AGENDA

Board of Commissioners Meeting
103355 Overseas Highway
Key Largo, FL 33037

A. CALL TO ORDER

B. PLEDGE OF ALLEGIANCE

C. ROLL CALL

BOARD MEMBERS:
David Asdourian   Chairman
Andrew Tobin     Vice Chairman
Robert Majeska   Commissioner
Norman Higgins   Commissioner
Stephen Gibbs    Commissioner

DISTRICT STAFF:
Paul Christian   General Manager
Ray Giglio       General Counsel
Katherine Jackson District Clerk

MISSION STATEMENT:
"The Mission of the Key Largo Wastewater Treatment District is to preserve and protect the delicate ecosystem of the Florida Keys while providing exceptional customer service."
D. AGENDA ADDITIONS, CORRECTIONS OR DELETIONS
   1. Approval of Agenda

E. PUBLIC COMMENT

F. APPROVAL OF MINUTES OF PREVIOUS MEETINGS
   1. Minutes of April 12, 2016

G. CONSTRUCTION REPORT

H. OPERATIONS REPORT

I. ENGINEER’S REPORT

J. ADMIN / CUSTOMER SERVICE REPORT
   2. Billing EDU Reduction – Harmony Healing Center INC – AK#1103861

K. COMMISSIONER’S ITEMS

L. GENERAL MANAGER’S REPORT

M. LEGAL REPORT

N. BUDGET AND FINANCE REPORT
   1. District’s Banking Services

O. ROUNDTABLE DISCUSSION

P. ADJOURNMENT

**PLEASE TAKE NOTICE AND BE ADVISED,** that if any interested person desires to appeal any decision of the KLWTD Board, with respect to any matter considered at this meeting, such interested person will need a record of the proceedings, and for such purpose, may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based. Persons with disabilities requiring accommodations in order to participate in the meeting should contact the District Clerk at 305 451-4019 at least 48 hours in advance to request accommodations.
Key Largo Wastewater Treatment District  
Board of Commissioners Meeting  
Agenda Item Summary

Meeting Date: April 19, 2016  
Agenda Item Number: F-1

Agenda Item Type: Information / Presentation  
Agenda Item Scope: Review / Discussion  
Recommended Action: Action

Department: Admin /Customer Service  
Sponsor: Katherine Jackson

Subject: Minutes of April 12, 2016

Summary of Discussion:  
Staff to present the minutes of the previous board meeting to the Board for approval.

<table>
<thead>
<tr>
<th>Reviewed / Approved</th>
<th>Financial Impact</th>
<th>Attachments</th>
</tr>
</thead>
<tbody>
<tr>
<td>Operations:</td>
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<td>1. Minutes of April 12, 2016</td>
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<td>District Clerk:</td>
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<td>Engineering:</td>
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</table>

Approved By: ___________________________ Date: 4/15/2016  
General Manager
MINUTES

The Key Largo Wastewater Treatment District Board of Commissioners met for their regular scheduled meeting at 4:00 PM on April 12, 2016. Present were Chairman David Asdourian and Commissioners Andrew Tobin, Robert Majeska, Norman Higgins and Stephen Gibbs. Also present were General Manager Paul Christian, General Counsel Ray Giglio, Ed Castle with Weiler Engineering, District Clerk Katherine Jackson and other appropriate District Staff.

Mr. Eddie Martinez led the Pledge of Allegiance.

AGENDA ADDITIONS, CORRECTIONS, OR DELETIONS

- Commissioner Majeska asked that a follow-up on recent customer connection complains be added under Commissioner’s Items.
- Mr. Ray Giglio added a comment under Legal Report.

APPROVAL OF AGENDA

Motion: Commissioner Gibbs made a motion to approve the agenda as amended and Commissioner Higgins seconded the motion. The motion passed without objection.

