

**MINUTES OF MEETING
THREE RIVERS
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Three Rivers Community Development District held a Regular Meeting on May 30, 2024 at 2:00 p.m., at the Florida State College at Jacksonville, Nassau Center, Building T, Nassau Room (T126), 76346 William Burgess Boulevard, Yulee, Florida 32097.

Present were:

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| Gregg Kern | Chair |
| Mike Taylor | Vice Chair |
| Joe Cornelison | Assistant Secretary |
| Brad Odom | Assistant Secretary |
| Rose Bock | Assistant Secretary |

Also present:

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| Ernesto Torres | District Manager |
| Wes Haber | District Counsel |
| Scott Wild (via telephone) | District Engineer |
| Bill Shaffer (via telephone) | Dominion Engineering Group |
| James McMahon | Castle Group |
| Shayna Talbert | Castle Group |
| Amanda Arnold (via telephone) | OnPlace LLC |
| Jim Proctor (via telephone) | Tree Amigos |

Residents present:

| | | | |
|-------------------|-----------------|-----------------|-------------------------|
| Maureen Shanski | Stan Shanski | Linda Spitzer | Janet Parrish |
| Vickie Ortiz | Gary Lombardo | Cheryl Sullivan | Mickey Davis-Porter |
| Roger Lange | Tony Morales | Lisa Morales | Kathleen Frances |
| Michael Jakob | John Bilannin | Claudia Clayton | Darwin Clayton |
| Megan Miller | Nick Miller | Dena Campagne | Christine Stephens |
| Georgiann Koziana | Keith Howard | David Buchanan | Alli Parsons |
| Shane Parsons | Edward Griggs | Carol Sauls | Brian & Kathy Szabo |
| James Bowman | Joseph Chambers | Regina Goodman | David & Sherry Mitchell |
| Carol Bishop | Dena Howard | Ray Burns | Dan & Helen Bailey |
| Nora Bertacchi | Marge Garry | Dr. Don Leech | Kelly Malemick |
| Patrick Malemick | Barbara Leech | Hegor G. Omatz | |

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Torres called the meeting to order at 2:03 p.m. All Supervisors were present.

SECOND ORDER OF BUSINESS

Public Comments

Mr. Torres stated, due to limited time with the District Counsel, public comments, at the beginning of the agenda, will be taken on the Third, Fourth and Fifth Orders of Business.

Residents will have another opportunity to comment at the end of the meeting.

Mr. Haber clarified that everyone is entitled to make a comment; however, the Board may or may not respond or render an opinion.

Mr. Torres explained the protocols for public comments.

Resident Kathleen Frances was asked to save her comment regarding if music with vulgar language can be prohibited at the pool for a discussion later in the meeting.

THIRD ORDER OF BUSINESS

Consent Agenda

Consideration/Ratification of Requisition(s): Refunding Bond, Series 2023 (support documentation available upon request)

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|------|---|------------------|
| I. | Number 50: Ring Power Corporation | [\$147,796.25] |
| II. | Number 51: England-Thims & Miller, Inc. | [\$8,181.50] |
| III. | Number 52: Vallencourt Construction Co., Inc. | [\$125,859.45] |
| IV. | Number 53: Vallencourt Construction Co., Inc. | [\$444,768.81] |
| V. | Number 54: England-Thims & Miller, Inc. | [\$7,733.25] |

A. Consideration/Ratification of Requisition(s): Series 2021B (support documentation available upon request)

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|----|--|-----------------|
| I. | Number 176: Dominion Engineering Group, Inc. | [\$11,500.00] |
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B. Ratification Item(s)

- | | |
|------|---|
| I. | Cintas Quote #F61-61376 [Replacement of Backflow Device at Clubhouse] |
| II. | Stonebridge Construction Services, LLC Agreement for Gutter Replacement |
| III. | North Florida Building Maintenance, LLC d/b/a/ City Wide Facility Solutions Agreement for Janitorial Maintenance Services |
| IV. | Gold Coast Land Management LLC Agreement for Clearing (Spine Road and Unit 16) |

On MOTION by Mr. Kern and seconded by Mr. Cornelison, with all in favor, the Consent Agenda items, as listed and presented, were accepted, approved and ratified, accordingly.

