NORTH SPRINGS IMPROVEMENT DISTRICT

MEETING OF THE BOARD OF SUPERVISORS

January 08, 2025

North Springs Improvement District

9700 NW 52 Street Coral Springs, FL 33076
Phone (954) 752-0400 Fax (954) 755-7317

December 20, 2024

Board of Supervisors
North Springs Improvement District

Dear Board of Supervisors:

A meeting of the Board of Supervisors of North Springs Improvement District will be held on **Wednesday, January 08, 2025**, **at 4:00 P.M.** at 9700 NW 52nd Street, Coral Springs, Florida. Following is the advance agenda:

1. Roll Call
2. Approval of December 04, 2024, Meeting Minutes
3. Audience Comments and Supervisors' Requests on Non-Agenda Items
4. Staff Reports

A. Manager

I. Security Upgrades and Enhancements to the North Perimeter of Water Treatment Plant
   a. Convene to a closed session with District Staff and Board of Supervisors for discussion - Pursuant to Sections 286.0113, 119.071(3), and 119.0713 F.S., the portion of a meeting that would reveal a security system plan or portion thereof is made confidential and exempt from F.S. 119.07(1) and F.S. 286.011, and other laws and rules requiring public access or disclosure.
   b. Conclude closed session with District Staff and Board of Supervisors.
   c. Possible action and approval of expenditures.

B. Attorney

C. Engineer

5. Approval of Financials and Check Registers

6. Adjournment

SECOND
ORDER OF BUSINESS

December 04, 2024, Meeting Minutes

MINUTES OF MEETING

NORTH SPRINGS IMPROVEMENT DISTRICT

The regular meeting of the Board of Supervisors of the North Springs Improvement District was held Wednesday, December 4, 2024 at 4:00 p.m. in the district office, 9700 N.W. 52nd Street, Coral Springs, Florida.

Present and constituting a quorum were:

Grace Solomon	President
Anthony Avello	Secretary
Vince Moretti	Assistant Secretary by telephone

Also present were:

Rod Colon	District Manager
Brian Sherman	District Counsel
Jane Early	District Engineer
Brenda Richard	District Clerk
Katherine Castro	Executive Assistant
Donna Holiday	GMS-South Florida, LLC via Zoom
Veronica Bennett	Modulnova
Carlos Bustinza	Modulnova
Bryant An	LifeTime

The following is a summary of the discussions and actions taken at the December 4, 2024 meeting. An audio copy of the proceedings can be obtained by contacting the District Manager.

FIRST ORDER OF BUSINESS **Roll Call**

Mr. Colon called the meeting to order at 4:00 p.m. and called the roll.

SECOND ORDER OF BUSINESS **Approval of the Minutes of the November 6, 2024 Meeting**

On MOTION by Ms. Solomon seconded by Mr. Avello with all in favor the minutes of the November 6, 2024 meeting were approved as presented.

THIRD ORDER OF BUSINESS **Audience Comments on Non-Agenda Items and Supervisor's Requests**

There being none, the next item followed.

FOURTH ORDER OF BUSINESS **Staff Reports**

A. Manager

I. Consideration of Quote No. 150632-111524 from ID Wholesaler for the Purchase of an ID Card Maker

On MOTION by Ms. Solomon seconded by Mr. Avello with all in favor quote no. 150632-111524 from ID Wholesaler for purchase of an ID Card Maker in the amount of $21,272,64 was approved.

B. Attorney

Mr. Sherman stated before you is memo 2024-010. I'm pleased to inform you that we were able to resolve a claim regarding an acid spill. We received a check in the amount of $15,000 that we are presenting to the district today.

Ms. Richard has informed me that all the supervisors have complied with the new ethics requirements for this year.

C. Engineer

I. Approval of Change Order No. 1 to Task Order 0422-1 Carbon Dioxide Feed System

On MOTION by Mr. Avello seconded by Ms. Solomon with all in favor change order no. 1 to task order 0422-1 for scope clarification was approved.

II. Award of Contract for RFP 2024-10 Professional Interior Design, Installation and Facility Planning Services

Mr. Sherman stated Florida Law requires an affidavit dealing with human trafficking and we met with the vendor before the meeting, and they are going to provide that to us. Once that is provided, we will execute the contract.

On MOTION by Ms. Solomon seconded by Mr. Moretti with two in favor and Mr. Avello opposed the contract for RFP 2024-10 was approved.

FIFTH ORDER OF BUSINESS **Approval of Financials and Check Register**

On MOTION by Mr. Avello seconded by Ms. Solomon with all in favor the check register was approved.

On MOTION by Ms. Solomon seconded by Mr. Avello with all in favor the meeting adjourned at 4:20 p.m.

