

**MINUTES OF MEETING
SPRING LAKE IMPROVEMENT DISTRICT**

The Regular meeting of the Board of Supervisors of the Spring Lake Improvement District was held Wednesday, January 8, 2020, at the District Office, 115 Spring Lake Boulevard, Sebring, Florida.

Present were:

Tim McKenna	Chairman
Bill Lawens	Vice Chairman
Kay Gorham	Secretary
Brian Acker	Asst. Secretary
Melony Culpepper	Asst. Secretary

Also present were:

Bill Nielander	District Attorney
Joe DeCerbo	District Manager
Clay Shrum	Director of Operations
Diane Angell	District Administrator

Residents & Guests	"See Sign in Sheet"
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FIRST ORDER OF BUSINESS

Call to Order

Chairman McKenna called the meeting to order and led the pledge.

SECOND ORDER OF BUSINESS

Upcoming Meetings/Events/Correspondence

- A. January 15th, LMS @ 8:00 a.m. Agri Center
- B. January 20th, Martin Luther King, Office Closed
- C. January 28th, Gentry Memorial Dedication @ 10:00 a.m. Eco Park
- D. February 6th, Meeting with Airport and SFWMD @9:30 a.m. Airport (Craig A Smith attending)

THIRD ORDER OF BUSINESS

Approval of Minutes

The Board received copies of the minutes from December 11, 2019 for review. There being no further questions.

ON MOTION by Bill Lawens, seconded by Kay Gorham with all in favor the minutes from December 11, 2019 Board meeting was approved.

FOURTH ORDER OF BUSINESS

Approval of Financials

The Board received copies of the December 2019 Financials for review. Brian Acker asked if the entries for the roof and the fencing at the wastewater plant were going to be reimbursed. Clay responded yes. The project is expected to close out in April.

ON MOTION by Brian Acker, seconded by Bill Lawens with all in favor the financials from December 2019 were approved.

FIFTH ORDER OF BUSINESS

Treasurer Report

A. Update

Assessment Deposits in the amount of \$74,887 and \$32,585 were received in December. Collections for the year are General Fund 59%, Lot Mowing 42%, and Village I Parks 70%. FL Class Interest rate is 1.80%.

First Southern Bank has approved two loans that would replace the existing loans held at CenterState Bank. Loan # 1 \$430,466 will combine the two existing capital loans at CenterState Bank. The interest is 4.5% adjustable after 5 years and amortized over a 15-year period. The District can pay more on the principal annually if they desire. Loan # 2 is a \$750,000 line of credit @ Prime plus 0% (currently 4.75%). First Southern will take a pledge of the general fund maintenance tax levy assessment for collateral.

ON MOTION by Bill Lawens, seconded by Brian Acker with all in favor to enter into a 15-year capital loan and \$750,000 line of credit with First Southern Bank and assign Tim McKenna, Board Chairman and Kay Gorham, as Secretary to sign loan documents on behalf of the District.

SIXTH ORDER OF BUSINESS

Attorney

A. Surplus Land Survey

The owners of Village X are in the process of getting permitting and a survey has been done. There has been further discussion on water and sewer lines. This item will remain on the agenda.

B. Rt. 98 lot, Raskin Trust

A probate hearing is scheduled for the 20th of the month.

C. Airport

A meeting is scheduled for February 6th with the Airport and SFWMD. Craig A. Smith is attending.

SEVENTH ORDER OF BUSINESS

Manager

Joe updated the Board on the effectiveness of our new employees. A rate study meeting is scheduled for February 6th. We received the additional insured certificate from the Golf Resort. FASD is supporting Legislative efforts to eliminate web site ADA requirements.

EIGHTH ORDER OF BUSINESS

Supervisor Requests

Tim McKenna thanked Karen Palino for the wonderful Holiday Celebration and Kay Gorham for helping with the Golf Cart parade. It is nice to see the Spring Lake Property Association, the Golf Course and the District working together to make these events happen. Karen Palino said it was nice to see the Community Center making some money since the Board adopted the new rules. She asked if we could get some items such as a good coffee pot to stock in the kitchen. Diane told Karen to get together with her and Cindy and they would come up with a list of needed supplies.

Bill Lawens said he is happy to see people enjoying the ECO Park. There are always cars in the parking lot.

NINTH ORDER OF BUSINESS

Public Comments

There being none.

TENTH ORDER OF BUSINESS

Next Meeting

The next meeting will be Wednesday, February 12, 2020 at 10:00 a.m.

ELEVENTH ORDER OF BUSINESS

Motion to Adjourn

ON MOTION by Melony Culpepper, seconded by Kay Gorham with all in favor the meeting adjourned at 10:21 a.m.

Tim McKenna, Chairman

Kay Gorham, Secretary