



Rizzetta & Company

GreyHawk Landing Community Development District

**Board of Supervisors' Meeting
October 22, 2020**

**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 Scott Jacuk Cheri Ady	Chair Vice Chair Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Gary Moore	Rizzetta & Company, Inc.
District Attorney	Andrew Cohen	Persson Cohen & Mooney, 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.

October 14, 2020

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

Dear Board Members:

The regular meeting of the Board of Supervisors of the GreyHawk Landing Community Development District will be held on **Thursday, October 22, 2020 at 6:00 p.m.**, via conference call pursuant to Governor DeSantis' Executive Order 20-193 as extended by Executive Order 20-246. 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 Report – Solitude Lake Management Tab 1
 - B. Discussion Regarding Landscape Maintenance
 - C. District Engineer
 - D. District Counsel
 - E. Field Manager
 1. Presentation of Field Manager Report..... Tab 2
 - F. District Manager
 - G. 1. Presentation of Action Item List..... Tab 3
- 4. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of the Board of Supervisors' Meeting held on September 24, 2020.....Tab 4
 - B. Consideration of Operations & Maintenance Expenditures for September 2020..... Tab 5
- 5. BUSINESS ITEMS**
 - A. Presentation from Vendors for District Management Services (proposals will be presented at the November Meeting)
 - B. Update Regarding Proposals for St. Augustine Grass for Area at GreyHawk Blvd. Entrance to the Recreation Center
 - C. Ratification of Audit Engagement Letter Tab 6
 - D. Consideration of Third Addendum to District Services Contract Tab 7
 - E. Consideration of Proposals for Pier Repairs Tab 8
 - F. Discussion Regarding Gate Entry, Gate Closures, Changing the traffic Pattern at the Gate House
- 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) 933-5571.

Respectfully,
Gary Moore

Gary Moore
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, September 24, 2020 at 6:00 p.m.** conducted by means of communications media technology telephone pursuant to Governor DeSantis' Executive Order 20-179 as extended by Executive Order 20-193.

Present via teleconference and constituting a quorum:

Jim Hengel	Board Supervisor, Chair
Mark Bush	Board Supervisor, Vice Chair
Jeffrey Evans	Board Supervisor, Assistant Secretary
Cheri Ady	Board Supervisor, Assistant Secretary
Scott Jacuk	Board Supervisor, Assistant Secretary

Also present via teleconference were:

Gregory Cox	District Manager, Rizzetta & Company, Inc.
Gary Moore	District Manager, Rizzetta & Company, Inc.
Andy Cohen	District Counsel, Persson Cohen & Mooney
Rick Schappacher	District Engineer, Schappacher Engineering
Ed Maro	Field Manager
Carleen FerroNyalka	Asst. Field Manager
Alex Johnson	Representative, Solitude Lake Management
Daryn Grant	Representative, LMP
Patrick Bell	Representative, LMP

Audience

(all those in attendance were by means of communications media technology telephone)

FIRST ORDER OF BUSINESS

Call to Order

Mr. Moore called the meeting to order and conducted roll call.

SECOND ORDER OF BUSINESS

Audience Comments

Marcia Weaver, President of the HOA spoke about the responsibility of curb cleaning. Mr. Hengel stated that the HOA sent violation letters referencing section 5.12 of the covenants and restrictions which makes it the residents' responsibility.

Mr. Cohen added that the issue had been raised previously, and he was of the opinion that it was the District's responsibility.

52 Mr. Cohen will review GreyHawk West/East covenants for alignment, if they are
53 the same, he is to notify Argus they were in error sending out the violation notices.

54
55 Ms. Weaver also expressed concern regarding landscape issues in GreyHawk
56 Blvd.

57
58 Mr. Walter Wulczak addressed three items. He stated that the curb cleaning
59 should be the District's or the City's responsibility. Mr. Wulczak expressed his concern
60 with allowing food trucks as the agenda had no details for him to review. He also
61 requested an update regarding the capital reserve fund. Mr. Wulczak fees having no
62 information on a subject prior makes it difficult for the audience members to provide input.
63 He stated that he sent an email to all Board members regarding COVID information.

64
65 **THIRD ORDER OF BUSINESS**

65 **Staff Reports and Updates**

66
67 **A. Aquatics Update – Solitude Lake Management**

68
69 Mr. Johnson presented the Aquatics Report dated September 14, 2020. He
70 stated that the Gulf Spike rush in Pond #16W was treated on September
71 23rd and they will continue to retreat as needed. Mr. Johnson stated that he
72 will continue working with Mr. Maro to address any pond maintenance
73 concerns.

