

**SUN ‘N LAKE OF SEBRING IMPROVEMENT DISTRICT  
BOARD OF SUPERVISORS  
REGULAR MEETING  
Friday, April 26, 2019  
MINUTES**

The Regular meeting of the Board of Supervisors of Sun ‘n Lake of Sebring Improvement District was held Friday, April 26, 2019, at the Community Center, 3500 Edgewater Drive, Sebring, FL 33872.

The meeting was called to order at 9:00 a.m. by President Branson.

**SUPERVISORS PRESENT:**

Mr. Joseph Branson, President  
Mr. William Stegall, Vice-President  
Mr. Michael Gilpin  
Mr. Raymond Brooks  
Mr. Neal Hotelling

The General Manager, Tanya Cannady; Board Secretary, Chrissy Hardman; Omar DeJesus, Finance Director; Ariel Starling, Community Services Director; Michael Hurley, Facilities & Security Director; Cliff Easum, Billy Casper Golf; Drew Jones, Polston Engineering and District Attorney, David Schumacher were present; there were approximately 22 people in attendance.

1. Call to order-9:00 a.m.
2. Pledge of Allegiance
3. Announcements:
  - a. Next regular meeting is scheduled for Friday, May 10, 2019, at 9:00 a.m. at the Community Center, 3500 Edgewater Drive, Sebring, FL 33872.
  - b. Please silence or turn off your cell phones.

4. **Consent Agenda**

Minutes of the Board of Supervisors' Regular meeting held Friday, April 12, 2019.

Supervisor Gilpin moved to approve, Supervisor Brooks provided the second.

With no board or public comment, the motion was put to board vote.

Roll Call: Supervisor Stegall- Y; Supervisor Brooks- Y; Supervisor Gilpin- Y; Supervisor Hotelling- Y; President Branson- Y

**With a vote of 5-0, the motion to approve the Consent Agenda passes.**

5. **Action Agenda**

- a. Resolution No. 2019-04/26-16: A resolution of the Sun 'n Lake of Sebring Improvement District to obtain road resurfacing services by piggybacking on an agreement between Excavation Point and the City of Sebring dated March 1, 2019. Supervisor Stegall moved to approve, Supervisor Hotelling provided the second. Ms. Cannady announced management's recommendation is to a schedule of 2.59 miles of road as part of the District's road paving program. Besides this request, there is also the need to complete the asphalt for the Maintenance facility. Management advocates a "piggyback" off the contract between the city of Sebring and Excavation Point. The vendor has agreed to honor the same rates as given to the city of Sebring. Total cost for the project is \$287,790 which has come in under the approved budget of \$350,000 to which she gave Mr. Jones the floor. He pointed out how some revisions were made since the previous discussion with the board, specifically, concerning Orduna Drive. The reason costs came in lower is that the initial idea of which they approved the budget would have been for a "full re-build on Orduna". Management consulted a contractor who came on-site to assess the area and whom agreed it would be better to perform "a leveling course" to smooth out the road. The final portion of this work will be to conduct a "finished course overlay" which will spread out the road more, increasing structural value. Pricing includes the work to pave (approximately) 15 feet to 20 feet into each intersection.

This work is necessary because in that zone the roads are damaged by garbage trucks and a variety of other larger vehicles. Supervisor Hotelling referenced previous discussions concerning the curb and asked if this new work will be reinforced via rumble strips similar to what has been done on Ortega Road (off of Schumacher Drive) to which Mr. Jones replied it has not been included in the pricing options which he presumed would not be too exorbitant. President Branson concurred with Mr. Jones' suggestion to which Supervisor Stegall voiced his approval. Mr. Schumacher agreed they can present the additional work as a change order for anything over \$10,000; otherwise, it can be approved as needed. Supervisor Stegall referenced the cost savings of (approximately) \$60,000, then asked if they can apply funding to additional projects to which Mr. Jones answered operations is still considering a few objectives. They need repair work in the lesser populated areas of the District, besides Orion Drive. Operations is unsure if the contractor can include this extra work in the current fiscal year to which Supervisor Brooks pointed out how there is a strong chance that for the upcoming budget, the board will approve \$350,000. Supervisor Hotelling mentioned if they push it back until next year, pricing might increase to which Mr. Jones elaborated how his statement was a reasonable assumption. He informed him that sometimes there is a 3 year to 5 year renewal period (such as with Avon Park); comparatively, pricing for materials increases which leads to the contractor raising their prices. Supervisor Brooks asked for a clarification on the scope of work to be performed on Orduna Drive (\$20,000) to which Mr. Jones answered prior to any roadwork, they identified two culverts with leaks (or settling). The idea is to make the repairs before paving to which Supervisor Brooks asked if it is proper to account for the expense in this fund. Mr. Jones said the idea was to count it in the road's departmental budget to which Supervisor Brooks voiced his preference for them to track it in the Drainage fund. Ms. Cannady inquired what the estimated price is for culvert work to which Mr. Jones replied (approximately) \$20,000. She agreed to return to the board with a budget amendment to which Supervisor Brooks remarked the estimate was \$19,800.

