



13240 Griffin Dr.
Fort Myers, FL 33913

Minutes of the Pelican Preserve Committee Meeting January 9, 2014

1. CALL TO ORDER/ ROLL CALL

Chairperson: Phil Mezey

Vice Chair: Robert Geppert via conference phone

Committee Members Present:

Bill van der Have

Ned Haile

John Grega

Herb Freese

Christina Cascio

Management: Marybeth Goldman

Staff Members:

Diane Collins: Administrative Assistant

Scott Connell: Operations Manager

Residents:

Don Schafer

Lou LeMaire

Guests:

Keith Sherman - Securitas

1. Call to Order/Roll Call

2. Approval of Minutes

MOTION TO:	To approve the December 12, 2013 minutes with revisions.
MADE BY:	John Grega
SECONDED BY:	Ned Haile
DISCUSSION:	None further
RESULT:	Motion PASSED 6/0

Mr. Freese requested Ms. Goldman to send out an announcement reminding residents that golf carts must be driving in correct lanes and not the bicycle lane.

3. Capsure System

Ms. Goldman stated Mr. Sherman from Securitas will be present at all new orientation meetings to make the Capsure system more efficient.

Mr. Sherman stated the number of passes has increased dramatically therefore the system is being used because the implementation of the system has improved.

Mr. Freese discussed the time issue with large trucks passing through the trap gate entering Pelican Preserve. Mr. Van der Have recommended to Mr. Sherman that the use of



the rover at the Gatehouse during peak hours during season would be helpful in reducing the time to cycle traffic through the gates.

Mr. Freese requested the numbers of vehicles entering through the gate. Ms. Goldman will have those available at the next meeting.

4. Finances (See attachments)

5. Reserve Recommendation

Mr. Haile requested Mr. Geppert for a summary analysis regarding the ponds. Mr. Geppert suggested after much discussion the committee should wait until February meeting regarding making a recommendation to the Board when he has a better idea of cost regarding the ponds.

Mr. Mezey also revisited the Resolution 2012-17 regarding the separate fund for the Capital Reserve Budget. The committee believes at this time this action has never been implemented.

6. Follow-Up Three Way Stop at Trieste/Cypress Grove – Review Traffic Study

Mr. Mezey explained to the committee that he and Mr. Haile had a phone conference with the District Counsel the District Counsel agreed it was okay to treat each item mentioned within the Traffic Study requiring revisions be handled separately. The District Counsel also recommended the committee should go to the Board and make a recommendation and be placed on the Board agenda for January 16, 2014 meeting.

Further discussion followed and Mr. Haile stated the 3/2 vote on December 12, 2013 approved both signs recommended for Trieste and Cypress Grove and they need to be installed because it is a safety issue.

7. Traffic Sign Needs

Ms. Goldman stated the Chairman of the Board suggested that there is a need for 15 MPH speed limit sign on Veneto Drive coming from Town Center toward Pelican Preserve Blvd. The Chairman also conveyed to Ms. Goldman that currently there are no speed limit signs in this direction on Veneto and folks could easily use the excuse that "We did not see a speed limit sign."

Ms. Goldman stated a decision needs to be made regarding the location of the traffic signs. She recommended two reminders one entering and exiting the Veneto Drive. Mr. Mezey requested Ms. Goldman report at the next meeting with the information regarding this matter and reflecting the Traffic Study recommendations and David Plummer Report done in 2008.

8. Update on Master HOA Consideration of Rules and Regulations

Ms. Goldman stated the Rules and Regulations have been written and passed onto legal and then it will be noticed at a HOA Board meeting where all residents can attend. She anticipates that occurring in the 2nd quarter.

9. Ponds

Mr. Geppert gave an update on the ponds status.

- Bathymetrics for Basin 2 and Basin 6 are complete.
- Coring complete by February 1st
- Bid package for RFP regarding aerators
 - 1st bid – electrical
 - 2nd bid – bidding for equipment and installation of aerators
- Fish installed by the end of January delayed due to cold weather
- LK 25 and LK 29 are part of the pilot program and will prioritize issues when do walkabout.
- LK 34 Camarella is very shallow and has major issues with spike rush over growth. The spike rush will have to be physically removed along the carriage homes and insert pleasing plants and there are the funds to do this.
- Plans to participate at the Residents Alliance meeting on the 21st and give an overview on the ponds

Mr. Mezey stated that the focus of the Alliance meeting had changed due to the proposed annexation so the Ponds Committee report might be postponed until the next meeting.

10. Monthly Walkabouts

Ms. Goldman stated she does monthly walkabouts trough out the community. It was recommended by Chairman Neubauer that a committee member should join the monthly walkabouts. Ms. Goldman stated it takes about 3-4 hours and the report is completed by the end of the month. Ms. Goldman stated it includes the general common areas which are the owned assets of the CDD. It was decided Mr. Freese and Mr. Grega would meet with Ms. Goldman on a monthly basis.

11. Front Entrance Lighting

Mr. Mezey stated Chairman Neubauer is not happy with the front entrance lighting. Mr. Haile agreed the entrance needs more illumination especially on the south side by the fountain and the northwest side. Ms. Goldman stated she met with a contractor last week and she needs to understand your scope of work and how it aligns with the meter and the power that is currently in place:

- The cost
- A few lights or Las Vegas style
- Fountain lighting
- Monument – can get expensive for northwest corner

She stated all of these options increase maintenance cost of the property. Mr. Van der Have and Mr. Grega suggested keeping the LED lights on the palm trees from the holidays and it was sufficient lighting for the entrance. Ms. Goldman will report back to the next meeting with pricing regarding the LED lighting around the palm trees.



12. Committee Member Requests and Audience Comments

Mr. Mezey stated the focus on the Alliance meeting has changed due to the upcoming topic regarding the annexation of 191 acres. He also mentioned on January 28th WCI Presentation update on acquiring the Town Center.

13. Set Next Committee Meeting Date

The next meeting is scheduled for February 13, 2014 at 2 pm. Mr. Geppert will be calling in via the conference phone for the next meeting.

A schedule has been put in place for a committee member to attend the January and February Board meetings. Mr. Mezey and Ms. Cascio will be attending the January 16th Board meeting. Ms. Cascio and Mr. Van der Have will attend the January 29th Board Meeting and Ms. Cascio will also attend the February 6th Board meeting.

Mr. Haile announced his resignation and stated he would make himself available during the transition period as well as assist with consulting. He stated he had been on the committee for 5 1/2 years and felt it was time for a fresh set of eyes.

Mr. Mezey suggested Ms. Cascio transition into Mr. Haile's financial role and notifying Carol Brokke and the Resident's Alliance regarding the vacant seat. Mr. Mezey thanked Mr. Haile for doing a outstanding job as a member of the committee. Mr. Haile was thanked by Lou LeMaire, Marybeth Goldman and Don Shafer.

14. Adjournment of the December 12, 2013 Meeting at 3:45 p.m.

MOTION TO:	To approve adjournment of the December 12, 2013 meeting.
MADE BY:	Bill Van der Have
SECONDED BY:	Ned Haile
DISCUSSION:	None further
RESULT:	Motion PASSED 6/0