

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

The regular meeting of the Board of Supervisors of the Heritage Greens Community Development District was held May 21, 2018 at 6 p.m. at the Heritage Greens Community Center, 2215 Heritage Greens Drive, Naples, Florida.

Present and constituting a quorum:

Bryan Landry	Chair
Barbara Pitts	Vice Chair
John Jordan	Assistant Secretary
Marsha Coghlan	Assistant Secretary
Hank Michaelson	Assistant Secretary

Also present were:

Cal Teague	Premier District Manager
Residents	

***The following is a summary of the actions taken at the May 21, 2018 Heritage Greens CDD Board of Supervisors meeting.***

**FIRST ORDER OF BUSINESS**

**Call to Order and Roll Call**

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

**SECOND ORDER OF BUSINESS**

**Pledge of Allegiance**

This Order of Business being addressed with the Pledge of Allegiance, the next Order of Business followed.

**THIRD ORDER OF BUSINESS**

**Approval of Agenda**

The Agenda was presented.

On MOTION by Supervisor Jordan seconded by Supervisor Pitts with all in favor, the May 21, 2018 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 the Minutes**

The Regular Meeting Minutes from April 16, 2018 were presented.

On MOTION by Supervisor Pitts seconded by Supervisor Coghlan with all in favor, the Regular Meeting Minutes of April 16, 2018 were approved as presented.

**SIXTH ORDER OF BUSINESS**

**Old Business**

**A. Gate Access Issues**

- It was reported that there are still gate issues and New IQ will be notified.
- The stickers project appears to be winding down, however, the Supervisors are still trying to set a date to meet with residents. When a time is set, it will be posted on the community board at the exit.
- Representatives from Cambridge were present to discuss gate security issues.

**B. Sidewalk Repair Update**

The sidewalk repairs have been completed by Conidaris who did a nice job, however, a few repairs remain because of cars that were parked over those areas when the repairs were being made. These will be repaired as well.

**C. Storm Water Management System**

The cleaning and repairs were completed by Copeland.

**D. FPL LED Light Changeout Program Update**

District Manager Teague reported that a work order has been issued, supplies have been ordered and delivered and we are just awaiting the schedule.

**E. Wall Repair Discussion/Review**

District Manager Teague reported that we continue to await FEMA's determination.

**F. Flooding Issue at 1616 Morning Sun Lane**

The Engineer's report revealed that the turf in the area has thickened and grown in to the point that it has become an obstacle. He felt that the fix could be done by the

landscaping company cutting the sod down around the lanais and letting the water drain south toward the back yard and golf course.

**SEVENTH ORDER OF BUSINESS**

**New Business**

**A. Overnight Parking**

The Board of Supervisors previously expressed interest in working with the HOA on this overnight parking issue and to have cars towed if they park in the streets overnight. The Attorney advised, however, that an Agreement would be needed between the HOA and CDD for this to be legal since the CDD owns the streets. The Attorney will draft an amendment to the current Agreement and the District Manager will check with Cambridge to see what options are available for night patrol.

**B. HOA Use of Designated Reserves intended for Maintenance of CDD Assets**

Due to confusion regarding this issue, the HOA Treasurer will look into this.

**C. Supervisor Attendance Concerns**

The concern was acknowledged, however, there was no further discussion.

**EIGHTH ORDER OF BUSINESS**

**Manager’s Report**

**A. Financial Statements for period ending April 30, 2018**

Financial Statements for the period ending April 30, 2018 were presented.

On MOTION by Supervisor Jordan seconded by Supervisor Coghlan with all in favor, the financials for period ending April 30, 2018 were accepted as presented.

**B. Fiscal Year 2019 Budget**

**i. Resolution 2018-02 Approving the Fiscal Year 2019 Budget and Setting a Public Hearing**

On MOTION by Chair Landry seconded by Supervisor Pitts with Supervisor Jordan voting Nay, Resolution 2018-01 was approved.

**C. Resolution 2018-03 to Change Banking Institutions**

On MOTION by Supervisor Michaelson seconded by Supervisor Coghlan with all in favor, Resolution 2018-03 was approved.

**D. Notification of Registered Voters**

District Manager Teague notified the Board that there are 619 registered voters in Heritage Greens.

**E. Follow-up**

As addressed previously herein, FEMA reimbursement follow up continues.

**NINTH ORDER OF BUSINESS**

**Attorney’s Report**

There being none, the next Order of Business followed.

**TENTH ORDER OF BUSINESS**

**Engineer’s Report**

**A. Drainage Issues at Club Homes III and Clubhouse III HOA**

This was addressed earlier in 6F.

**B. Safety Concern at the Corner of Heritage Greens Drive and Morning Sun Lane**

As per the Engineer’s report, the determination was that the radius is of minimum standard and the Board was not in favor of making any change that would result in loss of grass area to the homeowner. Supervisor Michaelson stated that he would speak with the homeowner.

**ELEVENTH ORDER OF BUSINESS**

**Supervisors’ Requests and/or Comment**

- Chair Landry discussed the community creating a committee of HOA and CDD officials to look at dissolving the CDD and turning everything over to the HOA. He further suggested that the committee would include two (2) officials from each organization and two (2) citizens selected to comprise a six (6) member board with the Board of Supervisors voting to put this committee together. Chair Landry went on to appoint Supervisor Michaelson and Supervisor Jordan to represent the CDD and recommended Ellen Chadwell for the CDD citizen representative which was also confirmed.

On MOTION by Chair Landry seconded by Supervisor Pitts with Supervisor Jordan voting Nay, Ellen Chadwell’s recommendation to be the “at large” CDD citizen representative was approved.

- Supervisor Michaelson commented on the poor tree trimming that had been done along Immokalee Road and asked if someone could be hired to cut the remaining 15 or 20 trees down. FPL will be contacted about these trees.

**TWELFTH ORDER OF BUSINESS**

**Audience Comments (Limited to 3 per speaker)**

- It was announced that the Master Association is going to sponsor a Certification Training Course, which is presented through the N. Naples Fire Dept. and will be held on the 23<sup>rd</sup> and 30<sup>th</sup>.
- It was also announced that the Master Association has approved “off duty” Sheriff patrols for the neighborhood. They will be checking for speeding, running of Stop Signs as well as any driving violations, etc. Ticketing will be at each individual patrol's discretion.

**THIRTEENTH ORDER OF BUSINESS**

**Adjournment**

There being no further Orders of Business and

On MOTION by Supervisor Pitts seconded by Chair Landry with all in favor, the meeting was adjourned at 7:40 p.m.

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Calvin Teague  
Secretary

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Bryan Landry  
Chair