FOURTH ORDER OF BUSINESS**Consider Reinstatement of Amenity Privileges**

Mr. Torres recalled that, at the February meeting, the Board suspended resident Tony Morales from the use of the CDD's facilities and the consensus was to extend the suspension for the period of the injunction, on the stipulation of reconsidering it within 30 days. On May 15, 2024, Nassau County dismissed the petition and, since it is within the 30-day time period of the case being dismissed, it is the Board's prerogative to consider reinstating Mr. Morales' privileges.

Mr. Haber stated the CDD rules allow Board Members to suspend a resident's use of the amenity facilities for violation CDD Policies; the incident was addressed and a determination was made to equate the suspension with the outstanding other legal matters within the same timeframe and reconsider the suspension once the legal matters were resolved.

Mr. Torres distributed documentation confirming that the legal matters were resolved; therefore, it is the Board's decision to determine what it wants to do as it relates to the outstanding time left on the suspension. The options are to lift the suspension or continue it for a set amount of time. Mr. Morales can make a statement but is not obligated to. This is the Board's opportunity to discuss the suspension, as the Sunshine Law prevents the Board Members from discussing CDD business outside of a public meeting.

Resident Lisa Morales discussed the pain that her husband's suspension caused her family and the false rumors about her husband. She stated that no one responded to her email regarding why her husband was suspended. She stated that her husband is not affiliated with a gang and is not a neighborhood drug dealer. She stated that she would like to understand the basis for the suspension and why the District Manager did not contact her and Mr. Morales directly about the suspension.

Mr. Haber stated, one point to make for the record, is that the CDD was provided with the information but with no way of determining if it was a lie. The way the CDD's Rules work is that District Staff is given the authority to impose a suspension for as long as 30 days or until the next Board meeting, whichever is longer. Next, the issue is brought before the Board and the individual being suspended can state their case. He recalled that the Morales' did not attend the last meeting and, thus, the termination was extended because there were other issues pending.

Mr. Haber stated Mrs. Morales raised issues that are outside the scope of this particular agenda item and he does not want to get too far ahead of the subject at hand, which is for the Board to decide what it wants to do with respect to the suspension. He asked for the Board's input.

Mr. Kern voiced his opinion that today's consideration is simple, in that the Board previously decided to allow the judicial system to do what it does and, with that resolved, there is no basis to extend the suspension any further. He stated that Mrs. Morales' comments are duly noted and the Board will work with Staff in between meetings.

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| On MOTION by Mr. Kern and seconded by Mr. Cornelison, with all in favor, reinstatement of Mr. Tony Morales' amenity privileges, was approved. |
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FIFTH ORDER OF BUSINESS

Consideration of Suspension of Privileges

Mr. Torres read the following synopsis of a recent incident:

"On May 19th, an incident at the pool involving adults and children occurred, which resulted in the Nassau County Sherriff's Office arresting a resident named Nicholas Miller for having physical contact with a minor. In the past month, the Board has been provided with information of the incident. Due to the incident and based on a police report from the Nassau County Sherriff's Office, where Mr. Miller indicated he had physical contact with a minor, I issued a temporary suspension to Mr. Miller for the Board to consider further actions at this meeting."

Mr. Haber stated this is similar to the February meeting wherein the Board considered the other suspension. Staff issued a limited suspension, as they are authorized to do under the CDD Rules and Policies. The Board has the opportunity to have input and make a determination

on the extent of the suspension of amenity privileges. If the Board believes that the judicial system can do a better job of analyzing this, it can apply the same logic that it followed in the previous case; however, the Board is obligated to give an opportunity to the person who is the subject of the suspension to make a statement. Ms. Bock asked if there is a court date for this case. Mr. Haber stated that he is uncertain.

