

Naples, Florida, September 10, 1975

LET IT BE KNOWN, that on this date the Pelican Bay Improvement District Board met in regular session at 4:35 p.m. with the following members present:

PRESIDENT: Salvatore Scuderi

TREASURER: Viola Barclay

SECRETARY: Douglas Brown
Chet Lanning

Absent: Robert Diefenthaler

ALSO PRESENT: Virginia Magri, Recording Secretary; Mr. Donald Rhodes, Attorney for Pelican Bay; Mr. Harmon Turner, Consulting Engineer for Pelican Bay; Mr. Werner Buntmeyer, Vice President, Coral-Ridge Collier Properties; Mr. Charles Penn, Coral Ridge-Collier Properties, Inc; Mr. Michael McDonnell, Attorney for Coral Ridge-Collier Properties; Mr. Malcolm McLouth, Stottler Stagg & Associates; and Mr. Charles Moehle, Vice President, Brevard Engineering.

A G E N D A

1. Call to Order
2. Roll Call
3. Minutes of prior meetings
4. Contract for engineers
5. New Budget (Set Public Hearing date)
6. Old Business
7. Bills for payment
8. New Business

Pelican Bay Improvement District
September 10, 1975

MINUTES OF JULY 9, 1975 - APPROVED AS PRESENTED

Mr. Lanning moved, seconded by Mr. Brown and carried, that the minutes of July 9, 1975 be approved as presented.

CONTRACT FOR ENGINEERS

Consulting Engineer Turner reported that he had worked with Mr. Rhodes, the developer's attorney and the engineer to come up with what they consider a good contract for engineering services. Copies of the contract were distributed to the members. Mr. Turner stated that the contract is detailed and suggested that each member have opportunity to thoroughly review it before it is approved. Therefore, Mr. Turner suggested that a special meeting be held Wednesday, September 17th, for that purpose. Continuing, Mr. Turner said that he felt it has taken long enough and that they should try to get it complete. He said that the engineers are ready to go to work and the developers are ready for them to begin.

Mr. Lanning questioned whether the engineer would provide copies of all blueprints and such for the record. Mr. Turner pointed out that this contract is only for a feasibility study so that the Board can go to a bonding house to borrow money by selling bonds. He said that when the feasibility study work is completed they will work up another contract. Mr. Lanning said that he wants to be sure that the engineering group understands that they are not asking for their work sets, but the County is lacking in blueprints. Mr. Turner advised that the Board will be given copies of the feasibility reports, which are broken down into 3 stages, i.e. 1) water management, 2) water service and 3)

Pelican Bay Improvement District
September 10, 1975

4. <u>Attorney's fees.</u>	
Based on \$300 per month. At \$50 per hour, this would mean six working hours.	3,600.00
5. <u>Consulting Engineers fees.</u>	
Estimate	3,600.00
6. <u>Accounting services.</u>	
Estimate at \$150.00/month	1,800.00
7. Miscellaneous expenses	2,000.00
	AND
8. Contingencies	1,000.00
	ARE SELF-EXPLANATORY
	TOTAL
	<u>\$19,720.00</u>

Mr. Lanning moved, seconded by Mrs. Barclay and carried, that the budget be approved and a date be set for the public hearing. The Board concurred with Mr. Scuderi's suggestion that October 8, 1975 at 4:30 p.m. be set as the time and date for the advertised budget hearing which will coincide with the regular meeting of that date in Building "F" board room of the Courthouse Complex. Motion carried unanimously.

Attorney Rhodes advised that the budget must be advertised once a week for two weeks and not less than 15 days prior to the hearing. Secretary Brown was directed to see that the budget is advertised properly.

BILLS APPROVED FOR PAYMENT

Mr. Lanning moved, seconded by Mr. Brown and carried, that

Pelican Bay Improvement District
September 10, 1975

the following bills be approved for payment as presented by

Treasurer Barclay:

Naples Daily News	\$ 2.80
Rogers Moon & Townsend	75.00
Board of County Commissioners (secretarial)	32.03
Attorney Rhodes	87.50
Board of County Commissioners (file cabinet)	85.00
Hoffman Office Supply	10.62
Harmon Turner	200.00
Telephone/travel	<u>11.40</u>
	\$504.35

Noting that three bills for Mr. Turner's travel expense had been overlooked, Mrs. Barclay requested that they be approved for payment in the amounts of \$33.60, \$2.52 and \$2.52. Mr. Lanning moved, seconded by Mr. Brown and carried, that the additional bills presented by Mrs. Barclay be approved for payment.

\$2,000 RECEIVED FROM CORAL RIDGE

Mrs. Barclay reported that she received \$2,000 from Coral Ridge so that the Board could meet its obligations.

