

OKEECHOBEE UTILITY AUTHORITY

MEETING AGENDA

January 20, 2026

8:00 A.M.

1. Call the Meeting to Order

- Pledge of Allegiance
- Determination of Voting Members

2. Agenda Additions or Deletions

3. Consent Agenda

4. Invoice from Holtz Consulting Engineers, Inc. – State Road 78 Water Main
5. Invoice from Holtz Consulting Engineers, Inc. – Mallard Landing Gravity Sewer Expansion
6. Invoice from CHA - Vac Station #2 Generator Replacement
7. Invoice from CHA – Pine Ridge Park Expansion Project
8. Emergency Pump Repair
9. Ozone Contract – Wedeco Ozone TotalCare Services Proposal
10. Invoice from Raftelis
11. Invoice from Nason Yeager Gerson Harris & Fumero, P.A. – Legal Services
12. Invoice from Conely and Conely, P.A. – Legal Services
13. Invoice from Thorn Run Partners
14. Invoice from MacVicar Consulting, Inc.
15. Operations Director Monthly Report

16. Meeting Minutes from December 16, 2025

17. Public Comments

Discussion Agenda

18. OUA Customer – Mini City Mobile Home and RV Park
19. OUA Customer – David O’Cain
20. Florida Job Growth Grant Fund
21. Large User – Water & Wastewater Analysis
22. SW 5th Avenue Septic to Sewer Project – Update
23. SWSA Project 2 Update
24. SWSA Project 2 Engineering Services Agreement Amendment 3
25. SR78W Ph II WM Improvement Project – Change Order No. 1
26. Cost Sharing Agreement SR 78W Phase III WM Improvements
27. SE-2 Wet Well Coating Rehabilitation
28. Lakefront Estates Master Meter Agreement
29. Executive Director
30. CAS Governmental Services, LLC Annual Contract Renewal

Staff Reports

31. Finance Director
- 31A. Finance Report

- 31B. Investment Report
- 32. Attorney
- 33. Executive Director

34. Items from the Board

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 1

JANUARY 20, 2026

Call Meeting to Order

Pledge of Allegiance
Determine Voting Members

	<u>Absent</u>	<u>Present</u>
<u>County Representatives</u>		
Steve Hargraves – Board Member	_____	_____
Tabitha Trent – Board Member	_____	_____
Glenn Sneider - Alternate	_____	_____
<u>City Representatives</u>		
John Gilliland – Board Member	_____	_____
Steven Nelson – Board Member	_____	_____
Jamie Gamiotea - Alternate	_____	_____
<u>Glades County Representatives</u>		
Harry Moldenhauer – Board Member	_____	_____
Melanie Anderson – Alternate	_____	_____

FUTURE MEETING OF OUA BOARD

February 17, 2026 – 8:00 A.M.

FUTURE HOLIDAYS FOR OUA STAFF

Monday, May 25, 2026 – Memorial Day

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 2

JANUARY 20, 2026

AGENDA ADDITIONS OR DELETIONS

OKEEHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 3

JANUARY 20, 2026

CONSENT AGENDA

1. Pull items for discussion from Consent Agenda.
2. Items pulled from Consent Agenda will be discussed at the end of Agenda.
3. Unless noted all Consent Agenda items are recommended for approval.
4. Motion to approve items on Consent Agenda as follows:
 4. Invoice from Holtz Consulting Engineers, Inc. – State Road 78 Water Main
 5. Invoice from Holtz Consulting Engineers, Inc. – Mallard Landing Gravity Sewer Expansion
 6. Invoice from CHA - Vac Station #2 Generator Replacement
 7. Invoice from CHA – Pine Ridge Park Expansion Project
 8. Emergency Pump Repair
 9. Ozone Contract – Wedeco Ozone TotalCare Services Proposal
 10. Invoice from Raftelis
 11. Invoice from Nason Yeager Gerson Harris & Fumero, P.A. – Legal Services
 12. Invoice from Conely and Conely, P.A. – Legal Services
 13. Invoice from Thorn Run Partners
 14. Invoice from MacVicar Consulting, Inc.
 15. Operations Director Monthly Report

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 4

JANUARY 20, 2026

CONSENT AGENDA

INVOICE FROM HOLTZ CONSULTING ENGINEERS, INC. – SR 78 WATERMAIN IMPROVEMENTS

Please find attached invoice in the amount of \$15,975.00 submitted by Holtz Consulting Engineers, Inc. Staff is aware of the work currently being done by Holtz Consulting Engineers, Inc. and is in agreement with this request.

Invoice Date	Pay Request No.	Date Paid	Amt. Requested	Amount Paid	Remaining Balance
					\$359,729.00
Feb-24	1	Feb-24		\$2,873.00	\$356,856.00
Mar-24	2	Mar-24		\$18,838.50	\$338,017.50
Apr-24	3	Apr-24		\$10,219.50	\$327,798.00
May-24	4	May-24		\$50,801.00	\$276,997.00
Jul-24	5	Jul-24		\$28,200.60	\$248,796.40
Jul-24	6	Jul-24		\$22,941.10	\$225,855.30
Aug-24	7	Aug-24		\$12,793.50	\$213,061.80
Sep-24	8	Sep-24		\$12,011.80	\$201,050.00
Oct-24	9	Oct-24		\$1,175.00	\$199,875.00
Nov-24	10	Nov-24		\$9,915.00	\$189,960.00
Dec-24	11	Dec-24		\$9,590.00	\$180,370.00
Jan-25	12	Jan-25		\$3,835.00	\$176,535.00
Apr-25	13	Apr-25		\$4,473.50	\$172,061.50
May-25	14	May-25		\$4,809.50	\$167,252.00
Jun-25	15	Jun-25		\$2,352.00	\$164,900.00
Jul-25	16	Jul-25		\$1,680.00	\$163,220.00
Aug-25	17	Aug-25		\$3,195.00	\$160,025.00
Sep-25	18	Sep-25		\$6,390.00	\$153,635.00
Oct-25	19	Oct-25		\$9,585.00	\$144,050.00
Nov-25	20	Nov-25		\$39,937.50	\$104,112.50
Dec-25	21	Dec-25		\$23,962.50	\$80,150.00
Jan-26	22		\$15,975.00		\$64,175.00

Staff recommends approval of this invoice in the amount of \$15,975.00 to Holtz Consulting Engineers, Inc.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 5

JANUARY 20, 2026

CONSENT AGENDA

INVOICE FROM HOLTZ CONSULTING ENGINEERS, INC. - MALLARD LANDING GRAVITY SEWER EXPANSION

Please find attached invoices in the amount of \$1,190.00 submitted by Holtz Consulting Engineers, Inc. Staff is aware of the work currently being done by Holtz Consulting Engineers, Inc. and is in agreement with this request.

