

**MINUTES OF MEETING
GRAND HAVEN
COMMUNITY DEVELOPMENT DISTRICT**

A Regular Meeting of the Grand Haven Community Development District's Board of Supervisors was held on Thursday, July 19, 2018 at 10:00 a.m., in the Grand Haven Room, at the Grand Haven Village Center, located at 2001 Waterside Parkway, Palm Coast, Florida 32137.

Present at the meeting were:

Dr. Stephen Davidson	Chair
Peter Chiodo	Vice Chair
Marie Gaeta	Assistant Secretary
Tom Lawrence	Assistant Secretary
Ray Smith	Assistant Secretary

Also present were:

Howard McGaffney	District Manager
Scott Clark	District Counsel
Barry Kloptosky	Operations Manager
Stacy Acrin	Grand Haven CDD Office
Kerry Cousineau	Grand Haven CDD Office
Robert Ross	Vesta/AMG
Jay King	Vesta/AMG
Laura Nelson	Senior Mitigation Planner, Flagler County Emergency Management
Tracey Gill	Playworx
Louise Leister	Horticultural Consultant
Rob Carlton	Resident and GHMA President
John Polizzi	Resident
Vic Natiello	Resident
Kevin Foley	Resident
Laurie Chatey	Resident
Rich Correia	Resident
Jim Sampson	Resident
Kathleen Fuss	Resident
Nancy Crouch	Resident
Edward Beier	Resident

FIRST ORDER OF BUSINESS

CALL TO ORDER/ROLL CALL

Mr. McGaffney called the meeting to order at 10:02 a.m. All Supervisors were present, in person.

SECOND ORDER OF BUSINESS

PLEDGE OF ALLEGIANCE

All present recited the Pledge of Allegiance.

THIRD ORDER OF BUSINESS

MODIFICATIONS TO AGENDA

The Board agreed to the following modifications to the agenda:

- **Consideration to Repeal or Rescind a Prior Vote (Supervisor Gaeta)**
- **Consideration of Candidates Night**
- **Proposals: Aquatic Systems Inc. (ASI)/Vertex – Ponds 5 and 14 and Stocking Shell Cracker Fish in Pond 14**
- **S.E. Cline Construction, Inc. (Cline) Budget Estimate for Wild Oaks Drainage Improvements**
- **Proposals: Advanced Roofing – Center Park Gazebo and Main Gate Guardhouse Roofs**

On MOTION by Supervisor Lawrence and seconded by Supervisor Chiodo, with all in favor, the modifications to the agenda, were approved.

FOURTH ORDER OF BUSINESS

CONSULTANTS, GUEST REPORTS & PRESENTATIONS

A. County LMS & HMGP: *Laura Nelson, Senior Mitigation Planner* [Flagler County Emergency Management]

Supervisor Davidson recalled that the District was working on a Hazard Mitigation Grant Project (HMGP) application to receive partial reimbursement from the Federal Emergency Management Agency (FEMA) to complete a wind retrofit of the Grand Haven Room and the Café. In order to submit the application, the District must, by resolution, adopt the Flagler County Local Mitigation Strategy Plan (FCLMSP). District Counsel has reviewed the FCLMSP.

Ms. Nelson stated that all municipalities participate in the Mitigation Strategy Plan (MSP) and anyone can attend the meetings. The MSP is a hazard and risk analysis of the County, including a review of the major events, evaluating probabilities, determining and prioritizing projects, funding possibilities, etc. As a Special Taxing District, FEMA considers the GHCCDD as within the MSP jurisdiction, much like the City.

Mr. Clark stated that the FEMA HMGP works through the County, which is why the District and other Cities and municipalities adopted the FCLMSP. He recommended approval.

Supervisor Smith stated that he had no objection to adopting the FCLMSP but questioned the likelihood of receiving funding. Ms. Nelson stated that all projects submitted under Hurricane Matthew were funded, with the exception of a few deemed ineligible. As long as the District's project passes the benefit-cost analysis review, which it should, it should be funded; however, the amount of available funds would not be known until the State has the final numbers. She was not comfortable with the estimates provided but hoped the numbers would increase; however, due to the enormity of Hurricane Irma, everything was pushed back. If the District's project was not funded through the HMGP, it could be submitted to other programs; the work to prepare the application would not be wasted.

