

Naples, Florida February 15, 1984

LET IT BE KNOWN, that the Pelican Bay Improvement District met on this date in Regular Session at 4:30 P.M. in The Club at Pelican Bay, 707 Gulf Park Drive, Naples, Florida with the following members present:

PRESIDENT: Salvatore C. Scuderi - Absent
SECRETARY: Douglas G. Brown
TREASURER: Sylvia A. Moll
W. Harmon Turner
Miles Scofield (Arrived at
4:45 P.M.)

ALSO PRESENT: Mr. Gary L. Moyer, District Manager; Mr. James P. Ward, Assistant District Manager; Messrs. Ross Obley, Chuck Morris, Lou Hoegsted, David Caldwell, Tony Pires and Charles Penn, Westinghouse Communities of Naples, Inc.; Mr. Bill Todd of Post, Buckley, Schuh & Jernigan, Inc.; Mr. Tracy Bolesky, Attorney for the District; and Jean Smith, Administrative Assistant.

AGENDA

1. Roll Call
2. Approval of Minutes of the meeting held December 14, 1983
3. Public Hearing:
 - A. Consideration of Amendment to the Water Management Plan for inclusion of System VI
 - B. Consideration of Resolution adopting Amended Water Management Plan
4. Consideration of the following documents relative to System VI:
 - A. Engineering Services Proposal from Post, Buckley, Schuh & Jernigan, Inc.
 - B. Construction Financing Agreement with Westinghouse Communities of Naples, Inc.
 - C. Award of Bid for construction of System VI
 - D. License Agreement to permit access to Northwest Fill with Westinghouse Communities of Naples, Inc.

AGENDA (Continued)

5. Authorization to bid and seek financing on the Street Lighting System for Unit III (Pelican Bay Boulevard Extension), Unit V (Greentree Drive) and West Boulevard
6. Consideration of the following documents to modify the Lake Easement for Pelican Lake Village:
 - A. Vacation of existing Pelican Bay Improvement District Easement
 - B. Grant of Easement - Revised
7. Consideration of an Amendment to the Utility Site Lease Agreement
8. Discussion of the 1984 Water System Improvement Program
 - A. Presentation of proposed program
 - B. Consideration of Financing Documents with Barnett Bank
 - C. Award of Bid for R.O. Plant, Membrane Replacement and 250,000 GPD Expansion
9. Consideration of Draft Agreement with Collier County to supply temporary water to the Johnson Hotel, Northwest Fill.
10. Engineer's Report
11. Manager's Report
12. Confirmation of invoices
13. Supervisor's requests and audience participation
14. Adjournment

ROLL CALL

Acting President, Douglas Brown, called the meeting to order at 4:30 P.M. and asked that the record show Mr. Salvatore Scuderi absent with all other members present. (Mr. Scofield arriving at 4:45 P.M.).

MINUTES OF DECEMBER 14, 1983 - APPROVED AS SUBMITTED

Mr. Turner moved, seconded by Ms. Moll and carried unanimously that the Minutes of December 14, 1983, be approved as submitted.

AMENDMENT TO THE WATER MANAGEMENT PLAN FOR INCLUSION OF SYSTEM VI -
APPROVED AS PRESENTED - ACTING PRESIDENT AND ACTING SECRETARY
AUTHORIZED TO SIGN ACCOMPANYING RESOLUTION

Legal Notice having been published in the Naples Daily News on January 25, 1984 and February 1, 1984, as evidenced by the Affidavit of Publication presented for the record, Public Hearing was held to consider the Amendment to the Water Management Plan for inclusion of System VI.

In his opening remarks, Mr. Moyer explained that at the December 14, 1983 meeting, the Board gave their unanimous approval for the District's Engineer to proceed with preparing the Amendment to the Water Management Plan for including System VI (Northwest Fill Area).

Mr. Moyer commented on Section 4 (Cost Estimates), Page 4-1, of the Water Management Plan Amendment. He explained that in the total estimated cost of \$163,890 for improvements to serve System VI, one item, that of Attorney's fees to proceed with changing the Commissioner's Report, was omitted from the fee schedule. However, due to successful negotiations with the District's Engineer on the lowering of certain engineering fees contained within the fee schedule, he felt that the total of \$163,890 was still an appropriate figure for the costs of the proposed facilities.

Mr. Moyer further explained Section 5, Page 5-1, of the Engineering Report and the effect that the Amendment will have on the tax payers within Pelican Bay. He explained that the net result of the implementation of the Plan as presented would be to lower the tax assessment from \$1,809.64 per acre to \$1,771.03 per acre, thereby reducing the existing assessment by \$38.61 per acre. This means that the addition of System VI can be made without any degradation of service and still reduce the existing assessment per acre.

Further discussion followed in which Mr. Turner asked Mr. Todd of Post, Buckley, Schuh & Jernigan, if he felt that the elevations as described on Page 3-4 of the Report regarding minimum finished floor elevations of 12.0 feet NGVD or 18-inches above the adjacent road crown, offered adequate protection from the 100-year, 3 day storm and whether PBS&J was committing to that statement. Mr. Todd replied that PBS&J had

calculated these figures and that he felt that this was a correct statement.