Invoice Date	Pay Request No.	Date Paid	Amt. Requested	Amount Paid	Remaining Balance
					\$59,760.00
Feb-25	1	Feb-25		\$16,465.00	\$43,295.00
Mar-25	2	Mar-25		\$8,865.00	\$34,430.00
Apr-25	3	Apr-25		\$1,970.00	\$32,460.00
Jun-25	4	Jun-25		\$3,086.00	\$29,374.00
Aug-25	5	Aug-25		\$2,454.00	\$26,920.00
Aug-25	6	Aug-25		\$1,560.00	\$25,360.00
Sep-25	7	Sep-25		\$1,560.00	\$23,800.00
Oct-25	8	Oct-25		\$1,190.00	\$22,610.00
Dec-25	9	Dec-25		\$3,570.00	\$19,040.00
Jan-26	10		\$1,190.00		\$17,850.00

Staff recommends approval of this invoice in the amounts of \$1,190.00 to Holtz Consulting Engineers, Inc.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 6

JANUARY 20, 2026

CONSENT AGENDA

INVOICE FROM CHA – VAC STATION #2 GENERATOR REPLACEMENT

Please find attached invoice in the amount of \$586.00 submitted by CHA. Staff is aware of the work currently being done CHA and is in agreement with this request.

Staff recommends approval of this invoice in the amount of \$586.00 to CHA.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 7

JANUARY 20, 2026

CONSENT AGENDA

INVOICE FROM CHA – PINE RIDGE PARK EXPANSION PROJECT

Please find attached invoice in the amount of \$8,170.00 submitted by CHA. Staff is aware of the work currently being done CHA and is in agreement with this request.

Staff recommends approval of this invoice in the amount of \$8,170.00 to CHA.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 8

JANUARY 20, 2026

CONSENT AGENDA

EMERGENCY PUMP REPAIR CONSENT AGENDA ITEM

Please find attached a quote to repair a 100 HP effluent pump & motor. This is a critical need pump to move water from the WWTF out to the spray fields. The electric motor stator rework while the pump requires impeller repair. The entire unit requires new seals, O-rings, wiring and painting.

The quote exceeded the purchasing manual authorized expenditure (\$15,000.00) without OUA Board approval. However, since the work was deemed as an emergency expenditure, the purchase order was approved.

OUA staff is requesting approval of the emergency expenditure to Tripp Electric Motors, Inc. in the amount of \$17,923.34.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 9

JANUARY 20, 2026

CONSENT AGENDA

OZONE TOTALCARE PREVENTATIVE MAINTENANCE PROPOSAL

Please find attached a proposal from Wedeco a/k/a Xylem for preventative maintenance services for the Ozone Systems at the Surface Water Treatment Plant.

OUA staff is requesting approval of the emergency expenditure to Xylem Water Solutions, USA, Inc. in the amount of \$16,320.00.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 10

JANUARY 20, 2026

CONSENT AGENDA

INVOICE FROM RAFTELIS

Please find attached the invoice in the amount of \$370.00 submitted by Raftelis. Staff is aware of the work currently being done by Raftelis and is in agreement with these requests.

Invoice Date	Pay Request No.	Date Paid	Amt. Requested	Amount Paid	Remaining Balance
					\$67,500.00
Jul-25	1	Jul-25		\$5,297.50	\$62,202.50
Aug-25	2	Aug-25		\$8,570.00	\$53,632.50
Sep-25	3	Sep-25		\$23,080.00	\$30,552.50
Oct-25	4	Oct-25		\$13,070.60	\$17,481.90
Nov-25	5	Nov-25		\$925.00	\$16,556.90
Dec-25	6	Dec-25		\$1,480.00	\$15,076.90
Jan-26	7		\$370.00		\$14,706.90

Staff recommends approval of this invoice in the amount of \$370.00 to Raftelis.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 11

JANUARY 20, 2026

CONSENT AGENDA

INVOICE FROM NASON YEAGER GERSON HARRIS & FUMERO, P.A. – LEGAL SERVICES

Please find attached invoice in the amount of \$5,922.06 submitted by Nason Yeager Gerson Harris & Fumero, P.A. for legal services. Staff is aware of the work currently being done by Nason Yeager Gerson Harris & Fumero, P.A. and is in agreement with this request.

Staff recommends approval of this invoice in the amount of \$5,922.06 to Nason Yeager Gerson Harris & Fumero, P.A.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 12

JANUARY 20, 2026

CONSENT AGENDA

INVOICE FROM CONELY AND CONELY, P.A. – LEGAL SERVICES

Please find attached invoice in the amount of \$4,975.00 submitted by Conely and Conely, P.A. for legal services. Staff is aware of the work currently being done Conely and Conely, P.A. and is in agreement with this request.

Staff recommends approval of this invoice in the amount of \$4,975.00 to Conely and Conely P.A.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 13

JANUARY 20, 2026

CONSENT AGENDA

INVOICE FROM THORN RUN PARTNERS

Please see attached the Thorn Run Partners monthly invoice.

Staff recommends approval of the monthly invoice from Thorn Run Partners in the amount of \$3,500.00.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 14

JANUARY 20, 2026

CONSENT AGENDA

INVOICE FROM MACVICAR CONSULTING, INC.

Please see attached the MacVicar Consulting Inc. invoice.

