

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

The Board of Supervisors of the River Ridge Community Development District held a Regular Meeting on February 25, 2020 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	Chair
Terry Mountford	Vice Chair
Larry Fiesel	Assistant Secretary
James Gilman	Assistant Secretary
Kurt Blumenthal	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Cleo Adams	Assistant Regional Manager
Tony Pires	District Counsel
Charlie Krebs	District Engineer
Eric Long	PSGRC General Manager
Jim Dougherty	SOLitude Lake Management (SOLitude)
Neil Severance	Resident
John Craft	Resident/PSGRC Board President

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

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

SECOND ORDER OF BUSINESS

Public Comments: Agenda Items (5 minutes per speaker)

There being no public comments at this time, the next item followed.

THIRD ORDER OF BUSINESS

Updates: SOLitude Lake Management

Mr. Dougherty reported the following:

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- Lake H-1B was treated for slender spikerush, which seemed to have cleared up; only one or two additional touchup treatments may be necessary. The nano-bubbler might need to be cleaned, as slender spikerush can clog the screen.
- Lake H1-A looked good; the lake was treated for chara and the surface was clear.
- Lake H1-C looked good; the lake was treated for algae and may need a touchup.
- Lake E4-A looked good; there was no visible algae on the surface.
- The third dye application greatly improved the color of the Island Sound Lake; dye would be added, as needed.

Mr. Mountford arrived at the meeting at 1:02 p.m.

FOURTH ORDER OF BUSINESS

Discussion: Petition Regarding Removal of Littorals from Resident Side of Lake H1-C, Palmetto Dunes

Mr. Schultz stated an email was sent to the petitioners explaining the requirements for lake upkeep above and below the water, in compliance with grading of the banks. He discussed littorals and suggested reconsidering the canna along the shoreline of Lake H1-C.

Mr. Blumenthal stated that, he understood the residents' position because canna can be very thick; however, residents were removing plants without permission. He felt that another plant may be preferable.

Mr. Fiesel observed that two stands of palmettos, visible in a 2019 aerial photo, were missing today; it seemed there was a chronic problem.

Mr. Schultz asked whether it would be easier to remove canna now rather than waiting until the next inspection. Discussion ensued regarding plantings in the community.

Mr. Neil Severance, a resident, stated plants, such as palmettos, pine trees and other plants, were mysteriously disappearing, which was a serious problem for Palmetto Dunes Landscaping Committee. He felt that the area was not overgrown in any way and expressed support for the CDD's efforts managing the shorelines and plantings. He disagreed with claims that littorals drive birds and wildlife away and stated the petition was filled with misinformation.

Mr. Schultz suggested removing the canna and planting other littorals.

Mrs. Adams stated spikerush, pickerelweed and canna lilies are the best plants to ease erosion, as they help with bank stabilization and maintaining water quality.

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Mr. Dougherty stated a good plan would be more spikerush, arrowhead and pickerelweed. Canna would be the best but homeowner preferences varied.

The consensus was to replace the canna on the residential side of Lake H1-C with a different type of littoral plant.

FIFTH ORDER OF BUSINESS

Discussion/Update: Paver Project

Mr. Schultz reviewed the paver project proposal and commented as follows:

- The plans were negotiable and subject to change depending on funding and the condition of the existing pavers. Work would commence in the off-season to avoid traffic disruptions as much as possible.
- Phase I was completed.
- Phase II was planned for Fiscal Year 2021, or sooner, if funds become available and dependent on weather conditions and storm water management system requirements.
- A significant amount of header curb work and repair was required around Corkscrew Circle. Funding would dictate the project but the repair could, ideally, be completed in the fall.
- Upon examination of the existing pavers with MAJ Contracting, Inc. (MAJ), it was determined that many more than anticipated needed replacement and it makes sense to install new pavers for the best results.
- The Pinehurst entrance and exit should be consistent with other entrances and have pavers wrapping around the monument island.
- The Hammock Greens entrance would be consistent with others, with the cost beyond the CDD right-of-way (ROW) borne by Hammock Greens.
- MAJ would provide an estimate for Phase II this week.