PUBLIC COMMENT

<table>
<thead>
<tr>
<th>Name and Address</th>
<th>Subject</th>
</tr>
</thead>
<tbody>
<tr>
<td>Sue Heim</td>
<td>Board Practices and Policies Workshop</td>
</tr>
<tr>
<td>Key Largo</td>
<td></td>
</tr>
</tbody>
</table>

BOARD PRACTICES AND POLICIES WORKSHOP

Agenda, Conduct of Meetings and Minutes

Public Comment: Sue Heim read a letter to the Board, which is attached to these minutes as “Attachment A.”

The Board discussed the draft Board Practices and Policies pertaining to the agenda, conduct of meetings and minutes, and directed Mr. Ray Giglio to make the discussed changes.
APPROVAL OF MINUTES FROM PREVIOUS MEETINGS

Minutes of April 5, 2016

Motion: Commissioner Gibbs made a motion to approve the Minutes of April 5, 2016, Commissioner Higgins seconded the motion.

Vote on Motion
  Commissioner Gibbs – Aye
  Commissioner Higgins – Aye
  Commissioner Majeska – Aye
  Commissioner Tobin – Aye
  Chairman Asdourian – Aye
Motion Passed: 5 to 0

CONSTRUCTION REPORT

Keys Contracting Services Change Order No. 9 for Grinder Pump Project

Operations Manager Chuck Adams presented Keys Contracting Services change order No. 9 as the final balancing change order. Mr. Paul Christian stated that staff will be performing an audit of the grinder pump program upon completion of the entire program and will present it to the Board at a future meeting.

Staff answered questions from the Board.

Motion: Commissioner Majeska made a motion to approve Keys Contracting Services Change Order No. 9, and Commissioner Higgins seconded the motion.

Vote on Motion
  Commissioner Majeska – Aye
  Commissioner Higgins – Aye
  Commissioner Gibbs – Aye
  Commissioner Tobin – Aye
  Chairman Asdourian – Aye
Motion Passed: 5 to 0

Vacuum Station “E” Tank Rehabilitation

Operations Manager Chuck Adams presented a memo to the Board regarding the Vacuum Station “E” tank rehabilitation. Mr. Ed Castle reported on the non-mandatory, pre-bid meeting held earlier in the day.

Staff answered questions from the Board.
OPERATIONS REPORT

SBR #3 Initialization Status

Plant Manager Jered Primicerio gave an update on the start-up of SBR #3. Mr. Primicerio stated that due to the constraints of the current blowers, the District is delaying the use of the third tank as an SBR. General Manager Paul Christian informed the Board that the tank will operate as a holding tank as necessary until the completion of the blower upgrade project and staff answered questions from the Board.

Presentation on “Superbugs” and Impact to District Wastewater Process

Plant Manager Jered Primicerio gave a report on an article that appeared in the LA Times entitled “Deadly superbugs from hospitals get stronger in the sewers and could end up in the Pacific Ocean” by Melody Petersen dated March 7, 2016. Mr. Primicerio stated his opinion that the referenced “superbugs” were not an immediate concern to the District and answered questions from the Board.

Solids Handling Presentation

Plant Manager Jered Primicerio presented a video on the operation of the solids handling process at the plant and answered questions from the Board.

ENGINEER’S REPORT

Weiler Engineering Scope of Services and Work Authorizations

Mr. Ed Castle presented a memo and explained that relations with Islamorada are covered under existing work authorizations, and answered questions from the Board.

EXTENSION: 6:00 PM

Motion: Commissioner Majeska made a motion to extend the meeting 30 minutes. The motion passed without objection.

ADMIN / CUSTOMER SERVICE REPORT

Rep Ken Sorensen Memorial Plaque

General Manager Paul Christian presented a draft of the Representative Ken Sorensen Memorial Plaque to the Board and reported that the bronze or bronze-like plaque would cost approximately between $3,800 and $5,000. Commissioner Gibbs stated that he would like to revise the description by personalizing it more. Commissioner Tobin expressed his opinion that the District should consider a simpler design, which could be less expensive.

Staff answered questions from the Board, and Mr. Paul Christian stated that staff would bring this item back at a future meeting.
COMMISSIONER’S ITEMS

Portraits of Commissioner’s (Commissioner Tobin)

General Manager Paul Christian stated that staff would like to display portraits of the commissioners in the lobby of the Administration Building. Commissioner Tobin requested that his portrait not be displayed, and that staff use existing photos for the lobby.