Supervisor Davidson stated that Florida Retrofits, Inc. (FRI) evaluated the facility and found that the original estimate to "harden" The Village Center would be much less than previously expected, as the Grand Haven Room building roof is already built for hurricane wind resistance; only half of the Café roof must be retrofitted, along with the windows and doors. FRI would provide an estimate for shutters or panels, which would be submitted to FEMA.

- **Consideration of/Decision on: Resolution 2018-08, Adopting the Flagler County Local Mitigation Strategy in Order to Mitigate the Vulnerabilities of the District to the Impacts of Future Disasters; and Providing for an Effective Date**

****This item, previously Item 8D, was presented out of order.*

Mr. McGaffney presented Resolution 2018-08 and read the title.

Supervisor Chiodo asked about the expense for CDD Staff to prepare the application. Supervisor Davidson stated that it was essentially complete; the only Staff time would be to make copies and save it to a flash drive. Supervisor Gaeta asked if a monetary contribution from the District would be expected. Supervisor Davidson stated that the cost to the District would be for the consultant that completes the paperwork, a meeting with an architect, etc.; the Board previously authorized the expenditure of up to \$7,000.

<p>On MOTION by Supervisor Davidson and seconded by Supervisor Gaeta, with all in favor, Resolution 2018-08, Adopting the Flagler County Local Mitigation Strategy in Order to Mitigate the Vulnerabilities of the District to the Impacts of Future Disasters; and Providing for an Effective Date, was adopted.</p>
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B. Village Center Playground Replacement: Tracey Gill [Playworx]

Mr. Kloptosky presented photographs and recalled previously presenting proposals from Playworx to replace The Village Center tot lot playground; Option 1 was \$68,420 and Option 2 was \$54,000. He felt that Option 2 was the most suitable.

Mr. Gill responded to questions, as follows:

- Playworx did not install the District's other two playgrounds.
- Nothing must be done to secure the playground for a hurricane; it is designed to withstand a hurricane but, if it has shade, the shade must be lowered for a hurricane. The playground could withstand winds of more than 160 miles per hour.
- The slides could become hot but have built-in resin to absorb heat so they would not be as hot as other slides; they would be usable in the Florida sun and would not become overheated.
- The proposals include installation. Installation would take four to five days, with a lead time of eight to nine weeks.
- Playworx would obtain any necessary permits.
- Playworx is located in Orlando and had not recently performed any work in conjunction with the City; however, Playworx performs work throughout Florida.
- The life expectancy of the structure is 18 to 20 years; some last 25 years.
- The proposed playground would be suitable for children eight to 12 years old and it has no weight restrictions.
- Ground cover was not included with the installation. Per Mr. Kloptosky, special playground mulch was recently installed, which was still usable.

Regarding usage, Mr. Ross confirmed that a new playground would receive a lot of use.

- The metal carries a life-time guarantee from the manufacturer and the plastic parts have a 15-year warranty.
- The playground is compliant with the Americans with Disabilities Act (ADA).

Mr. McGaffney stated that, if the project could be completed in Fiscal Year 2018, the "Infrastructure reinvestment" fund had sufficient funds. Mr. Kloptosky noted that this was budgeted at \$30,000 in Fiscal Year 2018. Mr. Gill was confident that the project could be completed in Fiscal Year 2018. Mr. McGaffney stated that carry-over invoices could be rolled back into Fiscal Year 2018, provided the project starts during Fiscal Year 2018.

Mr. Vic Natiello, a resident, asked if the playground had any critical parts that could not be obtained and replaced, if necessary. Mr. Gill replied no; the parts are interchangeable and replaceable and there are very few moving parts.

Mr. Gill would provide a revised proposal without sales tax.

On MOTION by Supervisor Davidson and seconded by Supervisor Gaeta, with all in favor, the Playworx proposal for the Option 2 playground structure, in the amount proposed, less sales tax, was approved.

