

MINUTES OF MEETING  
STONEBROOK SOUTH  
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Stoneybrook South Community Development District was held Monday, April 1, 2019 at 10:00 a.m. at the Oasis Club, 1520 Oasis Club Blvd., Championsgate, Florida 33896.

Present and constituting a quorum were:

Basan Nembirkow	Chairman
Robert DiCocco	Vice Chairman
Patricia Newberry	Assistant Secretary
Mike Wilson	Assistant Secretary
Chris Manjourides	Assistant Secretary

Also present were:

George Flint	District Manager
Michael Enot	District Engineer
Alan Scheerer	Field Manager
Michelle Barr	Lennar Homes
Elvis Martinez	ICON Management

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Flint called the meeting to order and called the roll.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

Mr. Flint: There are no members of the public present, so we will move on to the next item.

**THIRD ORDER OF BUSINESS**

**Business Administration**

**A. Approval of Minutes of the December 3, 2018 Meeting**

Mr. Flint: Did the Board have any comments or corrections to those?

On MOTION by Ms. Newberry, seconded by Mr. Wilson, with all in favor, the Minutes of the December 3, 2018 Meeting, were approved, as presented.
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**B. Consideration of Check Register**

Mr. Flint: We have the Check Register for November 26<sup>th</sup> through March 25<sup>th</sup> for \$1,734,800.64. The reason the number is so large is because you have the Debt Service assessment revenue coming into the General Fund and then being transferred to the Trustee. A vast majority of those expenses you will see Stoneybrook South CDD C/O USBank and that is just moving that Debt Service assessment revenue. Are there any questions on that Check Register?

On MOTION by Mr. Wilson, seconded by Ms. Newberry, with all in favor, the Check Register totaling \$1,734,800.64, was approved.

### **C. Balance Sheet and Income Statement**

Mr. Flint: You have the unaudited Financial Statements through February 28<sup>th</sup>. There is no action required by the Board. If you have any questions, we can discuss those. It looks like we have collected \$735,000 of the \$835,000 that we have certified for collection on the tax roll. This is through the end of February, and people have until the end of March to pay their tax bill. Then if the tax bill isn't paid, there will be a tax certificate sale and that revenue will reflect in June. Historically, the district has been 100% collected; it has never been an issue. Our actual expenses are on course or below our prorated expenses. Are there any questions on the financials? Hearing none, we will move on to the next item.

## **FOURTH ORDER OF BUSINESS**

### **Business Items**

#### **A. Consideration of Proposals for Fountain Repair**

Mr. Flint: We have a proposal for a fountain repair, Alan would you like to present that?

Mr. Scheerer: Yes, if you come in off of US 27 into the community there are two lake fountains there. One of the fountains is down. We thought at first it was a contactor issue, so Heritage Solutions came out and changed the contactor out. We also troubleshot the circuit board, and it ended up being the pump and motor is bad. It needs to be replaced in that fountain, so we asked Heritage Solutions to give us a price. We also asked Lake Fountains to give us a price. Lake Fountains price to replace the pump and motors was \$3,975 and Heritage Solutions is \$3,200.

Mr. DiCocco: Have you done business with both of those guys?

Mr. Scheerer: I have. I've never used Heritage Solutions to replace fountain motors and stuff, but they do a lot of electrical work and other site work for us. They did all your sidewalks.

Ms. Newberry: That's a big difference in price.

Mr. Scheerer: About \$700.

Mr. Nembirkow: Is there a difference in the motor?

Mr. Scheerer: Yes, there are two different motors. Lake Fountains is using a Berkeley pump and Heritage is using a Sandfire pump. I'm not familiar with the Sandfire, but we will get a 1 year warranty either way from either one of these contractors on whatever materials that are installed.

Mr. Nembirkow: Those fountains have been a problem since day one, haven't they?

Mr. Scheerer: I haven't been here since day one.

