidentified speaker stated everything on you hear in here.

Supv Berube stated the District Manager's recommendation was Florida Reserve Study and Appraisal.

Supv Kassel stated page 128.

Supv Kramer stated unfortunately so many of the names are almost the same.

Ms. Montagna stated this one I have worked with a lot, they are all good, they are all going to do the same services.

Supv Berube asked do we have anyone from Inframark who has experience with Facilities Advisors Florida? Or our engineer?

Ms. Montagna responded I do not. I think Mr. Hamstra does.

Mr. Hamstra stated I have worked with Reserve Advisors and it was a good experience.

Ms. Montagna stated that one is \$12,500.00.

Supv Kramer asked did you not also mentioned Dreux Isaac and Associates at Vista Lakes?

Mr. Hamstra responded Reserve Studies is who I worked with at Vista Lakes; I am sorry Reserve Advisors.

Supv Kramer stated I noticed they had worked with Viera East and with Celebration's HOA. Most of Celebration's facilities, like their pools and things, are under their HOA.

Ms. Montagna stated correct.

Supv Kramer stated this would show they have more experience with a larger community like our own, and they did mention a lot of what we have and shown a familiarity. My concern with some of the other lower price ones, I like their price point, but they are with very small HOA's or CDD's or actually condos. My concern would be whether or not they would have the experience or if they even understand. It does not seem like they looked at our community before giving us a bid.

Ms. Montagna stated most do not. When you decide on one, they come out and do a full site inspection of everything. Florida Advisors has done Fishhawk I, II, III and IV which is a little bit larger than Harmony. However, Celebration CDD just last night just approved Reserve Advisors that you have in here for \$12,500.00 to do the CDD portion which is quite large as well.

Supv Kassel stated I would like to confirm actually that Florida Reserve Study and Appraisal, whom you have worked with before, is proposing \$7,200.00 and then a reserve study update which would be up to three years later would be another \$5,700.00. Do we have ...

Supv Kramer stated I was surprised by that difference.

Ms. Montagna stated there are two different things, the full service reserve study with site inspection level one is \$7,200.00 and then usually three to five years they say you should have it updated and that is what they are saying your update with another site inspection would be another \$5,700.00.

Supv Kassel stated only up to three years. They are only guaranteeing that price for three years.

Ms. Montagna stated correct, you are right.

Supv Berube stated let us remember this is a living document and it changes all the time as things change in the community. If you go with, and I happen to like Facilities Advisors Florida because for the dollars they seem to have the most complete listing and details and it does not look like there is a whole lot of fluff there. If you are planning on renewing or redoing the reserve study in three to five years and you spend a lot of money on the first time and you change it as time goes along and you go back and spend a lot of money renewing it, why not just take a shot with the lower price companies and see what it looks like. We are going to modify this thing over time anyway and if we do not like it then in three years you go back and ask for somebody else to do it again if you think there's a problem. It is not necessarily of the company that you are dealing but who the people are that they send out here. I am in favor of going for the low buck ...

Supv Kramer stated I have a concern. I appreciate your thoughts on the low dollar, but again my concern is that I do not, I am concerned that they do not know what they are stepping into. Again, they did not indicate at all that they have extensive knowledge of what Harmony is, of our size or what our facilities are.

Supv Kassel asked are you talking about Florida Reserves?

Supv Kramer responded no, Facilities Advisors. It is the one for \$3,650.00.

Supv Kassel stated I thought we knocked that one out.

Supv Kramer stated he is supporting them.

Supv Kassel stated I support Florida Reserve Study and Appraisal.

Supv Kramer stated it (Facilities Advisor) is basically a one-man operation with small CDD's, very small, I was surprised at how small the CDD's are they have worked with. They have worked with HOA's and condos again, smaller ones and my concern is I could not support Facility Advisors or Community Advisors, both of those were of

concern to me. Again, I was interested in Florida Reserve Study and Appraisals, they have two engineers on staff. I was a little concerned about why so much for the follow up study since most of the work will be done in the upfront study. My second choice would be Reserve Advisors because of the large communities they work with that are a lot more of our size. Supervisor Leet do you have any input?

Supv Leet responded I would defer to our engineer; I believe he said he has worked with Reserve Advisors previously.

Mr. Hamstra stated my experience was very positive and they were very thorough. I do not know how much you are going to get out of \$3,600.00 knowing the business, as far as detailed investigation and reporting.

Supv Leet stated I would defer to that; that would get my vote.

Supv Berube asked you are on Florida Reserve Study and Appraisal at this moment?

Supv Leet responded Reserve Advisors.

Supv Kassel stated Reserve Advisors, \$12,500.00. Ms. Montagna your experience is that the CDD's you worked with who used Florida Reserve Study and Appraisal have been happy with their work.

Ms. Montagna stated yes, they have.

Supv Kassel asked and they are of comparable size and complexity?

Ms. Montagna responded yes.

Supv Kassel MOVED to approve the Florida Reserve Study and Appraisal proposal at \$7,200.00 and Supv Berube seconded the motion.
--

Supv Kramer asked is there any other discussion? Like I said, I am split between the two, Florida Reserve Study and Appraisal did have larger CDD's in it, so between the two, and again, this is an extremely important decision and it is so hard to make that decision on (inaudible) . At this point I will call the question.

On VOICE vote, with all in favor, the motion was approved. (4-0)
--

Supv Kramer stated if you will move forward with that Ms. Montagna. I am sure they will work closely with our engineer also.

Ms. Montagna stated yes, definitely.

### **B. Discussion of Pre-Payment of Parcel VC-1**

Supv Kramer stated Parcel VC-1 is our lakefront parcel. It was donated to us and we have a continuing debt service on that. Do you have some information on that?

