

Melbourne-Tillman Water Control District



Amended Agenda

Melbourne-Tillman Water Control District

MEETING OF THE BOARD OF DIRECTORS

TUESDAY, OCTOBER 28, 2025

9:00 AM



Call to Order Philip Weinberg, President

Pledge of Allegiance Philip Weinberg, President

Roll Call Lisa Blackett

Board Members:

Joseph Hale, Vice President (Palm Bay September 30, 2028)

Brant Hoffman (Brevard County September 30, 2028)

Scott Morgan, (West Melbourne September 30, 2027)

Don Jordan, (Palm Bay September 30, 2026)

Drew Powshok (Brevard County September 30, 2028)

Jay Woltering (Brevard County September 30, 2028)*

District Attorney: Jim Beadle

Secretary/Treasurer: Lisa Blackett

District Manager: Rick Nipper

*Pending Brevard County Commission Approval on 10/28/25

Recognition of Guests

Mike McCabe, District Engineer

Bo Rainbolt, Assistant Manager/ Operations

Announcements

- Drew Powshok and Brant Hoffman have been re-appointed by Brevard County Board of County Commissioners, their terms will expire on September 30, 2028. The City of Palm Bay has re-appointed Joe Hale and his term will expire September 30, 2028.

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- The Brevard County Commission approved the District's 2025/2026 Budget at the public hearing on September 10, 2025.
- The District's annual inventory was conducted on October 1, 2025 by Board member Scott Morgan and staff member Ken Neff. Attached is the inventory letter, signed by Scott Morgan stating there were no discrepancies noted. (Attachment 1)

Public Comments

Presentations

- Joe Hale's Appreciation award from the City of Palm Bay
- Public Works National First Responders Proclamation (Attachment 2)
- C-85 Canal Relocation

Regular Business

- Approval of the minutes of the August 26, 2025 MTWCD Board of Director's Meeting (Attachment 3)
- Approval of the Operating Statement through September 30, 2025 (Attachment 4)

New Business

- The annual election of Board Officers (President, Vice-President, Secretary/Treasurer and District Attorney)

Old Business

- District Legislation Update

Staff Reports

- District Manager's Report, Rick Nipper
- Engineer's Report, Mike McCabe
- Assistant Manager/Operations Report, Bo Rainbolt
- Attorney's Report, Jim Beadle
- Secretary/Treasurer's Report, Lisa Blackett

Melbourne-Tillman Water Control District

MEETING OF THE BOARD OF DIRECTORS

TUESDAY, OCTOBER 28, 2025

9:00 AM

Closing

- Meeting Schedule – The next Board Meeting is scheduled for Tuesday December 2, 2025 at 9:00 am in the City of West Melbourne Council Chambers.

- Board Member Reports
 - Joe Hale*
 - Brant Hoffman*
 - Scott Morgan*
 - Don Jordan*
 - Drew Powshok*
 - Jay Woltering*
 - Phil Weinberg*

- Adjourn

Pursuant to Section 286-0105, FSS, if an individual decides to appeal any decision made by the Melbourne-Tillman Water Control District Board of Directors with respect to any matter considered at this meeting, a verbatim transcript of the proceedings may be required and the individual will need to ensure that a verbatim transcript of the proceedings is made,

In accordance with the Americans with Disabilities Act and Section 286.26, FSS, persons needing special accommodations for this meeting shall within reasonable time, prior to this meeting, contact the Office of the Secretary to the Board of Directors, (321)-723-7233.

Attachment

1

STATE OF FLORIDA
Melbourne-Tillman Water Control District
5990 Minton Rd NW
Palm Bay, FL 32905



Scott Morgan
2312 Woodfield Circle
West Melbourne, FL 32904

October 1, 2025

Melbourne Tillman Water Control District
5990 Minton Road NW
Palm Bay, FL 32907

RE: Annual Inventory

On Wednesday, October 1, 2025, I completed the Melbourne Tillman Water Control District's Annual Inventory with staff member Ken Neff. Random items were selected from the inventory listing and all were identified and located.