74
75 **B. Landscape/Irrigation Update**

76
77 **i. Discussion Regarding Landscape Maintenance**

78
79 Mr. Patrick Bell, with LMP, presented the Landscape Maintenance Report.
80 Mr. Grant stated that pruning and cutbacks on the ponds has started and it
81 was requested that LMP address the overgrowth on the walking trail as
82 needed.

83
84 **C. District Engineer**

85
86 **i. Update on Water Use Permit Status**

87
88 Mr. Schappacher presented his current list of District Engineer's projects
89 for the Board. He stated that the Swale bid package was awarded at the
90 last meeting. He stated that the contractor hand dug the swale and he will
91 return to complete the job.

92
93
94
95 Mr. Schappacher stated that the Nature Trail repair bid package was sent
96 to five vendors and he only received one response, which was a proposal
97 in the amount of \$5,320. Mr. Schappacher recommended the Board accept
98 this proposal.

On a Motion by Mr. Hengel, seconded by Mr. Bush, with all in favor, the Board of Supervisors approved the proposal form A&J for \$5,320.00 for the Nature trail Repairs for the GreyHawk Landing Community Development District.

101
102 Mr. Schappacher gave an update on the Water Use Permit. He stated that
103 the permit was granted by SWFWMD. The permit is valid until September
104 2, 2040 and SWFWMD will approach the District in 2021 regarding
105 connecting to the reclaimed water.
106

107 Mr. Schappacher stated that the pond bank restoration on Lake #29 and
108 the Phase 2 storm drainage repairs were complete. He stated that the
109 vegetation removal in Phase 2 and the asphalt repairs on GreyHawk
110 Landing Blvd. were still in progress.
111

112 Mr. Schappacher stated that the GreyHawk Landing West Phase 5A
113 SWFWMD recertification is complete with a few minor bank repairs
114 required and he has requested bids for the repairs. There is also vegetation
115 growth in that area requiring removal and he would like Board approval to
116 bid out the work. The Board granted approval.
117

118 Mr. Schappacher investigated a concern regarding flooding on the sidewalk
119 between 826 and 830 Rosemary. He discovered drainage problems and is
120 having it corrected. Mr. Schappacher stated that the basketball court is still
121 have a drainage issue and he asked the vendor to return and lower the
122 drain. He also called the pool vendor back out to the pool to correct the
123 drainage issues.
124

125 **D. District Counsel**
126

127 Mr. Cohen gave the Board an update. He stated that Pulte Homes has
128 acknowledged the Access Agreement and they will review but do not close
129 on the property until February 2021, so no action was taken at this time. He
130 also informed the Board that the hearing for small claims action involving
131 311 Blackbird is set for October 26th. The defendant has filed a motion to
132 dismiss, which is set for November 5th. Mr. Cohen stated that he would keep
133 the Board informed. The Board was reminded that they will need to think
134 about how meetings will take place should the Governor not grant an
135 extension. If the meetings are held in person, at least 3 Board members
136 would have to be physically present.
137

138 **E. Field Manager**
139

140 Mr. Maro presented his Field Manager Report for September 2020. He
141 stated that the recreation center pool repairs are on track. Another crack
142 was discovered, and the crew is aware. The pool should be open on
143 Monday. Mr. Maro stated that the clubhouse pool will be closed on Monday
144 at 10 for shock treatment and should reopen on Wednesday.
145

146 Mr. Maro stated that new garage sale signs have been made and Jean
147 Kutty will coordinate the sale on October 17th with a backup date of October
148 24th. He stated that the numbers have been stenciled on the mailbox pad
149 after discovering that power washing removed the numbers. Mr. Hengel
150 requested that Mr. Maro arrange to have all traffic come through the north
151 gate on the day of the garage sale. Ms. Ady requested the status of the
152 sprinkler head repair near Mulberry clubhouse.
153

154 **F. District Manager**
155

156 Mr. Moore announced the next regular meeting will be held on Thursday,
157 October 22, 2020 at 6:00 p.m. He reviewed the current financials with the
158 Board. Mr. Moore also presented his Action Item List.
159

160 Mr. Cox led a discussion regarding the District's CD. He stated that funds
161 have been moved to sweep the account and will remain until reinvested.
162 The Board would like for District Manager provide options. Mr. Cox will meet
163 with Mr. Brizendine to determine the best course of action.
164

165 **FOURTH ORDER OF BUSINESS**

**Consideration of Minutes of
Board of Supervisors' Continued
Emergency Meeting held May 8,
2020**

166
167
168
169
170 Mr. Moore presented the minutes of the Board of Supervisors' continued
171 emergency meeting held on May 8, 2020 to the Board for consideration.
172
173

On a Motion by Ms. Ady, seconded by Mr. Hengel, with all in favor, the Board of Supervisors approved the May 8, 2020 meeting minutes as presented for the GreyHawk Landing Community Development District.

