

**MINUTES OF MEETING
HERITAGE SPRINGS
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Heritage Springs Community Development District was held on Monday, November 17, 2014 at 2:30 p.m. at the Heritage Springs Community Clubhouse, 11345 Robert Trent Jones Parkway, New Port Richey, Florida.

Present and constituting a quorum were:

Steve Wertovitch	Chairman
Joe DePompa	Vice Chairman
Steve Soltis	Assistant Secretary
George Kachavos	Assistant Secretary

Also present were:

Andrew Mendenhall	District Manager
Kimberlee DeBosier	District Engineer
Residents	

The following is a summary of the minutes and actions taken at the November 17, 2014 Heritage Springs Board of Supervisors meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Mendenhall called the meeting to order and Board members and staff identified themselves.

SECOND ORDER OF BUSINESS

**Approval of the Minutes of the
October 20, 2014 Meeting**

On MOTION by Mr. Soltis seconded by Mr. Kachavos with all in favor, the minutes October 20, 2014 were approved.

THIRD ORDER OF BUSINESS

Public Comment on Agenda Items

None.

FOURTH ORDER OF BUSINESS

**Discussion of Appointment to Fill
Vacancy [Terms Expires 11/2018]**

- Mr. Mendenhall noted if they appoint someone today they will have to be reappointed at the next meeting.
- The Board tabled this item until the next meeting.

FIFTH ORDER OF BUSINESS

Attorney's Report

None.

SIXTH ORDER OF BUSINESS

Engineer's Report

A. RFP for Warrington Way Project

- Ms. DeBosier noted the RFP document and plans were emailed to the Board on Friday and outlined the same.
- Discussion followed on timelines with it being noted the project should be completed by May 1.
- Continuing the meeting to December 8 to make revisions prior to release to proposers was discussed.
- Meet December 8, provide revised docs on the 10, and sent out December 15. Pre-bid meeting January 7, with bids due January 15.
- The scope of service and plans were reviewed and discussed.
- Mr. DePompa addressed the weir noting eight months of the year it is underwater and should not be.
 - Ms. DeBosier noted they would monitor it after the pipe goes in.
- Discussion followed on the RFP.

SEVENTH ORDER OF BUSINESS

Manager's Report

A. Approval of October 2014 Financial Statements

- Mr. DePompa questioned the \$6,200 payment to BioMass.
 - It was invoiced in September and charged to 2014 not 2015.

On MOTION by Mr. Kachavos seconded by Mr. DePompa with all in favor, the October 2014 financial statements were approved.

B. Discussion of CDD Website

- Mr. Mendenhall addressed a website for the District.
- Discussion followed with it being noted the fee for STS to develop and maintain the website will be \$500 annually.

On MOTION by Mr. Soltis seconded by Mr. Kachavos with all in favor, to have STS develop and maintain the website was approved.

EIGHTH ORDER OF BUSINESS

Supervisors' Requests

- Mr. DePompa provided and reviewed the 2015 Maintenance Plan, a copy of which is attached hereto and made part of the public record.
- Mr. Wertovitch reported on attending a seminar run by the University of Florida with the topic being retention ponds.
 - Suggested establishing a pond management program.
 - Ms. DeBosier noted SWFWMD has good resources on pond management plans and may have someone who can prepare a plan for the District.
- Mr. DePompa addressed mowing of the area between the preserve and pond by the HOA and how you handle areas where the homeowner's property lines go to the pond.
- Discussion continued on the seminar and pond health.
- Setting up reserves for pond management was addressed.
- Mr. Soltis addressed for the Warrington Way project obtaining sign-off from the HOA and talk to the Warrington Way residents.

NINTH ORDER OF BUSINESS

Audience Comments

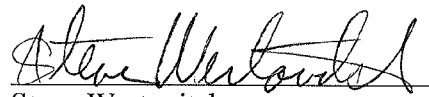
- A resident addressed running a pond management program and adopt a pond program in his last community. He noted he would enjoy working with the Board to set up such programs here.

- Mr. Wertovitch suggested appointing Mr. Soltis as the project manager for the Warrington Way project.

TENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Wertovitch seconded by Mr. Soltis with all in favor, the meeting was continued to December 8, 2014 at 2:30 p.m. for discussion of the Warrington Way project.



Steve Wertovitch
Chairman