I am pleased to report there were no discrepancies noted.

Sincerely,

A handwritten signature in blue ink that reads "Scott Morgan".

Scott Morgan
Board Member
Melbourne Tillman Water Control District

Attachment

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PUBLIC WORKS

FIRST RESPONDER

National First Responders Day Proclamation

October 28, 2025

WHEREAS, first responders—including public works professionals, firefighters, police officers, emergency medical technicians, 911 operators, paramedics, and other emergency personnel—stand on the front lines of our communities, selflessly serving and protecting the citizens of the City of Palm Bay, the City of West Melbourne, and Brevard County in times of crisis; and,

WHEREAS, first responders respond swiftly and courageously to emergencies, often putting their own lives at risk to ensure the safety and well-being of others, whether in natural disasters, accidents, medical emergencies, or public health and safety threats; and,

WHEREAS, it is in the public interest for the citizens, civic leaders, and children in City of Palm Bay, the City of West Melbourne, and Brevard County to gain knowledge of and maintain an ongoing interest and understanding of the importance of public works and other first responder efforts in their respective communities; and,

WHEREAS, as of 2019 the US Senate has included language recognizing public works alongside fellow/other first responders,

RESOLVED, the Melbourne Tillman Water Control District Board of Directors, do hereby designate October 28, 2025, as National First Responders Day. I urge all citizens to join with representatives of the American Public Works Association and government agencies in activities, events, and ceremonies paying tribute to our public works first responders alongside law enforcement, firefighters, paramedics, emergency medical technicians, 911 operators, and other emergency personnel, to recognize the substantial contributions they make to protecting our national health, safety, and advancing the quality of life for all.

IN WITNESS WHEREOF, I have hereunto set my hand,

DONE on this _____ day of _____ 2025.

Philip Weinberg, President

Melbourne Tillman Water Control District Board of Directors

Attachment

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MELBOURNE-TILLMAN WATER CONTROL DISTRICT

MINUTES

August 26, 2025

CALL TO ORDER

The regular scheduled meeting of the Melbourne-Tillman Water Control District (MTWCD) Board of Directors was called to order by Phil Weinberg, President on Tuesday, August 26, 2025 at 9:00 AM in the City of West Melbourne Council Chambers, Veterans Memorial Complex, 2285 Minton Road, West Melbourne, Florida.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance to the Flag was recited by all present.

ROLL CALL

The following Board Members were present:

Joe Hale, Vice President
Brant Hoffman
Scott Morgan
Don Jordan
Drew Powshok
Jay Woltering
Phil Weinberg, President

Also present: Rick Nipper, District Manager
Lisa Blackett, Secretary/Treasurer
Jim Beadle, District Attorney

RECOGNITION OF GUESTS/VISITORS/STAFF

Mike McCabe, District Engineer
Bo Rainbolt, Assistant Manager of Operations
Andrea Young, Mayor, City of West Melbourne
Jeff Hawes, Corcoran Group
Matt Toller, Corcoran Group
Sarah Kraum, Space Coast TPO
Travis Hills, Kittleson and Associates, representing Space Coast TPO

ANNOUNCEMENTS

The District Manager announced the Brevard County Commission approved the District's 2025/2026 User Fee rates on August 14, 2025 with no increase as the past two years. The approved user fee rate is: \$25.00 for residential, \$8.50 for agricultural, and \$52.50 for Commercial classifications.

The Manager announced the District's 2025/2026 Budget would be presented to the Brevard County Commission for approval at their public hearing on September 10, 2025.

The Manager announced the District's annual inventory count is scheduled for October and he a Board member to conduct the inventory with District staff. Scott Morgan volunteered to conduct the inventory on behalf of the Board.

