

Minutes

Regular Meeting of the Captiva Erosion Prevention District

Tween Waters Inn, 15951 Captiva Drive, Captiva, Florida 33924
September 22, 2016 @ 3:00 P.M.

Commissioners Present: Dave Jensen, Chair; Mike Mullins, Vice Chair; Harry Kaiser, Secretary; Rich Stegmann, Commissioner.

Absent (excused): Bob Walter, Treasurer.

Staff Present: Kathy Rooker, CEPD Administrator; John Bralove, CEPD Administrative Assistant; Hans Wilson, Hans Wilson and Associates; Jack Alexander, Stroemer & Company.

1. Call to Order

Chairman Jensen called the meeting to order at 3:00 P.M.

2. Roll Call

The Chair called the roll and the results are outlined above.

3. Approval of August 10, 2016 Meeting Minutes

Commissioner Kaiser moved and Commissioner Mullins seconded a motion to dispense with the reading of the minutes from the August 16, 2016 Regular Board Meeting and approve them as presented. The motion passed unanimously.

4. Public to be Heard

There were no comments from the public.

5. Financial Report

a) Budget Performance Ending August 31, 2016

In the absence of Treasurer Walter, CEPD's accountant, Jack Alexander, presented the Financial Report. For August in the General Fund, income was down as would be expected for this time of year. Expenses were \$5,400 compared to the August budget of \$5,200. In the Capital Fund, parking lot revenue continued to be strong. There were some assessment payoffs collected in August. Expenses included partial payments for the Redfish Pass Study and the 2nd year monitoring report. Mr. Alexander alerted the Board that another interest payment on the project loan will be due in November. The Chair called for questions; there were none.

6. Old Business

a) Redfish Pass Update

Ms. Rooker explained this report is being deferred until the October Board Meeting at which time Michelle Pfeiffer of CB&I will update the Board. Ms. Rooker said this meeting is an important one because the 2nd year post-construction monitoring report will also be presented. Work on Redfish Pass has been slower than anticipated, she said, due to the morphology and calibration work that is necessary.

b) Blind Pass Update

Ms. Rooker reported the Technical Advisory Committee Meeting met on August 29. She went over some of the information stemming from that meeting contained in Pages 11 through 15 in the Agenda Materials. She called Commissioners' attention to the 9 different alternatives that have so far been developed, some of which came from public input from the meeting held at the Sanctuary earlier in the year. Ms. Rooker said the one of the things she learned from the meeting is that the dredging of the inlet done in the past has been effective to a degree but it is not enough. It suggests that any alternative would have to combine some type of dredging with another alternative. One thing alone does not appear to be the answer.

Ms. Rooker continued her report by showing how various alternatives effect the water flow through the inlet as outlined on Page 14a of the Agenda Materials. She said that some alternatives have no effect on increasing the flow or decrease it and therefore have been eliminated. However, five alternatives have been identified that would increase the flow of water. She added some alternatives are still being studied and there is still a lot more work to be done. Commissioners asked questions about some of the alternatives. Ms. Rooker said the next dredging of the inlet will be done this winter prior to the expiration of the permit in June 2017. Detailed discussion about the groin alternative followed.

7. New Business

a) Approval of Resolution 2016-05 Capital Project Fund Budget

The Chair called for questions on this agenda item. Ms. Rooker said this was the same budget that Commissioners had seen at previous meetings. Commissioner Mullins offered and Commissioners Kaiser seconded Resolution 2016-5 adopting the Fiscal Year 2016/2017 Project Budget. The motion passed unanimously.

b) Approval of Lease Agreement with Stilwell Management LLC

Ms. Rooker commented that the only change to the proposed lease from the one Commissioners had seen at an earlier meeting is the term of the lease will be 5 years with CEPD having an option for another 5 years. Commissioner Mullins asked about CEPD's responsibility if the office building were damaged, how this is covered in a triple net lease, and whether CEPD should set up a reserve for such a situation. Ms. Rooker said she will look into the issue. Commissioner Mullins moved and Commissioner Kaiser seconded a motion to enter into the lease as presented with Stilwell Management LLC. The motion passed unanimously.

c) Approval of Budget Amendment/Transfer 2016-01

Ms. Rooker explained that at this time of year the Board looks to see if there are unexpended budgeted funds that can be transferred to reserves. She went over the schedule of proposed budget transfers contained in the Agenda Materials. She explained the proposed amendment does not increase or decrease the FY 2015/2016 budget. She added that the amount, \$46,000, will increase the reserves from \$83,648 to \$129,648. At the close of the year, the reserves will be moved from the General Fund to the Capital Projects Fund as is customary. Commissioner Mullins moved and Commissioner Kaiser seconded a motion to approve Budget Amendment/Transfer 2016-01. The motion passed unanimously.

8. Administrator Report

a) FEMA Update

Ms. Rooker reported there are two issues in this item: CEPD's appeal of the FEMA determination and the insurance issue that was the subject of the Special Board Meeting held on September 8. She said that there has been no movement on the appeal and CEPD sent a letter last week in response to the insurance issue.

b) Beach Status

Ms. Rooker reported there has been significant sand loss following Tropical Storms Colin and Hermine around the Sunset Beach area. CEPD's engineers will address this as part of the monitoring report they present at October's Meeting.

c) Project Planning Timeline

Ms. Rooker provided Commissioners with a copy of the timeline and said there have not been any changes to it since the last meeting. She said she has confirmed that the meeting with the Army Corps at the November Board Meeting is still on. She has asked that both a real estate expert and a cost-sharing expert for the Corps attend that meeting. She added that a Board Briefing Meeting or workshop could be held to discuss the results of the meeting.

9. Public to be Heard

There were no comments from the public.

10. Commissioner Comments

Commissioner Mullins suggested that CEPD address two topics in the near future, perhaps at a workshop: the role CEPD should play in the water quality issue and what is CEPD's responsibility for bayside erosion. The Chair said he will meet with Ms. Rooker before the next meeting.

Commissioner Mullins added that other organizations on the island are trying to deal with some of these factors through donations and voluntary participation. He said that as a taxing district, if it is within CEPD's mandate and it makes logical sense, it is a little bit easier for CEPD to be able to hire some of these experts and cover it and tax accordingly. It is more beneficial to CEPD to hire the experts and use tax money to deal with some of these issues since they effect everyone on the island

Adjourn

There being no further business, the Chair adjourned the meeting at 4:02 P.M.