

HERITAGE PINES

COMMUNITY DEVELOPMENT DISTRICT

June 18, 2024

BOARD OF SUPERVISORS

REGULAR MEETING AGENDA

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT**

**AGENDA
LETTER**

Heritage Pines Community Development District
OFFICE OF THE DISTRICT MANAGER
2300 Glades Road, Suite 410W • Boca Raton, Florida 33431
Phone: (561) 571-0010 • Fax: (561) 571-0013 • Toll-free: (877) 276-0889

June 11, 2024

ATTENDEES:
Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

Board of Supervisors
Heritage Pines Community Development District

Dear Board Members:

The Board of Supervisors of the Heritage Pines Community Development District will hold a Regular Meeting on June 18, 2024 at 2:00 p.m., in the Heritage Pines Country Club Meeting Room, 11524 Scenic Hills Boulevard, Hudson, Florida 34667. The agenda is as follows:

1. Call to Order/Roll Call
2. Pledge of Allegiance
3. Public Comments: Agenda Items *[3 minutes per person]*
4. Update: Operations Activities
5. Discussion: Resident Request to Remove Additional Vegetation from NWRA 38
6. Acceptance of Unaudited Financial Statements as of April 30, 2024
7. Approval of April 16, 2024 Regular Meeting Minutes
 - To Do Action Items List
8. Staff Reports
 - A. District Counsel: *Straley Robin Vericker, P.A.*
 - B. District Engineer: *Stroud Engineering Consultants*
 - C. District Manager: *Wrathell, Hunt and Associates, LLC*
 - NEXT MEETING DATE: July 16, 2024 at 2:00 PM [Adoption of Fiscal Year 2025 Budget]

○ QUORUM CHECK

SEAT 1	ARTHUR RHODES	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 2	JANICE BENEDETTI	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 3	MICHAEL WALSH	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 4	KATHLEEN F. LONERGAN	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 5	CAROL E. VAUGHAN	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO

9. Audience Comments: Non-Agenda Items *[3 minutes per person]*
10. Supervisors' Requests
11. Adjournment

If you have any questions or comments, please contact me directly at (239) 464-7114.

Sincerely,



Chesley E. Adams, Jr.
District Manager

<p><u>FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE</u> CALL-IN NUMBER: 1-888-354-0094 PARTICIPANT PASSCODE: 229 774 8903</p>

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT**

**UNAUDITED
FINANCIAL
STATEMENTS**

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT**

MINUTES

DRAFT
MINUTES OF MEETING
HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT

The Board of Supervisors of the Heritage Pines Community Development District held a Regular Meeting on April 16, 2024 at 2:00 p.m., in the Heritage Pines Country Club Meeting Room, 11524 Scenic Hills Boulevard, Hudson, Florida 34667.

Present were:

Kathleen Lonergan	Chair
Arthur Rhodes	Vice Chair
Carol Vaughan	Assistant Secretary
Janice Benedetti	Assistant Secretary
Michael Walsh	Assistant Secretary

Also present:

Chuck Adams	District Manager
Kurt Heath	District Engineer
Herb Hurley	HPCA General Manager
Tim Gatz	HPCA Grounds Superintendent

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]

No members of the public spoke.

FOURTH ORDER OF BUSINESS

Update: Operations Activities

Mr. Gatz stated there are a few issues with Pond #7. The pond looks better but the fountains and waterfall cannot be turned on for multiple reasons. The fountain needs to be cleaned of the algae that clogged the pump. The pipe that was replaced last summer goes down to the lower pond intake, which got so caked with algae that the pump started to lift and

42 rose out of the water but it is believed that the pipe is not damaged. Until the pipe is cleaned
43 and put in place, the pumps cannot be turned on. The pipe must be replaced at the correct
44 level for the intake to the pumps to be at the correct level. It was noted that addressing the
45 pipe is essential because that well is gravity-fed. The pipe must be at a certain level so that the
46 proper amount of water will enter the wet well to pump to the upper pond.

47 Mr. Gatz stated that Heritage Pines (HP) paid the \$800 cost of the first algae cleaning.
48 Divers are scheduled to clean it again in the next two weeks. Gary will have his fountain
49 technician clean that one because the fountain cannot be turned back on until the pond fills
50 up. It was noted that water levels have been low. Mr. Gatz stated that invoices will be coming;
51 he believes that the CDD should be responsible for cleaning the intake and the pump because
52 SOLitude could not remedy the algae issue. He voiced his opinion that this is an embarrassing
53 eyesore; he emailed about it and thinks something must be done. While it has improved since
54 Dave's return, the equipment cannot be turned on because there are too many other issues.