Anthony Avello	Grace Solomon
Secretary	President

THIRD
ORDER OF BUSINESS

Audience Comments and Supervisors' Requests on Non-Agenda Items

FOURTH
ORDER OF BUSINESS

STAFF REPORTS – A. MANAGER

I. Security Upgrades and Enhancements to the North Perimeter of Water Treatment Plant

This item has been redacted pursuant to Sections 286.113, 119.071(3), and 119.0713, Florida Statutes

TASK ORDER NO. __0125-1___

This Task Order (the "Task Order") is issued pursuant to the Agreement for Professional Services between VLC ONE, INC. and the NORTH SPRINGS IMPROVEMENT DISTRICT (NSID), dated May 6, 2021 (the "Agreement"), which is incorporated herein by this reference.

The purpose of this Task Order is as follows:

ARTICLE 1. PROJECT DESCRIPTION

[redacted] Also, in the North side there are exotic invasive trees that need to be removed and proper landscaping installed.
[redacted]

VLC ONE, INC. agrees to furnish NSID the following specific design-build services:

ARTICLE 2. SCOPE OF SERVICES

DESIGN AND ENGINEERING SERVICES:

[redacted] installation of waterfall with landscaping and lights, re-asphalting of the roads throughout the WTP.

- [redacted]
- Perform code analysis to ensure compliance with Florida Building Code 2023, 8th Edition and all required local building codes, standards and regulations.
- Perform new site topographical survey required for permitting.
- [redacted]
- Prepare conceptual plans and review with NSID staff for approval.
- Prepare cover sheet for project general information.
- Prepare site plan showing location, scope of work, codes and general notes.
- Prepare architectural drawings showing layouts, elevations, and all necessary details for permitting.
- [redacted]
- Prepare demolition drawings for berm removal.

- Prepare electrical drawings to include load calculations, layout, riser diagram, panels schedule, lighting plan, photometrics, etc. for the waterfall feature.
- Prepare plumbing drawings to include layout, calculations, riser diagram, fixture count, specifications, etc. for the waterfall feature
- Prepare landscaping drawings for North area and waterfall feature.
- Meet with NSID staff to review design drawings and incorporate any desired changes or adjustments.
- Prepare all structural and wind load calculations.
- Submit signed and sealed drawings to City of Coral Springs for DRC approval, landscape approval and building department approval. All required permits will be submitted by VLC One, Inc. Respond to comments from city reviewers.

Final set of drawings and calculations will be discussed and reviewed with NSID prior to submittal for permitting with the City of Coral Springs and/or Broward County.

No instrumentation and controls and SCADA integration is included in this scope of work and fee.

NSID will pay all permitting fees to , City of Coral Springs, Broward County, etc.

CONSTRUCTION SERVICES:

[redacted]

[redacted].

2. Provide and install the following components associated with each discipline:
    - Demolition of berm at WTP main entrance which includes hauling and disposing of material offsite.
    - Landscaping (i.e., removal of exotic invasive trees, new landscaping, sodding, grading, etc.) (Includes hauling removed landscape material and disposing offsite)
    - [redacted]
    - Electrical (i.e., switches, lights, outlets, panel, etc.) for waterfall feature
    - Plumbing (i.e., pumps, piping, etc.) for waterfall feature
    - Finishes (i.e., stucco, prime, painting, etc.)
3. [redacted]
4. Install new asphalt on all roads throughout the WTP. Restripe entire plant site including all parking spaces both regular and handicap spaces and replace any existing broken wheel stops.

5. Install new waterfall structure close to the entrance in demolished berm location. – design approved by NSID. Construction includes all material and appurtenances including electrical and plumbing as needed. NSID to provide water and electrical service up to waterfall structure only
6. [redacted]

ENGINEERING SERVICES DURING CONSTRUCTION:

7. Provide all engineering services during construction such as special inspections, letters, certifications, etc.
8. Prepare signed and sealed final certification of the new construction. Submit for all required certifications to Broward County and the City of Coral Springs as required.

ARTICLE 2. COMPENSATION

Compensation by NSID to VLC ONE, INC. will be as follows:

VLC ONE, INC. will perform the design services for a lump sum fee of $150,000 which includes [redacted], the landscape design, [redacted] and fountain design. Payment to be made based on percent complete.

Permitting, Construction and Engineering Services during Construction shall not exceed $1,400,000. Payment to be made based on percent complete.

PAYMENTS: OWNER shall make progress payments on account of the Contract Price on the basis of Contractor's Application for Payment on or about 20th day of each month during performance of the Work. All such payments will be measured by the schedule of values established and accepted by the ENGINEER (NSID Engineer).

1. Prior to Substantial Completion, progress payments will be made in an amount equal to the percentage indicated below but, in each case, less the aggregate of payments previously made and less such amounts as ENGINEER may determine or OWNER may withhold.
    a. 95% of Work completed (with the balance being retained)
    b. 95% of cost of materials and equipment not incorporated in the Work (with the balance being retained)
2. Final Payment
    a. Upon final completion and acceptance of the Work, OWNER shall pay the remainder of the Contract Price as recommended by ENGINEER.