C. Horticultural Matters: *Louise Leister, Horticultural Consultant*

Ms. Leister gave a PowerPoint presentation regarding trees at 15 Chinier. With the recent rains and past two hurricanes, the area was saturated and several large trees blew over, during the last hurricane. The St. Johns River Water Management District (SJRWMD) considers that area very critical and sensitive so there are many issues with performing any type of work in that area. She stressed to those with tree issues that there is a process that must be followed, including submitting the proper forms and contacting the CDD office; contacting the SJRWMD or Board Members prolongs the process and delays rectifying issues. In this instance, the issue would have been addressed seven or eight weeks ago, if the resident followed proper procedures. The resident contacted the SJRWMD and Mr. Chuck Lippi and Mr. Danny Lippi, of Advanced Tree Care, Inc. (ATC), and ATC sent their opinion to the CDD. She met with Mr. Chuck Lippi and Mr. Jason Shaw, of Shaw Tree Service (Shaw) to develop a plan to address that area.

Ms. Leister reported the following:

- A lack of sufficient drainage can cause oversaturation and larger trees to blow over.
- Someone recently cleared an area, despite residents not being allowed onto CDD property, especially in areas governed by the SJRWMD, which does not allow any clearing.
- Based on SJRWMD policy, trees that fall in natural areas must remain on the ground; however, it appeared that the resident had trees cut and removed them from the natural area.
- SJRWMD could impose a fine of \$10,000 per day for clearing, cutting, removing, etc., until the area is mitigated, meaning new trees planted, etc.
- That area is so sensitive that SJRWMD does not allow spraying.
- SJRWMD once gave the Florida Forest Service (FFS) a special permit but would probably not do so again.

Mr. Kloptosky identified the property lines on a photograph and noted that many of the trees in question are on CDD property.

Ms. Leister discussed the plans, within the confines of the SJRWMD:

- A branch would be removed from a particular tree and a few branches would be pruned; there is nothing wrong with the tree. The removed and pruned branches must be left on the ground; they would be cut and dropped.
- This work must be performed by someone climbing the tree, which is costly.
- Two proposals, each approximately \$1,600, were obtained from Shaw; one for the resident for her trees and one for the CDD property. The work is scheduled for July 27, 2018.

Ms. Laurie Chatey, of 15 Chinier, discussed Firewise mitigation work performed several years ago. She acknowledged that she convinced the crew to clear further into the natural area and that, the day after the hurricane, she had a branch cut from a CDD tree that was damaged by the hurricane. Some of her trees were already trimmed, replaced, etc. She thanked the District and apologized that the process was not followed from the beginning.

Ms. Leister reported the following about a tree at 22 Tanglewood:

- Someone hung lights on the tree and improperly pruned two CDD trees; the trees might not recover.

Ms. Leister stressed that pine trees cannot be removed just because the resident does not like them. Discussion ensued regarding the potential damage to the CDD trees, caused by the extensive pruning. It was noted that the lights and all other items must be removed from CDD trees; a letter would be sent to the resident. The trees would be evaluated by Shaw.

Supervisor Davidson asked what recourse the District would have for damages if a resident instigated trimming, removal, cutting, etc., of trees and vegetation on CDD property. As causation could be difficult to prove, Mr. Clark recommended that the District continue its current policy and procedures regarding trees. The Board could consider adopting a rule regarding monetary consequences, such as a user fee for trespassing on CDD property that results in damage requiring the District to remedy the issue. Supervisor Lawrence asked if the District had the ability to impose a penalty or fine if someone enters CDD property and causes damage. Mr. Clark stated that it could be done through a policy but the District does not have fining authority like the HOA; the District has user fees and special assessments.

Supervisor Davidson supported developing a policy enabling use of a user fee process so that the District can recover costs. Mr. Clark would prepare a sample policy.

Regarding the pine trees at 22 Tanglewood, Ms. Leister would obtain an opinion from Shaw regarding the condition of the trees.

Regarding the Osprey Pond bank, Mr. Kloptosky stated that the District Engineer could seek the opinion of his contacts at the SJRWMD regarding his conceptual repair concept. Ms.

Leister had no issue with shoring up the bank. Heavily planted, uncut spartina would stabilize the bank and rocks or coquina would ease the wave action causing the erosion but sod would not alleviate the issue. Supervisor Davidson stated that the conceptual plan was fill, coquina rock and littoral plants, along with spartina on the bank. Spartina would also help with algae issues.

