

November 23, 2020

Board of Supervisors
Heritage Harbour South
Community Development District

AGENDA

Dear Board Members,

The Heritage Harbour South Community Development District regular meeting of the Board of Supervisors will be held on **Tuesday, December 1, 2020 at 4:00 p.m.** at the Stoneybrook Golf Club located at 8000 Stone Harbour Loop, Bradenton, Florida 34212. The following is the agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENTS**
- 3. BUSINESS ADMINISTRATION**
 - A.** Consideration of Minutes of Board of Supervisors' Regular Meeting held on November 10, 2020.....Tab 1
 - B.** Consideration of Operation & Maintenance Expenditures for October 2020Tab 2
 - C.** HOA Updates
 1. Heritage Harbour Master HOA
 2. Stoneybrook HOA
 3. Lighthouse Cove HOA
- 4. STAFF REPORTS**
 - A.** Aquatic Service Reports.....Tab 3
 - B.** District Counsel
 1. Aquaterra Update
 - C.** District Engineer
 1. Vegetation Clearing by Solitude Update
 2. Vegetation Clearing by Crosscreek Update
 3. Lake 48 Bank Restoration
 - D.** District Manager
 1. Financial Update
 2. Security Update & Traffic Monitoring ReportTab 4
 3. Timeline ReviewTab 5
 4. Action Item List ReviewTab 6
- 5. BUSINESS ITEMS**
 - A.** Consideration of Revised Master HOA Maintenance Agreement.....Tab 7
 - B.** Consideration of Resumes for Open Seat PositionsTab 8
 - C.** Consideration of Resolution 2021-02, Designating Officers of the BoardTab 9
- 6. SUPERVISOR REQUESTS & COMMENTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to contact us at (813) 533-2950.

Sincerely,
Gary S. Moore
Gary S. Moore
District Manager

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

**HERITAGE HARBOUR SOUTH
COMMUNITY DEVELOPMENT DISTRICT**

The Heritage Harbour South Community Development District regular meeting of the Board of Supervisors was held on **Tuesday, November 10, 2020 at 4:02 p.m.** at the Stoneybrook Gold Club located at 8000 Stone Harbour Loop, Bradenton, Florida 34212.

Present and constituting a quorum were:

Tad Parker	Board Supervisor, Chairman
Mike Neville	Board Supervisor, Vice-Chairman
Larry Lovell	Board Supervisor, Asst. Secretary
Rick Lane	Board Supervisor, Asst. Secretary
Larry Eichert	Board Supervisor, Asst. Secretary

Also present were:

Greg Cox	District Manager; Rizzetta & Company
Andy Cohen	District Counsel; Persson, Cohen & Mooney, P.A.
Rick Schappacher	District Engineer; Schappacher Engineering
Alex Johnson	Representative, Solitude
Gary Moore	District Manager; Rizzetta & Company

Audience **Present**

FIRST ORDER OF BUSINESS

Call to Order

Mr. Cox called the meeting to order and conducted roll call.

SECOND ORDER OF BUSINESS

Audience Comments

Audience member thanked Mr. Lane and Mr. Eichert for serving on the Board.

THIRD ORDER OF BUSINESS

**Consideration of Minutes of the Board
of Supervisors Regular Meeting held
on October 6, 2020**

On a motion from Mr. Lane, seconded by Mr. Neville, with all in favor, the Board approved the minutes of the Board of Supervisors meeting held on October 6, 2020, as presented, for the Heritage Harbour South Community Development District.

87 1. Update on Aquaterra

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89 Mr. Cohen updated from the last meeting held on October 9, 2020, Aquaterra
90 expressed no interest to reduce rates or take over maintenance.

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92 The Board requested Mr. Cohen and Mr. Schappacher put together
93 whitepapers for presentation to the Master, North, Marketplace and
94 Riverstrand to consider assuming maintenance and control of the system and
95 no longer rely on Aquaterra.

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97 **C. District Engineer**

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99 1. Consideration of Storm Water Repairs

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101 The Board reviewed bid tabulation and discussed storm water repairs.

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On a motion from Mr. Neville, seconded by Mr. Lane, with all in favor, the Board approved the Crosscreek bid not to exceed \$7,500.00 for pipe repairs, for the Heritage Harbour South Community Development District.

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104 2. Update on Vegetation Removal by Solitude

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Mr. Johnson with Solitude reported vegetation removal as complete. The total cost was reduced to \$13,367.00 as some items in the bid were covered under contract. Mr. Johnson reported that there are three items of concern, 1) Pond 7 at the north end has debris and stumps, 2) Wetland KK needs the path cleared and 3) ZZW requires a 20-foot-long hump in area needs to be repaired. Additionally, there is a tree root in Pond 29 needing removal.

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113 3. The radar signs have been relocated. 4. Mr. Johnson is working with MPOA in regards to sidewalk & drainage issues.