Supervisor Stegall affirmed how he desires for roadways in the District to improve and reminded the board of Mr. Jones' priority list. He asked if applying \$20,000 as mentioned would cause complications for the operation to which Mr. Hurley replied that was not the case. President Branson called for public comment.

**Bill Norcross-** Said there is a problem on Woods-n-Irons Street because of the asphalt crumbling along the edges of the roadway. He noted Mr. Hurley has filled in some potholes and his recommendation is to widen the street (by one foot). He voiced his appreciation for the District's initiative to fix roads and concurred with Supervisor Brooks.

With no further board or public comment, the motion was put to board vote.

Roll Call: Supervisor Brooks- Y; Supervisor Gilpin- Y; Supervisor Hotelling- Y; Supervisor Stegall- Y; President Branson- Y

**With a vote of 5-0, the motion to approve the resolution passes.**

- b.** Resolution No. 2019-04/26-17: A resolution of the Sun 'n Lake of Sebring Improvement District to award the Heartland Plaza Water Meter installation project to Dalyn Real Estate Development Corp. for \$13,500.

Supervisor Gilpin moved to approve, Supervisor Brooks provided the second. Ms. Cannady reviewed the details concerning the resolution and explained how the water meter installed has been submerged resulting in its malfunction. The idea is to remove the meter so the area can undergo reconstruction. She gave the floor to Mr. Jones to which he elaborated when Heartland Plaza was originally constructed in the 1980s; they placed the water meter underground because it was a common practice. The water meter is larger than usual because of fire hydrants within the plaza running off it. Current standards require there be a "double check valve" installed above ground which means they must bring any work performed on the meters up to the Florida Department of Environmental Protection standards.

To further complicate the matter, they located the vault below the water table which means during the “rainy season” the entire meter becomes submerged on a yearly basis. This led staff to make the current request; subsequently, upon further inspection, it was clear there needed to be a full replacement. Supervisor Gilpin voiced his understanding of the resolution to which Supervisors Stegall and Hotelling were also in accordance.

With no further board or public comment, the motion was put to board vote.

Roll Call: Supervisor Gilpin- Y; Supervisor Hotelling- Y; Supervisor Stegall- Y; Supervisor Brooks- Y; President Branson- Y

**With a vote of 5-0, the motion to approve the resolution passes.**

c. Discussion: Policy Manual updates

Ms. Cannady stated every 12 to 18 months, they review the District’s policy manual for revisions of which she would review this year’s recommendations (page by page): Page 5- District calendar, the District follows the county’s holiday schedule which means they must revise the policy manual to reflect the correct wording. It currently reads, “... the Tenth Judicial Circuit”. Supervisor Hotelling referenced Page 4, informing the audience that the board already approved the revision via resolution at the previous meeting. Supervisor Stegall inquired if this policy revision is still waiting on County approval to which she replied they have submitted it to the county’s attorney. Ms. Cannady agreed to inform the board when it is placed on the agenda for the Board of County Commissioner’s meeting. Supervisor Stegall voiced his apprehension to institute the revision without receiving the approval first to which Ms. Cannady explained how these changes are for a draft version which will require board approval at a later date. She had expected the county to already have approved the change by now; however, it did not come to pass.

