# RIVER RIDGE COMMUNITY DEVELOPMENT DISTRICT

REGULAR MEETING AGENDA

**April 24, 2012** 

# River Ridge Community Development District

6131 Lyons Road, Suite 100 • Coconut Creek, Florida 33073 Phone (954) 426-2105 • Fax (954) 426-2147 • Toll-free: (877) 276-0889

April 17, 2012

Board of Supervisors River Ridge Community Development District

Dear Board Members:

#### **ATTENDEES:**

Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

NOTE: Meeting Time and Location

A Regular Meeting of the River Ridge Community Development District's Board of Supervisors will be held on **Tuesday**, **April 24**, **2012** at **10:00 a.m.**, in the **Riverside Room** at the **River Club** at **4788 Pelican Sound Boulevard**, **Estero**, **Florida 33928**. The agenda is as follows:

- 1. Call to Order/Roll Call
- 2. Discussion: Quality Assurance Audit Dry Detention
- 3. Update: Lake Maintenance Contractor Performance
- 4. Notice of General Election November 6, 2012 [Seats 3, 4 & 5]
  - Candidate Qualifying Dates
    - o Noon, Monday, June 4, 2012 through Noon, Friday, June 8, 2012
    - o Pre-Qualifying Begins on May 21, 2012
  - Consideration of **Resolution 2012-2**, Placing Special District Candidates on General Election Ballot
- 5. Approval of **March 27, 2012** Regular Meeting Minutes
- 6. Discussion: Summer Meeting Schedule
- 7. Other Business
- 8. Staff Reports
  - a. Attorney
  - b. Engineer
  - c. Manager
    - i. Unaudited Financial Statements as of March 31, 2012
    - ii. NEXT MEETING DATE: May 22, 2012 at 1:00 P.M.

Board of Supervisors River Ridge Community Development District April 24, 2012, Regular Meeting Agenda Page 2

- 9. Audience Comments/Supervisors' Requests
- 10. Adjournment

If you have any questions, please feel free to contact me directly at 239-464-7114.

Sincerely,

Chesley E. Adams, Jr. District Manager

CA:dg

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE:

CALL IN NUMBER: 1-888-354-0094 CONFERENCE ID: 8593810

#### **MEMORANDUM**

Date: April 12, 2012

To: River Ridge Board of Supervisors

From: Cleo Crismond – Operations Manager

Subject: Quality Assurance Audit – Dry Detention

Cc: File

On Thursday, April 5, Management, along with Erik Sandsmark, Project Manager of EarthBalance as well as Supervisor Schoenheider conducted a review of the Dry Detention area, to include photo documentation.

Note the following:

<u>Area #2</u>: Replacement of plants included Muhly Grasses, Spike Rush, Arrowhead, Pickerelweed, Paspalum, Patens and Maiden Cane. Management was very pleased with the significant amount of growth in this area.

**Action:** Replanting of trees will be completed in May.

<u>Area #3</u>: This area continues to be doing very well. Plantings include Spike Rush, Pickerelweed, Patens, Canna Lilly, Paspalum, and Maiden Cane.

**Action:** Replanting of trees will be completed in May.

<u>Area #4</u>: Replacement of plants included Maiden Cane, Paspalum, Pickerelweed, Canna, Sand Cordgrass, Muhly Grass, and Spike Rush. Littoral plantings are in good condition. There is a section of rip/rap/flow way that branches off from the main flow way area currently being treated to remove the Spike Rush for better flow way this summer.

<u>Action</u>: Earthbalance will continue to treat and weed-wack the Spike Rush in this flow area. Consideration of removal of the rip/rap in this area to contribute to proper flow will be reviewed during the rainy season this summer. It was also requested that we plant one section on the West side of the weir. (Will require approximately 10 Cord Grass). Management will schedule during the time of littoral planting project this summer.

<u>Area #5</u>: Replacement of plants included Maiden cane, Pickerelweed, Canna, Patens, and Arrowhead. Management observed previous areas that did not appear to be successful are now starting to grow in.

<u>Area #7</u>: Plantings in this area are doing extremely well however it has been determined that the Water Lilly had zero survivorship. Management also noted an abundance of Bull Rush growing in the area.

