

RIVERCREST COMMUNITY DEVELOPMENT DISTRICT

March 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, March 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, March 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

There were several audience members present.

2. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

3. AUDIENCE QUESTION AND COMMENTS ON AGENDA ITEMS

A resident of the Villas requested the use of the Cabana for a meet-and-great party for Villa residents on April 6. After Board discussion, it was approved.

4. VENDOR/STAFF REPORTS

A. District Engineer – Tonja Stewart

i. Crest Creek Drive Underdrain

Mr. Reidt stated that Ms. Stewart said she will have the letter to him by the end of the week for residents to use to contact the County to complain about the underdrain issue at Crest Creek Drive.

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ii. Traffic Calming/Speed Limits

Mr. Roberts said the Engineer has not heard back yet from Hillsborough County.

B. District Counsel – Michelle Reiss

- i. Management Company RFP Report**
- ii. Spa Rules and Regulations**

Mr. Reidt went over Ms. Reiss’s emails regarding the CDD enforcing children not being able to use the spa. She did not recommend that the CDD enforce children not being able to use the spa. Mr. Reidt also explained the gray area of adult supervision that was discussed in the emails.

C. District Manager – Gene Roberts

- i. Financial Review**

Mr. Roberts reviewed the financials with the Board. He stated that they are tracking about 1% under budget and that 98% of the assessment revenue has been collected with only \$33,196 still outstanding. He also noted that a few budget line items were out of proportion because of wrong classifications and have been corrected, including Dues, Licenses, and Fees; Landscape Maintenance-Seasonal Color, and Waterway Management.

D. Operations Manager – Rick L. Reidt

- i. Operation Manager’s Report**

Mr. Reidt went over his report with the Board. Mr. Reidt and the Board discussed the report at length.

MOTION TO:	Have District Counsel approach Lennar Homes to ask that they refrain from using the name Rivercrest Lakes at the new community.
MADE BY:	Supervisor Lamp
SECONDED BY:	Supervisor Sellent
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 – Motion passed unanimously

ii. Goal Tracking Short and Long Term

Mr. Reidt went over goal tracking with the Board. He will prioritize capital improvement expenditures with the assistance of Supervisor Lamp.

iii. Events Review

Mr. Reidt presented a list upcoming events and provided a review for the Board.

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E. Encroachment Review

- i. 11425 Crestlake Village Dr.**
- ii. 11693 Mountain Bay Dr.**

Mr. Reidt went over the encroachment agreement requests for 11425 Crestlake Village Dr. and 11693 Mountain Bay Dr. He recommended approving both of them.

MOTION TO:	Approve the encroachment agreements for 11425 Crestlake Village Dr. and 11693 Mountain Bay Dr.
MADE BY:	Supervisor Sellent
SECONDED BY:	Supervisor Arnaez
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 – Motion passed unanimously.

- iii. 11924 Autumn Creek Dr.**
- iv. 11842 Autumn Creek Dr.**
- v. 11824 Autumn Creek Dr.**

Mr. Reidt went over the encroachment agreement requests for 11924 Autumn Creek Drive, 11842 Autumn Creek Drive, and 11824 Autumn Creek Drive. He recommended not approving the requests.

MOTION TO:	Do not approve the encroachment agreements for 11924 Autumn Creek Drive, 11842 Autumn Creek Drive, and 11824 Autumn Creek Drive.
MADE BY:	Supervisor Fernandez
SECONDED BY:	Supervisor Sellent
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 – Motion passed unanimously.

5. BUSINESS ADMINISTRATION

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

The Board reviewed the January 28, 2019 minutes.

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MOTION TO:	Approve the January 28, 2019 minutes.
MADE BY:	Supervisor Arnaez
SECONDED BY:	Supervisor Lamp
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	5/0 – Motion passed unanimously

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B. Consideration of Minutes of the Board of Supervisors Meeting February 18, 2019

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The Board reviewed the February 18, 2019 minutes.

