

# CARBON

## MINUTES OF MEETING HARMONY COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Harmony Community Development District (“CDD”) was held Thursday, December 21, 2023, at 6:00 p.m. at the Jones Model Home, 3285 Songbird Circle, Saint Cloud, FL 34773.

Present and constituting a quorum were:

Mark LeMenager	Chairman
Daniel Leet	Vice Chairman
Lucas Chokanis ( <i>via Zoom</i> )	Supervisor
Kerul Kassel	Supervisor
Joellyn Phillips	Supervisor

Also present, either in person or via Zoom Video Communications, were:

Angel Montagna ( <i>via phone</i> )	District Manager, Inframark
Jennifer Goldyn	District Manager, Inframark
Yari Villarrubia	District Manager, Inframark
Kate John ( <i>via Zoom</i> )	District Legal Counsel, Kutak Rock
David Hamstra	District Engineer, Pegasus Engineering
Jorge Baez	Field Supervisor, Inframark
Nick Lomasney	Benchmark Landscaping
Kerry Satterwhite	Area Field Manager, Inframark
Residents and Members of the Public	

*This is not a certified or verbatim transcript but rather represents a recap of the discussions and actions taken at the meeting. The full meeting recording is available in audio format upon request. Contact the District Office for any related costs for an audio copy.*

### **FIRST ORDER OF BUSINESS**                      **Call to Order and Roll Call**

Mr. LeMenager called the meeting to order at 6:00 p.m.

Mr. LeMenager called the roll and indicated a quorum was present for the meeting.

### **SECOND ORDER OF BUSINESS**                      **Audience Comments**

Mr. LeMenager indicated a three-minute time limit for comments.

Ms. Barbara Finazzo, resident of South Lake and HOA board member, commented on Billy’s Trail, two residents have fallen on it where there is netting. Ms. Kassel clarified that area is not District property. Ms. Finazzo asked the District to reach out to the appropriate entity and provided a letter from one of the injured residents. Ms. Finazzo addressed development of 12 acres on two lots between East Lake and North Lake, permit application to amend the Harmony planned development (“PD”) for a multi-story garage, which was approved. Residents requested the District be more active regarding construction taking place and give feedback. Residents have already provided feedback and will monitor information with Osceola County (“County”). The property goes down to Cat Lake. An article was in the newspaper regarding five apartment

45 buildings and 168 units with multi-story garage. Originally it was going to be a dog park. Mr.  
46 LeMenager reiterated if builders construct something on District property, they do not have carte  
47 blanche because the District will accept the plat.

48 Mr. Clifford McIntosh requested an update on the Five Oaks Drive flooding issue, which will  
49 be addressed in the engineer's report.

50 Ms. Mary Jane Sledz thanked the District for the signs at the entrance that were removed,  
51 requested an update on the plan for the tower or if all the signs will be removed, echoed comments  
52 regarding future development, two bald eagle sightings on conservation lands, requested a traffic  
53 study the past six months and has spoken with the County transit and transportation department,  
54 the District has to submit an application for a traffic study because of multiple HOAs in the  
55 community, the HOA can assist if stop signs or speed bumps are deemed appropriate, and two  
56 more near misses in the 55+ community. Ms. Sledz provided the County contact information to  
57 Mr. LeMenager. The HOAs have no issues providing petitions to get to 60% approval, but traffic  
58 study is needed to see what the recommendation is. This was discussed at the November meeting,  
59 and the District Manager has researched this issue and will provide a report.

60 Ms. Graham Lane asked about cars parking on the street overnight in the Enclave, which is an  
61 HOA issue.

62 Ms. Marilyn Ash-Mower spoke on behalf of the community garden, received no help prior to  
63 Mr. Baez, he and staff were able to address the bee issue, and expressed appreciation for his help.

64 Mr. Chokanis passed on a request from a neighbor Mr. Jerry Mick regarding the pond behind  
65 his house behind the 12<sup>th</sup> hole and grass looks overgrown, golf course says they are not responsible,  
66 and requesting if the District will address it as is done on other ponds.

