

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

The Board of Supervisors of the Heritage Pines Community Development District held a Public Hearing and Regular Meeting on July 18, 2023 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
Tim Gatz
Herb Hurley

District Manager
District Engineer
Down to Earth Landscaping (DTE)
Heritage Pines Community Association

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

Public Hearing on Adoption of Fiscal Year 2023/2024 Budget

- A. Proof/Affidavit of Publication**
- B. Consideration of Resolution 2023-06, Adopting a Budget for the Fiscal Year Beginning October 1, 2023, and Ending September 30, 2024; and Providing an Effective Date**

Mr. Adams presented Resolution 2023-06 and reviewed the Fiscal Year 2024 budget, which is unchanged from when it was last presented. The strategy is to keep the assessments the same, year- over-year.

Mr. Adams opened the public hearing.

No members of the public spoke.

Mr. Adams closed the public hearing.

On MOTION by Mr. Rhodes and seconded by Mr. Walsh, with all in favor, Resolution 2023-06, Adopting a Budget for the Fiscal Year Beginning October 1, 2023, and Ending September 30, 2024; and Providing an Effective Date, was adopted.

FIFTH ORDER OF BUSINESS

Consideration of Resolution 2023-07, Imposing Annually Recurring Operations and Maintenance Non-Ad Valorem Special Assessments; Providing for Collection and Enforcement of All District Special Assessments; Certifying an Assessment Roll; Providing for Amendment of the Assessment Roll; Providing for Challenges and Procedural Irregularities; Providing for Severability; Providing for an Effective Date

Mr. Adams presented Resolution 2023-07, which is also known as the assessment levying Resolution. It directs the District Manager to transmit the lien rolls to the Tax Collector’s office, for placement of the assessments on the property tax bill.

On MOTION by Ms. Benedetti and seconded by Mr. Walsh, with all in favor, Resolution 2023-07, Imposing Annually Recurring Operations and Maintenance Non-Ad Valorem Special Assessments; Providing for Collection and Enforcement of All District Special Assessments; Certifying an Assessment Roll; Providing for Amendment of the Assessment Roll; Providing for Challenges and Procedural Irregularities; Providing for Severability; Providing for an Effective Date, was adopted.

SIXTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of May 31, 2023

Mr. Adams presented the Unaudited Financial Statements as of May 31, 2023.

On MOTION by Mr. Rhodes and seconded by Ms. Vaughan, with all in favor, the Unaudited Financial Statements as of May 31, 2023, were approved.

SEVENTH ORDER OF BUSINESS

Approval of June 20, 2023 Regular Meeting Minutes

Ms. Lonergan presented the June 20, 2023 Regular Meeting Minutes. The following changes were made:

Lines 24 and 103: Change "Vince Deveril" to "Vick Davrio"

On MOTION by Ms. Vaughan and seconded by Mr. Walsh, with all in favor, the June 20, 2023 Regular Meeting Minutes, as amended, were approved.

• **To Do Action Items List**

Ms. Lonergan stated it is necessary to add "Replacement of the grate at Hole 5." to the list.

Item 7: Ms. Lonergan stated although this item was addressed, it should be kept as ongoing.

Items 13, 14 and 15: Completed

Item 16: Leave on list

EIGHTH ORDER OF BUSINESS

Staff Reports

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

There was no report.

B. District Engineer: Stroud Engineering Consultants

Mr. Heath stated curbing is being replaced today.

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

Mr. Adams stated, starting January 2024, Supervisors will be required to take an annual four-hour ethics course focused on the Sunshine Law and things of that nature. District Counsel will prepare an outline and a workshop will be scheduled to provide additional information.

- **NEXT MEETING DATE: September 19, 2023 at 2:00 PM**
 - **QUORUM CHECK**

The next meeting will be held on September 19, 2023.

NINTH ORDER OF BUSINESS

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

There were no audience comments.

TENTH ORDER OF BUSINESS

Supervisors' Requests

A Board Member reported that the County recently sprayed for mosquitoes. She explained that traps are set in the trees and are periodically checked by the County for mosquito infestations and, if detected, spraying occurs at no charge to the CDD. Residents bitten by mosquitos can contact the County and ask them to spray their neighborhood.

Discussion ensued regarding incidences of malaria in Florida, the CDD assuming responsibility for mosquito control, the property tax bill, ponds, Miami Curb Cleaning, sidewalks, Brazilian pepper tree overgrowth at Hole 6, regulating ownership of pepper tree plants, the bridge near Holes 16 and 17, purchasing a larger mower, mower costs, debris and weed removal in Paleo Park.

ELEVENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Walsh and seconded by Ms. Benedetti, with all in favor, the meeting adjourned at 2:24 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

COP SAL:
Secretary/Assistant Secretary

Kathleen Louys
Chair/Vice Chair