



Rizzetta & Company

Venetian Community Development District

**Board of Supervisors' Meeting
August 22, 2022**

**District Office:
9530 Marketplace Road, Suite 206
Fort Myers, Florida 33912
(239) 936-0913**

www.venetiancdd.org

VENETIAN COMMUNITY DEVELOPMENT DISTRICT

Venetian River Club, 502 Veneto Boulevard, North Venice, Florida 34275

www.venetiancdd.org

Board of Supervisors	Rich Bracco	Chairman
	Steve Kleinglass	Vice Chairman
	Rick McCafferty	Assistant Secretary
	Ernest Booker	Assistant Secretary
	Ken Smaha	Assistant Secretary
District Manager	Belinda Blandon	Rizzetta & Company, Inc.
District Counsel	Andy Cohen	Persson, Cohen, Mooney, Fernandez & Jackson, P.A.
District Engineer	Rick Schappacher	Schappacher Engineering

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 (239) 936-0913. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 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.

VENETIAN COMMUNITY DEVELOPMENT DISTRICT

District Office · Ft. Myers, Florida · (239) 936-0913

Mailing Address · 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

www.venetiancdd.org

August 15, 2022

Board of Supervisors
**Venetian Community
Development District**

AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of Venetian Community Development District will be held on **Monday, August 22, 2022 at 9:30 a.m.** at the Venetian River Club located at 502 Veneto Boulevard, North Venice, Florida 34275. The following is the agenda for this meeting:

1. **CALL TO ORDER/ROLL CALL**
2. **PLEDGE OF ALLEGIANCE**
3. **PUBLIC COMMENT**
4. **STAFF REPORTS**
 - A. District Engineer
 - B. District Counsel
 - C. River Club
 1. Appointment of General Manager, Jeffrey Thomas
 2. Consideration of Proposals for Laser Surfacing of Tennis Courts Tab 1
 - a. Ritzman Courts (Hydro Tennis Courts)
 - b. Ritzman Courts (Fast Drying Resurface)
 - c. Welch Tennis Courts, Inc. (Fast Drying)
 3. Consideration of NaturZone Proposal for Pest Control Tab 2
 - D. Field Manager Tab 3
 - E. District Manager
5. **BUSINESS ITEMS**
 - A. Review of July 15, 2022 Landscape Inspection Report (under separate cover)
 - B. Consideration of LMP Fuel Surcharge Request Tab 4
 - C. Consideration of Proposals for Invasive Tree Removal..... Tab 5
 - D. Consideration of Proposals for Mulch..... Tab 6
 - E. Public Hearing to Consider the Adoption of the Fiscal Year 2022/2023 Budget
 1. Presentation of Proposed Final Budget for Fiscal Year 2022/2023..... Tab 7
 2. Consideration of Resolution 2022-07, Relating to the Annual Appropriations and Adopting the Budget for Fiscal Year 2022/2023 Tab 8
 - F. Public Hearing to Consider the Imposition of Maintenance and Operation Special Assessments, Adoption of an Assessment Roll, and the Levy, Collection and Enforcement of the Same

1. Consideration of Resolution 2022-08, Making a Determination of Benefit; Imposing Special Assessments Providing for the Collection and Enforcement of Special Assessments; Certifying an Assessment Roll Tab 9
- G. Discussion Regarding Amenities Management RFP
- H. Consideration of Addendum to Contract for Professional District Services Tab 10
- I. Consideration of Addendum to Contract for Professional Amenity Services Tab 11
- J. Consideration of Resolution 2022-09, Designating Dates, Time and Location for Regular Meetings of the Board of Supervisors for Fiscal Year 2022/2023 Tab 12
- K. Appointment of Reserve Advisory Committee Member
- L. Update Regarding Tiki Bar
- 6. BUSINESS ADMINISTRATION**
- A. Consideration of the Minutes of the Board of Supervisors' Meeting held on July 11, 2022 Tab 13
- B. Consideration of the Minutes of the Board of Supervisors' Meeting held on July 25, 2022 Tab 14
- C. Consideration of the Operations and Maintenance Expenditures for the Months of June and July 2022 Tab 15
- 7. CONSENT ITEMS**
- A. Acceptance of Advisory Committee Meeting Minutes Tab 16
 1. Facilities Advisory Committee Minutes of June 6, 2022
 2. Fitness and Pool Advisory Committee Minutes of June 13, 2022
- 8. SUPERVISOR REQUESTS AND COMMENTS**
- 9. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to contact me at (239) 936-0913. **Please note that masks are required for unvaccinated individuals at the River Club.**