At this time, Mr. Brown opened the Public Hearing. There being no comments from the public, Mr. Turner moved, seconded by Mrs. Moll and carried unanimously that the Public Hearing be closed.

Mr. Moyer asked that the Board approve the Resolution "Approving and Adopting Modifications to the Water Management Plan for the Pelican Bay Improvement District". Following Mr. Moyer's explanation of the items contained within this Resolution, Mr. Turner moved, seconded by Mrs. Moll and by Roll Call Vote as follows: Mr. Turner, Aye; Mrs. Moll, Aye; Mr. Brown, Aye; Mr. Scofield, Aye and Mr. Scuderi, Absent; that the Resolution Approving and Adopting Modifications to the Water Management Plan for Pelican Bay Improvement District be approved and that the Acting President and Acting Secretary be authorized to sign this Resolution.

CONSIDERATION OF DOCUMENTS RELATIVE TO SYSTEM VI

Engineering Services Proposal from Post, Buckley, Schuh & Jernigan, Inc.

Mr. Moyer stated that after the District's review of this proposal, the District was of the opinion that the fee PBS&J was requesting for construction services in the amount of \$8,000 and the additional estimated fee of \$5,300 for construction services from Gee and Jenson were a duplication of construction services work. He explained that after lengthy negotiations with Mr. Todd, that an agreement had been reached whereby PBS&J had agreed to a fee of \$4,000 and that Gee & Jenson's fee be reduced to \$4,000 so that the total fees for construction observation services would remain the same but that reference to the \$5,300 for Gee & Jenson's services would be deleted from the Proposal. He further stated that although Gee & Jenson had not been contacted, he was of the opinion that they would agree to this change.

At this time, Mrs. Moll moved, seconded by Mr. Scofield and approved unanimously, that the Engineering Services proposal from Post, Buckley, Schuh & Jernigan, Inc. be adopted, subject to the changes outlined.

Construction Financing Agreement with Westinghouse Communities of Naples, Inc.

Mr. Moyer explained that this Agreement provides for WCN to advance the District monies to construct the System VI Improvements and that this Agreement is necessary as a condition precedent to the Award of Bid for the construction of System VI. In the discussion which followed, regarding the Agreement included in the Agenda package, Mrs. Moll suggested that in Section 1, Line 12, the words "or any other water management revenue source" be deleted from the Agreement. Mr. Moyer agreed with this and explained that the only other water management revenue source is taxes and that this should not be made part of this Agreement, as the monies are available in the Construction Trust Fund at First Pennsylvania Bank. Mr. Morris of WCN indicated that WCN would not object to this change in the wording of the Agreement.

Mr. Moyer stated that there is a Bid Alternate in the System VI Bids which the Board will be asked to approve, which is necessary for the Hotel project. This Alternate is a site development improvement, necessary to accommodate the Site Plans of the Hotel and therefore, this cost should not be borne by the District. Mr. Moyer was of the opinion that if the Board were to approve this Alternate, a paragraph should be added to the Agreement which stated that this Alternate to the Bid would not be a reimbursable item to WCN by the District.

At this time, Mr. Turner moved, seconded by Mrs. Moll and approved unanimously, that the Construction Financing Agreement between

Westinghouse Communities of Naples, Inc. and the Pelican Bay Improvement District to provide funding for the interim financing for the construction of System VI Water Management Facilities be approved, subject to the amendments in the Financing Agreement.

Award of Bid for the Construction of System VI

Mr. Moyer presented for the Board's review an Abstract of Bids taken for the System VI Water Management Facilities. He pointed out that the low bidder was Mitchell & Stark Construction Co., Inc., in the amount of \$163,472.10, which included the Alternate in the amount of \$40,380.90.

Mr. Moyer explained the reasons for the vast difference in the amount of the Engineer's estimate and the low bid. One item which accounted for the great difference was that the Engineer assumed that the headwalls would be pre-cast and that the bid showed poured-in-place headwalls. The difference in the cost of these two items was considerable. The second item was the cost of fill. This was substantially underestimated by the Engineer. He explained that these two items accounted for the majority of the discrepancy.

At this time, Mr. Scofield moved, seconded by Mr. Turner and approved unanimously that the Award of Bid for the Construction of System VI be awarded to Mitchell & Stark Construction Co., Inc., in the amount of \$163,472.10, subject to the understanding that the Alternate in the Bid would be paid for by Westinghouse Communities of Naples, Inc.

License Agreement with Westinghouse Communities of Naples, Inc. to permit access to the Northwest Fill Area

Mr. Moyer stated that WCN had requested that a change be made to the License Agreement that was included in the Agenda Package. Mr. Caldwell presented, for the Board's consideration, a revised Agreement

which included the following paragraph added to Page 2: "DISTRICT agrees not to unreasonably interfere with adjoining construction activities or the right of ingress or egress of OWNER, its successors or assigns to any of the property as described in Exhibit "A". In further discussions by the Board, it was suggested by Mr. Scofield that WCN should also be included in this added paragraph and that the paragraph should be amended to read "DISTRICT and CORPORATION mutually agree not to unreasonably interfere".