<u>Action:</u> Replacement of the Water Lilly with a different plant type to be determined. Note that we may determine that we cannot plant in that area, and will replant in a different location as an alternative.

Area #8: The newly planted Yellow Canna is filling in very well in this area.

Note that the water levels have dropped tremendously within the Dry Detention area and Management has scheduled the weir repairs. This project will commence the week of April 9 and is anticipated to be completed the week of April 16.

Management will continue to review the Dry Detention area on a monthly basis while touring the lakes for compliance concerns however will no longer submit monthly written and photo documentation to the Board. This will be completed during the semiannual lake and wetland audit, which will be completed in September.







AREA #2





AREA #3







AREA #4







AREA #5









AREA #7





AREA #8

#### **RESOLUTION 2012-2**

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE RIVER RIDGE COMMUNITY DEVELOPMENT DISTRICT FOR PLACING SPECIAL DISTRICT CANDIDATES ON GENERAL ELECTION BALLOT

WHEREAS, the RIVER RIDGE COMMUNITY DEVELOPMENT DISTRICT was established by the Florida Legislature pursuant to Chapter 190 of the Florida Statutes; and:

WHEREAS, Florida Law provides for the election of members to specific terms for the Board of Supervisors of the RIVER RIDGE COMMUNITY DEVELOPMENT DISTRICT and calls for the election of:

Seat Number	3	length of term	4	_years
Seat Number	4	length of term	4	_years
Seat Number	5	length of term	4	_years

NOW, THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE RIVER RIDGE COMMUNITY DEVELOPMENT DISTRICT:

# SECTION ONE FS §100.031

There is hereby called an election in the county of Lee, State of Florida. Said election is to be held on **November 6, 2012** for the purpose of having all of the qualified electors residing within the boundaries of said District to determine the members to serve as the Board of Supervisors of the River Ridge Community Development District.

#### SECTION TWO FS §99.061

The candidate-qualifying period for a candidate for the office of Supervisor to said District shall be from **Noon**, **June 4**, **2012 through Noon**, **June 8**, **2012**. Candidates shall qualify with the Lee County Supervisor of Elections for the office sought.

### **SECTION THREE FS §100.011 AND FS §101.151**

Said election shall be conducted according to the requirements of general law and the laws governing special district elections. The election shall be held at the polling places and early voting sites designated by the Supervisor of Elections of Lee County, Florida. The polls and early voting sites shall be open and closed as provided by law. The ballots to be used in said election shall contain the names of the qualified candidates to be voted upon as provided by law.

### **SECTION FOUR FS §100.021**

FS §100.021 Notice of General Election - The Department of State shall, in any year in which a general election is held, make out a notice stating the offices and vacancies within those offices to be filled at the general election in the state, and in each county and district thereof. During the 30 days prior to the beginning of qualifying, the Department of State shall have the notice published two times in a newspaper of general circulation in each county; and, in counties in which there is no newspaper of general circulation, it shall send to the sheriff a notice of the offices and vacancies to be filled at such general election by the qualified voters of the sheriff's county or any district thereof, and the sheriff shall have at least five copies of the notice posted in conspicuous places in the county.

### **SECTION FIVE FS §190.006(3)2.(b)**

The District shall publish a notice of the candidate-qualifying period set by the Lee County Supervisor of Elections for each election as least 2 weeks prior to the start of the qualifying period.

## **SECTION SIX**

DULY PASSED AND ADOPTED this 24	th day of <b>April</b> , <b>2012</b> .	
Supervisor		NAY
Supervisor		NAY
Supervisor		NAY
Supervisor		NAY NAY

