

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

**THE GROVES
COMMUNITY DEVELOPMENT DISTRICT**

The continued meeting of the Board of Supervisors of The Groves Community Development District was held on Tuesday, May 26, 2022, at 9:02 a.m., at The Groves Civic Center, located at 7924 Melogold Circle, Land O' Lakes, FL 33637.

Present and constituting a quorum:

Bill Boutin	Board Supervisor, Chairman
Richard Loar	Board Supervisor, Vice Chairman
Jimmy Allison	Board Supervisor, Assistant Secretary
Christina Cunningham	Board Supervisor, Assistant Secretary
James Nearey	Board Supervisor, Assistant Secretary

Also present were:

Gregory Cox	District Manager, Rizzetta & Co, Inc.
Dana Collier	District Counsel, Straley, Robin & Vericker
Amy Wall	Operations Manager
Jason Klimis	ESS Security
Jim Sawford	American Access

Audience Members	Present
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FIRST ORDER OF BUSINESS

Call to Order

The meeting was called to order at 9:02 a.m. with four members physically present and Mr. Neary present via telephone conference call.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

All present at the meeting joined in the Pledge of Allegiance.

THIRD ORDER OF BUSINESS

Audience Comments

The Board received audience comments regarding support for retaining the current live gate security guard versus a virtual gate guard system; comments and a document suggesting the issuance of additional bar codes to residents; concern regarding the notice to residents of the timing of the continued meeting; the need for

improved communications to the residents about CDD actions; comments regarding the budget amount for annuals; and comments regarding requests for proposals (RFP) for CDD contracts.

On a motion from Mr. Loar, seconded by Ms. Cunningham, the Board unanimously approved to receive a document for requesting additional bar codes, for The Groves CDD.

FOURTH ORDER OF BUSINESS

Review of ESS w/ Access Controls Gate Security Agreement

The Board received a presentation from Mr. Jason Klimis, with ESS Security, and Mr. Jim Sawford, with American Access, on the merits of a live gate guard security system coupled with a call box access system for evening hours at the community. Mr. Klimis presented a proposal which combined ESS Security guards with American Access call box access service. Mr. Klimis also provided for options to include additional roving guards in the community as desired by the Board.

FIFTH ORDER OF BUSINESS

Consideration of Securiteam Gate Guard Agreement

The Board received a presentation from Mr. Frank Prete, with Securiteam, for the system of virtual gate monitoring and access for the community, which the Board of Supervisors has previously approved to proceed, but for which the required agreement remained to be approved by the Board.

The Board opened a question and answer session with the audience members to allow Mr. Prete and Mr. Klimis to address questions from the audience and the Board members.

Following Board member discussion, the Board acted to rescind the previous decision to proceed with the virtual gate guard security system proposed by Securiteam.

On a motion from Mr. Loar, seconded by Mr. Boutin, the Board unanimously approved to rescind a previous Board decision to proceed with a Securiteam virtual gate monitoring and access system, for The Groves CDD.

SIXTH ORDER OF BUSINESS

Review of Additional Gate Security Proposals

The Board members discussed the need for a community-wide survey to get more comprehensive feedback from the residents regarding the opinions regarding the use of live security gate guards versus a virtual kiosk system to control access to the community. Mr. Boutin requested that Mr. Allison take the lead in the creation of a survey for this purpose.

The Board discussed the need to review the gate guard post orders that are currently in use and requested that Ms. Collier research to determine what actions of the guards are permitted to take when determining access approval on the public roadways of The Groves CDD.

*****The Board meeting was recessed from 10:00 a.m. to 10:22 a.m. All Board members were in attendance when the meeting was called back to order.****

SEVENTH ORDER OF BUSINESS

Consideration of Wilkes AC Proposal for Quarterly Services

The Board members considered the proposal from Wilkes Air Conditioning, LLC for the performance of HVAC inspection and servicing of the CDD's HVAC systems. The Board members requested that the HVAC system at the front gate be included in this agreement.

On a motion from Mr. Loar, seconded by Mr. Allison, the Board unanimously approved the proposal from Wilkes Air Conditioning, LLC, for HVAC inspection and servicing, contingent upon the inclusion of the front gate guard facility, for The Groves CDD.

EIGHTH ORDER OF BUSINESS

Presentation of FY 2022-2023 Proposed Budget

Mr. Cox presented the FY 2022-2023 Proposed Budget which had been revised at the May 3, 2022 CDD meeting. He explained that the proposed budget did result in a CDD assessment increase for the residents and the golf course. The Board members discussed the proposed budget and made no further changes.

NINTH ORDER OF BUSINESS

Consideration of Resolution 2022-04, Setting Public Hearing and Approving FY 2022-2023 Proposed Budget

Mr. Cox presented Resolution 2022-04, Setting Public Hearing and Approving FY 2022-2023 Proposed Budget. He explained that there would be a public hearing scheduled for the August 2, 2022 CDD Board meeting and the Board will have the opportunity to adjust the budget further, if desired at that meeting, and that the final budget would be approved at that time.

On a motion from Mr. Boutin, seconded by Mr. Allison, the Board unanimously approved to adopt Resolution 2022-04, Setting Public Hearing and Approving FY 2022-2023 Proposed Budget, for The Groves CDD.

TENTH ORDER OF BUSINESS

Supervisor Requests

During Supervisor Requests agenda item, Ms. Cunningham requested that the Board consider moving the start time of the July 5, 2022 CDD meeting to 6:30 p.m. from 10:00 a.m. to allow her to attend.

On a motion from Mr. Loar, seconded by Ms. Cunningham, the Board unanimously approved to move the July 5, 2022 CDD meeting start time to 6:30 p.m., for The Groves CDD.

Mr. Boutin requested that Mr. Brletic perform an inspection of the rim ditch maintenance work that has been completed in the Eustis area to determine if the rim ditch bank is stable or if in need of repair.

Mr. Boutin requested an update of the lanai project, the ADA access issue, and the lanai air conditioning.

Mr. Boutin noted that he and staff were working to locate a vendor that could begin assuming the wooden bridge repairs versus using volunteers from the community.

Mr. Boutin requested staff to look into the topic of benches on the wooden nature walk bridges to determine what is the best solution to providing for those.

ELEVENTH ORDER OF BUSINESS

Adjournment

On a motion from Mr. Loar, seconded by Mr. Allison, the Board unanimously approved to adjourn the meeting at 12:19 p.m., for The Groves CDD


Secretary/Assistant Secretary


Chairman/Vice Chairman