

**MINUTES OF MEETING
BAYSIDE IMPROVEMENT AND BAY CREEK
COMMUNITY DEVELOPMENT DISTRICTS**

The Boards of Supervisors of the Bayside Improvement Community Development District and Bay Creek Community Development District held a Joint Regular Meeting on September 23, 2019 at 2:00 p.m., at the Pelican Landing Community Center, 24501 Walden Center Drive, Bonita Springs, Florida 34134.

For Bayside Improvement CDD:

Walter McCarthy	Chair
Bernie Cramer	Vice Chair
John Crew (via telephone)	Assistant Secretary
Jim Nicholson	Assistant Secretary
Bill Nicholson	Assistant Secretary

For Bay Creek CDD:

Mary McVay (via telephone)	Chair
Robert Travers	Assistant Secretary
Donald J. McBride	Assistant Secretary
James Janek	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Cleo Adams	Assistant Regional Manager
Dan Cox	District Counsel
Wes Kayne	District Engineer
Bill Kurth	SOLitude Lake Management
James Dougherty	SOLitude Lake Management
Kristina Kennedy	SOLitude Lake Management
Doug Kucera	Field Manager
Paul Kemp	Irrigation Manager for Joint CDDs
Steve Backman	PLCA General Manager
Mac _____	PLCA Project Coordinator
Gail Gravenhorst	Resident/PLCA Landscape Committee
Nina Landon	Resident/PLCA Liaison
Anne Cramer	Resident

FIRST ORDER OF BUSINESS

Call to Order/Phone Silent Mode/Pledge of Allegiance

Mr. McCarthy called the meeting to order at 2:00 p.m.

All present recited the Pledge of Allegiance.

SECOND ORDER OF BUSINESS

Roll Call

Mr. McCarthy asked Supervisors and Staff to state their names. For Bay Creek Community Development District, Supervisors Travers, Janek and McBride were present, in person. Supervisor McVay was not present at roll call. Supervisor Glueck was not present. For Bayside Improvement Community Development District, Supervisors Cramer, William Nicholson, Jim Nicholson and McCarthy were present, in person. Supervisor Crew was attending via telephone.

On MOTION for Bayside by Mr. Jim Nicholson and seconded by Mr. William Nicholson, with all in favor, authorizing Mr. Crew's attendance and full participation, via telephone, due to exceptional circumstances, was approved.

THIRD ORDER OF BUSINESS

Public Comments: *Agenda Items*

There were no public comments at this time.

FOURTH ORDER OF BUSINESS

Staff Report: District Engineer: *Barraco & Associates, Inc.* [Both]

Mr. Kayne stated a draft of the National Pollutant Discharge Elimination System (NPDES) Cycle 4, Year 2, MS 4, Annual Report would be sent to the Board prior to the next meeting and stated it would be included for discussion. Mr. Lee Simmons advised him that an extension from the Department of Environmental Protection (DEP) would be sought due to Lee County's current IT issues causing delays in obtaining monitoring data that is used in the Report.

Mr. McCarthy stated that Lee County's computer systems were hacked and the entire County was unable to access any of its data.

Ms. McVay joined the meeting at 2:04 p.m., via telephone.

On MOTION for Bay Creek by Mr. Travers and seconded by Mr. Janek, with all in favor, authorizing Ms. McVay's attendance and full participation, via telephone, due to exceptional circumstances, was approved.

Mr. Kayne presented the revised Lake and Wetland map that includes Wetlands W27 through W30, which were originally omitted by the District's former engineering firms. Mrs. Adams received the map to include in the upcoming request for proposal (RFP).

Mr. Kayne asked if the upland preserve, the natural areas outside the wetlands, would require a separate contract or if it should be included in the map, as it was not on the original map. Mr. McCarthy replied affirmatively; the map should include the upland preserves and other upland drainage areas. Mr. Adams stated, if included, the agreement with The Colony must be revised, as it owns those areas, which were not a part of the stormwater permit.