Mr. Nembirkow: I've been here since day one, the lights and motors that have been down caused the fountain to be down for a few weeks both times. So, I was just curious as to if there was a fault somewhere in the system that causes it to either burn out and break down. I mean it breaks down pretty regularly. The one thing I know since I've been on the Board here, we've always talked about the fountain. We've had pictures of the fountain, we've done this with the fountain, and we've down that.

Mr. DiCocco: Well that's in the roundabout.

Mr. Scheerer: The architectural fountain?

Mr. DiCocco: The two little ones on the entrance that you're talking about.

Mr. Flint: He's talking about the pond fountains.

Mr. DiCocco: When you first come into the gate, it's right at the gate.

Mr. Scheerer: I don't know how old the fountains are, but if it's something else to consider if the Board would like is replacing it in the next budget cycle?

Mr. Nembirkow: I just think the fountains shouldn't be continuously being serviced. If some of these guys take a look at it and they give you a 1 year warranty, and maybe just troubleshoot the whole system so see how it's wired.

Mr. Scheerer: Well, they did. That's how they got all the way from the circuit breaker to the control box which has the solenoids and the contactors. All the way out to the actual fountain itself. So, you start here. The contactor was just chattering, it was having difficulties making contact. So, that's what we started with and got that replaced and that wasn't the issue. They tried to circuit board and that wasn't the issue. They came back out and pulled the whole thing out and determined that the pump and the motor was bad and needed to be replaced. So, that's where we are at right now.

Ms. Barr: Do you have a monthly maintenance agreement on that thing?

Mr. Scheerer: No.

Mr. Nembirkow: So, how long has the pump and the motor been in there? If you have any idea. Did they tell you?

Mr. Scheerer: I really don't know when it was installed.

Mr. Nembirkow: That one fountain has been out because I play golf on that thing all the time. The one on the right is fine usually.

Mr. Scheerer: Well, the one coming in is the one that is out. The one as you are exiting to 27 is the one that is working.

Mr. DiCocco: Let's see how long do they run? Do they run 24/7?

Mr. Scheerer: No, they run from morning until about 10:00 at night.

Mr. Flint: It's kind of the nature of the beast with these things. These fountains are a maintenance issue. Now, the one on the roundabout, I think that's under control. When Brian Smith was here, he did a lot of work on that fountain. I think he got that under control. As far as these motors go, it's just these things are a maintenance issue.

Ms. Newberry: Any golf course that I've ever played on, has always had issues with the pond fountains.

Mr. DiCocco: It's like a pool pump.

Mr. Flint: You usually don't have maintenance contracts on pond fountains as much as you would with the fountain in the roundabout because that needs to be cleaned and filters changed.

Mr. Wilson: Do you have a preference between these two?

Mr. Scheerer: Well, like I said, I've never used Heritage Solutions to install fountains or fountain motors.

Mr. Flint: If you're not concerned about \$700, I would go with Lake Fountains just because they are tried and true. They do a lot of work in Champions Gate.

Mr. Scheerer: We've had them to install new fountains from permitting all the way to installation.

Ms. Newberry: Low balling is not always the best thing to do.

Mr. Manjourides: No, it's a different motor.

Mr. Nembirkow: Are we required to take the low bid?

Mr. Flint: No, you are not.

Mr. Nembirkow: Aright, that's why I want to be clear. Because if you are more familiar and more comfortable with Lake Fountains doing the work for \$700 it makes no sense to go with the low bid.

Mr. Flint: If you're not worried about \$700, I'd go with them. Heritage Solutions is a good company, but they do a lot of different things. Likely, they have subcontracted this to somebody. So, they're not going to be doing it directly. They are a good company, both of them are. They will stand behind their work.

Mr. Nembirkow: And you know the pump, the Berkeley pump. You've had experience with that, verses an unknown.

Mr. Flint: Those were all good questions.

On MOTION by Mr. DiCocco, seconded by Ms. Newberry, with all in favor, the Proposal for Fountain Repair with Lake Fountains, was approved.

