St. Lucie West Services District
Public Hearing & Regular Board Meeting
October 6, 2026, at 9:00 a.m.

(Please note: These minutes are not verbatim. A CD recording of the Public Hearing & Regular Board Meeting is available on file.)

Board Members Present

Dominick Graci – Chairman – in-person
Gregg Ney – Vice Chairman – in-person
Jack Doughney – Secretary – in-person
Diane Haseltine – Supervisor – in-person
Kevin Dolan – Supervisor – via phone

Staff Present

Josh Miller, District Manager, St. Lucie West Services District (SLWSD) – in-person
Gerard Rouse, Public Works Director/Assistant District Manager, SLWSD – in-person
TJ Bayer – Assistant Utilities Director, SLWSD – in-person
Searg Davidian, Assistant Public Works Director – SLWSD – in-person
Andy Bomjardim – Public Information Officer, SLWSD – in-person
Maddie Maldonado – Director of Office Administration, SLWSD – in-person
Lisa-Marie Beans, Human Resources Director, SLWSD – in-person
Stephen Conteaguero, General Counsel, Nason, Yeager, Gerson, Harris & Fumero, P.A. – via phone
Neako Villamil, District Engineer, HR Green – in-person
Jason Pierman, Special District Services, Inc. (SDS) Administrative Manager – via phone
Laura Archer, Recording Secretary, SDS – via phone

Guests Present (Sign-In Sheet Attached)

A. Call to Order

Chairman Graci called the Regular Board Meeting to order at 9:00 a.m.

B. Pledge of Allegiance

C. Roll Call

It was noted that all 5 Members of the Board were present, including Supervisor Dolan who was present via phone.

D. Approval of Minutes
1. **August 31, 2026, Workshop**
2. **September 1, 2026, Public Hearings & Regular Board Meeting**

A **MOTION** was made by Vice Chairman Ney, seconded by Secretary Doughney and passed unanimously, approving the minutes of the August 31, 2026, Workshop, as presented; and the minutes of the September 1, 2026, Public Hearings & Regular Board Meeting, as presented.

E. Public Comment

Joseph Lombardo approached indicating that he was a resident of the District since 2000. He wanted the Board to know that the District's customer service was impeccable, indicating that TJ Bayer had assisted him with sediment in his line and then followed up to be sure he was happy with the outcome.

Mr. Lombardo had several questions about the Reserve CDD transition. Mr. Miller answered his questions regarding bonds, the updating of old equipment and service increases.

That concluded public comment at this time.

F. Public Hearing 1

1. Call to Order

Chairman Graci then recessed the Regular Board Meeting and opened Public Hearing 1 regarding Amending Chapter III of the Rules of the St. Lucie West Services District Relating to Water, Sewer and Irrigation Utility System Regulations, Rates, Fees, Charges and Operating Policies for Utility Services; Revising and Clarifying Various Provisions and Adopting New Provisions Relating to Consumer Meter Tampering and FOG Management.

2. Roll Call

It was noted that all 5 Supervisors were present, including Supervisor Dolan via phone.

3. Receive Public Comment on Amending Chapter III of the Rules of the District Relating to Water, Sewer and Irrigation Utility System Regulations, Rates, Fees, Charges and Operating Policies for Utility Services; Revising and Clarifying Various Provisions and Adopting New Provisions Relating to Consumer Meter Tampering and FOG Management

There was no public comment on Amending Chapter III of the Rules of the District Relating to Water, Sewer and Irrigation Utility System Regulations, Rates, Fees, Charges and Operating Policies for Utility Services; Revising and Clarifying Various Provisions and Adopting New Provisions Relating to Consumer Meter Tampering and FOG Management.

- **Consider Resolution No. 2026-06 – Amending Chapter III of the Rules of the District Relating to Water, Sewer and Irrigation Utility System Regulations, Rates, Fees, Charges and Operating Policies for Utility Services; Revising and Clarifying Various Provisions and Adopting New Provisions Relating to Consumer Meter Tampering and FOG Management**

Resolution No. 2026-06 was presented, entitled:

RESOLUTION NO. 2026-06

A RESOLUTION AMENDING CHAPTER III OF THE RULES OF THE ST. LUCIE WEST SERVICES DISTRICT RELATING TO WATER, WASTEWATER, AND IRRIGATION UTILITY SYSTEM REGULATIONS, RATES, FEES, CHARGES, AND OPERATING POLICIES FOR UTILITY SERVICES; REVISING AND CLARIFYING VARIOUS PROVISIONS; AND ADOPTING NEW PROVISIONS RELATING TO CUSTOMER METER TAMPERING AND FOG MANAGEMENT; PROVIDING AN EFFECTIVE DATE.