Ms. Montagna responded basically I think Mr. Koncar or Ms. Suit, I am not sure which one at which time brought this up and I do not know if it was ever brought up again. Basically, you can save \$126,000.00 per year but it is going to cost you roughly \$253,000.00 of your unassigned cash to be able to pay that parcel off, but it will save you \$123,000.00.

Supv Berube asked per year or over the whole thing?

Ms. Montagna responded for the whole thing.

Supv Kramer stated this was presented to me by Ms. Helena Randel. If we pay it currently on an annual basis the total over time will be \$399,001.03. If we pre-pay and make that payment by September 15<sup>th</sup> of this year, it will cost us \$272,962.00 for a savings of \$126,039.03. It is a significant savings, and this would be done with. My only concern is, is this the year to do it in or should we get our reserve study, look at our finances and then decide maybe next year to make the decision on this payoff.

Supv Kassel asked when do we have to make a decision by?

Supv Kramer responded it has to be received by the Trustee by September 15<sup>th</sup>, so basically at the August meeting you have to make a decision.

Supv Kassel stated here is my question, will we have the reserve study?

Supv Berube responded no; 10-weeks.

Supv Kramer stated I do not want to rush the reserve study.

Supv Berube stated the reserve study is 10-weeks out. I would agree to defer until after the reserve study and let that land be part of the reserve study so we have a better idea of not only the payoff on it but what we may anticipate to maintain it. That all figures into the financial decision that we need to make about that. I would wait until after the Reserve Study to make that decision.

Supv Kassel stated I am in agreement.

Supv Leet stated agreed.

Supv Kramer asked do I hear a motion to defer this until after the reserve study.

On MOTION by Supv Leet seconded by Supv Berube, with all in favor, to defer until after the reserve study was approved. (4-0)
---

Supv Berube stated maybe you make it part of the budget discussion.

Supv Kramer stated that is a good idea.

## **SEVENTH ORDER OF BUSINESS**

## **New Business**

### **A. Discussion of Verizon Contract**

Ms. Montagna stated you have seven devices, one being a hot spot, with that for two of those devices there is no scheduled payoff for those and then you have five others that have a payoff. The total is \$1,522.35, the District will own those devices and once you make a decision tonight, we would go back to Verizon and they would cancel/stop the service. You will probably have one more bill cycle through and then that is it. That is where you are with the Verizon.

Supv Kassel asked what would be next? We would own the devices and have a contract with another provider.

Ms. Montagna responded no, Inframark has provided your staff with cellphones.

Supv Berube stated this is where it got a little out of control because when we discussed going with Inframark, we asked Mr. Tarase about those devices and his commentary at the time was maybe we can use them but if not we will figure out something as what to do with them and figuring out what to do with them has become they are yours here you go. That is not quite what I expected.

Supv Kramer stated what we have is the phone payoff of \$1,522.35. The phones are valuable and can be sold as surplus property on the secondary market. From my research the phones go from \$350.00 to \$400.00 apiece.

Ms. Montagna stated that is what Ms. Yevich found as well.

Supv Kramer stated we will basically recoup the money we are putting out to pay off the phones. From what our District Manager has been able to ascertain from Verizon, this would be amount we have to payoff and that would end in an early termination for us

of our services with Verizon. I am hoping that works out that way. If there is any other fee, we need to bring that at our next meeting and discuss that as to how it will be handled and whose responsibility that will be. At this time, if the Board is willing to move forward to payoff these phones and then to surplus them, according to our Surplus Property Policy, then we can go ahead and move forward on that.

On MOTION by Supv Berube seconded by Supv Leet, with all in favor, to move forward with the early termination and sale of the equipment on the secondary market was approved.

Supv Kramer stated we are going to go ahead and payoff our phones, terminate our service, closeout our account with Verizon and surplus the phones.

Ms. Montagna asked do you want us to put the phones up for sale or do you want them in your neighborhood where Mr. van der Snel has advertised other things within the neighborhood?

Supv Kramer responded we have a surplus policy that was adopted previously, just go ahead and follow that. There are services and I do not know if we can get better rates. What has the experience been selling things in the neighborhood versus out on the open market?

Supv Berube responded the neighborhood sales do not cost you any money as a fee. If you put them on eBay you have a fee which typically amount to about 10% in total, but you do hit a wider market on eBay. You can also sell them on Amazon, but it is more hit or miss and the fees are higher. So, if you are going to go anywhere in the open market, eBay is the place.

Supv Kramer stated there is also a secondary market to sell in bulk.

Mr. van der Snel stated what I did with the Sprint phones, there was a buy back program that you send the phones into. They assess it and give you a quote. For the Sprint phones it was \$800. For these phones you would send them in, they give you quote, you accept it yes or no, if you do not accept it they send them back.

Supv Kramer stated I saw a couple of those services online. I think we will turn it over to you and you can get us the best deal possible.

Ms. Montagna stated okay.

Supv Berube stated it is not hard to sell iPhones.

Supv Kramer stated I am hesitant to just put it out on Facebook and accept whatever because is that fair to the people who are not on Facebook. It may be cleaner to just go to one of these services. District Manager, it is in your capable hands to follow our surplus policy.

Supv Kassel asked where is the recorder for the meeting?

Ms. Montagna responded right here.

**B. Resolution 2021-09, Designating Angel Montagna Secretary and Trumaine Easy as Treasurer**

Supv Kramer stated Resolution 2021-09 designating Ms. Angel Montagna as Secretary and Trumaine Easy as Treasurer.

Supv Berube asked did Mr. Alan Baldwin go somewhere or did he move up in the company?

Ms. Montagna responded he left.

On MOTION by Supv Berube seconded by Supv Kassel, with all in favor, Resolution 2021-09 designating Angel Montagna as Secretary and Trumaine Easy as Treasurer was adopted.
---

**EIGHTH ORDER OF BUSINESS**

**Subcontractors' Reports**

**A. Servello**

**i. Grounds Maintenance Status**

Mr. Feliciano stated Mr. Betancourt had a death in the family.

