

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

The River Ridge Community Development District's Board of Supervisors held a Regular Meeting on Tuesday, September 25, 2018 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
Larry Fiesel	Assistant Secretary
Jim Gilman	Assistant Secretary

**Also present were:**

Chuck Adams	District Manager
Cleo Adams	Assistant Regional Manager
Jason Olson	Assistant Regional Manager
Tony Pires	District Counsel
Charlie Krebs	District Engineer
Eric Long	PSGRC General Manager

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Mrs. Adams called the meeting to order at 1:00 p.m. Supervisors Gilman, Mountford and Fiesel were present, in person. Supervisor Schultz was attending via telephone. Supervisor Blumenthal was not present.

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

**SECOND ORDER OF BUSINESS**

**Public Comments: Agenda Items (5 minutes per speaker)**

There being no public comments, the next item followed.

**THIRD ORDER OF BUSINESS**

**Consideration of Easement with FP&L for Proposed Utility Service Line, Pelican Sound Tennis and Pickleball Courts**

Mr. Pires presented the FP&L Easement request that was sent to him, Mr. Long and Mr. Krebs. The easement area, which is highlighted on the Master Site Plan, allows FP&L to access and install a utility service line in an area across from the Pelican Sound Tennis and Pickleball Courts. Mr. Krebs confirmed that the access area is outside of the conservation easement. Mr. Pires recommended granting this easement and authorizing the Chair or Vice Chair to execute FP&L's Standard Easement Form, since it was not included in the package.

**On MOTION by Mr. Mountford and seconded by Mr. Fiesel, with all in favor, granting the FP&L Easement to install the Proposed Utility Service Line across from the Pelican Sound Tennis and Pickleball Courts and authorizing the Chair, or Vice Chair to execute FP&L's Standard Easement Form, were approved.**

Mr. Long will forward the form to District Staff for execution by the Chair or Vice Chair. Mr. Pires and Mr. Krebs are to receive an executed copy.

**FOURTH ORDER OF BUSINESS**

**Continued Discussion: Traffic Calming**

Mr. Krebs stated that relocation of the Southern Hills stop bar was the only project remaining and, since the entrance and stop bar are pavers, the stop bar will be added as part of the MAJ proposal. The project is expected to commence in Spring 2019. Due to the significant distance between the stop sign and center lane, STOP will be stenciled onto the pavers.

**FIFTH ORDER OF BUSINESS**

**Update: Drainage Remediation Efforts**

Mr. Krebs circulated a handout of the results of his research regarding the South Florida Water Management District (SFWMD) permit. The purpose of the research was to match the elevations and try to get the discharge rate to match up with the permit; however, because certain data was missing from SFWMD's files, he was not able to match the permanent elevations, so further research is necessary. Once he can obtain the data and get it to agree with the permanent conditions, he will have a baseline to work from, which will allow him to modify it to represent the existing conditions. The highlighted items indicate that the District is

not in compliance with the permit so further research is required. The east side drains were removed since they flow directly into the river and not 41. As soon as the data can be reconciled to where the District matches the 25-year discharge rate permit, the five-year rates will be used as a form of checks and balances. One or two options to improve the system are expected to be provided for the meeting between Mr. Krebs, Mr. Long and Mr. Schultz scheduled in October.

**SIXTH ORDER OF BUSINESS**

**Acceptance of Unaudited Financial Statements as of August 31, 2018**

Mrs. Adams presented the Unaudited Financial Statements as of August 31, 2018.

**SEVENTH ORDER OF BUSINESS**

**Approval of August 28, 2018 Public Hearings and Regular Meeting Minutes**

Mrs. Adams presented the August 28, 2018 Public Hearings and Regular Meeting Minutes and asked for additions, deletions or corrections. The following changes were made.

Line 24: Delete "Assistant"

Line 137: Delete "of"

Line 138: Change "2017" to "2018"

Line 246: Change "created" to "create"

Line 297: Change "Regal" to "Eagle"

Line 135: Change "unfair" to "fair"

Line 321: Insert "that has sued multiple districts" after "Plaintiff's"

Mr. Mountford asked about the term "global settlement". Mr. Pires stated that the settlement encompasses multiple parties in one settlement document. Egis, the insurance carrier, settled with the single Plaintiff, on behalf of all their clients, whether they were served complaints or not.