SCHEDULE:

VLC ONE, INC. will perform the above-mentioned services as follows:

90% Design	60 Days from initial payment of 50%
NSID Review	7 Days from 90% Design

100% Design	8 Days after NSID Review
TOTAL DESIGN COMPLETION	**75 Days**
Permitting	60 Days- depending on City of Coral Springs
Construction	360 Days from approved permit
TOTAL CONSTRUCTION COMPLETION	**420 Days**

DELIVERABLES:

VLC ONE, INC. will submit deliverables as defined above.

OTHER PROVISIONS

The following provisions shall apply to this Task Order:

As per Section 6.3.1 of the Agreement, Liquidated Damages in the amount of $ 100.00 per day shall be assessed against VLC ONE, INC., based upon each day beyond Substantial Completion. The Liquidated Damages are intended to address any damages incurred by the NSID due to such delay and are not intended to be a penalty.

This Task Order will become a part of the referenced Agreement when executed by both parties. The terms and conditions of the Agreement apply to and remain in effect for the General Services or work to be performed hereunder.

The Authorized Representatives designated below are authorized to act with respect to this Task Order. Communications between the parties shall be between parties and their consultants or subcontractors shall be through the Authorized Representatives:	
For NSID:	**For VLC ONE, INC.:**
Name: ROD COLON, DISTRIC MANAGER	Name: VANDIN CALITU, P.E.
Address: 9700 NW 52 ST, CORAL SPRINGS, FL 33076	Address: 1722 Sheridan St, #129, Hollywood, FL, 33020
Telephone: 954-796-6628	Telephone: 954-864-2775

This Task Order No. 0125-1 is effective this (date)	
Accepted for VLC ONE, INC. by:	**Accepted for NSID by:**
Name	Name
Title	Title

FOURTH
ORDER OF BUSINESS

STAFF REPORTS – A. MANAGER

a. Convene to a closed session with District Staff and Board of Supervisors for discussion - Pursuant to Sections 286.0113, 119.071(3), and 119.0713 F.S., the portion of a meeting that would reveal a security system plan or portion thereof is made confidential and exempt from F.S. 119.07(1) and F.S.

FOURTH
ORDER OF BUSINESS

STAFF REPORTS – A. MANAGER

b. Conclude Closed Session with District Staff and Board of Supervisors.

FOURTH
ORDER OF BUSINESS

STAFF REPORTS – A. MANAGER

c. Possible Action and Approval of Expenditures.

FOURTH
ORDER OF BUSINESS

STAFF REPORTS – B. ATTORNEY

FOURTH
ORDER OF BUSINESS

STAFF REPORTS – C. ENGINEER

FIFTH
ORDER OF BUSINESS

Approval of Financials and Check Registers

North Springs Improvement District

9700 NW 52 ST
Coral Springs, FL 33076
Phone: (954) 752-0400 • Fax (954) 755-7317

To: Rod Colon, District Manager

From: Maryam Omidi, CFO

Re: Financials & Procurement

Date: December 20, 2024

I, Maryam Omidi, certify that the financials and procurement for the January 2025 Agenda meet the District's procurement criteria and comply with the District's Charter and State Law.

Sincerely,

M. Omidi

Maryam Omidi, CFO

North Springs Improvement District
General Fund
Summary Report
For the Period Ending November 30, 2024

	ADOPTED BUDGET FY 25	PRORATED BUDGET THRU 11/30/2024	ACTUAL ENDING 11/30/2024	VARIANCE FAVORABLE (UNFAVORABLE)
REVENUE				
TOTAL REVENUES	3,869,342	644,890	603,038	(41,853)
EXPENDITURES				
TOTAL EXPENDITURES	3,869,342	644,890	521,758	123,132
EXCESS REVENUES (EXPENSES)	**-**	**-**	**81,279**	**81,279**
FUND BALANCE BEGINNING				5,889,620
FUND BALANCE ENDING				5,970,899

North Springs Improvement District
Water & Sewer Fund
Summary Report
For the Period Ending November 30, 2024

	ADOPTED BUDGET FY 25	PRORATED BUDGET THRU 11/30/2024	ACTUAL ENDING 11/30/2024	VARIANCE FAVORABLE (UNFAVORABLE)
REVENUE				
TOTAL REVENUES	28,441,000	4,740,167	4,147,228	(592,939)
EXPENDITURES				
TOTAL EXPENDITURES	28,221,870	4,703,645	3,038,907	1,664,738
EXCESS REVENUES (EXPENSES)	**219,130**	**36,522**	**1,108,321**	**1,071,799**
FUND BALANCE BEGINNING				115,878,586
FUND BALANCE ENDING				116,986,907

SIXTH
ORDER OF BUSINESS

Adjournment