Connection Complaint Follow-Ups (Commissioner Majeska)

Commissioner Majeska requested that staff provide follow-ups of two recent cases of connection complaints that were brought to the attention of the Board. General Manager Paul Christian stated that both cases are in the customer service process and answered additional questions from the Board.

EXTENSION: 6:30 PM

Motion: Commissioner Gibbs made a motion to extend the meeting 30 minutes. The motion passed without objection.

LEGAL REPORT

Comment

Mr. Ray Giglio observed that exactly 4 years ago he had been hired by the Board as the District’s General Counsel, and that in that time, the District has reached many milestones. Mr. Giglio recounted some of those achievements and stated that he is proud to have been a part of the District during this time.

BUDGET AND FINANCE REPORT

Amendment #2 for LP44060 $1,000,000 FDEP Grant

Finance Manager Connie Fazio presented Amendment #2 for LP44060 $1,000,000 FDEP Grant and explained to the Board that this is a time extension to allow for the submittal of receipts from the direct purchase of the blower upgrade equipment and staff answered questions from the Board.

Motion: Commissioner Majeska made a motion to approve Amendment #2 for LP44060 $1,000,000 FDEP Grant, and Commissioner Gibbs seconded the motion.

Vote on Motion

Commissioner Majeska – Aye
Commissioner Gibbs – Aye
Commissioner Higgins – Aye
Commissioner Tobin – Aye
Chairman Asdourian – Aye

Motion Passed: 5 to 0
ROUNDTABLE DISCUSSION

Roundtable

Commissioner Tobin passed out a draft list of items that he requested be added to the agenda for a future Board Practices and Policies Workshop.

ADJOURNMENT

The Meeting was adjourned at 6:43 PM.

________________________________________
David Asdourian, Chairman

________________________________________
Katherine Jackson, Clerk
E. BOARD PRACTICES AND POLICIES WORKSHOP

Regarding the “Bulk” references in these 2 documents -

From Giglio’s version is -

- Prior to the vote on the adoption of the agenda, a Commissioner may request that:
  - Changes, additions, or deletions be made to the agenda.
  - An item be removed from bulk for individual consideration and discussion.

From Comm Tobin’s version is -

- Commissioners have the right to remove any items from "Bulk."

In either version, only the Commissioners may remove an item from “Bulk” approval.

To date, KLWTD Board has not invoked the “Bulk” procedure.

But if KLWTD does start using the “Bulk” procedure, the current language in both these documents excludes the public’s right (opportunity) to ask that an item be removed from “Bulk”. If a specific item is never called for discussion, the public does not have the opportunity to opine on that item.

Also, for the record, using the Public Comment section of the meeting is not an option because it comes after the agenda – which now includes “Bulk” - has already been approved.

Please revise the final version of whichever document is the final, to include the public in the right to remove items from “Bulk”.

Sue Heim
Key Largo Wastewater Treatment District
Board of Commissioners Meeting
Agenda Item Summary

Meeting Date: April 19, 2016

Agenda Item Number: J-1

Agenda Item Type: Information / Presentation
Agenda Item Scope: Review / Discussion
Recommended Action: Discussion

Department: Customer Service
Sponsor: Rob Bulkiewicz

Subject: Code Compliance List - April 2016

Summary of Discussion:
Rob Bulkiewicz will present a list of files to be turned over to Code Compliance in April 2016.

