



**MARSH HARBOUR  
COMMUNITY DEVELOPMENT  
DISTRICT**

**PALM BEACH COUNTY  
REGULAR BOARD MEETING  
JULY 19, 2024  
10:00 A.M.**

Special District Services, Inc.  
The Oaks Center  
2501A Burns Road  
Palm Beach Gardens, FL 33410

[www.marshharbourcdd.org](http://www.marshharbourcdd.org)

561.630.4922 Telephone

877.SDS.4922 Toll Free

561.630.4923 Facsimile

**AGENDA**  
**MARSH HARBOUR**  
**COMMUNITY DEVELOPMENT DISTRICT**  
Marsh Harbour Community Clubhouse  
1000 Marsh Harbour Drive  
Riviera Beach, Florida 33404  
**REGULAR BOARD MEETING**  
July 19, 2024  
10:00 a.m.

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Establish Quorum
- D. Additions or Deletions to Agenda
- E. Comments from the Public for Items Not on the Agenda
- F. Approval of Minutes
  - 1. June 21, 2024 Regular Board Meeting.....Page 2
- G. Old Business
  - 1. Discussion Regarding Annual Engineering Report
- H. New Business
  - 1. Discussion Regarding Hurricane Cut
- I. Administrative Matters
- J. Board Members Comments
- K. Adjourn

# LOCALIQ

The Gainesville Sun | The Ledger  
Daily Commercial | Ocala StarBanner  
News Chief | Herald-Tribune  
News Herald | The Palm Beach Post  
Northwest Florida Daily News

PO Box 631244 Cincinnati, OH 45263-1244

## PROOF OF PUBLICATION

Marsh Harbour Cdd  
Marsh Harbour Cdd  
2501 BURNS RD  
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PALM BEACH GARDENS FL 334105207

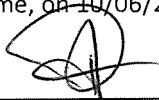
STATE OF WISCONSIN, COUNTY OF BROWN

Before the undersigned authority personally appeared, who on oath says that he or she is the Legal Coordinator of the Palm Beach Post, published in Palm Beach County, Florida; that the attached copy of advertisement, being a Public Notices, was published on the publicly accessible website of Palm Beach County, Florida, or in a newspaper by print in the issues of, on:

10/06/2023

Affiant further says that the website or newspaper complies with all legal requirements for publication in chapter 50, Florida Statutes.

Subscribed and sworn to before me, by the legal clerk, who is personally known to me, on 10/06/2023



Legal Clerk



Notary, State of WI, County of Brown

4-6-27

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Notary Public  
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### MARSH HARBOUR COMMUNITY DEVELOPMENT DISTRICT FISCAL YEAR 2023/2024 REGULAR MEETING SCHEDULE

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Marsh Harbour Community Development District will hold Regular Meetings of 10:00 a.m. in the Marsh Harbour Community Clubhouse located at 1000 Marsh Harbour Drive, Riviera Beach, Florida 33404 on the following dates:

- October 20, 2023
- November 17, 2023
- December 15, 2023
- January 19, 2024
- February 16, 2024
- March 22, 2024
- April 19, 2024
- May 17, 2024
- June 21, 2024
- July 19, 2024
- August 16, 2024
- September 20, 2024

The purpose of the meetings is to conduct any business coming before the Board. Meetings are open to the public and will be conducted in accordance with the provisions of Florida law. Copies of the Agendas for any of the meetings may be obtained from the District's website or by contacting the District Manager at (561) 630-4922 and/or toll free at 1-877-737-4922 prior to the date of the particular meeting.

From time to time one or more Supervisors may participate by telephone; therefore a speaker telephone will be present at the meeting location so that Supervisors may be fully informed of the discussions taking place. Meetings may be continued as found necessary to a time and place specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at (561) 630-4922 and/or toll-free at 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

Meetings may be cancelled from time to time without advertised notice.

### MARSH HARBOUR COMMUNITY DEVELOPMENT DISTRICT

www.marshharbourcdd.org  
Oct 6, 2023 #9343449

**MARSH HARBOUR  
COMMUNITY DEVELOPMENT DISTRICT  
REGULAR BOARD MEETING  
JUNE 21, 2024**

**A. CALL TO ORDER**

The June 21, 2024, Regular Board Meeting of the Marsh Harbour Community Development District (the “District”) was called to order at 10:01 a.m. in the Marsh Harbour Community Clubhouse located at 1000 Marsh Harbour Drive, Riviera Beach, Florida 33404.