55 Mr. Adams stated that SOLitude has been the contractor for fifteen years; it might be a
56 personnel issue and, with Dave's return, the issues might be resolved.

57 Mr. Gatz stated that nothing can be done until the equipment is repaired and it could
58 take another month for the issue to be resolved, due to high temperatures. No additional
59 pumps were installed and the equipment cannot be turned on until the issues are resolved.

60 It was noted that carp are present in the ponds.

61 Mr. Gatz stated that, when carp reach a certain age, they are no longer very productive
62 eating submersed vegetation, such as hydrilla, to prevent other issues. Stocking tilapia could
63 be beneficial; unlike carp, tilapia are not regulated by the permit. Carp will also eat beneficial
64 plants. The pond across the street which has been maintained nicely has beneficial plants.

65 Mr. Gatz stated the divers will clean the intake and address the pipe in early May. The
66 company that installed the pipe last year will inspect to determine what can be done.

67 Regarding a question about the water feature, Mr. Adams stated that the ponds serve a
68 water management function. They are a part of the Southwest Florida Water Management
69 District (SWFWMD) permit. The water feature itself was never conveyed to the CDD; the
70 Engineer's Report specifically states that the improvements, such as landscaping, pavement,
71 the guardhouse and the water feature, rest with the HPCA. The ponds are the CDD's
72 responsibility based upon an easement and under the SWFWMD permit. The CDD does not

73 have Fee Title Ownership of the ponds; in most cases, that rests with HPCA in the larger golf
74 course tracts. The only piece of land the CDD has title to is the one in front.

75 Ms. Lonergan asked how the pumps that they attempted to order three months ago
76 but they were delayed, contributed to the algae accumulation. Mr. Gatz stated it was
77 unrelated; one pump was running but the algae accumulated and blocked the airflow.

78 Mr. Adams stated that he had requested manual raking but Dave felt confident that it
79 was unnecessary due to recent treatments and a rainfall; the algae was reduced and now it is a
80 matter of keeping algae levels down.

81 Mr. Gatz stated the two ponds look good now. The pumps will be replaced.

82 Ms. Lonergan stated the CDD's pond dilemma will remain for at least another month.
83 Mr. Gatz believes, as long as Dave is on site as needed, the issues will be addressed.

84 Mr. Adams stated that SOLitude maintains the other ponds without water circulating;
85 the difference is that these ponds are fed with reuse water, which is very high in nutrients. He
86 stated that SOLitude is on site every two weeks, or within 48 hours of a reported algae issue.

87 Mr. Gatz stated that Dave responds in a timely manner.

88 Mr. Adams will request a proposal to stock tilapia.

89 Ms. Lonergan reported excessive dead brush in front of the drain pipe on Hole #17. She
90 voiced her opinion that, overall, in touring the ponds, everything looks very good.

91 Mr. Walsh reported that the pipe behind Green #16 looks much better but some more
92 dead brush needs to be removed, similar to #17.

93 Discussion ensued regarding stakes.

94 Ms. Lonergan stated that most of the trees to be removed seem to be on HP property.
95 Mr. Rhodes stated they are either on the golf course or on common areas but the tree that a
96 resident complained about might be in the protected area.

97 It was noted that the stakes represent the upper boundary; the CDD can maintain up to
98 the boundary. Mr. Gatz will likely have to view the tree.

99 Mr. Gatz reiterated his belief that the CDD should accept the invoices for pond
100 maintenance, as previously discussed, because the algae was caused by the contractor's failure
101 to address the algae. The Board Members were in agreement.

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103 **FIFTH ORDER OF BUSINESS**

**Consideration of Heritage Pines
Community Association, Inc. Landscape
Maintenance Proposal/Agreement**

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107 Mr. Adams presented the Heritage Pines Community Association, Inc. Landscape
108 Maintenance Proposal and Agreement and distributed a copy of the Agreement currently in
109 effect. The version of the Agreement in the agenda keeps the \$12,000 irrigation allowance and
110 provides for a modest Consumer Price Index (CPI) increase, which increases the current
111 \$129,000 to \$132,840. The intent is for the Agreement to be identical to the Agreement
112 approved and executed last year.