174
175 **FIFTH ORDER OF BUSINESS**

**Consideration of Minutes of
Board of Supervisors' Meeting
held August 27, 2020**

176
177
178
179 Mr. Moore presented the minutes of the Board of Supervisors' meeting held on
180 August 27, 2020 to the Board for consideration. The Board made changes to line items
181 #50, #60, #115, #193, #249 and #196.
182
183

On a Motion by Mr. Hengel, seconded by Mr. Bush, with all in favor, the Board of Supervisors approved the August 27, 2020 meeting minutes as amended for the GreyHawk Landing Community Development District.

184
185 **SIXTH ORDER OF BUSINESS**

**Consideration of Operations &
Maintenance Expenditures for
August 2020**

186
187
188
189

190 Mr. Moore presented the Operations and Maintenance Expenditures for August
191 2020 to the Board for ratification.
192

On a Motion by Mr. Bush, seconded by Mr. Jacuk, with all in favor, the Board of Supervisors approved to ratify the payment of the invoices in the Operations & Maintenance Expenditures for August 2020 (\$77,096.87) for the GreyHawk Landing Community Development District.

193
194 **SEVENTH ORDER OF BUSINESS** **Consideration of Proposal for**
195 **District's Insurance Renewal**
196

197 Mr. Moore presented the proposal from Egis for the District's insurance renewal.
198 Mr. Bush inquired about claims and the amount of deductible carried. A brief discussion
199 ensued.
200

On a Motion by Mr. Hengel, seconded by Mr. Jacuk, with all in favor, the Board of Supervisors approved Egis's proposal for the District's Insurance Renewal (FY 2020-2021) for the GreyHawk Landing Community Development District.

201
202 **EIGHTH ORDER OF BUSINESS** **Presentation for Allowing Food**
203 **Trucks at the Clubhouse**
204

205 Ms. Ady presented the guidelines for allowing food trucks at the Mulberry
206 Clubhouse on behalf of Valerie Demino. She stated that all vendors must provide a state
207 license, COI with GreyHawk Landing CDD as an additional insured. Ms. Ady stated that
208 Facebook events page will notify all residents. She informed the Board that vendors must
209 complete the provided form, agree to clean up afterwards or there will be a \$150.00
210 penalty imposed and after two penalties the vendor will no longer be allowed. If more than
211 one truck is present, each vendor is responsible for their immediate area surrounding the
212 truck. All trucks should have proper social distancing signage. Valerie Demino will be the
213 main point of contact and will manage all of the vendor scheduling and documentation.
214 Ms. Ady stated that this will be reevaluated on a monthly basis.

On a Motion by Ms. Ady, seconded by Mr. Jacuk, followed by a vote of four in favor and one opposed (Mark Bush), the Board of Supervisors approved allowing Food Trucks at the Mulberry Clubhouse under the guidelines discussed for GreyHawk Landing Community Development District.

215
216 **NINTH ORDER OF BUSINESS** **Discussion Regarding District**
217 **Services Proposals**
218

219 Mr. Hengel presented a discussion regarding District Services proposals. In
220 following District Counsel's advice, each Board member has received four proposals from
221 different management companies. Mr. Hengel proposed having all four companies
222 conduct a formal presentation to the Board at their October Board meeting. Discussion
223 ensued with Mr. Evans expressing his concerns to conduct a formal RFP with set criteria.
224 District Counsel advised that it was not statutorily required but the board could follow that
225 process. Most of the Board is in support and would like to hear presentations from all
226 companies, contingent on the next Board meeting being live. Mr. Hengel will coordinate
227 schedules with all of the vendors who submitted proposals for District Management
228 Services.