Supv Kassel stated sorry to hear that.

Mr. Feliciano stated currently they have been working five days a week; they are a guy short and with the rain and everything they have been working five days a week. The tree trimming is scheduled for August 9<sup>th</sup> for all inside the neighborhoods. I will send a map to Mr. van der Snel next week so we can plan where we are going to start. At the Mr. Tom MacCubbin report he said it clear to go ahead and start the trees today, all trees inside the neighborhoods including Sycamores. We will start the trees there and once we do the trees inside the community we will move out along the boulevard. I know this year we were not supposed to touch the boulevard, but you have a lot of low hanging trees.

Supv Berube stated backup a second. Trees inside?

Mr. Feliciano responded the communities, in front of the homes.

Supv Berube stated the tree trimming we put on hold.

Mr. Feliciano stated we will start those and once completed we will move out to the boulevard because there are quite a bit of trees out on the boulevard that are hanging low and will take care of that after we do the ones in front of the homes.

Supv Berube stated I want to go back to the ground's maintenance a little bit. I am glad you are working five days; you could probably work seven if you have looked around.

Mr. Feliciano stated I agree. Unfortunately, it is not just at Harmony, it is everywhere right now. We will continue to work until we get through this; winter cannot get here faster.

Supv Berube stated my concern is we have had several comments month-after-month, certain sod areas are pretty weedy, thin, not green, not vibrant, specifically along Cat Brier, both sides more on the housing side. There are stretches there where there is no sod in front of houses. There are stretches on the other side of Cat Brier under the trees where it is very thin. Cat Brier is the worst, there are other areas where sod is bad. I understand they are under trees, but the fact of the matter is we have trees. We have to do something with the sod.

Supv Kassel stated it was proposed in the report that we plant Jasmine.

Supv Berube asked on Cat Brier?

Mr. Feliciano responded yes. We looked at all those areas and those are the areas I have stated before that the reason why the turf is declining there is because they are in shaded areas so there needs to be a different alternative so we got a second opinion from Mr. MacCubbin and he agreed that it is just too much shade there. Even putting in Seville which is shade tolerant turf it is still not going to survive because it is just too much shade there. The West Five Oaks entrance along the fence line, where we have weak areas, we talked about changing the irrigation heads from rotors to pop-ups for better coverage. It is in his report as well.

Supv Berube stated I focused on the trees and did not pay a whole lot of attention to the sod.

Supv Kramer stated I was out in the area today and the grass is never going to grow there. It is competing with the tree roots and the shade.

Supv Kassel stated the Jasmine is a vigorous competitor.

Supv Berube stated what I noticed along the residential side of Cat Brier is all that area, for whatever reason where there is no sod and maybe because the guys do not run over it with the lawnmowers, it is covered up with leaves. I cannot believe that the trees leaves are covering all that sod. Either someone is blowing it there, throwing it there or its never getting cut by the mowers because they do not want to run over those leaves. The leaves cannot be helping the sod situation.

Mr. Feliciano stated it is not. I drove that area today and I did not see leaves on turf there. Of course, when the trees are dropping leaves there is competition between us picking them up and the residents with their maintenance guys in there and they blow them right on the turf; so, it is a back and forth thing. Especially if we are getting leaf drop three or four times a year, it is going to happen. It is somewhat of a concern with the Jasmine as well because we need to make sure the leaves stay off the turf area. We also bounced around about some of these areas we put in Liriope grasses, and Mr. MacCubbin agreed with that as well. We can break up in portions, but you are going to continue to have the leaf drop due to the amount of trees out here.

Supv Berube stated living with Sycamores in front of my house I understand the root problem. Before we put anything on those areas should we have the roots ground.

Mr. Feliciano stated you can shave the roots, but they are going to grow back unfortunately.

Supv Kassel stated and it weakens the tree. They Sycamores are already having problems.

Supv Berube stated I can tell you, you can do a significant amount of root removal and it does not bother the tree, because I did it in front of my house.

Mr. Feliciano stated it is just unfortunate that you have these trees planted in the wrong place. They are just in small compact places.

Supv Kramer asked could you give us a proposal at the next meeting for those areas along Cat Brier that are in the shade area?

Mr. Feliciano responded yes.

Supv Kramer stated we keep talking about and kicking the can down the road.

Supv Berube asked is there such a thing as shade tolerant sod?

Mr. Feliciano responded you do, you have Seville. Seville is shade tolerant sod, but it only lasts for so long, especially, when you have very little sunlight hitting those areas. Seville will fade on you and you are going to end up getting more sod web worms in those areas and you will get more funguses because of the shade. One of the things you do not want to inherit is brown patch especially in shady areas. Brown patch is a fungus where you can walk through it and spread it to any turf you walk into so now you are going to have that issue with homeowners because they are going back and forth.

Supv Berube stated so that is the only choice and it is a bad choice for sod.

Mr. Feliciano stated in those areas I would not even recommend Seville there.

Supv Kramer stated for the inside tree trimming we did speak with Mr. MacCubbin about trying to coordinate with the homeowners. Is there is a possibility, I would be glad to work with you on trying to find a way to evaluate which ones maybe close to the homes and trying to work with the homeowners on getting the proper permissions and everything.

Mr. Feliciano asked on the tree trimming?

Supv Kramer responded yes.

Supv Kassel stated I had a question, in his report, he was saying something about 10-feet and 15-feet in regard to tree trimming.

Supv Berube stated some of the commentary in his report is spot on, especially, talking about in Town Square where we suspect the trees there were planted with the burlap bag in the ground and you have root balling. He was right on the money because five, six, seven years ago somebody dug up stuff at Town Square when they were doing construction and guess what, when they dug around the trees every single tree still had the burlap bag around it.