Staff recommends approval of the monthly invoice from MacVicar Consulting Inc. in the amount of \$250.00.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 15

JANUARY 20, 2026

CONSENT AGENDA

OPERATIONS DIRECTOR MONTHLY REPORT

Tuesday 1-20-2026
Site Visits 12-18-25 thru 1-15-26

SWTP: General Maintenance/ Normal Operations
Front gate being repaired from incident
Backwash Tank Spray Field Pump at Tripp Electric being repaired
Couple Operator trainees on board

Maintenance: General Maintenance
Normal operations: leaks, complaints, new services
Working on couple water main line extensions in Basswood
Equipment maintenance & services

WWTP: General Maintenance / Normal Operations
Relay on order for Centrifuge building
Effluent pump installed and in operation
Tracy Cook accepted WWTP Supervisor position

*The above Operations Director report is presented for informational purposes, if there are any questions, I would be happy to answer them.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 16

JANUARY 20, 2026

MEETING MINUTES

Attached are copies of the minutes from the meeting held on December 16, 2025.

Unless the Board determines a correction is required to the minutes, Staff recommends the approval of the meeting minutes from December 16, 2025 as presented.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 17

JANUARY 20, 2026

PUBLIC COMMENTS

OKEEHOBEE UTILITY AUTHORITY

JANUARY 20, 2026

DISCUSSION AGENDA

18. OUA Customer – Mini City Mobile Home and RV Park
19. OUA Customer – David O’Cain
20. Florida Job Growth Grant Fund
21. Large User – Water & Wastewater Analysis
22. SW 5th Avenue Septic to Sewer Project – Update
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24. SWSA Project 2 Engineering Services Agreement Amendment 3
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26. Cost Sharing Agreement SR 78W Phase III WM Improvements
27. SE-2 Wet Well Coating Rehabilitation
28. Lakefront Estates Master Meter Agreement
29. Executive Director
30. CAS Governmental Services, LLC Annual Contract Renewal

OKEEHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 18

JANUARY 20, 2026

DISCUSSION AGENDA

MINI CITY MOBILE HOME & RV PARK

The OUA currently has a septic to sewer project for the Treasure Island area. In February of 2025, the OUA sent notices to the residents of Treasure Island advising them of the upcoming project and the reduced rates along with the deadline to sign up before the rates were increased on May 1, 2025.

On April 9, 2025, Karen Mesa of Mini City Mobile Home & RV Park contacted the office to request the fees. The fees in the amount of \$7,217.60 were sent to Ms. Mesa. On April 29, 2025, OUA Staff sent a follow-up email to Ms. Mesa to remind her of the due date before the rates increased.

In December of 2025, Ms. Mesa contacted the OUA requesting updated fees. The fees in the amount of \$22,224.80 were provided.

Ms. Mesa expressed her concern over the increase and has requested to speak to the OUA Board to ask for a reduction in the rates for the Treasure Island Septic to Sewer project.

OKEEHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 19

JANUARY 20, 2026

DISCUSSION AGENDA

OUA CUSTOMER – DAVID O'CAIN

On December 10, 2025, OUA customer David O'Cain contacted the OUA requesting verification if his property was connected to the OUA sewer system as he was being charged for sewer consumption. Upon reviewing the maps and field verification it was determined that the property was not connected to the OUA sewer system.

Mr. O'Cain was notified and expressed that he would like to connect. OUA staff calculated the fees due to Mr. O'Cain. The amount due to Mr. O'Cain was \$8,730.59. Mr. O'Cain agreed to connect to the OUA sewer system and to have the install and capital connection charges deducted from the refund owed to him. The total amount due for the install and capital connection charge was \$6,320.00. A check in the amount of \$2,410.59 was issued to Mr. O'Cain.

Mr. O'Cain has requested to speak to the OUA Board concerning the cost of the install and capital connection charge.

OKEEHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 20

JANUARY 20, 2026

DISCUSSION AGENDA

FLORIDA JOB GROWTH GRANT FUND

The OUA has been asked by the Lakefront Estates development group to apply for a Florida Job Growth Grant Fund. This fund, if approved, will be used to construct the last phase of the SR78W Water Main Improvement project. The ask in the application is \$5,000,000 towards an expected project cost of \$8,320,189 (Bid Packages B & C on the map). With the pipeline, Lakefront is stipulating that job growth at the development will be on the order of several thousand jobs. As the grant name implies, grant funds for job growth is required. The applicant must be a governmental agency (OUA).

However, as the applicant, the OUA will need to certify the proposed job growth portion of the application. Herein, lies the problem: how does the OUA certify job growth when in fact the OUA has no control over the job growth at Lakefront Estates.

Representatives of the development will be at the Tuesday meeting. They have been asked to show how they can provide/certify this job growth, so in turn, the OUA can certify to the Commerce Department that the OUA has achieved these goals. There is a 10-year period for this certification process.

I have attached for your review the initial application that was submitted to the Commerce Department. At a minimum, the job growth submitted will be trimmed back significantly. The Department is not interested in "indirect" or "temporary" jobs. Only permanent jobs directly attributable to the project funded by the grant.

What must be answered, is how can the OUA certify the jobs proposed.

The representatives are here today to ask of the Board as to what can they provide to meet this certification goal? Do they need to hire and provide an audit firm to certify? Do they need to provide a \$5M bond?

OKEEHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 21

JANUARY 20, 2026

DISCUSSION AGENDA

LARGE USER – WATER & WASTEWATER ANALYSIS

With the Authority being presented with an opportunity to supply water and/or wastewater to a large user, staff with board’s approval, contracted the services of the rate consultant, Raftelis, to determine an acceptable rate structure to this new category of users.

On the recommendation of Staff, the Board approved the use of option two below for the billing of large users.

