

Naples, Florida February 10, 1982

LET IT BE KNOWN, that the Pelican Bay Improvement District met this date in Regular Session at 4:30 P.M. in Building "F" in the Collier County Courthouse Complex with the following members present:

PRESIDENT: Salvatore Scuderi
SECRETARY: Douglas Brown

TREASURER: Stanley Brooks

Sylvia Moll
Harmon Turner

ALSO PRESENT: Gary Moyer, District Manager; James Ward, Assistant to the Manager; Jerry Eckert, Post, Buckley, Schuh & Jernigan; Messrs. Koste, Caldwell and Hecht; George Varnadoe, Young, van Assenderp, Varnadoe and Benton; Tracy Bolesky, Attorney for the District and Jean Swindle, Recording Secretary.

AGENDA

1. ROLL CALL
2. APPROVAL OF MINUTES HELD JANUARY 13, 1982
3. CONSIDERATION OF ENGINEERING PROPOSAL FOR LAKE VILLAS AT PELICAN BAY.
4. SUPERVISORS REQUESTS AND AUDIENCE PARTICIPATION
5. ENGINEERS REPORT
6. MANAGER'S REPORT
7. APPROVAL OF INVOICES
8. ADJOURNMENT

ROLL CALL

President Scuderi called the meeting to order and asked the record show all members present noting Mr. Brown would be late in arriving.

MINUTES OF MEETING JANUARY 8, 1982 - APPROVED WITH CORRECTION

Mr. Turner moved, seconded by Ms. Moll and carried 4-0, with Mr. Brown not yet in attendance, that the minutes of January 8, 1982 be approved with the following corrections:

Page 972 - Second Item - First paragraph - Fourth line -
should read "---contract figure of "\$77.85" and

Second Item - First paragraph - Fifth line -
should read "---amount of "\$2,291.20"

ENGINEERING DESIGN AGREEMENT FOR LAKE VILLAS BETWEEN PALMCOAST DEVELOPMENT CORPORATION AND PELICAN BAY IMPROVEMENT DISTRICT - APPROVED WITH CORRECTION

Mr. Moyer presented, for the Board's consideration, a proposal from the District's engineers, Post, Buckley, Schuh & Jernigan, to design the engineering plans of the potable water, sewer and irrigation water systems for the project Lake Villas as requested by the developer, Palmcoast Development Corporation. He identified the physical location of the proposed project as being that land lying 250 feet off US 41 between Pelican Bay Boulevard north and Gulf Park Drive. The project will consist of 23 units to be constructed in clusters, similiar to that of Tierra Mar, and will carry the designation of a Group II project. Mr. Moyer concluded that the District's obligation will not be effective until such time as the construction of the water/sewer/irrigation facilities will commence.

Mr. Jerry Eckert, using the location map, pointed out the site plan and explained the area is located just north of the Single Family, Unit 4 area now under construction. The project will be insulated from the highway noise by the landscaping of the berm and extensive planning with the use of aerators in the lake itself. When asked by Mr. Turner whose responsibility

it was to have the development's water management plans conform with the District's criteria, Mr. Eckert replied it was the developer's.

Following discussion which included the wording of Page Two; Paragraph 3 of the Engineering Design Agreement, Lines 7 & 8 to read as follows:

"----- District of the total water and
sewerage improvements from the Developer."

Mr. Turner moved, seconded by Mr. Brooks and carried 4-0, with Mr. Brown not yet in attendance, that the Engineering Design Agreement between Palm-coast Development Corporation and Pelican Bay Improvement District for the project Lake Villas, be approved with the above-referenced correction in the wording.

SUPERVISORS REQUESTS AND AUDIENCE PARTICIPATION

SALES TAX REPORT

Mr. Moyer reported that during the next thirty days and prior to the meeting in March, 1982, he will have as many of the necessary documents as possible (such documents being required by the Department of Revenue) and will be able to tell the Board which of these ^{requisitions} ~~prerequisites~~ from prior contractors will not be available.

Mr. Turner requested that the Supervisors Requests and Audience Participation item be moved on the Agenda to come directly before Adjournment. Mr. Moyer agreed and stated it would be taken care of for the meeting in March, 1982.