Reviewed / Approved
Operations: 
Administration: 
Finance: 
District Counsel: 
District Clerk: 
Engineering: 

Financial Impact
Operations: 
Administration: 
Finance: Funding Source: 
District Counsel: 
District Clerk: Budgeted: 
Engineering: N/A

Attachments
Code Compliance List

Approved By: ___________________________ Date: 4/15/2016
General Manager
# Code Compliance List

## April 2016

### Parcel 1:
- **AK#: 1551996**
- **UNGAR MICHAEL CHRISTOPHER**
- **105 MARINA AVE**
- **Service Area F-3**
- **Homestead: Yes**
  - Original Notice to Connect: 9/15/2010
  - Second Notice to Connect: 12/24/2015
  - Third Notice to Connect: 2/5/2016
  - Door hanger: 3/30/2016

### Parcel 2:
- **AK#: 1601705**
- **ESTRADA JESUS DAMIAN**
- **342 OLEANDER DR**
- **Service Area JK-5**
- **Homestead: No**
  - Original Notice to Connect: 11/23/2011
  - Second Notice to Connect: 7/14/2014
  - Customer Requested Extension: 2/25/2015 - Granted
  - Third Notice to Connect: 8/11/2015
  - Final Notice to Connect: 10/9/2015
  - New Owner Requested Extension: 11/24/2015 - Granted
  - Door hanger: 3/30/2016

### Parcel 3:
- **AK#: 1587621**
- **PETRUSHA MICHAEL EDWARD AND TRACEY**
- **203 CAMELOT DR**
- **Service Area JK-6**
- **Homestead: Yes**
  - Original Notice to Connect: 6/15/2011
  - Second Notice to Connect: 7/18/2014
  - Third Notice to Connect: 8/11/2015
  - Final Notice to Connect: 10/9/2015
  - Customer Requested Extension: 11/2/2015 - Granted
  - Door hanger: 3/30/2016

### Parcel 4:
- **AK#: 1588334**
- **BARILA ANTOINETTE M**
- **113 ELLINGTON CT**
- **Service Area JK-6**
- **Homestead: No**
  - Original Notice to Connect: 6/15/2011
  - Second Notice to Connect: 7/18/2014
  - Third Notice to Connect: 8/11/2015
  - Final Notice to Connect: 10/9/2015
  - Door hanger: 3/30/2016

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*connecting is an improvement in environmental balance*
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<td>8/11/2015</td>
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Key Largo Wastewater Treatment District
Board of Commissioners Meeting
Agenda Item Summary

Meeting Date: April 19, 2016

Agenda Item Number: J-2

Agenda Item Type: Customer Service

Agenda Item Scope: Customer Service

Recommended Action: Action: Approval

Department: Customer Service

Sponsor: Rob Bulkiewicz

Subject: Billing EDU Reduction - Harmony Healing Center INC - AK#1103861

Summary of Discussion:

Customer requested review of EDU assignment for billing only.

Water usage calculations show a reduction of EDU assignment from 2.9 to 1.3 EDU.

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<th>Attachments</th>
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<td>1. Water Usage Calculations</td>
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<td>4. Map</td>
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Approved By: ________________________________ Date: 4/15/2016

General Manager
### Water Usage Calculations

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<td>1600</td>
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<td>1200</td>
<td>1000</td>
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#### Average:

- Water Usage: 3314
- Standard Deviation: 6634.59129

#### Std Dev:

- Water Usage: 2251
- Standard Deviation: 1366.00527

Prepared: 2/24/12
RECOMMENDED DECISION of WASTEWATER BASE FACILITY CHARGE REVIEW

March 7, 2016

AK: 1103861 / FKAA Acct: 561287-003881
Lindsay Levy
97840 Overseas Highway
Key Largo, FL 33037

For property located at: 97840 Overseas Highway

Dear Customer,

This letter is your official notification for the findings of the review and recommended decision regarding the request for adjustment in the Equivalent Dwelling Unit ("EDU") assignment for the above referenced property. A review of water usage for the time period from January 1, 2013 to December 31, 2015 was calculated per Key Largo Wastewater Treatment District’s ("KLWTD") Rules and Regulations. The review resulted in the following recommended adjustments:

<table>
<thead>
<tr>
<th>EDU Assignment</th>
<th>Prior to Review</th>
<th>Adjusted</th>
</tr>
</thead>
<tbody>
<tr>
<td>Monthly Wastewater Base Charge</td>
<td>2.9</td>
<td>1.3</td>
</tr>
<tr>
<td>(On FKAA Bill: EDU Assignment X $33.60)</td>
<td>$97.44</td>
<td>$43.68</td>
</tr>
</tbody>
</table>

Wastewater monthly base charges billed on or after 12/31/2015 (sixty days prior to date review request was submitted) will be credited based on the adjusted EDU assignment of 1.3 EDUs. Future wastewater monthly base charges will be adjusted accordingly.

