

St. Lucie West Services District
Workshop Meeting Minutes
November 6, 2023, at 9:00 a.m.

(Please note: These minutes are not verbatim. A CD recording of the Workshop Meeting is available on file.)

Board Members Present

John Doughney – Chairman – in-person
Dominick Graci – Vice Chairman – in-person
Gregg Ney – Secretary – in-person
Viorel Mocuta – Supervisor – in-person
Diane Haseltine- Supervisor – in-person

Staff Present

Bill Hayden, District Manager, St. Lucie West Services District ("SLWSD") – in-person
Josh Miller, Utilities Director/Assistant District Manager, SLWSD – in-person
Maddie Maldonado, Office Manager, SLWSD – in-person
Lisa Beans, Human Resources Specialist, SLWSD – in-person
Gerard Rouse, Assistant Public Works Director, SLWSD – in-person
Thomas Bayer, Assistant Utilities Director, SLWSD – in-person
Nathan E. Nason of Nason, Yeager, Gerson, Harris & Fumero, P.A.- in-person
Jason Pierman, Secretary/Treasurer, Special District Services, Inc. ("SDS") – in-person
Laura Archer, Recording Secretary, SDS – via phone

Also present were Chuck Henry and Bob Fromm of the Reserve CDD; and Donna Rhoden of the City of Port St. Lucie.

Guests Present (Sign-In Sheet Attached)

A. Call to Order

The Workshop Meeting was called 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. October 2, 2023, Workshop
2. October 3, 2023, Regular Board Meeting

There were no revisions to either set of minutes.

E. Public Comment

There was no public comment.

Chairman Doughney recognized that Chuck Henry of the Reserve CDD was present who indicated he was here to answer any questions regarding the report he recently submitted to the District. Chairman Doughney then advised that they were going to take Item DM 4 first.

DM 4 – Discuss the Reserve CDD ERC Report and Consider Continuing to Provide Water and Wastewater Services to the Reserve CDD

Mr. Miller presented the report that was received and noted that it was close to what we were asking for. Mr. Miller then distributed a hand-out of the recommendations from Messrs. Miller and Nason, using Ryan Smith's (of Ryper Water Analytics) calculations. Mr. Miller noted that the report did not include the meter base rate. He also advised that we need accurate build-out information to determine if the District can accommodate the Reserve CDD's needs.

Mr. Nason indicated that the information provided gives us what we need in order to draft an agreement and he was looking for Board authorization to move forward with drafting of the agreement. Mr. Nason believes it is a fair proposal.

A lengthy discussion ensued after which Mr. Miller indicated that the plan was to make a final decision at the January 2024 meeting.

At this time, the representatives for the Reserve CDD left the meeting and the Chairman went back to the order of the agenda.

F. District Attorney

DA 1 – Status Report/Updates

It was noted that Ms. Holmes had provided a report for the period October 3, 2023, through October 13, 2023.

G. District Engineer

DE 1 – Status Report/Updates

Mr. Zanganeh's monthly report was provided in the meeting book.

**H. District Manager
Actions Items**

DM 1 – Consider Resolution No. 2023-10 – Adopting a Fiscal Year 2023 Amended Budget

Resolution No. 2023-10 was presented, entitled:

RESOLUTION NO. 2023-10

**A RESOLUTION OF THE ST. LUCIE WEST SERVICES DISTRICT
ADOPTING AN AMENDED FISCAL YEAR 2023 BUDGET; AND
PROVIDING AN EFFECTIVE DATE.**

Mr. Hayden presented the item, indicating that this was a true-up of the budget.

Mr. Pierman clarified that we approve the final budget for the fiscal year ending 2024; and the amended budget for the fiscal year ending 2023.

DM 2 – Consider Repair Proposal from Process Water Technologies for the Wastewater Treatment Plant Biosolids Screw Press System

Mr. Miller presented the item, indicating that staff had reached out to PW Tech with concerns about the operation of the wastewater treatment plant, as performance was declining. PW Tech visited the site, disassembled the units, and provided a report of the findings.

Two repair options to bring the unit to full operational condition are provided for Board consideration:

Option 1 – Complete Replacement of both Drum Units for \$255,467.00; or

Option 2 – Replacement of Wearable Part for both Drum Units for \$115,500.00

Staff recommends Option 2.

Discussion ensued regarding length of life and maintenance routines.

There was no further discussion regarding this matter.

DM 3 – Consider Request for Advertise for a Public Hearing to Consider Adoption of Proposed Amendments to the District’s Rules Establishing Water, Wastewater Connection Fees and Charges and Establish an Effective Date

Mr. Hayden presented the item, indicating that a Connection & AFPI Fee Evaluation had been done and it was determined that these amendments were necessary to establish and maintain uniform and comprehensive rates and regulations for the provision of water and wastewater service throughout the District.

The Board had no questions concerning this item.

DM 5 – Other Items

Mr. Hayden advised that he was waiting to hear from the City regarding the Kings Isle road maintenance. He confirmed that the District would only be responsible for the irrigation system.

Mr. Hayden advised that they were slowing down the lining project, as some structures need work before being lined.

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 September 2023

CA 6 – Consider Approval to Transfer Funds for the R&R, WCF & WMB Account Requisitions

CA 7 – Surplus Items

There was no discussion regarding Consent Agenda items CA-1 through CA-7.

J. Supervisor Requests

There were no Supervisor Requests.

K. Adjournment

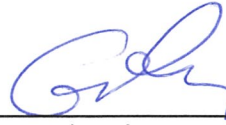
There being no further items to be addressed, the Workshop Meeting was adjourned at 9:45 a.m. There were no objections.

Workshop Meeting Minutes Signature Page



A large, stylized handwritten signature in blue ink, consisting of several overlapping loops and lines, positioned above a horizontal line.

Chairman/Vice Chairman



A smaller, more fluid handwritten signature in blue ink, positioned above a horizontal line.

Secretary/Assistant Secretary

Date Approved

12/05/23