

MINUTES OF THE BOARD OF SUPERVISORS

ISLE OF PALMS SPECIAL DISTRICT

August 8, 2018

Board President Ken Wright opened the meeting; calling it to order at approximately 1832 hours with a Roll Call of all Board members present [Agenda Item 1]. Other Board members/officers present were Vice Present Paul Raudenbush, Secretary Brad Radloff, Member Tim Pacheco, and Member David Touring (whom was a few minutes late). A quorum was established with at least four Board members present during the initial portion of the meeting. Board Attorney Wayne Flowers of Lewis, Longman & Walker (LLW), along with Joe Wagner, P.E. of Wood, PLC as representative for the District's Engineer of Record to administrate upcoming dredging efforts, were also present. A total of 16 homeowners from the District attended.

Agenda-Specific Public Comments [Agenda Item 2]-

As a result of a Florida Statute, public comments of agenda items only (no general items) are to be taken prior to addressing the Meeting Agenda. There were no public comments on any agenda items from attending homeowners (however, any who wished to comment later during the meeting did so as discussions proceeded on each agenda item).

OTHER AGENDA ITEMS

3. Approve the Minutes of the July 11, 2018 Board meeting.

MOTION: To approve the minutes of the July 11, 2018 Board meeting, by KWright.

The motion was seconded by PRaudenbush and PASSED by all Board members present, DTouring not present.

4. Treasurer's Report. PRaudenbush was not able to provide an update to the Treasurer's Report for this meeting but indicated the balance from the last meeting was reported at \$1,099,533.48. In addition, there was one bill(s)/invoice(s) from LLW needing the Board's approval for payment of \$850.00. As a special note, there is a dual signature requirement that is in place for all checks/bill payments.

MOTION: To approve payment to LLW, as described above, by BRadloff.

The motion was seconded by KWright and PASSED by all Board members present, DTouring not present (but arrived only minutes after this motion).

5. Updates/Discussion of next steps for engineering services/project management and proposals for additional engineering work at problem areas by Mr. Wagner of Wood, PLC (Wood). [*HISTORY:* after officially implementing the process of requesting qualifications from qualified Engineers to provide Engineering Services and Construction Administration, the District selected Wood, PLC as the District's Engineer to administrate and manage the dredging effort. Wood's Project Manager, Joe Wagner, P.E., is available at Board meetings to inform the Board of progress on approved tasks and to request authorization, as needed, for the currently proposed preliminary tasks that will eventually lead to requesting bids from dredging contractors to conduct dredging efforts at some point in the future. At the December 2017 meeting, the Board authorized Wood to initiate Task 1 of their Proposal, dated December 5, 2017.] However, since the Board decided to explore another avenue for securing a spoil site (i.e., possibly purchasing our own site); he was asked by the Board at a previous meeting to suspend, until further notice, his billable activities revolving around providing options and costs for existing spoils sites. So his update revolved around Wood's Proposal, dated August 8, 2018, which would begin the process for possibly addressing shoaling at four areas, within the District as specified by the Board at previous Board meetings [*HISTORY:* at the April 2018 meeting Wood was approved by the Board to provide a proposal to determine what would be necessary to address certain areas, that have issues related to other natural and man-made sediment influxes from outside the District, by providing engineering solutions and/or determining whether legal solutions may be necessary to eliminate said sedimentation from off-site sources. Three areas that were identified as needing to be addressed were near the Cordgrass and Marshview inlets and at the end of Royal Palm Drive. Also, at the April meeting, Mr. Wagner indicated that he had not prepared a proposal as yet but had done some "pre-proposal" work toward that effort and suggested that for the Cordgrass issue (near the end of old San Pablo Rd.), influxes of sediment may be related to the rerouting of San Pablo Rd. (ending the road near there) and removing a bridge formerly located near there. It would have to be demonstrated that such actions have contributed to the sedimentation issue. The end of Marshview issue apparently would require engineering solutions to repair/replace a berm formerly located near the mouth of this canal. For the end of Royal Palm Drive, Mr. Wagner suspects that the street drains into the canal and that it may have to be demonstrated as such].

