

**MINUTES OF MEETING
RIVER RIDGE
COMMUNITY DEVELOPMENT DISTRICT**

A Regular Meeting of the River Ridge Community Development District's Board of Supervisors was held on **Tuesday, May 23, 2017 at 1:00 p.m.**, in the **Sound Room** at the **River Club Conference Center (Second Floor of Fitness Center), 4784 Pelican Sound Boulevard, Estero, Florida 33928.**

Present at the meeting were:

Bob Schultz (<i>via telephone</i>)	Chair
Terry Mountford	Vice Chair
Judy Haase	Assistant Secretary
James Gilman	Assistant Secretary
Larry Fiesel (<i>via telephone</i>)	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Cleo Adams	Assistant Regional Manager
Tony Pires	District Counsel
Charlie Krebs	District Engineer
Jim Whitmore	PSGRC

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 1:01 p.m. Supervisors Mountford, Haase and Gilman were present, in person. Supervisors Schultz and Fiesel were attending via telephone.

SECOND ORDER OF BUSINESS

Moment of Silence in Memory of Former Supervisor, Tom Schoenheider

Mr. Adams called for a moment of silence in memory of Mr. Tom Schoenheider.

On MOTION by Mr. Mountford and seconded by Ms. Haase, with all in favor, authorizing Mr. Schultz's and Mr. Fiesel's attendance and full participation, via telephone, due to exceptional circumstances, was approved.

THIRD ORDER OF BUSINESS

Public Comments: Agenda Items (5 minutes per speaker)

There being no public comments, the next item followed.

FOURTH ORDER OF BUSINESS

Administration of Oath of Office to Newly Appointed Supervisor, James Gilman (the following to be provided in a separate package)

Mr. Adams, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. Gilman. Mr. Adams provided and briefly explained the following items:

- A. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees**
 - B. Membership, Obligations and Responsibilities**
 - C. Financial Disclosure Forms**
 - i. Form 1: Statement of Financial Interests**
 - ii. Form 1X: Amendment to Form 1, Statement of Financial Interests**
 - iii. Form 1F: Final Statement of Financial Interests**
 - D. Form 8B: Memorandum of Voting Conflict**
- ***Mr. Pires arrived at the meeting.*****
- E. Consideration of Resolution 2017-6, Electing Officers of the District**

Mr. Adams presented Resolution 2017-6, for the Board’s consideration. Following an appointment or election, the slate of officers must be reconsidered. The Board maintained the current slate of officers, with the addition of Mr. Gilman, as Assistant Secretary, as follows:

Chair	Robert Schultz
Vice Chair	Terry Mountford
Secretary	Chuck Adams
Treasurer	Craig Wrathell
Assistant Treasurer	Jeff Pinder
Assistant Secretary	Larry Fiesel
Assistant Secretary	Judy Haase
Assistant Secretary	James Gilman
Assistant Secretary	Craig Wrathell

On MOTION by Ms. Haase and seconded by Mr. Fiesel, with all in favor, Resolution 2017-6, Electing Officers of the District, as stated, with the addition of Mr. Gilman, as Assistant Secretary, was adopted.

FIFTH ORDER OF BUSINESS**Continued Discussion: Traffic Calming**

Mr. Krebs inspected the roads with a representative from Bonness, Inc. (Bonness), in response to an email from Mr. Schultz. A crew would be dispatched to reduce a speed bump by 12” in width, to facilitate a bike lane, and complete touch-up painting, to ensure uniformity. Mr. Krebs would email everyone with the date that the contractor would be on site.

Mr. Mountford stated that the speed meter, on Pelican Sound Drive, was not working properly. Mr. Krebs stated that the meter must be reprogrammed and would be updated. Mr. Schultz asked about the Raised Pavement Markings (RPMs) near the golf clubhouse. Mr. Krebs stated that they must be replaced and he would email Bonness and request installation of RPMs.

SIXTH ORDER OF BUSINESS**Continued Discussion: Water Quality in Lake E4-A, H1-B & E7-A**

Mrs. Adams indicated that this would be deferred, as Mr. Kurth was not available.

Ms. Haase asked about Island Sound Lake. Mr. Adams stated that the lake was treated and the golden algae were under control. The enzyme applications had a positive effect on the Edgewater and H Lakes. In response to Mr. Schultz’ questions regarding noise ratings and run times of enzyme applications, Mr. Adams would pose those questions to Mr. Kurth and circulate written responses.