Ms. Cannady continued, page 21- Budget amendments, "... less than \$25,000 that are within the same fund and do not increase the fund balance reserve would require the approval of the General Manager and Finance Director"; all other budget amendments will require the consent of the board. Ms. Cannady reassured them she would advise of any budget amendments prior to adjustments which Supervisor Brooks asked if this revision was new. She confirmed to which he inquired what the cause of action for the change was. Mr. DeJesus recounted previous budget amendments submitted before the board (the prior fiscal year) because of Hurricane Irma and mentioned a gator stolen a few months ago. Each occurrence, they required him to bring budget amendments to the board for approval. He explained how these are minor day-to-day adjustments which would function more efficiently if addressed internally rather than having to wait for a board meeting. Supervisor Gilpin agreed it made sense, then requested supervisors be informed (in any case) to which Ms. Cannady agreed. Supervisor Hotelling recommended revising the verbiage to state, "it requires only the approval of the General Manager" rather than "all other budget amendments require board approval". Ms. Cannady agreed with the revision and moved on to page 42- "probationary period for newly hired employees as defined by the employee handbook". The revision is specific to the employee handbook and correcting the probationary period from "90-days" to 180 days. Additional revisions on this page are similar by referring to the employee handbook; more specifically, referencing section 31. This section relates to the District's standards for conduct (employees). Supervisor Brooks inquired what cause of action required this revision to which Ms. Cannady explained the idea was to refer to the employee handbook rather than include the wording in the statement. She agreed to provide him with a copy of the employee handbook to which Supervisor Stegall asked if the revisions are up for approval now. Ms. Cannady replied that is not the case, the information is for discussion only. She asked that should the board require additional revisions they be sent to her. Supervisor Stegall noted there are procedures included in the Policy manual of which he does not believe are being adhered to. President Branson called for public comment.

**Larry Bertetto-** Stated that upon his review of the supporting documentation, he noticed the statement, "... no employee should have any financial gain indirect or direct..." and continued to read verbatim from the document. Mr. Bertetto inquired if an employee owns a lot (or property) then sells it to another employee who in return sells it again (for profit); does the Policy manual consider that direct (or indirect) financial gain? Ms. Cannady agreed to revert to him in writing to which he alleged a board member and/or employee can remove their name from the county tax rolls. Mr. Bertetto disagreed with the ability to do so because it allows said individuals to profit from selling property in the District. He asked Ms. Cannady to follow up with him about this concern to which she asked for a clarification on the line of questioning. Mr. Bertetto restated his question to which she responded it is a public record. He disagreed to which Ms. Cannady declared in "full disclosure" that she was the employee Mr. Bertetto was alluding to. She affirmed she owns a home in the District and is granted an exception by the State of Florida concerning "confidentiality" because of her position (and her spouse's). Supervisor Stegall understood the reasoning for the exception to which Supervisor Hotelling addressed Mr. Bertetto noting it is something that is considered case by case. If staff were to use confidentiality as a means to deceive, or to further create a "conflict of interest" then there would be a problem; however, the question of anonymity is one greater than the District's authority.

Supervisor Brooks asserted his concern of the allegations made during public comment for the past three meetings. He recommended anyone proceeding to make an accusation, do so with specificity and supporting documentation. Ms. Cannady reiterated her statements to which Mr. Bertetto asked who he should present with the documentation. Supervisor Brooks replied Ms. Cannady and Mr. Schumacher with each supervisor in copy. Supervisor Gilpin extended his appreciation to Ms. Cannady for purchasing a home in the District.

**d. Discussion: Bocce and Shuffleboard**

Ms. Cannady began the conversation by reviewing the board's approval to commit to \$235,000 in the budget for Racquet Club facility improvements. The original plan comprising: 10 shuffleboard courts, lighting and shade covers was submitted to the Recreation Parks and Advisory committee (RPAC) with a request for a 75% match (\$171,805). RPAC only has \$96,000 unused in their subsidy, which resulted in her agreement to come back with a revised project (at a later date). Management is recommending a reduction to the project's scope of work. She reminded the board there is a commitment for Phase II of the project which they expect for the following fiscal year (according to the 5-Year capital plan). Phase I (if approved) would comprise 6 shuffleboard courts keeping the project's costs at \$114,705. The RPAC committee has officially requested that all special districts provide them a proposal for recreational projects expected for the future, in order to allow the committee members an expectation of how much funding is necessary. This is the first year where the county did not grant funding to RPAC, instead using the monies to balance the budget. She presented supporting documentation for a proposal of 8 shuffleboard courts, lighting, and shade covers for \$189,413 (including a 5% contingency). The original proposal was for 10 shuffleboard courts for \$235,000; however, she was not sure that moving forward with 8 shuffleboard and 2 Bocce ball courts would be possible on the west side due to space availability. Supervisor Stegall noted the option did not include lighting (or shade). The District's contribution also increased from 25% to 50% to which she explained they decided because it improved the chances of the District receiving RPAC funding. He referenced a previous "needs analysis" and asked if there was enough interest to justify moving forward with 8 shuffleboard courts to which she answered she did not have "a needs analysis"; however, a petition had been received. The quantity of courts is not a determining factor and the only comparative example is with Tanglewood and their 8 shuffleboard courts, the city of Sebring and Avon Park; additionally, some sites have cover while others do not.