At this August 2018, JWagner presented a summary of Wood's proposal to initially look at the shoaling issues identified in the paragraph above along with a fourth area that was apparently added to the list sometime during or since the last Board meeting. The fourth area was identified as the "Island Drive Canal" near the corner of the canal where it changes direction from N-S to E-W. The Island Drive canal has large tree falling into the canal that have grown near and within a failing and unmaintained bulkhead to the

northeast of the corner. Copies of the Proposal were passed out to Board members and attendees. JWagner discussed each of the areas and their unique problems (due either to natural processes or man-made, i.e. by the COJ), their locations, and cost template, as presented in the proposal, to provide an evaluation for determining the resultant costs to fix the problems and reduce or eliminate the sediment influx. Board members and some attendees asked JWagner certain questions particular to each area and discussed costs to obtain the evaluation. One particular question from KWright, in order to get a feel for the possible magnitude, was a “ball park” idea of the cost to fix the Marsh View Drive Canal problem, to which JWagner suggested \$100,000.00-\$150,000.00. Based upon the ball-park idea of the cost to make one fix and since the Board members just received the proposal on the day of this meeting, the Board decided to defer a vote on the proposal until more homework can be done to determine whether the cost-benefit ratio is worthwhile.

6. Update, regarding dredge spoil site and the HWSD, and any alternatives to the HWSD site that may be available. PRAudenbush started this discussion with his work to determine what the COJ’s position is on their Ordinance that appears to allow for a 12% contribution from the COJ for the District’s dredging efforts and whether the COJ (in particular, the Parks and Recreation Dept.) would sell the north portion of the spoil site on Reed Island. PRAudenbush said that he contacted the OGC regarding the 12% contribution and the OGC indicated that the 12%, in their opinion, does not apply to the IOPSD because the District already has an avenue for collecting funds to conduct maintenance dredging. The Board decided that a little more homework and contact with the OGC should be done on this, with WFlowers help, to determine whether the Board should go ahead “push-back” a little to be sure the COJ’s position is the original intent of the Ordinance. He also contacted the COJ about the north spoil site and was told that the parcel (#160258, all or portions thereof) was not necessarily up for sale at this time but the District might want to contact Joe Namey or Jim Morgan in the Real Estate Division to confirm this or inquire into other properties that may be suitable. PRAudenbush contacted Mr. Namey, manager of land acquisitions for Public Works, regarding the possibility of using portions of the parcel but would take approximately six months to look into it. It was also suggested that support would need to be obtained from at least two City Council members. A discussion ensued between the Board members, JWagner, and some attendees regarding possible costs to purchase (possibly around \$300,000.00), permit, maintain, the resultant potential capacity for such a spoil site, logistics involved, possible tipping fees, possible benefits of partnering with HWSD, and strategies to get things moving. PRAudenbush suggested that he would continue contacting the various COJ departments/divisions to get discussions going.

For KWright’s work since the last Board meeting, he indicated that he has another meeting setup, this time with both Bob Britalyn(sp?), Chairman, and Stanley Pipes, of HWSD, together for August 10th. KWright then requested thoughts from other Board members to develop an outline that should help with discussions during the meeting. The purpose of the meeting would be to try and come up with some sort of an actual agreement with HWSD or, if not, we will know where we stand and then move on, if necessary. All the Board member’s provided their thoughts that basically revolved around, of course, tipping fees (especially, what the requirements are for HWSD to request reasonable tipping in accordance with the purchasing agreement with the COJ), and what would be future capacity such that the IOPSD would get more than just one

use of the spoil site.

7. Report re: 12% City share of dredging; Council member discussions re: assisting with possible purchase of remainder of HHWSD spoil site. PRAudenbush provided this report in conjunction with Agenda Item VI, above.
8. Revise Budget for changed Annual Assessment to \$850. KWright discussed the need to amend the Budget based upon the Board's action during the July 2018 meeting to raise the annual assessment from \$750.00 to \$850.00. Copies of the amended Budget were made available to the Board members for review, prior to the meeting. WFlowers provided a Resolution 18-03 for the appropriate Board signatures prior to submittal to the COJ.

MOTION: To amend the Budget for FY 2018-2019, as presented at this August 2108 meeting for submittal to the COJ, by KWright.

The motion was seconded by TPacheco and PASSED by all members present.

9. New Business. TPacheco informed the Board that he has not sought re-election for his Seat on the Board and would anticipate stepping down for the new calendar year but would offer to stay in the seat up to year until another candidate can be appointed to his Seat. WFlowers informed TPacheco and the Board that technically a Seat cannot be vacated until another candidate is appointed, so it might be less than a year or it could be more.

General Public Comment -

There were no comments from the public at the end of the meeting (comments/questions taken during the meeting).

Adjournment -

KWright adjourned the meeting at 2005 hrs.

Future Meeting Dates -

Meetings are to be held on Wednesdays at 6:30 PM at the "Pablo Creek Regional Library," 13295 Beach Blvd. Jacksonville 32246; for the dates listed below:

September 12, 2018 October 10, 2018 November 14, 2018 December 12, 2018