

**MINUTES OF MEETING
TESORO
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Tesoro Community Development District was held Wednesday, **December 14, 2022** at 9:34 a.m. at the Tesoro Club, 3rd Floor, 2000 S.E. Via Tesoro, Port St. Lucie, Florida.

Present and constituting a quorum were:

John Vogt	Vice Chairman
Allen Borden	Assistant Secretary
Rosemary Jones	Assistant Secretary

Also present were:

Jason Showe	District Manager
Bill Capko	District Attorney <i>by telephone</i>
Stef Matthews	District Engineer
Alan Scheerer	GMS
Ronnie Howell	Native Lands

FIRST ORDER OF BUSINESS

Roll Call

Mr. Showe called the meeting to order.

SECOND ORDER OF BUSINESS

Public Comment Period

There being none, the next item followed.

THIRD ORDER OF BUSINESS

Organizational Matters

A. Administration of oath of Office to Newly Appointed Board Member

Mr. Showe being a notary public of the State of Florida administered the oath of office to Ms. Rosemary Jones.

B. Consideration of Resolution 2023-03 Electing Officers

Mr. Showe stated after every election we are required to elect officers. There has been a lot of change in the board seats and you could keep the current slate of officers or you can change the chair and vice chair. At the current time Emily is chair and John is vice chair and the other board members are assistant secretaries.

Ms. Rosemary Jones stated I think John should be chair.

Mr. Vogt stated I think Rod should be vice chair.

Mr. Showe stated I will read the slate and you can approve it as read. Mr. Vogt chairman, Mr. O’Conner vice chair, George Flint secretary, Mr. Borden, Rosemary Jones, Emily Jones and Jason Showe assistant secretaries, Jason Showe treasurer and Katie Costa as assistant treasurer.

On MOTION by Ms. Rosemary Jones seconded by Mr. Vogt with all in favor Resolution 2023-03 was approved reflecting the following: John Vogt chairman, Roderick O’Conner vice chair, George Flint secretary, Allen Borden, Emile Jones, Rosemary Jones, and Jason Showe Assistant secretaries, Jason Showe treasurer and Katie Costa as assistant treasurer.

FOURTH ORDER OF BUSINESS

Approval of the Minutes of the November 2, 2022 Meeting

On MOTION by Mr. Vogt seconded by Ms. Rosemary Jones with all in favor the minutes of the November 2, 2022 meeting were approved as presented.

FIFTH ORDER OF BUSINESS

Acceptance of Rankings of the Audit Committee and Authorizing Staff to Send Notice of Intent to Award

Mr. Showe stated just prior to the meeting the audit committee met and ranked the proposals received for audit services and they ranked DiBartolomeo, McBee, Hartley & Barnes as the number one ranked firm.

On MOTION by Mr. Borden seconded by Mr. Vogt with all in favor the ranking of the audit committee of DiBartolomeo, McBee, Hartley & Barnes as the number one ranked firm was accepted and staff was authorized to enter into an engagement letter to perform the fiscal year 2022 audit.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Attorney

There being none, the next item followed.

B. Engineer

Mr. Matthews stated we made our FDEP five-year annual submittal a couple months ago and have not heard back from them. I understand they are backlogged.

The other issue is it appears that the gentleman at 134 S.E. Viera Boulevard has applied for an irrigation well through the health department. There is a lot of history that goes on with irrigation.

Mr. Borden stated it is prohibited in the covenants so I don't see how he can do it.

Mr. Matthews stated I wanted to get a little more backup because we have an agreement with the utilities that we need to take 3 million gallons a day of irrigation water. I know irrigation lines have been run for every individual home. Does the POA require a mandatory hookup to the IQ system?

Mr. Vogt stated the POA covenants say no wells and the reclaimed water is only for the golf course. You must hook up to the potable water for residential use.

Mr. Scheerer stated he will get you a copy of the CCNRs.

Mr. Matthews stated I would like that because once you get that to me and we do a little more research if you will give me permission to notify the South Florida Water Management District that the permit was issued and it may be in non-compliance. That is probably the CDD's best avenue to move forward with this.

Mr. Vogt stated I think the argument boils down to if we are in the conservation methodology that is applicable to our areas, prohibited to put a well to feed our lakes to keep our mitigation water flowing then the last thing we want is 1,000 people in this property feeding their gardens with wells, with aquifer water. I will get you the documents and I will check with the declarant owners if they are happy if we go ahead but as far as I'm concerned, we won't allow

1,000 people to have wells in Tesoro when we can't put water into our own lakes. There seems to be a problem where the covenants preclude things, but Port St. Lucie approves them.

Mr. Matthews stated it wasn't Port St. Lucie who approved this, it was the health department. I don't think the health department understands there is a difference between a master POA and the rest of Port St. Lucie because they do allow individual wells for irrigation within the city. It could be a mistake in issuance.

C. Manager

i. Approval of Check Register

On MOTION by Mr. Borden seconded by Ms. Rosemary Jones with all in favor the check register was approved.

ii. Balance Sheet and Income Statement

A copy of the financials was included in the agenda package.

D. Field Manger's Report

Mr. Scheerer stated I think everything is going extremely well, Native Lands is doing a remarkable job. It is great to see the transition from what it was to what it is. They are going to continue to work with John on the next areas to try to improve. I also got a call from Custom Built Marine last week on our two gates for the outfall structures on 15 and 16. Apparently Port St. Lucie came back with a small design modification and even though it has been going on since August maybe we will get to a point of approval. They are not increasing the cost they quoted us, I think it was around \$14,000 for both locations to manage the control of water existing Tesoro. As soon as the design modifications are made, they are going to resubmit them and give me a call and we can complete that project.

Ms. Rosemary Jones asked have you seen the modification?

Mr. Scheerer responded yes, it's just a brace.

Mr. Howell stated Phase 4 is almost complete, I have all the major chipping done and the removal done. I have to do some machete work and some spraying. Mulch removal was supposed to be done today but the lots are pretty wet so I canceled that, my goal is to have them out by the end of next week so it is cleaned up for the holidays. I will be riding with John

tomorrow to go over future areas. We have started going through Phases 1-3 retrimming the wax myrtles and doing machete work there.

SEVENTH ORDER OF BUSINESS Audience Comments

There being none, the next item followed.

EIGHTH ORDER OF BUSINESS Supervisor's Requests

There being none, the next item followed.

NINTH ORDER OF BUSINESS Adjournment

On MOTION by Ms. Rosemary Jones seconded by Mr. Vogt with all in favor the meeting adjourned at 9:51 a.m.



Secretary/Assistant Secretary



Chairman/Vice Chairman

