

MINUTES OF MEETING

**LUCAYA
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Lucaya Community Development District was held on **Thursday, November 15, 2018 at 9:24 a.m.** at the office of Rizzetta & Company, Inc., located at 9530 Marketplace Road, Suite 206, Fort Myers, Florida 33912.

Present and constituting a quorum:

David Westbrook	Board Supervisor, Chairman
Kathleen Gough	Board Supervisor, Vice Chairman
Richard Klavas	Board Supervisor, Assistant Secretary
Thomas Smith	Board Supervisor, Assistant Secretary

Also present were:

Belinda Blandon	District Manager, Rizzetta & Company, Inc.
Michael Eckert	District Counsel, Hopping Green & Sams P.A.
Michelle Rigoni	District Counsel, Hopping Green & Sams P.A. (via speaker phone)
Wes Kayne	Barraco & Associates, Inc.
Audience	

FIRST ORDER OF BUSINESS

Call to Order

Ms. Blandon called the meeting to order and read roll call.

SECOND ORDER OF BUSINESS

Public Comment

Ms. Blandon opened the floor for public comment.

Ms. Salveta addressed the Board regarding the smell of the water in the Villas. Ms. Blandon advised that the District has had the lines flushed numerous times and will continue to investigate.

Ms. Weinberg addressed the Board regarding the water pressure decreasing in the last building. Ms. Blandon advised that the District has had the pressure tested and tests came back normal; she advised there may be an issue with the line or valve at the building.

Mr. Davis addressed the Board regarding obtaining a portable generator to run the lift station in the event power goes down. Discussion ensued.

Mr. Wiemer addressed the Board regarding the pumphouse door; he advised that repairs are needed. Ms. Blandon advised that she will investigate.

THIRD ORDER OF BUSINESS

**Consideration of the Minutes of the
Board of Supervisors' Meeting held on
August 16, 2018**

Ms. Blandon presented the minutes of the Board of Supervisors' meeting held on August 16, 2018. She asked if there were any questions or comments. There were none.

On a Motion by Ms. Gough, seconded by Mr. Klavas, with all in favor, the Board Approved the Minutes of the Board of Supervisors' Meeting held on August 16, 2018, for the Lucaya Community Development District.

FOURTH ORDER OF BUSINESS

**Consideration of the Operations and
Maintenance Expenditures for the
Months of July, August, and
September 2018**

Ms. Blandon presented the Operations and Maintenance Expenditures for the period of July 1-31, 2018 in the amount of \$40,164.04, the period of August 1-31, 2018 in the amount of \$24,999.15, and the period of September 1-30, 2018 in the amount of \$32,102.17 and asked if there were any questions regarding any item of expenditure. There were none.

On a Motion by Mr. Westbrook, seconded by Mr. Klavas, with all in favor, the Board Approved the Operations and Maintenance Expenditures for the months of July 2018 (\$40,164.04), August 2018 (\$24,999.15), and September 2018 (\$32,102.17), for the Lucaya Community Development District.

FIFTH ORDER OF BUSINESS

**Consideration of Resolution 2019-01,
Canvassing and Certifying Results of
the November 15, 2018 Landowner
Election**

Ms. Blandon provided an overview of the resolution advising that the Landowner's Election was held prior to the onset of the Board of Supervisors' meeting and the results were as follows: Ms. Mary Carlson received 70 votes and will fill seat 3 with a two-year term, Mr. Richard Klavas received 71 votes and will fill seat 4 with a four-year term, and Mr. Tom Smith received 72 votes and will fill seat 5 with a four-year term. Ms. Blandon asked if there were any questions. There were none.

On a Motion by Mr. Klavas, seconded by Mr. Westbrook, with all in favor, the Board Adopted Resolution 2019-01, Canvassing and Certifying Results of the Landowner's Election held on November 15, 2018, for the Lucaya Community Development District.

SIXTH ORDER OF BUSINESS

**Consideration of Resolution 2019-02,
Appointing Officers of the District**

Ms. Bandon presented resolution 2019-02 and advised that after an election it is appropriate to designate officers of the District.