This recommendation will be presented to the KLWTD Board of Commissioners for review and approval tentatively at the first Board of Commissioners regular meeting after 30 days from the date of this letter. Please contact the Clerk for confirmation of meeting date at 305-451-4019 ext. 209 or at katherine.jackson@klwtd.com. If you agree with the findings of this review, no further action is required. However, if you would like to challenge these findings, it is your right to have a public hearing before the Board of Commissioners where you may submit any evidence that you have. To do so, you MUST notify the Deputy Clerk within 15 calendar days of the date of this letter.

Please contact me at (305) 451-4019 ext. 210 or diane.bockelman@klwtd.com should you have further questions.

Sincerely,

Diane Bockelman
Assessment Coordinator

Paul Christian
General Manager

CC: KLWTD Commissioners
(Enclosure – KLWTD Fl-1)

connecting is an improvement in environmental balance

KLWTD Letter FL-2
Revised: 6/18/2013
Key Largo Wastewater Treatment District
98880 Overseas Highway
Key Largo, FL 33037
Phone: 305-451-4019
Fax: 305-453-5807

Request for Review of Initial Pre-Payment amount or Monthly Base Charge and Adjustment of Fees and Charges for Wastewater Service

*Name: Lindsay Levy, OC  *Date of Request: 2/29/16

*Service Address: 97840 Overseas Hwy
This is a Residential Dwelling
This is a non-residential Dwelling

*Phone: 305 619 0224 Email: ______________________________

Alternate Key (AK): 41038281 RE/Parcel ID: 0009053D 000000

FKAA Account No: 561287·003881 FKAA Meter No: 1831823972

*Reason for Request: I would like review of base facility charge. I feel it is assessed at too many units

*A copy of your latest FKAA bill must be provided with this request

*Initial only one:

☐ I, the undersigned, certify that I am the OWNER of the parcel listed above and hereby request that the Key Largo Wastewater Treatment District (the District) review my current Equivalent Dwelling Unit (EDU) assignment for this property and that my assessment be adjusted accordingly as outlined in the District's Assessment Resolutions. I further request that my monthly base charge for wastewater services as billed monthly on my current water bill be adjusted to meet the new EDU assignment. I understand and accept that this review may result in an INCREASE of the EDU assignment for this property and if so, will result in an increase of my monthly base charge and assessment for the parcel.

☐ I, the undersigned, certify that I am the TENANT of the unit or parcel listed above and hereby request that the Key Largo Wastewater Treatment District (the District) review my current Equivalent Dwelling Unit (EDU) assignment and that my monthly base charge for wastewater services as billed monthly on my current water bill be adjusted accordingly. I understand that, should a change be required, the entire parcel and all current tenants' EDU assignments may also be reviewed at the District's discretion. I further understand and accept that this review may result in an INCREASE of the EDU assignment for this property and if so, will result in an increase of my monthly base charge and possibly, the assessment for the parcel.

__________________________________________
*Signature

2/29/16
*Date

"*" Denotes Required Fields

KWWTD Form F-1
February 1, 2012
Key Largo Wastewater Treatment District  
Board of Commissioners Meeting  
Agenda Item Summary

Meeting Date:  
April 19, 2016

Agenda Item Number: N-1

Agenda Item Type: Information / Presentation

Agenda Item Scope: Review / Discussion

Recommended Action: Discussion

Department: Finance

Sponsor: Finance Dept.

Subject:  
District's Banking Services

Summary of Discussion:

The District has received a proposal for banking services from Centennial Bank. This proposal would represent a significant savings to the District while increasing interest revenue.