The Manager announced the terms of Board members Joe Hale-City of Palm Bay, Brant Hoffman, Drew Powshok and Jay Woltering-Brevard County appointee's terms would expire on September 30, 2025.

PUBLIC COMMENTS

None

REGULAR BUSINESS

The President presented the minutes of the June 24, 2025 Board meeting for approval. **Drew Powshok motioned to approve the minutes of the June 24, 2025 Board meeting.** Jay Woltering **seconded the motion.** The Board **voted 7-0 to approve the motion.**

PRESENTATIONS

Travis Hills of Kittleson and Associates, representing Southern Brevard Trails, delivered a slide presentation outlining the vision, goals, existing conditions and Master Plan recommendations for trail development within the District. He stated the initiative aims to enhance the quality of life, promote public health, and generate economic benefits for southern Brevard County. Mr. Hills revealed the primary study area spans from Palm Bay Road south to the Indian River County line, and from the St. Johns River east to US-1. While construction is projected 10-15 years out, Mr. Hills emphasized the current phase focuses on coordination with local jurisdictions to prevent duplication, agency engagement, feasibility studies, support from the Space Coast Transportation Planning Agency and pursuit of diverse funding sources. Mr. Hills noted that southern Brevard County currently has over 300 miles of existing or previously planned trails and sidewalks with the Master Plan to recommend the addition of 140 miles of new trails, targeting a total network of more than 460 miles. In response to a question from Joe Hale regarding the use of the District's rights-of-way noting the industrial nature and the presence of heavy equipment necessary for District operations, Mr. Hills affirmed such concerns would be addressed during the feasibility study in collaboration with District staff.

Jeff Hawes of the Corcoran Group briefed the Board on the status of proposed legislation to update the District's user fee structure. He reported that the Brevard County Commissioners from Districts 3 and 5 expressed receptiveness to supporting the bill, which would authorize modest fee increases indexed to the Consumer Price Index (CPI) to help the District maintain pace with inflation. Mr. Hawes announced the local legislative delegation meeting is scheduled for September 30, 2025 and indicated that sponsorship of the District's legislation was likely. He cautioned the upcoming legislative session will involve broad taxation debates but emphasized that once the bill was filed, coordinated efforts would be made to engage the Governor's office to pursue a favorable outcome.

REGULAR BUSINESS

The President presented the Operating Statement through July 31, 2025 for Board approval. Scott Morgan **motioned to approve the Operating Statement through July 31, 2025.** Joe Hale **seconded the motion.** The Board **voted 7-0 to approve the motion.**

NEW BUSINESS

The District Manager read District resolution 2025-1 to provide for the authority to levy the District's User Fees for fiscal year 2025/2026 providing an effective date. Drew Powshok **motioned to approve Resolution 2025-01.** Don Jordan **seconded the motion.** The Board **voted 7-0 to approve the motion.**

The Manager read District Resolution 2025-02, an appropriation and levy resolution of the Melbourne Tillman Water Control District, Brevard County, Florida, covering the Fiscal year 2025/2026 appropriating funds required for the general operating expenses of the District; all necessary and proper disbursements, and other expenditures necessary or proper for the operation of the District and the purpose of capital outlays during said fiscal year; providing for the adoption of the Budget for the Fiscal Year October 1, 2025 through September 30, 2026; providing for an effective date. Drew Powshok **motioned to approve Resolution 2025-02.** Joe Hale **seconded the motion.** The Board **voted 7-0 to approve Resolution 2025-02.**

BUDGET

The Manager requested for approval to transfer of \$7,000 from account #5640300, Computer Software to account #5540000, Books, Publications, Subscriptions and Memberships to reclassify software-based subscription expenditures from capital-based account to an operating expense account, in accordance with current accounting standards and audit guidelines. Drew Powshok **motioned to approve the request for transfer of \$7,000 from 5640300, Computer Software to 5540000, Books, Publications, Subscriptions and Memberships.** Joe Hale **seconded the motion.** The Board **voted 7-0 to approve the motion.**