#### **B. Discussion of District Engineering Agreement with KPM Franklin**

Mr. Flint: The next business item is a discussion. You currently have a contract, and it originally was with Franklin Hart & Reid. That's your District Engineer. They reorganized and they were bought out and became KPM Franklin. Mike Enot who is here is serving as the District Engineer. Prior to Mike being here, Dave Reid was the District Engineer and Dave has moved to Hamilton Engineering, which they have an office in Orlando now. They were out of Tampa. I put this on the agenda because the Stoneybrook South at ChampionsGate made a motion at their last meeting to give KPM Franklin notice, hire Hamilton as the interim engineer, and then advertise for a request for qualifications for a new engineer. Because of the synergies between both Districts, I thought I would put it on here for Board discussion. I think KPM could continue to serve as District Engineer. I think Mike might be phasing out of his work on the CDD side. So, it's a matter of whether you want to have the same engineer as Stoneybrook South at Champion's Gate. That's really the Board's call on that.

Mr. Manjourides: So, what are the advantages of having the same engineer?

Mr. Flint: If you selected Hamilton, you've got the historical knowledge going back to, I think, the formation of the District. There are going to be some common issues I think both Districts deal with. Whether there's a benefit to having the same engineer involved in that or some efficiencies, there probably is, but they may not be significant. You've got the same Manager for

both Districts. Going forward, there's not a lot of engineering work. Once the construction is done, there's not a significant amount of engineering work. You still have some environmental permits and storm water permits, those sorts of things that have to be dealt with by the Engineer. Since the roads are owned by the HOA, that would often be something that would the engineer would be involved in. Since this CDD doesn't own the roads, that's not a significant issue. You have the storm water system and the environmental permits and those sorts of things.

Mr. DiCocco: So, if we go with Hamilton we have the same engineer that we had previously? Did he go over to Hamilton, correct?

Mr. Flint: Dave Reid, yes. Well, what you would have to do because hiring an engineer falls under what's called the Consultants Competitive Negotiation Act. It's a state statute that anything over \$25,000 engineering or architectural, you have to go through a bidding process. What the other district did is they exercised the notice provision and KPM Franklin's agreement, hired Hamilton as the interim District Engineer, then issued an RFQ for engineering services. The Board has a lot of discretion in the RFQ process when those responses come back to weigh prior experience and those sorts of things.

Mr. DiCocco: We are not compelled to take the lower bid then?

Mr. Flint: No, the price isn't a factor. You do it solely based on qualifications. There's a set of criteria that is specified. You're not allowed to consider price for engineering services. When you select them, you've got to select based on qualifications and then negotiate price.

Mr. Nembirkow: So, your recommendation is?

Mr. Flint: I don't really have one. I'm putting it on here because I think it is an issue. There probably is some benefit to having the same. I don't know what KPM Franklin's position is going forward on providing CDD District Engineering services.

Mike Enot: All I can say is that KPM Franklin is going to have to present you another engineer to do CDD work going forward. That's where we are at, so I can't speak on that behalf.

Mr. Flint: So, Mike's not going to continue to be serving as the staff person for KPM Franklin. Whether they are able to provide somebody else, I don't know the answer to that.

Mr. Manjourides: Do you think it's better for us to go and put it out for bid to see competitive pricing?

Mr. Flint: You can't do it on price. It's based on qualifications.

Mr. Manjourides: Oh, I see. So, we are going to get somebody new that's coming in. We don't know their qualifications.

Mr. Flint: Well, what I am recommending is if you want to do this, you would retain Hamilton Engineering as the interim District Engineer and Dave Reid would be the person that would serve as the interim District Engineer. He's got the history back to when the district was formed.

Mr. DiCocco: So, then at the time that we have to choose, we would?

Mr. Flint: You can either stay with Hamilton or you can choose somebody else.

Mr. DiCocco: Right, but with his historical background, in my opinion only, would lean towards the guy that's been doing it before. Let's proceed with the process of taking the recommendation and then letting it go to bid and decide later.