Mr. Turner also suggested Page 2, Paragraph 3, Line 5, be changed to read, ".....described in EXHIBIT A, at any time from the date of start of construction until final completion of construction". In other words, the DISTRICT agrees to indemnify OWNER from the day construction commences rather than the day the Agreement is executed.

At this time, Mr. Turned moved, seconded by Mrs. Moll and approved unanimously that the License Agreement to Permit Access to Northwest Fill with WCN, Inc., be approved, subject to the amendments in the Agreement.

AUTHORIZATION TO BID AND SEEK FINANCING ON THE STREET LIGHTING SYSTEM FOR UNIT III (PELICAN BAY BOULEVARD EXTENSION), UNIT V (GREEN TREE DRIVE) AND WEST BOULEVARD

Mr. Moyer explained that at an earlier meeting of the Board, this System was authorized for design and that the District was now ready to proceed with the bidding of this project, subject to the District obtaining the necessary financing.

Mr. Moyer went on to explain that financing would be sought from a financial institution, with the terms of the loan being similar to past Street Lighting Loans; a one year loan, with interest payable quarterly, semi-annually or annually and the total principal amount due one year from

the date of the loan. The District would have the option of renewing the note for an additional one year period upon the payment of 1/7th of the principal amount of the note.

Mr. Moyer further explained that the debt service on this loan would be added to next year's Tax Rolls and that the boundaries of the Street Lighting District had already been amended to include these areas.

Following further discussion, Mrs. Moll moved, seconded by Mr. Turner and approved unanimously that the District be authorized to bid and seek financing for the Street Lighting System for Unit III, Unit V and West Boulevard.

CONSIDERATION OF DOCUMENTS TO MODIFY THE LAKE EASEMENT FOR PELICAN LAKE VILLAGE

Vacation of Existing Pelican Bay Improvement District Easement

Mr. Caldwell outlined for the Board the existing and the proposed easement boundaries. Mr. Scofield asked Mr. Caldwell if the District had an access easement to the lake; to which Mr. Caldwell replied that he felt under the easement documents as they currently exist, the District was now being granted those rights. Mr. Scofield further stated that he felt that the Developer should provide an access easement for the District's operation and maintenance of the lakes. To this, Mr. Caldwell replied that WCN could not speak for the Developer, Pelican Lake Village, but that they would be contacted to obtain their feelings on this matter.

At this time, Mr. Turner moved, seconded by Mr. Scofield and approved unanimously that the Board approve the vacation of the existing Pelican Bay Improvement District Easement on the condition that the District be granted an access easement to the lakes for maintenance purposes.

Acceptance of the Grant of Easement

After discussion, Mr. Turner moved, seconded by Mrs. Moll and approved unanimously that the Board accept the revised Grant of Easement for Pelican Lake Village Project, Parcel E, Unit IV, subject to the Access Easement being granted.

CONSIDERATION OF AN AMENDMENT TO THE UTILITY SITE LEASE AGREEMENT

Mr. Moyer explained that Westinghouse Communities of Naples, Inc. had requested that this item be withdrawn from the Agenda and be presented at the March meeting of the Board.

Mr. Scofield requested that a copy of the Appraisal for the Utility Site be sent to him to which Mr. Moyer replied that he would send him a copy for his review before the next meeting.

The Board consented to withdrawal of this Agenda item.

DISCUSSION OF THE 1984 WATER SYSTEM IMPROVEMENT PROGRAM

Mr. Moyer outlined for the Board the highlights of the 1984 Water System Improvement Program which had been previously discussed at the December 1983, Board Meeting. He explained that the majority of the \$250,000 requested would be spent on upgrading existing equipment at the R.O. Plant, plus the addition of another 250,000 gallons of treatment capacity. This would enable the District to blend raw water with treated water so that the total capacity of the District's system would be around 650,000 gallons per day, which would be sufficient to get the District through 1985 or 1986 before another major plant expansion would be needed.

At this point in the discussion, Mr. Moyer explained to the

Board that a letter had been sent out to all Board members which detailed the financing package for this project and that he wanted the Board to be aware of the fact that Mr. Scuderi (absent) had previously contacted Mr. Ward and expressed his opinion that he was not in favor of going forward with the proposed financing of this project. Mr. Scuderi felt that the funding for this project should come from the major Developer, through a Construction Financing Agreement, without interest. Mr. Moyer wanted the Board to be aware of Mr. Scuderi's concerns over this matter and felt that they should take this into consideration before acting upon this issue.

Mr. Turner expressed his opinion in which he stated that he felt that if the Board was responsible for supplying water to Pelican Bay, then they must be prepared to take care of construction that is coming up and that the longer this matter is put off, the less likely they would be ready to meet the demands.

