

St. Lucie West Services District
Regular Board Meeting
August 6, 2024, at 9:00 a.m.

(Please note: These minutes are not verbatim. A CD recording of the Regular Board 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

Josh Miller, District Manager, St. Lucie West Services District ("SLWSD") – in-person
Bill Hayden, Chief Assistant District Manager, SLWSD – in-person
Maddie Maldonado, Director of Office Administration – in-person
Gerard Rouse, Assistant Public Works Director, SLWSD – in-person
Thomas Bayer, Assistant Utilities Director, SLWSD – in-person
Searg Davidian, Assistant Public Works Director, SLWSD – in-person
Ruth Holmes, District Counsel, Torcivia, Donlon, Goddeau & Ansay, P.A. – in-person
Fairborz Zanganeh, District Engineer, Infrastructure Solution Services. – in-person
Jason Pierman, Secretary/Treasurer, Special District Services, Inc. ("SDS") – in-person
person
Laura Archer, Recording Secretary, SDS – in-person
Stephanie Brown, SDS – in-person

Also present was District resident Deane Piekara.

Guests Present (Sign-In Sheet Attached)

A. Call to Order

Chairman Doughney called the Regular Board Meeting to order at 9:02 a.m.

B. Pledge of Allegiance

C. Roll Call

It was noted that 5 Supervisors were in attendance.

D. Approval of Minutes

- 1. July 8, 2024, Workshop**
- 2. July 9, 2024 Regular Board Meeting**

The minutes of the July 8, 2024, Workshop and the July 9, 2024, Regular Board Meeting were presented for consideration.

A **MOTION** was made by Vice Chairman Graci, seconded by Secretary Ney and unanimously passed approving the minutes of the July 8, 2024, Workshop, as amended, and the minutes of the July 9, 2024, Regular Board Meeting, as amended.

E. Public Comment

Mr. Piekara requested that they provide more agendas for the meeting, as they had run out of them.

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

Ms. Holmes presented her report, noting that her firm had drafted and filed a Complaint for the District’s Utility Bond Validation, which hearing will be held in Circuit Court on September 9, 2024.

Ms. Holmes advised that her office would hold an Ethics Training session after the meeting on August 27, 2024.

Ms. Holmes noted that she was working with FDOT on the landscape maintenance agreement for the maintenance of the landscape improvements for the I-95 interchange project.

That concluded Ms. Holmes’ updates.

**G. District Engineer
DE 1 – Status Report/Updates**

Mr. Zanganeh advised that there was nothing to add to the report he provided in the meeting materials.

DE 2 – 2024 Annual Engineering Certification of the Utility Systems

Mr. Zanganeh presented the certification and recommended acceptance.

A **MOTION** was made by Secretary Ney, seconded by Supervisor Haseltine and passed unanimously accepting the 2024 Annual Engineering Certification of the Utility Systems, as presented by Infrastructure Solution Services.

**H. District Manager
Action Items**

DM 1 – Consider Resolution No. 2024-08 – Naming of St. Lucie West Services District’s Water Management Tract 5-4A as the William K. Hayden Water Management Tract

Mr. Miller presented Resolution No. 2024-08, entitled:

RESOLUTION 2024-08

RESOLUTION OF THE NAMING OF WATER MANAGEMENT TRACT 5-4A TO WILLIAM K. HAYDEN WATER MANAGEMENT TRACT

A **MOTION** was made by Secretary Ney, seconded by Vice Chairman Graci and passed unanimously adopting Resolution No. 2024-08, as presented.

Mr. Hayden was again congratulated for his 35 years of service to the District and Mr. Miller showed those in attendance the sign that will be displayed at the tract, commemorating his service to the District.

DM 2 – Consider Resolution No. 2024-09 – Establishing the Fiscal Year 2025 Workshop and Regular Meeting Schedule and Location

Mr. Miller presented Resolution No. 2024-09, entitled:

RESOLUTION NO. 2024-09

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ST. LUCIE WEST SERVICES DISTRICT, ESTABLISHING A REGULAR MEETING SCHEDULE FOR FISCAL YEAR 2025 AND SETTING THE TIME AND LOCATION OF SAID DISTRICT MEETINGS; AND PROVIDING AN EFFECTIVE DATE.

A **MOTION** was made by Supervisor Haseltine, seconded by Vice Chairman Graci and passed unanimously adopting Resolution No. 2024-09, as presented.

DM 3 – Consider Resolution No. 2024-10 – Amending Resolution No. 2024-06 – Amending the Date and Time for the Public Hearing to Consider the Fiscal Year 2025 Final Budget

Mr. Miller presented Resolution No. 2024-10, entitled:

RESOLUTION NO. 2024-10

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE ST. LUCIE WEST SERVICES DISTRICT AMENDING RESOLUTION NO. 2024-06; AMENDING THE DATE AND TIME FOR THE PUBLIC

HEARING TO CONSIDER THE FISCAL YEAR 2025 FINAL BUDGET AND ASSESSMENTS AND AUTHORIZING THE SECRETARY AND DISTRICT MANAGER TO TAKE CERTAIN ACTIONS TO ACCOMPLISH THE INTENT OF THIS RESOLUTION; AND PROVIDING AN EFFECTIVE DATE.

A **MOTION** was made by Vice Chairman Graci, seconded by Secretary Ney and passed unanimously adopting Resolution No. 2024-10, as presented, amending the Public Hearing date to reflect August 27, 2024.