1 2 3	MINUTES OF MEETING RIVER RIDGE COMMUNITY DEVELOPMENT DISTRICT				
4 5	A Regular Meeting of the River Ridge Community Development District's Board of				
6	Supervisors was held on Tuesday, March 27, 2012 at 1:00 p.m., in the Waterside Room at the				
7	Pelican Sound Golf and River Clu	b at 4561 Pelican Sound Boulevard, Estero, Florida			
8	33928.				
9					
10 11	Present at the meeting were:				
12	Terry Mountford	Chair			
13	Rusty Demeules	Assistant Secretary			
14	Bob Schultz	Assistant Secretary			
15	George (Tom) Schoenheider	Assistant Secretary			
16					
17 18	Also present were:				
19	Chuck Adams	District Manager			
20	Cleo Crismond	Assistant Regional Manager			
21	Charlie Krebs	District Engineer			
22	Tony Pires	District Counsel			
23	Mike Llewellyn	Pelican Sound			
24	Judy Haase	President, Edgewater 1 @ Pelican Sound			
25		Condo Association			
26	Erik Sandsmark	Project Manager - EarthBalance			
27	John Graff	Palmetto Dunes			
28					
29					
30 31	FIRST ORDER OF BUSINESS	Call to Order/Roll Call			
32	Ms. Crismond called the meeti	ing to order at 1:00 p.m., and noted, for the record, that			
33	Supervisors Mountford, Demeules,	Schultz and Schoenheider were present, in person.			
34	Supervisor Costabile was not present.				
35					
36 37 38 39	SECOND ORDER OF BUSINESS	Update: Installation of Riprap Around Pipe on 20% of Shoreline, Installation of Rocks Over Pipes and the Addition of Plants to Fill in the Rest of the Lake Bank			
40 41	***This item, previously the Fo	ourth Order of Business, was presented out of order.***			

Ms. Crismond distributed a handout received from Ms. Judy Haase, President of the Edgewater 1 @ Pelican Sound Condo Association, regarding Lake E4-A. Ms. Haase reported that the Edgewater 1 annual meeting was held on March 16, 2012. The owners suggested that Ms. Haase inquire about the CDD's plans for the shoreline. Ms. Haase contacted Ms. Crismond, who explained how the riprap would be installed around the exposed pipes and that any remaining shoreline currently unplanted would be planted. Ms. Haase emailed the property owners with this information and those who responded were in favor of moving forward.

Ms. Crismond indicated that the estimate presented at last month's Board meeting was \$15,800 and was strictly for riprap; no plantings were included. She was asked if the amount budgeted for planting would be sufficient or if it would be necessary to appropriate additional funds. Mr. Adams confirmed that the District has excess funds from aquascaping that can be utilized or they could use a portion of the fund balance. The choice can be made later in the year.

On MOTION by Mr. Demeules and seconded by Mr. Schultz, with all in favor, installing riprap around the exposed pipes on 20% of the shoreline, for an amount not-to-exceed \$16,000, was approved.

Mr. Schultz referred to item number 2 of Ms. Haase's letter and asked her about the issue of the water quality of the lake. Ms. Haase advised that the residents are not pleased with the water quality. She stated there is still periodic algae growth at either end of the lake. It was noted that, around March 17, the lake was completely green and algae was severe throughout the month of March. Ms. Crismond indicated that the contractor must look at the lake every week and treat it accordingly.

Discussion ensued regarding fluctuations in the lake's water level. Mr. Adams was asked about Sonar. Mr. Adams stated, when used properly, it is fairly successful; however, Sonar requires an extensive amount of contact time with the plant, which can be difficult in an irrigation holding pond. In response to a question from Mr. Schultz, Mr. Adams indicated the problem is fairly typical with effluent water because it is nutrient rich; it is a byproduct of wastewater and the nutrients are not removed.

With regard to the bulrush removal, Mr. Adams advised that the contractor was told to leave it and did not listen or follow specifications. He stressed that the person assigned to the account, from a lake maintenance perspective, is the problem. Mr. Adams explained that a defective work notice will be mailed to EarthBalance and they will either correct the problem or the District will change contractors. Mr. Pires advised that the notice will also indicate that the CDD will not pay them for any work, to date, because if another contractor is hired, any monies expended by the District to cure their defects will be deducted from monies owed to EarthBalance and, if additional amounts are owed, EarthBalance will owe the CDD the difference.

Ms. Crismond advised that she has had conversations with Mr. Erik Sandsmark, of EarthBalance, and he is aware that there is extensive plant damage, that plants are missing and he knows that the contractor was behind on treatment. She stated the lake banks are covered with weeds. Mr. Adams explained that overspray of the beneficial plants cannot be avoided when spraying the target plants.

