

**MINUTES OF MEETING
LAKE POWELL RESIDENTIAL GOLF
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Lake Powell Residential Golf Community Development District held a Virtual Regular Meeting on October 19, 2020, at 11:30 a.m., Central Time, via Zoom, at <https://zoom.us/j/2043596216>, 1-292-205-6099 (Eastern time zone) and 1-312-626-6799 (Central time zone), Meeting ID 204 359 6216, for all.

Present and constituting a quorum were:

Thomas Balduf	Chair
John Ellis	Vice Chair
Bruce Sova	Assistant Secretary
David Dean	Assistant Secretary
Calvin “Bucky” Starlin	Assistant Secretary

Also present were:

Howard McGaffney	District Manager
Bethany Womack	Ecologist/Operations Manager

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. McGaffney called the meeting to order at 11:37 a.m., Central Time. All Supervisors were present.

In consideration of the COVID-19 pandemic, this meeting was being held virtually, via Zoom, and telephonically, as permitted under the Florida Governor’s Executive Orders, which allow local governmental public meetings to occur by means of communications media technology, including virtually and telephonically. The meeting was advertised to be held virtually and telephonically and the meeting agenda was posted on the District’s website.

SECOND ORDER OF BUSINESS

Consent Agenda Items

- A. Acceptance of Unaudited Financial Statements as of August 31, 2020**
- B. Approval of August 31, 2020 Virtual Public Hearing and Regular Meeting Minutes**

Mr. McGaffney presented the Consent Agenda Items.

The following change was made to the August 31, 2020 Virtual Public Hearing and Regular Meeting Minutes:

Line 26 and throughout: Change "Cheri" to "Sherry"

On MOTION by Mr. Balduf and seconded by Mr. Starlin, with all in favor, the Consent Agenda Items, as amended to incorporate the edits to the meeting minutes, were accepted and approved.

THIRD ORDER OF BUSINESS

Business Items

A. Update: Storm Recovery, Road and Bridge Repairs

Ms. Womack reported the following:

- All repairs to the road and foot bridge were completed. The contractor was able to save the columns and lights, which were put back in place; the electrician needs to hook the lights up at each box. The final cost exceeded the original proposal, as the condition of the foot bridge, created by the storm, needed additional flowable fill material to complete the project. Issues may arise in other locations in the future.
- Maintenance of District Stormwater Drains: Gulf Coast Utility Contractors (GCUC) submitted a proposal to vacuum the District and POA stormwater drains as the POA, expressed interest in cleaning its drains. A response was pending from GCUC regarding splitting the mobilization costs between the District and POA, if the proposal is executed simultaneously.

Although the property is inspected weekly, Ms. Womack asked to be informed of any damages, as normal rain events may cause damages to weakened areas.

Mr. Dean suggested amending the Maintenance Agreement with the POA to take back all the infrastructures for stormwater management, such as the grates and inlets in the District right-of-ways (ROWS). Ms. Womack agreed that it would be better to manage CDD-owned infrastructure items that go through POA land, such as the underground boxes, pipes, etc.

Mr. Dean stated that the stormwater system worked as designed; the flooding was due to an abnormal storm event, with the exception of the flooding of lots near the intersection of

Lost Cove Lane and Pinfish, which was due to the POA installing a sidewalk with the box raised to the level of the new sidewalk, which affected the water draining into it. Discussion ensued regarding cutting a weir into the structure in lieu of lowering it and whether the French drain needed to be cut and drained elsewhere. Ms. Womack noted that Mr. Carroll was preparing a list of recommended maintenance items related to his inspection of the stormwater systems, which suggests lowering several soft cuts at the drainage boxes rather than adjusting the structure. The cut elevations need to be reviewed. The POA would continue managing the pond banks and landscaping. This would be included on the December agenda.

On MOTION by Mr. Dean and seconded by Mr. Starlin, with all in favor, authorizing District Staff to engage the POA in discussions regarding the District acquiring the entire stormwater system from the POA and to prepare assumptions to present at the next meeting, was approved.

