

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.

The regular meeting of the Board of Supervisors of the Preserve at Wilderness Lake Community Development District was held on **Wednesday October 6, 2021 at 9:32 a.m.** at The Preserve at Wilderness Lake Lodge, located at 21320 Wilderness Lake Blvd., Land O' Lakes, FL 34637.

Present and constituting a quorum:

Holly Ruhlig	Board Supervisor, Chairman
Bryan Norrie	Board Supervisor, Vice-Chairman
Scott Diver	Board Supervisor, Assistant Secretary
Beth Edwards	Board Supervisor, Assistant Secretary (via conf. call)
Brian Sailer	Board Supervisor, Assistant Secretary

Also present were:

Matthew Huber	District Manager, Rizzetta & Company, Inc.
John Vericker	District Counsel, Straley Robin & Vericker (via conf. call)
Greg Woodcock	District Engineer, Cardno (via conf. call)
Tish Dobson	General Manager, Preserve at Wilderness Lake
Jayna Cooper	Associate District Manager, Rizzetta & Company, Inc.
Stephen Brletic	Representative, JMT Engineering
R.J.	Representative, Red Tree Landscape

Audience	Present
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FIRST ORDER OF BUSINESS

Call to Order /Pledge of Allegiance

Ms. Dobson called the meeting to order confirming a quorum for the meeting. Ms. Ruhlig led the Board in the Pledge of Allegiance.

SECOND ORDER OF BUSINESS

Audience Comments

No audience comments.

THIRD ORDER OF BUSINESS

Board Supervisor Requests and Walk on Items

45 Ms. Dobson asked the Board if they had requests or any walk-on items. Mr. Sailer
46 commented on the upcoming appointment to Seat 5. Mr. Norrie commented on honoring the
47 "Fallen Fire Fighters and other Fallen Heroes."

48 **FOURTH ORDER OF BUSINESS** **General Interest Items**

49
50 **A. Landscaping Reports**

51 RJ updated the Board of Supervisors on the following items: trimming of the CDD Palm
52 Trees, Holiday Flowers – (Red and White Petunias with Dusty Millers), and progress of the
53 new irrigation system at the corner of Night Heron Drive and Ambleside Drive. The new
54 system will be independent of the system servicing the Oakhurst/Woodsmere area. The
55 landscape island at the corner of Caliente Blvd. and Night Heron Drive will be replanted
56 with Fox Tail Ferns.

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58 **B. District Engineer**

59 Mr. Woodcock with Cardno updated the Board of Supervisors on the drainage project
60 between the Tennis Courts and Nature's Ridge.
61

On a Motion by Mr. Diver, seconded by Mr. Sailer, with all in favor, the Board of Supervisors approved the Site Masters drainage proposal for \$7,200.00, for the Preserve at Wilderness Lake Community Development District.

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63 The installation of an additional stormwater drain will begin the last week of October and
64 Site Masters to assess a drainage issue on the pool deck between the pools.

65
66 The Cardno Team is currently working with SWFWMD to further assess several stormwater
67 structures.

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69 Mr. Brletic with JMT updated the Board on the Aquatics' Resurfacing Project. The contract,
70 warranty, and bond are fully executed. The Pre-construction meeting is scheduled for
71 October 8, 2021. Resurfacing to begin late November with the Lagoon Pool and Jacuzzi.
72 The Lap Pool is scheduled for mid-January 2022, with a completion date of March 1, 2022.

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74 Mr. Brletic with JMT updated the Board on the Foxgrove Drainage Project and he is in the
75 process of accepting proposals. The scope of work will include a robust fortification repair.
76

On a Motion by Mr. Sailer, seconded by Mr. Diver, with all in favor, the Board of Supervisors approved the JMT Engineering Services addendum for the Foxgrove Drainage project, for the Preserve at Wilderness Lake Community Development District.

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78 **C. District Counsel**

79 No report.

80
81 **D. GHS Environmental Report**

82 Ms. Dobson presented the GHS report for the Board's review.

On a Motion by Mr. Diver, seconded by Ms. Ruhlig, with all in favor, the Board of Supervisors approved the ACPLM proposal in the amount of \$11,260.00, for the Preserve at Wilderness Lake Community Development District.

