

**SUNRISE LAKES PHASE 4 RECREATION DISTRICT  
BOARD MEETING MINUTES  
TUESDAY July 18 2023 07:00 PM  
10102 SUNRISE LAKES BLVD.**

**1. Call Meeting To Order 7:23PM**

**2. Roll Call - Yvonne Hepler, Glenn Stricklin, Jorge DelPino, Charlie Venticinque, Luis Lidea Present**

**3. Motion To Approve June 20th Meeting Minutes (1) G.S (2)L.D**

**4. Motion To Approve Agenda - (1). C.V (2) L.D.**

**5. Treasurer's Report - Presented By Jorge DelPino - District Under Budget YTD - S& Global Rating for the District was upgraded from a BBB+ to an A- based on the District's strong financial performance.**

**6.. Managers Report - See Below**

**7. Chairperson Report - See Below**

Managers' Report July 18, 2023

Sunrise Lakes Phase 4 Recreation District

The following will summarize activities since our last report June 2023

**Main Clubhouse**

- Cosmetic improvements to the gym (window privacy film) and replaced 1 treadmill.
- Working with Equipment Fitness HQ to upgrade other equipment.

**Satellites**

- SAT 5 bathroom remodel almost complete. Planning to be open Friday July 21<sup>st</sup> pending final approval from the City.
- Will begin permit process for remodel of SAT 4 bathrooms
- SAT 2
  - Water leak at the pool found and repaired

## Common Areas

- Pool furniture being repaired/replaced where sun damage has occurred, etc. changing to White with Blue trim. Also changing umbrellas to Blue.
- Sourcing bids to replace blue awning by end of year.
- Replaced loudspeakers at pool with upgraded speakers for better sound

## General

- Small landscape projects underway to improve the look of:
  - Main entrance/monument sign area, shrubs, mulch, etc.
  - Concrete picnic table area
  - Shrubs/bushes to the right of the 1<sup>st</sup> tee along walkway

## Chairpersons Report

As an addendum to Jorge's Treasurers report, I would like to add that this Board of Supervisors recognizes the many challenges that Inc 1, Inc 2 & Inc 3 are being faced with, the biggest being the increase in the insurance premiums, this coupled along with inflation is affecting all those people who own property in Florida. This Board is driven to use every opportunity that may present itself in order to maintain our user fee at the same rate it has been for the last three years.

This in part is due to the returns on our investments, new revenues produced under the supervision of Marian, Joe Mallen and the rest of the Board Supervisors, as well as savings realized by our maintenance staff. It takes a team to bring our goals to fruition and I like to say we have one outstanding team. Thank you to all!

## Old Business

- 1. Presentation by Pool Contractors - Russell Pools & Better Pools and Spa**
- 2. Motion to Approve Clubhouse & Satellite Vendor Bids for Maintenance of Pools - (1) M.P. (2) G.S**

**Board Discussion - District submitted a RFP on DemandStar, no response. Bids were submitted outside of DemandStar by Better Pools and Spas and Russell Pools (current contractor).**

**Board Supervisor Monica Portela commented on the need for better pool maintenance. As well As the bids being driven by price with Better Pools and Spas coming in as the lower bid.**

Board Chairperson - explained that the scope of work was identical on both Bids.  
Both vendors monthly maintenance Bids included chemicals required to maintain proper levels of Chlorine etc.... Both Bids covered 5 days of service on 6 pools. Separate charges were listed by each vendor For monthly maintenance beyond those in weekly cleaning and checking of pool chemicals. While both vendors were competitive in pricing and service, Better Pool & Spa prices came in at a lower rates overall.  
Yvonne Commented on the years of services that Russell and his family have given the District.  
In addition to the assistance Russell has provided to the community. Charlie Venticinque also Commented on Russells years of service and commitment to the community. Charlie Motion to Table the matter until the next meeting, the motion was not second and did not move forward.

The Motion was made to approve Bid from Better Pools & Spa 1. (M.P) 2. (G.S.)

Vote was taken. All Supervisor were in favored. Passed Unanimously

### New Business

1. Motion to Approve 2023/2024 Proposed Fiscal Year Budget (1) L.D (2) M.P.  
Board Discussion on next fiscal year projects - employee pay increases - User fee will Remain the same. The District will continue to make improvements such as theater A/C, Paving of Main clubhouse parking lot, satellite, kitchens, new gym equipment and claying of tennis courts.  
The Loan will be paid off in August of 2024. There is an additional \$153,428 liability from the District to the Association. That payment will be made in September of 2024.  
The District hopes to reduce the user fee at the end of September of 2024. If for someone reason it Economically impossible, Yvonne Hepler will bring forward information/reasons in a meeting. At this moment it is the intent of the District to address all critical areas of repair and maintenance with the goal of setting aside funds for capital projects beginning in fiscal year 2024/25 to ensure that funds Are available for roofing, pool resurfacing and other major elements at the end of their useful life.

Vote taken - Yes (1) Y.H. (2) G.S. (3) J.P (4) C.V (5) L.D (6) M.P. - non opposed - Passed Unanimously

2. Motion to Approve DemandStar Parking Lot Landscaping Bids (1) M.P (2) L.D - Passed Unanimously.

**Board Discussion - Chairperson comments - A RFP was submitted on DemandStar for the replacement of bushes in main clubhouse parking lot and bush replacement in front beds of clubhouse. The Bid did not receive any response. The District received a bid from a local landscaper. Winning Vendor Checkmate Landscaping**

- 3. Motion To Approve DemandStar RFP for Clubhouse Parking Lot Paving Bids (1) M.P) 2. (L.D) - Passed Unanimously.**

**Chairperson commented that DM has been in contact with several vendors regarding the slope of walkway and handicap parking to investigate further variance request to allow lot to be paved.**

- 4. Motion To Approve Vendor Fountain Bids behind main clubhouse pool. 1. (C.V). 2. (J.DP) Passed Unanimously. Winning Vendor - Xtant**

- 5. Motion To Approve Vendor for Aerator behind building 206. 1. (C.V). 2. J.DP) - This motion was tabled until further investigation. A comment was made by a resident that she was certain that the body of water behind building 206 was maintained by the City of Sunrise and not the Rec District.**

**The District received 3 Bids from - Lake Doctor, Aguagenix and Xtant - The District would like to install fountains behind the clubhouse at. In addition contingent upon approval of Inc 3 or related electrical cost, the District will install an aerator in the small lake behind building 206.**

- 6. Motion to Approve continue use of main clubhouse space by Inc 1 for review in December 2023 1. (M.P. 1. (C.V). - Passed Unanimously**

#### **Good & Welfare -**

Kim Smith - Cameras not working in Satellite 2  
Cindy Pardo - Is very happy with Rec Board Performance  
Roberta Block - Loves the Rec Board

**Adjourn meeting - Motion to Adjourn 08:37PM 1. (C.V) 2. (M.P). Passed Unanimously**