DM 4 – Consider Setting a Public Hearing to Adopt Resolution 2024-12 to Levy a Non-Ad Valorem Assessment for Water Management Bonds and Operations and Maintenance Costs within the St. Lucie West Services District for the Period October 1, 2024, through September 30, 2025

Mr. Miller presented the item and explained the reasons for the increase.

A **MOTION** was made by Vice Chairman Graci, seconded by Supervisor Haseltine and passed unanimously setting a Public Hearing for October 8, 2024, to Consider Adoption of Resolution No. 2024-13 to Levy a Non-Ad Valorem Assessment for Water Management Bonds and Operations and Maintenance Costs within the St. Lucie West Services District for the Period October 1, 2024, through September 30, 2025, as presented.

DM 5 – Consider Request to Advertise for a Public Hearing to Consider Adoption of Amendment of the District’s Rules Establishing Water, Wastewater and Irrigation Water System Rates, Fees and Charges

Mr. Miller presented the item, advised of a 9% increase and explained why it was necessary.

A **MOTION** was made by Secretary Ney, seconded by Vice Chairman Graci and passed unanimously authorizing the advertisement for a Public Hearing on October 8, 2024, to Consider Adoption of Amendment of the District’s Rules Establishing Water, Wastewater and Irrigation Water System Rates, Fees and Charges, as presented.

DM 6 – Consider Request to Advertise for a Public Hearing to Consider Additional Employee Job Descriptions

Mr. Miller presented the item and recommended approval.

Discussion ensued regarding the timing of the Public Hearing.

A **MOTION** was made by Secretary Ney, seconded by Vice Chairman Graci and passed unanimously authorizing the advertisement for a Public Hearing to Consider Additional Employee Job Descriptions for September 10, 2024.

DM 7 – Consider Refurbishment of Wastewater Treatment Plant Filter 1B

Mr. Miller presented the item, briefly explained it and recommended approval.

A **MOTION** was made by Vice Chairman Graci, seconded by Supervisor Haseltine and passed unanimously approving the Shaw Water Services' proposal for the not to exceed amount of \$173,420 for the refurbishment of Wastewater Treatment Plant Filter 1B; the Available Project Budget being \$180,000; This Project Cost being \$173,420; leaving an Available Balance of \$6,580, as presented.

DM 8 – Consider District's Holiday Schedule for the 2025 Calendar Year

Mr. Miller presented the item and recommended approval.

A **MOTION** was made by Secretary Ney, seconded by Vice Chairman Graci and passed unanimously approving the District's Holiday Schedule for the 2025 Calendar Year, as presented.

DM 9 – Consider Florida Blue as the District Insurance Provider

Mr. Miller presented the item and recommended approval.

A **MOTION** was made by Secretary Ney, seconded by Vice Chairman Graci authorizing Florida Blue as the District's Insurance Provider for the FY 25.

Discussion ensued regarding the possibility of having younger Board Members who would be interested in being covered at their expense by Florida Blue, if they are not of Medicare age yet.

Secretary Ney's **MOTION** was reiterated, seconded by Vice Chairman Graci and passed unanimously authorizing Florida Blue as the District's Insurance Provider for the FY 25, as presented.

DM 10 – Other Items

Mr. Miller indicated that the District would send another newsletter in the fall.

Mr. Miller noted that he would attend the Presidents' Council meeting on August 28, 2024, to discuss the District's expansion and the \$40 Million bond.

Vice Chairman Graci suggested bringing copies of the newsletter to that meeting.

Mr. Miller indicated that everything looked good for the City to take over Bethany.

Mr. Miller noted that the Board should expect something from the Reserve CDD at the December meeting.

Mr. Miller went over the public records request from Nason, Yeager et al. to the City for documents related to the NW Peacock Boulevard Road Improvement Project.

Mr. Miller confirmed that the Ethics Training was scheduled for after the meeting on August 27, 2024.

That concluded Mr. Miller'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 June, 2024

CA 6 – Consider Approval to Transfer Funds for the R&R Account Requisition

A **MOTION** was made by Vice Chairman Graci, seconded by Secretary Ney approving Consent Agenda items CA 1 through CA 6, as presented. Upon being put to a vote, the **MOTION** carried unanimously.

J. Supervisor Requests

Supervisor Haseltine told Mr. Hayden it was a pleasure working with him and wished him well in his retirement.

Secretary Ney echoed Supervisor Haseltine's sentiments and recommended a consulting contract for Mr. Hayden, just as was done with Mr. Pickle.

Vice Chairman Graci congratulated Mr. Hayden on 35 years of service to the District.

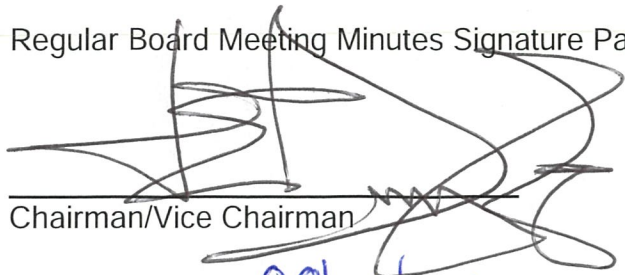
Chairman Doughney asked Mr. Miller to have a proposal for continued consulting services for Mr. Hayden, mirroring Mr. Pickle's agreement, for the August 27, 2024, meeting.


Chairman Doughney congratulated Mr. Hayden on 35 years of service.

K. Adjournment

There being no further items to be addressed, the Regular Board Meeting was adjourned at 9:38 a.m. by Chairman Doughney. There were no objections.

Regular Board Meeting Minutes Signature Page


Chairman/Vice Chairman


Secretary/Assistant Secretary

Date Approved 