MR. MILES SCOFIELD RECOMMENDED FOR APPROVAL TO FILL VACANCY ON THE PELICAN BAY IMPROVEMENT DISTRICT

Mr. Brooks spoke on behalf of Mr. Miles Scofield to fill the vacancy on the District's Board of Supervisors that has resulted from Mr. Brooks' necessary move away from Naples. He stated Mr. Scofield has been

contacted and has expressed an interest in serving on the Board. His qualifications are excellent; he owns a business in the Naples area - Scofield Marine, Inc.; is a long-time resident of Naples now living in the Tierra Mar development in Pelican Bay itself; is active on the Hospital Board; Airport Authority Board; Barnett Bank of Naples Board and the Tierra Mar Home Association Board. Both Ms. Moll and Mr. Turner stated they know Mr. Scofield and would recommend him as an interested and valuable board member. President Scuderi asked if Mr. Scofield's name was the only one submitted and the reply was even though four other individuals had been considered, two were not interested and two were not approached.

Following discussion, Mr. Turner moved, seconded by Ms. Moll and carried 4-0, with Mr. Brown not yet in attendance, that the name of Mr. Miles Scofield be recommended to the Board of County Commissioners for the appointment to the District's Board of Supervisors.

NORTHWEST FILL PROJECT PROGRESS PRESENTED BY MR. DAVE CALDWELL

Mr. Dave Caldwell stated that on Tuesday, February 9, 1982, the Board of County Commissioners, Collier County, had approved the water management plan for System VI (Pelican Bay Northwest Fill Area) and on Thursday, February 11, 1982 the South Florida Water Management District will review the subject plan. Continuing, he said, the review and hopefully, the subsequent approval by the South Florida Water Management District will be the last required action by governmental agencies. One of the prerequisites placed on the County's approval is the conveyance by the developer of a 36 acre park site located in the southwest corner of the property. This will take place sometime in March, 1982. The filling process itself will require from six to nine months and should be completed by the end of the year. Mr. Caldwell also reviewed the subject of the 530 acres of conservation area which he had previously brought before the Board, saying at that

time it was the hope of the developer that the District could be the custodian of such lands. According to the federal agencies involved with the matter this can not be allowed and the developer must turn these conservation areas over to Collier County proper. The County has agreed to accept when the developer is ready to convey these lands sometime in March and have agreed, in theory, that Pelican Bay Improvement District would be the logical choice to act as a managing entity. Mr. Caldwell stated this remains a good possibility and coincides with the developer's thoughts on the matter.

There was discussion which covered the land access to the public park located in the southwest area as being through the Seagate area which could take the form of a boardwalk from Seagate Drive to the dock area where a connection with the parking lot could be made; the County's permission for the developer to tap the street system of Pelican Bay into Seagate Drive via West Boulevard south with the provision that the developer will pay for the extension and the four-laning of Seagate Drive from West Boulevard to U.S. 41; the fact that all beaches in the state of Florida are public beaches but the beach used by the residents of Pelican Bay is situated north of Clam Pass while the proposed 36 acre Collier County park site/beach is located south of Clam Pass; the District's desire to understand and agree to the County's requirements, financial or otherwise, before assuming the management of the 530 acre conservation area and the developer's statement that during the month of March, the proper documents will be prepared concerning the distribution of the subject conservation area.

(Mr. Douglas Brown arrived - Time: 4:55 P.M.)

ENGINEERS REPORT

Mr. Jerry Eckert presented for the Board's consideration, the final change order for Mid-Continent Electric, Inc. on Phase II Roadway Lighting, identifying the final adjustment for quantities used and the ~~deletion~~ ^{Assessment} of 7 days ~~due to~~ ^{of} liquidated damages. The dollar amount shown on

the final change order was an increase of \$1,350.00.

Mr. Turner moved, seconded by Mr. Brown and carried unanimously that the Final Change Order #1, in the amount of \$1,350.00, for Mid-Continent Electric, Inc. be approved.

Mr. Eckert stated Mid-Continent Electric, Inc. are constructing the street lighting system for Unit 4, Single Family and Gulf Park Drive and are performing very satisfactorily. They are ahead of schedule and will stop their contract time, sometime next week, until the delivery of the street light poles is made.