Speaking on her husband's behalf, resident Megan Miller read from a prepared statement regarding the incident that occurred at the Tributary pool on May 19th, which she stated caused irrefutable emotional damage to her family. The statement named all the parties involved in the incident, explained how her husband was trying to de-escalate an altercation between a white male in a white t-shirt and a shorter, blond, white woman in a red and white bikini who reprimanded teenagers who were roughhousing in the pool and one of the teenagers became aggressive and Mr. Miller stepped in to defend her and was subsequently arrested for striking a minor and was also stripped of his amenity privileges. She commented about the lack of adult supervision at the pool, mentioned that she is well within her rights to press charges against Chase Chambers for attacking her first, that her husband was arrested for trying to diffuse a volatile situation and protect his wife and children. She stated that her husband is a kind-hearted, helpful and active foster father and her family has already been punished in that they have endured investigations by the foster agency and her licensing agency. She appealed to the Board to lift the suspension and reinstate amenity access to her and her four foster children to use the pool. In response to Ms. Bock's question, Ms. Miller stated the family's next court date is June 10, 2024.

Mr. Haber clarified that the suspension relates to only the person subject to the legal action; therefore, the rest of the family still has access to the amenities, including the pool. The only decision the Board is making today relates to Mr. Miller. Mr. Haber asked if any residents wished to provide speak about this matter.

In response to a resident's comments regarding unsupervised teens at the pool and the pool rules, Mr. Haber stated the Board can address the pool rules later, but not in connection with this matter.

Mr. Kern stated, before taking public comments on this item, it might be pertinent to acknowledge the series of incident reports received that are particular to this incident.

Mr. Torres stated Staff received incident-related emails from residents David Mitchell, Dena Campagne and Mr. Chambers. Mr. Kern stated, although they are not obligated to speak, Mr. Mitchell, Ms. Campagne and Mr. Chambers may speak about the May 19, 2024 occurrence.

Referencing a handout, Mr. Mitchell stated his emailed account of the Tributary Pool incident corroborates Mrs. Miller's statement exactly.

Ms. Dena Campagne stated the gentleman in the white t-shirt is her husband and, if he was heated about the conversation, it is because it is not the first time that either of her children were confronted, asked if they reside in the community and asked for their address. She stated that she is part of a group of moms who take turns supervising the boys at the pool and there was parental supervision. In her opinion, what transpired at the pool that day was unfortunate.

Resident Michelle Chambers stated her sons are the teens in question. Her children are kind, sweet and friends with many of Mrs. Miller's children. They have never been disrespectful or out of line, if addressed accordingly. She stated that she is an Assistant Principal and her husband works for social services so they are legally responsible to report such incidents to their employers. She stated she has no ill will towards Mrs. Miller or her children.

Resident Sherry Mitchell stated she was at the pool when the incident occurred. Residents previously requested a pool monitor but it was never approved. In her opinion, parents do not appreciate other people policing their children and, if a pool monitor was on duty on that day, the incident would not have escalated the way that it did.

Resident Keith Howard stated he has a video of the pool incident that was taken by a different resident. He shared the video with the Sheriff's Department and stated that it can be shared with the Board so they can see exactly what happened. He recalled previous suggestions by residents to build a basketball court to engage teenagers so that they are not all at the pool. He urged the Board to be consistent in handling these types of matters.

Resident Claudia Clayton stated she witnessed the Tributary Pool incident. She asked if there are cameras around the pool. Mr. Torres replied affirmatively.

Mr. Kern asked if the Board can access the video footage. Mr. Haber stated, if Mr. Howard is willing to share the video, the Board can watch it but reminded the Board that, the moment the video is shared with the District, it becomes a public record.