229 **TENTH ORDER OF BUSINESS** **Discussion** **Regarding**
230 **Employee Evaluations**

231 Mr. Bush reported that all of the employee evaluations had been completed and
232 he will provide copies to District Counsel and District Management.

233 **ELEVENTH ORDER OF BUSINESS** **Supervisor Requests**

234
235 Mr. Moore asked if there were any Supervisor requests.
236

237 Ms. Ady inquired on actions taken for curb cleaning GreyHawk East/West. While
238 District Counsel is reviewing the covenants, Mr. Maro will seek bids from vendors with
239 plans to carry out late October and place on a three-year rotation.
240

241 Mr. Evans reiterated Marcia Weaver's concerns regarding the landscape on
242 GreyHawk Blvd. front gate to the recreation center. He said that the area is void of grass
243 and looks poorly maintained. A discussion ensued with Mr. Hengel mentioning ProVista
244 St. Augustine grass as an option. He stated that he would gather proposals. The Board
245 agreed that the landscape needed improvement.
246

247
248 **TWELFTH ORDER OF BUSINESS** **Adjournment**

249
250 Mr. Moore requested a motion to adjourn the meeting.
251

On a Motion by Mr. Hengel, seconded by Mr. Evans, with all in favor, the Board of Supervisors approved to adjourn the meeting at 7:23 p.m. for the GreyHawk Landing Community Development District.

252
253
254
255 _____
256 Asst. Secretary

Chair / Vice Chair

Tab 2

GREYHAWK LANDING COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 9428 CAMDEN FIELD PARKWAY · RIVERVIEW, FLORIDA 33578

Operation and Maintenance Expenditures September 2020 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from September 1, 2020 through September 30, 2020. This does not include expenditures previously approved by the Board.

The total items being presented: **\$149,978.83**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Greyhawk Landing Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2020 Through September 30, 2020

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
A N J Excavation LLC	009703	23	Erosion Repair 09/20	\$ 1,963.00
A-NIKS LLC	009704	52414	Refill Service 08/20	\$ 92.50
ADP Easy pay	PR PPE 090620	PR PPE 090620	Payroll PPE 09/06/20 PD 09/11/20	\$ 6,576.11
ADP Easy pay	PR Fees 09/06/20	PR Fees 09/06/20	Payroll fees PPE 09/06/20	\$ 116.95
ADP Easy pay	PR Fees 08/23/20	PR Fees 08/23/20	Payroll fees PPE 08/23/20	\$ 116.95
ADP Easy pay	PR PPE 092020	PR PPE 092020	Payroll PPE 09/20/20 PD 09/25/20	\$ 5,076.11
Bright House Networks, LLC	009705	046658101091620	1400 Greyhawk Blvd 09/20	\$ 106.73
Bright House Networks, LLC	009701	046721701083120	Guardhouse Internet 09/20	\$ 92.95
Bright House Networks, LLC	009705	072388301091620	700 Greyhawk Blvd 09/20	\$ 206.47
Cintas Fire Protection	009686	0F32635795	Alarm Inspection 08/20	\$ 440.00
EarthBalance	009694	43325	Brazilian Pepper Removal 08/20	\$ 25,792.00
Egis Insurance Advisors LLC	009714	11342	General/POL Liability Insurance 10/01/20 - 10/01/21	\$ 18,290.00
Egis Insurance Advisors LLC	009715	12201	General/POL Liability Insurance 10/01/20 - 10/01/21	\$ 250.00
Fitness Logic, Inc.	009688	97196	Fitness Equipment Repair 08/20	\$ 220.48

Greyhawk Landing Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2020 Through September 30, 2020

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Fitness Logic, Inc.	009688	97212	Monthly Maintenance and Cleaning 08/20	\$ 125.00
Fitness Logic, Inc.	009716	97386	Fitness Equipment 09/20	\$ 190.00
Florida Power & Light Company	009707	FPL Electric Summary 09/20	FPL Electric Summary Bill 09/20	\$ 2,541.95
Florida Power & Light Company	009708	FPL Summary #2 08/20	FPL Electric Summary #2 Bill 08/20	\$ 1,656.57
Florida Department of Revenue	009702	Sales Tax 08/20	Sales & Use Tax 08/20	\$ 7.00
Frontier Florida LLC	009695	062013-5 09/20	Frontier Services GHW 09/20	\$ 371.91
Frontier Florida LLC	009695	941-708-3290-042407-5 09/20	Frontier Services 09/20	\$ 66.69
Frontier Florida LLC	009709	941-745-5603-070120-5 09/20	Frontier Services 09/20	\$ 291.99
Frontier Florida LLC	009695	941-750-9048-070120-5 09/20	Frontier Services 09/20	\$ 380.40
Greyhawk Landing CDD	CD1414	CD1414	Debit Card Replenishment	\$ 972.79
HomeTeam Pest Defense, Inc.	009696	71532246	Termite Pest Control 09/20	\$ 126.20
Jeffrey P. Evans	009687	JE082620	Board of Supervisors Meeting 08/26/20	\$ 200.00
Landscape Maintenance	009689	154473	Irrigation Repairs 08/20	\$ 52.34
Landscape Maintenance	009717	154586	Monthly Landscape Maintenance 09/20	\$ 26,049.33