Very truly yours,
Belinda Blandon
Belinda Blandon
District Manager

cc: Andrew Cohen: Persson, Cohen, Mooney, Fernandez & Jackson, P.A.

Tab 1



PROPOSAL/CONTRACT
HYDRO COURT TENNIS COURT TOP DRESS

Ritzman Courts, as Contractor, offers to top dress six (6) Hydro-Court Tennis Courts for Venetian , as Owner, Venice, Florida.

SCOPE

The surface shall be thoroughly cleaned and prepared in such a manner as to provide a good bond with the new surface material applied. The low end shall be cut down to improve slope for proper court drainage. The entire surface shall be scarified to break up the surface and all algae treated to inhibit growth.

The new surface shall be applied at a rate of 9 tons total, 1.5 tons per court. The material shall be applied using a spreader and by hand to fill in low areas behind the baselines and in the service boxes.

SPECIFICATIONS

All work shall be completed to the United States Tennis & Track Builders Association standards for reconditioning fast drying tennis courts.

After the proper compaction is achieved any low lines shall be raised to the new court surface.

The Contractor shall provide all supplies and equipment for work specified.

The Contractor shall remove all job-related waste materials.

The Owner shall provide an area to store all job-related materials and equipment.

The Owner shall provide adequate access to the job site.

The Owner shall also provide an adequate supply of water for irrigation of new surface material.

The Owner agrees to pay the contract price of fourteen thousand four hundred dollars (\$14,400.00) due upon completion.

Upon acceptance and returned to me this becomes our contract
ACCEPTED:

By: _____

Title: _____

Date: _____

Carlos A Guapacha
Ritzman Courts
June 1, 2022



PROPOSAL/CONTRACT
FAST DRYING TENNIS COURT RESURFACE

Ritzman Courts, as Contractor, offers to resurface six (6) tennis courts for Venetian Golf & River Club, as Owner, in Venice, Florida

SCOPE

The existing line tapes shall be removed, and the surface shall be thoroughly scarified. The low ends shall be cut down to improve drainage. All algae growth shall be treated.

The new surface shall be applied at a rate of 60 tons of Har-Tru/Hydroblend material on total. 10 tons on each court. This material will be tapered from the high end to the low end. The tapered lift shall be installed with laser guided equipment to achieve very close slope tolerances This will increase the slope from the high end to the low end to improve drainage.

SPECIFICATIONS

All work shall be completed to the United States Tennis & Track Builders Association standards for reconditioning fast drying tennis courts.

After the proper compaction is achieved, new line tape shall be positioned exactly to USTA specifications.

The Contractor shall provide all supplies and equipment for work specified.

The Contractor shall remove all job related waste materials.

The Owner shall provide an area to store all job related materials and equipment.

The Owner shall provide adequate access to the job site.

The Owner shall also provide an adequate supply of water for irrigation of new surface material.

The Contractor guarantees workmanship for a period of one year.

The Owner agrees to pay the contract price of **(\$58,800.00.)** on progress payment.

**Upon acceptance and returned to me this becomes our contract
ACCEPTED:**

By: _____

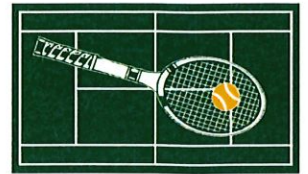
Title: _____

Date: _____

Carlos A Guapacha
Ritzman Courts, LLC
June 1, 2022

Welch Tennis Courts, Inc.