FIFTH ORDER OF BUSINESS

Lake Maintenance Report: *SOLitude Lake Management* [Both]

Mr. Kurth introduced Mr. Dougherty, the Regional Manager, and Ms. Kristina Kennedy, the new Customer Service Representative, who, with a strong background in biology and water quality analysis would take a more active role in reporting to the District.

Mr. Kurth presented the September 2019 Monthly Report and highlighted the following:

- Use of contact herbicides to combat bladderwort was implemented. Sonar treatments would commence in October, at the end of rainy season.
- Nano-bubblers: Six were installed a month ago and are functioning properly. The two larger lakes were expected to be clear by next month.
- Lakes B-1, D-7, D3-A were being treated for algae growth and vegetation was being cut.

Mr. McCarthy stated that he raked and removed three barrels full of alligator weeds that accumulated over a couple of weeks in Lake A-2, after observing the Technician simply inspecting the lake. He voiced his opinion that SOLitude was negligent and asked them to do a better job monitoring the lakes. Mr. Kurth stated Mr. Land performs inspections, treats the lakes and was responsible for overseeing staff. He asked for Mrs. Adams to be notified of any observations out of the norm, so SOLitude could be notified immediately to correct the matter.

SIXTH ORDER OF BUSINESS

PLCA Landscape Committee Report

Ms. Gail Gravenhorst, resident and PLCA Landscape Committee Member, distributed the September 23, 2019 Pelican Landing Landscape Report and reported the following:

- The Landscape Committee was seeking a new Committee volunteer, in light of Mr. Jim Nicholson's recent resignation. Mr. Nicholson would be missed.
- JLR's preliminary concept plans to redesign the Spring Creek roundabout were provided to Mr. Kucera and Mr. Kemp, to aid in facilitating full cooperation and to prevent future irrigation maintenance issues.
- Trees & Stumps R Us: Contract to clear and remove all material except one Royal Palm and 16 Thrinax was executed. Work would commence the week of September 30th.
- October 10th Meeting: The Committee would recommend to the Pelican Landing Board to provide funds for the inner Spring Creek Circle plantings.
- In areas not subject to redesign, the PLCA would confer with the Architect to provide suggestions as to what should be implemented in the sparse areas identified in PLCA by District Staff and others.

Ms. Gravenhorst distributed the September 23, 2019 Colony/CDD Report and reported the following:

- Next Joint Meeting: October 18, 2019: District Staff and others received three of the five concept plans from Mr. Windham, for the middle fountain, the Bay Club and the north entrance areas projects, to arrive at a design that can deliver landscaping up to The Colony's standards.

Mr. Cramer recalled work in the area several years ago and drainage issues that needed to be addressed and asked Mr. Kemp and Mr. Kucera if they were working on that. Mr. Adams stated the preliminary design for the inner circle at Bay Creek took drainage to receive and contain stormwater into consideration but it would need to be permitted, once it is approved.

Mr. Cramer asked if the PLCA would obtain the appropriate permits for vegetation removal, etc. Ms. Gravenhorst stated the PLCA provided the Architect with the original engineering plans so that it acknowledges that a drainage problem exists. Mr. Adams stated proposals to remove eight full-size oak trees were being obtained. He recalled that the Districts obligated using budgeted, unspent Fiscal Year 2019 funds, once the PLCA secures the permits and the Districts agree to the plans. Mr. Cramer stated it was important to him that

Management works alongside the PLCA on the vision, as he did not want the Districts to be caught in a situation as the City of Bonita Springs efforts are to keep Spring Creek wide open and clear and which Mr. Cox spoke about at the recent seminar. Mr. McCarthy agreed.

Mr. Bill Nicholson asked if Mr. Boyd was expected at this meeting. Mr. Adams replied affirmatively; however, he has not contacted him regarding his whereabouts.

