

**St. Lucie West Services District**  
**Workshop Meeting Minutes**  
May 2, 2022, at 9:00 a.m.  
VIA TELEPHONIC COMMUNICATIONS  
DIAL IN TO: 1-877-402-9753 ACCESS CODE: 4411919

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

**Board Members Present**

Vincent D'Amico – Chairman – in-person  
Gregg Ney – Vice Chairman – via phone  
John Doughney, Secretary – in-person  
Dominick Graci, Supervisor – in-person  
Viorel Mocuta, Supervisor – in-person

**Staff Present**

Bill Hayden, District Manager, St. Lucie West Services District (“SLWSD”) – in-person  
Maddie Maldonado, Director of Office Administration, SLWSD – in-person  
Josh Miller, Utilities Director/Assistant District Manager, SLWSD – in-person  
Gerard Rouse, Assistant Public Works Director, SLWSD – in-person  
Lisa-Marie Beans, Executive Assistant, SLWSD – in-person  
Jason Pierman, Secretary/Treasurer, Special District Services, Inc. (“SDS”) – in-person  
Laura Archer, Recording Secretary, SDS – via phone

**Guests Present (Sign-In Sheet Attached)**

**A. Call to Order**

Chairman D'Amico called the Workshop Meeting to order at 9:00 a.m.

**B. Pledge of Allegiance**

**C. Roll Call**

It was noted that all 5 Supervisors were in attendance.

**D. Approval of Minutes**

- 1. April 4, 2022, Workshop**
- 2. April 5, 2022, Regular Board Meeting**

There were no revisions to either set of minutes.

**E. Public Comment**

There was no public comment.

**F. District Attorney  
DA 1 – Status Report/Updates**

Mr. Hayden was not aware of any updates from Mr. Harrell.

**G. District Engineer  
DE 1 – Consider Work Authorization No. 7BN3-13-0322-SU between the District and 500 Stadium Business Center, LLC**

Mr. Hayden presented the item, indicating that it was an application for the construction of a 3.36-acre commercial development on the northwest corner of NW Peacock Boulevard and NW Stadium Drive, which is currently undeveloped and covered heavily with trees and vegetation.

Mr. Hayden continued that the applicant proposes to construct two commercial buildings with associated driveways and parking spaces. The project site will utilize and connect to the existing water, sewer and reuse lines adjacent to the lot. He also indicated that staff recommends approval of the work authorization with the following 2 special conditions:

- 1.) All water, sewer and reuse improvements past the points of service shown on the plans shall be the responsibility of the applicant or subsequent owner; and
- 2.) All on-site drainage facilities including the proposed control structure shall remain in private ownership and must be the maintenance responsibility of the applicant or subsequent owner.

There was no discussion regarding this item.

**H. District Manager  
Action Items**

**DM 1 – Consider Request to Advertise Public Hearings to Consider (1) Adopting a Revised Employee Job Descriptions; and (2) Amending Chapter A-III, Rules of the District Regarding Positions, Qualifications, Compensation, Employment and Termination of District Employees**

Mr. Hayden presented the item, indicating that the request was for 2 Public Hearings:

- 1.) Public Hearing 1 – adopting revised employee job descriptions, including the deletion of certain existing job descriptions and the addition of descriptions for certain new positions. It was noted that the pay grade ranges for certain job descriptions may change following completion of the wage and salary study currently in the process; and

2.) Public Hearing 2 – adopting an amendment to Chapter A-III, Rules of the District Regarding Positions, Qualifications, Compensation, Employment and Termination of District Employees, to add the position of Assistant Director of Office Administration – Human Resources to the list of “high ranking employees” as defined in Section 1 (a).

The Board had several questions which were addressed.

**DM 2 – Consider Change Order #1 from Lawrence Lee Construction Services, Inc. for the WWTF Filter #2 Replacement Project**

Mr. Miller presented the item, indicating that Lawrence Lee Construction Services, Inc. was hired by the District for the WWTF Filter #2 Replacement Project. He further indicated that this change order was being requested by the company for the relocation of the proposed electrical control panels in order to allow for better accessibility of the new filter controls. Mr. Miller noted that this change order would increase the contract from \$998,000 to the not to exceed amount of \$1,001,908.

A brief discussion ensued regarding the details of the change.

**DM 3 – Other Updates**

Mr. Miller advised of his receipt of the 2021 Annual Drinking Water Quality Report, indicating that there were no changes from last year’s report. He noted that it would go out with the May billing and will also be posted on the District’s website.

Supervisor Graci provided information regarding the Presidents’ Council Meetings, indicating that their primary goal is to restart the communication process between HOAs, the community and city and county leaders. Discussion ensued regarding decisions that needed to be made regarding the details of these meetings and a start date.

Mr. Hayden advised of the Candidate Qualifying Period for election runs from noon on June 13, 2022, through noon on June 17, 2022. He suggested contacting the St. Lucie County Supervisor of Elections’ Office for more information.

Mr. Hayden then distributed the Fiscal Year 2022/2023 Proposed Budget. There was a Board consensus to discuss the budget at the next meeting in June.

That concluded Mr. Hayden’s updates.

**I. Consent Agenda**

**CA 1 – Monthly Report on Public Works Department**

**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 March, 2022**

**CA 6 – Consider Approval to Transfer Funds for the R&R Account, WCF Account and WWCF Account**

There was no discussion regarding Consent Agenda items CA 1 through CA 6.

**J. Supervisor Requests**

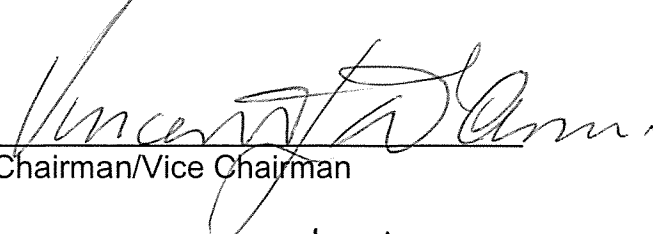
Vice Chairman Ney requested a moment of silence for Jimmy Mobley who had recently passed away.

That concluded Supervisor Requests.

**K. Adjournment**

There being no further items to be addressed, the Workshop Meeting was adjourned at 9:23 a.m. There were no objections.

Workshop Meeting Minutes Signature Page

  
Chairman/Vice Chairman

  
Secretary/Assistant Secretary

Date Approved 06/07/22