<table>
<thead>
<tr>
<th>Reviewed / Approved</th>
<th>Financial Impact</th>
<th>Attachments</th>
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</thead>
<tbody>
<tr>
<td>Operations:</td>
<td>$ 23,192.00</td>
<td>Memo</td>
</tr>
<tr>
<td>Administration:</td>
<td>Income</td>
<td>Centennial Bank Proposal</td>
</tr>
<tr>
<td>Finance:</td>
<td>Funding Source:</td>
<td></td>
</tr>
<tr>
<td>District Counsel:</td>
<td>Budgeted:</td>
<td></td>
</tr>
<tr>
<td>District Clerk:</td>
<td>Yes</td>
<td></td>
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<tr>
<td>Engineering:</td>
<td></td>
<td></td>
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</table>

Approved By: [Signature]  
General Manager  
Date: 4/15/2016
Memo

To: Key Largo Wastewater Treatment District Board of Commissioners
From: Finance Department
CC: Paul Christian, General Manager
Date: 4/13/2016
Re: Recommended Changes for KLWTD Banking Services Provider

Based upon a recent proposal received from Centennial Bank, staff recommends moving a significant portion of our banking services to Centennial Bank.

Currently, the District has the following bank accounts:
- Four accounts with BB&T Bank which accumulate earnings credits*.
- Two accounts with BB&T Bank which earn interest at the rate of 0.15% annually.
- One account with Center State (Community Bank) which earns interest at the rate of 0.19% annually.
- One account with First State Bank which earns interest variably based upon market condition (this rate has historically averaged to about 3% annually).

*The earnings credit accumulate on the four BB&T accounts is *like* interest however, can only be used to offset BB&T fees. Because of this earnings credit, the District is not currently paying any banking fees on those accounts but also is not earning interest revenue.

Centennial Bank has worked with the District for some time to earn our banking business and recently submitted an aggressively priced proposal for banking services which includes an interest rate of 0.30% (30 basis points) annually. The interest would be calculated on all funds kept in Centennial accounts. The banking fees are expected to be 0.05%, netting the District 0.25% in interest, an increase of 0.10%.

A "what-if" analysis was conducted by staff comparing fees charged and offset by earnings credit on non-interest bearing accounts with BB&T combined with actual interest bearing accounts with BB&T to fees charged and actual interest earned with Centennial. While the analysis showed that the District would incur activity fee expenses with Centennial Bank estimated at $409 per month (approximately $4,908 annually). The District would earn interest over the same period of about $3,000 per month.
By moving all current BB&T and Center State accounts to Centennial Bank, and keeping an average balance of $12,000,000 with Centennial Bank, KLWTD’s annual interest revenue would increase by approximately $23,192.00. (estimated at $31,092.00 with Centennial Bank vs. current combined interest of BB&T and Center State accounts of $7,900). The District’s account with First State Bank account will remain open and active.

<table>
<thead>
<tr>
<th>Centennial Bank Estimated Balance:</th>
<th>Estimated Annual Interest:</th>
<th>Estimated Annual Fees:</th>
<th>Net Revenue:</th>
</tr>
</thead>
<tbody>
<tr>
<td>$12,000,000.00</td>
<td>$36,000.00</td>
<td>$4,908.00</td>
<td>$31,092.00</td>
</tr>
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</table>

A review of our Utility Revenue Refunding Bonds, Series 2013 and Series 2014 covenants show no requirement to maintain a deposit account with BB&T Bank. An email confirmation from BB&T Governmental Finance was obtained that supports this information.

After thorough research, we have determined that it would be in the District’s best interest to move all of the District funds that are currently in the BB&T Bank and Center State Bank accounts to Centennial Bank.

Respectfully submitted,

Connie Fazio
Senior Finance Manager
Banking Services Proposal

my100bank.com
A Home BancShares Company
Member FDIC
Delivered: March 9, 2016
Revised April 11, 2016
Paul Christian  
Connie Fazio  
Jennifer Johnson  
Key Largo Wastewater Treatment District  
98880 Overseas Highway  
Key Largo, FL 33037

March 10, 2016

Dear Paul, Connie and Jennifer:

On behalf of everyone at Centennial Bank, thank you for allowing us the opportunity to describe the value Centennial Bank can bring to your banking relationship.