Mr. Blumenthal stated the minutes from the last meeting stated the HOA would pay for pavers. Mr. Schultz stated "HOA" should be changed to "Hammock Greens".

Mr. Blumenthal considered the golf cart and the mailbox crossings unnecessary. Mr. Schultz stated the Phase III and IV items were noted but not recommendations.

- The items in the agenda were not a plan but were listed for guidance.

SIXTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of January 31, 2020

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Mrs. Adams presented the Unaudited Financial Statements as of January 31, 2020 and responded to questions regarding the check register. The following change was made:

Check Register Page 3: Delete Check numbers 5812, 5813, 5814, 5815 and 5816

SEVENTH ORDER OF BUSINESS

Approval of January 28, 2020 Regular Meeting Minutes

Mrs. Adams presented the January 28, 2020 Regular Meeting Minutes. The following changes were made:

Line 59: Change “monument” to “monument.”

Line 59: Change “and” to “Hammock Greens requested that River Ridge”

Line 60: Change “;” to “.”

Line 60: Change “the HOS” to “The HOA”

Line 60: Insert “to install pavers on their portion” after “cost”

Line 98: Change “sidewalk” to “curb”

On MOTION by Mr. Blumenthal and seconded by Mr. Fiesel, with all in favor, the January 28, 2020 Regular Meeting Minutes, as amended, were approved.

• **Active Action and Agenda Items**

Items 1, 2, 3, 4, 5, 6, 7, 8, 9, 11, 13 and 15 were ongoing.

Items 10, 12, 14 and 16 were completed.

Mr. Krebs was directed to inspect the curb at or near 21880 Masters Circle, where an orange cone marked the location of missing concrete.

Regarding Item 15, Mr. Pires distributed and discussed the “INFORMAL PROCEDURE FOR RESIDENT INQUIRIES/COMPLAINTS [Adopted April 22, 2014]”. The procedure would be communicated to residents and posted on the District and Pelican Sound websites.

EIGHTH ORDER OF BUSINESS

Staff Reports

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

There was no report.

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

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There was no report.

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

I. Key Activity Dates

Mrs. Adams reviewed the completed items as follows:

- The Annual Letter to the Residents was completed and would be mailed to the address on record with the Property Appraiser.

II. NEXT MEETING DATE: March 24, 2020 at 1:00 P.M. [Sound Room]

- **QUORUM CHECK**

All Supervisors confirmed their attendance at the March 24, 2020 meeting.

NINTH ORDER OF BUSINESS

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

Mr. Gilman discussed installation of new street signs in The Meadows that would mimic style of the CDD’s signage, with the same style poles and black lettering on a white background.

Discussion ensued regarding the catch basin project, start date, etc. Mr. Krebs stated he would meet with the South Florida Water Management District (SFWMD) soon.

Mr. Long discussed zoning changes that would not affect the CDD, including the south pickleball courts, a potential dog park on the FPL easement and live music at the River Club. Copies would be sent to the District Manager.

Mr. Schultz stated a plan was in process to improve the intersection of Williams Road and 41. Discussion ensued regarding the project, which could extend four miles.

Mr. Fiesel stated a resident complained that the island at the entrance to Turnberry was very dark at night and several residents entered on the wrong side because they could not see the island. Reflective Pavement Markers (RPMs) would be installed.

Mrs. Adams stated the Aeration Inspection Review and Reporting was completed in mid-November 2019. Two compressors were replaced at a cost of \$1,500.

TENTH ORDER OF BUSINESS

Adjournment

There being nothing further to discuss, the meeting adjourned at 2:10 p.m.

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DocuSigned by:
Chuck Adams
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Secretary/Assistant Secretary

DocuSigned by:
Bob Schuff
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Chair/Vice Chair