▪ **Proposal: Yellowstone Landscape – Spartina Trimming on Pond Banks 8 and 10**

****This item was an addition to the agenda.****

Ms. Leister presented a \$20,000 Yellowstone proposal for spartina trimming on Pond Banks 8 and 10. Mr. Lawrence felt that this would be an ongoing cost, as trimming would be necessary about every 18 months, and committing to trimming on one or two ponds would lead to trimming all ponds; therefore, in his opinion, doing this for aesthetic reasons would be a bad idea, as it would create future, ongoing expenses. Ms. Leister recalled her previous presentation regarding the benefits of leaving spartina natural. Supervisor Smith questioned the accuracy of the proposed man hours and whether the \$28 hourly rate was the “going rate” for landscape laborers, as he felt both was high. Mr. Leister stated they were accurate. Mr. Kloptosky noted that \$28 per hour is a discounted rate. Ms. Leister believed the estimated man hours were accurate, as spartina trimming is difficult and involves an entire process beyond just trimming. She stressed that, if the District sets precedent by undertaking this project, requests will be made to do the same on many other ponds. Supervisors Lawrence, Gaeta and Chiodo were not in favor of approving this project. Supervisor Smith agreed with Ms. Leister’s recommendation against it, as it weakens the system but disagreed that it would have to be done on all ponds or that others would truly request it. He reiterated his opinion that the proposed man hours were too high.

Supervisor Lawrence stated that someone is over trimming spartina in other areas and asked if the District could prevent it. Supervisor Davidson stated that the new Rule allows trimming up to twice per year and the District could educate the community about how to properly trim spartina and imposing penalties for improper trimming. Discussion ensued regarding the GHMA and Covenants, Conditions & Restrictions, whether the District has the right to set specifications or enforce proper trimming, etc.

Ms. Leister stated that the summer flower rotation would occur next week.

FIFTH ORDER OF BUSINESS

**PUBLIC COMMENTS (3-Minute Rule;
Non-Agenda Items)**

Mr. John Pollizi, a resident, thanked the District for placing information about hurricane preparedness, Firewise and other information on the website. He questioned why Wild Oaks

does not have a defined emergency exit, while other neighborhoods have at least one. Supervisor Davidson stated that the emergency exit was necessary in The Crossings due to its narrow gate; Wild Oaks has very wide gates and there is no way to construct a non pervious road at the back of Wild Oaks that would not end up in the swamp. Also, almost all homes in Wild Oaks have sufficient defensible perimeter space, meaning no heavy underbrush close to the homes. Supervisor Davidson would inspect the area.

Mr. Rich Correia, a resident, noted increasingly rapid algae growth in Pond 11 and requested consideration of aerating it. Supervisor Davidson noted controlling algae requires use of chemicals, which are controlled by the Florida Department of Environmental Protection (FDEP). Mr. Kloptosky stated that ASI monitors the ponds weekly and a limited number of treatments are allowed within a time frame. Pond 11 was treated. Supervisor Lawrence noted that aeration does not prevent algae; rather, aeration was installed in some ponds to improve oxygen levels at the bottoms. Mr. Kloptosky stated that he was aware of the issue and ASI is treating it; however, chemical treatments are limited. Mr. Correia noted the midge fly issues. Supervisor Davidson stated that the District could have the oxygen levels in Pond 11 evaluated. Ms. Leister noted that fertilizer running into the ponds stimulates algae growth.

Mr. Jim Sampson, a resident, asked how many times the pond was treated in the last year, as his estimate was six times within the last two months, which he felt was not enough.

Mr. Kevin Foley, a resident, presented photographs of pond algae and called attention to spartina on the CDD's part of the pond bank, which was doing what it is supposed to do. Mr. Kloptosky noted that is an example of the differences in pond ecology throughout the community; what works in some ponds does not in others. He felt the issues may be related to the lack of spartina on other areas of the bank and fertilizer use.

Supervisor Davidson asked if the Property Manager surveys pond banks for spartina or missing spartina. Dr. Rob Carlton, a resident and GHMA President, replied affirmatively. If spartina is supposed to be in certain areas but it is not, the property owners would be cited.