CERTIFICATES OF PAYMENTS - APPROVED

Following Mr. Eckert's presentation and recommendation for payment of the Certificates of Payments, Ms. Moll moved, seconded by Mr. Brown and carried unanimously, that the following Certificates of Payment be approved for payment as presented:

<u>CERTIFICATE NO.</u>	<u>CONTRACTOR,</u>	<u>AMOUNT</u>
Laurel Oak - Ridgewood Dr. No. 3	Post, Buckley, Schuh & Jernigan	\$ 2,354.25
Street Lighting - Cons. Ser.		
Laurel Oak - Ridgewood Dr. No. 8	Post, Buckley, Schuh & Jernigan	\$ 2,001.33
Street Lighting - Design		
Water Management System V No. 3	Post, Buckley, Schuh & Jernigan	\$ 6,715.72
Design		
Unit IV - Phase I - No. 1	Post, Buckley, Schuh & Jernigan	\$ 490.15
Street Lighting - Cons. Ser.		
Gulf Park Dr. - Street No. 1	Post, Buckley, Schuh & Jernigan	\$ 486.67
Lighting - Cons. Ser.		
PBID Street Lighting Acct. No. 1	Sterner Lighting Systems, Inc.	\$ 120.00
Unit IV - Single Family		
PBID Street Lighting Acct. No. 1	Sterner Lighting Systems, Inc.	\$ 660.00
Gulf Park Drive		
Phase II Roadway Lighting No. 3	Mid-Continent Electric, Inc.	\$ 8,388.60

CERTIFICATE NO.		CONTRACTOR	AMOUNT	PAYING AGENT
Laurel Oak - Ridgewood Dr. No.	3	Post, Buckley, Schuh & Jernigan	\$ 2,354.25	PBID Special Purpose Account
Street Lighting - Cons. Ser.				From Loan Proceeds
Laurel Oak - Ridgewood Dr. No.	8	Post, Buckley, Schuh & Jernigan	\$ 2,001.33	PBID Special Purpose Account
Street Lighting - Design				From Loan Proceeds
Water Management System V No.	3	Post, Buckley, Schuh & Jernigan	\$ 6,715.72	PBID C & A Account at First
Design				Pennsylvania Bank
Unit IV - Phase I - No.	1	Post, Buckley, Schuh & Jernigan	\$ 490.15	Advance By Coral Ridge-Collier
Street Lighting - Cons. Ser.				Properties
Gulf Park Dr. - Street No.	1	Post, Buckley, Schuh & Jernigan	\$ 486.67	PBID Special Purpose Account
Lighting - Cons. Ser.				From Loan Proceeds
PBID Street Lighting Acct. No.	1	Sterner Lighting Systems, Inc.	\$ 120.00	Advance By Coral Ridge-Collier
Unit IV - Single Family				Properties
PBID Street Lighting Acct. No.	1	Sterner Lighting Systems, Inc.	\$ 660.00	PBID Special Purpose Account
Gulf Park Drive				From Loan Proceeds
Phase II Roadway Lighting No.	3	Mid-Continent Electric, Inc.	\$ 8,388.60	PBID Special Purpose Account
				From Loan Proceeds
TOTAL AMOUNT ALL INVOICES			\$ 22,932.89	

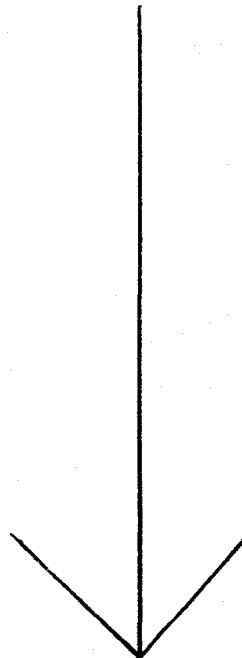
In concluding his report, Mr. Eckert reported that the booster pump station is ready and working. Not as part of the booster pump station's contract but working with the District's staff, the raw water main will be flushed so that there is no damage done to any of the membranes in the RO plant itself. A record of the pumpage shows that with 4 wells on line, the station pumps 1,650 gallons per minutes or approximately 2.4 million gallons per day.