Mr. Balduf stated that several up-lights near the trees by US-98 were not functioning. The contractor would advise to replace the bulbs, as the transformer was already replaced.

B. Update: Encroachment and Mitigation Plan

Mr. Dean stated that, after various POA Representatives and Ms. Womack met to review the Mitigation Plan, the POA hired a Landscape Architect to advise on beautifying the ponds along Wild Heron Way and planned to engage a separate contractor to maintain the pond landscaping. The POA endeavored to follow the Mitigation Plan.

Regarding conservation areas, Ms. Womack stated that, in response to her request, the POA engaged Buchanan & Harper, Inc., to conduct a specific purpose survey identifying the areas that have been disturbed, in relation to the conservation easement boundary. Upon receipt, she would give them the information needed to restore the areas inside the conservation easement versus the areas that are not subject to the environmental permits.

Mr. Dean noted that the POA was obtaining bids to install a 127' lineal chain-link fence by the dry ponds on Lost Cove, no later than Thanksgiving, prior to hunting season. A Board Member suggested installing additional "No Trespassing" signage.

Mr. Dean asked for the standards for CDD Landscape document that he emailed are included on the December agenda as a discussion item.

C. Consideration of Amendment to FY2021 Meeting Schedule

- **December 7, 2020 at 2:00 P.M., Central Time**

A Regular Meeting in December to swear in new Board Members was requested; the meeting may be held in-person unless the Florida Governor's Executive Order is extended.

The following change would be made to the Fiscal Year 2021 Meeting Schedule:

DATE: Add a meeting on December 7, 2020 at 2:00 P.M. Central Time.

On MOTION by Mr. Starlin and seconded by Mr. Dean, with all in favor, the amendment to the FY2021 Meeting Schedule, adding a Regular Meeting on December 7, 2020 at 2:00 p.m., Central Time, was approved.

FOURTH ORDER OF BUSINESS

Staff Reports

A. Ecologist/Operations: *Cypress Environmental of Bay County, LLC*

Ms. Womack reported the following:

- The Monitoring Report was in progress and would be available in a drop box file. Several of the 19 areas that had not met the current success criteria improved and only a few remained.
- The annual Water Quality Monitoring Event was tentatively scheduled for November 10, 2020, weather permitting.
- Firewise Update: The Firewise area cuts were completed; however, Breaking Ground was instructed to stop working on blending and cutting the lots for the POA.

Board Members and Staff expressed their appreciation to Ms. Womack and commended her on a great job with the District's on-site operations.

B. District Counsel: *Burke Blue*

There being no report, the next item followed.

C. District Engineer: *McNeil Carroll Engineering, Inc.*

There being no report, the next item followed.

D. District Manager: *Wrathell, Hunt and Associates, LLC*

- **NEXT MEETING DATE: December 7, 2020 at 2:00 P.M. (Central Time)**
 - **QUORUM CHECK**

District Counsel and the District Engineer would attend the December 7, 2020 meeting to provide updates.

FIFTH ORDER OF BUSINESS

Public Comments

There being no public comments, the next item followed.

SIXTH ORDER OF BUSINESS

Supervisors' Requests

Mr. Balduf thanked Mr. Ellis and Mr. Sova for their contributions and service on the Board.

Because of past storm events, Mr. Ellis suggested considering a second emergency egress on Wild Heron Way. Mr. McGaffney recalled discussions about cutting through Origins. Discussion ensued regarding working with St. Joe's to see if one lane can be kept open as the condition of the Origins' roads were unfavorable, in that sand had to be hauled in. Discussions with the POA about the gate at the end of the service road, near Sharks Tooth Homes, being kept open, were discussed. Mr. McGaffney, Mr. Balduf and Ms. Womack would confer regarding this matter and include this item on the next agenda.

SEVENTH ORDER OF BUSINESS

Adjournment

There being nothing further to discuss, the meeting adjourned.

On MOTION by Mr. Ellis and seconded by Mr. Sova, with all in favor, the meeting adjourned at 12:27 p.m., Central Time.



Secretary/Assistant Secretary



Chair/Vice Chair