**Maximizing Yield with a Strong Partnership**

We discussed combining two sets of accounts, streamlining seven accounts held at your current institutions (six plus one) into four accounts.

- Two Assessment accounts and the General Operating merge into one account;
- Renewal Replacement and Interest Bearing Savings merge into one account;
- Payroll continues to stand alone, and
- Debt Service stands alone.

As requested, we have assumed the Assessment Sweep account (3292) will stay with the current institution.
The following proposal reflects the goals of not paying any fees and earning more on District funds than your current situation contributes. Other than streamlining the accounts through the consolidation discussed above, the services and “look” of the Centennial Bank banking relationship will mirror your current situation.

Using the January balances and activity analysis statement, Centennial Bank will offer an interest rate of 30 basis points on all funds - $13 million using the January 2016 data. An earnings credit of approximately five (5) basis points will be used to offset activity fees, and the incremental annual percent yield will be approximately 25 basis points.

On average balances of $13.4 million, KLWTD would earn approximately $33,500 annualized – more than 300% improvement in net interest earned on District funds.

Layered on top of this hard dollar incremental value, you will find Centennial Bank to not only be in the District service area and a customer of the District, Centennial Bank participates and supports the communities of Key Largo and throughout Monroe County. From the board of Key Largo Rotary to the Board of Trustees for the Community College, the secretary of the Elks to a seat at the table with the County Affordable Housing Advisory Council, Centennial Bankers are involved, engaged and entrenched in our local community. Centennial Bank believes in our community and we pursue relationships built on common goals and dialog. To that end, we commit to participating in annual reviews of account activity, balances and the interest rate based on evolving needs for the District and future service offerings from Centennial Bank.

Service

We look out for our customers – that is the philosophy behind our quality control and relationship management.

We empower our front line branch teams with decision-making abilities. Decisions are made on site, not with a telephone call to someone outside of the area.

We strive to WOW each customer with world-class service, respect, and personality. It is part of our success – the main driver of our growth is referrals from current customers – people appreciate our service.
Bank with the Best

As a publicly traded company, our financials are transparent. And the market likes what it sees.

For the third consecutive year, Home BancShares earned the Raymond James Community Bankers Cup Award. The Raymond James Community Bankers Cup awards recognize the top 31 community banks with assets between $500 million and $10 billion based on various profitability, operational efficiency, and balance sheet metrics. Of the more than 300 community banks across the United States analyzed for the awards, Home BancShares ranked in the top 10 of the Cup winners.

Last year, SNL Financial released their list of the top 25 best performing regional banks in the nation with less than $10 billion in assets. Competing against thousands of institutions, not only did HomeBancshares make the top 25, we are proud to say we made the top three.

No other bank in Monroe County can say that not one, but two globally recognized names in banking agree that Home Bancshares is simply one of the country’s best performing companies, running one of the country’s best-performing banks.

That, along with a Five-Star Bauer rating, means there are no questions about the financial strength of Centennial Bank. Centennial Bank represents not only Strength, but Trust and Confidence. Customer referrals continue to be the strongest driver of our growth – having grown at a double-digit pace for each of the last three years, we know we have our customers’ trust and confidence.

From our start as Marine Bank in 1995, we have maintained many of the key founding directors and leadership through today. This ensures our decisions are made here in the Keys, by local people with relationships, experience and insight into our communities. The Board meets weekly to evaluate and pursue lending opportunities, and monthly to discuss issues of governance. Three of our directors also sit on the board of our holding company, making certain our regional interests and concerns are well-represented in Home Bancshares (NASDAQ: HOMB) corporate discussions.

