

**MINUTES OF MEETING
HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Heritage Pines Community Development District held a Regular Meeting on February 15, 2022 at 2:00 p.m., in the Heritage Pines Country Club Meeting Room, 11524 Scenic Hills Boulevard, Hudson, Florida 34667.

Present were:

Kathleen Lonergan
Arthur Rhodes
Carol Vaughan
Janice Benedetti
Michael Walsh

Chair
Vice Chair
Assistant Secretary
Assistant Secretary
Assistant Secretary

Also present were:

Chuck Adams
Kurt Heath
Herb Hurley
Tim Gatz
Resident(s)

District Manager
District Engineer
HPCA General Manager
Down to Earth Landscaping (DTE)

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 2:00 p.m. All Supervisors were present.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

All present recited the Pledge of Allegiance.

THIRD ORDER OF BUSINESS

Public Comments: Agenda Items [3 minutes per person]

There were no public comments.

FOURTH ORDER OF BUSINESS

Update Drainage Issues

The Board and Staff discussed the following:

- Mr. Heath and Mr. Gatz would inspect on March 9, 2022, now that the water levels have receded.
- Five to seven pipes need to be addressed but they might just need to be cleaned.
- Issues continue at #18.
- The Brazilian Pepper issue was under control.

FIFTH ORDER OF BUSINESS

Consideration of Resolution 2022-01, Implementing Section 190.006(3), Florida Statutes, and Requesting that the Pasco County Supervisor of Elections Begin Conducting the District’s General Elections; Providing for Compensation; Setting for the Terms of Office; Authorizing Notice of the Qualifying Period; and Providing for Severability and an Effective Date

Ms. Lonergan presented Resolution 2022-01. This Resolution asks the Supervisor of Elections (SOE) to conduct the upcoming CDD election via the November General Election. The election process will be discussed further at the April meeting.

On MOTION by Mr. Walsh and seconded by Mr. Rhodes, with all in favor, Resolution 2022-01, Implementing Section 190.006(3), Florida Statutes, and Requesting that the Pasco County Supervisor of Elections Begin Conducting the District’s General Elections; Providing for Compensation; Setting for the Terms of Office; Authorizing Notice of the Qualifying Period; and Providing for Severability and an Effective Date, was adopted

SIXTH ORDER OF BUSINESS

Discussion/Consideration: Down To Earth Price Increases

Ms. Lonergan recalled that the Board was provided with a copy of the 2018 DTE contract and the 2019 addendum.

Mr. Adams recapped the labor and equipment rate increases and voiced his opinion that the 50% increase is excessive. Discussion ensued regarding not accepting the increase before the automatic renewal period in May and asking DTE provide its hourly rates to justify the increased rates. It was noted that the Heritage Pines Community Association (HPCA) declined the DTE rate increase and is putting the contract out to bid. Mr. Adams was directed to pay the outstanding invoices at the prior rate, obtain DTE’s hourly rates and negotiate the contract with Mr. Martinjak to commence in October.

SEVENTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of December 31, 2021

Mr. Adams presented the Unaudited Financial Statements as of December 31, 2021. In response to a question regarding Check #2799, Mr. Adams explained invoice processing was being caught up.

On MOTION by Mr. Rhodes and seconded by Mr. Walsh, with all in favor, the Unaudited Financial Statements as of December 31, 2021, were accepted.

EIGHTH ORDER OF BUSINESS

Approval of December 7, 2021 Regular Meeting Minutes

Ms. Lonergan presented the December 7, 2021 Regular Meeting Minutes. The following changes were made:

Line 45: Change “Scher” to “Schaer”

Line 105: Change Helgerson” to “Helgesen”

Line 117: Insert “at NWRA 38” after “wall”

Mr. Gatz will have DTE address the downed tree behind NWRA 38.

On MOTION by Ms. Vaughan and seconded by Mr. Walsh, with all in favor, the December 7, 2021 Regular Meeting Minutes, as amended, were approved.

- **To Do Action Items List**

Items 6, 14 and 19 were completed.

The following were updates or changes to the Action Items List:

Item 6: Ms. Lonergan stated that DTE did a good job trimming overgrown areas at EDRA #47.

Item 13: Inserted date to inspect pipes.

Item 14: DTE removed two large Brazilian Pepper trees next to Grand Club Drive.

Item 15: Inserted "at NWRA 38".

Item 19: Change "PHCA" to "HPCA"

NINTH ORDER OF BUSINESS

Staff Reports

A. District Counsel: *Straley Robin Vericker, P.A.*

There was no report.

Discussion ensued regarding changing the pipe inspection date due to a scheduling conflict. The date was changed to March 16, 2022, 10:00 a.m.

B. District Engineer: *Stroud Engineering Consultants*

There was no report.

C. District Manager: *Wrathell, Hunt and Associates, LLC*

- **NEXT MEETING DATE: April 19, 2022 at 2:00 P.M.**
 - **QUORUM CHECK**

The next meeting would be held on April 19, 2022.

A Board Member asked for branches and debris to be removed from Paleo Park.

TENTH ORDER OF BUSINESS

Audience Comments: Non-Agenda Items [3 minutes per person]

A resident suggested avoiding plants and installing sand in the reservoir behind her residence at Baywood Forrest Drive. The area was identified as EDRA #21, which will be added to the inspection list. The resident was asked to provide Ms. Lonergan with her home and email addresses.

ELEVENTH ORDER OF BUSINESS

Supervisors' Requests

A Board Member asked Mr. Gatz to re-inspect all areas where the Brazilian Pepper trees were removed for re-growth, as they are an invasive species.

TWELFTH ORDER OF BUSINESS

Adjournment

There being nothing further to discuss, the meeting adjourned.

On MOTION by Ms. Lonergan and seconded by Mr. Walsh, with all in favor, the meeting adjourned at 2:27 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

Secretary/Assistant Secretary

Chair/Vice Chair