Discussion ensued regarding termination of the existing contractor. Mr. Pires emphasized the importance of notifying the contractor of the defective work and that the CDD will not pay them and that they may owe the District monies for remedial or corrective work if performed by another contractor.

On MOTION by Mr. Mountford and seconded by Mr. Demeules, with all in favor, authorization for Staff to issue a Defective Work Notice to EarthBalance and, if, after the 14-day cure period, the contractor has not satisfactorily cured the issue completely, authorization for Staff to issue a 30-day termination notice and engage the next lowest bidder, was approved.

# THIRD ORDER OF BUSINESS

Presentation of Lake and Wetland Quality Assurance Audit

\*\*\*This item, previously the Fifth Order of Business, was presented out of order.\*\*\*

Ms. Crismond indicated that some required action items were pointed out in the audit. The map and the detailed specs were not included in the agenda package but will be emailed to the Board. Ms. Crismond noted that the street address for E-3A is 4650 Turnberry. With regard

to the handout that was provided to the Board, Ms. Crismond advised that it contained the responses from Aquagenix, the subcontractor of EarthBalance, in which Aquagenix indicated that they had taken care of all of the required maintenance issues but denied killing any plants. EarthBalance specified that they will review the lakes with her and replace the plants.

Ms. Crismond advised Mr. Schoenheider that he will be invited for the next dry detention review on Thursday of next week. Mr. Mountford requested that Lake E4-A be added to the monthly review and asked that a report be provided to the Board each month.

Mr. John Graff, a resident of Palmetto Dunes, asked Ms. Crismond about the status of the aeration repair at Palmetto Dunes. Ms. Crismond indicated that the repairs are very slow. Mr. Erik Sandsmark, Project Manager with EarthBalance, expressed his dissatisfaction with Aquagenix. He admitted that the lakes in River Ridge are in terrible condition and stated he would like to fire them. Aquagenix agreed to do some of the supplemental replanting for the CDD. Mr. Adams advised Mr. Sandsmark to let his management know that, once the Defective Work Notice is received, they have two (2) weeks to cure the issues.

With regard to the audit, Mr. Schoenheider inquired about the reference to the approximately 16-inch drop off abutting the golf course side of Lake E1-A, on Page 2, and asked at what point the lake bank should be repaired. Mr. Krebs clarified that the South Florida Water Management District (SFWMD) requires repair for a drop off of more than eight (8) inches.

Mr. Mountford pointed out several areas in the dry detention where nothing was growing. Ms. Crismond indicated that the area between the two (2) islands will have to be replanted. Mr. Mountford referenced a 10' x 20' section on the 8<sup>th</sup> green, on the back side of Ms. Yvonne Tuttle's home.

Mr. Schultz reported a grate missing on the east side of Glen Eagles. Mr. Pires suggested putting up a barricade to avoid someone tripping and falling.

Mr. Mountford inquired about the status of the weir repairs. Ms. Crismond reported that the contract for the weir repair was executed and the repair work should begin at any time.

FOURTH ORDER OF BUSINESS	Discussion: Status of Pe	rmit
	Modification Regarding Holding W	ater
	Levels Higher in the Lakes at Sout	hern
	Hills	

\*\*\*This item, previously the Third Order of Business, was presented out of order.\*\*\*

Mr. Krebs reported that SFWMD has a policy of not approving operable weirs for communities that do not have a problem with their system. First the District must show SFWMD that a problem exists which must be addressed by an operable weir but he does not feel this will be viewed as an issue that needs to be resolved. Mr. Krebs explained that trying to obtain a permit from SFWMD to install a weir to retain water on site violates the conditions of the permit. SFWMD wants the lakes to have the ability to rise and fall and go through the bleeders, the way they were permitted; to retain water would contradict the conditions of the permit. Mr. Krebs advised he could have further discussions with SFWMD; however, based on previous inquiries, it is usually a corrective measure for a default in the system.

Mr. Pires discussed an issue that arose last fall, in Pelican Marsh Community Development District, where there was an operable weir that SFWMD did not permit as an operable weir in 1994 and 1995. Collier County wanted it to be operable but SFWMD did not and instructed that it must be made inoperable.

# FIFTH ORDER OF BUSINESS

Discussion: Quality Assurance Audit – Dry Detention

\*\*\*This item, previously the Second Order of Business, was discussed out of order.\*\*\*

This item was previously discussed.