She recounted how the idea is to establish groups for “group play” and also host tournaments against other communities. There is no data to support the initiative to which Supervisor Stegall asked if it would be possible to start with 6 courts then increase as necessary? She agreed to which Supervisor Hotelling stated doing so would make the “cost per court... significantly higher”. Supervisor Brooks announced he had requested the project and voiced his disappointment with the results from RPAC because there were 180 petitioners in support of the project. Supervisor Brooks believed it would be an amenity that can be offered to citizens that is not golf related and voiced his willingness to be flexible with the amount of courts. He believed 6 courts is too few but recommended 8. Supervisor Brooks affirmed if the board agrees to move forward, then it should be done right by including lighting, shade and seating (\$189,400) to which Supervisor Stegall concurred. Supervisor Brooks also recommended (since there is a pricing constraint) moving forward with the shuffleboard courts but holding off on Bocce ball or additional pickle ball courts. Ms. Cannady added fencing is included in the \$189,400 proposal to which Supervisor Stegall asked if she was confident she could receive RPAC funding for \$57,000. She replied were the board to agree to the \$189,400 option, then she would request \$90,000 for a 50% match. Supervisor Hotelling recounted how RPAC only has \$96,000 to which Supervisor Brooks suggested requesting half the budget in this fiscal year (\$45,000), then again at the start of the new fiscal year (October 2019). Supervisor Stegall reiterated how the District’s participation went from 25% to 50% to which Supervisor Gilpin said he believes shuffleboard is worth a try. Supervisor Stegall concurred with Supervisor Brooks’ mentioned point and requested management present the proposal to which President Branson concurred. Supervisor Hotelling asked if Bocce ball is available in Sebring to which his constituents informed him that Tanglewood has Petanque. Mr. Jones explained how Petanque differs slightly from Bocce, there are multiple sizes of courts but his recommendation is to stay with the proportions citizens want to play.

He has seen no Bocce courts that are full size (in Sebring) to which Supervisor Hotelling noted he was familiar with the game because he came from an Italian family. Ms. Cannady announced the next RPAC meeting will be held May 16<sup>th</sup>, and she agreed to present a proposal for 8 shuffleboard courts, lighting, fencing and shade (\$189,000) to which Supervisor Brooks asked if they should push Bocce 2 years further out and removing additional pickle ball courts. Supervisor Stegall was of the opinion the sooner they complete recreational projects, the better to which Supervisor Brooks explained pickleball courts were originally scheduled for 2021 (if needed). Supervisor Stegall suggested keeping the 5-Year Capital plan as-is to which Ms. Cannady agreed to present the Capital plan to RPAC; thus, fulfilling their request for a list of future projects.

6. Add-on item

7. Petitions and Communications

8. Staff Reports-

a. Omar DeJesus-Finance Report:

Mr. DeJesus referenced the Utility Fund Income Statement and General Fund 6 Month Comparison that he turned in to the board (prior to the start of the meeting).

**I attach hereto a copy of said documents, becoming a part of these minutes.**

He explained how the documentation provides a comparison between fiscal year 2018 end of year figures and March 2019 totals. The 2019 figures were approved as part of the Consent Agenda. He called their attention to the “right side, gray area” or assessments collected which confirmed as of March 2019, \$2.8 million has accumulated. In comparison, this was at one point \$3 million representing an (approximate) short fall of \$198,000. He reminded the board that \$180,000 of the decrease was expected because of the revisions to the assessment methodology.

For overall revenues, the District is almost at a breakeven point, or an increase of \$4,000 compared to March 2018. The FEMA reimbursement of \$185,000 has offset the assessment decrease; additionally, the District has a descending trend of \$105,000, largely attributed to the \$215,000 included in the Administration budget for March 2018. For Administration's budget \$448,000 decreased to \$253,000; a substantial difference related to FEMA reimbursements. Other departments have no apparent fluctuations and operations remain steady. He called the board's attention to the "Net Change in Fund Balance" which is in the positive (\$1,700,000) compared to last year's \$1.3 million. The contributing factor to the decrease was the \$500,000 transfer to complete the Maintenance facility. Without exceptions (projects, FEMA), the District has remained consistent. He moved onto assessments stating there are commercial clients he expects to collect from which will continue to decrease annually. The Utility fund's, "total revenues are \$16,000 higher this year" which is greatly impacted by the District's investment earnings, in addition to impact and connection fees. For expenditures, the District is currently \$273,000 higher because of the Water Plant project; however, in the previous budget you can identify when the \$514,000 was transferred to the General fund for the project; as a result, the District's Net income (as of March 2019) is \$69,000.