67 Mr. LeMenager described his chairmanship to be much like Mr. Robert Evans, who was the  
68 last Supervisor appointed by the developer who served as Chairman for a number of years. Mr.  
69 LeMenager is committed to read all meeting materials. Mr. LeMenager desires to motivate the  
70 Board to serve as a supervisory group instead of a management group. Previous boards attempted  
71 to manage staff rather than letting the management company do that. The Board should be an  
72 advisory group that votes on policy and important matters.

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74 **THIRD ORDER OF BUSINESS** **Staff Reports**

75 **i. Landscaping: Benchmark Landscaping/United Land Services ("Benchmark")**

76 **i. Monthly Report**

77 Mr. Lomasney reviewed the landscaping report and discussed with the Board the following:  
78 raising branches, mowing, leaf removal, routine maintenance, broken irrigation pipe on Cat Brier

79 Trail will require replacement of a section, Rainbird sensor being installed in the triangle park,  
80 Harmony Square Park and Buck Lake Park enhancements will be done in January, tree by the  
81 statute has been removed and the stump grinded out, bucket watering the new tree on Sundrop,  
82 tree stump on District property that is an eyesore might be included in a future proposal to remove  
83 other dead trees, mulch will be installed when the two parks are complete, tree mold issue on live  
84 oaks reported by a resident, mold treated on sycamore trees that might have gone airborne to the  
85 oaks, and a report to be provided at the next meeting.

86 **ii. Field Manager: Inframark**

87 **i. Monthly Report**

88 Mr. Baez reviewed the landscaping report.

89 Discussion ensued regarding the following: completion of Cat Brier Trail sidewalk and curb  
90 will start next week, pressure washing PVC fence on Five Oaks Drive, painting the benches next  
91 month, pressure washed the east tower and removed the signs, roof was also washed and the open  
92 spaces were painted, one section of the tower needs to be repaired, volleyball net was installed,  
93 gate boxes were updated for Buck Lake and Ashley Park and the Swim Club for access cards to  
94 be programmed, helped remove the bees at the garden, moved stones driving to the garden, a driver  
95 damaged that area, Children At Play signs by the ribbon curbs will be covered under the engineer's  
96 report, splash pad needs to be checked again and a motor replaced, staff's running of the splash  
97 pad, lack of contractor response, issue with sequencer and water pressure, staff cannot change the  
98 controller, suggest the contractor showing how to manage the controller, new motor is working  
99 but the other one is making noise, suggest a different contractor come and evaluate, a resident  
100 suggested not enough water pressure which staff also observed, Professional Fountain Services  
101 was onsite when staff was on holiday after Thanksgiving, and brief comments on the sign on U.S.  
102 Hwy 192 to be discussed later in the meeting.

103 **iii. District Engineer: Pegasus**

104 **i. Lakefront Park Maintenance Facility Update**

105 Mr. Hamstra reviewed the following items, and discussion with the Board ensued regarding  
106 the revised drawing, original location at the concrete pad by the gravel parking lot by the park, no  
107 use for the existing pad for the facility and the plan to remove it, locate the facility behind the  
108 parking lot to avoid a lot of earthwork and to be farther from the walkway, sufficient distance from  
109 fire hydrant, hose bib added but no sewer since no restroom in the facility, larger building that can  
110 be moved to a different location, additional sidewalk, stabilized area for equipment so as not to rut  
111 the turf, \$142,000 revised estimate, revised plans ready to submit to the County, fence around  
112 garbage container with a screen as well as around the lean-to, sidewalk extended in front of the

113 building and to one of the garage doors, clarification how equipment will enter the area and/or the  
114 building, location of parking the District truck, more visibility parking it by the Ashley Park pool,  
115 sidewalk will be wide enough for the gator and golf carts, possible paved access to the lean-to for  
116 heavier equipment, risk of vandalism to the truck, current office at Ashley Park with a restroom,  
117 this facility primarily a storage building, Mr. Hamstra will check width of the concrete and  
118 extension to the lean-to, and will submit to the County to begin their review process.

