

**MINUTES OF MEETING**

*Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.*

**HARBOUR ISLES  
COMMUNITY DEVELOPMENT DISTRICT**

The Regular meeting of Board of Supervisors of the Harbour Isles Community Development District was held on **Tuesday, November 28, 2017 at 11:00 a.m.** at the Harbour Isles Clubhouse, located at 121 Spindle Shell Way, Apollo Beach, Florida 33572.

Present and constituting a quorum:

Gregg Letizia	Board Supervisor, Chairman
Betty Fantauzzi	Board Supervisor, Vice Chair
Bryce Bowden	Board Supervisor, Assistant Secretary
Glenn Clavio	Board Supervisor, Assistant Secretary
Bob Nesbitt	Board Supervisor, Assistant Secretary

Also present were:

Grant Phillips	District Manager, Rizzetta & Co., Inc.
Anthony Jeancola	District Manager, Rizzetta & Co., Inc.
Justin Croom	District Manager, Rizzetta & Co., Inc.
Biff Craine	District Counsel, PWCWP, LLC
Jordan Caviggia	District Engineer, JMT ( <i>via phone</i> )
Paul Ramsewak	Property Manager, RASI
Josh McGarry	Aquatic Systems
Cpt. Al Ashmawy	Excelsior Defense
Lt. Graham	Excelsior Defense
Bobby Merced	Girard Environmental

**FIRST ORDER OF BUSINESS**

**Call to Order and Pledge of Allegiance**

Mr. Phillips called the meeting to order and read the roll call. All present then stood and recited the Pledge of Allegiance.

**SECOND ORDER OF BUSINESS**

**Audience Comments**

No audience was present.

**THIRD ORDER OF BUSINESS**

**Staff Reports and Updates**

**A. Aquatics Update**

Mr. McGarry reviewed his report for the Board and answered general questions from the Board. Mr. McGarry and Mr. Letizia briefly discussed the SWFWMD report.

Mr. McGarry presented aquatics proposals to the Board for consideration. Discussion ensued. The Board tabled until February proposals for Thalia cleanup and transplanting involving ponds #10 and #13, and approved the proposal for MT planting.

On a Motion by Mr. Clavio, seconded by Mr. Bowden, with all in favor, the Board of Supervisors approved the proposal from Aquatic Systems for MT planting (\$445.00) for the Harbour Isles Community Development District.

**B. Security Update**

Cpt. Ashmawy and Lt. Graham reviewed their latest report and answered general questions from the Board.

*(Mr. Caviggia joined the meeting at 12:00 PM via telephone.)*

**C. District Engineer**

Mr. Caviggia provided an update regarding the TECO street light conversion. He discussed the retroactive billing and answered questions regarding his report. He advised once there is a new pole count they will be updating the price.

Mr. Caviggia introduced discussion regarding erosion repairs. He then addressed the fitness center roof area. Discussion ensued. The Board tabled consideration of the proposal for fitness center roof repairs.

Discussion regarding rate adjustments to the District Engineer's contract ensued.

On a Motion by Mr. Letizia, seconded by Mr. Clavio, with all in favor, the Board of Supervisors approved the changes in hourly labor rates in the District Engineer's contract for the Harbour Isles Community Development District.

**FOURTH ORDER OF BUSINESS**

**Discussion Regarding Community  
Landscaper**

Mr. Phillips introduced the topic for discussion. The Board requested an updated scope of work and directed staff to draft an Invitation to Quote to be discussed at the next meeting.

**FIFTH ORDER OF BUSINESS**

**Staff Reports and Updates (Continued)**

**D. District Counsel**

Mr. Craine presented the revised Boat Storage Facility Policies and Agreement to the Board for consideration, along with an update on Stepp's Towing. Discussion ensued.

On a Motion by Mr. Letizia, seconded by Ms. Fantauzzi, with all in favor, the Board of Supervisors approved the revised Boat Storage Facility Policies and Agreement for the Harbour Isles Community Development District.

Mr. Craine then outlined the cancellation policy in the landscaping contract.

**E. Property Management Report**

Mr. Ramsewak reviewed his report and answered general questions from the Board.

**1. Consideration of Boat Storage Fence Repair Proposals**

Mr. Ramsewak presented proposals for boat storage fence area repairs and limb removal to the Board for consideration. Discussion ensued. The Board tabled the fence repair proposals until the December meeting for further clarification and revision.

On a Motion by Mr. Letizia, seconded by Mr. Nesbitt, with all in favor, the Board of Supervisors approved a change order with regard to boat storage area fence repair proposals for the Harbour Isles Community Development District.

**2. Consideration of Limb Removal Proposal**

Mr. Ramsewak presented a proposal for limb removal at the boat storage area to the Board for consideration.

On a Motion by Mr. Letizia, seconded by Mr. Clavio, with all in favor, the Board of Supervisors approved the proposal for limb removal at the boat storage area (\$800.00) for the Harbour Isles Community Development District.

Discussion then ensued regarding insurance claims for the sidewalk at 12<sup>th</sup> Street.

**F. Landscape & Irrigation Update**

Mr. Merced addressed the Board and answered general questions, and discussion ensued. The Board postponed consideration of tree replacement proposals until the December meeting. The Board also postponed consideration of a proposal for sidewalk replacement.

**G. District Manager**

Mr. Phillips advised the Board that the next monthly meeting would be held on Tuesday, December 19, 2017 at 11:00 AM at the Harbour Isles Clubhouse located at 121 Spindle Shell Way, Apollo Beach, Florida 33572.

**SIXTH ORDER OF BUSINESS**

**Consent Agenda Items**

- A. Consideration of Minutes of the Board of Supervisors' Regular Meeting held on October 24, 2017
- B. Consideration of Operations & Maintenance Expenditures for October 2017 (\$35,579.66)

On a Motion by Mr. Letizia, seconded by Mr. Bowden, with all in favor, the Board of Supervisors approved Consent Agenda Items A and B for the Harbour Isles Community Development District.

**SEVENTH ORDER OF BUSINESS**

**Supervisor Requests**

Mr. Letizia discussed a power outage and the meter reader being off, Malone's Tilapia Harvesting, and the end of the fiscal year.

Mr. Clavio discussed the gym cables.

Ms. Fantauzzi discussed security concerns.

Mr. Bowden advised of a tree leaning near canal 9 and canal 70 that should be inspected.

Mr. Letizia asked about driving through the community to inspect the ponds.

**EIGHTH ORDER OF BUSINESS**

**Adjournment**

On a Motion by Mr. Letizia, seconded by Ms. Fantauzzi, with all in favor, the Board of Supervisors adjourned the meeting at 1:41 PM for the Harbour Isles Community Development District.

  
Secretary / Asst. Secretary

  
Chairman / Vice Chairman