Mr. Bill Nicholson asked about the status of the Landscape Maintenance Agreement, since it was not a specific agenda item. Mr. Adams stated the revised Agreement, incorporating the CDD and PLCA Board Members comments was sent to Mr. Backman early last week, along with a request for Managers to meet to resolve various adverse positions. Mr. Cox stated changes discussed at the last meeting that were the consensus of the Boards were incorporated, for Paragraphs 1 through 9 only; Paragraph 10 delineates the responsibility for replacing or paying for dead or dying plants.

Ms. McVay asked for the documents to be sent to her mother's residence, via U.S. mail.

Mr. Adams stated the title of the next agenda item should be Landscape Maintenance Activities Update and Report, which would be an ongoing agenda item, rather than Lake Maintenance.

Mr. Adams stated the items distributed at the Wednesday meeting with The Colony, were sent to the Boards.

SEVENTH ORDER OF BUSINESS

**Landscape Maintenance Activities Update
and Report**

Mr. Kucera distributed and highlighted the following completed and upcoming projects:

- Pelican Landing and The Colony: The beds were sprayed to control weeds.
- New plantings were installed along Bay Cedar Drive and Greenview Drive and were being monitored daily for proper irrigation.
- Indian Hawthorn was removed from the approved areas and would be replaced with sod. Mr. Kemp would modify the irrigation.
- Palm Trimming: Project would commence in October.
- Landscaping along the newly installed nano-bubblers would commence next week.
- The Colony: Turf was aerated two weeks ago to allow nutrients to penetrate to the roots.

- The Colony: Pine Straw would be applied the first week in October.
- Pelican Landing and The Colony: Shrubs and turf would be pulled the first week in October

Mr. Adams stated the strategy was to remove the remaining smaller areas of Indian Hawthorn, after Pelican's Nest Drive; the last project, which is the most intense, was the strip between Cypress Island and the reserve. Mr. Kemp stated it was better to redo the irrigation rather than add additional heads, as the roots were wrapped around irrigation wires and pipe.

Discussion ensued regarding the type and quantity of landscaping being installed around the nano-bubblers and tilling and proper grading where Indian Hawthorn was removed along Pelican Nest Drive when replacing it with turf, to prevent future maintenance issues.

Mr. McCarthy asked about the dead ficus hedges along Bay Cedar Drive. Mr. Kucera stated the area was treated for whitefly last week; new growth would be monitored and retreated weekly.

Ms. Gravenhorst asked that residents be notified that projects were underway in areas where Indian Hawthorn was being replaced with sod, specifically Lakemont Drive. Mr. Adams stated he would prepare and send a projects list specific to Cypress Island, The Reserve, and The Sawgrass communities to Mr. Backman to e-blast to residents and a separate projects list for all the communities would be sent to Mr. Kucera to e-blast to residents that would include the golfing community.

Mr. Kemp distributed and reviewed the Scheduled and Completed Activity Report for the remainder of the calendar year. Due to the software routine maintenance items, such as mowing and shrub trimming were omitted from the report.

Mr. Bill Nicholson asked if the software included a dashboard, a sort of metric system to obtain back log reports, decipher total manor hours versus crew size, etc., as he was concerned about whether only items that must be completed, rather than the entire operation as a whole, were being entered into the system. Mr. Kemp replied affirmatively and stated it would take time to create and require at least one year of data to understand the whole operation. He would discuss the software capabilities with Mr. Bill Nicholson and the types of reports requested with the BOSS LM representative during his weekly meeting.

Mr. Janek asked if the Districts were financially affected by restricting Bay Creek residents to irrigate only on certain days since water is purchased from Bay Creek and selling it

would provide incoming revenue. Mr. Adams stated he must research it but the CDD has restrictions since it requires being 100% on reuse water, which it is not, and both Districts were locked for consistency sake. 250,000 gallons of reuse water are assigned per day and that markup would be reviewed; most likely the irrigation rates need to increase by 25%, based on revenues being below the actual expense of the irrigation water. The District also sells to Pelican Nest Golf.

