

Epperson Ranch II Community Development District

Board of Supervisors:

Joseph Murphy, Chairman
Michele Frank, Vice Chairman
Miguel Casellas-Gil, Assistant Secretary
Michael Lawson, Assistant Secretary
Doug Draper, Assistant Secretary

Staff:

Kristee Cole, District Manager
Vasili Kostakis, District Engineer
Jere Earlywine, District Counsel
Shane Wumkes, Fieldstone
Kevin Riemensperger, Steadfast Alliance
Paul Young, Inframark

Final Meeting Agenda Thursday, November 6, 2025 – 5:00 p.m.

1. **Call to Order and Roll Call**
2. **Adoption of the Agenda**
3. **Audience Comments on Agenda Items – Three- (3) Minute Time Limit**
4. **Business Administration**
 - A. Consideration of the Audit Meeting Minutes of October 9, 2025
 - B. Consideration of the Regular Meeting Minutes of October 9, 2025
 - C. Review of the September 2025 Check Register
5. **Staff Reports**
 - A. Field Inspection Report
 - B. Aquatic Maintenance Report
 - C. Landscape Update
 - D. District Counsel
 - E. District Engineer
 - F. District Manager
6. **Business Items**
7. **Audience Comments**
8. **Supervisor Requests**
9. **Adjournment**

The next meeting is scheduled for Thursday, December 4, 2025.

[Join the meeting now](#)

Meeting ID: 271 348 956 348 7

Passcode: Ae94Hw6G

Dial in by phone

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Phone conference ID: 942 797 931#

District Office:

313 Campus Street
Celebration FL 34747
<https://www.eppersonranch2cdd.org/>

Meeting Location:

Watergrass 2 Club
32711 Windelstraw Dr.,
Wesley Chapel, FL 33545