



**MINUTES OF A REGULAR MEETING OF  
THE BOARD OF SUPERVISORS OF  
LAKE WORTH DRAINAGE DISTRICT  
HELD AT THE DELRAY BEACH OFFICE ON  
JANUARY 11, 2017 AT 8:30 A.M.**

**Board Members Present:**

James M. Alderman                      Stephen Bedner  
John I. Whitworth, III                  Jeffrey P. Phipps, Sr.

**1. Call to Order**

President Alderman called the meeting to order at 8:30 A.M. and confirmed the quorum. Mr. Raucher was absent.

**2. Pledge of Allegiance**

Mr. Bedner led the Pledge of Allegiance.

**3. Oath of Elected Board of Supervisor**

Stephen W. Bedner, having been duly elected to the Board of Supervisors at the Annual Landowners' Meeting held on January 4, 2017, for a period of three years in accordance with the legislative act, Chapter 2009-258, Laws of Florida, took the oath of office in the form and manner required by law, after which he took his seat as the newly elected Supervisor of the Board of Supervisors of the Lake Worth Drainage District from Sub-District 2.

**OATH OF STEPHEN W. BEDNER**

State of Florida  
County of Palm Beach

Before me, the undersigned, a Notary Public, personally appeared Stephen W. Bedner, who being duly sworn, did depose and say: That he will honestly, faithfully and impartially perform the duties devolved upon him in the office of Supervisor of the Lake Worth Drainage District, to which office he has been duly elected, and that he will not neglect any of the duties imposed upon him by the laws of the State of Florida.

The foregoing instrument was acknowledged before me this the 11 day of January 2017, by Stephen W. Bedner, who is personally known to me or who has produced \_\_\_\_\_ as identification and who did (did not) take an oath.

My Commission Expires: \_\_\_\_\_

Notary Public State of Florida

Harry Raucher from Sub-District 4 having been duly elected to the Board of Supervisors at the Annual Landowners' Meeting held on January 4, 2017, for a period of three years in accordance with the legislative act, Chapter 2009-258, Laws of Florida, will take his oath of office at the next monthly board meeting.

**4. Election of Board Officers: President, Senior Vice President and Vice President**

*A nomination for James W. Alderman for President was made by Mr. Phipps, seconded by Mr. Bedner and approved unanimously.*

*A nomination for John I. Whitworth, III for Senior Vice President was made by Mr. Bedner, seconded by Mr. Phipps and approved unanimously.*

*A nomination for Stephen W. Bedner for Vice President was made by Mr. Whitworth, seconded by Mr. Phipps and approved unanimously.*

**5. Appointment of District Officers: Robert M. Brown, Secretary; Reagan Walker, Assistant Secretary; and Karen Hoyt, Treasurer**

*A motion was made by Supervisor Phipps to approve the appointment of the District Officers as presented, seconded by Senior Vice President Whitworth and approved unanimously.*

**6. Team of the Quarter Presentation: Pam Barrera and Mary Waters, Electronic Records Conversion Team**

Committee Member Nicole Smith announced Pam Barrera, Records Clerk, and Mary Waters, Receptionist, as the Electronic Records Conversion Team of the Quarter. The team was recognized for work completed to date in the conversion of the District's paper records to a digital format.

**7. Employee of the Year Presentation: George Aylor, Jr., Equipment Operator V**

Employee Committee Member Nicole Smith announced George Aylor, Jr., Equipment Operator V, as the 2016 Employee of the Year. Mr. Aylor was recognized for his heavy equipment expertise, work ethic and efforts to train fellow employees.

**8. Agenda Revisions – Robert M. Brown, Executive Director**

There were no agenda revisions.

**9. Abstentions by Board Members from items on the Agenda**

There were no abstentions.

**10. General Public Comment**

There were no public comments.

**11. Approval of minutes, check register and financial statement for the previous month**

*A motion was made by Senior Vice President Whitworth to approve the minutes, check register and financial statement for the previous month, seconded by Vice President Bedner and approved unanimously.*

**DISCUSSION**

**12. Approval of surplus, appraisal and sale of a 20' x 50' portion of the E-3 1/2-3 Canal right-of-way adjacent to Lot 76, Clearbrook Park. Location: Sfintescu Property, 730 Clearbrook Park Circle, Delray Beach, FL, east side of the E-3 1/2-3 Canal (Project #00-5364P.08) - Kelsey Smith, Project Surveyor**

Mr. Smith explained that in September 2009, the Board previously declared the 20' strip adjacent to the E-3 1/2-3 Canal within Clearbrook Park surplus and eligible for sale at fair market value. In 2000, quit claim deeds were issued for all adjacent lots within Clearbrook Park except for Lot 76. In August 2016, the District notified the owner of the option to purchase the right-of-way. In response, the property owner supplied an updated appraisal and requested to purchase the right-of-way.

Staff recommended approval to declare the 20' x 50' strip of right-of-way adjacent to Lot 76 in Clearbrook Park surplus and eligible for sale.

