

1 **MINUTES OF MEETING**
2 **HARBOUR ISLES COMMUNITY DEVELOPMENT DISTRICT**
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4 The regular meeting of the Board of Supervisors of the Harbour Isles Community Development
5 District was held Tuesday, August 22, 2023, at 11:00 a.m., at 121 Spindle Shell Way, Apollo
6 Beach, Florida 33572.

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8 Present and constituting a quorum were the following:
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10 Betty Fantauzzi	Chairman
11 Bryce Bowden	Vice Chairman
12 Glenn Clavio	Assistant Secretary
13 Bob Nesbitt	Assistant Secretary

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15 Also present, either in person or via communication media technology, were the following:
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17 Angel Montagna	District Manager
18 Vivek Babbar	District Counsel
19 Stephen Brletic	District Engineer
20 Paul Ramsewak	Onsite Manager
21 Jason Jaszak	SOLitude Lake Management
22 Residents and Members of the Public	

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24 *This is not a certified or verbatim transcript, but rather represents the context and summary of*
25 *the meeting.*
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27 **FIRST ORDER OF BUSINESS** **Call to Order and Roll Call**

28 Ms. Montagna called the meeting to order at 11:00 a.m.

29 Ms. Montagna called the roll and indicated a quorum was present for the meeting.

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31 **SECOND ORDER OF BUSINESS** **Pledge of Allegiance**

32 The *Pledge of Allegiance* was recited.

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34 **THIRD ORDER OF BUSINESS** **Audience Comments on Agenda Items**

35 Audience members spoke on the following issues: landscaping, storage yard needing updates,
36 and dust and debris blowing in backyard by landscapers.

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38 **FOURTH ORDER OF BUSINESS** **Landscape Request for Proposals**

39 **A. Review of Board Summary**

- 40 i. Benchmark
- 41 ii. BrightView
- 42 iii. Juniper
- 43 iv. RedTree
- 44 v. Russell

45 Discussion ensued regarding the proposals, preference to award a contract to Benchmark who
46 can start prior to October 1, 2023, if need be.

On MOTION by Ms. Fantauzzi, seconded by Mr. Nesbitt, with all in favor, unanimous approval was given to award the landscaping contract to Benchmark, as discussed.

Discussion ensued regarding the contract being fully executed and a termination letter will be sent to Trimac Outdoor.

FIFTH ORDER OF BUSINESS

Public Hearing for Adoption of the Fiscal Year 2024 Budget

A. Fiscal Year 2024 Budget

On MOTION by Ms. Fantauzzi, seconded by Mr. Clavio, with all in favor, unanimous approval was given to open the public hearing for adoption of the fiscal year 2024 budget.

Discussion ensued regarding requests from Mr. Gregg Letizia: reduce irrigation from \$40,000 to \$30,000, move the \$7,800 from Field to Other Landscape, and the resulting changes lowered the assessment increase to 7.1%.

B. Public Comment

There being no public comments, the next item followed.

On MOTION by Mr. Bowden, seconded by Mr. Clavio, with all in favor, unanimous approval was given to close the public hearing for adoption of the fiscal year 2024 budget.

C. Resolution 2023-04, Adopting the Budget

Ms. Montagna read Resolution 2023-04 into the record by title.

On MOTION by Mr. Bowden, seconded by Mr. Clavio, with all in favor, unanimous approval was given to Resolution 2023-04, adopting the budget for fiscal year 2024.

D. Resolution 2023-05, Levying the Assessments

Ms. Montagna read Resolution 2023-05 into the record by title.

On MOTION by Mr. Bowden, seconded by Mr. Nesbitt, with all in favor, unanimous approval was given to Resolution 2023-05, levying the assessments for fiscal year 2024.

SIXTH ORDER OF BUSINESS

Staff Reports and Updates

A. SŌLitude Lake Management (“SŌLitude”)

There being nothing further to report, the next item followed.

B. Trimac Outdoor (“Trimac”)

There being nothing further to report, the next item followed.

C. District Counsel

Mr. Babbar reminded the Board of the required ethics training in December.

D. District Engineer

Discussion ensued regarding pond work.

On MOTION by Mr. Bowden, seconded by Mr. Clavio, with all in favor, unanimous approval was given for Mr. Brletic to facilitate pond work, in an amount not to exceed \$65,000.

E. Onsite Property Manager's Report

i. Monthly Report

Mr. Ramsewak reviewed the regular report included in the agenda package.

ii. Proposal #WQ348069 from Belson Outdoors

Discussion ensued regarding proposal #WQ348069, which was not approved.

iii. Proposal #1074 from Construction Management Services for Carpentry Work

Discussion ensued regarding proposal #1074, which was tabled until October.

iv. Proposal #291 from Hawkins Electric

Discussion ensued regarding proposal #291, which was tabled until October.

v. Proposal #1189681 from Home Service Heroes

Discussion ensued regarding proposal #1189681, which was tabled until October.

vi. Proposal #1066 from Oasis Palms and Landscaping

Discussion ensued regarding proposal #1066.

On MOTION by Ms. Fantauzzi, seconded by Mr. Clavio, with all in favor, unanimous approval was given to proposal #1066 to remove the dead queen palm at the entrance, in the amount of \$750.

The rest of proposal #1066 was tabled until October.

F. Homeowner's Association Report: Discussion of Flock Cameras

Discussion ensued regarding placement of Flock cameras on District-owned property.

On MOTION by Ms. Fantauzzi, seconded by Mr. Clavio, with all in favor, unanimous approval was given to the placement of Flock cameras on District-owned property, with counsel to draft an agreement between the HOA and the District.

G. District Manager

i. Fiscal Year 2024 Meeting Schedule

Discussion ensued regarding the proposed fiscal year 2024 meeting schedule.

On MOTION by Ms. Fantauzzi, seconded by Mr. Clavio, with all in favor, unanimous approval was given to the meeting schedule for fiscal year 2024.

SEVENTH ORDER OF BUSINESS **Consent Agenda**

A. Acceptance of the July 25, 2023, Meeting Minutes

B. Acceptance of the July 2023 Financials

Ms. Montagna reviewed the consent agenda items included in the agenda package.

On MOTION by Mr. Bowden, seconded by Mr. Clavio, with all in favor, unanimous approval was given to the consent agenda, as presented.

EIGHTH ORDER OF BUSINESS **Discussion Items**

There being none, the next order of business followed.

NINTH ORDER OF BUSINESS **Supervisor Requests**

There being none, the next order of business followed.

TENTH ORDER OF BUSINESS **Audience Comments**

There being none, the next order of business followed.

ELEVENTH ORDER OF BUSINESS **Adjournment**

On MOTION by Mr. Bowden, seconded by Ms. Fantauzzi, with all in favor, the meeting was adjourned at 2:13 p.m.

Angel Montagna, Secretary

Betty Fantauzzi, Chairman