119 **ii. RV Storage Lot**

120 Mr. Hamstra reviewed the application submitted for the storage lot that has been officially  
121 withdrawn, and the County acknowledged it is now a closed item.

122 **iii. Garden Road**

123 Mr. Hamstra indicated a permit would be required for the Garden Road storage shed, and the  
124 shed contractor will be the entity required to pull a building permit once the agreement is signed  
125 due to size of the building.

126 **iv. Buck Lake Control Structures**

127 Mr. Hamstra reviewed a map of the wooded area for the control structures, these four control  
128 structures control all the lakes along the Buck Lake conservation area, some were not working  
129 right, and each has a slight maintenance need. Mr. Hamstra described how the structures are  
130 designed to work: as the stormwater ponds fill up, they go through the pipe and up the structure  
131 like a chimney, reverse, and then flow across the wooded areas. Mr. Baez and Mr. Hamstra will  
132 look at the first one in the morning that appears to be working fine but needs to be cleaned out.  
133 The second one was reported at the last meeting as not working, and water is not getting to Buck  
134 Lake. It cannot simply be dredged, so Mr. Hamstra will meet with field staff regarding the  
135 structures to determine which ones staff can fix and which ones will need a contractor to do some  
136 grading and drainage. The structures bubble up. When storms come, the orifices get submerged  
137 and come to the top of the grade. Mr. Hamstra is getting a survey proposal to survey from the  
138 structure to the lake. The third structure looks well maintained and gets to the lake when needed.  
139 The fourth one has a safety issue with the grate falling in. Staff will investigate in the morning to  
140 see what is needed to replace the grate. The area has been sprayed but vegetation has to be removed  
141 so as not to clog the structure.

142 **v. Golf Course Issues**

143 Mr. Hamstra reviewed an issue with the golf course leaving debris at the end of the driving  
144 range, possibly due to a change in staff. The District's environmental consultant, Ms. Catherine  
145 Bowman, indicated it has gotten worse and they are pushing more debris into the wetland. A

146 conversation needs to be held with the golf course to stop that activity and get it removed from the  
147 conservation area that the District maintains and monitors and reports on.

148 Mr. Hamstra also reported a circular bay head where Old World climbing fern is growing  
149 quickly and needs to be eradicated quickly before it jumps over and starts infecting what the  
150 District already has under control. Mr. Vinson is doing well for a one-man operation, Ms. Bowman  
151 is pleased with a vast majority of the wetlands, but she is concerned this might be a problem in the  
152 summertime if not dealt with quickly. Staff will discuss this in the morning.

#### 153 **vi. Cattail Removal Program Update**

154 Mr. Hamstra reviewed SŌLitude Lake Management (“SŌLitude”) engaged to remove cattails  
155 on five ponds around the golf course, Mr. Hamstra reviewed after the work was completed and  
156 noted a lot of debris left, contacted Mr. Alan Wilson with Mr. Lynn Hayes and got them to remove  
157 everything they cut and SŌLitude retreated the area at no cost, and it looks much better. Later on  
158 the agenda is a proposal for quarterly maintenance to keep this under control and whether or not  
159 to include additional areas.

#### 160 **vii. Five Oaks Drive and Cat Brier Trail Drainage Systems**

161 Mr. Hamstra reviewed the drainage systems and repairs needed, suggestion to investigate to  
162 be sure an expensive repair will not be needed, perhaps a pipe is blocked or has root intrusion or  
163 other damage. The pipe needs to be cleared at the end so Atlantic Pipe Service can plug it, dewater  
164 it, and run the camera through. Both pipes look to be partially or totally full of sediment and dirt.  
165 Staff will look at the pipes to determine if field staff can provide some of the cleaning and dredging.  
166 Element Environmental will provide a proposal for the next meeting for whatever staff is not able  
167 to perform. The pipes are partially or totally submerged with dirt and sediment, so when it rains,  
168 they do not have the opening that they should. The recommendation is to do the clearing and  
169 camera work, which should make a big improvement for the summer.