### SIXTH ORDER OF BUSINESS

Approval of February 28, 2012 Regular

**Meeting Minutes** 

Ms. Crismond presented the February 28, 2012 Regular Meeting Minutes and asked for any additions, corrections or deletions.

On MOTION by Mr. Schultz and seconded by Mr. Demeules, with all in favor, the February 28, 2012 Regular Meeting Minutes, as presented, were approved.

SEVENTH ORDER OF BUSINESS

**Other Business** 

Discussion ensued regarding the summer meeting schedule. June was chosen for an interim budget meeting. It was agreed that the summer meeting dates will be discussed and confirmed at the April Board meeting.

Mr. Schultz noted that the Pelican Sound staff cleared out the exotics in the areas along the river front that were not River Ridge property and opened up the view of the river. He requested that someone look into the possibility of clearing out more of the exotics on River Ridge property to further open up the view of the river from the River Club. Mr. Pires indicated that the CDD is probably required to remove the exotics. Ms. Crismond agreed. Mr. Llewellyn noted they are located in Tract 2. He noted that the grapevines were removed further up the river.

Mr. Mountford discussed a request from several members of the committee for the boaters regarding the property to the east of the boat ramp. He explained that when WCI originally permitted the boat ramp, it was permitted for a double size ramp; however, the permit ran out five (5) years after building began. He asked who owns the property that would have been the second boat ramp. Mr. Krebs stated WCI received a permit from the Army Corps of Engineers for the ramp that is there; taking it to the east would have impacted the conservation area. Mr. Krebs did not recall ever seeing a permit for anything other than what is currently constructed. Mr. Mountford stated when the Safety Project began, the plan was to move the canoes and kayaks to a separate area where they could be launched. The committee is thinking there may be enough space to install a ramp or a sandy area to launch the canoes and not interfere with the boat ramp and the boaters. Mr. Krebs discussed the process that would be involved and noted that it will be very costly. Mr. Adams stated it looks as though there is room to the west. Mr. Llewellyn advised that is the area they asked for and the county said "no". He stated when the two (2) properties are annexed and they go back for the public hearing, this will be one of the topics of discussion.

## EIGHTH ORDER OF BUSINESS

# **Staff Reports**

#### a. Attorney

Mr. Pires noted that elections will be held this year and advised that the District is required to publish the notice for qualifying period at least two (2) weeks prior to the start date. Mr. Adams clarified that the Board will be presented with a resolution, in May, with regard to

207	makin	g cer	tain legally required acknowled	dgements in their public r	neeting about the seats that
208	are up for general election and the qualifying period and directing Staff to place the appropriate				
209	advertisement on behalf of the Board and in coordination with the Supervisor of Elections office.				
210	Mr. M	ount	ford asked if, instead of running	g for Seat 4, he could run	for a different seat number.
211	Mr. Pi	res si	aggested that he contact the Sup	pervisor of Elections to see	e if the "Resign to Run" law
212	applies	S.			
213	b.	Eng	ineer		
214		The	re being no report, the next item	n followed.	
215	c.	Mai	nager		
216		i.	<b>Unaudited Financial State</b>	ments as of February 29,	2012
217		Ms.	Crismond presented the Unau	dited Financial Statement	s as of February 29, 2012.
218	Mr. A	dams	advised that collections are at	94%, year-to-date. He fel	that the remaining 6% will
219	be reco	eived	by the end of March. With reg	gard to expenses, Mr. Ada	ms indicated they are under
220	the pro	orated	l amount, year-to-date, for the g	general District and Pelicar	n Sound specific portions of
221	the bu	dget.			
222		ii.	NEXT MEETING DATE:	April 24, 2012 at 1:00 P	.M.
223		Ms.	Crismond noted the next meeting	ng is scheduled for April 2	4, 2012 at 1:00 p.m.
224					
225 226 227	NINT	H OI	RDER OF BUSINESS	Audience Requests	Comments/Supervisors'
228		The	re were no audience comments	or Supervisors' requests an	nd the next item followed.
229					
230 231	TENT	НО	RDER OF BUSINESS	Adjournment	
232		The	re being no other business, the r	meeting adjourned at 2:15	p.m.