Mr. Flint: Okay.

Mr. Nembirkow: So, after the bids comes in how do we do due diligence on these bidders? Because you are only looking at professional qualifications and ability.

Mr. Flint: Well, we have a 1 page bid document and it has to be advertised in the newspaper. The responses are fairly standard.

Mr. Nembirkow: I understand the process, I'm just saying that once there are three finalists that come in and we have 1 sheet of paper. None of us are professional engineers. I don't feel qualified unless I have some background information of what they've done.

Mr. Flint: They will submit that information.

Mr. Nembirkow: It's only going to be a 1 page summary, right?

Mr. Flint: No.

Mr. DiCocco: The RFQ will be huge.

Mr. Nembirkow: I'm just trying to figure out exactly. The engineer is pretty important element.

Mr. Flint: You have a set of criteria that you are required to use that will consider their experience, their financial capability, their personnel, their ability to meet time requirements during the understanding of the scope. Those are standard, and they're going to submit a proposal that in theory will provide you enough information that would compare against the criteria and be able to rate those.

Mr. Nembirkow: My assumption was that you and your staff would be going through those with a fine-tooth comb.

Mr. Flint: Yes, we will go through them.

Mr. Nembirkow: Give a recommendation to us ranking them based upon your experience with them or not.

Mr. Flint: Ultimately, the Board is the entity that's got to rank them, I can't do that. But I can get with you individually if you've got questions. You may only get one proposal, it may be Hamilton Engineering. A lot of time on these District Engineering RFPs, there isn't a lot of interest. If you get multiple proposals, you could also ask for presentations if you wanted to.

Mr. Nembirkow: So, we take one step at a time. We go out there and put the RFP out and see what we get, right?

Mr. Flint: Right.

Mr. Nembirkow: If you only get one proposal, there is not a whole lot of comparing to do.

Ms. Newberry: Right now you are asking to approve an interim with David Reid doing the work?

Mr. Flint: Well, what I would ask is three steps. One would be exercise the notice in KPM Franklin's contract, we will send out a letter. I think it's a 60 day notice provision, whatever the notice provision is we'll send the letter. Retain Hamilton Engineering as interim District Engineer and then authorize staff to issue the RFQ. Those three things.

Mr. Manjourides: How long is the contract?

Mr. Flint: It's ongoing. It doesn't need to get renewed. It just automatically extends itself. The way we do it going forward, it's got a 30 day without cause termination provision, with cause you can do it immediately. Anytime you wanted to get out of the contract, you could. Attached to it is an hourly rate schedule and it contemplates that if there's specific work product, you can issue addendums to defining that work product. It can either be based on time and materials or fixed fee. There's three different ways to do it. If it's just general services attending CDD meetings, that falls under the overall.

Mr. Manjourides: Is it going to cost the CDD money to do this process?

Mr. Flint: The only cost is the ad that goes in the paper. That's a couple hundred dollars. We have the standard RFQ and we place the notice in the paper.

Mr. Nembirkow: Move forward with the process.

On MOTION by Ms. Newberry, seconded by Mr. Manjourides, with all in favor, Noticing KPM Franklin, Hiring Hamilton as Interim, and Issuing an RFQ for Engineering Services, was approved.

## **FIFTH ORDER OF BUSINESS**

### **Staff Reports**

#### **A. District Counsel**

There being none, the next item followed.

#### **B. District Engineer**

Mr. Flint: Mike, do you have anything for the Board?

Mr. Enot: No, the only thing that we spoke briefly about we are still finishing the end of the year audit. We need to go through to do the review and submit that and let you know the transfer. We will get that back to you guys.

Mr. Flint: We require a letter for the audit each year where the engineer inspects the district's infrastructure and confirms that it is properly maintained and we carry the proper insurance. That's an annual requirement. KPM Franklin is still going to perform that under their current contract.

Ms. Newberry: Okay.

