



Rizzetta & Company

GreyHawk Landing Community Development District

**Board of Supervisors' Meeting
August 22, 2019**

District Office:
9428 Camden Field Parkway
Riverview, Florida 33578
813.533.2950

www.greyhawkcdd.org

**GREYHAWK LANDING
COMMUNITY DEVELOPMENT DISTRICT**

GreyHawk Landing Clubhouse, 12350 Mulberry Ave., Bradenton, FL 34212

Board of Supervisors	Jim Hengel Mark Bush Jeffrey Evans Dennis Smith	Chair Vice Chair Assistant Secretary Assistant Secretary
District Manager	Angel Montagna	Rizzetta & Company, Inc.
District Attorney	Andrew Cohen	Persson & Cohen, P.A.
District Engineer	Rick Schappacher	Schappacher Engineering, LLC

All cellular phones must be placed on mute while in the meeting room.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 533-2950. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY), or 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

August 15, 2019

**Board of Supervisors
GreyHawk Landing Community
Development District**

AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the GreyHawk Landing Community Development District will be held on **Thursday, August 22, 2019 at 6:00 PM** at the GreyHawk Landing Clubhouse, located at 12350 Mulberry Avenue, Bradenton, Florida 34212. The following is the agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL/PLEDGE OF ALLEGIANCE**
- 2. AUDIENCE COMMENTS**
- 3. STAFF REPORTS & UPDATES**
 - A. Aquatics Update
 - B. Landscape Update
 - i. Consideration of Landscape Proposals..... Tab 1
 - C. District Engineer
 - i. Consideration of Roadway Repairs Tab 2
 - ii. Consideration of Striping Repairs Tab 3
 - iii. Consideration of Signage Repairs Tab 4
 - iv. Consideration of Sidewalk Repairs..... Tab 5
 - D. District Counsel
 - i. Consideration of MCSO Holiday Rates Letter Tab 6
 - E. Field Manager Report Tab 7
 - F. District Manager
- 4. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of Board of Supervisors' Meeting held on July 25, 2019 Tab 8
 - B. Consideration of Operations & Maintenance Expenditures for July 2019..... Tab 9
- 5. BUSINESS ITEMS**
 - A. Public Hearing on Fiscal Year 2018-2019 Budget Tab 10
 - i. Consideration of Resolution 2019-03, Adopting the Final Budget Tab 11
 - ii. Consideration of Resolution 2019-04, Imposing Special Assessments..... Tab 12
 - B. Consideration of Resolution 2019-05, Approving Meeting Schedule for Fiscal Year 2019-2020 Tab 13
 - C. Consideration of Resolution 2019-06, Re-designating An Assistant Secretary Tab 14
 - D. Consideration of ADA Site Compliance Proposals..... Tab 15
 - E. Consideration of Technology Services Contract Tab 16
 - F. Consideration of Amenity Services Proposal Tab 17
 - G. Consideration of Pool Service Proposals Tab 18

- H. Consideration of Resumes for BOS Vacant Seat..... Tab 19
- I. Presentation of Action Item List..... Tab 20
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions please do not hesitate to contact us at (813) 533-2950.

Respectfully,

Angel Montagna

Angel Montagna
District Manager

Tab 1

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

GREYHAWK LANDING COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the GreyHawk Landing Community Development District was held on **Thursday, July 25, 2019 at 6:00 PM** at the GreyHawk Landing Clubhouse, located at 12350 Mulberry Avenue, Bradenton, Florida 34212.

Present and constituting a quorum:

Jim Hengel	Board Supervisor, Chair
Mark Bush	Board Supervisor, Vice Chair
Dennis Smith	Board Supervisor, Assistant Secretary
Jeffrey Evans	Board Supervisor, Assistant Secretary

Also present were:

Justin Croom	District Manager; Rizzetta & Company, Inc.
Andrew Cohen	District Counsel; Persson Cohen & Mooney
Rick Schappacher	Schappacher Engineering
Ed Maro	Field Manager
Scott Carlson	LMP

Audience

FIRST ORDER OF BUSINESS

Call to Order & Pledge of Allegiance

Mr. Croom called the meeting to order and conducted roll call. All present then stood and recited the Pledge of Allegiance.