b. Mike Hurley- Facilities & Security Report:

Mr. Hurley announced he would present updates on current projects for the Maintenance and Utility Departments. He confirmed the completion of the remodeling for the District bathroom (located in the old Security office) which brought the bathroom facility up to ADA standards. All work that could be done "legally" using District staff was completed which includes the installation of additional speed bumps, sidewalks, drainage remediation and landscaping. Mowing is now performed using the new remote control mower; specifically, on swales which has worked well. Labor was also completed in preparation for the kitchen expansion to prepare the area for contractors. He offered to provide anyone interested a tour, and announced a citizen had walked through the concrete which will be fixed.

As for drainage, Mr. Hornick has completed three areas (on time) with inspections to confirm it was done correctly. Supervisor Stegall agreed, then announced contractors have been parking their vehicles on the grass to which Mr. Hurley replied he was aware and has notified them. Supervisor Brooks referenced the location Mr. Hurley and his crews had cleared previously (by Mr. Hornick's new properties) to which he acknowledged his awareness of the work necessary in the area. Supervisor Brooks asked if he anticipates clearing the area again soon to which Mr. Hurley affirmed.

c. Ariel Starling- Community Services Report:

Ms. Starling began her report with an update on the Easter festival's success and how it was "well attended". There was a lot of "walk-up registrations" for the Easter Egg Hunt which was set up for 4 different age groups, at different times. She is still working on the "final attendance numbers" and the festival ended at 8:00 p.m. to which President Branson asked if she had an update on the marketing initiative (WDM)? She replied Phase II is underway and anticipated to take about 30 days to complete. President Branson inquired if she is working on the District's social media pages to which she answered Marie Porter and she are posting regularly on social media forums including daily updates for special events.

d. Cliff Easum- Golf Report:

Mr. Easum reported that March financials have concluded for the end of the second quarter which depicted another successful month. The Club was (approximately) \$20,000 ahead adding to the overall lead. He affirmed, "At the end of the first half of the year we're \$99,000 above budget" which he attributed to savings in Mr. McMinn's department. He forewarned that the Club will be sending money towards the beginning of May to make up for losses in the summer. Member play is up by (approximately) 650 rounds and public play is down (approximately) 400 rounds. Food and Beverage numbers show a la carte food items have become "flat" and banquets are up by 5%. The only struggle in this department is labor and "converting" F&B "revenue from the public golfers".

Another contributing factor is in Merchandise sales (Andy Kesling's department). When Mr. Easum came to work for the Club, he noticed the pro-shop was not doing enough as far as inventory. As a result, he expanded the level of stock which has affected the overall sales "dramatically". Food and Beverage (as a department) is up with golf totals down slightly; subsequently, the decrease in memberships may be caused by health issues. For this reason enrollments are down by 16 to 18 members. He estimated the decrease will cause revenue losses of \$35,000 to \$40,000 but the Club will "rebound back a little bit" as these members return. Supervisor Gilpin mentioned he plays in a Saturday group which scheduling gave them a 1:30 p.m. start time. He asked if the Club's procedures changed and asserted his preference for 8:00 a.m. shotguns. Mr. Easum replied there is a rationale, he agreed to try to schedule the shotguns for 8:00 a.m.; however, it's hard because public players whom are not members, are unfamiliar with the surroundings which delays the start of the shotgun. Supervisor Gilpin asserted the shotgun should begin even if all the players are not ready. He voiced his disagreement with Mr. Easum's decision to continue to run the shotguns (as mentioned) to which he responded a lot of the shotguns have been scheduled for a year with an "8:30 (a.m.) contract". He agreed to move forward as Supervisor Gilpin directed but warned it is difficult to comply with his request. Supervisor Stegall asked if it is a "competitive issue" because other courses begin at 8:00 a.m., then reminded him that half the Club's revenue is from members, he should be careful because it would be unwise to anger members. These clients frequently experience being turned away from the restaurant to which Mr. Easum said he expected a discussion during the May 10<sup>th</sup> budget conversations. He is currently booking events but needs to know how to handle Saturdays. Ms. Cannady confirmed Mr. Easum will bring data for the board to review. Supervisor Brooks asked for a consensus to discuss the subject to which Supervisor Hotelling confirmed that is the plan. Supervisor Stegall reiterated his concern for frustrated members to which Supervisor Brooks said the board is expecting the golf operation to advise them, instead of doing as Mr. Easum has requested (giving him instructions).