113 Mr. Adams stated that the Agreement will be amended accordingly. Paragraph 3, on
114 Page 2 of the old Agreement, regarding additional services, will be added. If the Board decides
115 to keep the \$12,000 allowance, the dates will be adjusted and the front will be updated to
116 \$132,840 for basic maintenance. On Page 5 of the new document, when the other paragraph is
117 reinserted, Paragraph 15 will become Paragraph 16 and, beyond that, Paragraphs 17 through
118 24 from the original Agreement will be reinserted. Most of that is as advised by District
119 Counsel, as those paragraphs provide protections for the CDD.

120 Ms. Lonergan noted that the dates will be corrected in Exhibit A.

121 Mr. Adams stated the Board must decide if it wants to continue under the current type
122 of Agreement, which includes a \$12,000 irrigation allowance, or be billed on an “as you go”
123 basis. The consensus was to keep the Agreement as is.

124 Mr. Hurley will revise the Agreement accordingly.

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**On MOTION by Mr. Rhodes and seconded by Ms. Benedetti, with all in favor,
the Heritage Pines Community Association, Inc. Landscape Maintenance
Proposal and Agreement, amended as discussed, in the amount of \$132,840
annually, was approved.**

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132 **SIXTH ORDER OF BUSINESS**

**Consideration of Resolution 2024-03,
Approving a Proposed Operation and
Maintenance Budget for Fiscal Year
2024/2025; Setting a Public Hearing
Thereon Pursuant to Florida Law;
Addressing Transmittal, Posting, and
Publication Requirements; and Providing
an Effective Date**

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141 Ms. Lonergan presented Resolution 2024-03.

142 Mr. Adams reviewed the proposed Fiscal Year 2025 budget, highlighting any line item
143 increases, decreases and adjustments, compared to the Fiscal Year 2024 budget, and explained
144 the reasons for any changes. The proposed Fiscal Year 2025 budget was updated to include the
145 landscape maintenance agreement just approved. Since use of fund balance to offset increases
146 and keep assessments flat, year over year, was not employed as in previous years, the
147 Operation and Maintenance (O&M) assessment would increase from \$209.34 to \$234.50, an
148 increase of approximately \$25 per unit.

149 Discussion ensued regarding the allocation of committed and unassigned fund balance.

150 The following changes were made to the proposed Fiscal Year 2025 budget:

151 Page 2, "Retention pond mowing/weed control": Decrease to "133,000"

152 Page 2, "Future mower replacement": Increase to "100,000"

153 Page 2, "Disaster recovery": Decrease to "100,000"

154 Mr. Adams stated these changes still result in a modest assessment increase of
155 approximately \$25 per unit.

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157 **On MOTION by Mr. Rhodes and seconded by Ms. Benedetti, with all in favor,**
158 **Resolution 2024-03, Approving a Proposed Operation and Maintenance**
159 **Budget for Fiscal Year 2024/2025, as amended; Setting a Public Hearing**
160 **Thereon Pursuant to Florida Law on July 16, 2024 at 2:00 p.m., in the Heritage**
161 **Pines Country Club Meeting Room, 11524 Scenic Hills Boulevard, Hudson,**
162 **Florida 34667; Addressing Transmittal, Posting, and Publication Requirements;**
163 **and Providing an Effective Date, was adopted.**

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166 **SEVENTH ORDER OF BUSINESS**

Consideration of Resolution 2024-04,
Designating Dates, Times and Locations
for Regular Meetings of the Board of
Supervisors of the District for Fiscal Year
2024/2025 and Providing for an Effective
Date

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173 Mr. Adams presented Resolution 2024-04.

174 The following change was made to the Fiscal Year 2025 Meeting Schedule:

175 DATE: Change "December 17, 2024" to "December 10, 2024"

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On MOTION by Mr. Walsh and seconded by Ms. Vaughan, with all in favor, Resolution 2024-04, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2024/2025, as amended, and Providing for an Effective Date, was adopted.

EIGHTH ORDER OF BUSINESS **Acceptance of Unaudited Financial Statements as of February 29, 2024**

Mr. Adams stated that assessment revenue collections are at 99%. Approximately \$44,000 was spent on a mower that was not budgeted; fund balance was used for the expenditure.