Supv Kramer stated it is not just there it is a lot of other areas too.

Mr. Feliciano stated we looked at an area that had all Magnolias in the center of the median and the first thing he said was that that was the problem.

Supv Berube asked can you go back, excavate gently and cut the burlap bag to free it?

Mr. Feliciano responded unfortunately you cannot. You are disturbing the root system of the trees and have to cut some of the roots. The thing with burlap is you fold it

back and if they are using the right burlap it will generally get through the burlap. What happens though is if you have trees that are in baskets which are steel baskets that the majority of trees come in, they do not remove the baskets because they assume the roots are going to go through the basket and they do not. The other thing is pots, when you buy trees that are in pots, if they are pot bound that means the root system is just twisting around and if you do not break apart the root system when you install it in the ground you have got a pretty much pot bound tree that you are installing. What happened with a lot of the Magnolias that I pointed out, Mr. MacCubbin dug down and agreed they were pot bound when they went in, so it is stunting the growth. Some of the White Oaks along Cupseed, same thing there. That is why they can go in roughly at the same time but some are so small and get weak and that is when the borers get ahold of them; insects only attack when something is weak and that is what is happening.

Supv Kassel stated to Supervisors Kramer's point about the tree trimming, in his report on page five, it says have tree limbs trimmed 10-feet over sidewalks and 15-feet over streets. I am not sure what that means, but it occurred to me that 10-feet over sidewalks goes over people's property.

Supv Kramer stated it is the height.

Supv Kassel stated okay, thank you.

Supv Kramer stated he did go into quite a discussion that if we could, in this tree trimming on the inside and outside properties, if we could work with the homeowners to pull those back from the houses it could be done in such a way that each subsequent tree trimming you would not have to deal with the homeowner, you could just keep that in that plane and not have to come back and try again. You can keep it where it is never interfering with the houses in the future and get rid of the constant friction we have with some of the homeowners doing inappropriate trimming.

Mr. Feliciano stated he is right. We are doing a very large condo association in Lake Mary and what we are doing is pulling the trees between five and eight feet back away from the buildings versus letting the homeowners go hire someone to do it and they are cutting back 20-feet away from the buildings. You unbalance the tree when you do that, obviously with Harmony it is going to be a little more difficult because you have a lot of older established trees, especially on Cat Brier where the majority of the Live Oaks are.

Supv Berube stated if you are pulling five to eight feet back from the building, you are cutting above private property.

Mr. Feliciano stated fortunate for us they are not touching it yet; they are a few inches over it. Anything that is over the building itself we do not have issues with that. That will be a liability issue with your case because now we are over the top of someone's home so if anything happens obviously Servello will be responsible as well as the CDD.

Supv Kramer stated that is why we want to work closely and work closely with the homeowners to get them to sign over a liability waiver so that we can do this tree trimming, get it back and accomplish a situation where we do not have this in the future.

Mr. Feliciano stated it would be more of a consent thing, yes. It also could be an additional expense because of the height we are talking about on some of these trees, you are talking about different machines to get into these compact areas. I do not think the homeowners are going to have an issue with it because they do not want to pay for it themselves.

Supv Kramer stated right. If we can get that done there may be a couple of isolated incidents where we need to look at different type of tree trimming but then we can identify and isolate those and work with those.

Mr. Feliciano stated you are talking about machines and you are also talking about spikes, we have to spike it to bring it down. It is going to be very time consuming as well because you are talking about roping pieces and sections down at a time because you do not want anything to fall on the home.

Supv Kramer stated we would have to look at those on specific. If you do not mind I will work with you on figuring out how we can get the best result for both the CDD and the homeowners.

Supv Berube asked Supervisor Kramer is it your intent to do all the trees inside and outside?

Supv Kramer responded right now the contract is for the ones inside.

Supv Berube stated I understand that but now we are talking about extra to go trimming toward the house side separately from the existing contract.

Mr. Feliciano stated my understanding is we are talking about what is in the contract, which is along the boulevard, we are not talking about inside the community.

That is completely different because inside the community is not contracted that is an additional expense.

Supv Kramer asked what is the \$22,000.00 contract that we have with you now?

Mr. Feliciano responded the \$22,000.00 contract is to lift and thin the trees up throughout the community.

Supv Kramer stated what I would like to do is evaluate and see, Because I do not think, there are some like the Sycamores are not as damaging, they seem to be up higher and not ...

Supv Berube stated my question concerned only going from the house to the tree. I understand the contract for the outside and the separate contract for inside, but now there is a new conversation here where we are talking about going from the tree towards people's property.

Mr. Feliciano asked inside the community?

Supv Berube responded both inside and outside. You are going to cut them all right?

Mr. Feliciano responded yes, well let us evaluate that first. Again, that would be an additional expense.

Supv Berube stated I am not saying it should be free, I just want to know if we are going to do them all if we are going to do this.

Supv Kramer stated I think eventually we should.

Supv Berube stated I am not arguing with that.

Mr. Feliciano stated I do not think you really, inside the community again we are going to have to evaluate that together as a group. I do not really think you have that many inside your communities.

Supv Kramer stated I do not think there are as many conflicts with the homes.

Mr. Feliciano stated I think your concern is on the boulevard; that is where your major concerns are with Schoolhouse and Cat Brier.

Supv Kassel stated and Five Oaks probably.

Supv Berube stated drive down Beargrass, there are some big trees and they are going over the houses.

Supv Kramer stated but again, if they go up and over the houses, we are not hearing from those homeowners, they are not concerned. The ones we are concerned about are the ones where the branches are brushing against their balconies and roofs.

Mr. Feliciano stated I would say that too, you are only going to be concerned with anything touching a house. If it is over the home, the tree is already established and is not going to grow back down.

