

RIVERCREST COMMUNITY DEVELOPMENT DISTRICT

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February 18, 2019 Minutes of the Regular Meeting

Minutes of the Regular Meeting

The Regular Meeting of the Board of Supervisors for Rivercrest Community Development District was held on **Monday, February 18, 2019 at 6:30 p.m.** at the Rivercrest Clubhouse, located at 11560 Ramble Creek Drive, Riverview, Florida 33569.

**1. CALL TO ORDER/ROLL CALL**

Gene Roberts called the Regular Meeting and of the Board of Supervisors of the Rivercrest Community Development District to order on **Monday, February 18, 2019 at 6:30 p.m.**

**Board Members Present and Constituting a Quorum:**

Lisa Fernandez	Chair
Ed Lamp	Vice Chair
Elaine Sellent	Supervisor
Catherine Arnaez	Supervisor
Michael Ryan	Supervisor

**Staff Members Present:**

Gene Roberts	Meritus	
Rick Reidt	Onsite Staff	
Michelle Reiss	District Counsel	
Tonja Stewart	District Engineer	<i>via conference call</i>

There were several audience members present.

**2. PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was recited.

**3. AUDIENCE QUESTION AND COMMENTS ON AGENDA ITEMS**

Ms. Reiss went over how resident questions would be addressed. Residents must sign in, and they are allowed three minutes to talk at the beginning of the meeting. There should be no audience interruptions during the meeting and no discussion afterwards.

A resident presented his case to appeal the fine he received from the pool party violations. Residents also commenting about being opposed to speed bumps as a traffic calming measures, concerns with the lake/drainage issue, not liking being told not to speak by a Board member, and being concerned about the type of chemicals that the aquatic vendor uses. Mr. Reidt will get the information about the pond chemicals from Remson.

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**4. VENDOR/STAFF REPORTS**

**A. District Engineer – Tonja Stewart**

- i. Crest Creek Drive Under Drain**
- ii. Traffic Calming/Speed Limits**

Ms. Stewart discussed setting up a meeting with Hillsborough County. She recommended that the residents contact the County to complain about the flooding issue on Crest Creek. Ms. Stewart will provide a form letter for the residents to use when filing the complaints.

**B. District Counsel – Michelle Reiss**

Ms. Reiss provided an update on the RFP for District Management bids. She stated that she will provide a scope of service. A workshop will be held on March 5, 2019 at 6:30 p.m. for residents.

**C. District Manager – Brian Howell**

- i. Financial Review**
- ii. Security Coverage Similar Communities**

Mr. Roberts summarized the memo Mr. Howell sent the Board. He explained that expenses are tracking better and also went over staffing for the amenity center and off-duty patrols.

The Board at this time talked at length about the pros and cons of using off-duty HCSO versus private companies, or having no patrol at all. Ms. Reiss explained that the role of HCSO was to patrol and protect District assets. The Board asked Mr. Reidt to provide new patrol orders.

**D. Operations Manager – Rick L. Reidt**

- i. Operation Manager’s Report**
- ii. Goal Tracking Short and Long Term**

Mr. Reidt went over his report with the Board. He also asked Board members to look at the improvements he provided and to then let him know if any items should be added or dropped from the list.

**5. BUSINESS ADMINISTRATION**

**A. Consideration of Minutes of the Board of Supervisors Meeting January 28, 2019**

This item was tabled until the next meeting.

**B. Consideration of Operations and Maintenance Expenditures January 2019**

The Board reviewed the O&Ms and asked about the TECO bill on page 33. They wanted to know if it was a one time or annual credit. The Board also asked if Heritage bills weekly and discussed the amount spent to date on District Council.

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MOTION TO:	Approve the January 2019 O&Ms.
MADE BY:	Supervisor Lamp
SECONDED BY:	Supervisor Sellent
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 – Motion passed unanimously

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**C. Review of Financial Statements Month Ending January 31, 2019**

104 The financials were reviewed and accepted. The Board wanted to know if interest is being made  
105 on the bank savings account, and who at Meritus reviews the financial statements.

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**6. NEW BUSINESS**

**A. Procedures for Enforcement of Violations**

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Ms. Reiss recommended for on-site staff to provide a memo to the Board with recommendations of fines and policies for Board review and approval. The Board then discussed the resident's fining appeal in detail.

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MOTION TO:	Overturn the fine.
MADE BY:	Supervisor Fernandez
SECONDED BY:	Supervisor Arnaez
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 4/1 – Supervisor Lamp opposed.

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The Board continued to discuss procedures, enforcement, and fines.

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MOTION TO:	Bring all arbitrary fines to the Board for discussion.
MADE BY:	Supervisor Arnaez
SECONDED BY:	Supervisor Sellent
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 – Motion passed unanimously.

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**B. Rental Policy Discussion and Review Cabana and Clubhouse**

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Mr. Reidt presented new policies and a pricing report for the rental agreement.

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MOTION TO:	Approve the Rental Policy for the Cabana and Clubhouse.
MADE BY:	Supervisor Sellent
SECONDED BY:	Supervisor Lamp
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 – Motion passed unanimously

**C. Shade Structure Playground**

The Board discussed the shade structure for the playground and decided to put it on hold until Mr. Reidt can obtain additional estimates.

**D. Paver Cleaning and Sealing**

The Board discussed the three proposals and decided to table them for now.

**7. OLD BUSINESS**

**A. SWFMWD Littoral Shelf Plantings**

The Board discussed both proposals and decided that since Remson is the current vendor, they should do the plantings. Mr. Reidt will ask if Remson will lower the price to \$0.95 a plant.

MOTION TO:	Go with Remson if they lower the cost.
MADE BY:	Supervisor Lamp
SECONDED BY:	Supervisor Sellent
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 – Motion passed unanimously

**8. SUPERVISOR REQUESTS**

Supervisor Sellent said she will meet with the Villas HOA and provide a report at the March meeting.

Supervisor Arnaez went over that she was not happy with the email discussion with Mr. Howell.

177 9. ADJOURNMENT

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179	MOTION TO:	Adjourn at 9:05 p.m.
180	MADE BY:	Supervisor Fernandez
181	SECONDED BY:	Supervisor Sellent
182	DISCUSSION:	None further
183	RESULT:	Called to Vote: Motion PASSED
184		5/0 – Motion passed unanimously

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186 *\*Please note the entire meeting is available on disc.*

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188 *\*These minutes were done in summary format.*

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

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194 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly  
195 noticed meeting held on 3.18.19.

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198 Signature

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201 Printed Name

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203 Title:

204  Secretary

205  Assistant Secretary

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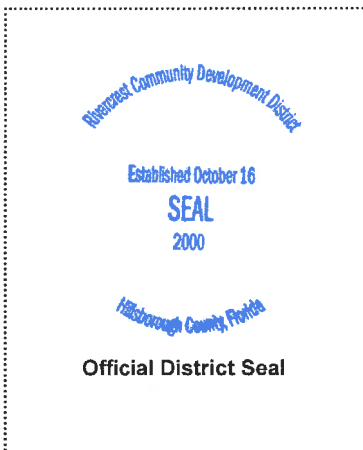
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Signature

Signature

Printed Name

Printed Name

Title:

Chairman

Vice Chairman

*Recorded by Records Administrator*

Signature

Date

Date