Mr. Brown then asked Mr. Moyer how urgent this issue was. Mr. Moyer explained that time was of the essence for two (2) reasons: One, the bids which were received on December 13, 1983 for the Reverse Osmosis Water Treatment Plant Expansion and secondly, the Promissory Note with Barnett Bank. Regarding the R.O. Plant Expansion, he explained that an extension had already been received from the low bidder and that this extension expired in the next day or two. Regarding the Note with Barnett Bank he explained that the Note had an interest rate based on the existing prime lending rate in January 1984, this interest rate being a fixed rate of 9.75%. He explained that time was important in this matter

because, if the prime interest rate went up, he felt that Barnett Bank would adjust this favorable interest rate upward. Mr. Moyer stated that these were his two main concerns over not proceeding with this program at this time but, again, he wanted the Board to be aware of Mr. Scuderi's comments to Mr. Ward.

After further discussion, Mr. Turner moved, seconded by Mrs. Moll and approved, with Mr. Scofield abstaining due to conflict of interest, that the Board approve the financing the Barnett Bank. (See attached Form 4, Memorandum Of Voting Conflict, signed by Mr. Scofield).

Mr. Moyer explained that because of Mr. Scuderi's absence, he was requesting that the Board specifically make a motion that the President and Secretary be authorized to sign the Resolution and the Note with Barnett Bank to approve the financing with Barnett Bank. Mrs. Moll so moved, seconded by Mr. Brown and approved, with Mr. Scofield abstaining due to conflict of interest, that the President and Secretary be authorized to sign the Resolution and the note with Barnett Bank.

At this time, Mrs. Moll stated that she would like the Record to show that within the plan for the Water System Improvement Program, it was suggested that a capital improvement fund be established for replacement of the membranes and that a note should be made of this so that it could be considered at the time the Budget is considered for Fiscal Year 1985.

Award of Bid for R.O. Plant, Membrane Replacement and 250,000 GPD Expansion

Following a brief explanation regarding previous communications with Technical Purification, Inc., Mr. Todd of Post, Buckley, Schuh & Jernigan, Inc., stated that PBS&J recommended Award of Bid for the R.O.

Water Treatment Plant Expansion to Technical Purification, Inc., in the amount of \$164,200.00

Following discussion, Mrs. Moll moved, seconded by Mr. Scofield and approved unanimously that the Award of Bid for the Reverse Osmosis Water Treatment Plant Expansion be awarded to Technical Purification, Inc., in the amount of \$164,200.00.

CONSIDERATION OF DRAFT AGREEMENT WITH COLLIER COUNTY TO SUPPLY TEMPORARY WATER TO THE JOHNSON HOTEL, NORTHWEST FILL

Mr. Moyer explained that the purpose of this Agenda item was to obtain the Board's conceptual approval of the Agreement. This Agreement provides that the County will make a 2" tap on their line and that the District would pay Collier County's Capital Improvement Fund \$7,000, which would be passed on to the Johnson Hotel. Further, the District would pay a minimum fee in accordance with the Collier County rate schedule of no less than \$79.40 per month during the term of this agreement and this cost would also be passed on to the Hotel. Mr. Moyer further stated that there will be another Agreement with the Johnson Hotel regarding the payment of these fees which must still be negotiated.

After further discussion, Mrs. Moll moved, seconded by Mr. Scofield and approved unanimously that the Agreement with Collier County to supply temporary water to the Johnson Hotel, Northwest Fill, be approved, subject to obtaining the necessary Agreement with the Johnson Hotel to pay the necessary fees and to the approval of the Agreement by Collier County.

ENGINEERS REPORT

Following Mr. Todd's presentation of the Certificates of Payment,

Ms. Moll moved, seconded by Mr. Scofield and carried unanimously that the following Certificates of Payment be approved for payment:

<u>CERTIFICATE NO.</u>		<u>CONTRACTOR</u>	<u>AMOUNT</u>
Pelican Bay Degasifier	No. 3	Post, Buckley, Schuh & Jernigan	\$ 7,194.91
Pelican Bay R.O. System	No. 1	Post, Buckley, Schuh & Jernigan	\$ 3,553.93
PBID Supplemental Water Supply Study	No. 1	Post, Buckley, Schuh & Jernigan	\$ 12,000.00
PBID Green Tree Drive Extension	No. 1	Post, Buckley, Schuh & Jernigan	\$ 4,050.00
Pelican Bay Boulevard/ Pelican Beach Drive	No. 4	Post, Buckley, Schuh & Jernigan	\$ 9,000.00
Water Management Construction Trust Fund	No. 7	Southern Mill Creek Products	\$ 2,567.47
Water Management Construction Trust Fund	No. 8	Boat Fair	\$ 3,125.60
Contract D-8, Bridge-Way Developer Agreement - Bridge-Way	No. 6	Cadenhead & Son Const. Co., Inc.	\$ 5,494.12
Contract D-13	No. 13	Florida Bank at Fort Lauderdale	\$ 134.52
Contract D-13	No. 1	Arrow Enterprises, Inc. (WCN \$17,307 - PBID \$53,370)	\$ 70,677.00
Contract D-13	No. 2	Arrow Enterprises, Inc. (WCN \$8,550 - PBID \$1,866)	\$ 10,416.60
		TOTAL AMOUNT ALL INVOICES	\$128,213.55

MANAGERS REPORT

Mr. Moyer explained that discussions are still proceeding between the Pelican Bay Improvement District and Westinghouse Communities of Naples, Inc., on alternate financing sources for water/sewer lines but that he wanted the Board to be aware that this issue would be coming up at future meetings.

