



BAREFOOT BAY RECREATION DISTRICT

**Board of Trustees Regular Meeting
February 28, 2017
7 P.M. –Building D&E**

Called to Order

The Barefoot Bay Recreation District held a Regular Meeting on February 28, 2017 in Building D&E, 1225 Barefoot Boulevard, Barefoot Bay, Florida. Mr. Diana called the meeting to order at 7:00 P.M.

Thought for the Day

Mr. Diana asked for a moment of silence to honor our service personnel both past and present who have helped protect our country. He also asked that we remember our Barefoot Bay residents both past and present.

Mr. Lavier led the Pledge of Allegiance to the Flag.

Roll Call

Present: Mr. Diana, Mr. Lavier, Mr. Cavaliere, Mr. Geier and Mr. Klosky. Also present: John W. Coffey, Community Manager, General Counsel Cliff Repperger, and Dawn Myers, District Clerk.

Reorganization of the Board

Mr. Diana requested a formal nomination for the vacated seat on the Board of 2nd Vice Chair since the Board was officially a complete 5-member Board again.

Mr. Lavier made a motion to nominate Mr. Cavaliere for 2nd Vice Chair. Second by Mr. Geier. Motion carried unanimously.

Mr. Cavaliere made a motion to nominate Mr. Geier for Treasurer. Second by Mr. Lavier. Motion carried unanimously.

Presentations

Mr. Diana recognized and thanked Mr. Lavier for his presentation of the Canada Day Proclamation at the recent Canada Day Event over the weekend. Mr. Klosky thanked Ms. Myers for writing the proclamations for the Bay over the past few years.

Mr. Klosky made a motion to approve the Canada Day proclamation. Second by Mr. Geier. Motion carried unanimously.

Minutes

Mr. Cavaliere made a motion to approve the minutes February 10, 2017. Second by Mr. Lavier. Motion carried unanimously.

Treasurer's Report

Mr. Cavaliere presented the Treasurer's Report for February 28, 2017.

Mr. Cavaliere made a motion to accept the Treasurer's Report. Second by Mr. Lavier. Motion unanimously.



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Mr. Diana made a statement in gratitude of staff's team effort in notifying residents of the emergency boil alert over the weekend for some areas of Barefoot Bay. He received a message via text while he was at work from Mr. Coffey informing him of the boil alert. Staff promptly sent an email blast to the residents alerting them of the emergency and buildings in the affected area were immediately closed down. Mr. Diana asked that the residents recognize Property Services Staff, Matt Goetz, Manager, Pat Diamond, Lead Technician and Leslie Kadlec, Pools Supervisor, for their quick response in procuring ice and helping to reopen the buildings in time for Saturday evening's scheduled events. He also thanked and acknowledged Mr. Lavier for quickly sending out notice to the residents via social media.

Audience comment on Agenda Items

None Brought Forward

DOR Ballot Amendments

General Counsel informed the Board that the Supervisor of Elections Office has requested editing the questions on the Ballot in an effort to streamline the printing process. The questions in the agenda package contain the language edited to a degree without taking away the necessary effect of the yes/no vote language. General Counsel has tried to leave this intact as much as possible as he believes this an important factor in t

Mr. Lavier made a motion to move forward with sending the edited ballot questions as presented and adjust the turnaround time to 45 days. Second by Mr. Geier. Motion carried unanimously.

Stormwater Projects Update

Mr. Coffey informed the Board that the previously selected vendors backed out of negotiations. He stated that he has asked BBRD engineering firm to select additional bids.

Mr. Klosky made a motion to table the discussion until the bids for the projects are received. Second by Mr. Geier. Motion carried unanimously.

DOR Violation 16-003759 831 THRUSH CIRCLE

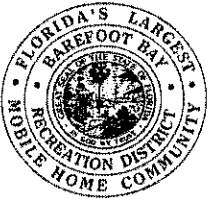
Ms. Sue Cuddie requested consideration of the Board in resolving the safety concern caused by storm damage to 831 Thrush Circle.

Mr. Cavaliere made a motion to allow Property Services to secure the debris on the home and lien the property for the cost. Second by Mr. Geier. Motion carried unanimously.

Discussion of Master Plan for Future Projects

Mr. Diana stated that he wanted to put this on the Board to ensure the departments have the equipment they need. Board discussed what the direction in which the residents will want to go for the future of the Bay.