World's Largest Builder of Fast Dry Courts



Construction - Resurfacing - Lighting - Accessories

FAST DRYING TENNIS COURT MAINTENANCE PROPOSAL

USTA - USPTA
ASBA - TIY

Welch Tennis Courts, Inc., (hereinafter referred to as the "Contractor") proposes to furnish the labor, materials, equipment, and services necessary to perform a one visit maintenance on the following: six (6) HydroGrid® Tennis Courts for: The Venetian River Club (hereinafter referred to as the "Owner") located at 502 Veneto Boulevard, Nokomis, Florida 34275. In accordance with, and subject to, the terms, conditions and specifications set forth below, the construction work is referred to in this proposal as the "Project."

The Contractor shall provide the required contractor licensing to perform the work described herein, along with general liability and workers' compensation insurance. If a waiver of subrogation is required by the Owner, an additional charge of \$250.00 will be added to the contract price. If the Owner requires bonding in the form of payment and performance bonds or insurance more than the limits of liability coverage usually carried by Contractor such additional coverage and bonding will be provided to the Owner at the Contractor's cost.

1. COURT MAINTENANCE: The Contractor shall perform a one visit maintenance on six (6) HydroGrid® Tennis Courts, each court measuring 60 feet by 120 feet.

- a. Scarify court surfaces, clean courts of all excess dead material, surface algae, mold, and other organic growth.
- b. Add approximately 1.4 tons of Hydroblend material to each tennis court.
- c. Courts shall be rolled twice after the placement of the Hydroblend material. The courts may require additional rolling by the owner to obtain a firmer playing surface.
- d. Re-install existing net(s).
- e. The Owner shall be responsible for providing the Contractor an onsite dumpster during the resurfacing.

2. CONTRACT PRICE: The Contractor shall perform maintenance on the courts specified in this proposal/contract for the following contract price:

SIX COURT MAINTENANCE (adding 1.4 tons per court): \$19,100.00

NOTE: The Contractor makes no guarantee implied or otherwise that the amounts of Hydroblend material shown above will be sufficient to bring the courts to the recommended one (1) inch of total surface material or recommended slope.

OPTIONS

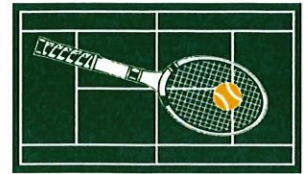
(Options listed below are priced based on the work being performed in conjunction with the work described above.)

OPTION 1: PROVIDE AND INSTALL NEW WTC 3.0 DTS PROFESSIONAL NET

Quantity _____ \$184.00/EA _____ (Initials)

Welch Tennis Courts, Inc.

World's Largest Builder of Fast Dry Courts



Construction - Resurfacing - Lighting - Accessories

FAST DRYING TENNIS COURT RESURFACING PROPOSAL

USTA - USPTA
ASBA - TIY

Welch Tennis Courts, Inc. (hereinafter referred to as the "Contractor") proposes to furnish the labor, materials, equipment, and services necessary to resurface the following: six (6) HydroGrid® Tennis Courts for: The Venetian River Club (hereinafter referred to as the "Owner") located at 502 Veneto Boulevard, Nokomis, Florida 34275. In accordance with, and subject to, the terms, conditions and specifications set forth below, the construction work is referred to in this proposal as the "Project."

The Contractor shall provide the required contractor licensing to perform the work described herein, along with general liability and workers' compensation insurance. If a waiver of subrogation is required by the Owner, an additional charge of \$250.00 will be added to the contract price. If the Owner requires bonding in the form of payment and performance bonds or insurance more than the limits of liability coverage usually carried by Contractor such additional coverage and bonding will be provided to the Owner at the Contractor's cost.

1. COURT RESURFACING: The Contractor shall resurface six (6) HydroGrid® Tennis Courts each court measuring approximately 60 feet by 120 feet.