MANAGER'S REPORT

Mr. Moyer reported that the Special Amendment to the District's Special Act known as House Bill 394 has been approved by the House Community Affairs Committee and will be presented to the Floor of the House and finally to the Senate. All appears to be well with the passage of the District's amendment.

INVOICES AND SUMMARIES FOR WATER/MANAGEMENT AND WATER/WASTEWATER FOR THE PERIOD ENDING JANUARY 31, 1982 - APPROVED AS PRESENTED

Mr. Turner moved, seconded by Ms. Moll and carried unanimously that the following Invoices and Water Management and Water/Wastewater Summaries for the period ending January 31, 1982 be approved as presented:



PELICAN BAY IMPROVEMENT DISTRICT
 OPERATING SUMMARY
 WATER MANAGEMENT ACCOUNT
 FOR PERIOD ENDING
 1/31/82

	<u>BUDGET</u>	<u>ACTUAL</u>	<u>VARIANCE</u>	<u>BUDGET</u>	<u>ACTUAL</u>	<u>VARIANCE</u>
	(PERIOD 1/1/82 THRU 1/31/82)	(PERIOD 1/1/82 THRU 1/31/82)	(PERIOD 1/1/82 THRU 1/31/82)	(PERIOD 10/1/81 THRU 1/31/82)	(PERIOD 10/1/81 THRU 1/31/82)	(PERIOD 10/1/81 THRU 1/31/82)
MEETING EXPENSE:						
Supervisors Fees	\$ 500.00	500.00	-0-	\$2,000.00	\$2,000.00	-0-
Travel Reimbursement	25.00	21.00	4.00	100.00	75.00	25.00
Legal Notice	12.00	-0-	12.00	49.00	-0-	49.00
PROFESSIONAL FEES:						
Engineering	500.00	-0-	500.00	2,000.00	-0-	2,000.00
Legal	500.00	426.00	74.00	2,000.00	992.00	1,008.00
Trustee	-0-	-0-	-0-	1,500.00	1,500.00	-0-
SYSTEM OPERATING EXPENSE:						
Office	323.00	506.00	(183.00)	1,292.00	1,260.00	32.00
Payroll	4,363.00	2,432.00	1,931.00	17,453.00	11,686.00	5,767.00
P/R Taxes/benefits	1,137.00	913.00	224.00	4,550.00	1,818.00	2,732.00
Transportation	200.00	349.00	(149.00)	7,600.00	7,865.00	(265.00)
Swale Maintenance	2,083.00	499.00	1,584.00	8,333.00	2,113.00	6,220.00
Water Quality	666.00	813.00	(147.00)	2,666.00	813.00	1,853.00
Insurance	241.00	-0-	241.00	965.00	-0-	965.00
ROW Maintenance	13,387.00	7,938.00	5,449.00	53,551.00	29,698.00	23,853.00
Wtr. Conn. & Use	2,668.00	424.00	2,244.00	10,675.00	1,545.00	9,130.00
Contingencies	416.00	-0-	416.00	1,666.00	523.00	1,143.00
Renewl & Replcmt	500.00	-0-	500.00	2,000.00	-0-	2,000.00
TOTALS	\$27,521.00	14,821.00	12,700.00	118,400.00	61,888.00	56,512.00

WATER MANAGEMENT INVOICES
January 31, 1982

Phillips Petroleum	Transportation	\$ 75.26
National Linen	Uniforms	83.15
Ziebart	Truck Maintenance	225.00
Carl's Office	Office supplies	15.77
Transportation		49.00
Tracy Bolesky	Legal Service	425.75
Bowman Office	Office supplies	5.15
Lakes & Waterways	W/M areas	499.00
CR/CP	Rent	213.46
PBID W/S Acct	ROW irrigation	432.96
CSID	Employee benefits	514.17
CSID	Employees benefits	193.46
Big Cypress	Water Quality	280.50
Big Cypress	Water Quality	280.50
Big Cypress	Water Quality	252.00
UTS	Office tel.	186.51
Hoffman	Office Supplies	84.40
Richardson & Assoc	Lawn maintenance	7,938.00