SECOND ORDER OF BUSINESS

Audience Comments

- A resident spoke about aquatic standards such as algae, mosquitoes, and plants.
- A resident spoke about traffic signal being installed next year

48 **THIRD ORDER OF BUSINESS** **Acceptance of Board Member**
49 **Resignation – Lindsay Rushmore**
50

51 Mr. Croom presented the Board Member Resignation to the Board for
52 consideration. The Board discussed that they would select résumés at the next Board of
53 Supervisors' meeting.
54

On a Motion by Mr. Hengel, seconded by Mr. Smith, with all in favor, the Board of Supervisors accepted the Board Member Resignation for Lindsay Rushmore, for the GreyHawk Landing Community Development District.

55
56 **A. Aquatics Update**

57
58 Mr. Croom provided a brief update for the Board. Brief discussion ensued
59 regarding the aeration station, midge activity, and the loss of lily pads.
60

61 **B. Landscape/Irrigation Update**

62
63 Mr. Carlson of LMP provided an update for the Board and addressed and
64 answered the Board's general questions.
65

66 **i. Consideration of Landscape-Related Proposals**

67
68 Mr. Croom presented proposals to the Board for consideration. General
69 discussion ensued.
70

On a Motion by Mr. Smith, seconded by Mr. Hengel, with all in favor, The Board agreed to allocate the additional funding for pool repairs for the GreyHawk Landing Community Development District.

71
72 **C. District Engineer**

73
74 Mr. Schappacher addressed and answered the Board's questions. General
75 Discussion ensued regarding retaining walls and erosion on the nature trail.
76

77 **i. Discussion of Phase 5 Punch List Status and Final Approval**

78
79 Mr. Schappacher discussed the Phase 5 punch list status with the Board.
80 Discussion ensued regarding extending the nature trail to the north
81 property, rain sensors and irrigation issues.
82

83 **D. District Counsel**

84
85 Mr. Cohen outlined his report and addressed and answered the Board's
86 general questions.
87

88 **E. Field Manager**

89
90 Mr. Maro outlined his report and addressed and answered general
91 questions from the Board. General discussion ensued regarding the
92 treadmill that keeps breaking.

93
94 **F. District Manager**

95
96 Mr. Croom announced that the next public hearing and regular meeting will
97 be held on Thursday, August 22nd at 6:00 PM at the GreyHawk Landing
98 Clubhouse located at 12350 Mulberry Avenue, Bradenton, Florida 34212.
99

100 **FOURTH ORDER OF BUSINESS**

**Consideration of Minutes of
Board of Supervisors' Meeting
Held June 27, 2019**

101
102
103
104 Mr. Croom presented the minutes of the Board of Supervisors' meeting held on
105 June 27, 2019 to the Board for consideration. Mr. Cohen noted 2 changes.
106

On a Motion by Mr. Smith, seconded by Mr. Bush, with all in favor, the Board of Supervisors approved the May 23, 2019 meeting minutes, as amended, for the GreyHawk Landing Community Development District.

107
108 **FIFTH ORDER OF BUSINESS**

**Consideration of Operations &
Maintenance Expenditures for
June 2019**

109
110
111
112 Mr. Croom presented the Operations & Maintenance expenditures for June 2019
113 to the Board for ratification.
114

On a Motion by Mr. Hengel, seconded by Mr. Evans, with all in favor, the Board of Supervisors ratified the Operations & Maintenance expenditures for June 2019 (\$108,325.85) for the GreyHawk Landing Community Development District.

115
116 **SIXTH ORDER OF BUSINESS**

**Ratification of Brazilian Pepper
Tree Proposals**

117
118
119 Mr. Croom presented the Brazilian pepper tree proposals to the Board for review.
120

On a Motion by Mr. Hengel, seconded by Mr. Smith, with all in favor, the Board of Supervisors ratified the proposals for the Brazilian pepper tree removal for the GreyHawk Landing Community Development District.

124 **SEVENTH ORDER OF BUSINESS**

**Consideration of Monument Sod
Proposal**

125
126

127 Mr. Croom presented the proposal from LMP to the Board for consideration. The
128 Board decided to table this proposal until further review.

129

130 **EIGHTH ORDER OF BUSINESS**

Supervisor Requests

131

132 Mr. Evans spoke on having an Action Item List to report projects monthly.

133

134 Mr. Smith spoke about the Amenity Services Agreement.

135

136 Mr. Bush spoke about trees that need to be cut, as the stop sign is being covered.

137

138 Mr. Hengel spoke about Mr. Smith taking over liaison with security.

139

140 **NINTH ORDER OF BUSINESS**

Adjournment

141

On a Motion by Mr. Hengel, seconded by Mr. Bush, with all in favor, the Board of Supervisors adjourned the meeting at 7:05 PM for the GreyHawk Landing Community Development District.

142

143

144

145

146 _____
Asst. Secretary

_____ Chair / Vice Chair

147