Mr. Adams stated the Bayside Parkway Pump Station filtering system would be replaced with a system similar to the one installed last year at Bay Creek last year. The \$73,000 cost was about half the amount of the current multi-disk system. The project would commence September 30, 2019 and take about one week to complete.

EIGHTH ORDER OF BUSINESS

**Continued Discussion/Update: City of
Bonita Springs Storm Water Utility Fees**

Mr. Cox provided an overview of the recently adopted City of Bonita Springs Storm Water Utility Fee Schedule. A \$50 assessment was levied, subject to a mitigation credit; however, the City did not define how it would be administered or the amount of the credit. Approximately 50% would be credited, which does not adequately address the mitigation that this Districts provide, as the Districts do not discharge stormwater into the City's system. Mr. Cox stated the deadline to challenge the determination of special benefit or fair and reasonable nature of the enforcements is September 29th. This could result in receiving a 50% credit and possibly an additional 25% credit, since the Districts discharge directly into the surface waters of the State, without any impact to the County's Surface Water Management System. He spoke to the City Attorney, in an attempt to abate a lawsuit, through an agreement stating that a variance procedure and a more defined credit program should have been researched before adopting the Resolution and enforcing a levy and the City Attorney stated he would discuss the Districts' position with the City Manager; a response was pending.

Mr. Cox asked if he should proceed with preparing the lawsuit, if the City was not interested; if so, a homeowner must sign on since the CDDs are not an affected property owner. The cost to prepare the law suit would be \$3,500 plus \$3,000 for mediation; the cost benefit was about \$12.50 per household per year. Mr. Cox explained why the City initiated the fee and why the Districts want to challenge it.

Mr. McCarthy stated the fee was implemented to fund capital projects outside Pelican Landing; however, the District infrastructure was already in place and it provides surface water management supervision, which residents paid for when they purchased their homes. The Districts are self sufficient and do not discharge into the City, as the water flows directly into the State's system. The City chose a non-ad valorem assessment to charge the fee rather than placing it on the tax rolls, due to political issues in controlling tax rates within communities. He noted Council's vote was four to three, and the proposal to reduce it to 50% was insufficient to cover cleaning the Districts' stormwater drains within the community and that the Districts have a mechanism in place to pay to mitigate problems. He stated he was not anxious to be a litigant, but, having a fiduciary responsibility to the constituents, he felt that residents should not pay twice.

Mr. Adams stated there were 4,527 total units between the two Districts of which, 3,600 to 3,700 homes were affected by this fee.

Ms. Gravenhorst stated she was representing the City Councilwoman Amy Quaremba, who was unable to attend the meeting, and discussed Councilwoman Quaremba's position, why she voted for the tax, why it was chosen over other plans and how the fee amounts were calculated.

Mr. Cox stated the fee is a special assessment, not a tax, and explained the criterion that defines each one. The fact the City adopted the program without defining the mitigation credit but acknowledged that a credit program was a prerequisite indicated wrongdoing; it would be too late if the Districts do not challenge it before the deadline expires, if the credit is not given to the homeowner the following year.

Mr. Crew believed that the Boards need to exercise the District's rights. He wanted to take whatever actions are necessary to protect those rights in the twenty day period; either to obtain a response from the City and receive at least a 75% credit or proceed with litigation; although, he did not want to be a litigant.

Mr. Cox suggested that at least one or two Board Members, as individual homeowners, would need to file the suit and then the Boards would intervene; he did not believe the Districts would have to go through litigation but it was needed to have the capability to respond to a claim.

Mr. McCarthy stated if the Districts felt it should intervene on the part of their constituents, he would not object to the use of his name on the suit. Mr. Travers and Mr. Crew felt the same way. Mr. Bill Nicholson felt that the biggest risk was not the \$50 initial fee but the \$10 or \$20 million stormwater overall they talked about doing over a 10 year period. He asked Mr. Cox if there was any liability or risk to the individual person with standing filing the suit. Mr. McCarthy believed that, because of the legal fees, the Districts need to participate in funding this endeavor.