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116 **D. District Manager**

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Mr. Cox reminded the Board that the next regular meeting was scheduled for Tuesday, December 01, 2020 at 4:00 p.m.

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Mr. Cox stated that Seat 4 will be open as no one qualified for the 2020-2024 term. Mr. Louis Brodersen qualified for Seat 1.

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124 1. Financial Update

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Mr. Lane presented investment summary and reserve balances. Mr. Lane strongly feels the Board should appoint someone to monitor these funds following his departure.

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179 **TENTH ORDER OF BUSINESS** **Adjournment**

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181 On a motion from Mr. Neville, seconded by Mr. Parker, with all in favor, the Board
182 approved to adjourn the meeting at 5:40 p.m. for the Heritage Harbour South
183 Community Development.

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Secretary / Assistant Secretary

Chairman / Vice Chairman

HERITAGE HARBOUR SOUTH COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 9428 CAMDEN FIELD PARKWAY · RIVERVIEW, FLORIDA 33578

Operation and Maintenance Expenditures September 2020 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from September 1, 2020 through September 30, 2020. This does not include expenditures previously approved by the Board.

The total items being presented: **\$51,358.70**

Approval of Expenditures:

____ Chairperson

____ Vice Chairperson

____ Assistant Secretary

Heritage Harbour South Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2020 Through September 30, 2020

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Egis Insurance Advisors, LLC	001361	11438	Policy 100118619 10/01/20- 10/01/21	\$ 21,679.00
Heritage Harbour Golf Club	001362	48	Lakes Mowing 01/01/20-06/30/20	\$ 1,710.00
Innersync	001363	18959	Website Compliance 10/20	\$ 384.38
Larry G. Lovell	001368	LL100620	Board of Supervisor Meeting 10/06/20	\$ 200.00
Lawrence R. Eichert	001366	LE100620	Board of Supervisor Meeting 10/06/20	\$ 200.00
LLS Tax Solutions Inc.	001364	002075	Refunding Bond Series 2013A1&2 07/18/20	\$ 500.00
McShea Contracting, LLC	001369	S200995-25	Pavement Markings 09/20	\$ 2,941.50
Michael Joseph Neville	001370	MN100620	Board of Supervisor Meeting 10/06/20	\$ 200.00
Office Dynamics	001371	00031776	1 Book Copied 09/20	\$ 42.84
Office Dynamics	001371	00031795	4 Book Copied 10/20	\$ 170.96
Persson, Cohen & Mooney, P.A	001372	25230	Professional Services 09/20	\$ 1,965.00
Richard D. Lane	001367	RL100620	Board of Supervisor Meeting 10/06/20	\$ 200.00
Rizzetta & Company, Inc.	001365	INV0000053321	District Management Fees 10/20	\$ 4,843.25
Rizzetta & Company, Inc.	001365	INV0000053577	Assessment Roll Preparation FY 20/21	\$ 5,250.00

Heritage Harbour South Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2020 Through September 30, 2020

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Rizzetta Technology Services	001375	INV0000006373	Email & Website Hosting Services 10/20	\$ 175.00
Romaner Graphics	001376	20020	Covid 19 Signs 06/20	\$ 180.00
Schappacher Engineering LLC	001377	1720	Engineering Services 09/20	\$ 2,760.00
Solitude Lake Management	001378	PI-A00487850	Monthly Lake Maintenance 10/20	\$ 2,355.00
Solitude Lake Management	001378	PI-A00487851	Monthly Wetland Maintenance 10/20	\$ 2,712.00
Tad Parker	001373	TP100620	Board of Supervisor Meeting 10/06/20	\$ 200.00
Truscapes Industries, Inc.	001374	81676	Removal Electrical components 10/20	<u>\$ 2,689.77</u>
Report Total				<u>\$ 51,358.70</u>

RESOLUTION 2021-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE HERITAGE HARBOUR SOUTH COMMUNITY DEVELOPMENT DISTRICT DESIGNATING THE OFFICERS OF THE DISTRICT AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Heritage Harbour South Community Development District (hereinafter the "District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within Manatee County, Florida; and

WHEREAS, the Board of Supervisors of the District desires to designate the Officers of the District.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF HERITAGE HARBOUR SOUTH COMMUNITY DEVELOPMENT DISTRICT:

Section 1. _____ is appointed Chairperson.

Section 2. _____ is appointed Vice Chairperson.

Section 3. _____ is appointed Assistant Secretary.

_____ is appointed Assistant Secretary.

_____ is appointed Assistant Secretary.

_____ is appointed Assistant Secretary.

Gary S. Moore is appointed Assistant Secretary.

Section 4. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 1st DAY OF DECEMBER, 2020.

ATTEST:

**HERITAGE HARBOUR SOUTH
COMMUNITY DEVELOPMENT
DISTRICT**

Secretary / Asst. Secretary

Chair / Vice Chair