SEVENTH ORDER OF BUSINESS**Consideration of Resolution 2017-7, Approving the District’s Proposed Budget for Fiscal Year 2017/2018 and Setting a Public Hearing Thereon Pursuant to Florida Law and Providing An Effective Date**

Mr. Adams presented Resolution 2017-7 for the Board’s consideration. On Page 1, “Total Professional services” increased from \$125,637 to \$125,887 and “Total Field Services” decreased from \$85,601 to \$84,601. Year-over-year, the General fund assessment decreased from \$129.68 to \$129.23. For the Special Revenue Fund Budget, related to the Pelican Sound

program, on Page 6, “Legal” increased from \$2,000 to \$5,000 and “Engineering” increased from \$2,000 to \$20,000, primarily due to the permitting process for the boardwalk project and contract work by EcoPlanz. “Field services” reflected the debt service related to the cost of issuance for the “Roadway” repaving loan, which was zeroed out for Fiscal Year 2018. No additional expenses were anticipated. “Lake/wetland” increased from \$58,000 to \$75,000. “Roadway Resurfacing-Loan Repayment” was for the loan item; \$140,000 of principal and interest would be paid in Fiscal Year 2018, while \$1,500 was set aside for “Roadway RM/Traffic Calming Contingencies.” Pelican Sound assessments would decrease from \$263.25 to \$257.64. Assessments could remain the same year-over-year, if the Board so desired. Mr. Schulz wanted to keep assessments the same. Mr. Adams would increase “Contingencies” to keep assessments exactly the same year-over-year. Ms. Haase asked that the language be amended to reflect that there was one remaining year of “Capital outlay” payments for the pumps. Mr. Adams would revise the last portion of the budget, remove 2016, 2017 projections and add that the final payment would be made in 2018. Ms. Haase requested that the words, “secured financing” be included in the description. Mr. Adams amended the language to specify that, “By agreement, the Club funded the money to make the repairs and the District agreed to reimburse The Club, one-third of the expense, each of the following years, with 2018 being the final payment.”

On MOTION by Mr. Mountford and seconded by Mr. Gilman, with all in favor, Resolution 2017-7, Approving the District’s Proposed Budget for Fiscal Year 2017/2018, as amended, and Setting a Public Hearing Thereon Pursuant to Florida Law for August 22, 2017 at 1:00 p.m., at this location, and Providing An Effective Date, was adopted.

EIGHTH ORDER OF BUSINESS

Continued Discussion: Potential Tennis/Pickleball Facility Land Lease

Mr. Whitmore received the Lease Agreement and had no questions. Mr. Pires would include the document and accompanying exhibits for consideration, at the next meeting. In response to Mr. Pires’ question, Mr. Whitmore stated that he would present the document to the PSGRC Board within the next week or two. Mr. Pires asked that the Land Lease Agreement be included on the Action Items list, for the next meeting.

NINTH ORDER OF BUSINESS

Update/Discussion: Proposed Boardwalk/Viewing Platform

Mr. Krebs stated that Ms. Kim Trebatoski Ruiz, of EcoPlanz, would schedule a pre-occupation meeting, with the South Florida Water Management District (SFWMD), to review the proposed boardwalk, discuss impacts, credits and the permit process. An update would be provided by the next meeting.

TENTH ORDER OF BUSINESS

Consideration of Request for French Drain Installation between 4640 and 4650 Torrey Pines Court

Mr. Adams stated that Mr. Mountford forwarded a request for installation of a French Drain between 4640 and 4650 Torrey Pines Court, on behalf of Mr. Levin, a homeowner. In response to Mr. Adams' question, Mr. Krebs stated that bubblers were used, on a few lots, to facilitate drainage through the rear of some properties and doubted that those residents obtained approval. Mr. Mountford stated that Mr. Levin's request was to hire someone to excavate and replace perforated pipes. In response to Mr. Krebs' question regarding whether the CDD was expected to complete the project, Mr. Mountford stated that Mr. Levin would fund the project. Mr. Adams did not anticipate an issue with Mr. Levin's request. Mr. Fiesel stated the ARC would rule on Mr. Levin's request, at the next meeting, based upon the outcome of the discussion. Discussion ensued regarding approvals, dry retention areas, the preserves, maintenance and erosion. Mr. Krebs would ensure that an ARC application was submitted detailing the scope of the work and confirming that the bubbler would be on the grass line and the water would drain into the preserves.

ELEVENTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of April 30, 2017

Mr. Adams presented the Unaudited Financial Statements as of April 30, 2017. Assessment revenue collections were at 99%. The "GC Irrigation pump station reimbursement" line item, on Page 2, was in the wrong location and would be relocated to "Capital outlay", on Page 3. In response to a question, Mr. Adams stated that the District's loan payments were due each year, on May 1 and November 1, similar to the bond issue payments.

TWELFTH ORDER OF BUSINESS

Approval of April 25, 2017 Regular Meeting Minutes

Mr. Adams presented the April 25, 2017 Regular Meeting Minutes and asked for any additions, deletions or corrections. The following change was made:

Line 122: Change "Park Street" to "Corkscrew Roundabout"

On MOTION by Ms. Haase and seconded by Mr. Gilman, with all in favor, the April 25, 2017 Regular Meeting Minutes, as amended, were approved.

A. Action/Agenda Items

Items 8, 10, 11, 12, 14, 17, 18, 19, 20 and 21 were completed.

Items 1, 2, 3, 4, 5, 6, 7, 9, 13, 15 and 16 were ongoing.

Regarding Item 7, Mr. Krebs and a representative from Bonness inspected and discussed the pavers. Bonness would provide a proposal. Mr. Krebs would obtain an update on the RPMs and follow up with the contractor regarding the proposal.

Regarding Item 9, Mr. Adams was still pursuing a proposal for the crosswalk and LED markings on Pelican Sound Drive, from a familiar contractor, who was inundated with other projects.

Regarding Item 10, Mrs. Adams obtained three proposals for the tree replacement project, which would commence at the start of the rainy season.

Regarding Item 11, Mrs. Adams confirmed that all of the conservation signs were installed and the existing signage was cleaned. The second portion of Item 11, involving coordinating with The Club, was ongoing.

Regarding Item 15, Mr. Krebs met with Ms. Ruiz to discuss permitting for the boardwalk. The second portion of Item 15 was ongoing.

Regarding Item 16, Mr. Adams would complete the summary schedule prior to the next meeting.

Regarding Item 19, Mr. Krebs inspected various locations, per Mr. Schultz's email. The west side of Island Sound would be treated. Mr. Krebs would monitor the other areas. Service providers were speeding through the cul-de-sac areas and left tire marks on Torrey Pines Court

and Turnberry. Mr. Krebs asked for emails to be sent alerting service providers that they would be charged for repairs.

Regarding Item 21, Mrs. Adams would forward an updated Key Sheet to Mr. Whitmore.

Item 22 was removed since the golf cart tracking devices were not capable of preventing golfers from entering conservation areas.

THIRTEENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

There being no report, the next item followed.

B. District Engineer

Mr. Krebs would follow up with Bonness regarding the RPMs and their schedule to replace them and obtain a proposal for the pavers.

Mr. Schultz asked who would contact Waste Pro. Mr. Adams stated the PSGRC.

C. District Manager

i. NEXT MEETING DATE: June 27, 2017 at 1:00 P.M.

The next meeting will be held on June 27, 2017 at 1:00 p.m., at this location.

ii. Annual Key Activities

Mr. Adams stated that the Fiscal Year 2018 budget discussions would continue, along with the Lease Agreement and the proposal for enzyme systems.

The annual inspection of the lakes and dry retention areas was scheduled for mid-June and a report would be prepared for the August meeting.

Mrs. Adams would present a culvert inspection report, from MRI, at the next meeting.

FOURTEENTH ORDER OF BUSINESS

**Supervisors' Requests and Public
Comments (5 minutes per speaker)**

In response to a question, Mr. Adams confirmed that there would not be meeting in July because there would not be a quorum.

FIFTEENTH ORDER OF BUSINESS

Adjournment

There being nothing further to discuss, the meeting adjourned.

On MOTION by Mr. Fiesel and seconded by Mr. Gilman, with all in favor, the meeting adjourned at 1:50 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]


Secretary/Assistant Secretary


Chair/Vice Chair