Mr. Kern stated, aside from this specific item that the Board is considering, there are other items on the agenda related to this matter related to managing or “policing” a community. He expressed his opinion that, while it is somewhat unfortunate that the Board must be overbearing with management, there are issues. He asked if the Board can conduct a larger investigation of the May 19, 2024 incident and examine the parties that were involved and determine the extent to which those parties are culpable for their actions. Mr. Haber stated the Board has that ability but, as a unit of government, it must follow due process by sending mailed notices about the incident, including the potential punishment for the alleged violation and provide the accused individual with an opportunity to make their case and voice their disagreement with any action the Board might take.

Ms. Talbert stated the Amenity Policies that everyone agrees to when they are provided access specifically state, if an incident is witnessed it must be reported to Management and, if it was reported, they could have intervened sooner if residents had sent an email or called.

Mr. Kern stated he supports pursuing the identities of the other individuals and continuing to investigate the information prior to making a decision. Mr. Haber stated it should be noted, on the record, that the Board directs Staff to further investigate the matter. He discussed the noticing, information sharing and resolution processes.

Asked what will happen with Mr. Miller’s suspension status, Mr. Haber stated two motions are necessary; one regarding Mr. Miller’s suspension and another directing Staff to further investigate the matter and authorizing a Board Member to coordinate with Staff.

Regarding the suspension, the Board consensus was to maintain Mr. Miller’s suspension until the ongoing police investigation is settled. Mr. Kern stated that the police report constitutes a violation of the CDD Policies and Board would like the opportunity to consider the information as the legal case evolves.

On MOTION by Mr. Kern and seconded by Mr. Odom, with all in favor, directing Staff to continue investigating the May 19, 2024 incident and designating Mr. Cornelison and the Board liaison and authorizing him to coordinate with Staff, in between meetings, to continue the investigation as it relates to any other parties that might have been involved, was approved.

Discussion ensued regarding the outcome of the judicial action against Mr. Miller, when the next Board meeting will be held, the video footage, scheduling a Special Meeting prior to expiration of the 30-day suspension period and issuing new suspensions based on the continued investigation into the matter.

On MOTION by Mr. Kern and seconded by Ms. Bock, with all in favor, continuing the suspension of Mr. Miller's amenity privileges unless and until the judicial action by Nassau County is dismissed or the Board determines otherwise, based on other factors that may arise, was approved.

Mr. Torres asked if there were any comments on the Sixth through Fourteenth Orders of Business. There were no comments.

SIXTH ORDER OF BUSINESS

Consideration of Coastal Luxury Outdoors Pool Maintenance Proposals

Mr. Torres presented the Coastal Luxury Outdoors Pool Maintenance Proposals, which featured two options; one with chemicals and the other without chemicals. The pool service and chemicals are within the CDD's budget.

Discussion ensued regarding which proposal to accept, bulk chemicals and cost-savings.

On MOTION by Mr. Kern and seconded by Mr. Cornelison, with all in favor, the Coastal Luxury Outdoors Pool Maintenance Proposals, including chemicals, were approved.

SEVENTH ORDER OF BUSINESS

Review of Pool/Facility Monitor Job Description

Mr. Torres presented the Pool/Facility Monitor Job Description and a handout Proposal from Play Academy, for Facility Monitoring Services, at \$20 per hour.

Asked about Play Academy's credentials, Ms. Arnold stated that vendor has a business license for facility monitoring, it is registered, all instructors are certified and trained in CPR and AED. Play Academy was previously engaged for summer camp activities.

Discussion ensued regarding the Play Academy proposal, staffing, personnel demographics, scope of services of the facility monitor job description, the area to be monitored, weekend and holiday coverage, negotiating a form of agreement and establishing a not-to-exceed amount.

On MOTION by Mr. Kern and seconded by Mr. Cornelison, with all in favor, the Play Academy Proposal for Facility Monitor Services, in a not to exceed amount of \$700 per week, designating Staff as the authority to manage the schedule within the not to exceed amount, subject to the Form of Agreement prepared by District Counsel, was approved.