During motion discussions, Ms. Anne Cramer, a resident, stated that an individual on the Board signed on as a litigant in the recent WCI lawsuit and felt that the CDDs should prepare an agreement with the individuals signing onto this suit, such that all invoices related to the suit would be paid by the Districts, to ensure no individual has to pay, specifically if it goes to appeals or is challenged. Also, it would be helpful if the PLCA intervened at some point.

A Board Member asked Mr. Steve Backman, the PLCA General Manager, to respond on behalf of the PLCA Board. Mr. Backman stated, as he was hired only four months ago, he would be remiss to speak on behalf of the PLCA Board.

On MOTION for Bay Creek by Mr. William Nicholson and seconded by Mr. Jim Nicholson, with all in favor, authorizing Mr. Cox to submit a challenge to the City of Bonita Springs opposing the proposed Stormwater Utility Tax, provided certain individuals sign on, and holding any CDD Board Members acting as the person of standing financially indemnified by the CDDs, was approved.

On MOTION for Bayside by Mr. Travers and seconded by Mr. Janek, with all in favor, authorizing Mr. Cox to submit a challenge to the City of Bonita Springs opposing the proposed Stormwater Utility Tax, provided certain individuals sign on, and holding any CDD Board Members acting as the person of standing financially indemnified by the CDDs, was approved.

Mr. McCarthy asked Mr. Backman to relay the Districts' position to the PLCA Board Members and asked for a summary of the Districts' intent to be included in the PLCA's October 10th meeting package.

Ms. Nina Landon, a resident and PLCA Board Member, speaking on behalf of herself, stated she supported the Districts' actions; she felt that it made sense.

NINTH ORDER OF BUSINESS

**Discussion: Management Response to
Landscape Maintenance Issues**

▪ **Discussion: Normalization of Deviance**

This item, previously the Tenth Order of Business, was presented in combination with the Ninth Order of Business.

Mr. McCarthy stated he wanted to publicly address this with Management to ensure that appropriate actions were being taken in response to the high degree of dissatisfaction he recently detected with the landscape maintenance issues.

Mr. Bill Nicholson stated several customers were unhappy and addressed their concerns in an email. He thought the best way to address these issues was to ask questions to the Boards, such as what is the culture of the District, is it correct, etc. An argument in the Naturalization of Variance article reflected his concerns, which were getting used to a situation that changes little by little until it becomes so much that it is alarming, such as speeding, vulgar language, general behavior, etc., and how, over twenty years, certain occurrences apply to the Districts. The Districts address corrective action more than preventive action and required further discussions to work on preventive actions so that corrective actions do not continue to reoccur. The culture of the Districts could be part of the preventive action and questioned if the Boards allowed this to creep into the culture.

Mr. McCarthy believed the Boards could do a better job, collectively, instructing Staff and getting Staff on board.

Mr. Crew stated the Boards need to reflect on the signals they give to Staff and provided examples of the Butterfly Garden maintenance and the plant replacement issue at The Colony, which he believed should be contracted out. He felt that further clarification to Staff was required; it was not whether Staff needs to get on board.

Ms. McVay stated everyone involved, from the Board, residents, etc., could do a better job. She provided an example of seeing something and not recognizing that it did not belong in the community and that matters need to be identified and addressed so that the Districts return to a first class neighborhood. The Golf Course was another entity that needs to follow rules, as it is not maintained to the PLCA design review standards. She noted the community is 30 years old.

A Board Member stated the Boards should not focus on their performance, based on the two comments, which were not accurate; although, that does not mean the Boards, as a group, could not perform better and look at projects differently. He believed the Landscape Maintenance Agreement would help with the current issues.

Mr. McCarthy stated the PLCA and The Colony Boards should earnestly address their issues directly.

