

MEETING MINUTES
GULF COVE STREET AND DRAINAGE ADVISORY COMMITTEE
July 30, 2007
9:30 a.m.

Attendees: Randy Roberson, Bette Lyttle, Claire Kuhlman, Les Weyant
County – Tara Musselman, Barry DeMello, Kim Raymond

Minutes: The minutes for December 18, 2006; January 29, 2007; and April 30, 2007, were approved with noted changes.

Business:

- The Committee received an updated 2007/08 budget.
- It was stated that the Committee did not want beautification but--due to resident requests--\$50,000 was put into the budget. At the public hearing, residents informed the Board of County Commissioners that they did not want beautification. Since the proposed increase amount was adjusted, beautification will be removed. The amount budgeted for striping and rpm's was also cut.
- Taxes for vacant property are higher, due to the cost of mowing the rights-of-way.
- Mr. DeMello stated there has not been much work since the last meeting. The last three phases of pipes will be completed this year. Paving could possibly start next year, depending on the money situation.
- Mr. Roberson said that the intersection of Churchill and Farley is a pond when there is a three-inch rain. Mr. DeMello advised that, if there is any money left over after the phase completion, this may be addressed at the beginning of the paving project. He stated that this intersection is swaled, not piped.
- Ms. Kuhlman expressed concern about a drainage ditch between the two lots on David and Latham. She stated that, if this drainage ditch gets filled due to building on the lots, there could be problems. Mr. DeMello advised that the ditch cannot be filled in, since it is an easement. The residents would have to pay to install pipes. Mr. DeMello will check into this.
- The Committee reviewed the Activity Report for May and June 2007. There was discussion about contract mowing.

Other Business:

- Ms. Musselman stated that three members of the Committee were randomly chosen to attend the meeting with the MSBU review consultants on August 30, 2007, at 11:00 a.m. This meeting is open to the public, but the public will not be allowed to speak. This meeting, which is part of Phase Two of the MSBU review, will be attended by

three members from each committee. Any residents who have questions or concerns for the consultant can submit them to Ms. Musselman.

Open Floor:

- Sharon Crafton inquired why a budget projection is given, if it could possibly change again. Ms. Musselman stated that the Committee is aware that there are two budget hearings in September, at which the Board could approve the rate but then cut it back to the original amount.
- Ron Molway discussed the budget amounts and increased tax revenue. He inquired about Public Works' administration fees and central indirect charges. The Public Works charges consist of a percentage from Finance, Administration, and Engineering. It was stated that 57% of the budget is for the indirect cost of Public Works' services.
- Ms. Musselman explained that ad-valorem taxes are not used for streets and drainage.
- Per Ms. Musselman, a formula is designed to set up a cost for the use of equipment. The MSBU is only charged when that piece of equipment is used in its area.
- Mr. Molway stated that money was put aside for beautification several years ago, but it was never carried over. He asked why the Committee would try again for the third time. Ms. Musselman advised that the money was still in the budget, but it was used for something else. She stated that this transpired before she worked for Public Works. She explained that she carries over balances to the same line item in the budget, unless the Committee requests otherwise.
- Ms. Musselman stated that Gulf Cove needs to bring its roads up to standard before they will be included in the potential combining of West County MSBU. Individual committees can still be formed for beautification.
- The cost of mowing doubled because trash pickup is included.
- Mr. DeMello explained that line and grade is done on all lots. Brush cutting is done on vacant lots.
- Chuck Crafton inquired if a line item budget report was available for residents to view. Ms. Musselman informed him that an activity report is generated for Committee members. The residents suggested that this report be posted on the web site.

- Stephanie Molway stated that a line and grade was done last year on her street, but the neighbor's pipe was clogged more after the work was completed. Mr. DeMello stated that the work was done by the builders, but he will check into it.
- Mr. Crafton inquired whether Committee members need to be residents of Gulf Cove. Ms. Musselman will verify the ordinance. Some MSBU ordinances state they can be property owners.
- It was discussed that no reports were submitted to the residents at the Property Owners' Association meeting. Ms. Kuhlman stated she was hospitalized and was not available. Mr. Roberson confirmed that no information was provided.
- Ms. Musselman stated that the Committee will work on the 2008/09 budget in October. She requested that she be invited to the POA meetings. The residents stated they need to be better informed. Ms. Musselman is currently working on a community plan for better communication. She requests any ideas or opinions. She said that one option is to submit a notice of meetings to every resident for the next three months. A cost would be involved with this option. Ms. Musselman requested that a notice go out to every resident regarding the increase in the assessment rate, but County Administration would not allow her to do that.
- Last year, Mr. Tom O'Kane was presented contact information for the Director of Public Works in Lakeland regarding different paving methods. The residents inquired on the status. Ms. Musselman will check with Mr. O'Kane.
- Ms. Crafton inquired where Ms. Kuhlman got her information regarding the number of residents who attend the POA meetings. Ms. Kuhlman stated that she pulled that number off the top of her head and was mistaken.
- There was discussion about posting information to the POA website.
- Rebecca Worth inquired why no minutes have been posted on the website for almost a year. Ms. Musselman stated that the Committee needs to approve the minutes before they are posted. She added that one option is to have the draft minutes posted until the committee approves them.
- Rick VanAcker stated that the Committee represents the residents, and the empty positions need to be filled. He suggested a sign to post meetings. He added that most residents work during the day and suggested that meetings be held at night for more attendance. Ms. Musselman stated that the Committee can meet without the County present. Those meetings would need to be advertised and minutes taken.

- Mr. VanAcker asked why an additional day was added to the mowing contract. Ms. Kuhlman stated that, during the POA meeting, the residents stressed the need for the additional day. During the summer, mowers are damaging the swales. It was suggested to change months around. Ms. Musselman stated that only vacant lot owners pay this cost. Mr. Roberson suggested discussing this at the next meeting. Ms. Musselman stated that this recently went out to bid for a three-year contract, and the specifications have already been established. The mowing is paid by the mile and not determined by the lot.
- There was discussion about a member presenting the options at the POA meeting and taking a consensus. Ms. Kuhlman stated that a consensus was taken regarding the beautification and plans were given, but residents stood up at the public hearing stating they did not want it. Ms. Lyttle stated that this information was presented at the POA meetings for two months.
- Mr. Roberson suggested turning the last part of the POA meeting into an MSBU discussion. Ms. Musselman suggested meeting a half-hour earlier and setting that time aside for the MSBU information.
- Anthony Hellor stated that the County taxes him as one lot, but it is taxed as two lots through the MSBU. Ms. Musselman advised that the ad valorem and non-ad valorem taxes have different criteria. As long as they could sell it as a separate lot, it would be considered two lots. If the easements are dropped, then it would be one lot.

The next scheduled meeting is Monday, October 29, 2007, at 9:30 a.m. at Hope Lutheran Church.

The meeting was adjourned at 11:00 a.m.

Respectfully submitted,

Tara L. Musselman
Municipal Services District Representative

TLM:srb

copy: File 27020002 – 070906TM.doc