Description	Water Cost Recovery Options [1] [2]		
	Option #1 - Single Rate	Option #2 - Fixed vs. Variable	Option #3 - Current Water Conservation Pricing
PROPOSED COST RECOVERY OPTIONS			
Proposed Base Facility Charge per ERC	\$0.00	\$11.97	\$11.97
Proposed Gallonage Rate (per kgal) - All Metered Use	\$9.99	\$6.97	N/A
Proposed Gallonage Rate (per kgal) - Conservation Tiers			
Tier 1 - up to 3,000 gallons per ERC	N/A	N/A	\$5.39
Tier 2 - Above 3,000 gallons per ERC	N/A	N/A	\$8.11

Description	wastewater Cost Recovery Options [1] [2]		
	Option #1 - Single Rate	Option #2 - Fixed vs. Variable	Option #3 - Current Gallonage Rate
PROPOSED COST RECOVERY OPTIONS			
Proposed Base Facility Charge per ERC	\$0.00	\$18.30	\$18.30
Proposed Gallonage Rate (per kgal) - All Metered Use	\$13.95	\$9.39	\$8.89

However, subsequent discussions between Staff and the Consultant explored and concluded that in addition to the three options reviewed previously, a fourth option which applies a market adjustment of 6%, on the volumetric rate, on the previously selected option 2 would be acceptable since precedents already exist in the industry.

Should the Authority incorporate such market recovery rate approach for large user, the number of options available for selection would increase from 3 to 4.

Description	Water Cost Recovery Options [1] [2]			
	Option #1 - Single Rate	Option #2 - Fixed vs. Variable	Option #3 - Current Water Conservation Pricing	Option #4 - Market Rate Approach [3]
PROPOSED COST RECOVERY OPTIONS				
Proposed Base Facility Charge per ERC	\$0.00	\$11.97	\$11.97	\$11.97
Proposed Gallonage Rate (per kgal) - All Metered Use	\$9.99	\$6.97	N/A	\$7.39
Proposed Gallonage Rate (per kgal) - Conservation Tiers				
Tier 1 - up to 3,000 gallons per ERC	N/A	N/A	\$5.39	N/A
Tier 2 - Above 3,000 gallons per ERC	N/A	N/A	\$8.11	N/A
PROSPECTIVE LARGE USER ANALYSIS				
Reserved Capacity - Daily Flows (MGD)	0.250	0.250	0.250	0.250
ERCs [4]	1,000	1,000	1,000	1,000
Estimated Sales per ERC (gal.)	4,000	4,000	4,000	4,000
Annual Sales (kgal)	48,000	48,000	48,000	48,000
Total Annual Charges	\$479,621	\$478,003	\$435,000	\$498,360
Average Estimated Price per Kgal	\$9.99	\$9.96	\$9.06	\$10.38
Percent of Average Retail Cost	75%	75%	68%	78%
Contribution Margin - Percent of Water Revenues	5%	5%	4%	5%
Total Charges as Retail Customer - Individually Metered Properties	\$590,520	\$590,520	\$590,520	\$590,520
Proposed Savings Under Large User Rate Option	\$110,899	\$112,517	\$155,520	\$92,160
Percent Savings	19%	19%	26%	16%
Footnotes:				
[1] Derived from Table 1. Amounts based on the adopted Fiscal Year 2026 rate adjustment of 4%.				
[2] Adopted rates should be adjusted annually by any percentage increase to the retail water rates.				
[3] The Market Rate Approach is based on the direct costs to provide bulk water service under Option #2, but also incorporates a 6% allowance that is added to the gallonage rate to reimburse the existing customers for the construction, maintenance and operation of the System that will provide an immediate benefit to the developer ("Rate of Return").				
[4] Total ERCs should be identified at the time capacity is reserved and the capital connection charges are assessed.				

The table above, which shows all four options, assumes an average household consumption of 4,000 gallons of water per month which resulted in option four being the preferred option due to:

1. It recovers revenue at a faster rate whenever consumption increases. eg. at a monthly consumption of 4,000gal per household, the estimated annual revenue per household to the Authority is \$498,360 (option 4) vs. \$478,003 (option 2).
2. With a premium applied to the volumetric rate (from \$6.97 to \$7.39 per kgal), there is a built-in incentive to control consumption.

Applying a similar approach for wastewater large user's rate estimate, the table below shows an updated comparison of four (4) options under review with option four being preferred, similar to the approach and benefits stated above for large user's water rate selection.

Description	Wastewater Cost Recovery Options [1] [2]			
	Option #1 - Single Rate	Option #2 - Fixed vs. Variable	Option #3 - Current Gallonage Rate	Option #4 - Market Rate Approach [3]
PROPOSED COST RECOVERY OPTIONS				
Proposed Base Facility Charge per ERC	\$0.00	\$18.30	\$18.30	\$18.30
Proposed Gallonage Rate (per kgal) - All Metered Use	\$13.95	\$9.39	\$8.89	\$9.42
PROSPECTIVE LARGE USER ANALYSIS				
Reserved Capacity - Daily Flows (MGD)	0.250	0.250	0.250	0.250
ERCs [4]	1,000	1,000	1,000	1,000
Estimated Sales per ERC (gal.)	4,000	4,000	4,000	4,000
Annual Sales (kgal)	48,000	48,000	48,000	48,000
Total Annual Charges	\$669,804	\$670,552	\$646,320	\$671,760
Average Estimated Price per Kgal	\$13.95	\$13.97	\$13.47	\$14.00
Percent of Average Retail Cost	84%	85%	82%	85%
Contribution Margin - Percent of Wastewater Revenues	11.8%	11.8%	11.3%	11.8%
Total Charges as Retail Customer - Individually Metered Properties	\$769,800	\$769,800	\$769,800	\$769,800
Proposed Savings Under Large User Rate Option	\$99,996	\$99,248	\$123,480	\$98,040
Percent Savings	13.0%	12.9%	16.0%	12.7%
Footnotes:				
[1] Derived from Table 2. Amounts based on the adopted Fiscal Year 2026 rate adjustment of 4%.				
[2] Adopted rates should be adjusted annually by any percentage increase to the retail wastewater rates.				
[3] The Market Rate Approach is based on the direct costs to provide bulk wastewater service under Option #3, but also incorporates a 6% allowance that is added to the gallonage rate to reimburse the existing customers for the construction, maintenance and operation of the System that will provide an immediate benefit to the developer ("Rate of Return").				
[4] Total ERCs should be identified at the time capacity is reserved and the capital connection charges are assessed.				

To help with the answering of questions and provide additional clarification where needed, Mr. Murray Hamilton - Rate Consultant from Raftelis, will be joining the meeting remotely during the discussion of this agenda item.

Large User's Water schedule

Base Rate \$11.97 per ERC.
Volumetric Rate \$7.39 per kgal.

