

District: **WATERLEAF COMMUNITY DEVELOPMENT DISTRICT**

Date of Meeting: Monday, August 30, 2021
Time: 6:00 PM
Location: The Alley at Southshore Bay
10221 Big Bend Rd.
Riverview, FL 33578

Agenda

Note: For the full agenda package, please contact jleger@dpfgmc.com

- I. Roll Call**
- II. Pledge of Allegiance**
- III. Introduction of New District Manager**
- IV. Audience Comments** – *(limited to 3 minutes per individual for agenda items)*
- V. FY 2021-2022 Budget Adoption**
 - A. FY 2021-2022 Budget Public Hearing**
 - 1. Open Public Hearing
 - 2. **Presentation of FY 2021-2022 Budget** **Exhibit 1**
 - 3. Public Comments
 - 4. Close Public Hearing
 - B. Consideration & Adoption of Resolution 2021-08, Adopting FY 2021-2022 Budget** **Exhibit 2**
 - C. FY 2021-2022 Assessments Public Hearing**
 - 1. Open Public Hearing
 - 2. Presentation of FY 2021-2022 Assessment Analysis **Exhibit 3**
 - 3. Public Comments
 - 4. Close Public Hearing
 - D. Consideration & Adoption of Resolution 2021-09, Providing for the Collection & Enforcement of Special Assessments for Fiscal Year 2021-2022** **Exhibit 4**
- VI. Field Operations & Amenity Matters**
 - A. Amenity & Field Management Services Report – Breeze** **Exhibit 5**
 - B. Sitex Pond Report** **Exhibit 6**
 - C. Brightview Landscape Report** **Exhibit 7**
 - D. Presentation of “No Parking” Signs Installation** **Exhibit 8**
 - E. Amenity Pool Cleaning Update**

VII. Staff Reports

A. District Manager

B. District Counsel

1. Discussion of General Surety Rider to Extend Phase 6B Warranty Bond, Expiration Date To 5/14/2023
2. Discussion of Liberty Field at Waterleaf Gate and Pond Responsibility Update
3. Discussion of Conservation Area Easement Encroachment on Cardinal Flower Update
4. Discussion of Curb Discoloration Update

Exhibit 9

C. District Engineer

VIII. Business Matters

A. Consideration & Adoption of **Resolution 2021-10**, Designating Officers

Exhibit 10

B. Consideration of Meeting Dates, Times, & Location Options

Exhibit 11

C. Consideration & Adoption of **Resolution 2021-11**, Designating Meeting Dates, Times, & Location

Exhibit 12

D. Consideration of Brightview Contract Addendum

Exhibit 13

E. Consideration of Vice Painting & Pressure Cleaning Proposals - \$21,711.46

Exhibit 14

1. **Common Area Pressure Cleaning (Sidewalks) - \$10,036.46**
2. Pressure Cleaning & Coat 5 Bridges - \$6,500.00
3. Pressure Cleaning 20 Panels Section of Wall at Cross Vine & Climbing Fern (Freedom Homes Entrance) - \$300.00
4. Pressure Cleaning Perimeter Wall (Exterior Only) - \$4,350.00
5. Pressure Cleaning 11 Panels & Columns at Waterleaf Vista & Cross Vine DR. - \$200.00
6. Pressure Cleaning 22 Panel Section at Wall at Waterleaf Vista & Fawn Lily - \$325.00

F. Consideration of Infinite Property Fountain Repair Proposal - \$7,150.00

Exhibit 15

G. Consideration of NaturZone Pest Control Proposal

Exhibit 16

1. Interior Clubhouse - \$60.00/ monthly
2. Playground - \$250.00/ annually

H. Consideration of Brightview Proposals

Exhibit 17

1. Loose Pool Deck Pavers Repair - \$462.00
2. **Bush Hog Mowing - \$2,943.36**

I. Consideration of Conveyance of Fountains to Liberty Field of Waterleaf

Exhibit 18

VIII. Business Matters – continued

- J. **Consideration of Supervisor Price Resignation** **Exhibit 19**
- K. Discussion to Determine How to Appoint New Supervisor
- L. **Consideration of Trimmers Holiday Décor Lighting Proposal - \$9,600.00** **Exhibit 20**

IX. Consent Agenda

- A. **Consideration & Approval – The June 14, 2021, Revised Regular Meeting Minutes** **Exhibit 21**
- B. **Consideration & Approval – The July 12, 2021, Regular Meeting Minutes** **Exhibit 22**
- C. **Consideration & Acceptance – The June 2021 Unaudited Financial Statements** **Exhibit 23**
- D. **Consideration & Acceptance – The July 2021 Unaudited Financial Statements** **Exhibit 24**
- E. Ratification of Invoices **Exhibit 25**
 - 1. Artemis – Emergency Plumbing - \$376.25
 - 2. Artemis – First Aid Kit - \$47.85
 - 3. Infinite Property Maintenance Services – Pool Repairs - \$475.93
 - 4. Brightview – Tree Removal at Climbing Fern/ Cross Vine - \$808.50
 - 5. Ricky Richards – Hog Trapping July - \$600.00
 - 6. DC Integrations – Front Pedestrian Gate Repair - \$355.00
 - 7. **DC Integrations – Manual Deletion of Codes - \$240.00**
 - 8. **Straley Robin Vericker – District Counsel - \$3,503.19**
 - 9. **Gate Pros – Service Call - \$2,250.00**

X. Audience Comments – New Business – (limited to 3 minutes per individual for non-agenda items)

XI. Supervisor Requests

XII. Adjournment