Mr. Roger Compton suggested that the homeowners are likely to approve developments to their clubs and amenities without considering those amenities that they either are not aware of or have no interest in, the master plan would combine all the proposed improvements so we can review them as a whole by



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the community. Board consensus to put this item on an agenda in July to discuss forming an ad hoc committee to address the results of the HOA Survey and census as it pertains to the Master Plan.

Request for Larger Office Space by Barefoot Bay Homeowners' Association

Mr. Randy Loveland, President of the BFBHOA asked the Board for permission to acquire the vacant office space located at 935 Barefoot Blvd., Suite 5 and part of Suite 4 in the Barefoot Bay shopping center. He explained that the space the HOA currently holds makes it difficult to address more than two homeowners at any given time. He maintained that the BFBHOA is committed to assisting the BOT and the BBRD homeowners by educating and informing them about their amenities. The BFBHOA will also now form and oversee the committees in Barefoot Bay.

As such, they would free up space in District meeting rooms by having the space to hold committee meetings in their own office. Board discussed the options presented. Mr. Klosky was in favor of providing the space to the BFBHOA, but since the District will be giving up any income if approved he recommends some amount of reimbursement for the use of the offices. Mr. Loveland maintained that BFBHOA will assist the BOT by promoting District events and not competing with them during their profit making events.

Mr. Cavaliere made a motion to give the HOA a space for 2 years and pay all utilities. Second by Mr. Geier. Mr. Klosky opposed. Motion passed 4-1.

Manager's Report

District Clerk

- Board of Trustees Policy Manual Workshop tentatively scheduled for Thursday, March 16, 2017 in Bldg. D/E at 2:30pm. Golf Course Membership Rates and tee time procedures Board of Trustees Workshop tentatively scheduled for Thursday, March 30, 2017 in Bldg. D/E at 2:30pm. *Board consensus of these dates and times.*
- Due to the short turn around (3 days) until the next Board agenda must be published, minutes from today's meeting will not be on the March 10, 2017 BOT agenda. They will be on the March 28, 2017 agenda.

Finance

- Banking RFP Evaluation meetings reminder: Thursday, March 2, 2017 at 11am for opening of RFPs.
- Wednesday, March 15, 2017, Bldg. D at noon (reserved for oral presentations if needed). Award of services by the Board is scheduled to be heard at the Tuesday, March 28, 2017, Board of Trustees meeting in Bldg. D/E at 7pm.

Resident Relations

- ARCC Committee reports (20 permits were reviewed and 18 approved at the 21Feb17 ARCC meeting. 3 permits were put on hold pending additional information. The next ARCC meeting is Tuesday 7Mar17 at 9am in the Lounge.
- Violation Committee Update – The 24Feb17 meeting is canceled since only one case remains open as of 21Feb17. The next meeting is Friday 10Mar17 at 10am in D/E.
- DOR Enforcement Transparency Update – Staff is working on putting the DOR software database on www.bbrd.org. "Citizenserve" will be a searchable product where residents can



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look up specific properties to see the status of DOR enforcement cases. Staff will provide a short demonstration of the web-based search engine at a future BOT meeting.

Food & Beverage

- St. Paddy's Day – Tickets for the party on the Lakeside of the Lounge are still on sale at the 19th Hole and the Lounge. A full day is planned and flyers with all the details will be posted. Corned Beef sandwich tickets are \$8 and are served at noon and a buffet for \$12 is served at 2:30pm.
- Lounge Update – A new point of sale (POS) system is being installed. There will be 2 stations which will help bartenders and servers to order and close out checks out in a timely fashion.
- Lakeside of Lounge Lighting Upgrade Update – LED Edison lights have been received for stringing around the palm trees lakeside of the Lounge. LED “running” lights will also be hung under the awnings. These upgrades will be installed in the next few weeks.

Golf-Pro Shop

- Golf Course Tournaments Updates:
 - Member/Member - 25Feb17
 - New York Group – 7Mar17
 - Canada Club – 11Mar17
 - Ladies 18 Hole Invitational – 21Mar17
 - Barefoot Bay Club Championship- 23-25Mar17Call or stop by the Pro Shop for more information about any of the tournaments.
- R&M Project Update – Staff is currently planning the summertime projects including the \$50,000 no match grant program.

