

**Bluewater Bay Municipal Services Benefit Unit  
Board of Directors Meeting July 9, 2024**

**Attendees:** The Board of Directors for the Bluewater Bay Municipal Services held their scheduled public meeting on Tuesday July 9, 2024. Board Members present were Jeffrey Rocque, Mathew Higginbotham and Steve Boswell and Debbie Stretch. Pam Ragnoli was unavailable. Tony Burris with Brightview Landscaping was present. Bluewater Bay residents present were Valerie Holmes, Patti Haley, Mike, Jan Reams, Rick Andujar, Maureen Ticich, Joe Testa and Allyson Gabrysz. Representing OCSO was Anthony Abel. Representing Management Laura Landsberger and Denise Fuller.

**Call to Order:** The meeting was called to order at 5:30 pm. A quorum was established with four of five Board Members present.

**Public Comments:**

None at this time.

**Approval of Prior Meeting Minutes:**

Ms. Stretch motioned to Approve the June 11, 2024 minutes as written; seconded by Mr. Rocque. All in Favor; Motion Carries Unanimously.

**Chair Report:**

None at this time.

**Financial Report:**

Mr. Rocque stated the budget is still underspent for period 9 by approximately \$55,000 year to date. These amounts fluctuate as projects are completed and paid out. Ms. Stretch made a motion to approve the financials as written. Mr. Rocque seconded. All in Favor.

Mr. Rocque stated that his questions regarding the Cash Reserves still haven't been answered from the county.

**Landscape Report:**

During the month of June 2024, Brightview preformed the routine maintenance including, Mowing, blowing, removal of leaf debris and removal of dead branches.

The following tasks were also completed:

1. Nature Trail was serviced for debris and encroaching plants cutback.
2. Additional service for the nature trail was completed.
3. Additional grass seed was installed on Bay Drive.
4. Millers Run hedge was pruned.
5. Wingfoot islands-vine removal
6. Wingfoot islands-pine straw installed.
7. Bay Drive sidewalk from Marina to Tennis Center, vines were cutback.

8. Line repaired on Bay Drive by Prestwick.

The following tasks are scheduled to be performed in the month of July:

1. Hwy 20 beds between Bluewater Blvd and Bay Drive sprayed for weeds and foreign plant material removed.
2. Medians in Woodlands pruned.
3. Continued pump work and irrigation inspection in the circle.
4. Spray median beds and tree rings on Bluewater Blvd. North and South of Hwy 20.

Ms. Stretch motioned to approve the landscape report as presented; Mr. Higginbotham seconded; All in Favor; the Motion Carries Unanimously.

**New Landscape Items:**

The pump servicing the circle is not functioning properly and needs to be serviced at a cost of \$2340.00. Ms. Stretch made a motion approve this proposal. Mr. Higginbotham seconded. All in Favor.

Crews are scheduled to make repairs on Woodland Drive near new sidewalk. Ms. Stretch made a motion to have the crew while onsite tear out dead and dying foliage near the monument sign and replace with new plant material at a cost of \$1505.89. Mr. Higginbotham seconded. The crew will also lower the bricks by half that are currently covering the irrigation.

**Communications Report:**

None at this time

**Management Report:**

Ms. Landsberger reported she posted the meeting notice on both Next Door and Citizens of Bluewater Bay Facebook page. We received a cancellation notice for the Liability Insurance due to late payments by the County. The \$130 discount for payment in full is due immediately to retain the policy. She has cut a check and will seek reimbursement with this month's invoices to the County so that the policy will not be cancelled. Other small vendors are handled in the same manor. We received one email from an owner on Wingfoot about debris left by a neighbor. They were directed to Code Compliance for resolution.

**Public comments:**

Ms. Haley wants to know what line 3 on the budget is for.

Mr. Rocque reached out to Jerry Zivian for his historical knowledge of how the boundaries were originally established for MSBU. After this meeting Mr. Rocque has decided that it will be nearly impossible to change the boundaries to encompass the 59 homes.

**Adjournment:** Mr. Higginbotham motioned to adjourn at 5:55 pm; Ms. Stretch seconded; No Discussion; All in Favor; Motion Carries Unanimously.

Next Scheduled meeting is August 13, 2024.