Large User's Wastewater schedule

Base Rate \$18.30 per ERC.
Volumetric Rate \$9.42 per kgal

Following discussion and clarification, if the board agrees with Staff's recommendation to select option four (4), then the following motion should be moved:

Motion: To accept option four as the preferred rate structure when establishing the large user's water and wastewater schedule of rates, fees and charges. This motion supersedes any previous decision taken by the Board.

If approved, Staff will set a public meeting for the February's Board meeting and publicly present and discuss a new Schedule of Rates, Fees and Charges.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 22

JANUARY 20, 2026

DISCUSSION AGENDA

SW 5TH AVENUE SEPTIC TO SEWER PROJECT - UPDATE

The Okeechobee Utility Authority has a septic to sewer project under design for the SW 5th Avenue area. To date, the OUA has received \$5,000,000 in appropriations for an expected \$7,500,000 project. It is unknown if additional grant money will be available anytime soon.

So, to that end, OUA staff has asked the design engineer to look at breaking the project up into two projects with one of the projects near \$5,000,000. Sumner Engineering & Consulting, Inc. has submitted for review and consideration a proposal to meet this ask.

The project was divided up into three components: the vacuum pump station, vacuum collection system Branch A and vacuum collection system Branch B. Based upon the expected costs, the vacuum pump station & Branch B are grouped together in the first project and Branch A would be the 2nd project when construction funds are secured.

Additionally, SEC has submitted for review and consideration a consulting engineering proposal to provide bidding and construction administration services.

After review and discussion, it is recommended by OUA staff to recommend and approve:

- Divide the project into two projects as recommended: Project 1 to be comprised of the vacuum pump station and Branch B and Project 2 to consist of Branch A, and
- Direct OUA staff to review & recommend additional funding alternatives; and
- Accept Sumner Engineering & Consulting, Inc. proposal for bidding and construction administrative engineering services in the amount of \$292,700.00 and to authorize execution of the proposal.

When Project 1 is ready for bid, OUA staff advertise, receive bids and bring the results to the OUA Board.

OKEEHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 23

JANUARY 20, 2026

DISCUSSION AGENDA

SWSA PROJECT 2 UPDATE

Project 2 has a contractual Substantial Completion date of May 23, 2025. If the contractor had hit the substantial date, then the final completion contractual date would have been July 6, 2025. As of today (1/14/2026) writing up this agenda item, the contractor is still trying to get to substantial.

The OUA, engineer and contractor have met and discussed this substantial completion milestone and how to get there. The OUA conducted a test of the Oak Park piping system and then the entire piping system associated with Vacuum Pump Station No. 5. In closing the piping system to six streets in Oak Park and one street in River Lakes Estates, the entire remaining piping system passed a 4-hour vacuum test.

Therefore, the OUA/Engineer asked the Contractor to request a partial Substantial Completion on the piping and vacuum pump stations connected with the passing test. The seven streets would remain out of the partial request until the contractor could find and fix the vacuum leaks and get a passing test.

Paperwork, such as Builder's Risk agent and Bond agents would need to receive notification as well as USDA. Once paperwork is completed, then the OUA would take over beneficial use of the approved system and home connections could begin.

OUA staff have been working on bid packages to connect homes to the new sewer system. It is the intent of staff bring the first bid packages to the OUA Board at the February meeting.

This agenda item is provided for discussion purposes.

OKEEHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 24

JANUARY 20, 2026

DISCUSSION AGENDA

SWSA PROJECT 2 ENGINEERING SERVICES AGREEMENT AMENDMENT 3

The SWSA Project 2 is still under contract to the contractor (HGI) with the expectation that it will be finished within the next few months. Please find attached Amendment 3 to the SWSA Engineering Services Agreement. As noted in the background paragraph, Amendment No. 2 was to carry the engineering services through to October 31, 2025. Amendment 3 will pick up where Amendment 2 time/money ran out and carry the work effort through February 28, 2026.

As noted under a separate agenda item, the OUA has requested to take beneficial use of much of the vacuum system piping and the two vacuum pump stations. Field testing (1/12/26) indicated seven roads had vacuum leak problems. HGI has been working to resolve these issues.

SWSA Project 2 contract time has run out many days ago (June 2025) and the project is under the liquidated damages portion of the contract.

At this point, engineering services are necessary to successfully complete the project. Reimbursement for this additional engineering cost/time due to the contractor failure to meet the contract time would be a reasonable request. This issue will be addressed at the completion of the project.

At this time, it is an OUA staff recommendation to approve Amendment 3 as presented by Sumner Engineering & Consulting, Inc. in the amount of \$59,560.00.

OKEEHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 25

JANUARY 20, 2026

DISCUSSION AGENDA

SR78W PH II WM IMPROVEMENT PROJECT – CHANGE ORDER NO. 1

The contractor has experienced two construction issues in which they claim as a cause for loss of construction time. The contractor has made a claim for time only to the engineer. The engineer has responded with the response attached.

Claim 1: The water main crossing of Lemkin Creek was designed as a horizontal directional drill. An easement was acquired from the State of Florida for the crossing. All other existing utilities known were shown on the construction drawing and were not in conflict. During construction, it was determined that FP&L construction of buried power lines were not in the placement shown on the FP&L as-builts. In fact, FP&L drifted over in the OUA water main alignment. It took some extra time to get FP&L to physically locate their facilities and it was determined that the OUA main could move over slightly and go much deeper than planned to avoid FP&L. Water main installation was successful.

Claim 2: During the piping installation, a section of piping cracked for unknown reasons. The damage did not appear to be from installation methods. The damaged section of piping was not sent to a testing lab for determination of cause. The contractor is requesting time only for this delay.

The contractor and engineer have agreed to a 35-day time extension without any additional cost from either one.

Please find attached Change Order No. 1 and a letter from the engineer.

After review and discussion, OUA staff recommends:

Approval of Change Order No. 1 providing for adding 35 calendar days to the contract period.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 26

JANUARY 20, 2026

DISCUSSION AGENDA

COST SHARING AGREEMENT SR 78W PHASE III WM IMPROVEMENTS

Please find attached a cost sharing agreement between the Okeechobee Utility Authority and the Lakefront Estates developer.