On MOTION by Mr. Rhodes and seconded by Mr. Walsh, with all in favor, the Unaudited Financial Statements as of February 29, 2024, were accepted.

NINTH ORDER OF BUSINESS **Approval of February 20, 2024 Regular Meeting Minutes**

Ms. Vaughan stated that she is no longer responsible for Mosquito Control, and she is now responsible for Paleo Park. The following changes were made:

Line 194: Change "Vaughan" to "Benedetti"

Line 197: Change "Benedetti" to "Vaughan"

On MOTION by Ms. Benedetti and seconded by Mr. Walsh, with all in favor, the February 20, 2024 Regular Meeting Minutes, as amended, were approved.

• To Do Action Items List

Ms. Lonergan recalled that she asked Mr. Heath to inspect a street. Mr. Heath stated that he met with the homeowner on #49 and it is a similar issue to what occurred on Rockport, where a concrete curb on a curved section of cul-de-sac was not poured to have a consistent slope. High spots are holding water in the driveway; it is not the easiest problem to address. Charles provided a quote the same day; the cost for a soft cut and grinding the curbing is \$450.

Ms. Lonergan thanked him for addressing the concern.

Item 16, 17 and 18 were completed.

215 **TENTH ORDER OF BUSINESS** **Staff Reports**

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

218 There was no report.

219 **B. District Engineer: Stroud Engineering Consultants**

220 Mr. Heath stated that some erosion was reported at a home on Eagle Bend. Charles
221 inspected the area and it is unclear what is causing the erosion. A bid of \$12,000 was received,
222 which is high due to access issues. Given the cost, repairing it in house is advised.

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

224 • **NEXT MEETING DATE: June 18, 2024 at 2:00 PM**

225 ○ **QUORUM CHECK**

226 The next meeting will be held on June 18, 2024; the Fiscal Year 2025 Budget Public
227 Hearing will be held.

228 Mr. Adams reminded Mr. Walsh, Ms. Benedetti and Mr. Rhodes that the candidate
229 qualifying period for the General Election is noon, June 10, 2024 to noon, June 14, 2024.

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231 **ELEVENTH ORDER OF BUSINESS** **Audience Comments: Non-Agenda Items**
232 **[3 minutes per person]**

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234 A resident complained that when the grass is cut around the pond, trash is found in the
235 pond the next day. A Board Member stated that trash washes through the pipes after every
236 rain and surfaces in the pond. Employees will be reminded to pick up any trash they observe.

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238 **TWELFTH ORDER OF BUSINESS** **Supervisors' Requests**

239 Mr. Rhodes recalled that Form 1 is due in July.

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241 Mr. Adams stated that Form 1 is due by July 31, 2024. Beginning this year, Form 1 will
242 be filed online via the link provided in the Memorandum. Completion of the ethics continuing
243 education requirement by December 31, 2024 will be reported when filing Form 1 in 2025.

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245 **THIRTEENTH ORDER OF BUSINESS** **Adjournment**

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247 **On MOTION by Mr. Rhodes and seconded by Ms. Vaughan, with all in favor,**
248 **the meeting adjourned at 2:48 p.m.**

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Secretary/Assistant Secretary