SUPERVISORS REQUESTS AND AUDIENCE PARTICIPATION

Mr. Brown in a request to Mr. Moyer, suggested that the District begin the process of looking for office equipment and additional space. Mr. Moyer replied that WCN has been very generous to the District; providing space to the District at a very reduced rate and the use of their

office equipment as needed, but that this suggestion would be taken under consideration and looked into.

Mr. Bolesky suggested that an Acting Secretary be appointed in order to sign the Resolution that calls for the signature of the President and the Secretary of the Board so that he could begin proceedings on the Water Management Amendment.

Mr. Scofield moved, seconded by Mr. Turner and approved unanimously that Mrs. Moll be appointed Acting Secretary for the purpose of signing the Resolution.

Mrs. Moll asked Mr. Moyer when the Financial Statements for Fiscal Year 1983 would be ready. Mr. Moyer replied that they would be ready for the March meeting of the Board.

CONFIRMATION OF INVOICES

Water/Sewer Operating Summary and Invoices for December 1983 and January 1984 - Approved as Presented

Mr. Turner moved, seconded by Mrs. Moll and carried unanimously that the attached Water-Sewer Operating Summaries and Invoices for December 1983 and January 1984 be approved as presented.

Water Management Operating Summary and Invoices for December 1983 and January 1984 - Approved as Presented

Mrs. Moll moved, seconded by Mr. Turner and carried unanimously that the attached Water Management Operating Summaries and Invoices for December 1983 and January 1984 be approved as presented.

PELICAN BAY IMPROVEMENT DISTRICT
WATER AND WASTEWATER OPERATING
SUMMARY
DECEMBER 1983

	<u>MONTH TO DATE</u>				<u>YEAR TO DATE</u>		
	<u>FISCAL YEAR 1984 BUDGET</u>	<u>BUDGET</u>	<u>EXPENSES</u>	<u>VARIANCE FAVORABLE (UNFAVORABLE)</u>	<u>BUDGET</u>	<u>EXPENSES</u>	<u>VARIANCE FAVORABLE (UNFAVORABLE)</u>
<u>CHARGES FOR SERVICES</u>							
Connection Fees	\$ 575,473	\$ 1,660	\$ 39,776	\$ 38,116	\$ 45,623	\$ 77,639	\$ 32,016
Meter Use Fees	48,085	460	17,153	16,693	6,010	21,043	15,033
<u>USER REVENUE</u>							
Water	223,662	18,266	16,611	(1,655)	53,550	44,502	(9,048)
Sewer	108,820	8,701	11,290	2,589	32,810	29,556	(3,254)
Irrigation	152,040	12,407	9,049	(3,358)	29,450	27,703	(1,747)
<u>TOTAL REVENUE</u>	<u>\$1,108,080</u>	<u>41,494</u>	<u>93,879</u>	<u>52,385</u>	<u>167,443</u>	<u>200,443</u>	<u>33,000</u>
<u>PROFESSIONAL FEES</u>							
Engineering	12,000	1,000	1,000	0	3,000	3,000	0
Legal	6,000	500	0	500	1,500	0	1,500
Audit	2,200	0	0	0	0	0	0
Trust	2,000	0	0	0	0	0	0
<u>SYSTEM OPERATING EXPENSES</u>							
Office and Billing	10,124	844	618	226	2,531	1,585	946
Payroll	90,285	7,295	8,427	(1,132)	21,884	18,451	3,433
Insurance	14,599	2,100	2,081	19	2,100	2,081	19
Transportation	2,400	200	17	183	600	334	266
Water Quality	5,000	417	420	(3)	1,251	890	361
Repairs & Maintenance	30,939	2,578	2,649	(71)	7,734	6,889	845
Electric	111,050	9,063	9,010	53	26,951	25,647	1,304
Chemicals	56,905	4,640	1,684	2,956	13,631	3,999	9,632
Contingencies	6,000	500	0	500	1,500	0	1,500
<u>TOTAL EXPENSES</u>	<u>\$ 349,502</u>	<u>29,137</u>	<u>25,906</u>	<u>3,231</u>	<u>82,682</u>	<u>62,876</u>	<u>19,806</u>

