

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

HARBOURAGE AT BRADEN RIVER COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Harbourage at Braden River Community Development District was held on **Wednesday, December 14, 2016 at 1:00 p.m.** at the Harbourage Recreation Center located at 5705 Key West Place Bradenton, FL.

Present and constituting a quorum were:

Susan White	Board Supervisor, Chairman
Ian Davidson	Board Supervisor, Vice Chairman
Tom Bonenberger	Board Supervisor, Assistant Secretary
Dr. J. Bart Didrick	Board Supervisor, Assistant Secretary
Charles (Chip) Morrill	Board Supervisor, Assistant Secretary (via phone)

Also present were:

Joseph Roethke	District Manager, Rizzetta & Co., Inc.
John Vericker	District Counsel, Straley & Robin (via phone)
Rick Schappacher	District Engineer, Schappacher Engineering
Stefan Kalev	Aquatic Systems
Tony Gipe	Clubhouse Attendant, Rizzetta Amenity Services

Audience

FIRST ORDER OF BUSINESS

Call to Order and Pledge of Allegiance

Mr. Roethke called the meeting to order, conducted roll call and asked everyone present to recite the Pledge of Allegiance.

SECOND ORDER OF BUSINESS

Audience Comments

A resident requested to have the CDD sponsor a bocce ball activity in Mallory Square Park. The Board is in agreement with this.

THIRD ORDER OF BUSINESS

**Administer Oath of Office to
Newly Elected Supervisor**

Mr. Roethke administered the oath to Mr. Bonenberger and Mr. Bonenberger replied in the affirmative. Mr. Roethke informed Mr. Bonenberger that as a Board Supervisor he is entitled to compensation of \$200.00 per meeting, up to an annual maximum of \$4,800 per year. Mr. Bonenberger accepted compensation.

FOURTH ORDER OF BUSINESS

Consideration of Resolution 2017-02, Re-Designating Officers

This item has been tabled.

FIFTH ORDER OF BUSINESS

**Consideration of the Minutes of
the Board of Supervisors' Regular
Meeting held on November 9, 2016**

Ms. White mentioned a typo at the top of page 2 of the minutes.

On a Motion by Ms. White, seconded by Dr. Didrick, with all in favor, the Board approved, as amended, the Minutes from the Board of Supervisors' Regular Meeting held on November 9, 2016 for Harbourage at Braden River Community Development District.

SIXTH ORDER OF BUSINESS

**Consideration of Operation and
Maintenance Expenditures for
October 2016**

On a Motion by Ms. White, seconded by Mr. Davidson, with all in favor, the Board approved the operation and maintenance expenditures for October 2016 totaling (\$38,324.84) for Harbourage at Braden River Community Development District.

SEVENTH ORDER OF BUSINESS

Presentation of Pond Report

Mr. Roethke presented the pond inspection report to the Board. Mr. Kalev discussed several maintenance issues with the Board.

(Mr. Kalev left while the meeting was in progress at 1:13 p.m.)

EIGHTH ORDER OF BUSINESS

Presentation of Landscape Report

Mr. Roethke presented the landscape report to the Board.

Ms. White discussed some turf issues and asked Mr. Gipe to follow up with the landscaper.

Mr. Gipe discussed an irrigation issue with the Board, which should be fixed shortly, since the cause has recently been discovered.

Mr. Schappacher discussed hooking up to the County reclaimed water system.

NINTH ORDER OF BUSINESS

**Consideration of Addendum to
Landscape Maintenance Agreement**

Mr. Roethke presented an addendum to landscape maintenance agreement to the Board. This new agreement covers the updated maintenance map of CDD and HOA maintenance areas.

On a Motion by Ms. White, seconded by Dr. Didrick, with all in favor, the Board approved the landscape maintenance agreement with Bloomings Landscape at a cost of \$4,834.92 per month (\$58,019.04 annually) for Harbourage at Braden River Community Development District.

TENTH ORDER OF BUSINESS

**Consideration of Proposal for A/C
Repairs**

Mr. Roethke presented an updated proposal for A/C repairs to the Board. This proposal was revised, because the Guard House is unmanned and does not require a larger unit.

On a Motion by Ms. White, seconded by Dr. Didrick, with all in favor, the Board approved a proposal from Black Jack for Guard House A/C repairs at a cost of (\$2,950.00) for Harbourage at Braden River Community Development District.

ELEVENTH ORDER OF BUSINESS

**Consideration of Proposal for
Janitorial Services**

Mr. Roethke presented a proposal for janitorial services to the Board.

On a Motion by Ms. White, seconded by Mr. Davidson, with all in favor, the Board approved the proposal from Southwest Maintenance Services for janitorial services at a cost of (\$500 per month) for Harbourage at Braden River Community Development District.

TWELFTH ORDER OF BUSINESS

**Discussion Regarding Fiscal Year
2016/2017 Capital Outlay Items**

Mr. Roethke reviewed the Capital Outlay Items list with the Board. A discussion ensued.

Mr. Roethke will update the list to remove completed items and will add an item for furniture replacement.

THIRTEENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Mr. Vericker informed the Board that the easement with the HOA regarding landscape maintenance has been executed.

Ms. White asked Mr. Vericker about Sheriff's Department law enforcement within the District. A discussion ensued and Mr. Schappacher added comments regarding signage and other traffic requirements.

B. District Engineer

No report.

C. Clubhouse Manager Report

Mr. Gipe presented the Clubhouse Management Report to the Board.

A discussion ensued regarding the boat slip lease agreement, and Mr. Vericker will review the GPS language and will follow up.

Mr. Gipe will order replacement barrier arms for the gates, and a discussion ensued regarding where to store these.

D. District Manager

Mr. Roethke stated that the next Board of Supervisors' regular meeting will be held on Wednesday, January 11, 2017 at 1:00 p.m. at the Harbourage Recreation Center located at 5705 Key West Place, Bradenton, FL.

Mr. Roethke presented a flyer to the Board for an upcoming CDD 101 Workshop on Thursday, January 19, 2017 at 6:30 pm. All Board Supervisors are welcome to attend.

Mr. Roethke discussed transferring monies from the unassigned fund balance to the Capital Reserve Fund. The Board agreed to transfer the funds.

On a Motion by Dr. Didrick, seconded by Ms. White, with all in favor, the Board approved to transfer (\$150,000) from the General Fund to the Capital Reserve Fund for Harbourage at Braden River Community Development District.

FOURTEENTH ORDER OF BUSINESS

Public Comments

An Audience Member asked about opening the gate for the golf cart parade.

FIFTEENTH ORDER OF BUSINESS

Supervisor Request

Mr. Davidson asked about Envera Service.

Mr. Davidson asked about CDD roads.

Ms. White discussed golf cart usage within the community. The COAs and HOA will work on the rules and regulations for golf cart usage.

Ms. White thanked a resident for repairing the clubhouse furniture.

Ms. White complimented the holiday decorations.

SIXTEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Ms. White, seconded by Mr. Davidson, with all in favor, the Board adjourned the meeting at 2:38 p.m. for Harbourage at Braden River Community Development District.


Secretary / Assistant Secretary


Chairman / Vice Chairman