Supervisor Davidson stated the entire Pond Project, conducted by the CDD and the University of Florida (UF), is on the GHCDD website.

Ms. Leister stated that grass clippings blown into the ponds should be reported, as it causes algae growth. Supervisor Lawrence noted that new developments in Florida are no longer allowed to build detention ponds for these very reasons.

Mr. Foley thanked the Board, Mr. Kloptosky and Mr. Ross for the work inside the Fitness Center to create an area for mats.

*****The meeting recessed at 12:10 p.m.*****

*****The meeting reconvened at 12:23 p.m.*****

SIXTH ORDER OF BUSINESS

STAFF REPORTS

A. District Engineer: *DRMP, Inc.*

There being no report, the next item followed.

B. Amenity Manager: *Amenity Management Group, Inc.*

Mr. Ross had nothing to report. Supervisor Davidson asked if the Petanque court is used. Mr. Ross replied never. Supervisor Davidson stated the court may be repurposed in the future.

C. Operations Manager: *Barry Kloptosky*

▪ **Proposals: Aquatic Systems Inc. (ASI)/Vertex – Aeration in Ponds 5 and 14 and Stocking Shellcracker Fish in Pond 14**

*****This item was an addition to the agenda.*****

Mr. Kloptosky presented the proposals, as follows:

- Pond 5 Aeration (three aerators): \$8,678.02, plus \$80 start-up fee and \$137 semi-annual maintenance fee
- Pond 14 Aeration (five aerators): \$9,228.52, plus \$80 start-up fee and \$153 semi-annual maintenance fee
- Pond 14 Shellcracker Fish Stocking: \$1,044 for 1,600 fish

Supervisor Gaeta stated that the midge fly issues at Pond 5 remained horrible. Mr. Kloptosky had received no feedback about Pond 14. Discussion ensued regarding the midge fly conditions, wildlife along the ponds, etc.

Mr. Kloptosky stated that the proposals did not include electrical costs to power the aeration systems. Mr. McGaffney estimated a total cost of \$17,908 to aerate Ponds 5 and 14, not including the semi-annual maintenance or the electrical, at approximately \$1,200 per pond.

Ms. Kathleen Fuss, a resident, noted midge flies near the Deerfield Pond and believed it is not aerated. She mentioned an alligator and it was noted that alligators should be reported to the CDD office. Supervisor Gaeta suggested that ASI determine the oxygen levels in that lake and obtaining a quote for aeration, if necessary.

On MOTION by Supervisor Davidson and seconded by Supervisor Gaeta, with all in favor, the Aquatic Systems Inc. (ASI)/Vertex Proposals for installation of aeration in Ponds 5 and 14, in a not-to-exceed combined amount of \$23,000 including the electrical costs and the addition of semi-annual maintenance, were approved.

Mr. Kloptosky discussed the following:

- Village Center Stucco Project: Drawings were 60% to 70% completed.

Mr. Kloptosky presented the preliminary drawing and discussed the scope of work, materials, appearance and features and responded to questions regarding the design and appearance. Discussion ensued regarding how best to phase the work with the wind mitigation project, types of hurricane shutters, impact glass, etc. Mr. Kloptosky hoped to have preliminary final draft drawings by the next meeting.

- Village Center Men's and Women's Bathroom Renovations: Skyway Builders (Skyway) would provide an all-inclusive proposal for everything that still needs to be completed.

- Village Center Fitness Center: The StairMaster was removed and the room was reconfigured to create useable floor space. Stretch bands were ordered.

Mr. Kloptosky would ensure the Fitness Center equipment spacing is ADA-compliant.

- Guard Services: US Security Services (USSS) was recently bought out by AlliedUniversal, which was the security contractor that the District recently terminated.

Discussion ensued regarding other guard services contractors. This item would be added to the workshop agenda.

- Wild Hogs: Wild hogs have been causing damage for several weeks. A few hogs were trapped. The CDD cannot do anything about hogs on private property but the CDD's trappers set traps at probable entry locations. Residents can contact private trappers, at their own expense.

- Village Center Storage Addition: District Counsel prepared the contract, made the revisions requested by Skyway Builders (Skyway) and sent it to Skyway for execution. Once received, the deposit would be sent and Skyway would begin the permitting process.