This agreement is for engineering services related to the 16-inch water main proposed to be installed from the terminal point of the Phase II Project (just south of Lemkin Creek) to just south of the Big 'O RV Park. The agreement specifies a 50/50 split of the \$399,895.00 fee for design, permitting and construction services for the Phase III project. The agreement calls for a 75% initial payment (\$149,960.00) with a final 25% payment of \$49,987.00 at the conclusion of the project.

OUA staff recommends execution of the SR 78W Phase III WM Improvements Project Cost Sharing Agreement between the Okeechobee Utility Authority and Okeechobee Community Developers.

OKEEHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 27

JANUARY 20, 2026

DISCUSSION AGENDA

SE-2 WET WELL COATING REHABILITATION

The existing SE-2 lift station was built in 2009. The lift station structure is 20' x 20' x 19' deep. The coating inside the wet well has deteriorated since it was installed 17 years ago. The Proposed Rehabilitation would include:

1. Setting up by-pass pumps to by-pass the station to maintain flow while the scope of work is being performed.
2. Sandblasting the entire interior of the structure.
3. Preparing the interior concrete surfaces for the corrosion barrier.
4. Installing the 100% Pure Fused Calcium Aluminate Corrosion Barrier Lining.



Quotes were requested from six companies who specialize in these types of rehabilitation. The following companies are ranked by bid price below:

- | | |
|------------------------------------|--------------|
| 1. Underground Services of America | \$67,485.00 |
| 2. Pump Outs Unlimited | \$127,340.00 |
| 3. Engineered Spray Solutions | \$173,770.00 |
| 4. Maxx Environmental, LLC | \$196,200.00 |
| 5. Intercounty Engineering | NO BID |
| 6. RCM Utilities | NO RESPONSE |

Since OUA has no previous relationship with the lowest bidder, Underground Services of America, two neighboring utilities were contacted and provided as reference.

Following discussion and clarification, staff recommends the Board's acceptance of the low bid of \$ 67,485.00 from Underground Services of America.

OKEEHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 28

JANUARY 20, 2026

DISCUSSION AGENDA

LAKEFRONT ESTATES MASTER METER AGREEMENT

Please find attached a draft of Lakefront Estates User Agreement. This draft agreement was reviewed by OUA Board attorney and was considered acceptable.

The attached is presented for discussion purposes only.

OUA staff has worked with the developer on initial fees due and with a 3-inch meter installed. Early this week the developer paid the fees due (\$416,838.58) for 205.4 ERC's on 45 units (both residential and commercial). This represents the first area to be constructed on the site.

Should the Board consider the draft copy acceptable, the agreement will be sent to Lakefront for their review. Exhibits will be finalized as well.

After review and discussion, OUA staff will proceed with direction from the Board.

OKEEHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 29

JANUARY 20, 2026

DISCUSSION AGENDA

EXECUTIVE DIRECTOR

At the December 2025 OUA Board meeting a discussion was held under “Items from the Executive Director” concerning the retirement of Director Hayford. A motion was made to find a firm that specializes in executive job searches.

After the Board meeting, an attempt was made to find such a firm. Several contacts were made and the only types of firms that could be found were firms found applicants online, reviewed their resume, possibly conducted interviews and then presented a listing of all candidates. The firm would not conduct extensive interviews nor would they only present the best candidates for the position. If the OUA hired one of their candidates, then the OUA would owe a percentage of their starting salary, typically 18-20% (salary may be in the \$100,000 to \$150,000 range). A typical contract is attached for review.

For the money required by contract and work effort, OUA staff identified possible alternatives to using a search firm. The OUA could place advertisement in magazines, on-line listings and web-linked firms.

Magazines & Electronic Postings

Florida Rural Water Association
Florida Water Resources Journal
Florida Association of Special Districts

On-Line Listings

Indeed	www.indeed.com
ZipRecruiter	www.ziprecruiter.com
Monster	www.monster.com
LinkedIn	www.linkedin.com
Government Jobs	www.governmentjobs.com

OUA staff believes that with this exposure that qualified respondents will reply. We will leave the position open for responses for 4 – 6 weeks and then start the review process.

After review and discussion, please consider the following:

Agree to stick to the original motion of hiring a search firm and authorize staff to sign one or more search firm contracts after review of the contracts by the OUA Board attorney; or

Consider a motion to change course and let OUA staff move forward with advertising with firms listed above and or other similar firms.

OKEEHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 30

JANUARY 20, 2026

DISCUSSION AGENDA

CAS GOVERNMENTAL SERVICES, LLC ANNUAL CONTRACT RENEWAL

Please find attached a cover letter and contract for a continuation of lobbying services provided by CAS Governmental Services, LLC. CASGS has been instrumental in securing a positive position for the best interest of the OUA at both the local and statewide levels of government. CASGS provides review of pending legislation, meetings, grant writing and administrative services with regards to grant oversight.

As an example of their work effort, CAS has been instrumental in the creation of HB4085, which if enacted, we transfer ownership of the Cemetery Road WWTF from state ownership to OUA ownership.

CASGS has prepared the attached annual continuing contract for four equal monthly installments of \$12,500.00 for an annualized total of \$50,000.00. This contract will automatically renew unless terminated by either party or if changes to the contract are required.

It is the opinion of staff to accept the terms proposed and authorize the execution of the proposed annual contract with Communication Advocacy Specialists Governmental Services, LLC, in the amount of \$50,000.00.

OKEECHOBEE UTILITY AUTHORITY

JANUARY 20, 2026

STAFF REPORTS

31. Finance Director

31A. Finance Report

31B. Investment Report

32. Attorney

33. Executive Director

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 31

JANUARY 20, 2026

FINANCE DIRECTOR

31A. Finance Report

31B. Investment Report

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 31A

JANUARY 20, 2026

FINANCE REPORT

At the end FY26 first quarter, December 2025, total revenue was \$3,546,970 compared to a budget of \$3,621,552 resulting in the achievement of 97.9% of budget or a deficit of \$74,583.