TREASURER'S REPORT ACCEPTED

Mrs. Barclay moved, seconded by Mr. Lanning and carried, that the following Treasurer's Report be accepted:

TREASURER'S REPORT

FOR THE PERIOD JULY 9, 1975 TO SEPTEMBER 10, 1975 AND YEAR TO DATE

PELICAN BAY IMPROVEMENT DISTRICT

NAPLES, FLORIDA

	<u>JULY 9, TO SEPTEMBER 10, 1975</u>	<u>YEAR TO DATE</u>
CASH BALANCE - BEGINNING OF PERIOD	\$ 1,445.26	\$ - 0 -
CASH RECEIVED:		
Coral Ridge Properties	- 0 -	8,000.00
	<u>1,445.26</u>	<u>8,000.00</u>
EXPENDITURES:		
Meeting Expenses	500.00	4,717.44
Office Expenses	- 0 -	191.93
Secretarial Expenses	41.95	391.55
Attorney Fees	- 0 -	420.00
Consulting Engineer Fees	154.09	1,173.88
Accounting Fees	- 0 -	225.00
Classified Advertising	1.40	21.60
Insurance Expense	- 0 -	69.00
Travel Expenses	66.46	168.24
	<u>763.90</u>	<u>7,318.64</u>
CASH BALANCE - END OF PERIOD		
Cash in Bank	661.36	
Petty Cash	<u>20.00</u>	
	<u>\$ 681.36</u>	<u>\$ 681.36</u>

Respectfully submitted,

Viola S. Barclay, Treasurer

ATTORNEY RHODES RESIGNS

Mr. Rhodes reported that as of September 11th he will be in partnership with Mr. Scuderi and has been advised that he will be in conflict with the Board; therefore, it is necessary that he resign.

Mr. Brown suggested that he be replaced by an attorney from the Naples area. Mr. Lanning suggested that Mr. Scuderi recommend an attorney. Mr. Buntmeyer recalled that the Board went through this procedure before, and suggested that perhaps an attorney selected for consideration could appear before the Board to make a few comments. He noted that this could be a long-term position and the Board may want to scrutinize the person they select. Mr. Scuderi directed that names be submitted to him and he will try to have the persons considered attend the next meeting.

Mr. Rhodes said that he will be present at the next meeting to wrap up the contract in which he has been involved.

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There being no further business, Mr. Lanning moved, seconded by Mr. Brown and carried, that the meeting be adjourned. (4:58 p.m.)

PELICAN BAY IMPROVEMENT DISTRICT


Salvatore Scuderi, President

Naples, Florida, September 17, 1975

LET IT BE KNOWN, that on this date the Pelican Bay Improvement District Board met in special session at 4:31 p.m. with the following members present:

PRESIDENT: Salvatore Scuderi

TREASURER: Viola Barclay

SECRETARY: Douglas Brown
Chet Lanning

Absent: Robert Diefenthaler

ALSO PRESENT: Virginia Magri, Recording Secretary; Mr. Donald Rhodes, Attorney for Pelican Bay; Mr. Harmon Turner, Consulting Engineer for Pelican Bay; Mr. Werner Buntmeyer, Vice President, Coral Ridge-Collier Properties; Mr. Charles Penn, Coral Ridge-Collier Properties, Inc.; Mr. Malcolm McLouth, Stottler Stagg & Associates; and Mr. Charles Moehle, Vice President, Brevard Engineering.

A G E N D A

1. Call to Order
2. Roll Call
3. Minutes of prior meeting
4. Contract for engineers

MINUTES OF SEPTEMBER 10, 1975 - APPROVED AS SUBMITTED

Mr. Lanning moved, seconded by Mrs. Barclay and carried, that the minutes of September 10, 1975 be approved as submitted.

STOTTLER, STAGG AND ASSOCIATES ENGINEERING CONTRACT APPROVED

President Scuderi noted that the purpose of the special meeting is to consider the contract for engineering services which was distributed at the previous meeting for the members' perusal. During a brief discussion it was explained by Mr. Buntmeyer that "infra-structures" are simply what is in the ground, i.e. water and sewer facilities, roads, and drainage facilities; the basis for future development.

Mr. Turner expressed the belief that it is a good contract; however, the number of copies that the engineering firm will supply of the three feasibility reports was omitted. Mr. Moehle agreed to provide the copies requested and said that additional copies could be ordered at a later time. Mr. Turner recommended that the contract be signed.

Mr. Scuderi suggested that:

Page 2, 3rd WHEREAS - Insert "there will be no interest charge to the District for use of the Corporation's funds." Mr. Buntmeyer said he believes this to be reasonable.

Page 3, #3 - the District should also receive initial copies from the engineering firm. Mr. Turner said that this was the agreement at first. As a matter of clarification, Mr. Buntmeyer advised that this refers to the end result of all of the invoices and does not go into specifics inbetween. Mr. Scuderi suggested that the Board also receive copies of bills by the engineer to the developer.

Page 5 of Exhibit "A" - last sentence. Following brief discussion Mr. Moehle agreed to change "20 days" to "30 days". Insert clause - stating that interest would not be charged to the District.

Mr. Scuderi moved that the Board sign the agreement with the engineering firm and with the developer as soon as the suggested changes which have been agreed to by all parties have been incorporated. Mr. Buntmeyer suggested that it might be in order for another member to make the motion; therefore Mr. Scuderi withdrew his motion.

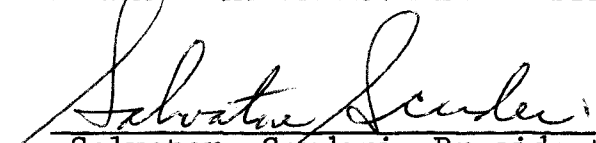
Mr. Lanning moved that the President and Secretary be authorized to sign the agreement with the engineering firm and developer when the changes agreed upon by all parties have been incorporated into the document. Mrs. Barclay seconded the motion which carried unanimously. President Scuderi suggested that Mr. Rhodes have the engineering firm and the developer sign the contract first and the District sign last.

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There being no further business Mr. Lanning moved, seconded by Mr. Brown and carried, that the meeting be adjourned. Time: 4:47 p.m.

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PELICAN BAY IMPROVEMENT DISTRICT



Salvatore Scuderi, President