- a. The existing nets, line tapes and nails shall be removed. If nails require removal by hand (missing nail heads or nails do not pull out when line tape is removed) or new line tapes require pre-drilling each hole (determined if line tape nails bend during normal installation), a change order shall be issued for the additional work which shall be performed at a rate of \$75 per man-hour.
- b. Scarify court surfaces as needed, clean court of all excess dead material, surface algae, mold, and other organic growth.
- c. Treat the courts using Welch Tennis AlgaeBlaster™ algacide to inhibit future organic growth.
- d. Add approximately 11.25 tons of Hydroblend material to each tennis court; this material shall be placed on the tennis courts with laser-guided grading equipment to provide a smooth and even surface. Courts shall be rolled twice after the placement of the Hydroblend material and once more after installation of the line tapes. The courts may require additional rolling by the Owner to obtain a firmer playing surface.
- e. New herringbone line tapes shall be installed.
- f. The existing net posts shall be re-painted; the existing nets shall be re-installed.
- g. The Owner shall be responsible for providing the contractor an onsite dumpster during the resurfacing.

2. CONTRACT PRICE: The Contractor shall resurface the courts specified in this proposal/contract for the following contract price:

LASER GRADING SIX COURTS (adding 11.25 tons per court) \$66,300.00

NOTE: The Contractor makes no guarantee implied or otherwise that the amounts of Hydroblend material shown above will be sufficient to bring the court to the recommended one (1) inch of total surface material or recommended slope. If during scarification the screening layer is encountered, scarification shall be suspended, and application of clay shall proceed without any further scarification.

Tab 2



Natural Solutions. Guaranteed Protection.

Proposal for Pest Control Services

PRESENTED TO:





We are delighted to have the opportunity to give you some information about our services and thank you for your consideration.

Since 1988 NaturZone has been providing green pest control solutions to local businesses. Our aims in providing pest control services to your organization are:



Save you time:

We recognize that as a manager your time is valuable. Our goal is to take the management of the pest control vendor off your plate by providing fast, effective service.



Save you money:

We are told by other managers that in these economic times they are evaluating every vendor's value for services rendered. Our goal is to provide your clients with the best value.



Make you look good:

By representing your company as cutting edge and green. Our society is increasingly interested in green technologies. NaturZone has been nationally recognized as providing award-winning green pest control solutions since 1988.

Enclosed you will find some background information on NaturZone as well as a list of local references for your consideration. In closing, we thank you for your consideration and look forward to taking the next step.

Sincerely,



95% Client Retention!

Reasons behind our superior client retention:

NaturZone employees are rewarded for client retention excellence

Client care and retention are core values of all NaturZone employees. Typically, pest control companies pay staff based on commission, which focuses on quantity of work done, not quality. At NaturZone employees are paid by the hour to provide quality service, and then bonused for high client retention rates.



Commercial Pest Control Specialist

Over 85% of our customer base is businesses; therefore, our technicians understand how to deal with complex environments and keep pest control issues off your priority list.

Certified to the Highest Industry Standards

Less than 400 of the 17,800 plus pest control companies in the USA are awarded the Quality Pro designation, which is the pest control industry's "Good Housekeeping Seal of Approval". NaturZone is the only Florida Company to hold the Quality Pro Integrated Pest Management, Schools, Food Safety and Green certifications.



www.NaturZone.com

What is **GREEN** Pest Control?

What is Green Pest Control?

A common sense approach to eliminating unwanted pests while minimizing the risk to people and pets.



What is the difference between traditional and green pest control?



The traditional pest control technician regularly sprays pesticide to various areas of your home where pests are typically found to prevent or kill them without inspection or identification of root cause.



Green pest control requires training and knowledge. Your NaturZone Green Technician starts by inspecting, then based on that inspection, pest species found, and environmental risk develops a treatment plan that will quickly eliminate any pests with minimal risk to people and pets.

What are my treatment options?