EIGHTH ORDER OF BUSINESS

Consideration of Resolution 2024-08, Approving a Proposed Budget for Fiscal Year 2024/2025 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date

Mr. Torres presented Resolution 2024-08. He reviewed the proposed Fiscal Year 2025 budget, highlighting any line item increases, decreases and adjustments, compared to the Fiscal Year 2024 budget, and explained the reasons for any changes.

On MOTION by Mr. Cornelison and seconded by Mr. Kern, with all in favor, Resolution 2024-08, Approving a Proposed Budget for Fiscal Year 2024/2025 and Setting a Public Hearing Thereon Pursuant to Florida Law for August 15, 2024 at 3:00 p.m., at the Amelia Island Nassau County Association of Realtors, 910 S 14th St., Fernandina Beach, Florida 32034; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date, was adopted.

NINTH ORDER OF BUSINESS

Consideration of Resolution 2024-09, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2024/2025 and Providing for an Effective Date

Mr. Torres presented Resolution 2024-09. The following change was made to the Fiscal Year 2025 Meeting schedule:

DATE - June: Insert "June 12, 2025"

On MOTION by Mr. Kern and seconded by Mr. Odom, with all in favor, Resolution 2024-09, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2024/2025, as amended, and Providing for an Effective Date, was adopted.

TENTH ORDER OF BUSINESS

Discussion: Fiscal Year 2024 Meeting Schedule

Mr. Torres recalled a previous discussion about moving the meeting from the Amenity Center into a bigger location, such as the current location, which has a rental cost of \$600 per meeting. The CDD has the flexibility to hold meetings at the Association of Realtors location for \$200 per meeting. Mr. Torres asked for approval to change meeting location for the June 20, August 15, July 18, and September 19, 2024 meetings to the Amelia Island Nassau County Association of Realtors, 910 S 14th St., Fernandina Beach, FL 32034.

On MOTION by Mr. Kern and seconded by Mr. Taylor, with all in favor, authorizing Staff to change the location of the remaining meetings for Fiscal Year 2024 to the Amelia Island Nassau County Association of Realtors, 910 S 14th St., Fernandina Beach, Florida 32034, was approved.

ELEVENTH ORDER OF BUSINESS

Consideration of The Tree Amigos Outdoor Services, Inc. Agreement for Landscape Installation Services

Mr. Torres presented the Tree Amigos Outdoor Services, Inc. Agreement for Landscape Installation Services and the detailed exhibit attached to the proposal.

Discussion ensued regarding landscape installation in Areas 13, 14 and 15.

On MOTION by Mr. Taylor and seconded by Ms. Bock, with all in favor, the Tree Amigos Outdoor Services, Inc. Agreement for Landscape Installation Services, in the amount of \$26,495, was approved.

TWELFTH ORDER OF BUSINESS

**Consideration of Vak Pak Quote #51098
[Tributary Quarterly Predictive
Maintenance Inspection and Report
Preparation, Per Visit \$862.16]**

Mr. Torres presented Vak Pak Quote #51098 for Tributary Quarterly Predictive Maintenance Inspection and Report Preparation, in the amount of \$862.16 per visit, for maintenance of the pool pump and pool filtration system.

On MOTION by Mr. Kern and seconded by Mr. Odom, with all in favor, the Vak Pak Quote #51098 for Tributary Quarterly Predictive Maintenance Inspection and Report Preparation, in the amount of \$862.16 per visit, was approved.

THIRTEENTH ORDER OF BUSINESS

**Acceptance of Unaudited Financial
Statements as of March 31, 2024**

On MOTION by Mr. Kern and seconded by Mr. Cornelison, with all in favor, the Unaudited Financial Statements as of March 31, 2024, were accepted.

FOURTEENTH ORDER OF BUSINESS

**Approval of April 18, 2024 Public Hearing
and Regular Meeting Minutes**

On MOTION by Mr. Kern and seconded by Mr. Taylor, with all in favor, the April 18, 2024 Public Hearing and Regular Meeting Minutes, as presented, were approved.

FIFTEENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel: Kutak Rock LLP

Mr. Haber stated that negotiations on a form of agreement for Traffic Enforcement on CDD-owned roads is underway with Counsel for the Nassau County Sheriff's Office. He hopes to have the agreement in place prior to the next meeting.

B. District Engineers: Dominion Engineering Group, Inc.

- **Discussion: Speed Limit along Spoonbill and Estuary Way**

Mr. Shaffer discussed State Road 200, connector roads inside the CDD, stop signs, speed limit signs, the roundabout on Estuary Way and local road Spoonbill Lane. He cautioned against

installing traffic stops on Estuary Way, which is a connector road, as that would impede the flow of traffic. He recommended posting speed signs in the CDD.

Discussion ensued regarding a not to exceed amount for speed limit signage.

On MOTION by Mr. Kern and seconded by Mr. Cornelison, with all in favor, procuring and posting speed limit signs around the CDD, in a not to exceed amount of \$3,000, and designating Mr. Cornelison to coordinate with the District Engineer regarding signage for traffic control, was approved.

C. Property Manager: Castle Group

Mr. McMahon stated that Micheal is no longer with Castle Group; however, he and Ms. Talbert are always on site. He discussed replacement of the backflow valve at the Amenity Center, the mag lock on the gym door, the downspouts, the new janitorial service, the pickleball court cover, cameras at the pool, pressure washing and the condition of the property.

D. Lifestyle Director: OnPlace, LLC

Ms. Arnold stated the lifestyle team is excited for the summer season; the summer party event, including a happy hour and meet-up, is slated for June.

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

- **NEXT MEETING DATE: June 20, 2024 at 3:00 PM at Amelia Island Nassau County Association of Realtors, 910 S 14th St., Fernandina Beach, Florida 32034**
 - **QUORUM CHECK**

Supervisors Bock, Taylor, Cornelison and Odom confirmed their attendance at the June 20, 2024 meeting. Supervisor Kern was unsure if he can attend.

SIXTEENTH ORDER OF BUSINESS

Board Members' Comments/Requests

There were no Board Members' comments or requests.

SEVENTEENTH ORDER OF BUSINESS

Public Comments

Resident Kathleen Frances asked about prohibiting what, in her opinion, is vulgar music at the pool and ask if the CDD is in charge of streetlights.

Resident David Mitchell commented that the community is growing but the amenity center is the same size. He asked if there are plans for construction of additional amenities.

Resident Shane Parsons voiced his concerns about security at the pool. In his opinion, it seems that it has become unsafe, as the CDD grows. He expressed his opinion that the front of the CDD is well-kept but the rear of the community is not; he thinks it has excessive weeds and dirty sidewalks. He asked if something will be done to address the maintain those areas.

Resident Alli Parsons asked which entity is responsible for the storm drains and sod replacement after construction. In her opinion, the storm drains are dirty and the sod needs to be replaced at the mailbox areas on White Rabbit Lane.

Resident Claudia Clayton asked if copies of the meeting minutes are available ahead of the meetings, if the CDD budget will impact the HOA annual fees, if the funds collected for the summer camp are in the CDD budget, if some of those funds can be used to offset the facilities monitoring expense, how Board Members elected/appointed and how the Board transitions to being resident-controlled. She voiced her opinion that microphones are important in CDD meetings and that speakers should speak in a slow, clear and concise manner for the audio recording. She thanked the Board and Staff for holding the meeting and acknowledging resident concerns and questions.

Resident Dena Howard asked what entity maintains the pond with the overflow and beaver dam, which is behind her home. She thinks it should be addressed as it is almost hurricane season.

Resident Carol Sauls stated the street sign near her home has been down for almost three months. She asked when will it be re-installed.

Resident Marge Garry commented about speeding and reported that a resident on Saffron and Sunberry has a been killing ducks in his backyard with a bow and arrow and a gun.

