

St. Lucie West Services District
Workshop Minutes
November 2, 2015, at 9:00 a.m.
450 SW Utility Drive
Port St. Lucie, Florida 34986

(Please note: This is not verbatim. A CD recording of the Workshop is available on file.)

Board Members Present

Harvey Cutler, Chairman
Vincent D'Amico, Vice Chairman
Gregg Ney, Secretary
Charles Altwein, Supervisor
Everett Child, Supervisor

Staff Present

Dennis Pickle, District Manager, St. Lucie West Services District ("SLWSD")
Bill Hayden, Public Works Director/Assistant District Manager, SLWSD
Maddie Maldonado, Office Manager, SLWSD
Jason Pierman, District Treasurer, Special District Services, Inc. ("SDS")

Guests Present (Sign-In Sheet Attached)

A. Call to Order

Chairman Cutler called the Workshop to order at 9:05 a.m.

B. Pledge of Allegiance

C. Roll Call

It was noted that all 5 Supervisors were present.

D. Approval of Minutes

- 1. October 5, 2015, Workshop**
- 2. October 6, 2015, Regular Board Meeting**

The minutes were presented and the Board was asked if they had any revisions and/or corrections.

There were no revisions and/or corrections to either set of minutes.

E. Public Comment

There was no public comment.

F. District Attorney
DA 1 – Status Report/Updates

Mr. Pickle indicated that he was not aware of any items Mr. Harrell might be bringing to tomorrow's meeting.

G. District Engineer
DE 1 – Status Report/Updates

Chairman Cutler indicated that Mr. Lawson would be bringing to tomorrow's meeting information on what to do about the peacocks in the community.

Mr. Hayden indicated that he had spoken with Ken Gioeli, Extension Agent IV/ Natural Resources & Environment, UF/IFAS St. Lucie County, who advised that they could have a trapper trap them, but that doing so could cause negative press because they will be killed. Supervisor Child indicated that he heard that hiring a private trapper would cost \$600 and that it was not that big of a problem to justify the \$600 expense. Secretary Ney noted that up north Border Collies chased the geese away.

There was no further discussion regarding this item.

- H. Consent Agenda**
- CA 1 - Monthly Report on Public Works Operations**
 - CA 2 - Monthly Report on Utilities Operations**
 - CA 3 - Monthly Report on Capital Improvement Projects**
 - CA 4 - Monthly Report on Billing and Customer Service**
 - CA 5 - Financial Statements for September, 2015**
 - CA 6 - Consider Approval to Transfer Funds for the R&R Account, WCF Account and the UCF Account Requisitions**

Secretary Ney asked why the commercial percentages were so large when they make up only a small amount of the District's customers. Mr. Pickle indicated that the meter size base rate is larger for commercial customers and that it is not only based on consumption, but is made up of the base rate consumption. It was confirmed that the golf course was designated as commercial. Mr. Pickle also noted that commercial customers are checked randomly to determine if they are using the same number of ERCs as they're supposed to. Mr. Pickle stated that the commercial customer would have to exceed their ERCs over a period of 3 consecutive months in order to increase it.

Chairman Cutler asked how a Service Order is started. Mr. Pickle indicated that a Service Order is initiated internally by a Field Tech and a Work Order is initiated when a member of the public makes a request. Mr. Hayden then explained the difference between the two. Chairman Cutler indicated that he had been looking at it like a Service Order needs a Work Order. He asked how the District determines the efficiency of a Work Order once it has been completed. Mr. Pickle indicated that it appears in the monthly reports.

Supervisor Altwein asked where the District stood on the lift station improvements. Mr. Pickle noted that it was an ongoing annual process and work is completed on a "most needed" basis. Mr. Pickle further noted that in addition to repairs being made "as needed," preventive maintenance is also performed as well. Supervisor Altwein referred to the construction of fences, driveways, etc. for this project, asking if these costs would go away once they were constructed. Mr. Pickle indicated that those costs would no longer be included, but that there would be maintenance costs for some.

Supervisor Altwein asked if the District was responsible for checking of fire hydrants to which Mr. Pickle indicated that the District must flush them out annually, which is required by the State, but that some are automated.

There was no further discussion and/or questions regarding Consent Agenda Items CA 1 through CA 6.

**I. District Manager
Action Items**

DM 1 - Consider Approval to Purchase a 2016 Ford F-350 Dump Body

Mr. Pickle presented the item indicating that the purchase of this truck would replace a 2005 Ford F-550 that is currently being used in the Exotic Plant Removal Division. He noted that the 2005 Ford F-550 had been declared surplus by the District Board at their October 6, 2015, Board Meeting and would be sold on gov.deals after the District receives the new vehicle. Mr. Pickle indicated that he had received 3 proposals for the 2016 Ford F-350 Dump Body truck, as follows:

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|--|----|-----------|
| 1.) Sunrise Ford of Fort Pierce in the amount of | \$ | 46,219.00 |
| 2.) Velde Form of Vero Beach in the amount of | \$ | 46,091.45 |
| 3.) Gilbert Ford of Okeechobee in the amount of | \$ | 41,900.00 |

Mr. Pickle indicated that staff recommends approval to purchase a 2016 Ford F-350 4x4 Dump Body Style Truck for the not to exceed amount of \$41,900 from Gilbert Ford of Okeechobee, Florida.