#### 170 **viii. Updated Maps**

171 Mr. Hamstra provided copies of the new 2023 aerials provided by the County, showing a new  
172 subdivision—the Enclave—that has been developed and clearing for the last piece at the north. All  
173 exhibits have been updated, and Mr. Hamstra will provide a pdf to be distributed to the Board.  
174 Landscape map, maintenance map, and drainage maps have been updated. Full-size copies can be  
175 provided to the Board if requested.

#### 176 **ix. Conservation Areas**

177 Mr. Hamstra indicated Ms. Bowman will be issuing a monitoring report soon related to the  
178 conditions and percent of Old World climbing fern being eradicated. She was optimistic and  
179 encouraged, and Mr. Vinson is doing a good job staying on top of it.

180 **x. Alleys**

181 Mr. Hamstra reviewed previous discussions regarding protecting the newly resurfaced alleys  
182 with the use of landscape boulders at the ribbon curbs to prevent trucks from going off the edge of  
183 the road and break the curbs, later conversations about using signs instead, and requested direction  
184 regarding boulders or reflective posts or other alternatives, including asking Waste Pro to use  
185 smaller trucks, but they seem to be more reckless in the smaller trucks than the bigger ones.

186 Discussion ensued regarding history of the previous Chair who canceled purchase of the  
187 boulders and wanted signs, the Chair is one of five Board members, boulders seem to be a good  
188 option and preferred by some, the previous Board unanimously approved purchase of boulders six  
189 or seven months ago, the Chair changed direction and wanted signs instead of boulders, but nothing  
190 has been done. Sizes of the boulders were unclear in the photographs, options of Pebble Junction  
191 and Evers Wood Products, they need to be big enough to prevent vehicles from going off ribbon  
192 curbs and breaking them, purpose of ribbon curb to provide a level of protection for the asphalt,  
193 request for a ribbon curb or repaving at 3218 Blazing Star which the engineer will review in the  
194 morning, and no need for a motion for boulders because they were already approved June 2023.

195 **D. District Counsel: Kutak Rock**

196 **i. Procurement Policy and Procedures**

197 **ii. Resolution 2024-06, Spending Authorization**

198 Ms. John reviewed the policy and procedures and the Resolution which had been circulated  
199 previously, requested clarification of who can approve expenditures less than \$500, approval of  
200 the Resolution will be at the January meeting, and requested clarifications and comments.

201 Discussion ensued regarding currently the District manager can approve expenditures less than  
202 \$500, staff requested that amount be increased even to \$1,000 while still following the process to  
203 avoid the time involved in bringing items to a meeting for approval, dollars in the tiers that had  
204 been increased, references to property manager should be changed to District manager who can  
205 coordinate with field staff, example of field personnel needing to purchase fuel is less than \$500  
206 and should not need approval, procurement policy elements that are already in place, Resolution  
207 will refer to District manager instead of property manager, clarification of purchase of fuel versus  
208 procurement of a service or product for the community, need definition of “procurement” in the  
209 policy, difference between “purchase” and “procurement,” lack of understanding what is  
210 considered procurement, Ms. John will provide definitions, intent of the policy is for projects,  
211 previously staff was not getting multiple proposals for projects for large expenses, not intended  
212 for small purchases but large expenses and to make sure more than one bid or proposal is  
213 considered, this is a standard procurement package modified for this District, revised documents

214 will be provided for the January meeting for approval at that time, include list of examples of  
215 procurement, staff uses credit cards for day-to-day purchases which is not contemplated in this  
216 policy, and suggestion for anything under \$500 approved by the District manager who works  
217 closely with field staff.

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Mr. Chokanis made a MOTION to approve Resolution 2024-06  
and amending language to refer to the District manager instead of  
property manager to make expenditures under \$500.