*A motion was made by Senior Vice President Whitworth to approve staff recommendation, seconded by Vice President Bedner and approved unanimously.*

Staff recommended approval of the fair market appraisal of \$7.70 per square foot and sale of the property subject to certification of title, \$250 processing fee, legal and recording fees and District operating policies.

*A motion was made by Senior Vice President Whitworth to approve staff recommendation, seconded by Supervisor Phipps and approved unanimously.*

**13. Approval of appraisal and sale of a surplused portion of abandoned road right-of-way adjacent to Tracts 18-20 on the E-3 Canal. Location: E-3 Canal, 2077, 2105 & 2185 54<sup>th</sup> Trail South, West Palm Beach (Project #16-7548P.02) - Kelsey Smith, Project Surveyor**

Mr. Smith explained that in July 2016, the Board approved to declare the west 10 feet of the road right-of-way adjacent to Tracts 18-20 on the E-3 Canal surplus and eligible for sale at fair market value. Staff recommended approval of the fair market appraisal of ~\$4.00 per square foot and sale of the property subject to a sketch of description, certificate of title, District operating policies, legal and recording fees and conveyance of a perpetual exclusive easement to the District upon sale of the property.

*A motion was made by Senior Vice President Whitworth to approve the recommendations, seconded by Vice President Bedner and approved unanimously.*

**14. Approval of surplus, sale and appraisal of a 12' strip of the L-34 Canal right-of-way for a proposed right turn. Location: Tract 15, Section 20/46/42; Atlantic Avenue east of Lyons Road, north side of L-34 Canal (Project #13-9444P.01) – Dave Bends, Project Surveyor**

Mr. Bends explained that in July 2005, the Board approved the realignment of the L-34 Canal in conjunction with the widening of Atlantic Avenue with the understanding that the additional 12' on the north side was acquired to accommodate future right turn lanes. Atlantic Partners, LLC is under contract to purchase the 5-acre tract and requested to purchase the 12' strip for a right turn lane.

Staff recommended approval to declare the south 12' of the north 44 feet of Section 20, Township 46, Range 42 lying within Tract 15 surplus and eligible for sale, and approval of the fair market appraisal of \$15.77 per square foot. Sale of the property is subject to a sketch of description, certification of title, legal and recording fees, approval of all plans by District staff and District operating policies.

President Alderman inquired how many feet would remain for maintenance.

Mr. Bends stated there will be 10 feet remaining on the north side of the canal.

*A motion was made by Senior Vice President Whitworth to approve the recommendations, seconded by Supervisor Phipps and approved unanimously.*

## **STAFF REPORTS**

### **15. Executive Director's Report**

Mr. Brown stated that he and Mr. Perry met with Commissioner Dave Kerner and briefed him on the District's proposed sale of Transfer of Development Rights (TDRs). Mr. Brown also stated that he and staff met with COWBRA representatives regarding TDRs. He indicated that COWBRA was not supportive of the District's sale of TDRs and instead suggested increasing the non-ad valorem assessment to pay for any necessary capital improvements. Staff will continue to meet with Commissioners prior the next County Planning, Zoning and Building Board meeting in April.

#### **Director of Operations and Maintenance**

President Alderman inquired if the FECON was operating effectively. Mr. LasCasas confirmed that both FECONs are operational and making a significant impact on the completion of projects.

Mr. LasCasas provided a progress update on the Canal Rehabilitation Program. To date, 13.37 miles of canal clearing projects are completed. In the last 12 months,

the District has cleared a total of 10.93 miles of vegetation on its canal rights-of-way (LWDD – 6.91 miles; contracted services - 3.5 miles; developer – 0.52 miles).

### **Director of Administrative Services**

Ms. Walker stated there will be changes in seating arrangements at the next Board meeting because of changes in appointed board officers.

Ms. Walker announced that Green Week is scheduled for the week of February 6, 2016 and invited board members to attend the Green Week Celebration on February 9, 2016 beginning at 2:00 p.m.

Ms. Walker stated that each of the Board members were provided a copy of correspondence from the County Inspector General's office related to the District's outside employment and purchasing policies, and indicated that any questions, comments or concerns can be discussed at a future Board meeting.

### **Director of Engineering & Right-of-Way**

Mr. Martin stated that he and Mr. Strowd are reviewing the C-51 Reservoir Project water conveyance protocols and continue to participate in discussions with stakeholders.

Mr. Martin stated that he and Ms. Rayman are increasing seasonal outreach efforts. President Alderman suggested to Mr. Martin and Ms. Rayman to share information regarding the importance of replacing Control Structure 9 to protect water supplies, and how revenues from the sale of TDRs might offset future assessment increases to pay for completion of the project.

### **Director of Finance**

Ms. Hoyt stated that the District is in the beginning states of its annual financial audit which should be completed by the May board meeting.

### **District Counsel**

Mr. Perry had nothing to report.

## **16. Board Comment**

There were no Board comments.

## **17. Adjourn**

There being no further business, the meeting adjourned at 9:16 A.M.

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President – James M. Alderman

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Recording Secretary – Joann M. Aylor