The Manager requested for approval a transfer of \$10,000 from account #545000, Insurance and \$10,000 from account #5520010, Fuel, Gas and Oil to account #5520100, Aquatics for the purchase of aquatic herbicide, as the Aquatics group is projected to face a shortfall in materials due to the reduced budgeted allowances and a strategic

initiative to limit aquatic chemical use. The increase would be offset by lower-than-expected fuel costs (#5520010) and reduced District insurance premiums (#545000). Drew Powshok **motioned to approve the transfer of \$10,000 from account 5450000 and \$10,000 from account 5520010, Fuel, Gas and Oil to account 5520100, Aquatics.** Joe Hale **seconded the motion.** The Board **voted 7-0 to approve the motion.**

The Manager requested approval for the 2025/2026 budget of a transfer of \$2,000 from account #5640300, Computer Software to account #5540000, Books, Publications, Subscriptions and memberships to reclassify software-based expenditures from a capital account to an operating expense account, in accordance with current accounting standards and audit guidelines. Drew Powshok **motioned to approve the transfer of \$2,000 from account #5640300, Computer Software, to account #5540000, Books, Publications, Subscriptions and Memberships to reclassify software-based expenditures.** Joe Hale **seconded the motion.** The Board **voted 7-0 to approve the motion.**

MANAGER'S REPORT

The District Manager reported the State Attorney's office contacted him regarding the criminal vandalism at Site I. He advised the defendant and the state were in discussion for a plea deal where the first time offender would be given probation and pay the District \$100 a month restitution as part of his plea agreement in lieu of a potential one year in jail sentence. The Manager advised the State Attorney's office the District would agree.

The Manager stated that in 1945, the District gave the Florida Department of Transportation (FDOT) the right of way on the C-7 Canal to use as a road with the stipulation that if FDOT did not use it as a road, the property would revert back to the District. However, FDOT sold the property to the St. Johns River Water Management District (SJRWMD). Staff confirms the District would like to have the property to maintain the C-7 canal and would like to discuss with SJRWMD for the return of the property to the District.

The Manager reported he has had discussions with SJRWMD regarding the installation of telemetry to control the gates of the MS-1 structure remotely and monitor levels via an app. Jay Woltering asked if the telemetry would be automatic and the Manager stated SJRWMD still wanted the District to control the MS-1 so the gates can be changed remotely. He added he would like to re-negotiate the terms of the permit with SJRWMD to keep the District in compliance but have more control of the operations. Scott Morgan agreed with the Manager that the District should have control of the gates during high water incidents.

The Manager reported the pontoons on the harvester are blown and the cost to repair or replace is too great to be worth the investment. He added the Assistant Manager/Operations has contacted the company that built the harvester to find out its worth in its current state to list on GovDeals for sale. The Manager added he would like to obtain an appropriation or grant to purchase a more conventional type harvester for the District.

Board member Drew Powshok informed the Board that an active road exists on the east side of the C-7 property, providing gated access to Platt Ranch and adjacent land which he owns. He emphasized that continued access via this road is essential for both properties. Board member Joe Hale inquired whether the road was accessible to the public. Mr. Powshok clarified the road currently serves as the sole access point for the two properties. Mr. Hale noted the road is blocked south of the Platt Ranch by a gate, indicating it functions as private access rather than a public roadway. Mr. Powshok responded that while the road is used for access, the property owners do not hold title to the land as private access. The District Manager recommended that should the property revert to District ownership, a dedicated workshop be scheduled to further examine access rights and operational considerations.

ENGINEER'S REPORT

The District Engineer did not have anything to report.

ASSISTANT MANAGER/OPERATIONS REPORT

The Assistant Manager/Operations reported he consulted with the Henning Group, the original builder of the harvester, regarding potential auction value. Joe from the Henning Group estimated the harvester could yield between \$75,000 and \$100,000 at auction.

