

**MINUTES OF WORKSHOP
HERITAGE OAK PARK
COMMUNITY DEVELOPMENT DISTRICT**

A workshop of the Board of Supervisors of the Heritage Oak Park Community Development District was held on Thursday, May 25, 2017 at 10:00 a.m. at the Heritage Oak Park Lodge, 19520 Heritage Oak Boulevard, Port Charlotte, Florida.

Present and constituting a quorum were:

Brian Bitgood	Chairperson
Paul Falduto, Jr.	Vice Chairperson
Olin Earl Bell	Assistant Secretary
Donald Oppenheim	Assistant Secretary
Edward Carey	Assistant Secretary

Also present were:

Justin Faircloth	Assistant District Manager
Michelle Egan	Project Manager
Brad McKnight	Assistant Project Manager
Alan Baldwin	Accounts Manager
Residents	

The following is a summary of the minutes and actions taken at the May 25, 2017 workshop of the Heritage Oak Park CDD Board of Supervisors.

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

- Mr. Bitgood called the meeting to order and Mr. Faircloth called the roll.
- He introduced Mr. Baldwin and Mr. Faircloth.

SECOND ORDER OF BUSINESS

Discussion on Irrigation Pumps

- Mr. Bitgood invited Mr. Carey to discuss the irrigation system.
- Mr. Carey noted lately we have been experiencing breaks in the main line in the irrigation system particularly on Red Oak closest to the Lodge. It is the oldest piping in the irrigation system. We have PVP pipe there now. It determines the wall thickness of the pipe which determines the pressure that it can withstand.

- The pipe is brittle, cannot handle flexing to any degree and can crack. We are looking at replacing it with high density polyethylene, which can handle greater pressure. It tends to be flexible. From a longevity standpoint, we get a lifetime warranty on this.
- Because the irrigation system is getting old, we recommend replacing our mainline pipes.
- On the horizon will be reclaimed water. When that happens, we will tie in all the pumps, all the wells, regardless of whether we will be allowed to use them or not. We need to get the water we are going to use to all those areas.
- We need to upgrade the pumping situation in the pond. We contacted Mainscape for quotes. Their idea is one big pump in the pond with a variable frequency drive.
- A proposal was received from Mainscape to install and operate a pump at an estimated cost of \$32,000.
- One pump will need to be refurbished very soon.
- Mr. Bitgood asked that this issue be on the agenda for the June 8, 2017 Board meeting.

THIRD ORDER OF BUSINESS

Discussion and Review of the Fiscal Year 2018 Budget

- At this time, Mr. Bitgood asked Mr. Baldwin to review the budget on a line by line basis.
- Mr. Baldwin noted he just now inserted a line item into the budget for the irrigation project.
- No changes to the *Revenue* Section.
- There were no changes in the *Administration* Section.
- *R&M-Gatehouse* discussed \$1,200 for R&M-Gatehouse.
- Mr. Bell wanted to look further into *Field-Contracts-Management Services*. He wanted the amount to be increased noting the Maintenance Technician has never had his salary increased since Mr. Bell has been on the Board.
- The Board wanted to know exactly who is included in this item and requested this item be on the next agenda.
- The projected \$15,000 for *R&M Drainage* was decreased to \$10,000.
- *R&M-Entry Feature/Wall* and *R&M-Wall* was combined for a total of \$7,000.
- For *Misc.-Special Projects*, the amount of \$10,930 was left as is.
- *Roads and Street Facilities, R&M Parking Lots* was decreased to \$250.
- *R&M-Clubhouse- \$24,000* – The Board discussed increasing the amount. A decision will be made at the June 8, 2017 regular meeting.

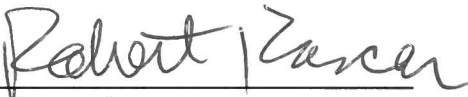
- *R&M-Tennis Courts* was increased to \$20,000.
- *Misc.-Holiday Décor* was decreased to \$500.
- *Capital Outlay-Equipment* will remain at \$10,000.
- *Capital Outlay-Clubhouse* will remain at \$21,500.
- For the *Irrigation Fund, Other Miscellaneous Revenue* \$3,500 was budgeted for 2017, however, zero dollars was spent so far this year. After discussion with the Board and Ms. Egan, Mr. Baldwin noted he will follow up on this.
- The Board had no questions on the *Revenues* section.
- The Board discussed at length the *Field-Expenditures* and billing procedures with HOPCA.
- The Board asked for the next Board meeting a copy of the Fiscal Year 2018 budget with Capital Outlay included in the Irrigation Fund and a copy not included.

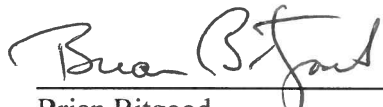
FOURTH ORDER OF BUSINESS

Adjournment

There being no further business,

On MOTION by Mr. Bell seconded by Mr. Bitgood with all in favor the workshop was adjourned.


Justin Faircloth
Secretary


Brian Bitgood
Chairman