

MINUTES OF MEETING  
REMINGTON  
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Remington Community Development District was held on Tuesday, December 14, 2021 at 6:00 p.m. at the Remington Recreation Center, 2651 Remington Boulevard, Kissimmee, Florida.

Present and constituting a quorum were:

|                     |                     |
|---------------------|---------------------|
| Kenneth Soukup      | Chairman            |
| Brian (Ken) Brown   | Assistant Secretary |
| Tim Mehrlich        | Assistant Secretary |
| Diego Benson-Valdes | Assistant Secretary |

Also present were:

|                |                       |
|----------------|-----------------------|
| Jason Showe    | District Manager      |
| Scott Clark    | District Counsel      |
| Pete Glasscock | District Counsel      |
| Alan Scheerer  | Field Manager         |
| William McLeod | DSI Security Services |
| John Thacker   | DSI Security Services |
| Residents      |                       |

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Soukup called the meeting to order at 6:00 p.m. and Mr. Showe called the roll. A quorum was present.

**SECOND ORDER OF BUSINESS**

**Modifications to Agenda**

Mr. Showe: We have none.

**THIRD ORDER OF BUSINESS**

**Security Report from DSI Security Services**

Mr. McLeod: This month at the Partin Settlement Road gate we had 6,973 residents come through and 816 visitors. At the E. Lakeshore Boulevard gate, 5,420 residents came through the gate with 1,258 visitors. We issued 63 citations. We attempted to tow three times this month. One was successful and two attempts were made.

Mr. Brown: Are there any questions on the report?

Mr. McLeod: I just wanted to let you know that we are in a transition period training a new Site Supervisor. Seth is stepping down and we are training a new guy named A.J. He is a really good guy. We like him. He's very motivated. Seth is not going anywhere until he is properly trained.

Mr. Brown: How long is that going to be?

Mr. McLeod: Seth is not going anywhere. He is just stepping down to part-time to take care of some personal matters and he just can't give the attention that he would like. So, it is probably the best.

#### **FOURTH ORDER OF BUSINESS**

#### **Public Comment Period**

Mr. Soukup: Are there any comments? If so, please state your name and address and keep your comments brief.

Resident (Red Miller, Berkeley): I am just letting you know that your guys did a great job trimming those trees on Westmoreland.

Mr. Brown: It seemed to make it brighter.

Mr. Scheerer: It's going to make a big difference in a few years. Some of the trees as you know are full grown and just go everywhere, but I think a lot these trees look lopsided on one side. Those are going to end up like our trees. Our trees on the Boulevard have been trimmed, as far as I know, since I have been here, 16 years. So, for the internal trees in Westmoreland and Hawks Nest, I would expect at some point for them to start taking some good shape. I think they did a great job. They were clean and I didn't have any real complaints. One lady questioned the sides being shaped. I tried to explain to her the process of 15 feet on the street, 6 to 8 feet on the side. I think they did a good job.

Mr. Showe: It looks amazing.

Mr. Scheerer: It will help your grass grow a little better too. It will actually get some sunlight. Thank you for the comment.

Mr. Soukup: We will close the public comment period at this time.

#### **FIFTH ORDER OF BUSINESS**

#### **Approval of Minutes of the November 16, 2021 Meeting**

Mr. Showe: The minutes are on Page 6 of your agenda. We can take any questions, comments, or changes at this time.

Mr. Soukup: Are there any corrections or comments? Hearing none,

On MOTION by Mr. Brown seconded by Mr. Benson-Valdes with all in favor the Minutes of the November 16, 2021 Meeting were approved as presented.

**SIXTH ORDER OF BUSINESS**

**Staff Reports**

**A. Attorney**

Mr. Clark: Are there any questions? Hearing none,

**B. Engineer**

Mr. Glasscock: I don't have anything.

**C. District Manager's Report**

**1. Approval of Check Register**

Mr. Showe: In the General Fund, we have Checks 6646 through 6651 and Checks 99 through 100 in the amount of \$42,964.88. Alan and I can answer any questions if you have any, but I think they are standard.

Mr. Soukup: Right. Are there any questions? If not, we need a motion.