Operationally, District staff continue to dip aquatic vegetation from the tough boons, remove trees from the slopes of C-60, extract muck and restore areas of bank slippage. Canal bank restoration was also required due to damage caused by a vehicle accident. He reported mowing operations were underway on C-1, east of Minton Road and the aquatics team continued with routine operations.

The Assistant Manager/Operations reported the widespread growth of Cogan grass throughout the District has increased the average mowing cycle from 5 to 6 months. He added the dense nature of the grass contributes to accelerated wear on equipment and the back-up mower has been unreliable.

Board member Jay Woltering asked how efficient using the long reach in removing weeds from the tough booms is, the Assistant Manager/Operations explained the long reach utilized an aquatic bucket, supported by the airboat that pushes vegetation toward the equipment. He noted that compared to the harvester, the long reach is more efficient due to the harvester's frequent offloading requirements.

Board President Phil Weinberg asked if Joe from Henning Group was aware of the harvester's condition. The Assistant Manager/Operations confirmed Joe had seen the harvester approximately 3 months ago. The District Manager added full disclosure would be provided when listed for sale.

ATTORNEY'S REPORT

None

SECRETARY/TREASURER'S REPORT

The Secretary/Treasurer reported that the audit for the FY 2024/2025 will begin September 23, 2025 with a kickoff meeting. She also reported she had a meeting with the FEMA contractors who have been reviewing the District's PA Grant and they have approved a partial reimbursement of \$80,450 which leaves approximately \$140,000 remaining on the equipment and about \$50,000 on the administrative costs.

CLOSING

The President stated that the next Board meeting would be Tuesday, October 28, 2025 at 9:00 AM in the City of West Melbourne Council Chambers, Veterans Memorial Complex, 2285 Minton Road, West Melbourne, Florida.

DIRECTOR'S REPORTS

Joe Hale – none

Brant Hoffman – none

Scott Morgan – Thanked Rick for the District tour with Representative Monique Millerand as he was able to better understand the financial condition of the District.

Don Jordan – none

Drew Powshok – none

Jay Woltering – none

Phil Weinberg – Reminded the Board that Joe, Brent, Drew and Jay terms are about to expire. He thanked Jeff with the Corcoran Group for meeting with State Legislators and County Commissioners in support of the legislation.

ADJOURN

Phil Weinberg, President adjourned the meeting at 9:55 am.

Respectfully,

Lisa Blackett
Secretary
Board of Directors

Attachment

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MELBOURNE-TILLMAN WATER CONTROL DISTRICT
 Operating Statement Through September 30, 2025