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Ms. Phillips seconded the motion.

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Discussion ensued regarding the need for a motion to amend language in the Resolution and  
procurement policy, and clarification of the motion to the language for the Resolution to be updated  
and considered at the January meeting.

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Mr. Chokanis WITHDREW the motion to approve Resolution  
2024-06 and amending language to refer to the District manager  
instead of property manager to make expenditures under \$500.

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Ms. Phillips withdrew the second.

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Mr. LeMenager reviewed a phone call with counsel last week related to an issue with Enclave  
street lights where the District was asked to take them over. Discussion ensued regarding the OUC  
lease agreement for the street lights, the District's policy not to pay for street lights, Enclave streets  
are owned by the HOA, developer signed a contract with OUC and the District was requested to  
take over maintenance of the lights and electrical costs, question if the District has taken on street  
light maintenance for the Enclave, tract has not been turned over to the District, upon installation  
and turnover to the District is when the District will begin paying for electricity to the lights.

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Ms. Kassel asked about the garden shed, the date for installation, counsel directed moving  
ahead without that information, and requested an update on getting the contract signed. Ms.  
Montagna indicated the contract has not been signed, has followed up with the contractor, other  
issues such as E-verify and adding the District as an additional insured, messages left with the  
contractor with no responses, and will follow up again tomorrow.

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#### **E. District Manager: Inframark**

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##### **i. Engagement Letter from Berger Toombs et al. to Perform the Fiscal Year 2023 Audit**

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Ms. Goldyn reviewed the engagement letter with Berger Toombs et al. to perform the audit for  
fiscal year 2023, in the amount of \$4,600.

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Ms. Kassel made a MOTION to approve the engagement letter with Berger Toombs et al. to perform the audit for fiscal year 2023, in the amount of \$4,600.  
Mr. Leet seconded the motion.

Ms. John requested the motion be subject to final review by legal counsel. After review, counsel has some things to address with the auditor. The letter is typical and has standard provisions that counsel requests be included or removed, essential things for the District’s protection. For example, they are required to comply with the public records law, and counsel has asked to strike “significant” where they are summarizing the terms of the engagement. It is to provide some wiggle room counsel would like them to remove. Auditing firms are generally amenable to making the requested changes.

Ms. Kassel explained her hesitation to amend the motion because the District has worked with this firm for many years and everything has been fine.

Discussion ensued regarding some Board members want to streamline what the Board is doing, legal bills are already sizable, this will be another legal fee, this is the same letter that was approved last year, Board’s feeling the engagement letter does not need to be amended, comments regarding approvals following the discussion regarding procurement policy, previous experience with the auditing firm with the same engagement letter, and codifying procurement policy as a Resolution instead of as a policy is different than approving the same engagement letter with a company the District has done business with for years without incident.

Upon VOICE VOTE, with all in favor, unanimous approval was given (by a margin of 5-0) to the engagement letter with Berger Toombs et al. to perform the audit for fiscal year 2023, in the amount of \$4,600.

Ms. Goldyn introduced herself and Ms. Villarrubia, who will be assisting Ms. Montagna with this District. Staff is working to get the project board updated to be distributed to the Board.

Ms. Kassel raised some follow-up items from the previous meeting. Discussion ensued regarding the manager contacting Harmony West CDD regarding a speed camera and display to find out how they made that happen, does not appear to be followed up on, Mr. Hayes was following up on a number of items but is no longer with Inframark, Ms. Montagna is talking with the district manager for Harmony West CDD to get information on the procedures they followed, the information should have been provided to the Board prior to the meeting, changes to the rules were to be provided within 10 days after the last meeting, Ms. Kassel is making a list of items to