(AMENDMENT XXXIV TO CHAPTER III)

Mr. Miller noted that Supervisor Dolan's revision to strike "4:00 p.m." in Section 3.4 had been made.

A **MOTION** was made by Secretary Doughney, seconded by Vice Chairman Ney and passed unanimously adopting Resolution No. 2026-06, amending Section 3.4, as requested.

Chairman Graci then closed Public Hearing 1 and reconvened the Regular Board Meeting.

G. District Attorney
DA 1 – Status Report/Updates

Mr. Conteaguero briefly reviewed his monthly status report and indicated he was available for any questions.

Supervisor Dolan noted he was sad to see a local business filing (Cabinet Connection) for bankruptcy.

H. District Engineer
DE 1 – Status Report/Updates

Mr. Villamil indicated that the Wastewater Treatment Facility Permit Renewal would be submitted in November and briefly went over several other items.

That concluded Mr. Villamil's monthly report.

I. District Manager Action Items

DM 1 – Reserve CDD Incorporation Status Update

Mr. Miller advised of inviting members of the public to monthly Workshops for updates on the transition.

There was a brief discussion on the processes being taken before the Reserve CDD is on line.

DM 2 – Consider Purchase of a Replacement Wastewater Treatment Plant Influent Bar Screen System from Heyward Florida, Inc.

Mr. Miller presented the item and recommended approval, noting that there would be less grease because the screen of new unit would be finer.

A brief discussion ensued before the following **MOTION** was made.

A **MOTION** was made by Vice Chairman Ney, seconded by Secretary Doughney and passed unanimously approving the proposal from Heyward Florida Inc. for the purchase of a replacement Wastewater Treatment Plant Influent Bar Screen System for the not to exceed amount of $476,830:

Available Budget for Emergency R&R Fund:	$ 1,628,103.00
This Project:	$ 476,830.00
Leaving an Available Balance of:	$ 1,151,273.00

DM 3 – Consider Piggyback Agreement with Quick Painting Group Corp

Mr. Miller presented the item, noting that Mr. Conteaguero had reviewed the agreement and had no comments. Mr. Miller asked if there were any further questions. There being none, he recommended approval.

A **MOTION** was made by Secretary Doughney, seconded by Supervisor Haseltine and passed unanimously approving the City of Port St. Lucie piggyback agreement #20260134 with Quick Painting Group Corp, as presented.

DM 4 – Other Items

Mr. Miller advised that the bus turnaround was in use.

Mr. Miller indicated that the Vineyard application would be brought to the Board for consideration at a later date.

Mr. Miller noted that the Cashmere Corners utility connection matter would be brought back to the Board at a later date, if needed.

That concluded Mr. Miller's updates.

J. Consent Agenda

CA 1 – Monthly Report on Public Works

CA 2 – Monthly Report on Utilities Operations

CA 3 – Monthly Report on Ongoing & Capital Improvement Projects

CA 4 – Monthly Report on Billing and Customer Service

CA 5 – Public Information Officer Monthly Report

CA 6 – Financial Statements for August 2026

CA 7 – Transfer of Funds for the R&R & UC Accounts

Mr. Pierman presented a revised CA-7 abstract with the proper information in it.

Consent Agenda Items CA-1 through CA-7 were then presented for Board consideration.

A **MOTION** was made by Secretary Doughney, seconded by Vice Chairman Ney approving Consent Agenda items CA-1 through CA-7, as presented. Upon being put to a vote, the **MOTION** carried unanimously.

K. Supervisor Requests

Secretary Doughney commended staff for jobs well done.

Vice Chairman Ney echoed Mr. Lombardo's comments about stellar customer service and staff and indicated that management had been doing a great job.

Chairman Graci also commended staff and reminded everyone to hug your loved ones.

That concluded Supervisor Requests.

L. Adjournment

There being no further items to be addressed, the Regular Board Meeting was adjourned at 9:38 a.m. by Chairman Graci. There were no objections.

Regular Board Meeting Minutes Signature Page

Chairman/Vice Chairman

Secretary/Assistant Secretary

Date Approved 11-16-26