THE PRESERVE at SOUTH BRANCH
Community Development District

Regular Meeting

AGENDA

Meeting Date: Thursday, November 5, 2026
Time: 4:00 p.m.
Location: Springhill Suites Tampa Suncoast Parkway
16615 Crosspointe Run
Land O'Lakes, FL 34638

Join via Computer or Mobile App
Dial-in Number: 1-904-348-0776
Phone Conference ID: 684 257 747#
(Mute/Unmute: *6)
(Raise/Lower Hand: *5)

Full agenda package is available on the District's website: www.thepreserveatsouthbranchcdd.org
Or contact sconley@vestapropertyservices.com

FIRST ORDER OF BUSINESS: **ROLL CALL**

Supervisors	Present	Teams	Absent
Anthony Snyder (C)			
Thomas Handrick, Jr			
David Silverstein			
Rob Howard (VC)			
Jules Abercrombie			

Staff/Vendors

- Heath Beckett, District Manager, Vesta District Services
- Mike Bush, Field Manager, Vesta District Services
- Lindsay Moczynski, District Counsel, Kilinski Van Wyk
- Jerry Whited, District Engineer, BDi
- Chuck Burnite, Senior Environmental Scientist, GHS Environmental
- Rob Ferrante, Branch Manager, Cepra Landscape
- Jacob Zucker, Account Manager, Cepra Landscape
- Kyle Roehm, President, Fountain Kings

SECOND ORDER OF BUSINESS: **AUDIENCE COMMENTS** – *Agenda Items*
(Limited to 3 Minutes Per Person)

THIRD ORDER OF BUSINESS: **BUSINESS MATTERS**

A. District Engineer – *Jerry Whited, Brletic Dvorak Inc.*
B. Review of Field Services Requests/Responses (10/1 –10/29) **EXHIBIT 1**
C. Aquatic – *Chuck Burnite, GHS Environmental* **EXHIBIT 2**
D. Wetlands/Conservation
E. Landscape – *Rob Ferrante/Jacob Zucker, Cepra*

Denotes Return to Agenda Link:

THIRD ORDER OF BUSINESS: **BUSINESS MATTERS** (Continued)

F. Fountains – *Kyle Roehm, Fountain Kings* **EXHIBIT 3**

1. Consideration of Fountain Kings Proposals

a. #QU-0919 to Repair Fountain FPC-A - $8,990.42 **EXHIBIT 4**

i. Optional Light Replacement Kit - $2,000.00

b. #QU-0918 to Update Water Feature Lighting to RGBW - $20,180.00 **EXHIBIT 5**

c. Price Increase to Monthly Water Feature Maintenance Service - $39,300.00/Yr *(Adds $33,000.00/Yr [$2,750.00/mo.])* **EXHIBIT 6**

➢ Current Water Feature Maintenance Agreement

G. Field Services – *Michael Bush, Vesta District Services* **EXHIBIT 7**

H. District Counsel – *Lindsay Moczynski, Kilinski Van Wyk PLLC*

I. District Manager – *Heath Beckett, Vesta District Services*

FOURTH ORDER OF BUSINESS: **CONSENT AGENDA**

A. Approval of the Minutes of the Regular Meeting Held October 8, 2026 **EXHIBIT 8**

B. Acceptance of the September 2026 Unaudited Financial Report **EXHIBIT 9**

C. Ratification of Approval of Fountain Kings Proposal #QU-0906 for Water Feature Contactor Replacement - $1,790.06 **EXHIBIT 10**

FIFTH ORDER OF BUSINESS: **SUPERVISOR REQUESTS & COMMENTS**
(Includes Updates, General Comments, and Next Meeting Agenda Requests)

SIXTH ORDER OF BUSINESS: **AUDIENCE COMMENTS**
(Limited to 3 Minutes Per Individual on CDD-Related Business)

SEVENTH ORDER OF BUSINESS: **NEXT MEETING QUORUM CONFIRMATION**

Supervisors	In Person	Virtually	Not
Anthony Snyder (C)	x		
Thomas Handrick, Jr	x		
David Silverstein	x		
Rob Howard (VC)			
Jules Abercrombie	x		

4 p.m. on Thursday December 3, 2026
Springhill Suites Tampa Suncoast Parkway
16615 Crosspointe Run
Land O'Lakes, FL 34638

AGENDA DEADLINE
NOON – November 25, 2026

EIGHTH ORDER OF BUSINESS: **ACTION ITEMS SUMMARY**
(To be Included in the Meeting Minutes)

NINTH ORDER OF BUSINESS: **ADJOURNMENT**