287 be followed up from the minutes which is not her job but is management’s job, she is bringing  
288 things to management’s attention that have not been followed up on, Ms. Montagna has reviewed  
289 and highlighted changes to the rules but needs legal counsel to review prior to distributing, changes  
290 will be distributed prior to the January meeting, counsel is reviewing them and then they will be  
291 sent to the Board, previous request from a resident at 6994 Bluestem Road for a live oak versus a  
292 post oak that was not included on the agenda, the request is to remove the District’s tree with a  
293 different tree at their cost, request for clarification that the resident is not asking the District to  
294 remove and purchase and install a new tree, manager will confirm the request, suggestion to check  
295 with an arborist regarding the viability of a post oak which was confirmed with the landscaping  
296 company that it will not do well in this environment, issues with District emails and archives to be  
297 integrated, an archive folder should be visible in Outlook, all emails will be downloaded from  
298 Microsoft and provided to each Board member, Ms. Kassel alerted staff to the issue with District  
299 emails, Mr. Leet’s archive is empty, Ms. Kramer’s emails have been downloaded, Mr. Chokanis  
300 is having trouble with the emails, question if old emails should be filed in an archive folder, and  
301 emails cannot be deleted but can be filed and archived.

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**FOURTH ORDER OF BUSINESS                      Business Items**

303            **A. Consideration of Resolution 2024-02, Recognizing the Contributions of Ms. Marilyn**  
304            **Ash-Mower**

305            Mr. LeMenager read Resolution 2024-02 into the record by title.  
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308            Ms. Kassel made a MOTION to approve Resolution 2024-02,  
309            recognizing the contributions of Ms. Marilyn Ash-Mower.  
310            Mr. LeMenager seconded the motion.

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313            Upon VOICE VOTE, with all in favor, unanimous approval was  
314            given (by a margin of 5-0) to Resolution 2024-02, recognizing the  
315            contributions of Ms. Marilyn Ash-Mower.

316

317            **B. Proposal from SŌLitude Lake Management for Pond 5**

318            Discussion ensued regarding clarification of the pond number or if it is for quarterly  
319 maintenance services for a number of ponds, SŌLitude’s previous proposal for cattail removal in  
320 five ponds for \$9,950, this proposal is for one pond for \$7,000, and Mr. Hamstra cannot give a  
321 recommendation until he speaks with them regarding the significant price increase.

322            This proposal was tabled until Mr. Hamstra reports back to the Board.

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325 **C. Discussion of Lakefront Parking Lot**

326 Mr. Hamstra suggested in conjunction with the maintenance facility to consider paving the  
327 parking area currently being used by residents to park and access the trails which is a mess, cost  
328 of \$123,000, and could be done at the same time as the maintenance facility.

329 Discussion ensued regarding the District's ownership of Billy's Trail at the Enclave,  
330 construction netting under sod on the pipelines is not owned by the District but is on developer  
331 property in the wooded area, some trails are established with the PD with the County, enforcement  
332 of hazardous condition on the trail installed as part of the PD, the District owns the approach to  
333 that area, District has no enforcement authority, request from residents what can be done, part of  
334 netting might be from improperly disposing of the net after unrolling sod, other debris should have  
335 been removed upon completion of construction, entities with jurisdiction include Toho Water  
336 Authority or Osceola County who needs to tell the contractor to clean up the mess they left, Mr.  
337 Hamstra is willing to draft a short email, and Board requested the email come from the manager.

338 Further discussion ensued regarding the Enclave is fully developed and not age restricted, only  
339 North Lake is age restricted, and West Lake is the Enclave and does not have access to their  
340 clubhouse.

341 **D. Discussion Regarding Guidance on Verge Modifications**

342 Discussion ensued regarding verge modifications, which is the area between the curb and  
343 sidewalk, staff graded the area where there was ponding, and it seems to be working.