Your NaturZone Green Technician utilizes the latest technology to select from over 60 least toxic pesticides to develop a custom treatment plan to meet your specific needs. Based on your specific situation additional techniques may include habitat manipulation, pest proofing, heat and bioremediation.



Awards and Certifications

Awards:

2015 SILVER HONOREE



Certifications:

FIRST FLORIDA
COMPANY TO EARN



FIRST FLORIDA
COMPANY
TO EARN ALL
QUALITYPRO
CERTIFICATIONS



FIRST FLORIDA
COMPANY
TO EARN QUALITYPRO
PEST MANAGEMENT
IN FOOD PLANTS



COMPANY AND
ALL EMPLOYEES
CERTIFIED BY

Memberships:



Commercial & Residential Pest Control Services



Bed Bugs Control, Monitoring and Prevention

- ✓ No Prep – Five Month Guarantee Service Available



Pest Control & Prevention Services

- ✓ Ants
- ✓ Bees Wasps & Yellow Jackets
- ✓ Flies – House, Fruit & Phorid
- ✓ Millipedes, Centipedes, Springtails
- ✓ Mosquitoes
- ✓ Moths, Beetles, Earwigs and fabric pests
- ✓ Roaches - All Types
- ✓ Snakes
- ✓ Spiders & Web Removal
- ✓ Ticks & Fleas



Termite Control & Treatment

- ✓ Sentricon Termite Baiting System
- ✓ BoraCare & CimeXa Attic Treatments
- ✓ Liquid Treatment – Subterranean and Tent-Less
- ✓ Drywood



Difficult to Control Invasive Ants

- ✓ Fire Ant
- ✓ Caribbean Crazy
- ✓ Big Headed
- ✓ White Footed
- ✓ Argentine



Nuisance Wildlife Removal & Prevention

- ✓ Raccoons, Possums, Squirrels & Moles
- ✓ Bats & Birds
- ✓ Feces Removal & Decontamination
- ✓ Rodent Trapping, and Exclusion



Consulting & Education Services

- ✓ Bed Bug Protocol Assistance and Education
- ✓ Pest Eradication and Prevention
- ✓ Food Safety Program Third Party Audits including AIB, GSFI and Others



AWARDED TO:

NATURZONE PEST CONTROL

WHY ASK THE SEAL OF APPROVAL?

- Many companies who claim to be licensed, insured and bonded are not.
- Many companies who claim to perform criminal background checks on their employees do not.
- If you hire an unlicensed company and an employee hurts themselves on your property or your property is damaged, **your insurance company may deny the claim leaving you holding the bag.**
- Many criminals use their employment to find their next victim.
- Many consumers think they are safe as long as someone is home with them when the service person is there. In fact, many crimes are committed up to six months or more after the service call.

HOW IS THE SEAL OF APPROVAL DIFFERENT?

- Ask the Seal.com verifies license, insurance and customer satisfaction.
- Ask the Seal.com performs criminal and sex offender checks on the owner **and the employees who interact with your family.**
- Ask the Seal.com actually performs the background checks rather than just taking someone's word for it.
- Employees are issued **photo IDs** confirming their background checks.
- Companies with the Seal of Approval can send you an **email with a photo and proof of background check** of their employee so you know who you are opening your door for.