- The Village Center Auxiliary Generator Installation: Installation was completed and passed final inspection. The unit was fully operational.

- **S.E. Cline Construction, Inc. (Cline) Budget Estimate for Wild Oaks Drainage Improvements**

*****This item was an addition to the agenda.*****

Mr. Kloptosky presented a \$55,221.08 budget estimate from Cline for the Wild Oaks drainage repair work, which is an estimate of the cost, before having a survey or checking the elevations. If, based on the survey and elevation checks, the level of the walking path and bridge must be raised, the price could increase. The drainage system is currently working but the work would make the walking path and bridge passable during flood conditions. Discussion ensued regarding the suggested scope of work. Mr. Kloptosky was not confident that this was the best approach, worth the cost or failsafe.

Mr. Pollizi contended that the original design included culverts; therefore, the system was not engineered properly. He discussed the conditions during Hurricane Irma.

Supervisor Davidson suggested that the District Engineer attend the next workshop to discuss this matter.

Mr. Kloptosky read the following, from Mr. Sowell, regarding the drainage matter:

"I don't feel the current conditions pose any imminent danger to the residents in the area. Under extreme conditions, the drainage from Pond 40 overflows into Tract H. This unintended overflow effectively controls the elevation of Pond 40. I do recommend the culverts be installed underneath the pathway, at some point, to restore normal function of the pond but it is not imperative for safety."

Mr. Kloptosky read the following from Cline, regarding the drainage matter:

"Based on my visual inspection, there are currently no clogged pipes or sediment, dirt or any debris in these pipes running under the shell path in Wild Oaks, in the back of the property. I only saw branches, twigs, etc., in front of the pipes in a couple of different locations."

Mr. Kloptosky stated that the branches were not cleared because the District is not the permit holder. The pipes are not blocked; they are open, clean and water flows through them.

▪ **Proposals: Advanced Roofing – Center Park Gazebo and Main Gate Guardhouse Roofs**

*****This item was an addition to the agenda.*****

Mr. Kloptosky recalled a previous proposal of approximately \$23,000 for the metal roof at the Center Park gazebo; \$24,000 was budgeted in the CIP budget. A roofer evaluated the Center Park gazebo and the Main Gate guardhouse roofs and provided the following proposals:

- Center Park Gazebo: \$15,416
- Main Gate Guardhouse: \$14,241

On MOTION by Supervisor Lawrence and seconded by Supervisor Smith, with all in favor, the Advanced Roofing proposals for the Center Park gazebo and Main Gate guardhouse, in a combined not-to-exceed amount of \$33,000, were approved.

➤ Capital Improvement Plan: Some cost amounts were adjusted and some items were marked completed.

➤ Staffing: Another Maintenance Worker II was hired and would start on July 30 and Ms. Kerry Cousineau was hired as an Administrative Assistant at the CDD Office.

D. District Counsel: *Clark & Albaugh, LLC*

Mr. Clark reported about the following:

➤ Website ADA Compliance: A memorandum was prepared regarding this matter.

Mr. Clark stated that, within the last few weeks, numerous CDDs were sued because their websites were not ADA compliant, with regard to access for the visually impaired. He discussed the potentially high expense to make all documents compliant. The regulations regarding website compliance were put on hold last December; however, the plaintiff is filing lawsuits. One defense that was made was that there are no enforceable guidelines for the CDDs to follow; therefore, CDDs do not need to comply yet. While it is a good defense, the defendants are still incurring legal fees and the defense has not been favorable to non governmental entities. This litigation is essentially forcing CDDs to streamline their websites such that only things required by law are posted on the website; otherwise, absolutely everything, on the website, including all documents, photos, etc., must be modified/reformatted to be ADA compliant. The District's insurance carrier has stated that, if the District does not take actions to remedy this issue, it would not insure the problem.

