

MINUTES OF MEETING

The following is a summary of the actions taken at the Heritage Greens Community Development District (CDD) Board of Supervisors meeting.

HERITAGE GREENS COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Heritage Greens CDD was held May 20, 2019 at 6:00 p.m. at the Heritage Greens Community Center at 2215 Heritage Greens Drive in Naples, Florida.

Present and constituting a quorum:

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| Dorothy Thompson | Chair |
| John Shelton | Vice Chair |
| Barbara Pitts | Assistant Secretary |
| Leigh Connor | Assistant Secretary |
| Dale Meszaros | Assistant Secretary |

Also present were:

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| Calvin Teague Residents | District Manager |
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FIRST ORDER OF BUSINESS

Call to Order and Roll Call

The meeting was called to order and the District Manager called roll. All were present for today's meeting.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

After reciting the Pledge of Allegiance, the next Order of Business followed.

THIRD ORDER OF BUSINESS

Approval of the Agenda

The Agenda was approved as presented.

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| On MOTION by Vice Chair Shelton, seconded by Chair Thompson, with all in favor, the Agenda was approved as presented. |
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FOURTH ORDER OF BUSINESS

Audience Comments on Agenda Items

There being none, the next Order of Business followed.

FIFTH ORDER OF BUSINESS

Approval of Meeting Minutes

A. Regular Meeting Minutes from April 15, 2019

The Meeting Minutes were presented and approved.

On MOTION by Supervisor Pitts, seconded by Supervisor Meszaros, with all in favor, the Regular Meeting Minutes from April 15, 2019 were approved as presented.

SIXTH ORDER OF BUSINESS

Old Business

A. Wall Gap Update

Supervisor Meszaros updated the Board that Mando Services is currently waiting for the materials to arrive and they hope to begin the project this week.

The Board discussed adding bushes in front of the new fencing that is going in, so that it blends in with the rest of the fencing. The Board requested an estimate for this work.

B. Front Entry Enhancement

The HOA is currently working on the front entry enhancements. Both the Board and District Manager commented that it is looking good. There are various projects for the front entry enhancement, and a few are delayed because of others that are being worked on currently.

C. Virtual Guard Project Update

The Board discussed that Envera was in the community today. Envera is bringing in the server tomorrow and they were running the wiring today for the server. The callbox is getting moved into the guardhouse so that it is still nearby, but not an eye sore when entering the community. The Board discussed that the gate key cards will become unusable once the new system is up. The system will work off driver's licenses. A couple of homeowners that live in England were discussed. This couple does not own a vehicle in the U.S. or have U.S. driver license's, as such the Board wondered what can be done in this situation. The Board discussed that they will have to get with Envera and find out what can be done in this situation and similar situations.

The Board received a question about the process for renters. It was discussed that long-term renters with a year or longer lease will get stickers. However, short term seasonal renters will have to be entered in by the owner of the home and that renter will have to utilize their driver's license to enter the community. Renters won't have the control to enter someone into the system, only homeowners will. This will help to keep the community safe.

The Board decided to refund the \$50 for anyone who bought a gate card on or after January 1st, 2019 as these cards won't be usable once the new system is up and running.

The Board decided to cover the windows in the guard house to protect the equipment. The Board decided to get a quote for tinting the windows in the guard house and if it's less than \$350 they will go ahead with it. They are going to look into mirror tint and regular tint. However, if the cost for tinting is more than \$350, the Board will order blinds.

On MOTION by Vice Chair Shelton, seconded by Supervisor Meszaros, with all in favor, Chair Thompson has the authority to either tint the windows in the guard house or order blinds for them for a not to exceed amount of \$350.

D. Front Sign Replacement

The Board looked at different examples sent in by companies bidding for the project. After looking at several examples, they decided they want back lit black letters, a tan background, flat caps, H.G. as the logo at the top, stucco over the tile and the font was specified. They agreed to show the companies proposing a sample of the font they agreed on. The Board decided to continue the meeting to discuss this item further on the 28th of this month at noon.

E. Barrier at Exit to Prevent Left Turns

The County said that the Board would have to get a design from the Engineer for this project and present it to the County for approval. The Board decided to drop this item from the Agenda for now.

F. Extension of Sidewalk

The Board received a proposal from Premier for this project. Supervisor Meszaros is meeting with Premier again regarding this, to specify on the type and style of gate to put at the wall. The Board discussed the importance of this sidewalk being compliant for wheel chairs and usable for bicycles. The Board asked for estimates for both pavers and concrete and to submit them to the HOA for them to decide which they would like to choose. The Board wants to reach out to Sapphire again for this project.

G. Bottlebrush Removal and Replacement

The District Manager reported that the HOA is handling this item.