Supervisor Hotelling concurred to which Supervisor Gilpin stated it confused him what numbers have to do with the conversation? Supervisor Hotelling mentioned it is a “balancing act” to which President Branson recounted his experience with local courses is an 8:00 a.m. shotgun.

**9. General Counsel Report:**

Mr. Schumacher reported the DFC foreclosure has now served Deutsche Bank and there are still two pending “services” for the remaining financial institutions. He anticipated having this completed by the end of the month. He confirmed emailing Chris Lyons at Lewis, Longman, Walker regarding the Tanglewood contract and 5/3<sup>rd</sup> Bank Note. If he does not have a response by the end of the day, he agreed to call him to find out costs for opinion letters. Supervisor Brook asked for information about this firm to which Mr. Schumacher provided a brief history of the firm’s previous work with the District. He reassured Supervisor Brook that Chris Lyons is a friend of John McClure, “who has extensive knowledge about special districts”.

**10. General Manager’s Report:**

Ms. Cannady began her report with notice of a communication received from the county attorney regarding the Unit 16 Zoning. Mr. Schumacher and she will meet to discuss the considerations previously presented. They have received a check from the insurance provider on behalf of Comcast for \$24,348 to compensate the District for damages occurring when the line-break at the corner of Ponce De Leon and Sun ‘n Lake Boulevard happened. They received a letter from the Heartland Food Bank, thanking the District for “49 lbs. of assorted groceries and canned goods” donated on behalf of citizens and businesses. She thanked Ms. Hardman and Ms. Starling for coordinating the food drive, then concluded her report with an update on the Sheriff’s office and traffic control. They have responded and quoted \$45 (per hour) to have a police officer patrol the District. She voiced her belief it would be a positive undertaking for the community to which Supervisor Gilpin concurred. Supervisor Stegall said he agreed and said they should allow her to move forward.

President Branson spoke of conversations between Ms. Cannady, Mr. Hurley, representatives from the Sheriff's department and himself; advising the amount of hours the Sheriff works is up to the District. He suggested 20 hours a month to measure its success. He was confident it would be worth the expense to which Supervisor Stegall asked how to proceed? Ms. Cannady replied a consensus suffices to enable her to bring a resolution back to the board. She said she would request 20 hours a month (a \$900 cost) to which Supervisor Hotelling asked if the District can specify when they patrol, mentioning a report he received concerning racing on residential streets. President Branson replied, "when and where is our discretion, we can pick the streets, we can pick the times" to which Supervisor Hotelling agreed with moving forward. He suggested they should send a letter to citizens informing them of the patrols. Supervisor Brooks asked if the board is no longer considering speed bumps to which President Branson replied that was not the case. The District cannot resolve the issue by installing speed bumps on every street, it's a tool that should be used in conjunction with the patrols. Supervisor Hotelling explained how one petition is recommending two speed bumps; there is a risk by approving the request of installing too many. He believed there are other ways to control traffic, such as increasing patrols to which Supervisor Brooks agreed it is an appropriate option. He acknowledged the decision should be made wisely. Supervisor Stegall reminded his constituents of the determination to not install speed bumps until they complete a "traffic survey". Supervisor Brooks noted this discussion has gone on since January to which Ms. Cannady pointed out how she had provided information for the roads she believes are a priority and is waiting on a quote. She has been in contact with 4 different companies but only one has agreed to submit a quote. Supervisor Brooks asked how to respond to Mr. Mogel (the mentioned received correspondence) to which Supervisor Stegall replied placing a Sheriff on Cortez Boulevard will be the best option. President Branson agreed that is one location that will be "looked at very closely with the Sheriff's department".

**Robert Mogel-** Agreed with the decision and read from Florida Statutes concerning traffic control, Chapter 316. The passage asserted the responsibility of traffic control to the county or the Sheriff.

Municipalities have the same responsibility; additionally, he found wording in the statute that grants authority to assign an enforcement officer (whom undergoes state training) to “enforce any infraction observed”.