#### **C. District Manager**

Mr. Flint: I don't have anything specific to report.

#### **D. Field Manager**

Mr. Scheerer: Sorry about the tardiness, I will try and get these in the agenda going forward in advance of the meeting. I have a brief report. The architectural fountain is working well and the lights are on. Irrigation inspections are ongoing. I know there was a request to take a look at an issue over by the lift station by the main entrance. One of the irrigation zones was running constantly; that is resolved as of the last meeting. Down To Earth did an ornamental grass cut back, and they are growing in nicely. There is a wall along Moon Valley that needed to be pressure washed because there was some mold and mildew, we got that taken care of. I didn't put a photo document on here, but that drain grade was reinstalled almost a day after the last meeting as requested by the Board. Some pending items that we have, I know we've been talking about this for a while, the possible reduction of annuals. So, if you look on the Field Manager's Report, there

are three areas that have anywhere from 100 to 300 additional annuals as opposed to the other entrances. I got with Down To Earth and we went and looked at those three entrances. The red arrows indicate where the extra annuals are in comparison to the rest of the neighborhood entrances. The only place they have them is the center monument. So, there is a potential reduction at Leader Board of 300 annuals. It's \$1.65 an annual with a potential quarterly savings of \$495. So, every one of these prices are quarterly prices. Moon Valley we could reduce it by 100 and make it the same as the rest of them. If you wanted to do less than that, you could do that. Again, it's \$1.65 per quarter and then Dove Valley has the potential reduction of 300. The Board indicated they didn't want to reduce any annuals at the fountain, at the roundabout. So, we left that alone. Again, annuals cost the District installed \$1.65 per annual. That would be an annual savings of about \$4,000 possibly.

Mr. DiCocco: What's the annuals cost? Isn't that about \$30,000 annually or something?

Mr. Flint: Well, we do approximately I think 5,500 total annuals on rotation.

Mr. DiCocco: But still \$4,000 is a significant savings.

Mr. Nembirkow: Will that look as good as it did before? Will it detract from it?

Mr. DiCocco: No, look where they are. They are way off the entrance.

Mr. Scheerer: We also had Down To Earth provide you with a proposal as well. There are some recommendations to put in some Indian Hawthorn where we are going to take out all these flowers. It's \$1,700 so you will recoup that savings over time and we will just put perennials back in those places.

Mr. Manjourides: That makes more sense.

Mr. Scheerer: And all the rest, other than these three entrances, the other neighborhood entrances only have annuals in the median. So, this would bring all of these in line with the rest of the community should the Board so choose to do so.

Mr. DiCocco: The Indian Hawthorne bloom too.

Mr. Scheerer: Yes, a little white flower.

Mr. DiCocco: Great.

On MOTION by Mr. DiCocco, seconded by Ms. Newberry, with all in favor, the Removal and Replacement of Annuals, were approved.

**SIXTH ORDER OF BUSINESS**

**Supervisor's Requests and Audience Comments**

Mr. Scheerer: I'll take a look at that gas line easement after the meeting.

Mr. Nembirkow: Yes, that was kind of ugly there.

Mr. Scheerer: Yes, we will take a look at it.

Mr. Nembirkow: And they can throw some heavy machinery on there, there's yellow dirt all over the grass on the other side. So, just take a look at it. And the other thing was that gas line as you enter across from the tennis courts. My understanding was they would decorate it or plant it or something.

Mr. Manjourides: Put a couple of bushes around it.

Mr. Manjourides: Nicholson Court, the globe, the light does not work. Does that come in under us?

Mr. DiCocco: No, you report that to Duke. The homeowners usually do that. The light across from the common area?

Mr. Manjourides: No, no, the light on the street.

Mr. DiCocco: Oh, you mean on the monument.

Mr. Manjourides: Yes, is that on us?

Mr. Scheerer: Well, it's on the monument, so I'll take a look at it.