Mr. Adams stated that he attended the PLCA meeting and toured the community with a PLCA representative, which had not occurred for several years and about 50% was covered, including the program and upcoming expectations, which, for some time, Staff typically self directed projects. He distributed notes from The Colony Workshop Meeting with Staff and discussed the topics and concerns and noted that the various issues were not being communicated to Staff, some of which could have been speedily resolved. He discussed this plan to work with Staff, revise the Key Activities List into a spreadsheet, what data would be incorporated and that tasks would be reviewed and updates would be provided weekly so that actions would be more proactive than reactive. He discussed the turf issue and fertilization and stated he would inquire about an opportunity to receive an exemption since the Districts have a large roadside program managed by one entity.

Mr. McCarthy stated individuals need to be told of the importance to notify Staff if something is not right.

Mr. Adams stated beside his monthly tour of the community, Mr. Olson would tour weekly with Mr. Kucera to review the rolling activity list. Due to the comments he heard about certain crew leaders, he would review whether the correct person is in the position and schedule the Horticulturist to train crew leaders of the proper way to trim certain plant species.

Mr. Bill Nicholson encouraged Mr. Adams and Mrs. Adams to meet with the PLCA to discuss maintenance tasks and planning, similar to how they partnered with The Colony Landscaping Team. He referred to the upcoming training and gave two charts to Mr. Adams referencing the benefits of training and what type of training is more effective than others.

Mr. Jim Nicholson stated the Districts need to determine their responsibilities, which differs from what the PLCA requested in the meeting.

Mr. Adams stated that, during the tour, he discussed with Mr. Backman that, if the timing was right, the Districts could coordinate with the PLCA to purchase tax exempt materials.

Mr. Jim Nicholson stated that he observed in The Colony that, during their breaks, the crews laid down in the trucks with the door open, which he felt was unsightly. Mr. Adams stated he would address that concern in the program and advise Mr. Kucera to identify areas conducive for the crews to take breaks.

TENTH ORDER OF BUSINESS

Discussion: Normalization of Deviance

This item was presented during the Ninth Order of Business.

ELEVENTH ORDER OF BUSINESS

Irrigation Reports

- A. High User**
 - i. Bayside Improvement CDD**
 - ii. Bay Creek CDD**
- B. Penalty Usage Summary**
 - i. Bayside Improvement CDD**
 - ii. Bay Creek CDD**
- C. Zero Consumption**
 - i. Bayside Improvement CDD**
 - ii. Bay Creek CDD**

These reports were included for informational purposes.

TWELFTH ORDER OF BUSINESS

**Acceptance of Unaudited Financial
Statements as of August 31, 2019**

Mr. Adams presented the Unaudited Financial Statements as of August 31, 2019. A budget amendment would be presented at the next meeting, to avoid findings in the Fiscal Year 2019 audit, as certain line items exceeded budget. Surplus fund balance would be used to offset any overages. Revenue related to Bay Creek's Irrigation User rates was still incorrect.

Mr. Bill Nicholson asked if The Tides notice regarding the HOA change was sent. Mr. Adams stated Mr. McCarthy would execute it later in the week.

Ms. McVay asked for the increase amount to Bay Creek's CDD irrigation user rates and if the CDD would send notifications. Mr. Adams stated the increase was 25%, slightly over \$1 and

still less than most municipalities. The change requires revising the Rules, which requires an advertised public hearing; separate mailed notices are not required. Ms. McVay felt that sending an explanation for the increase, one month before the first bill; helps create a better relationship with the residents. Mr. Adams suggested sending the notice to the Associations so they could adjust their budgets, since most users reside within an Association.

Mr. McCarthy recalled adjusting revenue percentages during budget season but he was unsure if that was sufficient, since all the revenues should be close to 100% at this time and the General Fund was short 2%. Mr. Adams stated Tax Certificates could still be coming and suggested monitoring during Fiscal Year 2020 to determine whether changes were necessary. The reconciliation report would be sent to the Boards. The Financials were accepted.