Supervisor Altwein asked if the reason the District was getting rid of the old truck was merely due to age to which Mr. Hayden replied that it was and that they were starting to spend more money on repairs than it was worth, seeing that it is 10 years old.

There was no further discussion regarding this item.

DM 2 – Consider Approval to Purchase a 2016 Ford F-250 Utility Body Style Truck

Mr. Pickle presented the item indicating that this truck will replace the 2007 Ford F-250 that is currently being used in the Irrigation Division. He further indicated that it had been declared surplus by the District Board at the October 6, 2015, Board Meeting and will be sold on gov.deals once the District receives the new vehicle. Mr. Pickle indicated that he had received 3 proposals for the new vehicle, as follows:

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|--|----|-----------|
| 1.) Sunrise Ford of Fort Pierce in the amount of | \$ | 32,309.00 |
| 2.) Velde Ford of Vero Beach in the amount of | \$ | 32,195.62 |
| 3.) Gilbert Ford of Okeechobee in the amount of | \$ | 27,800.00 |

Mr. Pickle indicated that staff recommends approval to purchase a 2016 Ford F-250 Utility Body Style Truck for the not to exceed amount of \$27,800 from Gilbert Ford of Okeechobee, Florida.

There was no discussion regarding this item.

DM 3 – Consider Resolution No. 2015-09 – Adopting an Amended Budget for Fiscal Year 2014/2015

Mr. Pickle presented the item indicating that this was a true-up from last year and was required by the State.

Secretary Ney asked why there were such big difference

There were no further questions regarding this item. Mr. Pickle indicated that they round high to be on the safe side. Chairman Cutler noted that it appears that we're guessing when preparing the budget. Mr. Pickle and Mr. Pierman explained by giving the examples that fuel cost went down and the District went to a 4-day work week. A lengthy discussion ensued. Once the Board was satisfied with the explanation for the true-up, there was no further discussion regarding the Amended Fiscal Year 2014/2015 Budget.

DM 4 – Other Items/Updates

Mr. Pickle then advised that the City had approached him about putting up holiday lights at both entrance signs (I-95 and the Florida Turnpike). Mr. Pickle indicated that the cost could run approximately \$1,000 per sign and he wanted to check with the Board to ensure there were no objections. There were no objections to installing holiday lights.

Mr. Pickle then indicated that he had been approached by a Real Estate representative who wanted to purchase 2 sites from the Lake Harvey area. Mr. Pickle advised that he would formally bring it to the Board. The Real Estate rep also

expressed that she is very interested in the Bank of America property for a restaurant. Secretary Ney expressed his opposition to selling off the Lake Harvey site, but thought that the Board should entertain a Bank of America property offer. Mr. Hayden advised that the Bank of America property is designated Upland Pine Preserve and Mr. Pickle noted that the District would have to mitigate, which would be cheaper for the District to do rather than a developer. Supervisor Child agreed that the District should entertain the sale of the Bank of America property, but does not want another restaurant and is totally against selling the Lake Harvey site. Discussion ensued regarding possible scenarios. The consensus of the Board was for Mr. Pickle to explore selling the Bank of America property.

Mr. Pickle then indicated that the District's current policy gives parameters for driving and noted that, as written, a potential employee having received a DUI ten years ago disqualifies them from being hired by the District. Mr. Pickle indicated that the current policy precludes the District from potentially hiring a good employee. Mr. Pickle noted that the labor attorney would be supplying the proper language for changing said policy, which does not need to come before the Board for approval. Mr. Pickle, however, wanted the Board's thoughts before exploring the change. A brief discussion ensued about the potential policy change, after which Mr. Pickle indicated he would bring the change to the Board at a later date.

That concluded Mr. Pickle's updates.

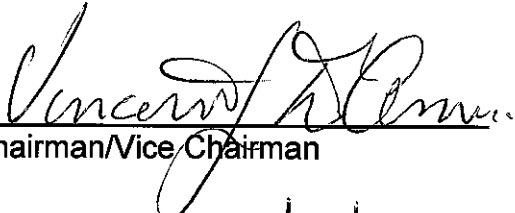
J. Supervisor Requests

There were no Supervisor Requests.

K. Adjournment

There being no further items to be addressed, the Workshop was adjourned at 10:33 a.m. There were no objections.

Workshop Minutes Signature Page


Chairman/Vice Chairman


Secretary/Assistant Secretary

Date Approved 12/01/16