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118 *Meeting recessed at 11:03 a.m.*
119 *Meeting resumed at 11:09 a.m.*

120
121 **TENTH ORDER OF BUSINESS** **Consideration of Resolution 2021-07; Re-**
122 **Designating Officers of the District**
123

124 Ms. Dobson presented the Resolution 2021-07; Re-Designating Officers of the District
125 designating Holly Ruhlig as Chairman, Bryan Norrie as Vice-Chairman and remaining Board
126 Supervisors as Assistant Secretaries along with Tish Dobson and Matthew Huber.
127

On a Motion by Mr. Norrie, seconded by Mr. Diver, with all in favor, the Board of Supervisors approved Resolution 2021-07; Designating Officers of the District, for the Preserve at Wilderness Lake Community Development District.

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129 **ELEVENTH ORDER OF BUSINESS** **Discussion of AlSCO Services**
130

131 Ms. Dobson discussed with the Board replacement of the entryway door mats proposal.
132

On a Motion by Mr. Diver, seconded by Ms. Ruhlig, with all in favor, the Board of Supervisors approved the AlSCO proposal in the amount of \$825.20, for the Preserve at Wilderness Lake Community Development District.

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134 **TWELFTH ORDER OF BUSINESS** **Update on CD Renewal**
135

136 Ms. Dobson presented the details of the non-renewable CD that matured on 9-8-2021. The
137 Rizzetta Finance Team will contact Investment Advisory Groups to address the Board with
138 reinvestment options. The Finance Team will offer a "Basic Investment Seminar" during the
139 December 2021 CDD Meeting.
140

141 **THIRTEENTH ORDER OF BUSINESS** **Discussion of Bank of Tampa Transfer**
142

143 Ms. Dobson briefed the Board on the transfer of funds from the savings account to the
144 operating account to cover expenses through the end of the year. The funds will be transferred
145 back to the savings account the early part of 2022.
146

147 **FOURTEENTH ORDER OF BUSINESS** **Consideration of the Minutes of the Board of**
148 **Supervisors' meeting held on September 1,**
149 **2021**
150

151 Ms. Dobson presented the minutes of the Board of Supervisors' meeting held on
152 September 1, 2021.
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On a Motion by Mr. Diver, seconded by Ms. Ruhlig, with all in favor, the Board of Supervisors approved the Minutes of the Board of Supervisors' meeting held on September 1, 2021 as presented for the Preserve at Wilderness Lake Community Development District.

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155 **FIFTEENTH ORDER OF BUSINESS** **Consideration of the Operation &**
156 **Maintenance Expenditures for August 2021**
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158 Ms. Dobson presented the Operation & Maintenance Expenditures for August 2021.
159

On a Motion by Mr. Diver, seconded by Mr. Norrie, with all in favor, the Board of Supervisors approved the Operation & Expenditures Report for August 2021 (\$111,473.68) for the Preserve at Wilderness Lake Community Development District.

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161 **SIXTEENTH ORDER OF BUSINESS** **General Managers Update**
162

163 Ms. Dobson presented the Financial Statements for August 2021 and the Reserve Study
164 Report.

165 Ms. Dobson presented her report and mentioned the next regular meeting date of
166 November 3, 2021 at 6:30 p.m.
167

168 The Board Staff directed Board and staff to assist Campus Suite with customizing the
169 website to include all ADA certified Agendas, Audits, and Budgets.
170

On a Motion by Mr. Sailer, seconded by Ms. Ruhlig, with all in favor, the Board of Supervisors approved the Grau & Associates engagement letter for audit services for Fiscal Year 2020/2021, for the Preserve at Wilderness Lake Community Development District.

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172 **SEVENTEENTH ORDER OF BUSINESS** **Audience Comments**
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174 No audience comments.
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176 **EIGHTEENTH ORDER OF BUSINESS** **Supervisors Requests**
177

178 Mr. Diver commented on the upcoming appointment to fill Seat 5. A discussion ensued.
179

180 **NINETEENTH ORDER OF BUSINESS** **Adjournment**
181

182 Ms. Dobson stated that if there was no further business to come before the Board then a
183 motion to adjourn would be in order.

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On a Motion by Ms. Ruhlig, seconded by Mr. Norrie, with all in favor, the Board of Supervisors adjourned the meeting at 12:02 p.m. for the Preserve at Wilderness Lake Community Development District.

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Assistant Secretary


Chairman/Vice Chairman