PELICAN BAY IMPROVEMENT DISTRICT
WATER/SEWER INVOICES
DECEMBER 1983

<u>PAYEE</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
Sunshine Pipe & Supply	RO Plant Supplies	\$ 78.12
B-B Builders	RO Plant Supplies	154.87
Sunshine Ace Hardware	RO Plant Supplies	4.04
B & H Sales	W/S Supplies	218.40
Florida Power & Light	Service To Wellfields, Booster Pump Station and RO Plant	9,010.54
Westinghouse Communities of Naples, Inc.	W/S Portion Rent, Utilities, Postage, Gas & Diesel	215.81
Missimer & Associates	Wellfield Monitoring	330.00
J.N. Environmental	Water/Sewer Analysis	65.00
Enviropact, Inc.	Laboratory Analyses	35.00
United Telephone	W/S Portion November Telephone	177.72
Alpha Chemical	RO Plant Supplies	88.30
United Telephone	Wellfield & Ringdown	93.50
Joy Car Wash, Inc.	Truck Maintenance W/S Portion	17.50
Qualicom	Beeper Service	47.50
A.W.W.A	1984 Membership Dues Robert Parmelee	48.00
Basic Technology	SDI Test Density Kit	461.06
Coast Pump & Supply Co.	Utility Site Irrigation Supplies	312.32
Calgon Corporation	Pump & Drum Feed	333.22
Orion Research	Repair Model 611 pH Meter	204.75
Plastic Piping Systems	RO Plant Supplies	78.42
North Trail Auto Parts	W/S Supplies	49.25
Neptune Water Meter Co.	Meters And Attachments	681.62
PB&S Chemicals	Chemicals	1,262.81
D.E.R.	1984 License Renewals - Parmelee & Zielske	75.00
A.W.W.A	1984 Membership Dues - Richard Zielske	19.00
F.W. & P.C.O.A.	1984 Annual Membership Dues - Proper, Parmelee, Zielske & Petty	48.00
Benson Insurance Agency	Boiler & Machinery Policy F.Y. 1984	2,081.00
Mole Hole	Retirement Gift Jean Swindle W/S Portion	65.63
Miller Energy Co., Inc.	Mission 6" Check Valve	211.95
Southwest Electric	RO Plant Supplies	134.82
Ft. Myers Bearing	Seals & Roller Bearings	92.00
M.E. Miller & Son	Pull Turbine Well #1	210.00
Hydraulic Hose & Equip.	Repair Cylinder STP	29.12
Fisher Scientific Co.	RP Plant Supplies	209.44
Purolator Courier Corp.	W/S Portion Nov. Courier Service	17.87
National Linen Service	W/S Portion Employees Uniforms	99.48
General Time Control	EIapse Time Meters	73.96

PELICAN BAY IMPROVEMENT DISTRICT
WATER AND WASTEWATER OPERATING
SUMMARY
JANUARY 1984

	FISCAL YEAR 1984 BUDGET	BUDGET	MONTH TO DATE		YEAR TO DATE		VARIANCE FAVORABLE (UNFAVORABLE)
			EXPENSES	BUDGET	EXPENSES	VARIANCE FAVORABLE (UNFAVORABLE)	
<u>CHARGES FOR SERVICES</u>							
Connection Fees	\$ 575,473	\$ 30,586	\$ 4,800	\$ 76,209	\$ 82,439	\$ 6,230	
Meter Use Fees	48,085	3,200	1,320	9,210	22,363	13,153	
<u>USER REVENUE</u>							
Water	223,662	18,416	14,520	71,966	59,022	(12,944)	
Sewer	108,820	8,792	10,939	41,602	40,495	(1,107)	
Irrigation	152,040	12,489	6,460	41,939	34,163	(7,776)	
<u>TOTAL REVENUE</u>	<u>\$1,108,080</u>	<u>73,483</u>	<u>38,039</u>	<u>240,926</u>	<u>238,482</u>	<u>(2,444)</u>	
<u>PROFESSIONAL FEES</u>							
Engineering	12,000	1,000	1,000	4,000	4,000	0	
Legal	6,000	500	0	2,000	0	2,000	
Audit	2,200	0	0	0	0	0	
Trust	2,000	0	0	0	0	0	
<u>SYSTEM OPERATING EXPENSES</u>							
Office and Billing	10,124	843	761	3,374	2,346	1,028	
Payroll	90,285	7,294	6,841	29,178	25,292	3,886	
Insurance	14,599	2,499	1,520	4,599	3,601	998	
Transportation	2,400	200	115	800	449	351	
Water Quality	5,000	417	485	1,668	1,375	293	
Repairs & Maintenance	30,939	2,578	1,689	10,312	8,578	1,734	
Electric	111,050	9,111	6,884	36,062	32,531	3,531	
Chemicals	56,905	4,678	1,865	18,309	5,864	12,445	
Contingencies	6,000	500	0	2,000	0	2,000	
<u>TOTAL EXPENSES</u>	<u>\$ 349,502</u>	<u>29,620</u>	<u>21,160</u>	<u>112,302</u>	<u>84,036</u>	<u>28,266</u>	