Property Services

- Project Update:
 - The pier is open and final payment will be made once final punch list items are completed.
 - (Grant funded) Shuffle board resurfacing project was completed last week.
 - (Grant funded) Beach Projects Update:
 - FDEP permitting for non-vertical work is approved.
 - Brevard County site permit is in the review process.
 - Staff has one bid for exotic clearing, berm construction, irrigation installation landscaping and sodding. Staff anticipates receiving a 2nd quote within the next week with the award of contract being on one of the next two BOT agendas for consideration.
 - Building A roof replacement project is currently in the RFP drafting phase and staff anticipates release of the RFP on 03Apr17.
- Routine Work Update:
 - Installed poles for the soccer field
 - Repaired poles at the tennis courts
 - Reinstalled new windscreen at pool 2
 - Installed new curb stops in front of screens in the golf course parking lot



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- Finished air conditioning enclosure in D&E
- Repainted white rope fence poles throughout BFB
- Continued canal bank brush removal for stormwater maintenance
- Installed hot water heaters in the 6th and 16th restrooms on the golf course
- Repaired handrail on handicap ramp in front of Bldg. A
- Rototilled the softball field

General

- Building A and the 19th Hole Kitchen Projects Update – Staff will meet with TLC engineer and subs on Thursday to walk through the kitchens and explain the scope of work of each project. Staff anticipates the design proposals will be on the 28Mar17 BOT agenda for consideration.
- Request to Form a Club – Staff received a request to form a Bocce Ball Club today. With the BOT's intention of turning oversight of clubs and organizations to the BFBHOA (projected changes to be adopted by the BOT on 28Mar17), staff seeks direction whether to place the request on the 10Mar17 agenda for consideration (current Policy Manual rules) or inform the residents the request will be forwarded to the BFBHOA.

Mr. Cavaliere stated that the authorization to form the clubs should remain with the Board but clubs scheduling transfer to the HOA. Mr. Coffey requested further clarification and stated the further discussion can take place at the March 16th Workshop

Mr. Diana requested an expedited response to the Bocce Ball Club by HOA in the interim.

- Ethnic Festival and St. Patrick's Day Guest and/or Visitor Pass Reminder – Per changes made to the Policy Manual last year, the guest and/or visitor passes for the upcoming events will not be required as these events are open to the public. All other pool and building use regulations will be enforced.

Attorneys Report

General Counsel reported that 606 Tarpon has come into compliance. He stated that the Lender agreed to pay legal fees and asked for dismissal of the case.

Mr. Geier made a motion to dismiss the suit at 606 Tarpon, due to the lender paying for legal fees and costs of \$1600. Second by Mr. Lavier. Motion carried unanimously.

He updated the Board on 580 Marlin Circle which was a foreclosure in August and subsequently transferred to a lender. This case has come in to compliance and now his office will close the case.

Incidental Trustee Remarks

Mr. Lavier congratulated Betsy Davis on the success of raising \$945 for the community fund this past weekend.

Mr. Cavaliere encouraged the residents to fill out the census/survey. He clarified that the information is needed to help the Trustees plan the future of Barefoot Bay

Mr. Diana requested a cost of entertainment from the Food and Beverage department including musical events from March 1, 2016 - February 28, 2017.



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Audience Participation

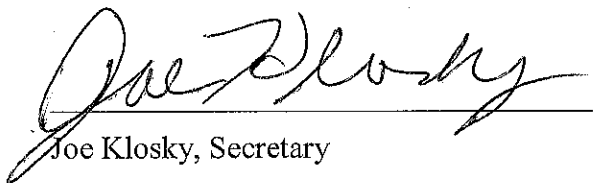
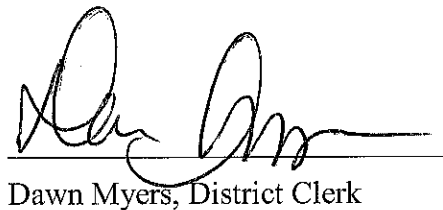
Ms. Crouse requested installation of an informational kiosk for prospective Barefoot Bay buyers. While selling Little Theatre in the patio area of Building A as she noticed a fair amount of people looking for information in this area,

Adjournment

The next meeting will be on March 10, 2017 at 1PM in Building D/E.

Mr. Cavaliere made a motion to adjourn. Second by Mr. Lavier. Motion carried unanimously.

Meeting adjourned 8:54PM.


Joe Klosky, Secretary
Dawn Myers, District Clerk