H. Power Washing School Side of Wall and Bee Removal

It was reported that the tree was sprayed a second time for bees. The Board discussed needing to go look at this area to see where in the wall the bees could be. The District

Manager discussed that when the Board is ready for the wall to be power washed, he will go ahead and get an estimate from JL 23.

SEVENTH ORDER OF BUSINESS

New Business

A. Insurance Coverage Review

The District Manager presented the insurance coverage to the Board. He stated the wall is worth \$205,000, the guardhouse \$51,000, lift arms and gates \$32,730, the Envera system \$17,000 and the gate cameras \$5,562. These total out to about \$311,000 and would add \$2,336 to what the Board is already paying. The Board asked for a quote for a \$5,000 deductible and to find out the replacement value of the wall for next month's meeting.

EIGHTH ORDER OF BUSINESS

Manager's Report

A. Financial Statements for Period Ending April 30, 2019

The financial statements were presented and accepted.

On MOTION by Chair Thompson, seconded by Supervisor Pitts, with all in favor, the Financial Statements for period ending April 30, 2019 were accepted.

B. Approval of Fiscal Year 2020 Budget/Set Public Hearing

The Board is decreasing the assessments by a little over \$20 per home.

The Board discussed putting funds into the budget for the hurricane fund for clearing the streets of debris. The Board decided to reduce special projects from \$15,000 to \$10,000 and move \$5,000 to the hurricane fund.

On MOTION by Chair Thompson, seconded by Vice Chair Shelton, with all in favor, \$5,000 from special projects in the budget will be moved to the hurricane fund.

Resolution 2019-03 to approve the tentative budget as amended and set the public hearing for August 19th was presented and approved.

On MOTION by Chair Thompson, seconded by Supervisor Connor, with all in favor, Resolution 2019-03 is approved.

C. Website ADA Compliance Update

The District Manager informed the Board that their website is still on track for the end of July.

D. Notification of Registered Voters

The District Manager directed the Boards attention to the letter notifying the Board of the number of registered voters in the community.

E. Follow-up

There being none, the next Order of Business followed.

NINTH ORDER OF BUSINESS

Attorney’s Report

There being none, the next Order of Business followed.

TENTH ORDER OF BUSINESS

Engineer’s Report

There being none, the next Order of Business followed.

ELEVENTH ORDER OF BUSINESS

Supervisor’s Requests and/or Comment

Supervisor Meszaros commented on future projects. He stated that after any Board members meet with a contractor they should report back to the District Manager and have the District Manager then contact the contractor to let them know if they did or did not receive the job. There was a miscommunication between Vice Chair Shelton and Supervisor Meszaros where they each thought the other called the contractor and neither did so to avoid this in the future, this is how they would like the process to go.

Chair Thompson brought up that the HOA is putting out Requests for Proposals (RFP’s) for Management Services and she felt the CDD should as well. As such, she brought a sample RFP for the Board to look at and make changes to for further discussion at the next meeting. Her intentions are to see if they are getting the best service after comparing proposals.

TWELVTH ORDER OF BUSINESS

Audience Comments (Limited to 3 per speaker)

An audience member was concerned with residents understanding the budget. Chair Thompson addressed this by stating the public hearing in August is to address any resident questions regarding the budget.

Suzanne Rivara asked about putting a stop ahead sign before a stop sign in the community. She also asked about trees in the CDD right of way and whether they require the permission of the CDD to remove them as part of the ARB (Architectural Review Board) process. The answer was yes because it is technically CDD property, but the Board agreed that it is just a formality.

THIRTEENTH ORDER OF BUSINESS

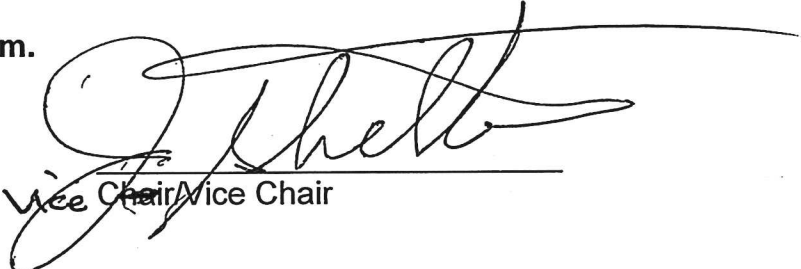
Adjournment

There being no further Orders of Business the meeting is adjourned and will be continued May 28th at 12pm for further consideration of estimates for the CDD front entry signs.

On MOTION by Chair Thompson, seconded by Vice Chair Shelton, with all in favor, the meeting was adjourned and will be continued on May 28th at 12 p.m.

Next Meeting: June 17, 2019 at 6:00 p.m.


Secretary/Assistant Secretary


Vice Chair/Vice Chair