PELICAN BAY IMPROVEMENT DISTRICT
WATER/SEWER INVOICES
JANUARY 1984

<u>PAYEE</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
Carolina Freight Carrier	Freight RO Plant Supplies	\$ 47.24
Florida Power & Light	Service To Wellfield, Booster Pump Station and RO Plant	6,883.92
Westinghouse Communities of Naples, Inc.	W/S Portion Rent, Utilities, Postage, Gas & Diesel	225.00
United Telephone	Wellfield & Ringdown	93.50
United Telephone	W/S Portion December Telephone	168.92
John Petty	Reimbursement For W/W Courses Edison Community College	332.37
Jean C. Smith	W/S Portion Travel Expenses 12/5/83 to 1/13/84	5.13
Weavers Office Supply	W/S Portion Nov. & Dec. Office Supplies	194.73
B & H Sales	RO Plant Supplies	130.62
Sunshine Pipe & Supply	RO Plant Supplies	126.26
Fischer & Porter Co.	Check Service To Chlorine Analyzer	277.25
J.N. Environmental	Water/Sewer Analysis	155.00
North Trail Auto Parts	Truck Maintenance Supplies	39.76
Park Tire Center	Battery & Labor Truck #1	70.70
Missimer & Associates	Wellfield Monitoring December	330.00
Sears & Roebuck	RO Plant Supplies	531.23
National Linen Service	W/S Portion Employee Uniforms	79.58
Qualicom	Beeper Service December	29.50
PB&S Chemical Co.	Chemicals	1,865.45
A.W.W.A.	Dual Water Systems Manual	9.10
Purolator Courier Corp.	W/S Portion December Courier Service	3.50
Prides	Faucet, Sink & Drain For Laboratory	58.40
N.W. Supply Co.	RO Plant Supplies	117.00
Interpace Corporation	RO Plant Supplies	25.00
Davis Meter & Supply	Meter Supplies	322.91
B & B Builders	RO Plant Supplies	215.13
Pat Patterson	Labor To Install Lab. Fixtures	135.00
PBS&J	W/S Portion General Consultation	3,000.00
B & H Sales	RO Plant Supplies	26.75
John Petty	Reimburse Phone Calls Re: Plant Expansion	37.12
Benson Insurance Agency	W/S Portion Workman's Compensation Policy F.Y. 1984	1,520.55

PELICAN BAY IMPROVEMENT DISTRICT
 WATER MANAGEMENT
 OPERATING SUMMARY
 DECEMBER 1983

	<u>FISCAL YEAR</u> <u>1984 BUDGET</u>	<u>BUDGET</u>	<u>MONTH TO DATE</u> <u>EXPENSES</u>	<u>VARIANCE</u>	<u>BUDGET</u>	<u>YEAR TO DATE</u> <u>EXPENSES</u>	<u>VARIANCE</u>
MEETING EXPENSE							
Supervisors Fees	\$ 6,000	\$ 500	\$ 500	\$ 0	\$ 1,500	\$ 1,500	\$ 0
Travel Reimbursement	300	25	26	(1)	75	52	23
Legal Notification	300	25	45	(20)	75	76	(1)
PROFESSIONAL FEES							
Engineering	12,000	1,050	1,050	0	3,092	3,092	0
Legal	6,000	500	930	(430)	1,500	2,781	(1,281)
Audit	2,200	0	0	0	0	0	0
Trust	1,500	0	0	0	0	0	0
SYSTEM OPERATING EXPENSE							
Office	5,888	491	626	(135)	1,473	2,411	(938)
Payroll	88,082	7,340	8,574	(1,234)	22,020	19,936	2,084
Transportation	4,658	1,006	762	244	1,618	1,023	595
Swale Maintenance	19,500	1,625	372	1,253	4,875	3,061	1,814
Water Quality	8,000	667	565	102	2,001	1,046	955
Insurance	5,506	0	0	0	0	0	0
Rights-Of-Way	169,850	13,160	7,740	5,420	38,524	23,614	14,910
Water Connection	36,931	0	0	0	33,273	33,273	0
Water Use	5,088	424	2,243	(1,819)	1,272	2,250	(978)
Renewal & Replacement	6,000	0	0	0	0	0	0
Contingencies	8,000	0	0	0	0	0	0
TOTAL	\$ 385,803	26,813	23,433	3,380	111,298	94,115	17,183

PELICAN BAY IMPROVEMENT DISTRICT
 WATER MANAGEMENT INVOICES
 DECEMBER 1983

<u>PAYEE</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
Naples Steel	Truck Maintenance Supplies	\$ 10.80
Donna Scruggs	W/M Training Room Rent - Gregory	360.00
Sparky's Maintenance	R-O-W Maintenance November 1983	7,740.60
Florida Power & Light	Sprinkler Clock Crayton Road	6.36
Westinghouse Communities of Naples, Inc.	W/M Portion Rent, Utilities, Postage, Gas & Diesel	215.82
Naples Daily News	Legal Advertising	8.50
Naples Daily News	Advertisement For Bids - R-O-W Maintenance	37.00
Tamiami Ford, Inc.	Repair & Maintenance Truck #2	722.00
United Telephone	W/M Portion November Telephone	177.71
Carroll & Bolesky	Legal Services from 10/26/83 thru 11/22/83	930.00
PBS&J	Lake Monitoring Thru 10/31/83	217.07
Aquatic Systems, Inc.	December 1983 W/M Services	465.00
Spectrum Lab., Inc.	Lake Monitoring Supplies	100.00
Joy Car Wash, Inc.	W/M Portion Truck Maintenance	17.50
Mole Hole	W/M Portion Jean Swindle's Retirement Gift	65.62
Naples Federal	Rent For December 14, 1983 Board Meeting	75.00
Tamiami Ford, Inc.	Truck Maintenance Supplies Truck #3	11.96
Purolator Courier Corp.	W/M Portion Courier Service November	17.88
National Linen Service	W/M Portion Employee Uniforms	99.47
PBID W/S Account	Oct. & Nov. R-O-W Irrigation	2,235.39
Warren, Gorham & Lamont	Accounting Manual	66.43
Motrim, Inc.	Link Pin For Mo-Trim	11.02