Mr. Scheerer: I'll get with Elvis, he says he wants to spend some time with me today. So, we will hang out.

Mr. Nembirkow: I don't know if this is a golf course question, HOA question, or a CDD question. When you drive your golf cart from you house to the golf course and you go down Dove Valley, people are going between two houses. That's not their lot, it is common property. That's getting really torn up.

Mr. Martinez: Are you talking about the end of Dove Valley headed to hole 18?

Mr. Nembirkow: Yes, right.

Mr. Martinez: Chris Russel and I both went out there because we saw that was a problem. There is an easement between the two homes, but it's really being destroyed. We were thinking about two options. Either one, putting up a sign that says, "No Entrance," through there or making an actual path.

Mr. Nembirkow: The cart path makes more sense because if you go down 17 and cut across 18, you're putting yourself in danger of getting hit by golf balls.

Mr. DiCocco: Well not only that, people are going to ignore the sign.

Mr. Martinez: So, we had two options and if you look on hole #2, they did a gravel path instead of a cement path. We are either thinking of gravel or cement. In either case, I told Chris that I would want, if you look on hole #2 it's kind of laid out without barriers. I told Chris that we would want barriers so it can look nice and straight. The only problem is, we are going to have to hire a surveyor to come out and tell us where the easement ends. We don't want to encroach onto the homeowner's property.

Mr. Nembirkow: If you put gravel down, it's going to get into their yards and then you're going to have a whole series of complaints. If you put concrete down, it's down.

Mr. DiCocco: It's more aesthetically pleasing.

Mr. Nembirkow: Because I looked at that and thought if they put stone down, they would have to put edging down and maintenance on a regular basis.

Mr. Martinez: All we need right now is the surveyor to come out and tell us where exactly where we can lay down. Then we will get a company to come out and give a proposal to the Board.

Mr. Manjourides: Just one more from a layman's perspective. It's just pure stupidity, over on the new section. What is that thing in the middle?

Mr. Nembirkow: That doesn't bother me, but they left a little gap in there for grass to grow. Just concrete the whole thing would make more sense.

Ms. Newberry: By the sidewalk.

Mr. DiCocco: By the sidewalk and then they have a detour because of a pipe.

Mr. Manjourides: Then there's a little tiny spot.

Mr. Nembirkow: You're never going to grow grass because cart wheels will be going over there.

Mr. Martinez: I can ask Tim to see what his plans are there. I'm pretty sure that they planned it to weed grass in that area.

Mr. Nembirkow: It's not going to work, I'll buy the concrete.

Mr. Manjourides: The trees that are on the street. Are those CDD?

Mr. Flint: It depends where.

Mr. Manjourides: Between the sidewalk and the street. Who owns those?

Mr. Scheerer: I believe in the areas that it's common area for CDD to maintain, they would be ours.

Mr. Nembirkow: Well, if you come from 13 and you go over to 14, the nice trees over there, the roots are just pushing the sidewalk right up. The sidewalk is all cracked over there.

Mr. Scheerer: I would have to see where they are at.

Mr. Martinez: He's talking about right after you pass the palm trees, there's a sidewalk on your right-hand side.

Mr. Scheerer: Let's look at that today.

Mr. Nembirkow: Then you go across the road and you go to the restroom there.

Mr. Scheerer: I know the areas that part of the Check Registry that you saw today, there was some money in there for the sidewalk repair, we did. We repaired all those sidewalks that were part of the CDD's responsibility earlier or later in the year last year. So, Elvis and I will take a look. I am assuming you know where they are.

Mr. Nembirkow: Before someone trips and falls and hurts themselves.

Mr. Scheerer: We will take a look at it and if it is CDD's responsibility we'll handle it.

Mr. Martinez: Right before the architectural fountain, there's a bathroom on the right-hand side and there's some trees.

Mr. Manjourides: The CDD doesn't do any of the side streets, just the main roads and common area? There's a bunch of palm trees when you are coming in from 27. I don't know the name of that road.