Supv Berube stated you two are going to coordinate on something from house to tree and cleaning all of this up.

Mr. Feliciano stated yes.

**ii. Insecticide Treatment for Sycamores**

Supv Kramer stated we have a report on the insecticide for the sycamores.

Mr. Feliciano stated I emailed Mr. MacCubbin and he suggested that we do all this Sycamore trees. I think I emailed you back on that.

Supv Kramer stated because of the spread.

Mr. Feliciano stated yes, he did suggest that, and it is going to be around the base of the tree. Obviously, we will put signs up to let homeowners know that insecticide was applied.

Supv Berube stated this is going to stop the lollipops from sticking to my car.

Supv Kramer stated yes. It is really messy, and the trees are really showing some stress.

Supv Berube stated there is a lot of sugar that comes off of those trees.

Supv Kramer stated that is a proposal we have before us for \$5,820.00

On MOTION by Supv Kassel seconded by Supv Berube, with all in favor, the Servello proposal for insecticide treatments for Sycamores in the amount of \$5,820.00 was approved.
---

Supv Berube asked what is the time frame on this?

Mr. Feliciano responded I will ask (inaudible). He would know. I will let you know when we have a date.

Supv Berube asked is it weather dependent?

Mr. Feliciano responded we do not want to apply it when we are getting a lot of

rain that day.

Supv Berube stated no I mean the heat.

Mr. Feliciano stated generally you want to apply it probably two hours before a rainfall so it has time to soak in and dry.

Supv Berube stated I was thinking time of year.

Mr. Feliciano stated obviously we would probably want a blast email or something on Facebook saying around this time frame Servello will be treating all the Sycamore trees in the community.

Supv Berube asked do we still have a budget line item of enough to cover this or are we just going to exceed it?

Supv Kramer responded I figured we would wait until the end of the year and balance it out.

Supv Berube stated I am supposed to ask the question, where are we getting the money from. I know where we are getting the money from.

Supv Kramer stated we have about \$1.4 million in reserves. The cost is a small price to pay to preserve our trees.

### **iii. Tree Report – Proposal**

Supv Kramer stated we also have an additional tree report, a proposal on some trees where we have bare trees and some stressed trees that need to be replaced on Town Center.

Mr. Feliciano stated that is the roundabout.

Supv Kassel stated Cat Brier and Schoolhouse and then also Cupseed.

Mr. Feliciano stated the one in Town Center he suggested in his report right now just trimming all the dead up. That is not on the proposal.

Supv Kassel read from proposal regarding Town Square.

Mr. Feliciano stated that is trimming the dead out of those (on Town Square) at no additional expense for Harmony CDD.

Supv Kassel stated this is not only for removal but for reinstalling ...

Supv Kramer stated Southern Magnolia in place of Laurel Oaks.

Mr. Feliciano stated we are talking about the roundabout at Cat Brier and Schoolhouse facing Lakeshore Park. In that roundabout you have Laurel Oaks in there, a couple of them I think are dead and one is dying out.

Supv Kramer stated one is really bad and the others are going to be going. I do not know that this is as critical as Cupseed. The Cupseed ones and the borers and the problem is the borers are reproducing in these trees and if we do not get them out it is going to spread. So if you wanted to split it, that would be my recommendation.

Supv Kassel stated I do not know that we need to but my question about this proposal is the first line says removal dead/dying Laurel Oaks, includes stump grinding. Then it says Southern Magnolia, but it does not say whether that is removal or installation.

Mr. Feliciano stated installation, I apologize.

Supv Kassel stated it does not say that with the Ilex or the Coontie palm. it does say for the Cupseed one removal of Red Oaks, install 2-inch caliper Live Oaks. I just wanted to clarify that and now it is in public record.

Supv Kassel MOVED to approve the Servello proposal and Supv Kramer seconded the motion.
--

Supv Kramer asked any discussion?

Supv Leet stated we talked about the relative urgency of Cupseed versus the Cat Brier roundabout.

Supv Berube stated when I saw this proposal I went back to the report and it seemed to me in Mr MacCubbins report there was a whole lot more tree work, tree replacements and what not and I was wondering why this proposal got picked out for these particular things. I did not quite understand it.

Mr. Feliciano stated your Laurel Oaks in that area are fading fast. A number of the other trees that we talked about was your Drake Elms throughout the community, they have canker spots on them, they are just dying out throughout the community; they really should have installed Winged Elm which is a hardier Elm tree. They are smaller and stay more compact. Sooner or later you are going to have to address the Drake Elms throughout the community because they are dying off.

Supervisor Kramer stated they are in bad shape.

Mr. Feliciano stated yes, they are in very bad shape.

Supv Kramer stated I would almost, I have been looking at the Laurel Oaks and I have had Laurel Oaks before and although I know they will fade and the one that is in pretty bad shape we should probably go ahead and take out the one. I do not know that I would take the other four out right now. I would almost recommend removing all but the one; I mean taking them out of the proposal. All of the work done at Cat Brier and Schoolhouse, the actual roundabout does not look bad right now except for the one that is dying and needs to be removed.

Mr. Feliciano stated what I can do depending on where that Laurel oak is sitting, if it is inside the Coontie palms at this time until the other ones fade I can just submit a proposal to flush cut that one, limit the expense, not do a stump grinding at this time because the Coontie palms are going to cover up the stump and then we can leave the other four for right now and just know that you are going to have an expense there in the future

Supv Berube stated I hate to pull out any tree that is still alive. It is one thing when a tree goes dead, it has to go without a doubt, but to say a tree is declining, we have heard declining trees here for five and ten years and they are still alive and turning green.

Supv Kassel asked do we need to wait for a new proposal, or can we just approve this proposal removing the removal of the dying Laurel Oaks and retaining the live ones? In other words, it is a reduction.

