

**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, April 17, 2017 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
George Kachavos	Assistant Secretary
Ken McEwan	Assistant Secretary

Also present were:

Andrew Mendenhall	District Manager
Robert Dvorak	District Engineer
Residents	

*The following is a summary of the minutes and actions taken at the April 17, 2017 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**

**Consent Agenda**

- A. Approval of the Minutes of the March 20, 2017 Meeting**
- Line 52 – Dvorak misspelled.
  - Line 49 – remove “to”

**B. Approval of Financial Statements**

On MOTION by Mr. Wertovitch seconded by Mr. Kachavos, with all in favor, the consent agenda was approved as amended.
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**THIRD ORDER OF BUSINESS**

**Public Comment on Agenda Items**

None.

**FOURTH ORDER OF BUSINESS**

**Attorney's Report**

None.

- Mr. Mendenhall noted Mr. Vericker will attend the May meeting.

**FIFTH ORDER OF BUSINESS**

**Engineer's Report**

- Mr. Dvorak reviewed his report and follow-up items.
- Discussion followed on the Pond 191-F Project – Alternative 1 (Avada Court outfall) modeling results for drawdown analysis.
  - Mr. Dvorak noted the issue is the systems they are connecting to have a limited amount of capacity.
  - Discussion followed on installing a pump at Walstone Court.
  - Duke Energy will not provide an estimate for an electrical connection the CDD first needs to pull a permit from the county.
  - The volume of water to be moved is needed for the pump vendors.

On MOTION by Mr. McEwan seconded by Mr. Kachavos, with all in favor, authorizing the Chairman to pay the permit fee was approved.

- Discussion followed on the flow at weir CS-27/wetland 171-C.
  - Grading and riprap.
  - HOA interest.
- Discussion followed on flow diagrams and drainage.

**SIXTH ORDER OF BUSINESS**

**Manager's Report**

**A. Acceptance of the Audit for Fiscal Year 2016**

- Mr. Mendenhall outlined the audit for fiscal year ended September 30, 2016 noting it was a clean audit.

On MOTION by Mr. Wertovitch seconded by Mr. Kachavos with all in favor; the audit for fiscal year ended September 30, 2016 was accepted.

FY 2018 Budget

- Mr. Mendenhall reported they will begin the budget process at the next meeting.
- Discussion followed on expenses and expenditures anticipated.

**SEVENTH ORDER OF BUSINESS                      Maintenance Items**

- A.      Ratification of BioMass Proposal**
  - i.        Pond 161-A Maintenance**
  - ii.      Pond 172-C Erosion Repair**

- Discussion followed on the proposals to be ratified [1718 - \$13,037.17 and 1724 - \$14,278.40].
- Discussion followed on repairs with fabric and rip rap.

On MOTION by Mr. Wertovitch seconded by Mr. DePompa, with all in favor, the BioMass proposals 1718 and 1724 were ratified.

On MOTION by Mr. Wertovitch seconded by Mr. Kachavos with all in favor; the audit for fiscal year ended September 30, 2015 was accepted.

- BioMass outstanding invoices were discussed.
- Mr. DePompa reviewed the CDD 2017 Maintenance Plans.

**EIGHTH ORDER OF BUSINESS                      Supervisors' Requests**

- Mr. Wertovitch addressed a bill from Pampering Plumber to fix a problem the homeowner believes was caused by BioMass equipment going in and out by his house.
  - The District will reimburse Mr. Wertovitch the \$247.
- Mr. Wertovitch addressed the open supervisor seat on the Board noting three resumes have been submitted.
  - Mr. Mendenhall outlined the appointment process.

- Mr. Wertovitch addressed an email received regarding Aaron Court in Egret Landing. The gutters on the driveway and along the grass are crumbling.
- Mr. McEwan addressed a build of sand at the back of the community noting a question has been raised of whether they can use it to raise the area by Hole 13.
  - Mr. McEwan proposed looking at the area to see if there is anything they can do. He will let Mr. Dvorak know after speaking with the HOA.
- Mr. McEwan reported on the planting of Phase 1 noting the plan was well received by the Village Reps.
- Mr. Wertovitch addressed the Triploid Grass Carp at Hole 7 noting there are none remaining in the pond or they are not effective.

**NINTH ORDER OF BUSINESS**

None.

**Audience Comments**

**TENTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Kachavos seconded by Mr. McEwan,  
with all in favor, the meeting was adjourned



Steve Wertovitch  
Chairman