With the insertion of prior month's variance results, the gap between actual revenue compared against budget has reduced from 6.1% at the end of November 2025 to 2.1% (YTD) indicating a narrowing of the budget achievement gap, which confirms earlier prediction/expectation. A detail breakdown of Other Operating Revenue is shown on page 16.

YTD operating expenditures at the end of December 2025 stood at \$2,415,349 compared with YTD budget of \$2,902,882, yielding a positive variance of \$487,532 or 16.8%. Once again, with the insertion of the previous month's YTD percentage variance, total expenses compared to budget gap has also reduced from 18.6% in November to 16.8% at the end of December.

Non-operating expenses which comprise of depreciation and loan interest, were \$838,958 compared to \$831,027 YTD budget.

Restricted revenue, which includes fire hydrant assessment, interest revenue and capital connection fees, generated \$332,792 or 119.8% above budget, main contributor to this favorable revenue were Capital connection fees on new accounts.

Customer Connections as at 12.31.25

With the developer still working on a script to determine the number of customers billed during the month by rate code, staff is unable to report on the number of customers billed.

Balance Sheet – 12.31.25

In order to enhance the usefulness of the balance sheet (page 13), a comparative column of the last fiscal year-end balance sheet figures is now provided, allows Board Members to better analyze the change in values at each balance sheet line.

After review and discussion, the Board is asked to move a motion accepting December's Finance Report.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 31B

JANUARY 20, 2026

INVESTMENT REPORT

Detailed below are the cash balances for the periods FY24, FY25 & YTD FY26.

A/C Classification	FY24 – 09.30.24	FY25 – 09.30.25	12.31.25
	(\$)	(\$)	(\$)
General Operating A/C	6,205,236	3,261,204	3,445,758
CIP Fund	1,119,064	2,000,000	2,000,000 RB
CC Water	397,426	573,099	622,645 RB
CC Wastewater	600,211	2,021,017	2,048,570 RB
CC WWTP	498,258	381,065	381,065RB
Rate Stabilization fund	1,339,359	1,339,359	1,339,359 RB
Fire Hydrant	494,265	601,967	628,200
Payroll A/C	140,470	282,299	137,002
Staff Absences	234,500	234,500	234,500RO
Customer’s Deposit	565,378	536,470	516,047RO
Debt Reserve A/C	186,151	156,813	820,334RB
RR & I	659,251	699,596	545,909RB
Emergency Fund	712,602	756,437	590,350RO
Operating Reserve	1,872,637	1,915,410	1,467,641RO
Total	15,024,808	14,759,236	14,777,380

From the above table, accounts marked “RB”, at the right of 12.31.25 column, denoted fund restriction per bond covenant, while those identified with the mark “RO” represents restricted fund per OUA’s board and internal policies.

Below is a summarized list of OUA’s funds according to restriction.

A/C Classification	FY24 – 09.30.24	FY25 – 09.30.25	12.31.25
Unrestricted balances	6,345,706	3,543,503	3,582,760
Restricted - Bond	4,799,720	7,170,949	7,757,882
Restricted - Board	3,879,382	4,044,784	3,436,738
Total	15,024,808	14,759,236	14,777,380

Per OUA’s **Investment Policy and government’s guideline (F.S. 280)**, the Authority is only permitted to deposit funds in Qualified Public Depository Institution. In adherence to these guidelines, the Authority utilized South State Bank and Truist Bank, which both meets the requirements of a Qualified Public Depositor, during fiscal year 2025 (refer to 2025 Public Depositor Annual Report).

Interest rates obtained during the fiscal periods are shown below:

	Sept.'24	Dec. '24	Sept.'25	Dec.'25
Bank Int. Rate (%)	3.62%	3.62%	3.36%	2.85%
Treasury Yield (%)	4.35%	4.35%	3.65%	3.53%

Due to the immaterial gap between interest rate on bank deposit compare to Treasury Note (restricted use) during FY25, limited funds were placed on Treasury Notes, however, with the widening of the interest gap as of December, Staff will seek to maximize the Authority's income by placing funds in secured deposits with higher returns .ie Treasury Note.

Interest Income

OUA Interest Income by Portfolio at September 30, 2025

Type/ Par Value	Purchase Price / Balance	Market Value	# of Days	Purchase Date	Maturity	Yield	Income Earned
Treasury Note	1,994,673	2,000,000	333	10/17/24	09/15/25	4.14%	\$75,398
Treasury Note	1,959,531	2,000,000	205	10/08/24	04/30/25	4.35%	\$44,219
Bank Deposit	10,805,032	10,805,032	365	Open	Open	3.36%	\$318,220
				Actual	Interest		\$437,837

For the fiscal year ended September 30th 2025 (FY25), interest earned total \$437,837 of which \$318,220 were generated from bank deposits at South State Bank while an additional interest totaling \$119,617 were realized from investment placed on Treasury Notes.

Actual FY25 interest income of \$437,837 was 125.5% above budgeted income of \$348,765.

Type of Deposit	FY24 –Int.	FY25 – Int.	% change
Treasury Note	\$88,177	\$119,617	34.5%
Bank Deposit	\$394,139	\$318,220	-19.3%

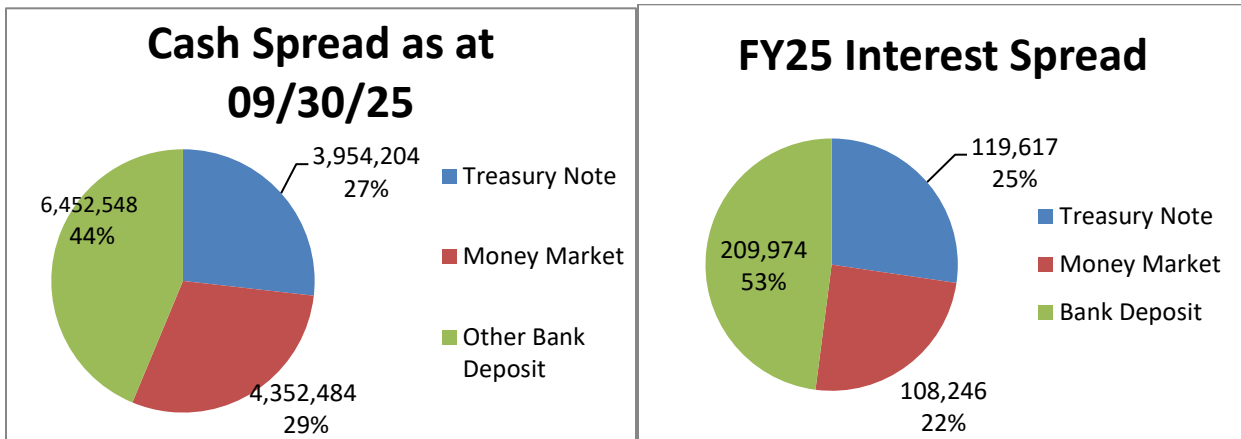
The table above shows a comparison between FY24 and FY25 interest income.