233
234
235
236
237
Secretary/Assistant Secretary
Chair/Vice Chair

March 27, 2012

RIVER RIDGE CDD

RIVER RIDGE
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
MARCH 31, 2012

# RIVER RIDGE COMMUNITY DEVELOPMENT DISTRICT BALANCE SHEET GOVERNMENTAL FUNDS MARCH 31, 2012

	Balance
ASSETS	
Cash	\$383,697
Total assets	\$383,697
LIABILITIES AND FUND BALANCE	
Liabilities	
Accounts payable	\$ 5,020
Total liabilities	5,020
Fund balance	
Unreserved, undesignated	378,677
Total fund balance	378,677
Total liabilities and fund balance	\$383,697

# RIVER RIDGE COMMUNITY DEVELOPMENT DISTRICT STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - GENERAL FUND FOR THE PERIOD ENDED MARCH 31, 2012

	Current Month	Year to Date	Pudget	% of
REVENUES	IVIOTILIT	lo Dale	Budget	Budget
Assessment levy	\$ 7,754	\$ 413,349	\$ 431,461	96%
Miscellaneous: Pelican Sound	ψ 1,10 <del>4</del>	φ 410,040	500	0%
Interest & miscellaneous	33	146	750	19%
Total revenues	7,787	413,495	432,711	96%
EXPENDITURES				
Administrative				
Supervisors	1,938	6,028	10,918	55%
Management/accounting	4,118	24,706	49,412	50%
Audit	-	4,544	7,100	64%
Special assessment preparation	-	6,500	6,500	100%
Legal	652	3,934	15,000	26%
Engineering	_	5,777	20,000	29%
Telephone	33	200	400	50%
Postage	78	388	1,500	26%
Insurance	-	6,100	6,000	102%
Printing & binding	62	375	750	50%
Legal advertising	-	853	1,500	57%
Office expenses & supplies	-	54	500	11%
Contingencies	60	792	5,000	16%
Subscriptions & memberships	-	175	200	88%
Meeting room	-	-	500	0%
Website maintenance	-	764	750	102%
NPDES program	225	525	20,000	3%
Total administrative	7,166	61,715	146,030	42%
Field services				
Other contractual - field management				/
Q & A	416	2,500	5,000	50%
Committee	417	2,500	5,000	50%
Other contractual - wetland 9 maintenance	-	-	15,000	0%
Contingencies	-	-	2,500	0%
Electricity	74	469	250	188%
Water & irrigation	24	118	500	24%
Other contractual	2,521	26,854	41,500	65%
Street lighting	214	1,084	4,300	25%
Plant replacement		2,040	5,000	41%
Rentals & leases	3,683	22,099	31,818	69%
Aquascaping	7.040	400	30,000	1%
Total field services	7,349	58,064	140,868	41%

# RIVER RIDGE COMMUNITY DEVELOPMENT DISTRICT STATEMENT OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES - GENERAL FUND FOR THE PERIOD ENDED MARCH 31, 2012

	Current	Year	5	% of
	Month	to Date	Budget	Budget
Other fees and charges				
Property appraiser	-	1,571	1,725	91%
Tax collector	-	1,383	2,588	53%
Total other fees and charges		2,954	4,313	68%
Subtotal expenditures: general	14,515	122,733	291,211	42%
Pelican Sound program (lake & wetland	maintenance)			
Professional services	•			
Audit	-	2,556	4,000	64%
Legal	-	300	2,000	15%
Engineering	678	678	2,000	34%
Contingencies	<u> </u>		1,500	0%
Total professional services	678	3,534	9,500	37%
Field services				
Other contractual				
Field management	2,500	2,500	5,000	50%
Lake/wetland	4,600	13,400	75,000	18%
Contingencies			5,000	0%
Total field services	7,100	15,900	85,000	19%
Subtotal expenditures: Pelican Sound	7,778	19,434	94,500	21%
Total expenditures	22,293	142,167	385,711	37%
Net change in fund balances	(14,506)	271,328	47,000	
Fund balances - beginning	393,183	107,349	62,049	
Fund balances - ending	\$ 378,677	\$ 378,677	\$ 109,049	