On a Motion by Ms. Gough, seconded by Mr. Klavas, with all in favor, the Board Adopted Resolution 2019-02, Designating Officers of the District as follows: Mr. David Westbrook to Serve as Chairman, Ms. Kathleen Gough to Serve as Vice Chairperson, and Mr. Thomas Smith, Mr. Richard Klavas, Ms. Mary Carlson, Ms. Belinda Bandon, and Mr. Joe Roethke to Serve as Assistant Secretaries, for the Lucaya Community Development District.

SEVENTH ORDER OF BUSINESS

**Presentation of the Amended Fiscal
Year 2017/2018 Budget**

Ms. Bandon provided an overview of the amended budget for Fiscal Year 2017/2018 and advised that the amendment was due to expenditures exceeding the overall budget. She asked if there were any questions. There were none.

EIGHTH ORDER OF BUSINESS

**Consideration of Resolution 2019-03,
Amending the Budget for Fiscal Year
2017/2018**

Ms. Bandon provided an overview of the resolution and asked if there were any questions. There were none.

On a Motion by Mr. Klavas, seconded by Mr. Westbrook, with all in favor, the Board Adopted Resolution 2019-03, Amending the Budget for Fiscal Year 2017/2018, for the Lucaya Community Development District.

NINTH ORDER OF BUSINESS

**Acceptance of Contract for
Professional District Services**

Ms. Bandon provided an overview of the Contract advising that there is no increase in fees for Fiscal Year 2018/2019 but Rizzetta has updated their Contract form and is asking that each District execute the updated form. Mr. Eckert advised that there is no change in scope and his firm has reviewed the standard agreement.

On a Motion by Ms. Gough, seconded by Mr. Westbrook, with all in favor, the Board Accepted the Contract for Professional District Services, for the Lucaya Community Development District.

TENTH ORDER OF BUSINESS

**Consideration of Earth Tech
Environmental Proposal for Semi-
Annual Mangrove Trimming**

Ms. Blandon provided an overview of the proposal advising that the scope calls for two events in the amount of \$19,000.00. She further advised that Passarella will be supervising the work.

On a Motion by Mr. Westbrook, seconded by Mr. Klavas, with all in favor, the Board Approved the Proposal from Earth Tech Environmental for Mangrove Trimming, in the Amount of \$19,000.00, for the Lucaya Community Development District.

ELEVENTH ORDER OF BUSINESS

Consideration of Florida Pump & Equipment Company Proposal for Replacement of Lift Station #3 Motors

Ms. Blandon provided an overview of the proposal and advised that Graley mechanical will conduct the installation.

On a Motion by Ms. Gough, seconded by Mr. Klavas, with all in favor, the Board Approved the Florida Pump & Equipment Proposal for Replacement of Lift Station #3 Motors, in the Amount of \$5,395.90, for the Lucaya Community Development District.

TWELFTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel
Mr. Eckert provided an overview of Sunshine Laws and Public Records requirements for the new Supervisors.

- B. District Engineer
Mr. Kayne advised that the NPDES MS4 Cycle 4 Year 1 Annual Report has been submitted. He further advised that Stevens & Layton replaced a Corporation stop and during the replacement noticed there was a leak behind the valve and so the connection was replaced. He advised that Stevens & Layton also flushed the water lines in the Villas; he further advised the next step would be to test samples at the individual homes rather than at the main.

- C. District Manager
Ms. Blandon advised the next meeting of the Board of Supervisors is scheduled for Thursday, February 21, 2019 at 9:00 a.m.

Ms. Blandon advised Mr. Klavas and Mr. Smith that as Board Supervisors they are entitled to Supervisor Compensation. Mr. Klavas and Mr. Smith each elected to receive compensation.

THIRTEENTH ORDER OF BUSINESS

Supervisor Requests and Comments

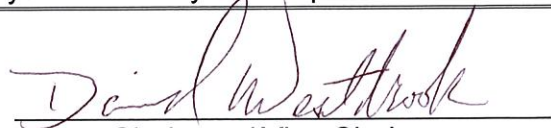
Ms. Blandon opened the floor for Supervisor Requests and Comments. There were none.

FOURTEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Ms. Gough, seconded by Mr. Westbrook, with all in favor, the Board adjourned the meeting at 9:59 a.m., for the Lucaya Community Development District.


Secretary/Assistant Secretary


Chairman/ Vice Chairman