	Actual \$ To Date	FY 2024/2025 Approved Budget	Approved Budget Adjustment	FY 2024/2025 Modified Budget	Over/Under Budget	Percentage Budget
Revenue						
User Fees	\$ 2,315,953	\$ 2,323,123		\$ 2,323,123	\$ (7,170)	100%
Permits	\$ 106,768	\$ 40,000		\$ 40,000	\$ 66,768	267%
Miscellaneous Income	\$ 239,314	\$ 180,000		\$ 180,000	\$ 59,314	133%
Other Income	\$ -	\$ -	2	\$ -	\$ -	
	\$ 2,662,035	\$ 2,543,123	\$ -	\$ 2,543,123	\$ 118,912	105%
Balance Forward Operating		\$ 2,338,471		\$ 2,338,471	\$ (2,338,471)	0%
TOTAL REVENUE	\$ 2,662,035	\$ 4,881,594	\$ -	\$ 4,881,594	\$ 2,219,559	55%
Expenses						
Payroll Expense Other	2,863					
Salaries	\$ 1,065,329	\$ 1,191,415		\$ 1,191,415	\$ 126,086	89%
Health Insurance	\$ 271,800	\$ 286,388		\$ 286,388	\$ 14,588	95%
Retirement	\$ 145,735	\$ 217,800		\$ 217,800	\$ 72,065	67%
FICA/Medicare	\$ 79,349	\$ 91,143		\$ 91,143	\$ 11,794	87%
Workers' Comp	\$ 18,616	\$ 37,000		\$ 37,000	\$ 18,384	50%
SALARY & BENEFITS	\$ 1,583,692	\$ 1,823,746	\$ -	\$ 1,823,746	\$ 242,917	87%
Professional Services	\$ 50,635	\$ 54,600		\$ 54,600	\$ 3,965	93%
Contract Services	\$ 6,033	\$ 7,400		\$ 7,400	\$ 1,367	82%
Travel	\$ 106	\$ 2,000		\$ 2,000	\$ 1,894	5%
Communications	\$ 7,323	\$ 10,450		\$ 10,450	\$ 3,127	70%
Utilities	\$ 6,699	\$ 8,500		\$ 8,500	\$ 1,801	79%
Rentals	\$ -	\$ 2,500		\$ 2,500	\$ 2,500	0%
Liability Insurance	\$ 143,223	\$ 149,285		\$ 149,285	\$ 6,062	96%
Repair & Maintenance	\$ 106,592	\$ 149,000		\$ 149,000	\$ 42,408	72%
Current Charges	\$ 55,522	\$ 63,500		\$ 63,500	\$ 7,978	87%
Office Supplies	\$ 3,399	\$ 5,000		\$ 5,000	\$ 1,601	68%
Operating Supplies	\$ 177,278	\$ 205,000		\$ 255,000	\$ 77,722	70%
Books & Training	\$ 12,437	\$ 17,428		\$ 17,428	\$ 4,991	71%
Restricted Reserves	\$ -	\$ 2,079,515		\$ 2,079,515	\$ 2,079,515	
OPERATIONS	\$ 569,245	\$ 2,754,178		\$ 2,754,178	\$ 2,184,933	21%
Improvements Other than Buildings	\$ 2,180	\$ 15,000		\$ 15,000	\$ 12,820	15%
Machinery	\$ 267,189	\$ 280,670		\$ 280,670	\$ 13,481	95%
Computer Equipment	\$ -	\$ 7,500		\$ 7,500	\$ 7,500	0%
Computer Software	\$ -	\$ 500		\$ 500	\$ 500	0%
CAPITAL OUTLAY	\$ 269,368	\$ 303,670		\$ 303,670	\$ 34,302	89%
TOTAL EXPENSE	\$ 2,422,306	\$ 4,881,594		\$ 4,881,594	\$ 2,459,288	50%

Legal, Drug Testing, Accounting & Court Reporting, Engineering Testing, Miscellaneous Professional Services
Uniforms, Garbage Service
Travel
Postage, Telephone Service
Utility, Solid Waste Assessment
Rentals
Insurance
Repair & Maintenance Service, Repair & Maintenance Supplies, Auto & Equipment Parts, Maintenance Agreements
Tax Collector, Bank Fees, Lic & Permits, Advertising, Unemployment
Office Supplies
Operating Supplies, Fuel, Gas & Oil, Aquatics
Books, Pubs., Memberships, Training Costs

1 Approved 2-25-2025 \$3000 from #5450000 Insurance to #5340160 Uniforms to correct clerical error in 2024/2025 budget form
 2 Approved 6-24-2025 \$3428 from #5450000 Insurance to #5540000 Books, Pubs, Subs, Membership for update to website
 3 Approved 8-26-2025 \$7000 from #5640300 Computer software to #5540000 Books, Puns, Subscriptions and memberships to reclassify software-based subscription expenditures from Capital account
 4 Approved 8-26-2025 \$10,000 from #545000 (Insurance) and \$10,000 from #5520010 (Fuel, Gas & Oil) to #5520100 (aquatics) to purchase herbicide