Resident Keith Howard asked for the definition of the term “egregious behavior” in the Amenity Center Rules and Regulations handbook. He discussed the teenagers in the CDD, the basketball courts, cost of the coffee service in the amenity center, the pool facility monitor and an OnPlace employee who he thinks exercised poor judgement and caused division in the neighborhood.

Resident Ken Bowman asked if the speed limit on Estuary Way can be lowered as he believes there is rampant speeding in the area.

Resident Dave Buchanan thanked Ms. Talbert for doing a great job. He asked for an update on the development of running trails.

Resident Maura Lombardo discussed the need for traffic control at the roundabout and asked the Board to install two additional speed bumps.

A resident stated that she is a teenager and voiced her opinion that there is very little for teenagers to do in the community and that there should be more activities for teens.

A resident concurred with a prior comment that there should be more amenities for residents, as the CDD is growing. The resident called for the firing of an OnPlace staffer.

Resident Jose Morales discussed the incident for which his amenity privileges were suspended and his subsequent arrest after an altercation with a staffer. He stated the OnPlace employee who is involved in the case basically ruined his life. He opined that she is a liar and should be banned from the CDD. He voiced his concern for the safety of his five-year old son who might be targeted and requested video footage from the amenity center showing all that he had done to bring the community together.

Resident Jenna Harris stated that the black tarp in the playground needs more mulch to cover the area and the metal hooks on the playground equipment are coming undone and need to be bent back so children do not get hurt.

Resident Sheryll Sullivan stated she has been working with the post office because the mailbox is broken and she has trouble getting her mail.

Resident Mike Jakobs asked if the Board will address patio rentals.

Mr. Kern urged attendees to email their questions, concerns and issues in between meetings so that they can be addressed sooner. The CDD website lists the Board's and Staff's contact information.

Mr. Kern and Staff issued the following responses to resident questions:

- OnPlace will control the music, which should be appropriate for all residents.
- Streetlights are owned and operated by Florida Power & Light (FPL); Staff can assist with brightness in specific areas.
- There are plans to expand the amenity programs or facilities as the community grows.
- Castle Group is the HOA Management Company and are well-aware of the issues mentioned.
- Mr. Cornelison will make sure that the storm drains are cleaned.

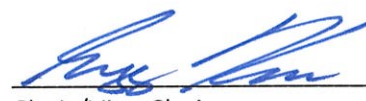
- The Board is examining options to prevent vehicles from driving up to the mailboxes and damaging the sod and is considering alternate locations for mailboxes. Most of the mailboxes throughout Tributary were purchased by the CDD. There is an agreement with the USPS to service the mailboxes. Lennar is responsible for the operation and maintenance (O&M) of the mailboxes on Lakeview.
- The CDD Board has no impact on HOA fees and the CDD budget that was approved today meeting is related to the CDD O&M expenses.
- Mr. Kern and Mr. Torres discussed the Board transition process.
- Ms. Talbert is working on the pond with the beaver dam and the damaged street sign.
- The Board will continue working on and evaluating traffic control methods to deter speeding.
- Regarding the trail system, the CDD recently received one permit for the trail system and is awaiting a County permit.
- Exposed metal and hooks at the playground will be addressed.
- There has been no change to the patio rental policy; it is first-come-first-serve.
- Mr. McMahon stated he appreciates the comment on the lack of activities for teenagers. Staff will see what they can do to add or supplement the programming for teenagers. The area that is being cleared near the Amenity Center is for event programming and not just parking. Basketball courts are being considered.
- The Board and Staff will circulate surveys for program feedback.
- Mr. Cornelison will look into pothole repair on the multi-use path.

EIGHTEENTH ORDER OF BUSINESS**Adjournment**

On MOTION by Mr. Taylor and seconded by Mr. Cornelison, with all in favor, the meeting adjourned at 4:47 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]


Secretary/Assistant Secretary


Chair/Vice Chair