Mr. Martinez: That's Double Eagle Drive.

Mr. Manjourides: There's a group of 4 trees on the right and then 4 trees on the left that haven't been trimmed.

Mr. Martinez: The palm trees?

Mr. Manjourides: Yes.

Mr. Martinez: Those are done once a year by the CDD.

Mr. Manjourides: No, I know. They weren't trimmed last year.

Mr. Martinez: Last year they were trimmed.

Mr. Manjourides: No, if you take a look at them all, you'll see that those were not trimmed.

Mr. Martinez: I'm not sure, we'll have to take a look at it.

Mr. Scheerer: We'll take a look at it today.

Mr. Manjourides: I'm just wondering who was responsible? Does Down To Earth do the palm trees for the Golf Club too?

Mr. Martinez: Yes.

Ms. Newberry: Golf, no.

Mr. Martinez: No, for the HOA to the CDD is Down To Earth.

Mr. Manjourides: But somebody else does for the golf?

Mr. Martinez: Ethan's crew does it for the golf course.

Mr. Manjourides: Okay, this might be the golf.

Ms. Newberry: That may be the golf.

Mr. Manjourides: Yes, I've got some pictures for you, so you can see.

Mr. Martinez: I'll let George continue with the meeting and we can get together after the meeting.

Mr. Scheerer: Yes, those are golf course.

Mr. Manjourides: So, do we get in contact with the golf course or can you do that?

Mr. Scheerer: Elvis will handle it.

Mr. Nembirkow: There's a dead tree on the golf course too. It's a big one on 13, half the tree is dead.

Ms. Newberry: I'd love for it to be gone. The women have to hit right over the tree.

Mr. Manjourides: The other thing is, the houses ChampionsGate sign, those houses that you walk through. Is that CDD?

Mr. Martinez: Yes.

Mr. Manjourides: Not the arch itself, but there's a little covered area that the sidewalk goes through.

Mr. Martinez: Those are CDD.

Mr. Manjourides: On Bellacita, there's a lot of damage. I think the kids are doing it.

Mr. Martinez: That is correct. They draw profanity on it and they kick it.

Mr. Manjourides: I've got some pictures here that everybody can look at.

Mr. Wilson: You're not going to stop that though unfortunately.

Mr. Manjourides: No, you're not going to stop it, but it's going to need to be repaired.

Mr. Martinez: You can repair it and it will happen again. The only way that you will be able to have that stopped is you have somebody there in the morning and the afternoon.

Mr. Manjourides: Well, the thing is, you could put some kind of piece of metal around the corners. You know how they do for skateboards and things like that? When they put it on the corners of things so people will stop kicking it and whatever.

Mr. Nembirkow: So, the first thing we're going to do is, we will send a letter to the Director of the charter School. Clearly before the school opened there was no damage there that we know of. Now since the kids wait out there all of the time and for the repairs, we will charge you.

Mr. DiCocco: Exactly.

Mr. Nembirkow: Then they will send somebody out there to watch them.

Mr. Scheerer: How do we know if it's the charter school or if it's high schoolers?

Mr. DiCocco: It's the charter school. It's the only school there and they walk across the street.

Mr. Nembirkow: And the parents park along there and wait to pick them up in the afternoon.

Mr. DiCocco: Buzz is exactly right. Don't threaten them, just tell them exactly what you're going to do.

Mr. Nembirkow: Here's the damage that's been caused and here's what the cost is to repair it. We are going to send you the bill. It's clear that your students have done it. That's what I would do. Then if they don't do anything, then we take it another step.

Mr. Manjourides: I just wanted to make them aware.

Mr. Nembirkow: We want them to supervise their kids is what we want them to do.

Mr. Manjourides: Absolutely, then there is one other thing. The sign as you are going over, there's a wire that must have broken. Somebody repaired it with just a couple of those wire connectors. It's going to fall.

Mr. DiCocco: Is that an electrical wire you're looking at?