**WANT PEACE OF MIND?
CHOOSE THIS COMPANY WITH THE SEAL OF APPROVAL**



Edward Marchiselli
President- Ask the Seal.com



See website for terms and conditions

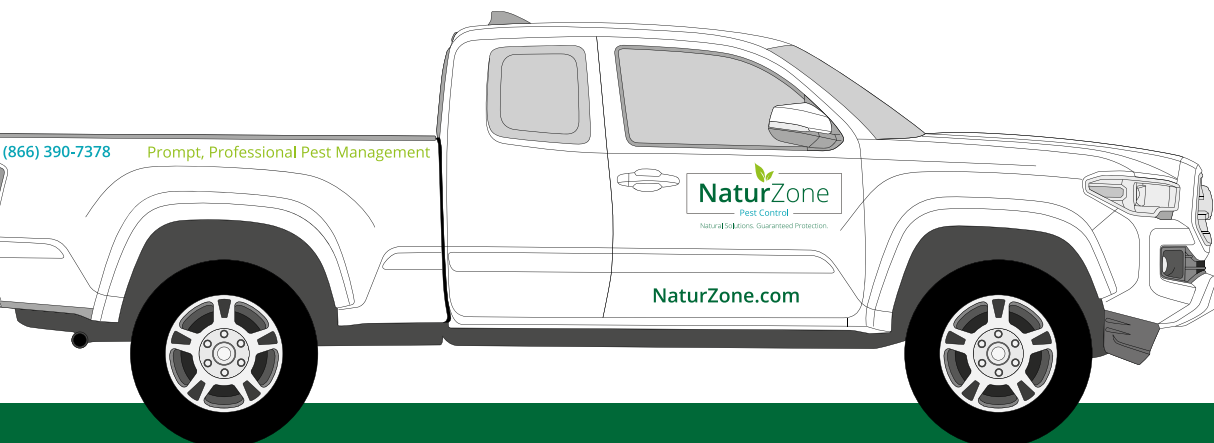


References

Ask them what they think!

Our customers are the best judge of the quality of our services. We invite you to get their feedback. Detailed contact information provided upon request.

Just call our office and ask for Aly!



www.NaturZone.com



Natural Solutions. Guaranteed Protection.

1899 Porter Lake Drive, #103, Sarasota, FL 34240

1-866-390-7378

info@NaturZone.com



Service Agreement

Location Name:					
Covered Address(s):					
Location Contact:		Phone:		Email:	
Billing Company:					
Billing Address:					
Billing Contact:		Phone:		Email:	
Tax Exempt:	<input type="checkbox"/> Yes <input type="checkbox"/> No	If yes must attach a copy of certificate.			
Business Type:					
Scope of Service for Pest Control Services					
Covered Areas:					
Covered Pests:	<input type="checkbox"/> Ants <input type="checkbox"/> Roaches <input type="checkbox"/> Rats <input type="checkbox"/> Spiders <input type="checkbox"/> Silverfish <input type="checkbox"/> Wasps <i>*for active nests less than 10ft</i> <input type="checkbox"/> Other				
Service Details:					
Service Type	Frequency	Service Notes	Qty	Per Service	
Routine Service includes treatment of high risk areas including but not limited to:					
Current Pest Pressures:					
Preventative Rodent Details:					
<input type="checkbox"/> Install new stations on property. Special Instructions:					
<input type="checkbox"/> Retrofit existing stations. Special Instructions:					
<input type="checkbox"/> No exterior rodent control included.					
Other:					
Service Guarantee:					
Compensation		Authorization			
Initial Service Fee	NaturZone Representative:		Date:		
	Authorized Client Signature:		Date:		
	Print Name:				
	Return Signed Agreement To:				

Internal Use Only

KL

LS

TL

LB

IT

RT

FT

All fees are due at time of service and do not include applicable taxes. NaturZone management reserves the right to require adjustments to this agreement prior to the initial service being completed. The initial term of this service agreement is for one year and automatically renews unless notified by the client or NaturZone Pest Control with a (30) day written notice of cancellation prior to the renewal date. After the first year, NaturZone may make periodic inflationary increases to the price. The client acknowledges that, unless otherwise specified in this agreement, NaturZone retains ownership of all installed equipment, including but not limited to bait stations and insect light traps.

Are Flies Costing You Customers and Money?



Call for a FREE Consultation
1-866-390-PEST (7378)

Flies Contaminate Food and Spread Disease:

We have all had a fly land on our food. Before they visited you they probably fed on their favorite delicacies: animal feces and garbage which may contain pathogens that spread disease such as Salmonella, Dysentery and Tuberculosis.

Since there are so many different types of flies and treatments, NaturZone will identify the kind of flies you have: House, Phorid/Humpbacked, Drain, Fruit, Blow Fly, etc. and customize a program to protect your reputation and save you money.