On MOTION by Mr. Benson-Valdes seconded by Mr. Brown with all in favor the November 1, 2021 through November 30, 2021 Check Register totaling \$42,964.88 was approved

**2. Balance Sheet and Income Statement**

Mr. Showe: No action is required by the Board. We are still doing better than projected. It has only been two months so it is a little hard to start looking at trends. We received one or two checks for the assessments, but nothing outstanding.

**3. Presentation of OCSO Reports**

Mr. Showe: We have the Osceola County Sheriff's Office reports.

#### **4. Field Manager's Report**

Mr. Showe: Alan can go through his Field Report.

Mr. Scheerer: Thank you. The Amenity Center is in good shape. The Fitness Center is in good shape. The pool is in good shape. We are expecting a Health Department inspection in the next week or two, maybe three. We had a couple of minor issues with the gates, most recently, the visitor entry gate. The Security Officer sent me a text saying that the gate looked like it was really loose and they were afraid that it might come down, so we instructed them to keep it in the up position. It turned out to be a damaged pin that holds the gate bracket onto the motor column. That was repaired and we let security know so they could put that back into operation today.

Mr. Brown: That was kept up because otherwise, it could've been down.

Mr. Scheerer: As it goes up, understand that you have a shaft here and a pin there and if it ever gives way, it could go up and then slam down on somebody's car. Since it was the visitor gate and they didn't have to direct traffic, they could still function and man the visitor gate and still leave the gate arm down at the resident gate. So, we did that. We had some comments about remotes not working at the E. Partin Settlement Road gate.

Mr. Soukup: The last three times that I went through it, it worked perfectly.

Mr. Scheerer: We put the new receiver in and I had them come back after the last meeting. They went through all of the loose wires within the circuitry that they didn't catch the first time. I know somebody stopped by and tested both of their remotes. Supervisor Benson-Valdes said his was working. So I think we will get on that. Landscaping-wise, the tree trimming is complete. They are cutting the Pepper trees around the building right now. REW is trimming the Palm trees. They may already be done. There is a leaky valve at the end of Knightsbridge towards Arden Place. REW is working on that. The basketball nets are a monthly occurrence. We are still waiting for the sliding glass door for the gatehouse. The sidewalk grinding is complete. We are going through and remarking all of the replacements and we will be working on those as quickly as possible. I know the guys were out here playing baseball earlier tonight. They have not made any modifications to the field. Our office is closed next Friday. I'm only a phone call away. If you guys need anything, just let me know.

Mr. Brown: Have basketball nets gotten that cheap? We didn't use to have to do them. I noticed when I drove by that they are hanging by one strand again in a short amount of time.

Mr. Scheerer: LeBron James is always hanging off of them. I have been here at 7:00 a.m. and there are people playing basketball. They were there when the meeting started.

Mr. Mehrlich: There are way more people playing basketball now than we used to have.

Mr. Scheerer: I would put chains on them, but I'm afraid someone will put their finger on it and get sued.

Mr. Brown: I never had to change them that much, but then again, the ball didn't go through that much when I was playing.

Mr. Scheerer: Thank you. That's all I have.

**SEVENTH ORDER OF BUSINESS**

**Supervisor's Requests**

Mr. Brown: REW is doing a great job. I hope everyone has a Merry Christmas and a Happy New Year.

Mr. Scheerer: Thank you. Same to you.

Mr. Soukup: Are there any other Supervisor's requests?

Mr. Showe: I did want to pass along that Pam called me to wish everyone a Merry Christmas and a Happy New Year. She just wasn't able to make it tonight.

Mr. Soukup: REW is doing a great job but keep up on the zone box replacement because some of these zone boxes get pretty shoddy. I know that they did a whole bunch down by the lift station where covers were missing.

Mr. Scheerer: Yes.

Mr. Soukup: That is just a trip hazard.

Mr. Scheerer: Absolutely.

**EIGHTH ORDER OF BUSINESS**

**Next Meeting Date – January 25, 2022**

Mr. Soukup: We are set for our next meeting.

Mr. Showe: It is January 25, 2022.

**TENTH ORDER OF BUSINESS**

**Adjournment**

Mr. Soukup adjourned the meeting.

  
Secretary/Assistant Secretary

  
Chairman/Vice Chairman