Mr. Hurley agreed with the decision to hire a Sheriff for 20 hours a month and install speed bumps of which he is working on pricing for units that can withstand speeds of 20 miles per hour. This has been a problem for 8 years and speed bumps work; however, security cannot issue citations for speeding. President Branson confirmed 20 hours a month is the direction the board will take to which Supervisor Stegall noted calling Security for traffic issues is ineffectual because it should be law enforcement that is contacted. Ms. Cannady asked if “20 hours is agreeable” to which Supervisor Hotelling responded as a minimum. Supervisor Stegall suggested increasing the hourly amount, then reducing it (as needed) to which Supervisor Brooks forewarned it would not be enough. President Branson recommended 40 hours (the first month) to which Ms. Cannady replied it has to be a certain incremental amount, she agreed to recommend 36 hours (12 days). President Branson asked if the board had reached a consensus to proceed with 36 hours to which they gave a consensus in favor. Ms. Cannady agreed to bring the agreement back (at the May 10<sup>th</sup> meeting) to which Supervisor Stegall recommended starting as soon as possible.

**Linda Farnsworth-** Inquired if the Sheriff’s department patrols the area to which Supervisor Hotelling replied they do but not as much as needed. She postulated having citizens call and report the traffic issues to show the Sheriff’s department where to focus their attention to which Supervisor Hotelling spoke of the reduction in patrols because of “budgetary issues with the county”.

#### **10. Unfinished Business**

#### **11. New Business**

## 12. Committee Reports

### a. Retirement Committee Meeting:

Ms. Cannady confirmed the next meeting for the Retirement Committee is scheduled for April 30<sup>th</sup> at 10:00 a.m. It consists of Mr. DeJesus, Supervisor Stegall, and a (District employee) Rob Dingle and herself.

## 13. Public Comment

**Bill Norcross-** Reverted to the previous shotgun discussion, stating a lot of players prefer to start at 8:30 a.m. He mentioned how he serves on the board of the MGA and advised some tournaments will alternate between 8:30 a.m., 1:00 p.m. and 1:30 p.m. shotguns. Mr. Norcross cautioned how an 8:00 a.m. shotgun will cause overcrowding in the restaurant. By having an 8:30 a.m. shotgun, it allows a 30-minute period for staff to clear the area. He reverted to traffic control and recounted his own experience witnessing traffic issues for “15 years”. Mr. Norcross did not understand how the county cannot offer more patrols considering how much the District pays in taxes and suggested a solar power speed sign. He requested an explanation for why they have not considered it to which President Branson replied he would not support it because he considers it ineffective. Supervisor Stegall referenced the traffic survey and how it may offer that recommendation. Supervisor Brooks was indifferent but willing to try to which Mr. Norcross agreed traffic tickets may be an incentive for people to slow down.

**Elizabeth Patterson-** Spoke of a water leak in her home (at Country Club Villas I) and how she was charged \$25 to have the water shut-off when she went on vacation, with another \$25 to turn it back on. She asked if there is a way to reduce that amount to which Mr. DeJesus reviewed the utility fee structure and said he encourages citizens to only shut off the water to prevent water damage if they are away for periods longer than six months. At any point in time an owner can turn off the “house valve” for no charge. This will ensure that if there is a leak, no water goes into the home. Supervisor Gilpin asked if there are house valves at the Country Club Villas to which Mr. DeJesus affirmed.

**Greg Harrig-** Reiterated previous comments concerning shotguns and how all local courses follow an 8:00 a.m. and 1:00 p.m. shotgun schedule. He voiced his disappointment that there has been “very little improvement” at the restaurant concerning customer assistance. Waitresses at the Island View do not ask if customers want a drink and he feels the service is “terrible”.

**Javita McKinney-** Informed the board of the Department of Economic Opportunity (DEO) which provided assistance with repairs in her home. She said she would leave an informational brochure with Ms. Cannady and voiced her agreement traffic is a major issue. She told of a citizen hit by a car whom is now permanently damaged.