THIRTEENTH ORDER OF BUSINESS

Approval of Minutes [Both]

- A. August 26, 2019 Joint Workshop**
- B. August 26, 2019 Joint Public Hearings and Regular Meeting**

Mr. McCarthy presented the August 26, 2019 Joint Workshop and Joint Public Hearings and Regular Meeting Minutes.

On MOTION for Bayside by Mr. Cramer, and seconded by Mr. Jim Nicholson, with all in favor, the August 26, 2019 Joint Workshop and Joint Public Hearings and Regular Meeting Minutes, as amended to include any additional edits provided to District Management, were approved.

On MOTION for Bay Creek by Mr. Travers and seconded by Mr. McBride, with all in favor, the August 26, 2019 Joint Workshop and Joint Public Hearings and Regular Meeting Minutes, as amended to include any additional edits provided to District Management, were approved.

FOURTEENTH ORDER OF BUSINESS

Action Items (Both)

This item was deferred to the next meeting.

FIFTEENTH ORDER OF BUSINESS

Old Business (Both)

There being no old business, the next item followed.

SIXTEENTH ORDER OF BUSINESS

Staff Reports (Both)

A. District Counsel: *Dan Cox, Esq.*

Mr. Bill Nicholson asked if there were consequences to the CDDs if landscaping was outsourced. Mr. Cox stated doing so would be a difficult task and explained that the Districts would need to unwind the present operation, sell off its assets and deal with any personnel issues during the transition period.

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

i. Monthly Status Report: Field Operations

The September 23, 2019 Monthly Status Report was included for informational purposes.

Mr. McCarthy asked about Bentley including 32 additional street lights requiring LED retrofit at Pelican Nest Drive. Mrs. Adams stated Mr. Kucera performed that original count.

ii. NEXT MEETING: October 28, 2019 at 2:00 P.M.

The next meeting would be October 28, 2019 at 2:00 p.m.

SEVENTEENTH ORDER OF BUSINESS

Supervisors' Requests

Mr. Cramer stated he was concerned about the process and lack of rules of engagement since the Design Review Committee (DRC) approved renovation of the Long Lake Village monument at the last meeting. Landscaping and electrical items were inadvertently omitted and outstanding items were not finalized, such as financing, payment, etc., when the Long Lake Community agreed to finalize the project but bill the PLCA. He asked Mr. Adams and Mrs. Adams to work with Mr. Backman and the PLCA to begin discussions and present a uniform plan at the next meeting.

Ms. Nina Landon, resident and PLCA Liaison, asked who owns the land where the monument sits. It was the CDD owns south of the monument and Long Lake owns the north side and the new design requires installing another electrical connection for backlit lighting. Since the CDD provides lighting and landscape maintenance at the front of the monuments, a question was raised about whether the CDD would consider supplementing funds for the project.

Mr. Mac _____, Project Coordinator, asked for clarification about making requests to the Districts and if the Districts would continue performing routine maintenance, such as landscaping, general electrical, irrigation, etc., services. Mr. Adams stated the District would continue to cover standard routine maintenance, painting and pressure washing, etc.; he saw no negative financial impact to the District as LED lighting was being used. He would work with Mr. Backman and Lykins-Signtek to have electric installed at the monument.

EIGHTEENTH ORDER OF BUSINESS

Public Comments: *Non-Agenda Items*

The being no public comments, the next item followed.

NINETEENTH ORDER OF BUSINESS

Adjournment [Both]

There being no further business to discuss, the meeting adjourned at 5:15 p.m.

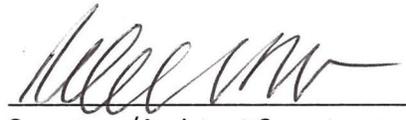
[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

FOR BAYSIDE IMPROVEMENT:


Secretary/Assistant Secretary


Chair/Vice Chair

FOR BAY CREEK:


Secretary/Assistant Secretary


Chair/Vice Chair