PELICAN BAY IMPROVEMENT DISTRICT
 WATER-WASTEWATER OPERATING
 SUMMARY
 FOR PERIOD ENDING 1/31/82

	(PERIOD 1/1/82 TO 1/31/82)			(PERIOD 10/1/81 TO 1/31/82)		
	BUDGET	ACTUAL	VARIANCE	BUDGET	ACTUAL	VARIANCE
REVENUE						
Connection fees	\$ 7,940.00	2,490.00	(5,450.00)	38,400.00	55,190.00	16,790.00
Meter Use fees	2,180.00	690.00	(1,490.00)	10,560.00	13,570.00	3,010.00
Water & Sewer Rev.	7,600.00	6,157.00	(1,443.00)	28,418.00	26,414.00	(2,004.00)
Irrigation Rev.	2,849.00	6,127.00	3,278.00	10,323.00	20,154.00	9,831.00
TOTALS	20,569.00	15,464.00	(5,105.00)	87,701.00	115,328.00	27,627.00
OPERATING EXPENSE						
Payroll	5,666.00	4,675.00	991.00	22,664.00	20,724.00	1,940.00
P/R Taxes/benefits	1,415.00	2,201.00	(786.00)	5,658.00	4,133.00	1,525.00
Engineering	833.00	-0-	833.00	3,332.00	-0-	3,332.00
Legal	500.00	426.00	74.00	2,000.00	992.00	1,008.00
Office	912.00	671.00	241.00	2,942.00	1,647.00	1,295.00
Insurance	467.00	-0-	467.00	1,638.00	5.00	1,633.00
Trustee	-0-	-0-	-0-	2,000.00	2,000.00	-0-
Electric	5,089.00	3,355.00	1,734.00	20,024.00	19,438.00	586.00
Chemicals	2,705.00	1,267.00	1,438.00	10,181.00	4,127.00	6,054.00
Transportation	814.00	301.00	513.00	8,684.00	7,977.00	707.00
Water Quality	417.00	225.00	192.00	1,666.00	1,110.00	556.00
Repair & Maint.	1,638.00	954.00	684.00	6,552.00	2,010.00	4,542.00
Contingencies	417.00	-0-	417.00	1,666.00	881.00	785.00
CAPITAL - METERS	7,097.00	-0-	7,097.00	8,125.00	2,075.00	6,050.00
TOTALS	\$27,970.00	14,075.00	13,895.00	97,132.00	67,119.00	30,013.00
Net Operating Income					\$48,209.00	

WATER AND WASTEWATER INVOICES
JANUARY 31, 1982

Phillips Petrol.	Gas for trucks	\$ 75.26
Wesco	RO Plant	14.76
Nat'l Linen	Uniforms	83.14
UTS	RO Plant #	90.00
Missimer	Wtr. Quality	330.00
Ziebart	Truck undercoat	225.00
Carl's office Sup.	Office	15.77
SAS	RO plant maint.	74.75
Tracy Bolesky	Legal serv. W/S	425.75
FPL	RO Plant serv.	3,354.36
CR/CP	W/S prt.rent	213.46
CSID	Hospitalization	1,404.98
CSID	Hospitalization	447.99
Bob Dean Supply	RO plant suppl.	18.14
Annoyo Process	RO plnt suppl.	17.00
PB&S Chemical	Chemicals/RO	1,266.70
Am.Wtr.Wks. .	R.P. annual fee	43.00
Ut. & Irr Serv.	Wtr. Quality	214.08
Sunshine Pipe	RO supplies	56.38
J.N. Environ.	Wtr. Quality	130.00
UTS	Office #	186.51
UTS	Wellfield	67.20
UTS	Ring-down	13.50
J.N. Environ.	Wtr. Quality	95.00
Harn RO	RO maint.	400.50
Hoffman's	Office RO	84.39
Matulay's Cont.	RO maint.	158.25

It was the concensus of the Board that the next meeting of the Board be on March 10, 1982.

Mr. Byron Koste asked that the Board of Supervisors consider another visit to Pelican Bay during the month of May, 1982.

ADJOURNMENT

There being no further business to come before the Board, Mr. Turner moved, seconded by Mr. Brown and carried unanimously, that the meeting be adjourned - Time 5:15 P.M.

Salvatore C. Scuderi, PRESIDENT
PELICAN BAY IMPROVEMENT DISTRICT