

**MINUTES OF MEETING  
SPRING LAKE IMPROVEMENT DISTRICT**

The Regular meeting of the Board of Supervisors of the Spring Lake Improvement District was held Wednesday, October 14 ,2020, at the District Office, 115 Spring Lake Boulevard, Sebring, Florida.

Present were:

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

Absent: Tim McKenna, Board Chairman

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**

Vice Chairman Lawens called the meeting to order and led the pledge.

**SECOND ORDER OF BUSINESS**

**Upcoming Meetings/Events/Correspondence**

- A. October 21<sup>st</sup>, LMS, 8:00 a.m., AG Center
- B. November 3<sup>rd</sup>, Election Day
- C. November 9<sup>th</sup>, Race Week Begins
- D. November 11<sup>th</sup>, Veterans Day Holiday
  - Landowners Meeting @ 10:00 a.m.
- E. December 9<sup>th</sup>, Holiday Gathering @ 6:00 p.m.

Ben Markham said “I thank you for all that SLID has done for the Spring Lake area. If people would take the time to read this edition of the Breeze, they should understand all the good that is being done for the area. I am a winter resident in the Villas and yes, my expenses are being increased. People must realize that you must pay for upkeep and improvements. This Breeze does a good job in explaining why there will be a slight increase in our water/sewer/etc. rates. Thank you, Board, for all you do.”

Kelli Bronson said “Dear Members of “Water Angels” I am so grateful and appreciative to your sweet and caring gesture of taking care of my water bill. Every little bit helps, and it is so extremely kind and thoughtful to whoever thought up this special group and the wonderful

members who donated to this! I am truly humbled with gratitude. Sweet Cindy, who works for your company, let me know if I wrote a letter that it would be shared with you all. I really wish I could give all of you a hug. Thank you for your kind and caring hearts I truly appreciate you all.”

**THIRD ORDER OF BUSINESS**

**Approval of Minutes**

The Board received copies of the minutes from September 9, 2020 for review. There being no further questions.

ON MOTION by Kay Gorham, seconded by Melony Culpepper with all in favor the minutes from September 9, 2020 Board meeting was approved.

**FOURTH ORDER OF BUSINESS**

**Approval of Financials**

The Board received copies of the September 2020 Financials for review. There being no further questions. Joe DeCerbo noted that general fund expenses were only 79% for the year.

ON MOTION by Brian Acker, seconded by Kay Gorham with all in favor the financials from September 2020 were approved.

**FIFTH ORDER OF BUSINESS**

**Treasurer Report**

**A. Update**

Diane said there were no new updates. She is working on gathering information for the Fiscal Year 2020 audit.

**B. Resolution 2020-17 Final Budget Amendment FY 2020**

Various line items in the budget were amended and expenses that need to be placed in the depreciation schedule were moved to Capital Outlay.

ON MOTION by Melony Culpepper, seconded by Brian Acker with all in favor Resolution 2020-17 Final Budget amendment for Fiscal Year 2020 was approved.

**SIXTH ORDER OF BUSINESS**

**Manager**

A. Update

Joe said that the October utility bills will be going out next week. This is the first bill with the new water and sewer rates. He has instructed Diane and Cindy that if anyone comes in or calls to complain that they are to inform them that the Board sets the rates and to direct any questions to the Board. Along with an insert in the Breeze, an e-mail blast was also sent to 247 users.

Joe informed the Board that after seven years Comcast Cable finally listed their building by the maintenance shop. The property appraiser's office lists the assessed value at \$48,000. Joe made a verbal offer to Comcast of \$20,000 plus closing costs and they agreed.

ON MOTION by Kay Gorham, seconded by Brian Acker to authorize Board Chairman to sign on behalf of the Board and make a formal offer of \$20,000 plus closing costs to Comcast.

ON MOTION by Brian Acker, seconded by Melony Culpepper to move unreserved funds in the budget to Capital Outlay for the purchase of the Comcast Building.

B. Engineering Policies and Procedures, Resolution 2020-18

The Board received a briefing, and after discussion, agreed we needed this.

ON MOTION by Melony Culpepper, seconded by Kay Gorham with all in favor Resolution 2020-18 Engineering Policies and Procedures was approved.

**SEVENTH ORDER OF BUSINESS**

**Attorney**

A. Surplus Land Closing

The surplus land closing was postponed for a family emergency. This closing will take place in the next few weeks.

B. Legal Update

Bill said the EEOC case response was filed yesterday. Diane has the documents in her office if any of the Board members wish to read them. They can see her, no copies can be made.

Bill said he is waiting for David Jackson to get back with him regarding legal fees involved for establishing user fees. Discussion was held regarding setting up a public hearing to discuss user fees. Bill will let David know that the Board needs the rates by the December meeting so we can move forward. This item will be placed on the December Agenda for continued discussion.

**EIGHTH ORDER OF BUSINESS**

**Supervisor Requests**

Brian Acker said he listened to the County Commission meeting discussing the planning presentation for Signature H. He asked if the approval of the cabins changed the zoning requirements. Melony Culpepper said the zoning was changed from agriculture to R3 and there will be 14 Cabins north by Bobcat, and 26 Cabins by the main Clubhouse.

Joe stated Gene Schriener is involved in the canopied construction of the units into our canals and addressing future maintenance and erosion issues.

Melony Culpepper introduced Leah Sauls who took over for Ben Dunn as County Planning Director.

Joe DeCerbo said Tim wanted him to update the Board on the vacancy in the Utilities department. We are looking for a dual licensed individual to provide backup and support to Clay.

**NINTH ORDER OF BUSINESS**

**Public Comments**

Mary Anne Bourquin of 5816 Cardinal Court thanked Joe for meeting her regarding the drainage for village IX. When Randy returns he will inspect the drainage ditch to see if anything else needs to be done.

**TENTH ORDER OF BUSINESS**

**Next Meeting**

The next meeting will be on Wednesday November 11, 2020 @ 10:00 a.m.

- Landowners Meeting

**ELEVENTH ORDER OF BUSINESS**

**Motion to Adjourn**

ON MOTION by Melony Culpepper, seconded by Brian Acker with all in favor the meeting adjourned at 10:40 a.m.

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Bill Lawens, Vice Chairman

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Kay Gorham, Secretary