▪ **Consideration of ADA Site Compliance Proposal for Website Compliance Shield, Accessibility Policy and One (1) Annual Technological Audit**

******This item, previously Item 6E., was presented out of order.******

Mr. McGaffney stated that the insurance carrier hired Counsel to represent the District. The insurance carrier stated that, if the District does not follow their recommendations and take certain actions with regard to its website, it will not defend the District in this action. Furthermore, going forward, coverage of CDD websites and the defense thereof will be a rider to the insurance policy. Management contracted with ADA Site Compliance (ADASC) to assist in making the CDD website ADA-compliant. An ADA Compliance Seal was placed on the

website, which explains that steps are underway to make the website compliant and advises whom to contact for any accommodations, in the interim. The cost was \$199 per District.

Mr. McGaffney stated his and Mr. Clark's recommendation would be to limit the website to only the statutorily required documents and remove all other documents. The public could still request those documents and Management would provide them.

On MOTION by Supervisor Davidson and seconded by Supervisor Lawrence, with all in favor, the ADA Site Compliance Proposal for Website Compliance Shield, Accessibility Policy and One (1) Annual Technological Audit and Management' previously taken actions related to making the CDD website ADA-compliant, were ratified, and authorizing Management to take immediate steps to make the CDD website compliant with previously drafted Department of Justice ADA-related rules, was approved.

- **Consideration of/Decision on: Acceptance of Transfer of SJRWMD Permits to the District as Perpetual Operation Entity**

****This item, previously Item 8C, was presented out of order.*

Mr. Clark stated that he was comfortable with the District proceeding with the transfer.

- i. **Resolution 2018-07, Accepting the Transfer of St. Johns River Water Management District Permits to the District as the Perpetual Operation Entity; and Providing an Effective Date**
- ii. **SJRWMD Letter Dated 6/25/2018 for Reliance by the District in Accepting Transfer**
- iii. **Request for Transfer Permits**
 - #18447-3
 - #18447-4
 - #18447-8
 - #25995-2
 - #25995-3

Supervisor Davidson presented Resolution 2018-07.

On MOTION by Supervisor Lawrence and seconded by Supervisor Smith, with all in favor, Resolution 2018-07, Accepting the Transfer of St. Johns River Water Management District Permits to the District as the Perpetual Operation Entity; and Providing an Effective Date, was adopted.

Mr. Clark reported the following:

- Street Light Claim: Insurance company agreed to reverse its decision regarding the deductible, which will enable the District to recover approximately \$12,000 more.
- Hurricane Matthew Debris Claim: FEMA requested additional documentation related to the tree trimming and removal, including the diameter of each tree and removed limb, but the claim appears to be moving.

*****Mr. Clark left the meeting.*****

E. District Manager: *Wrathell, Hunt and Associates, LLC*

- **Consideration of ADA Site Compliance Proposal for Website Compliance Shield, Accessibility Policy and One (1) Annual Technological Audit**

This item was presented during Item 6D.

SEVENTH ORDER OF BUSINESS

CONSENT AGENDA ITEMS

Mr. McGaffney presented the Consent Agenda Items for the Board’s consideration.

A. APPROVAL OF UNAUDITED FINANCIAL STATEMENTS

i. Unaudited Financial Statements as of May 31, 2018

Mr. McGaffney presented the Unaudited Financial Statements as of May 31, 2018.

B. APPROVAL OF MINUTES

i. June 7, 2018 Community Workshop

ii. June 21, 2018 Regular Meeting

Revisions to the minutes were previously submitted to Management.

On MOTION by Supervisor Lawrence and seconded by Supervisor Gaeta, with all in favor, Consent Agenda Items A and B, as amended, were approved.

EIGHTH ORDER OF BUSINESS

BUSINESS ITEMS

- **Discussion: Location of Turtle Sculpture**

******This item, previously item 8E, was presented out of order.******

Supervisor Davidson recalled that a turtle sculpture was being donated and would be placed on display in the District. The potential locations were in the low groundcover area in front of the fountain, under the arch by the pool or by the urn adjacent to the front door to the Cafe. Discussion ensued regarding where to locate the sculpture.

This item would be included on the workshop agenda.