Mr. Manjourides: Yes, it lights up the sign.

Mr. Scheerer: I don't know if it's electrical or if it's a grounding issue. We'll take a look at it.

Mr. Manjourides: Now on the West side, where the bushes are, who owns those bushes?

Mr. Flint: On Westside Boulevard?

Mr. Manjourides: You know, when you are coming out of the gate and you turn right. Then you go along the retreat houses.

Ms. Newberry: It's on the West side.

Mr. Manjourides: There's a little fern and they have bushes that go all the way down.

Mr. Scheerer: Between the homes and the bushes that are on the new homes?

Mr. Manjourides: Yes.

Mr. Scheerer: Those are CDD.

Mr. Manjourides: Okay, there is all kinds of debris from construction left behind the bushes and in the bushes. There are long pipes, about 20 foot long, and it needs to be cleaned up.

Mr. Nembirkow: A man on my street does construction there and I know it's going to get cleaned up eventually. I haven't complained about it. When the guys were working on those houses putting in the pool screens, they just drove their cars all over it and it's all destroyed.

Mr. Flint: You're talking about on the other side.

Mr. Manjourides: Where it's going to be four lanes.

Mr. Flint: I think Lennar is going to remediate that area.

Mr. Martinez: Once the homes are finished being built, Lennar comes back. If it's HOA property, what I do is go to Down To Earth, and I get them the proposal so that they don't have to go out and get a proposal. If it's the CDD, they probably do the same thing, but they're not going to finish it until it's done because it's just going to get damaged all over again.

Mr. Nembirkow: Just clean it up is what he's saying.

Mr. DiCocco: On the other side is the ChampionsGate CDD, but on our side where he's talking, yes. Somebody needs to go in behind those bushes and clean all that stuff up.

Mr. Nembirkow: We spend a lot of time worrying about the fountain coming in and making sure everything is pristine and then you come in the other way and it looks bad.

Mr. Manjourides: And then when you are coming out towards Westside on Oasis Blvd., they built a row of retreat houses behind the little pond there. They are not the single-family homes, they are a long trek of townhouses.

Mr. DiCocco: The ones with all the pool equipment exposed.

Mr. Manjourides: Yes, all the pool equipment is exposed in the back. I thought they were going to put up trees like they did up front like on Westside, but there's no bushes or anything and it's pretty ugly.

Ms. Barr: Where is this at?

Mr. Manjourides: If you're coming out Oasis Blvd. going towards Westside, right at the gate if you look right there's a pond there. It's a whole row of townhouses.

Ms. Barr: Okay, yes.

Mr. Manjourides: That needs to have some kind of bush because you can see all of the pool equipment.

Mr. DiCocco: It's pretty ugly.

Mr. Manjourides: I've got one more thing. The mulch increased, and I was just wondering why? It went from \$15,000 to \$20,000. Did they have more mulch?

Ms. Newberry: There are more houses.

Mr. Scheerer: I'll have to get on that proposal in the morning and take a look at it.

Mr. Manjourides: That's a lot of money. That's about 20%.

Ms. Newberry: It is 33%.

Mr. Scheerer: I'll take a look at that for you.

Mr. Flint: We will get back with you on the mulch question. Are there any other Supervisors' requests?

Mr. Nembirkow: I just wanted to double check the meeting dates, so everybody is clear on when our next meetings are.

Mr. Flint: The next meeting is June and you will have the budget on that. The proposed budget will be June 3<sup>rd</sup> and then August 5<sup>th</sup>. So, the proposed budget will be on June 3<sup>rd</sup> and then the final budget will be on August 5<sup>th</sup>.

## **SEVENTH ORDER OF BUSINESS**

## **Adjournment**

Mr. Flint asked for a motion to adjourn the meeting.

On MOTION by Ms. Newberry, seconded by Mr. Wilson, with all in favor, the meeting was adjourned at 10:44 a.m.
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Secretary/Assistant Secretary

  
Chairman/Vice Chairman