PELICAN BAY IMPROVEMENT DISTRICT
WATER MANAGEMENT
OPERATING SUMMARY
JANUARY 1984

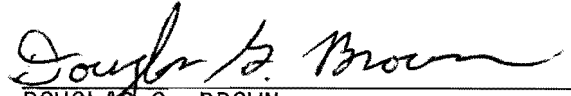
	<u>FISCAL YEAR</u> <u>1984 BUDGET</u>	<u>BUDGET</u>	<u>MONTH TO DATE</u> <u>EXPENSES</u>	<u>VARIANCE</u>	<u>BUDGET</u>	<u>YEAR TO DATE</u> <u>EXPENSES</u>	<u>VARIANCE</u>
MEETING EXPENSE							
Supervisors Fees	\$ 6,000	500	500	0	2,000	2,000	0
Travel Reimbursement	300	25	0	25	100	52	48
Legal Notification	300	25	0	25	100	76	24
PROFESSIONAL FEES							
Engineering	12,000	833	833	0	3,925	3,925	0
Legal	6,000	500	1,342	(842)	2,000	4,123	(2,123)
Audit	2,200	0	0	0	0	0	0
Trust	1,500	0	0	0	0	0	0
SYSTEM OPERATING EXPENSE							
Office	5,888	491	597	(106)	1,964	3,008	(1,044)
Payroll	88,082	7,340	6,759	581	29,360	26,695	2,665
Transportation	4,658	330	38	292	1,948	1,061	887
Swale Maintenance	19,500	1,625	3,538	(1,913)	6,500	6,599	(99)
Water Quality	8,000	667	140	527	2,668	1,186	1,482
Insurance	5,506	1,520	1,520	0	1,520	1,520	0
Rights-Of-Way	169,850	13,857	9,976	3,881	52,381	33,590	18,791
Water Connection	36,931	0	0	0	33,273	33,273	0
Water Use	5,088	424	6	418	1,696	2,256	(560)
Renewal & Replacement	6,000	0	0	0	0	0	0
Contingencies	8,000	0	0	0	0	0	0
TOTAL	<u>\$ 385,803</u>	<u>28,137</u>	<u>25,249</u>	<u>2,888</u>	<u>139,435</u>	<u>119,364</u>	<u>20,071</u>

PELICAN BAY IMPROVEMENT DISTRICT
 WATER MANAGEMENT INVOICES
 JANUARY 1984

<u>PAYEE</u>	<u>DESCRIPTION</u>	<u>AMOUNT</u>
Florida Power & Light Co.	Crayton Road Sprinkler Clock	\$ 6.00
Westinghouse Communities of Naples, Inc.	W/M Portion Rent, Utilities, Postage, Gas & Diesel	225.00
United Telephone	W/M Portion December Telephone	168.91
Carroll & Bolesky	Legal Services 11/23/83 Thru 12/21/83	1,342.50
Spectrum Lab., Inc.	Lake Monitoring Supplies	140.00
Jean C. Smith	W/M Portion Travel Expenses 12/5/83 Thru 1/13/84	5.13
Sunshine Ace Hardware	Aquatic Supplies	105.83
Weavers Office Supply	W/M Portion Nov. & Dec. Office Supplies	194.72
Independent Industrial Divers Company	Diving Services For Culvert Cleaning	2,500.00
National Linen Service	W/M Portion Employee Uniforms	79.58
Gulf Oil Corporation	Gas W/M Training - Gregory	31.32
Purolator Courier Corp.	W/M Portion Courier Service December	3.50
PBS&J	W/M General Consultation	2,500.00
Southern Mill Creek	Aquatic Supplies	982.38
R. Ryan Gregory	Travel Expenses To Pick Up Boat & Motor	7.43
Benson Insurance Agency	W/M Portion F.Y. 1984 Workman's Compen- sation Policy	1,520.55

Mr. Moyer advised the Board that the next meeting would be held on March 14, 1984.

There being no further business to come before the Board, Mr. Turner moved, seconded by Mrs. Moll and carried unanimously, that the meeting be adjourned. Time: 6:15 P.M.


DOUGLAS G. BROWN
ACTING PRESIDENT
PELICAN BAY IMPROVEMENT DISTRICT