**On MOTION by Mr. Mountford and seconded by Mr. Fiesel, with all in favor, the August 28, 2018 Public Hearings and Regular Meeting Minutes, as amended, were approved.**

**A. Action/Agenda Items**

Items 1, 3, 6, 7, 11, 26, were completed.

Items 2, 4, 5, 8, 9, 12, 13, 14, 17, 18, 19, 20, 21, 22, and 24 remained ongoing.

Items 15, 16, 23, 25 were deleted.

Updates to Action/Agenda Items were as follows:

Item 1: A timer in Lake H-1B was being replaced that afternoon and a quiet fence has been ordered and will be installed to help reduce noise levels. If improvements are seen after four weeks, the same installation will occur at Lake H-1A, unless the flow from Lake H-1B affects Lake H-1A for the better. Mr. Adams explained the functions of the nano-bubbler.

Item 4: Revise to reflect that one project remained, which was to relocate the stop bar at Southern Hills entrance. The project is scheduled with the paver project in Spring 2019.

Item 11: The sidewalk contractor was repairing issues.

Item 13: Staff to inform street sweeping contractor to reduce speed; the typical speed is five to ten miles per hour.

Item 14: Revise to reflect that Mr. Krebs, Mr. Schultz and Mr. Long will inspect the pavers throughout the community on October, 23, 2018, after the District's meeting.

Item 20: Revise to reflect that Mr. Adams will present the line of credit information at the first of the year. Delete the last sentence.

Item 21: Change "FRP" to "RFP".

Item 22: Revise to state Mr. Krebs will tour the area and make engineering recommendations about vegetation issues at the dry retention pond, south of Jimmy John's.

**EIGHTH ORDER OF BUSINESS**

**Staff Reports**

**A. District Counsel: *Woodward Pires & Lombardo, PA.***

There being no report, the next item followed.

**B. District Engineer: *Hole Montes, Inc.***

Mr. Krebs will revise the Drainage Improvement List to schedule the Annual Water Management System Cleaning in June, instead of July, with inspections to begin April 2019.

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

**i. Annual Key Activities**

The 2018 Key Activity Dates Report was provided for informational purposes.

Mrs. Adams made minor changes to the first two projects, which are performed quarterly; the first is to be completed by October and the second is scheduled for October 15<sup>th</sup>. Mr. Pires asked if there was any update from the Village of Estero or Lee County regarding the global storm water system analysis performed after Hurricane Irma. The last he heard was that Lee County indicated the canal was not built properly; however, beavers were the cause of the issues. Mr. Adams stated the issue was with Bonita Springs and not really with actual beavers but with the dams being created. The Village of Estero, in cooperation with the Evan’s Group and the SFWMD, identified issues pertaining mostly to maintenance.

Mrs. Adams stated the new landscape contractor begins next week, on Wednesdays. Before the end of the month, the current contractor is replacing the fountain grasses and Loropetalum in the landscape beds.

**ii. NEXT MEETING DATE: October 23, 2018 at 1:00 P.M.**

The next meeting will be held on October 23, 2018 at 1:00 p.m.

**NINTH ORDER OF BUSINESS**

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

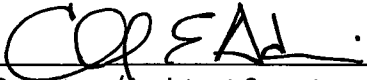
Mr. Schultz asked Mr. Adams to provide an update regarding the letter from the Master’s Homeowners Board of Directors (MHBOD) President. Mr. Adams stated the MHBOD requested reimbursement for the removal of three tree stumps located within the District-owned right-of-way (ROW). He responded to the letter denying the request and provided the Adopted Resolution and Facilities Maintenance Agreement as documentation of ownership of the trees and those responsible for maintaining the area. He had not received a response and stated the request most likely had to do with protocol.

**TENTH ORDER OF BUSINESS**

**Adjournment**

There being nothing further to discuss, the meeting adjourned.

**On MOTION by Mr. Fiesel and seconded by Mr. Mountford, with all in favor,  
the meeting adjourned at 1:51 p.m.**

  
Secretary/Assistant Secretary

  
Chair/Vice Chair