

St. Lucie West Services District
Workshop Minutes
March 3, 2014, 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
Everett Child, Vice Chairman
Charles B. Altwein, Secretary
Vincent D'Amico, Supervisor
Sal Mancuso, 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
Josh Miller, Assistant Utility Director, SLWSD
Jason Pierman, District Treasurer, Special District Services, Inc. ("SDS")
Laura Archer, Recording Secretary, SDS

Guests Present (Sign-In Sheet Attached)

A. Call to Order

Chairman Cutler called the Workshop to order at 9:00 a.m.

B. Pledge of Allegiance

C. Roll Call

Ms. Archer took roll, noting that all 5 Supervisors were present.

D. Approval of Minutes

- 1. February 3, 2014, Workshop**
- 2. February 4, 2014, Regular Board Meeting**

Chairman Cutler, referring to Item DE-2, Approval of Work Authorization No. 5-09-1401-R between SLWSD and James Hill, asked that during his discussion that his request of Mr. Hill to provide a letter from the Humane Society and/or the ASPCA indicating that use of an electric fence is not cruel to animals. Ms. Archer noted that she would amend the discussion to include the requested information.

There being no further changes or additions, the next item discussed was DA-1, Notice of Qualifying Period – Election of Members of the Board of Supervisors.

G. District Attorney

DA 1 – Notice of Qualifying Period – Election of Members of the Board of Supervisors

Mr. Pickle referred to Mr. Harrell's Memorandum No. 14-03, dated February 28, 2014, which refers to Memos from the St. Lucie County Supervisor of Elections' office. The first Memo advises that candidates for seats on the Board have the option to post photographs and biographical information on the Supervisor of Elections' website; the second Memo advises of a Workshop on campaign finance to be conducted by the Supervisor of Elections on March 12, 2014, at 10:00 a.m.

Mr. Pickle advised the Board that the Notice of Qualifying Period, prepared by Mr. Harrell, would be presented at tomorrow's meeting for approval to publish.

There was no discussion regarding this information.

H. District Engineer

DE 1 – Approval of Work Authorization No. 2B-05-1402-R between SLWSD and PGA St. Lucie, Inc.

Mr. Hayden indicated that Mr. Lawson would be presenting this as a walk-on item and noted that this was for the removal of exotics from Wetland 102B in front of Hole #16 to allow a line of sight to the green. He also indicated that there were two conditions:

Condition No. 1 – The District shall be notified prior to work being commenced and both a pre-work and post-work joint inspection will be required; and

Condition No. 2 – All work done to remove exotics will be done by hand with no mechanical equipment being allowed to enter the wetland.

Secretary Altwein asked why mitigation plants were being removed just to accommodate a line of sight for a golf course. Mr. Hayden noted that mitigation plants were not being removed, but rather exotics.

There was no further discussion regarding this item.

Mr. Pickle requested that the next item discussed be the Public Hearing on amending the drug-free workplace policy.

E. Public Hearing 1

- **PH 1 – Consider Resolution No. 2014-01 – Amending the Drug-Free Workplace Policy of the St. Lucie West Services District**

Mr. Pickle presented the item indicating that the majority of the changes within the amendment were due to changes from the State and the fact that there was a change in the medical facility for testing. He also noted that some changes were due to DOT changes. Mr. Pickle concluded that the amendments had been reviewed by the District's labor attorney and that they had been found to be in compliance.

Secretary Altwein indicated that he thought it would be beneficial to the District if the public was made aware of the District's commitment to a drug-free workplace and it was suggested that maybe having small decals made would be sufficient. Mr. Pickle indicated he would look into the matter.

There was no further discussion regarding this item.

F. Public Comment

There was no public comment.

I. 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 January, 2014

CA 6 - Consider Approval to Transfer Funds for the R&R Account, the WCF Account and the WWCF Account Requisitions for Fiscal Year 2013/2014

Mr. Pickle presented Consent Agenda Items CA 1 through CA 6 and asked if there were any questions. Supervisor Mancuso asked what the difference was between a service order and a work order. Mr. Pickle indicated that this matter had come up several times and suggested that they will denote the difference between the two on the actual report for future reference. He further indicated that a work order is generated by staff and sent to staff for action; a service order is generated verbally, out in the field.

There were no further questions or comments regarding the Consent Agenda items.

J. District Manager Action Items

DM 1 - Consider Agreement for Deferred Payment of Service Availability Fees for Riteway Linen Services

Mr. Pickle presented the item indicating that the agreement being presented for consideration was similar to that which had been approved for Golden Corral. It was explained that the Building Department had neglected to notify the District of any variance/zoning change for the property; hence the increased service availability fees. He referred to correspondence submitted by Riteway Linen Service of February 7, 2014, which explained the situation. Mr. Pickle noted that the agreement in which Mr. Harrell had prepared spread out the payments over a period of 18 months.

A lengthy discussion ensued regarding the Board's displeasure with these situations and the fact that the District is not in the business of financing. Discussion further ensued regarding Riteway Linen Service and the number of people it employs. Several Members of the Board expressed their concern with the length of the financing, indicating that they felt more comfortable with terms of 12 months or less.

Chairman Cutler also expressed his desire to open discussions with the City on the Interlocal Agreement.

Mr. Pickle noted that the District would be making 3 ½% interest over the term of the loan. A question arose as to if the District was protected if Riteway failed to pay to which Mr. Pickle indicated that a 10% penalty would be levied for failure to pay. Vice Chairman Child indicated that he was in favor of financing, but preferred a 12 month term. He also wanted to express to Riteway that each case presented to the Board is on an individual basis and that he wanted to make clear that this is an exception.