Greyhawk Landing Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2020 Through September 30, 2020

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Landscape Maintenance	009717	154860	Irrigation Repairs 08/20	\$ 424.02
Landscape Maintenance	009717	154925	Pest Control 09/20	\$ 295.00
Lisa Riley	009721	092220	Reservation Fee Cancellation 03/20	\$ 106.80
Manatee County Sheriff's Office	009718	13561	Annual Alarm Permit Fee 09/20	\$ 5.00
Manatee County Utilities Department	009697	MCUD Summary 08/20	Garbage/Utility Services 08/20	\$ 3,117.45
Manatee County Utilities Department	009710	MCUD Summary 09/20	Garbage/Utility Services 09/20	\$ 3,117.45
Mark E Bush	009684	MB082620	Board of Supervisors Meeting 08/26/20	\$ 200.00
Nostalgic Lampposts & Mailboxes Plus, Inc.	009719	7936	Street Lights Maintenance 09/20	\$ 1,400.00
Persson, Cohen & Mooney, P.A.	009711	25164	General/Monthly Legal Services 08/20	\$ 3,186.30
Pools by Lowell, Inc.	009690	216563	Pool Repairs 08/20	\$ 394.20
Pools by Lowell, Inc.	009690	216564	Pool Repairs 08/20	\$ 235.28
Pools by Lowell, Inc.	009690	216652	Pool Repairs 08/20	\$ 49.15
Pools by Lowell, Inc.	009720	217304	Clubhouse Pool Service 09/20	\$ 1,500.00
Pools by Lowell, Inc.	009720	217305	Rec Pool Service 09/20	\$ 2,100.00

Greyhawk Landing Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2020 Through September 30, 2020

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Pools by Lowell, Inc.	009698	217539	Pool Repairs 08/20	\$ 22.22
Pools by Lowell, Inc.	009720	217639	Pool Repairs 09/20	\$ 105.40
Rizzetta & Company, Inc.	009691	INV0000052606	District Management Fees 09/20	\$ 4,405.05
Rizzetta Technology Services, LLC	009692	INV0000006241	Email & Website Hosting Services 09/20	\$ 205.00
Robert Scott Jacuk	009693	SJ082620	Board of Supervisors Meeting 08/26/20	\$ 200.00
Schappacher Engineering, LLC	009712	1698	Engineering Services 08/20	\$ 3,807.50
Securt Holdings LLC	009685	23842081920	Service Call 08/20	\$ 686.60
Securt Holdings LLC	009706	25038090820	Service Call 09/20	\$ 113.75
Solitude Lake Management LLC	009722	PI-A00468254	Lake & Pond Management 09/20	\$ 7,594.66
State Alarm Inc.	009723	203557	Monthly Alarm Monitoring Service 10/20	\$ 151.00
State Alarm Inc.	009723	203558	Fire Alarm Monitoring GHW 10/20	\$ 25.00
State Alarm Inc.	009723	203559	Burg Alarm Monitoring GHW 10/20	\$ 23.00
State Alarm Inc.	009723	204377	Clubhouse CCTV 09/20	\$ 899.50
TECO-Peoples Gas	009713	97549 08/20	12350 Mulberry Ave 08/20	\$ 11.40

Greyhawk Landing Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2020 Through September 30, 2020

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
TFR Cleaning Services Inc.	009724	62747	Janitorial Services 09/20	\$ 759.00
Universal Protection Service, LLC	009699	10408501	Security 07/31/20 - 08/27/20	\$ 22,168.07
Verizon Wireless	009700	9861263050	Telephone Services 08/20	<u>\$ 298.61</u>
Report Total				<u>\$ 149,978.83</u>

Tab 3

THIRD ADDENDUM TO THE CONTRACT FOR PROFESSIONAL DISTRICT SERVICES

This Third Addendum to the Contract for Professional District Services (this “**Addendum**”), is made and entered into as of the 1st day of October, 2020 (the “**Effective Date**”), by and between **GreyHawk Landing Community Development District**, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes, located in Manatee County, Florida (the “**District**”), and **Rizzetta & Company, Inc.**, a Florida corporation (the “**Consultant**”).