Chair/Vice Chair

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT**

**TO DO
ACTION
ITEMS**

**HERITAGE PINES CDD
TO DO ACTION ITEMS LIST
(Oldest to Newest)**

#	DATE ADDED TO LIST	DESCRIPTION	STATUS	DATE MOVED TO COMPLETED
1	12.03.19	Mr. Adams: Send copies of engagement letters & other CDD communications to BOS. 12.01.20 Mr. Adams: Email bank statements for months between reg mtgs. 06.21.22/12.06.22 Mr. Adams: Email Reconciliation Reports to Board monthly.	ONGOING	
2	06.09.20	Mr. Gatz: Inspect & address plant beds & overgrowth at several east & west EDRA areas, before mulch is applied. Revised 09.08.20 Pond 15A & 15B: Inspect sparse plant bed. Revised 12.01.20 Mr. Gatz: Install plant material instead of sod near Pond 15A and add sod to reduce the erosion in the area. Revised 04.19.22 Mr. Gatz: Submit proposal to install sod at EDRA #21 & Pond 15A.	ONGOING	
3	07.14.20	SOLitude: Send Monthly Reports during first week of the following month.	ONGOING	
4	04.20.21	Mr. Heath: Survey the area of erosion on the non-irrigated north bank at EDRA 25.	ONGOING	
5	06.29.21	HP: Have pipes at Hole #17 at NWRA #38 & EDRA #47 cleaned out & inspect entire community. 07.20.21 Monitor areas, prep list to address in April or May dry seasons and obtain proposals.	ONGOING	
6	06.29.21	Staff: Spray Paleo Park twice a month & mulch as needed. 07.19.22 Per Ms. Vaughan: CDD's maintenance responsibilities at Paleo Park include: <ul style="list-style-type: none"> ➤ Mulch installation. ➤ Raking leaves. ➤ Taking care of the water and the sinkhole. (Per Mr. Gatz: SOLitude does this.) ➤ Removal of dead branches and debris ➤ Mowing of certain small areas ➤ Spraying weeds 	ONGOING	
7	06.29.21	Mr. Gatz: Have pipe at Hole #18 behind the T-box unclogged, possibly charge for time to remove it all and get Mr. Heath involved, if needed.	ONGOING	
8	09.21.21	Mr. Gatz: Obtain proposal for sod for EDRA #58 07.20.21 This is HOA, not CDD. 09.21.21 Added back to list for follow-up: Replace patch of sod by maintenance shed. 10.19.21 Mr. Gatz to order with next sod order. 12.06.22 Mr. Gatz: Order extra sod to recently approved proposal.	ONGOING	
9	09.21.21	Mr. Heath: Inspect & monitor 18445 Fairway Green Dr for EDRA #35 for erosion around a cypress tree that should be inspected and monitored.	ONGOING	
10	09.21.21	Mr. Heath: Inspect filled 11701 & 11705 Scenic Hills Blvd area once water level drops.	ONGOING	

**HERITAGE PINES CDD
TO DO ACTION ITEMS LIST
(Oldest to Newest)**

#	DATE ADDED TO LIST	DESCRIPTION	STATUS	DATE MOVED TO COMPLETED
11	06.21.22	Mr. Gatz: Inspect landscaping & erosion to determine best approach to “snake pit” lake & two islands. 07.19.22 Per Ms. Lonergan: Compile identified items on a monthly list. Per Mr. Walsh, whether plants in area will be removed or sod installed, will be determined when area is inspected. Per Ms. Vaughan, resident complaints received wanting the grass cut.	ONGOING	
12	06.21.22	Ms. Lonergan/Mr. Walsh: Participate in pipe inspection w Gatz & Heath during dry season.	ONGOING	
13	10.17.23	Mr. Adams: Going forward, copy Board on all issues addressed; remind Board not to copy other Board Members if they need to respond.	ONGOING	
14	12.05.23	Mr. Gatz: Have sign by village entrance repaired. Sign at Paleo Park entrance re: paint artifacts and the bench to be painted. Staff member walkthrough to address fallen branches, etc., weekly.	ONGOING	
15	12.05.23	Mr. Gatz: Have someone pick up debris at EDRA #10 behind Woodfield Village, every other day.	ONGOING	
16	04.16.24	Mr. Adams: Request a proposal for stocking tilapia.	ONGOING	
17	04.16.24	Mr. Hurley: Revise HPCA Landscape Maintenance Proposal and Agreement.	ONGOING	
18	04.16.24	Mr. Heath: Address erosion as reported at a home on Eagle Bend. Charles inspected the area; it is unclear what is causing the erosion. A bid of \$12,000 was received due to access issues; given the cost, addressing the issue in-house is advised.	ONGOING	
19	04.16.24	Staff members: Remind employees to pick up any trash they observe in pond areas.	ONGOING	
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**HERITAGE PINES CDD
TO DO ACTION ITEMS LIST
(Oldest to Newest)**