Secretary Altwein was concerned with the District setting a precedence.

Mr. Pickle noted that this situation is a hardship due to the Building Department not notifying the District.

Vice Chairman Child had 2 questions – was this a franchise or an individual? Mr. Pickle believed it is an individual to which Vice Chairman Child indicated that no deep corporate pockets were available to pay the fees. He also asked how many people this business employed to which Mr. Pickle noted that he believed that number to be in the area of between 30 and 40 local employees. Vice Chairman Child then expressed his desire to support this business based solely on it being an employer who employs 30 to 40 people.

Discussion ensued regarding the impact on the utility to which Mr. Pickle indicated that it would be minimal; and further indicated that if excessive strengths become an issue, Riteway could be surcharged.

There was no further discussion regarding this item.

DM 2 - Water and Wastewater Rate Comparison

Mr. Pickle presented the rate comparison and noted that he believed the District's fees were in line with what the City charges, even though the City has more customers than the District.

There was no discussion regarding this item.

DM 3 – Wastewater Treatment Plant Chief Operator Position

Mr. Pickle presented the item indicating that the District had initially received 2 internal applicants for the position, one of which had withdrawn after interviewing. He further indicated that the position was then advertised publicly and had subsequently received seven qualified applicants. He noted that he interviewed the top two applicants and was confident in his nomination of Thomas Stirtzinger for the Wastewater Treatment Plant Chief Operator.

Discussion ensued regarding the District's policy for internal promotion to which Mr. Pickle indicated he felt that the most qualified applicant for the position was not someone who was already employed by the District.

Supervisor Mancuso expressed his displeasure in hiring externally to which Mr. Pickle indicated that he would be happy to discuss specifics with any Board Member who wished to do so, but that a public meeting was not appropriate to do so.

There was no further discussion regarding this item.

DM 4 – 2013 Drinking Water Quality Report

Mr. Pickle presented the item indicating that it was required by the State Department of Environmental Protection (FDEP). Mr. Pickle noted that it was a good report with no violations. He further noted that FDEP has reviewed the report and has approved its content for distribution to the District's customers. It was his intention to get this information out to the public in the next month or two.

A question arose as to the taste rating to which Mr. Pickle indicated that the District had participated in 2010 or 2011, but did not place in the top 3, noting that it was a very subjective topic.

Mr. Tony Roach, a District resident, expressed his concern with the Dates of Sampling for a majority of the contaminants and disinfectants being in 2011 and requested discussion of the testing cycle. He indicated that it might be helpful to indicate on the information sent to residents, how often the different items are sampled. Mr. Pickle indicated that the State had already approved the format of the report and that any changes would require another review. Mr. Pickle indicated that the dates of the samplings are determined by the State, not the District. Mr. Pickle indicated that they could make the requested changes, run it by the State again for their approval and then provide the information in the April or May billing cycle. Mr. Roach then requested that he be provided with the schedule of testing for specific

items, such as lead, copper, Chromium, Fluoride, Sodium and Sellenium. Mr. Pickle indicated that that information might be best to post on the District's website.

Gregg Ney, also a District resident, referred to the copper piping mystery of several months ago, asking for comment. Mr. Pickle indicated that every once in a while he receives a phone call about the matter, but that it has become very sporadic. He further indicated that it had been determined that 90% of the failures were due to improper/poor installation/workmanship. Mr. Pickle indicated that the District is confident that it's been vindicated on this matter.

There was no further discussion regarding this matter.

K. Supervisor Requests

Supervisor D'Amico had no requests.

Secretary Altwein had no requests.

Vice Chairman Child requested that Mr. Pickle bring forth at tomorrow's meeting, figures regarding Riteway Linen Service for 12 and 6 month terms to which Mr. Pickle indicated he would do so.

Supervisor Mancuso brought up the topic of the District's promotion policy, indicating that Mr. Pickle has not diverted from the promotion policy and that he was correct in seeking external candidates.

Chairman Cutler brought up the Interlocal Agreement with the City and indicated that he thought the District had sufficient justification that we re-open discussions with the City on the matter. He further indicated that it was his intention to make a motion at tomorrow's meeting that the District Manager consider what I have said and come up with justification which he feels are present in order to move forward with said negotiations. He believes the time is right for the District to get some relief from the 25%. Supervisor D'Amico concurred with Chairman Cutler's comments and indicated he had broached the subject several years ago. Secretary Altwein agrees in principal that the situation has changed, but has some reservations because he believes the District will get some push back. Vice Chairman Child expressed his desire to open discussions with the City on the Interlocal Agreement, but noted that the zoning issues that have arisen should be kept separate and apart from the negotiations to which Chairman Cutler wholeheartedly agreed. Supervisor Mancuso agreed with the discussions regarding the Interlocal Agreement, but indicated that the zoning issue is not the District's problem to discuss. He further indicated that he would bring the issue of the District's promotion policy up at tomorrow's meeting.

Mr. Pickle advised that the St. Lucie County Tax Collector is requesting that the District secede from the City – changing all addresses from reading Port St. Lucie to St. Lucie West. Mr. Ney believes that would be a bad idea, believing that tens of thousands of databases reference towns and zip codes and that updating addresses to St. Lucie West would be a nightmare.

There were no further comments or requests.

L. Adjournment

There being no further items to be addressed, the Workshop was adjourned at 11:12 a.m. There were no objections.

Workshop Minutes Signature Page



Chairman/Vice Chairman



Secretary/Assistant Secretary

Date Approved 04/08/14