A list of our directors follows:
Centennial Bank,
Board of Directors
South Florida Region

John Allison
- Chairman of the Board, Home Bancshares
- Founding Director, Home Bancshares
- Founding Director, Marine Bank
- Key Colony Beach homeowner for nearly 30 years

Dale Bruns
- Director, Home Bancshares
- Director, Centennial Bank, South Florida
- Key Colony Beach homeowner for nearly 25 years

Thomas Lange
- Director, Home Bancshares
- Director, Centennial Bank, South Florida
- President & COO, The Trianon Companies
- Resident of Naples for over 22 years

Scott Oropeza
- Chairman of the Board, Centennial Bank, South Florida
- Partner, Oropeza & Parks, Certified Public Accountants
- Lifelong resident of Key West

Jerry Mayette
- Director, Centennial Bank, South Florida
- Founding Director, Marine Bank
- Retired commercial fisherman
- Lifelong resident of Marathon

Joseph Roth, III
- Director, Centennial Bank, South Florida
- President, Regan Insurance
- Lifelong resident of Islamorada

Edward Wotitzky
- Director, Centennial Bank, South Florida
- Partner, Wotitzky & Wotitzky
- Lifelong resident of Punta Gorda

Teresa J. Condas
- Regional President, South Florida
- Director, Centennial Bank, South Florida
- Nearly 40 years in banking
- 15-year resident of Marathon
Not just a Bank, a Partner

We want to be your bank, but more importantly, we want you to feel we are your partner. Centennial Bank brings a spirit of collaboration and partnership to all of our relationships – we like to get creative with how we support our customers.

Our success is predicated on your success. At Centennial Bank, it is all about you.

No other bank wants
the Key Largo Wastewater Treatment District’s banking relationship
more than Centennial Bank.

Thank you again for the opportunity to describe the benefits that would come with a Centennial Bank banking relationship. We have no doubt you will be pleased with the choice. We look forward to your questions and discussion.

Thank you again for your consideration. We look forward to your questions.

Sincerely,

Teresa Condas
President, South Florida
305.676.3002

Stephanie Scuderi
SVP/Director of Business Development, South Florida
305.394-4822
Addendum

Described below are outlined points regarding the management of checking accounts (including banking supplies, payroll direct deposit, night depository and payroll)

- Centennial Bank will provide a starter kit, which includes first order of checks, endorsement stamp and deposit tickets at no charge.
- Centennial Bank will provide 24 hours a day/7 days a week internet banking services at no charge with free bill pay service.
- Centennial Bank will provide a daily courier service at no charge
- Centennial Bank will provide unlimited zipper deposit bags at no charge.
- Our Cash Management product accepts and processes standard NACHA formatted ACH files and allows you to create ACH files for direct deposit of employee payroll, direct deposit and vendor payments if desired. ACH credit and debit files can be sent in advance as early as 30 days and as late as one day.
- Direct deposits to employee accounts held with Centennial Bank will be made into the employee accounts by 8am on payday. Those deposits going to accounts at other institutions will post at the discretion and timing dictated by those institutions.
- Through Cash Management, Centennial Bank will provide wire transfer services. Wire Transfers incoming will be available for investment that evening. You may also initiate wire transfers through a branch representative, if desired.
- Centennial Bank’s Cash Management system also allows:
  - User security which controls multiple user access
  - Report writing
  - E-Mail alerts
  - Account updates in real time
- Centennial Bank will cash all checks issued by the District at no charge.
- Centennial Bank will offer VIP checking accounts to all volunteers and employees of the District. We look forward to presenting the benefits of this account.
  - Free checks
  - Free Automatic Nationwide ATM access (no fees, no receipt necessary)
  - Free instant issue debit card
  - Free Online Banking and Bill Pay Service
  - No minimum balance and no monthly service charge
  - One free overdraft per year
- A Monthly statement will include:
  - Beginning and ending balances;
  - Daily balances;
  - Check number, date paid, and amount paid in check number sequence;
  - Cancelled check images – Centennial Bank check processing is handled via image transmission. The Federal Reserve no longer returns actual checks to Centennial Bank;
  - Credits and miscellaneous debits will be listed separately from cancelled checks including wire transfers;
  - Monthly statements will be for a full calendar month and will reflect all debit and credit activity arranged by date;
  - The statements will be delivered electronically within three (3) working days from the statement date;
  - The bank will provide images of all debit and credit memos in date order on a monthly basis.

Centennial Bank offers a business credit card program. Limits and rate would be subject to application and review.