**Cliff Wood-** Asked if there is a “target date” for when the marketing campaign will go live to which Ms. Starling replied the first phase of the initiative has been completed, the second phase has now begun. Mr. Wood inquired what the second phase is to which she replied it is the development of marketing materials for circulation (the graphic design phase). Mr. Wood asked what the target audience is to which Ms. Starling confirmed this has not been established yet. Supervisor Hotelling commented there is a basic concept included in the “work plan” documentation which included: northern states, Canada and the (U.S.) mid-west. There is also a Florida demographic for coastal areas to which President Branson pointed out there was a statement included concerning the ideal age to market to (45 and up) to which Supervisor Hotelling elaborated a “pre-retirement” demographic. They will continue to market to all ages so the District does not become a “55+ and up community.” Mr. Wood asked about “average disposal income” to which Supervisor Hotelling replied it had not come up for discussion. President Branson offered Mr. Wood a copy of the creative work document to which they provided a copy. He asked if they had considered a package for potential residents to stay over, or if there is a “welcoming function” to which Supervisor Hotelling said those are questions that have not been considered for the plan. It will come up as it becomes better defined.

**Robert Mogel-** Asked if developers are providing funding for marketing since they will benefit from it to which Supervisor Hotelling replied, “We have not yet addressed the funding”.

**Bill Norcross-** Said there are currently (approximately) 60 homes which means there could be 60 new members; subsequently, this would impact tee times and the F&B Operation. He estimated at least 12 new members will come from the construction of these homes.

#### 14. Discussion to/from Board

Supervisor Brooks asked Mr. Easum if there is an update for when the Kitchen expansion will start to which he answered the first week of June is when the outside work will begin. He was unsure when equipment will be moved for food to be served outside; however, contractors will be on-site June 3rd. Supervisor Brooks noted he received duplicate emails regarding events at the Club to which Mr. Easum responded Supervisor Brooks is part of the membership and resident database. Supervisor Brooks reverted to the previous conversations concerning Billy Casper Golf, and asked his constituents if there is an interest in meeting and renegotiating the contract to which Supervisor Hotelling said they decided at the past meeting for Mr. Easum to bring back his operational plan. Supervisor Brooks asked if his constituents are content with the Billy Casper contract to which President Branson replied he would be willing to discuss the “incentive piece to the contract” if it was handled properly, unlike the time before; however, it is not his top priority. He believes the current contract “works essentially” and the biggest problem is a lack of communication between the board and Billy Casper staff. It is up to the board to decide if supervisors continue to communicate, or discuss changes at a formal meeting to which Supervisor Hotelling concurred. He believed a priority for Billy Casper Golf is to establish a “higher level” of service to members and making it the first concern. Supervisor Hotelling did not feel as though an incentive clause will be beneficial. Supervisor Brooks reviewed how President Branson and Supervisor Hotelling disagreed, then asked Supervisor Stegall his opinion. He replied he is not willing to “muddy the water right now” with the kitchen project and restaurant expansion underway.

Supervisor Stegall agreed there are service issues but concurred with President Branson's point. He voiced his agreement with the concept but not the timing. Supervisor Brooks asked Supervisor Gilpin to which he concurred with the previous comments of his constituents. Supervisor Brooks voiced his agreement with scheduling a meeting to which Supervisor Hotelling said from his understanding Mr. Easum is attempting to interpret the instruction via the operational plan. If the board does not agree with the interpretation, then it needs to be addressed. They gave Supervisor Stegall the floor to which he voiced his displeasure with the "yellow posts" installed by operations. Since the District spent money to put new roofs on the cart sheds, then they should not be roped off. Although, he understood the reasoning, he felt they wasted funding (if the location is always restricted) to which Mr. Hurley explained they took the action based on feedback from a previous board. Supervisor Stegall disagreed to which President Branson presented his perspective of the events and the potential to sell the land where the cart barns are (on Edgewater Drive). This meant the cart barns by the Clubhouse would need to remain intact. He pushed Mr. Kesling and Mr. Easum to do whatever necessary to keep cars out of there to avoid collision with golf carts. Supervisor Stegall suggested a "no parking sign" to which President Branson concurred. Supervisor Gilpin spoke of the cart barns previously used for storage to which Supervisor Stegall replied the Maintenance facility has enough storage space. He believed the pricing for the cart barns is "irrational" and reiterated his point concerning the posts. He affirmed it is as bad as the "on course restrooms with piping", he asked if there will be any action taken to make them look more presentable to which Mr. Easum confirmed. Mr. Hurley added he is considering performing more work on the outside but the plumbing was installed prior to his employment. Each bathroom will be upgraded "one at a time, in-house" to attempt to save money. Supervisor Stegall urged him to include it in the budget discussions in May.

**Cliff Wood-** Voiced his disagreement with the Marketing process described in the documentation.

With no further board or public comment, the meeting was adjourned.

**The meeting was adjourned at 10:58 a.m.**