Four Steps to be Fly Free:

1. Sanitation:

Flies thrive in warm, moist conditions. NaturZone will make sanitization recommendations to protect your business. Some fly issues require bioremediation services to solve the problem. "NO Fly" Foam Service by NaturZone sanitizes, eliminates bad odors, kills fly larvae, and organically removes fly breeding medium to help keep flies to a minimum.

2. Exclusion:

Your NaturZone Commercial Pest Specialist may recommend sealing and caulking cracks and crevices along with adding dual doors, vestibules or air curtains to help prevent flies from entering.

3. Treatment of Breeding Sights:

NaturZone will identify and treat breeding sites such as dumpsters and other areas.

4. Control of Adult Flies Indoors:

Insect Light Traps (ILT's) may be installed to monitor and kill adult flies around the clock; additional control methods to keep your environment pest free.



Ongoing Monitoring and Maintenance

Ongoing inspections and monitoring of your entire property by your NaturZone Commercial Pest Specialist will allow us to adjust your program as necessary to stop flies from putting your business at risk.

www.NaturZone.com

"NO FLY" FOAM SERVICE by NaturZone



"Don't go to this bar! Not sure what's worse - the smell or the flies in my drink"



"Visited Mom at the nursing home. The air was stale with flies all over the dining room."

Negative social media can spread quickly - costing you customer and money!

Are you losing customers and damaging your company's reputation because of fly and odor issues?
You have worked hard to grow your business - don't let a small thing like flies put it at risk.

"NO Fly" Foam Service by NaturZone solves these problems and Includes:

- ✿ Inspection and treatment of fly breeding locations including drains, floor mats, under equipment, garbage areas, and other areas where organic debris is found.
- ✿ Foam services freshen the air by organically removing breeding medium, sanitizing and killing fly larvae.
- ✿ Professional advice on steps to help eliminate future fly breeding sites.



Preventative Actions to Address Fly Issues



The key to eliminating flies is to remove decaying organic debris. Decaying food the size of your thumb nail can breed hundreds of flies each day.

Steps to consider:

- ✓ Have a detailed cleaning schedule of all food service areas, including drains and stick to it.
- ✓ Inspect for rotting food and debris under all equipment at least twice a week using a flashlight.
- ✓ Check for loose or damaged floor tiles and repair them.
- ✓ Use a bio-remediation product such as BioMop™ in mop water during cleaning.
- ✓ Thoroughly clean floor mats daily.
- ✓ Clean soda guns, holders, beer taps and lines daily.
- ✓ Establish a regular drain cleaning schedule.
- ✓ For assistance, consult your NaturZone technician.



NaturZone Fly Control Program

Client Name:			
Billing Address:			
Covered Address(s):			
Phone:		Fax:	
Contact Name:		Tax Exempt:	<input type="checkbox"/> Yes <input type="checkbox"/> No <i>If yes must attach a copy of certificate.</i>
Cell Phone:		Email:	

NaturZone will provide client with the following fly control services:

- 1. Sanitation and Exclusion** - Recommendations to client regarding sanitation, pest proofing and housekeeping practices that affect fly control
- 2. Treatment of Breeding** - Sites Identify and treat fly breeding sites
- 3. Additional Optional Services** - The above steps may not be enough to control flies. Additional optional steps may be required to control flies.

Check all that apply (Each service to be billed separately as indicated)

☐ **"No Fly" Foam Service by NaturZone**

Foam treatments that organically remove fly breeding medium, sanitize and kill fly larvae. Food service areas include drains, floor mats, under equipment, garbage areas, and other areas where organic debris is found.