344 Further discussion ensued regarding the District ceasing maintaining landscaping of the verges  
345 along the boulevards that it owns, residents wanting to install pavers or groundcover in the verge,  
346 direction from last month not to allow permanent structures but temporary structures (e.g., paving  
347 stones) are permissible, question what happens with sprinkler heads because the District still  
348 irrigates those verges, if this is an issue that needs to be included in the rules since the Board is  
349 considering amending them, how to handle requests in the verge owned but not maintained by the  
350 District, how to handle if there is an irrigation conflict, if addressed in the rules then District-owned  
351 trees need to also be addressed, temporary structures will not interfere with irrigation, pavers can  
352 be leveled in the ground and irrigation heads might be hit, issue if irrigation heads cannot pop up  
353 due to temporary structures or if that area needs to be maintained, issue needs to be clearly  
354 communicated to residents, tree roots are unsightly due to grass not growing, suggestion to make  
355 allowances on a case-by-case basis, list of standard approvals, example from another District that  
356 can be submitted for what the resident is asking to do, caveat that the resident has to pay for  
357 restoration of the temporary structures if the District needs to make any repairs to the area, similar  
358 issue with trees and trimming, Ms. Montagna to provide a sample form from another District,

359 instances where residents have butchered District-owned street trees without approval because  
360 they want more sun on their houses, basic guidelines for lower levels of improvements that do not  
361 need Board approval, sample form can be revised as needed, one form for the verge and one form  
362 for District-owned trees, suggestion for common-sense guidelines because the District has no  
363 enforcement authority, HOA is in a position to enforce and is looking for guidelines which will be  
364 on the form, simple form, and need residents to agree that they need to remove any structures if  
365 the District needs to perform maintenance.

366  
367 **FIFTH ORDER OF BUSINESS** **Consent Agenda**

368 **A. Minutes for the November 30, 2023, Regular Meeting**

369 The minutes are included in the agenda package and available for public review on the  
370 District's website or in the District Office during normal business hours.

371 Ms. Kassel provided minor changes to the minutes.

372 **B. Financial Statements** (*November 2023*)

373 The financial statements are included in the agenda package and available for public review  
374 on the District's website or in the District Office during normal business hours.

375 **C. #283 Check Register** (*November 2023*)

376 The check register is included in the agenda package and available for public review on the  
377 District's website or in the District Office during normal business hours.

378 Ms. Kassel questioned a FedEx invoice for \$92.43 with no address provided which staff is  
379 checking on, and \$360.50 for recording fees on the bill from Inframark, which is for costs  
380 associated with verbatim minutes and the length of meetings over three hours.

381

382 Ms. Kassel made a MOTION to approve the consent agenda, as  
383 presented, excluding the FedEx invoice for \$92.43.  
384 Ms. Phillips seconded the motion.

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386 Upon VOICE VOTE, with all in favor, unanimous approval was  
387 given (by a margin of 5-0) to the consent agenda, as presented,  
388 excluding the FedEx invoice for \$92.43.

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390 **SIXTH ORDER OF BUSINESS** **Supervisor Requests**

391 Mr. Chokanis raised an issue of a neighbor on Middlebrook not seeing the pond due to cattails  
392 and requested they get maintained, small pond compared to others that are maintained. Discussion  
393 ensued regarding mowing ponds on the golf course versus District property and the distance to the  
394 water's edge that is mowed, that area does not have a buffer, landscaper does not mow golf course  
395 ponds, pond abuts the properties of the homes which is golf preserve property all the way to the  
396 homes, the District does not have an easement in that area and cannot maintain, engineer will look

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397 at the pond to see if it should be included in SŌLitude’s treatments as with other ponds, possible  
398 easement agreement needed, golf preserve asked the District to maintain those areas, District is  
399 now charging the golf course for operation and maintenance which had not been done previously,  
400 in that case the District should be maintaining that area, and Mr. Hamstra thinks this pond was  
401 included in the previous proposal for cattail treatments in five ponds.

402 Mr. LeMenager wished everyone a Merry Christmas and a Happy New Year.

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**SEVENTH ORDER OF BUSINESS                      Adjournment**

406 On MOTION by Mr. Kassel, seconded by Mr. Leet, with all in favor,  
407 the meeting adjourned at 8:10 p.m.

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Secretary/Assistant Secretary

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Chairman/Vice Chairman

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