

**Lakeshore Ranch Community Development District  
AGENDA**

Seat 4: Ronald Mitchell - C	
Seat 2: Christine Thomas - VC	
Seat 5: Larry Dobbs - AS	
Seat 1: Shawn McCaig - AS	
Seat 3: Raymond Lotito - AS	

Tuesday  
February 10, 2026  
6:00 p.m.

Lakeshore Ranch Clubhouse  
19730 Sundance Lake Blvd.  
Land O'Lakes, FL 34638  
Zoom Link: <https://us06web.zoom.us/j/9564962978>  
Meeting ID: 956 496 2978  
Passcode: 516708Gms  
Zoom Phone #: (305) 224-1968

Board of Supervisors Meeting

- I. Call to Order/Roll Call
- II. Pledge of Allegiance
- III. Audience Comments (*Audience Comments Limited to 3 Minutes per Person*)
- IV. Staff Reports
  - A. District Engineer
    1. Discussion of Cost to Modify Driveway Application
  - B. Aquatics Manager – *Steadfast Environmental*
    1. February 2026 Report
    2. Consideration of Steadfast Alliance Proposal for Erosion Repair
    3. Consideration of Steadfast Alliance Proposal to Install an Aeration Pump on Pond 7
    4. Consideration of Steadfast Alliance Proposal for Quarterly Pump Maintenance
  - C. Landscape Maintenance Monthly Report – *Redtree Landscape Systems*
    1. Report
    2. Irrigation Inspection Report
    3. Consideration of RedTree Proposal for Cocoa Brown Shredded Mulch
  - D. Field Operations Manager
    1. Action Item List
    2. Site Report
    3. Consideration of Proposals to Change Out LED Lights on the Tennis/Pickleball Court
      - i. Neuwire

- ii. Frank Gay
- 4. Consideration of Proposals to Changeout Dead Light Bulbs
  - i. Neuwire
  - ii. Frank Gay
- 5. Consideration of Neuwire Proposal to Replace All Halide Bulbs & Ballasts
- 6. Consideration of Proposals to Repair Road Depression
  - i. Advanced Drainage Solution
  - ii. Site Masters of Florida, LLC

E. District Counsel

- 1. Consideration of Activities Center Use Agreement with the Lakeshore Ranch Community Association, Inc.
- 2. Ratification of License Agreement with Sophia Necker for Massage Therapy (*To Be Provided Under Separate Cover*)

F. Clubhouse & Amenity Manager

- 1. Report
- 2. Discussion of a Book Library
- 3. Consideration of Complete IT Proposal for a New Backup Battery
- 4. Consideration of DC Integrations Proposal to Install Hard Drives

V. Public Hearing

- A. Consideration of Resolution 2026-02 Adopting Revised Community Guidelines, Rental Rates, Rental Deposits, and Non-Resident User Fees

VI. Business Administration

- A. Consideration of the Following Meeting Minutes
  - 1. October 14, 2025 Audit Committee Meeting
  - 2. December 9, 2025 Board of Supervisors Meeting
  - 3. January 13, 2026 Board of Supervisors Meeting
- B. Approval of the Financial Reports
  - 1. Check Register
  - 2. Unaudited Financial Statements (*To Be Provided Under Separate Cover*)

VII. Audience Comments (Audience Comments Limited to 3 Minutes per Person)

VIII. Supervisor Requests

IX. Next Board Meeting is Scheduled for **Tuesday, March 10, 2026** at 6:00 p.m. at Lakeshore Ranch Clubhouse, 19730 Sundance Lake Blvd., Land O'Lakes, FL 34638

X.      Adjournment

*Meetings are open to the public and may be continued to a time, date and place certain. For more information regarding this CDD please visit the website: <http://https://www.lakeshoreranch.net>*