A. Continued Discussion: Proposed Budget for Fiscal Year 2018/2019

Mr. Edward Beier, a resident, referred to the bond that will be paid off in May 2019 and asked if residents would see a reduction in 2019. Mr. McGaffney stated that any impact from the bond being paid off would occur in the Fiscal Year 2020 budget cycle; there was potential for a reduction in the Fiscal Year 2020 assessment but it was at the Board's discretion, as the O&M assessments could increase. Mr. Beier asked if Christmas lights could be added to the large palm tree at the entrance. Mr. Kloptosky stated that the lighting was changed and the tree has uplighting that changes colors with the holidays. Mr. Beier asked about the fire plugs. Supervisor Lawrence advised him to contact the City, as the City owns the fire plugs.

B. Discussion: Public Safety/School Bus Stops

• Interface Between CDD and Flagler County School Board

This item was deferred to the next workshop.

C. Consideration of/Decision on: Acceptance of Transfer of SJRWMD Permits to the District as Perpetual Operation Entity

i. Resolution 2018-07, Accepting the Transfer of St. Johns River Water Management District Permits to the District as the Perpetual Operation Entity; and Providing an Effective Date

ii. SJRWMD Letter Dated 6/25/2018 for Reliance by the District in Accepting Transfer

iii. Request for Transfer Permits

- #18447-3
- #18447-4
- #18447-8
- #25995-2
- #25995-3

This item was presented during Item 6D.

D. Consideration of/Decision on: Resolution 2018-08, Adopting the Flagler County Local Mitigation Strategy in Order to Mitigate the Vulnerabilities of the District to the Impacts of Future Disasters; and Providing for an Effective Date

This item was presented during Item 4A.

E. Discussion: Location of Turtle Sculpture

This item was discussed prior to Item 8A.

NINTH ORDER OF BUSINESS

OPEN ITEMS

There were no changes.

TENTH ORDER OF BUSINESS

SUPERVISORS' REQUESTS

▪ **Consideration to Repeal or Rescind a Prior Vote (Supervisor Gaeta)**

****This item was an addition to the agenda.****

Supervisor Gaeta stated that she planned to request that the Board repeal or rescind approval of the expenditure for the storage addition, as she was not comfortable with the cost; however, as the contract was executed and the same contractor was being hired for the men's and women's bathroom renovation project, she suggested inquiring about a reduction. She also wanted a detailed inventory of what Mr. Ross is storing in his garage and an explanation of why so much storage space is needed and, if it was for seldom used items, she felt that it would be better to pay for off-site storage. She suggested that, long-range, that area might be needed to expand the kitchen, etc.

Mr. Kloptosky stated that storage is a definite need.

Supervisor Davidson stated that this was a process matter, with regard to bidding, etc.

Supervisor Gaeta felt that the process was frenzied and she was not comfortable with the ultimate increase in the cost for the storage addition, over the original guess. Mr. Kloptosky explained the current building construction climate in the area and indicated that he has little negotiating power, as the market is currently very good and contractors are very busy; they would rather walk away.

A discussion item regarding the bid/proposal process would be included on the next meeting agenda.

At the next workshop, Mr. Ross would be asked to discuss what items are currently stored and what would be stored in the new storage addition.

Discussion ensued regarding whether it was necessary to host a Candidate’s Night, since the Supervisors were running unopposed. The Board agreed not to hold a Candidate’s Night.

ELEVENTH ORDER OF BUSINESS

UPCOMING WORKSHOP/MEETING DATES

A. COMMUNITY WORKSHOP

- **August 2, 2018 at 10:00 AM**

The next workshop will be held on August 2, 2018 at 10:00 a.m., at this location.

B. BOARD OF SUPERVISORS MEETING

- **August 16, 2018 at 10:00 AM**

The next meeting will be held on August 16, 2018 at 10:00 a.m., at this location.

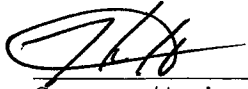
TWELFTH ORDER OF BUSINESS

ADJOURNMENT

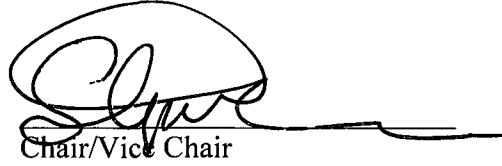
There being nothing further to discuss, the meeting adjourned.

On MOTION by Supervisor Davidson and seconded by Supervisor Gaeta, with all in favor, the meeting adjourned at 2:12 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]



Secretary/Assistant Secretary



Chair/Vice Chair