Mr. Feliciano stated your price could go down because each tree is a different price.

Supv Berube stated or we get a new proposal.

Supv Kassel rescinded the prior motion.

Supv Kramer stated because the borers are in those trees on Cupseed and they are going to reproduce and spread throughout the community, if we do not get those out I would make a motion to approve the Cupseed portion of this proposal so it would be a total of \$2,180.00.

Mr. Feliciano stated you may want to add \$400; I will remove the tree at \$400 for the one tree without even looking at it.

ON MOTION by Supv Leet seconded by Supv Kassel, with all in favor, the Cupseed portion of the Servello proposal plus the removal of the Laurel Oak in the total amount of \$2,580.00 was approved.

Mr. Feliciano stated we are still going to remove those dead limbs out of the other trees at no cost.

Supv Kramer asked so you are going to bring back a proposal on those Drake Elms for the next meeting?

Mr. Feliciano responded yes.

Supv Berube stated speaking of dead trees, this week there was one reported over in Ashley Park that was leaning over. I did not go back to look, did that get yanked?

Mr. Feliciano responded there was a proposal submitted for it.

Supv Kramer stated there was a proposal submitted but I do not know if OUC has come out to look at it yet.

Mr. van der Snel stated they require two days to respond.

Supv Kramer stated I think that is going to be handled. It would be sweet if OUC did it for nothing, but we will see what they have to say.

Mr. Feliciano stated with the weather it may be down.

Supv Kramer asked any other questions of Servello?

Supv Leet responded with Corey with the irrigation, I worked with Mr. van der Snel some and we have set up a computer that should be able to run the old existing Maxicom software. I was still working on it today and I need to get in touch with Corey to make sure he can log in and everything. I still have a little bit work left to do with getting it running but I think we have everything in place for you guys to manage that remotely.

Mr. Feliciano stated Mr. van der Snel includes me on emails, if you do not mind including me on those too.

## **NINTH ORDER OF BUSINESS**

## **Staff Reports**

Mr. Hamstra stated I have some quick updates.

- A. District Engineer**
  - i. Dog Park**

Mr. Hamstra stated the first one is the dog park; the revised site plan has been resubmitted. It had a little bit of a hiccup because Mr. Steve Boyd was your point of contact and we had to change that to Pegasus, which Mr. Perez signed the forms, thank you Ms. Montagna, but I also have to have the new chairman and a new point of contact to update their database. I will send you both the forms to fill out properly and get them signed. Coordinating with Mr. Van der Snel and he has touched base with TOHO Water Authority, he will take it as far as he can and then he will turn it over to us to revise some engineering response for the water line connection to bring the water into the dog park.

**ii. Five Oaks Drive Crosswalk**

Mr. Hamstra stated for Five Oaks Drive crosswalk, as you have all noticed the county had fixed the ...

Supv Kassel interjected are we sure that is not Schoolhouse and Dark Sky?

Supv Berube responded no it is Five Oaks.

Mr. Hamstra continued at the Five Oaks crosswalk, the county had done the fix, it works well, when I went out there I noticed they had to take up one piece of the ramp that we agreed to fix meaning the CDD. I have reached out to KoPac at least three times and I left them a voice message, I got an email when I was driving here, they want to meet me at the additional area, I have given them the dimension how big and wide, and they want to meet to give you all a revised proposal to finish the concrete work. As soon as I get it I will forward it to the Board.

**iii. Cherry Hill Rear Yard Swale Repairs**

Mr. Hamstra stated the one at 3136, Mr. van der Snel is dealing with the pool contractor before he pulls out, I think he will fix it.

Mr. van der Snel stated he is good.

Mr. Hamstra stated the one that is a little bit more sensitive is the one at 3170 Dark Sky Drive. We are drafting a letter for Mr. Qualls and Mr. LaNasa to look at before we give it to the homeowner to basically tell him he is going to have to fix this swale so his neighbors to the south does not have ponding water in his backyard all the time. Afterwards, we will try to fix the agreements for future pool installations that puts a little more burden on the contractor to make sure they clean up their mess before they pull out.

Supv Berube stated to that point, if you could detail whatever homes, because there are a lot of pools going in, if you could give me the addresses that will be affected by rear drainage, I can give that to the HROA and we can note all of those files for any work going on in the rear to stay away from the swales. In other words, they will not get permitted for any rear yard work without a detailed drawing with approval from this Board. If you will give me those addresses, we will get those files noted.

Mr. Hamstra stated I can do that.

Supv Kramer stated that would be great. We need to consider going forward, because right now we are just relying on the goodwill of the contractor to do the right thing. We might want to consider either a bond or some sort of deposit that they put down that we could work against in case they do leave some damaged area.

Supv Berube stated once the final is flagged for no real work then we can figure out what is going on. Stopping the work gets the owners attention and the right way to do that is the HROA because those are the folks that get their request for changes. We can flag all of those files.

Mr. Hamstra stated I will get you the list.

Supv Kramer stated it might be good to work together. The other thing would be to go to the County when they get a building permit too. We will try different routes and hopefully that will resolve these problems.

Mr. Hamstra stated the second to last item is neighborhoods C1 and C2 for the milling and resurfacing the alleyways. I went out there Saturday and walked all of the alleyways to confirm the storm water infrastructure in the event we need less feet in between the existing inlets if it is too far to run to get that water to the proper location. Our next step then is to quantify the amount of area to be milled and resurfaced, develop some specs, and then start soliciting three bids from qualified paving contractors, not just anybody, to make sure it is done right.

Supv Leet stated I think this might be related to the issue, someone has dialed in requesting to speak however we are having audio issues and I could try muting us and see if they are able to speak, but I am not sure.

Supervisor Kramer stated unfortunately they need to be in audience comments.