RECITALS

WHEREAS, the District and the Consultant entered into the Contract for Professional District Services dated October 1st, 2017 (the “**Contract**”), incorporated by reference herein; and

WHEREAS, the District and the Consultant desire to amend **Exhibit B - Schedule of Fees of the Fees and Expenses**, section of the Contract as further described in this Addendum; and

WHEREAS, the District and the Consultant each has the authority to execute this Addendum and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this Addendum so that this Addendum constitutes a legal and binding obligation of each party hereto.

NOW, THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which is hereby acknowledged, the District and the Consultant agree to the changes to amend **Exhibit B - Schedule of Fees** attached.

The amended **Exhibit B - Schedule of Fees** are hereby ratified and confirmed. All other terms and conditions of the Contract remain in full force and effect.

IN WITNESS WHEREOF the undersigned have executed this Addendum as of the Effective Date.



Rizzetta & Company

Therefore, the Consultant and the District each intend to enter this Addendum, understand the terms set forth herein, and hereby agree to those terms.

ACCEPTED BY:

RIZZETTA & COMPANY, INC.

BY: _____

PRINTED NAME: William J. Rizzetta

TITLE: President

DATE: _____

WITNESS: _____
Signature

Print Name

GREYHAWK LANDING COMMUNITY DEVELOPMENT DISTRICT

BY: _____

PRINTED NAME: _____

TITLE: Chairman/Vice Chairman

DATE: _____

ATTEST:

Vice Chairman/Assistant Secretary
Board of Supervisors

Print Name

Exhibit B – Schedule of Fees



Rizzetta & Company

EXHIBIT B
Schedule of Fees

STANDARD ON-GOING SERVICES:

Standard On-Going Services will be billed in advance monthly pursuant to the following schedule:

	MONTHLY	ANNUALLY
Management:	\$2,394.75	\$28,737
Administrative:	\$386.25	\$4,635
Accounting:	\$1,587.92	\$19,055
Financial & Revenue Collections:	\$334.42	\$4,013
Assessment Roll (1):		\$5,000
Total Standard On-Going Services:	\$4,703.34	\$61,440

(1) Assessment Roll is paid in one lump-sum payment at the time the roll is completed.



ADDITIONAL SERVICES:

Extended and Continued Meetings	Hourly	\$ 180.25
Special/Additional Meetings	Per Occurrence	Upon Request
Modifications and Certifications to Special Assessment Allocation Report	Per Occurrence	Upon Request
True-Up Analysis/Report	Per Occurrence	Upon Request
Re-Financing Analysis	Per Occurrence	Upon Request
Bond Validation Testimony	Per Occurrence	Upon Request
Special Assessment Allocation Report	Per Occurrence	Upon Request
Bond Issue Certifications/Closing Documents	Per Occurrence	Upon Request
Electronic communications/E-blasts	Per Occurrence	Upon Request
Special Information Requests	Hourly	Upon Request
Amendment to District Boundary	Hourly	Upon Request
Grant Applications	Hourly	Upon Request
Escrow Agent	Hourly	Upon Request
Continuing Disclosure/Representative/Agent	Annually	Upon Request
Community Mailings	Per Occurrence	Upon Request
Response to Extensive Public Records Requests	Hourly	Upon Request

PUBLIC RECORDS REQUESTS FEES:

Public Records Requests will be billed hourly to the District pursuant to the current hourly rates shown below:

JOB TITLE:	HOURLY RATE:
Senior Manager	\$ 54.00
District Manager	\$ 42.00
Accounting & Finance Staff	\$ 29.00
Administrative Support Staff	\$ 25.00

LITIGATION SUPPORT SERVICES: Hourly Upon Request

ADDITIONAL THIRD-PARTY SERVICES:

Pre-Payment Collections/Estoppel/Lien Releases:

Lot/ Homeowner	Per Occurrence	Upon Request
Bulk Parcel(s)	Per Occurrence	Upon Request



Rizzetta & Company