



Date: August 3, 2021

Time: 7:00 p.m.

Minutes of the Board of Supervisors  
Lake St. Charles Community Development District  
6801 Colonial Lake Drive  
Riverview, FL 33578  
813-741-9768

**Supervisors:**

Chair, Sabrina Peacock  
Vice Chair, Robb Fannin  
Secretary/Treasurer, Dave Nelson (Via Zoom)  
Supervisor, Virginia Gianakos  
Supervisor, Marlon K. Brownlee

**Staff:**

Adriana Urbina, District Manager  
Mark Cooper, Property Manager (Via Zoom)

**In attendance:**

Lake St. Charles Residents

Meeting was called to order at 7:00 p.m. by Chair, Sabrina Peacock

1. On **MOTION** by Supervisor Peacock and Second by Supervisor Gianakos the Board approved the, August 3, 2021 Consent Agenda consisting of the: July 13, 2021 General Meeting Minutes, the July Committee Meeting Minutes from the Strategic Planning Committee, Grounds and Security Committee, Treasurer's Review Committee, and Management Committee, the June 2021 Financial Reports, the Property Manager Report, the Clubhouse Report and the Facility Monitor July 2021 Activity Report [was distributed separately from the Supervisor Packet]. Motion passed 5 to 0
2. On **MOTION** by Supervisor Nelson and second by Supervisor Peacock the Board approved Resolution 2021-03 Lake St. Charles District FY 20-21 Budget Amendment. Motion passed 5 to 0

3. On **MOTION** by Supervisor Peacock and Second by Supervisor Brownlee, the Board approved Hernandez's Landscaping quote in the amount of \$800 for the removal and disposal of a large tree limb that grew towards and is overhanging the home located at 7113 Bucks Ford Drive. The Board reviewed an arborist report that states that the tree is not in good condition and it poses a threat to the resident's home. Because the tree is on District property and per the arborist report the Board approved to have the tree limb removed. To be funded from the Miscellaneous Landscaping line. Motion passed 5 to 0

Action Item: Property Manager, Mark Cooper to research ways to secure trash bin container.

4. On **MOTION** by Supervisor Peacock and Second by Supervisor Gianakos, the Board approved to no longer consider selling the District property located on Thackston Drive. Motion passed 5 to 0

5. On **MOTION** by Supervisor Peacock and Second by Supervisor Gianakos, the Board approved to no longer consider selling the District property located on Bay Colony Drive. Motion passed 5 to 0

6. On **MOTION** by Supervisor Nelson and Second by Supervisor Fannin, the Board approved to purchase a camera for the clubhouse not to exceed \$280.61. This camera is to be used to broadcast the Board Meetings via Zoom to residents that are unable to attend. Motion was amended to include \$600 for storage of the video files. To be funded from the Technology & Upgrade line. Motion passed 5 to 0

7. On **MOTION** by Supervisor Peacock and Second by Supervisor Fannin, the Board approved to have a sign placed on the clubhouse doors requesting residents to wear a mask upon entry. Motion passed 5 to 0

Meeting adjourned at 8:08PM

Respectfully submitted,

Dave Nelson, Treasurer/Secretary

Sabrina Peacock, Chair