Supv Berube stated as you are aware, I sent you a bunch of pictures our puddling areas and a number of those are right at alley and public road interfaces. I do not know if

you have had time to get with the County yet but some of them may be in the area here. I guess we could coordinate if we paved the alleys with the County to get that area fixed where there is puddling.

Mr. Hamstra stated Jeremy made it sound like if we pointed out other areas, he would coordinate with his public works roads and bridges division to address those. I took your pictures, some of what I saw a couple of weeks ago, and of course I know there are many others, Mr. van der Snel Is going to give me a drive by in the neighborhood and kind of point out the bad ones as well and we will just give them a big bucket list and see how we can get them scheduled on their end.

Supv Berube stated if they fix them now ahead of the alley paving then we are ahead. it is just a matter of coordinating it all if we are going to start digging things up.

Supv Kramer stated I think you were going to touch base with them on their road paving

Mr. Hamstra stated to see what their cycle is for the different streets.

Supv Kramer stated if it is close then we can maybe coordinate so we are not tripping over each other.

Mr. Hamstra stated Arrow Paving Services, who fixed the sidewalk associated with the Brownies repairs, has submitted a change order in the amount of \$2,500 and change above their low bid. Why they built a sidewalk at 7- or 8-inches thick is beyond me because sidewalks are always 4-inches thick and to notify you after the work was done is not appropriate. I cannot support the board paying the \$2,500 and change, change order. I hate to impact the contractor but if he was more diligent on notifying you in advance and explaining why he was pouring double the concrete for a sidewalk maybe I could support some partial but I cannot recommend that you guys pay.

Supv Berube stated when he dug it up he knew.

Mr. Hamstra stated bring in some dirt it is a lot cheaper than concrete. He did pour 4% more surface area which equates to \$300 but I cannot justify the \$2,500 and change.

Supervisor Berube stated to your last comment you are going to have a commentary with him.

Ms. Montagna stated I will relay Mr. Hamstra's sentiments back to the contractor and tell them the Board cannot approve this and here is the process. You should have come before.

Supv Berube stated I just do not want to leave it dangling.

Ms. Montagna stated we will wrap it up.

**B. District Attorney**  
**i. District Counsel Report**

**a. Servello Ratification – Resolution 2021-08**

Supv Kramer stated the Servello ratification, we got that at the last meeting we chose to extend them for one more year and we drafted a ratification and continuance Resolution 2021-08. Do you want to do that today or do you want to hold off for another month and see how they do?

Supv Berube responded I do not have any problem with ratifying except that we put the irrigation addendum in here and it looks like we are going to go beyond the six-month test period for another whole year with irrigation.

Mr. Qualls stated you approved that last month.

Supv Berube stated we approved the irrigation to run through this fiscal year.

Supv Kramer stated we will table to next month.

Supv Berube stated I would be fine with approving it short the irrigation addendum.

**e. Demand Letter for Damaged Tree at Cat Brier**

Mr. Qualls stated I am not asking for any action as you have already approved the letter on the tree that was chopped down. We are working on the management issues.

Supv Berube asked what letter on the tree that was chopped down?

Mr. Qualls stated the property owner that cut off half of his tree. You already talked about

Supv Berube asked you are sending him a letter; can we see it?

Mr. Qualls responded yes, you all have already directed us to send a letter, but what the letter says is that he needs to pay for the cost of replacing the tree, not kind for

kind because that is way too expensive, but a smaller tree, Mr. Feliciano recommended a 5 inch caliper tree was recommended.

Supv Kramer stated that there will be additional expense in taking down the existing tree and replacing it with the maximum size tree that can be placed in that existing location.

Mr. Qualls stated that if that was not the Board's direction, then the Board should let me know.

Supv Berube commented I know we discussed sending the letter two meetings back, but normally before you send the letter the Board sees it. Almost everything you do is shown to the Board. I am not criticizing you and I know you thought you had direction.

Mr. Qualls stated then we can do this, the letter has been seen by the Chair and we went back and forth on it, but what we can do is I will email it out to everyone before we send it to the landowner, but what we are doing to me is eminently fair because he has essentially impacted that tree adversely and rather than charge him kind to kind, my understanding is that he had already offered to pay for half of a replacement tree but that does not make a lot of sense and that does not set a good precedence so we are asking that he pay for the new tree although not kind for kind.

**c. Discussion of District Vehicle, Inland Marine/Mobile Equipment and Watercraft Insurance**

Supv Kramer stated it turns out that the insurance that we have will cover the vehicles even though they are being driven by Inframark employees.

Mr. Qualls stated the inland marine/mobile classification which is like golf carts and mules and also vessels, your insurance now protects you when you give a third-party permission to drive those vehicles. I spoke with Ms. Montagna, I left a message with Mr. Tarase and I do not want to speak for Inframark, I have not seen their insurance, but Ms. Montagna had indicated Inframark is covered under a separate policy.

Ms. Montagna stated she said Inframark legal sent this out, we are covered since our auto coverage runs with the driver not the vehicle. I let them know it is one truck and then ATV/mobile mule units.

Supv Berube stated that insurance policy should have already been in effect.

Mr. Qualls stated it is.

Supv Kramer stated we have 6 minutes.

**d. Discussion of HROA Termination Management of Community Garden/Storage Lot**

Mr. Qualls stated in my understanding is the management by the HROA is ending and I take it, unless there are objections, We need to prepare new agreements for the RV owners and do everything entailed with that and turn that over to your professionals. I will work with Mr. Hamstra and Ms Montagna and make sure we do that right.

Ms. Montagna stated we did speak with the gentleman who currently does it, he wants out. We made sure the scope is what matches the current agreement, it is not that much of what he does. We will get with Gerhard and onsite staff will pick that up.

Supv Berube stated the most complicated piece is collecting the sales tax.