OUA Portfolio as at 09.30.25

During FY25, the Authority acquired two issues of Treasury Note using a step to maturity approach, where the first purchase of \$1,959,531.25 matured on April 30th while the second purchase of \$1,994,673 matured on September 15th, reducing the Authority’s exposure in committed funds.

The below table shows the level of deposit along with the associated interest income by category for FY25.

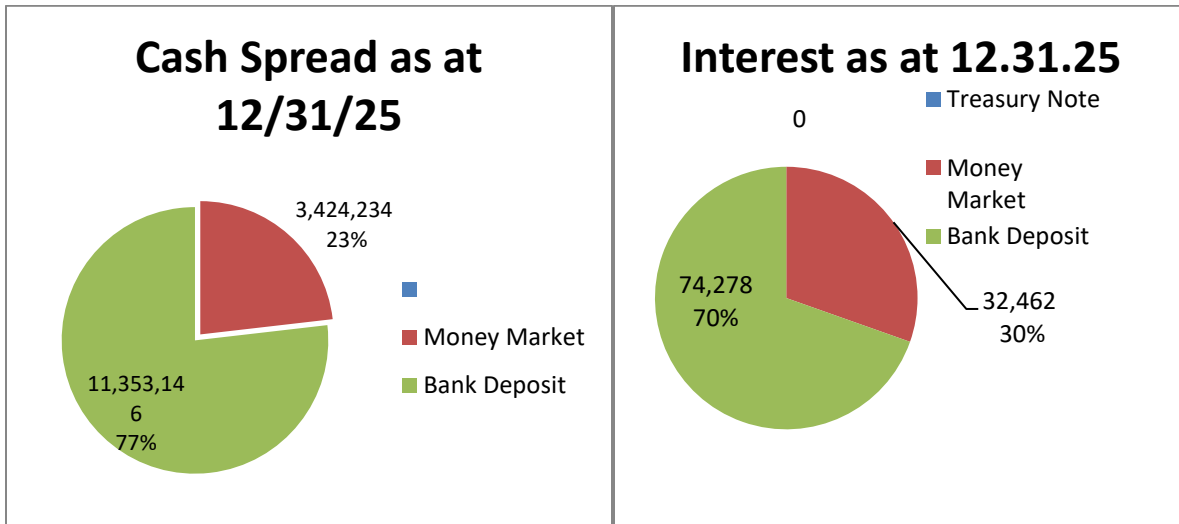
Type/ Par Value	Purchase Price	Market Price	Avg. days	Purchase Date	Maturity Date	Yield	FY25 Bud. Int.	Act. Int. FY25
Treasury Note	3,954,204	4,000,000	269	10/08/24	09/15/25	4.91%	Nil	\$119,617
Money Market	4,352,484	4,352,484	365	Open	Open	3.36%	\$179,956	\$108,246
Bank A/C	6,452,548	6,452,548	365	Open	Open	3.36%	\$257,881	\$209,974
	14,759,236				FY25	Int.	\$437,837	\$482,316



OUA Portfolio 10.01.25 – 12.31.25

As stated earlier, because the difference between interest on bank deposit and Treasury note were insignificant, the decision was taken to leave all available funds in bank deposits where the Authority maintain flexibility to access its fund without penalty. However, with the movement of interest rates during December, which widen the gap, Staff will review and evaluate the market per the investment policy.

Type/ Par Value	Purchase Price	Market Price	# of days	Purchase Date	Maturity Date	Yield	YTD Bud. Int.	Act. Int. 12.31.24
Money Market	3,424,234	3,424,234	365	Open	Open	2.85%	\$29,385	\$32,462
Bank a/c	11,353,146	11,353,146	365	Open	Open	2.85%	\$63,016	\$74,278
	14,777,380				FY25	Int.	\$92,401	\$106,740



Attached are copies of the following documents:

- OUA Investment Policy.
- OUA FY25 Continuing Professional Education (CPE) certificate of Investment Officer – State requires 8 hr. of CPE annually.

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 32

JANUARY 20, 2026

ATTORNEY

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 33

JANUARY 20, 2026

EXECUTIVE DIRECTOR

Southwest Wastewater Service Area

- Project 1
 - Force Main SE2 Interconnect
On Hold
- Project 2 Collection System
Notice to Proceed issued on March 29, 2023

Substantial: May 23, 2025 (731 calendar days from NTP + 45 days per Change Order No. 4)

Final: July 6, 2025 (775 calendar days from NTP + 45 days per Change Order No. 4)
- Project 3 Okee-Tantie
Under Design (Pending FDEP & USACOE Permitting)

SR 78W Phase II WM Improvements

- Notice to Proceed Issued August 14, 2025
- Pressure & leakage test passed
- Bacteriological testing completed
- FDEP certification

SW 5th Ave Wastewater System Improvements

- Board review today of changes to bidding
- Current estimated project costs: \$7.8M (\$5M grant funded)

Treasure Island Septic to Sewer Project

- Still looking for an alternative force main route around the Okeechobee Premier site
- Purchasing of last VPS sites soon

Taylor Creek Isles VPS #2 Generator Replacement Project

- Notice to Proceed issued

General Information

- Cost Share Proposal SR78W Ph III WM Project up for consideration today
- Awarded Commerce Grant (RIF) to aid in construction of Ph III water main project

OKEECHOBEE UTILITY AUTHORITY

AGENDA ITEM NO. 34

JANUARY 20, 2026

ITEMS FROM THE BOARD