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MOTION TO:	Approve the February 18, 2019 minutes.
MADE BY:	Supervisor Sellent
SECONDED BY:	Supervisor Lamp
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	5/0 – Motion passed unanimously

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C. Consideration of Operations and Maintenance Expenditures February 2019

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The Board reviewed the O&Ms. Supervisor Sellent asked about the cost difference for the past two months for Republic Waste invoices. Mr. Reidt said he believes it was a credit for missed service.

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MOTION TO:	Approve the February 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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D. Review of Financial Statements Month Ending February 28, 2019

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The financials were reviewed and accepted. The Board asked why the office supplies were over budget, the Heritage Propane invoicing is every two weeks, Meritus only billed one month for payroll fees, and the Tampa Electric invoice for \$16,805 on page 116 is not grouped with the other Tampa Electric invoices. They also wanted more information about the miscellaneous repairs being \$786 over budget and the past due HCSO invoice on page 77.

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6. NEW BUSINESS

A. Clubhouse Stone Veneer Painting

Mr. Reidt went over the three proposals for the clubhouse stone veneer painting. The Board discussed.

MOTION TO:	Accept the proposal from Ken Avery for \$12,000.
MADE BY:	Supervisor Sellent
SECONDED BY:	Supervisor Arnaez
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED
	5/0 – Motion passed unanimously.

B. HCSO Off-Duty Post Orders

Supervisor Fernandez asked to have the officers patrol the pocket parks more frequently to monitor the activity that has been taking place.

C. Resurface and Repair of Community Center Parking and Fitness Trail

Mr. Reidt presented the proposal he had received. The Board asked for additional proposals.

D. Villas Pocket Park Report – Elaine Sellent

Supervisor Sellent gave a review of her meeting with the Villas HOA and the upgrade they are asking for the Villas pocket park. The Board discussed the list at length and decided the CDD would not be willing to approve the improvements because it would not be fair in regards to the other pocket parks. Supervisor Lamp asked for Mr. Reidt and Mr. Roberts to look into enhancement projects for all of the parks.

7. OLD BUSINESS

A. Shade Cover Review

Mr. Reidt presented the proposal to repair the current shade cover. The Board discussed the proposals and different colors.

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MOTION TO:	Accept Apollo Sun Guard's proposal of the sail covers using red and blue colors.
MADE BY:	Supervisor Lamp
SECONDED BY:	Supervisor Arnaez
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 – Motion passed unanimously

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220 8. SUPERVISOR REQUESTS

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222 Supervisor Arnaez said the CDD website was not updated and was told it would be addressed.

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224 Supervisor Sellent asked to get estimates for adding audio recording to surveillance cameras in
225 the clubhouse office.

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227 Supervisor Fernandez expressed that she was not happy with the pool conditions. Mr. Reidt will
228 address it with Remson Aquatics.

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231 9. ADJOURNMENT

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MOTION TO:	Adjourn at 8:20 p.m.
MADE BY:	Supervisor Sellent
SECONDED BY:	Supervisor Arnaez
DISCUSSION:	None further
RESULT:	Called to Vote: Motion PASSED 5/0 – Motion passed unanimously

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241 *Please note the entire meeting is available on disc.

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243 *These minutes were done in summary format.

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

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249 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly
250 noticed meeting held on 4.15.19.

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253 Signature

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256 Printed Name

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258 Title:

259 Secretary

260 Assistant Secretary

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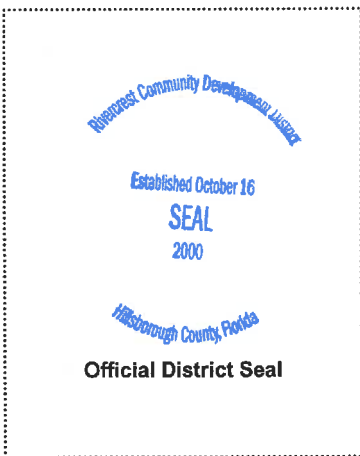
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Signature

Lisa Fernandez

Printed Name

Title:

Chairman

Vice Chairman

Recorded by Records Administrator



Signature

4-18-19

Date