#	DATE ADDED TO LIST	DESCRIPTION	STATUS	DATE MOVED TO COMPLETED
1	12.06.22	Lupton's Construction Services, LLC \$8,552.08 estimate to be approved once project to repair the 36" storm drainage pipe commences in the Spring.	COMPLETED	04.18.23
2	02.21.23	Mr. Adams: Have another attorney from Straley Robin Vericker review Landscape Maintenance Agreement with HPCA and report findings at the next meeting.	COMPLETED	04.18.23
3	12.06.22	Mr. Adams: Ask SOLitude how they access EWRA 33 and email information to the Board.	COMPLETED	06.20.23
4	04.18.23	District Counsel: Update Landscape Maintenance Agreement to include changes discussed. Email updated redline version to Mr. Hurley ASAP. Coordinate with HPCA Counsel to revise/update/finalize.	COMPLETED	06.20.23
5	04.18.23	Mr. Adams: Adjust proposed FY2024 budget line items and amounts, as necessary to move mulch to another category & keep assessments unchanged year-over-year.	COMPLETED	06.20.23
6	06.20.23	Per Ms. Lonergan: Staff to replace the grate at Hole #15. 09.19.23 Per Mr. Adams: the grate has been delivered and it has not yet been installed.	COMPLETED	10.17.23
7	09.19.23	Mr. Heath: Lupton's Construction Services, LLC, Proposal #2023-6 for curb inlet repair, in the amount of \$800, was approved.	COMPLETED	10.17.23
8	09.19.23	Mr. Gatz: Send estimates & info regarding possible mowing equipment purchase to Mr. Adams.	COMPLETED	10.17.23
9	04.18.23	District Engineer: Review NWRA 38 area. Determine if dry and if anything can be removed.	COMPLETED	12.05.23
10	09.19.23	Mr. Heath: Inspect rear wall near tennis courts #1 & #2, where drain is causing erosion behind the wall.	COMPLETED	12.05.23
11	09.19.23	Mr. Heath: Inspect two tall pine trees in WRA #33 as they are leaning near homes.	COMPLETED	12.05.23
12	09.19.23	Mr. Gatz: Ask A to Z to remove a fallen tree between #16 and #17.	COMPLETED	12.05.23
13	09.19.23	Mr. Gatz: A to Z proposal to reduce foliage back 10' and remove Brazilian pepper trees for approximately \$5,000. Proposal submitted, not yet approved.	COMPLETED	12.05.23
14	10.17.23	Mr. Heath: inspect dead vegetation in drier portions NWRA 38 to see if any additional vegetation can be removed. Consult local biologist to ensure compliance with permit if necessary.	COMPLETED	12.05.23

**HERITAGE PINES CDD
TO DO ACTION ITEMS LIST
(Oldest to Newest)**

#	DATE ADDED TO LIST	DESCRIPTION	STATUS	DATE MOVED TO COMPLETED
15	10.17.23	Mr. Heath: Inspect rusting grate frame at Pond 15A, provide photos and recommendation.	COMPLETED	12.05.23
16	10.17.23	Mr. Gatz: New mowing equipment purchased; delivery anticipated in April 2024.	COMPLETED	02.20.24
17	12.05.23	Mr. Heath: get an estimate to address gap on top of the structure overflow grate near Pond 15A, near Paleo Park that presents a safety issue.	COMPLETED	02.20.24
18	12.05.23	Mr. Adams: invest CDD funds utilizing the Bank United ICS Money Market investment option.	COMPLETED	02.20.24
19	02.20.24	Mr. Heath: Inspect NWRA #47 at #18 where that area is a reserve area with white stakes contains four dead trees, to see if the trees can be removed.	COMPLETED	04.16.24
20	02.20.24	Mr. Heath: Request a price to survey and re-stake the area of NWRA #33 where vegetation was reported to be overgrown.	COMPLETED	04.16.24
21	02.20.24	Mr. Adams: Request that Audit be presented for consideration at the April meeting.	COMPLETED	04.16.24

**HERITAGE PINES
COMMUNITY DEVELOPMENT DISTRICT**

**STAFF
REPORTS**

HERITAGE PINES COMMUNITY DEVELOPMENT DISTRICT

BOARD OF SUPERVISORS FISCAL YEAR 2023/2024 MEETING SCHEDULE

LOCATION

*Heritage Pines Country Club Meeting Room
11524 Scenic Hills Boulevard, Hudson, Florida 34667*

DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 17, 2023	Regular Meeting	2:00 PM
December 5, 2023	Regular Meeting	2:00 PM
February 20, 2024	Regular Meeting	2:00 PM
April 16, 2024	Regular Meeting	2:00 PM
June 18, 2024	Regular Meeting	2:00 PM
July 16, 2024	Public Hearing & Regular Meeting	2:00 PM
September 17, 2024	Regular Meeting	2:00 PM