Ms. Montagna stated correct, apparently, he collects it, turns it into a cashier's check and that is what we get every month and then it gets deposited into Harmony's account.

Supv Berube stated no, the sales tax gets submitted to the state.

Ms. Montagna stated at the leasing fees come to us and he sends the other to the state.

**b. Chapco Fence Contract Amendments**

No discussion.

**C. Field Manager**

**i. Field Manager's Report**

No discussion.

**ii. Boat User Report**

No discussion.

**iii. Proposals**

**a. Bass Pro – Bass Buggy 16XL\_50ELPT**

**b. Bass Pro – Bass Buggy 16XL\_20ELPT**

**c. Sun Tracker – Bass Buggy 40 HP**

Mr. van der Snel stated the only thing I have is for the rescue boat I thought it was a good idea to have a BassBuggy, 16-foot. I got some prices from Bass Pro Shops and

unfortunately the prices have gone up and are really far out, however the used boating market is flooded, it is not working out. Inframark has been looking for a boat.

Supv Kramer stated another pontoon boat or bass buggy as you call it will not suffice for a rescue boat, try pulling a 250-pound unconscious man up on to that sucker. I will be more than happy to work with you all on finding an acceptable boat that will work;, but really for a rescue boat you need basically a towing boat or a work boat. If we need to do something in the meantime, we can work out maybe using one of the other boats in the interim, but a pontoon boat will not work for rescues.

Ms. Montagna stated no, a pontoon boat won't, we checked with our safety because we were looking at the ones that were recommended by the board and a true rescue boat is actually an inflatable boat.

Supv Kramer interjected it can be an inflatable or it can be a work type boat.

Ms. Montagna continued it is basically no seating and a center console, so you have enough space

Supv Kramer interjected it is nice and flat

Ms. Montagna continued so you can throw people in there.

## **TENTH ORDER OF BUSINESS**

## **District Manager's Report**

### **A. Meeting Schedule for FY 2022**

Ms Montagna's stated all I really need you to do is approve your meeting schedule.

Supv Leet MOVED to approve the FY 2022 meeting schedule.
--

Supv Berube stated there is no location on the meeting schedule.

Ms. Montagna stated You will have that next meeting, we have a list of places and we are still working through it and now that COVID is back in full force there are going to be some more issues; some of those places have actually called back to say it is not available. We will have to work through that, but you will have a list of options at your next meeting and that is the last meeting you can have here.

Ms. Kassel seconded the motion, with all in favor, the FY 2022 meeting schedule was approved.

**B. Facilities Usage Applications**

There being none, the next item followed.

**C. Update on John Warner Reimbursement**

Ms. Montagna stated the John Warner reimbursement has been settled. He had applied for non-resident usage, when the check was sent back to him, they could not get ahold of him and thought it was sent to the wrong John Warner and it was not. He got his check back and when we called him to send it back, he said no I just want to cancel anyway.

Supv Kramer stated he said it was too hard to get the boats.

Ms. Montagna stated he gave a list of things; it was not what he thought it was basically.

**ELEVENTH ORDER OF BUSINESS**

**Supv s' Requests**

Supv Kramer asked does anybody have any requests?

Supv Kassel responded I do not know that we have time for it now, but I wanted to discuss Mr. Farnsworth's request for having published minutes of workshops.

Ms. Montagna stated Mr. Qualls can chime in on that, it is up to you at the end of the day, but typically any district I have ever had to deal with, we do not do minutes for workshops, but again that is a Board decision.

Supv Berube stated Mr. Farnsworth's anger is directed at the fact that historically we always did and for this particular one there was none taken. His deal is we have set a precedent for years everything had minutes and this time you did not do it and he is focused on that.

Supv Kramer asked is it required by Statute and the Sunshine Law to have minutes.

Mr. Qualls responded it is a term of art, but you do have minutes, that is what he passed out. They are short but you do have minutes. There is no legal requirement to have a transcript; in many meetings if you want a transcript you bring your own court reporter. What I will say is, on the public record side, you are not required to reformat the records, you are just required to turn the record over in the format in which you keep

it. You have the recording and you have the shorthand minutes and I believe that meets legal muster and they have been provided. I am happy to and I have talked to Supv Farnsworth, that is a policy decision just as your Manager said, not a legal requirement.

Supv Kramer stated we did not have verbatim minutes at the time the workshop was held so the minutes that we did approve tonight would suffice. We now have a policy to do verbatim minutes so I would suggest that prior to our next workshop we make a decision.

Supv Berube stated there is only one guy who cares.

Supv Kramer stated I do not know, but there is only one guy who has spoken up.

Supv Kassel stated the one guy ...

Supv Berube interjected the one guy who cares enough to have spoken up made an issue of it.

Supv Kassel continued yes, but we do want to be transparent.

Supv Berube stated I understand.

Supv Kramer stated I think we have made a serious effort on transparency with broadcasting the meetings and also by having the near verbatim minutes now for our meetings. I think going forward we need to deal with that when we set the next workshop.

Supv Kramer asked any other Supv Requests?

Supv Leet responded for the recording, it seems people were able to hear fine, there is an issue where people calling in were not getting the audio played back. I am going to spend a couple of minutes with Dan and see if I can figure that out, otherwise, we should have it working by the next meeting.

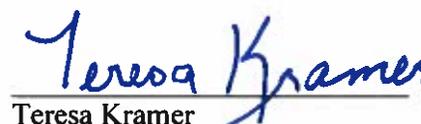
**TWELFTH ORDER OF BUSINESS**

**Adjournment**

There being no further business,

On MOTION by Supv Leet seconded by Supv Berube, with all in favor, the meeting was adjourned. (4-0)

  
\_\_\_\_\_  
Angel Montagna  
Assistant Secretary/Secretary

  
\_\_\_\_\_  
Teresa Kramer  
Chair