**B. PROOF OF PUBLICATION**

Proof of publication was presented that notice of the Regular Board Meeting had been published in the *Palm Beach Post* on October 6, 2023, as part of the District’s Fiscal Year 2023/2024 Regular Meeting Schedule, as legally required.

**C. ESTABLISH A QUORUM**

It was determined that the attendance of Chairperson Allen Walker, Vice Chairman Kent Pollock and Supervisors Judy Briggs, Tasha Mullings (via phone) and Nadine Sampson constituted a quorum and it was in order to proceed with the meeting.

Staff present included: District Manager Sylvia Bethel of Special District Services, Inc.; District Counsel Gregory George of Billing, Cochran, Lyles, Mauro & Ramsey, P.A.; and Onsite HOA Manager Tara Bennett.

**D. ADDITIONS OR DELETIONS TO THE AGENDA**

Ms. Bethel added under New Business, Discussion Regarding Tree Removal at 2037 Nassau Drive.

**E. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA**

There were no comments from the public for items not on the agenda.

**F. APPROVAL OF MINUTES**

**1. May 17, 2024, Regular Board Meeting**

The minutes of May 17, 2024, Regular Board Meeting were presented.

A **motion** was made by Mr. Pollock, seconded by Ms. Briggs and unanimously passed approving the minutes of the May 17, 2024, Regular Board Meeting, as presented.

**G. OLD BUSINESS**

**1. Discussion Regarding Annual Engineering Report**

Ms. Bethel advised that the engineer was just out to visit yesterday, therefore, the report was not yet completed. This item will be back for discussion at the next meeting.

## **2. Discussion Regarding Easement between the CDD and HOA for Security Gates**

Ms. Bethel reminded the Board that they had authorized Mr. George to create an agreement at the last meeting regarding this item. Mr. George stated, after further research, with the existing easement in place, there is no need for a Memo unless the Board would still like to move forward. If there is a conflict with the HOA, then he suggests moving forward with the Memo. However, since there is no conflict, he believes it is not necessary. The Board agreed.

## **H. NEW BUSINESS**

### **1. Discussion Regarding Hurricane Cut**

Ms. Bethel directed the Board's attention to the Russ Total Lawn Maintenance, LLC hurricane cut proposal in the meeting book. Mr. Pollock asked what was paid out in previous years? Ms. Bethel provided the information requested. A lengthy discussion ensued. Ms. Sampson stated this was high and suggested more proposals. Mr. Pollock stated he would like to know the reason for the price increase from Mr. Russ. Ms. Bennett stated that she believed the price is fair but agreed with receiving other proposals. Ms. Bethel stated she would obtain two other proposals for the next Board meeting.

### **2. Discussion Regarding Tree Removal at 2037 Nassau Drive**

Ms. Bethel advised that she had received this request from the HOA. Ms. Bennett stated the resident indicated that she would like to get a permit to remove the tree and plant another tree at her expense. A lengthy discussion ensued. Mr. George stated that the CDD could not remove any trees because of bugs and only trees posing a threat could be removed. He furthered that the resident would have to receive a permit from the City. Ms. Bennett asked if there were any requirements for replacing the tree to which Mr. George stated there may be, she would have to check with the City. Ms. Bennett stated she would stop by the City to get more information on what is needed for this process.

## **I. ADMINISTRATIVE MATTERS**

Ms. Bethel reminded the Board that the 2023 Form 1 – Statement of Financial Interests were due July 1, 2024. She indicated she would forward the original e-mail with that information to the Board.

## **J. BOARD MEMBER COMMENTS**

There were no further comments from the Board Members.

## **K. ADJOURNMENT**

There being no further business to come before the Board, the Regular Board Meeting was adjourned at 10:37 a.m. on a **motion** made by Ms. Sampson, seconded by Mr. Walker and the **motion** passed unanimously.

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Secretary/Assistant Secretary

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Chairman/Vice Chairman