Other Areas:			
Foaming Service and Billing Frequency:			
Fees for services: Initial service		and	thereafter

☐ **Control of Adult Flies Indoors Using Insect Light Traps (ILT's)**

NaturZone will deliver and maintain the following models of ILT'S

ILT Model	Recommended Placement	#Units	Monthly Fee
Totals Fee's for ILT Service			

Additional Terms and Conditions

The client acknowledges that foaming and ILT services alone may not control flies. Additional actions by client including but not limited to increasing frequency of foaming treatments, number of ILT's, client following NaturZone sanitation, housekeeping and pest proofing recommendations may be required.

Above fee's are due at time of service and do not include applicable taxes. The Client acknowledges that NaturZone retains ownership of ILT's.

NaturZone Company Representative:

Authorized Client Signature:

Print Name:

Date:

Date:

Internal Use Only		
LS	TL	LB
IT	RT	FT

Tab 3



For the Month of: July, 2022

Landscaping Updates:

Items to be addressed by LMP that are complete and pending:

Sod installation on pond embankment.

Aquatics Update

Visual Inspection of Lakes and Ponds performed by: **Keith Livermore, Venetian CDD and Alex of Solitude, Inc. on July 22, 2022.**

Inspected Locations: Ponds and Wetlands

During the inspection we observed the following:

Pond 21: Minimal amount of shoreline grasses.

Pond 22: Algae observed growing along the perimeter and within the littoral shelf.

Pond 34: Gulf Spikerrush filling in along perimeter, pond looks great.

Pond 35: Minimal amounts of erosion from fluctuating water levels noted.

Pond 47: Chara was observed within the pond.

Pond 49: Minor amounts of algae along the perimeter, dog fennel growing in the littoral shelf.

Pond 51: Has some minor algae and Chara.

Pond 61: Bulrush was filling in throughout the site.

Wetland 15: Carolina Willows and minor number of vines.

Wetland 17: Minor number of vines noted.

Monthly treatment of wetlands and lakes: Treated terrestrial weeds, vines and Brazilian peppers.

Gate Update:

Gate arm at entrance of community was hit. No significant damage. Welcome sign was reinstalled.

CDD Facilities Update:

Operations/Maintenance Accomplishments for the month of June, 2022:

1. Daily inspection of community for trash and removal when found. Repeat community inspection and removal of trash every Wednesday, due to City trash removal day.
2. Daily visual inspection of all community mailboxes and lights, make all necessary repairs and/or replacements including but not limited to: straighten leaning mailboxes, backfill and compacting dirt at base of mailbox or fill with Quikrete when necessary, cutting metal rods for repairs, contacting and assisting welder, removal of mold, rewire photocell for lights, replace lightbulbs and clean globes on mailboxes. Order and replace decals for street number on mailbox. Repair mailbox doors, install latches when necessary and repair and place flags. Order necessary supplies to complete repairs.
3. Mailbox repairs for this month: 306 Cipriani, 130 Treviso, 118 Sevilla, 109 Portofino, 101 Medici, 134 Bolanza, 158 Savona, 225 Mestre Place, 397 Padova, 165 Treviso, 118 Avalini, 182 Treviso, 150 Cipriani, 102 Burano, 182 Treviso, 106 Burano, 230 Montelluna, 110 Mestre Court.
4. Mailbox light repairs for this month: 266 Martellago, 106 Rimini Way, 127 Sevilla, 105 terra Bella, 178 Montelluna, 187 Bella Vista, 110 Burano, 254 Martellago, 301, Savona, 101 tiziano, 130 Treviso, 102 Valenza, 106 Cipriani, 127 Valenza Loop, 126 Pesaro, 126 Savona, 182 Cipriani, 166 Bella Vista, 230 Padova, 110 Bellini, 110 Caneletto, 125 Cipriani, 310 Martellago, 289 Mestre Place, 298 Montelluna, 253 Padova, 342 Padova, 138 Palazzo, 145 Portofini, 130 treviso, 413 Montelluna, 1416 Sevilla and 109 Bella Vista.
5. Due to off season, residence not home and no power at mailbox, the following locations may or may not have mailbox light issues: 237 Martellago, 262 Martellago, 197 Medici, 128 Pesaro, 457 Padova, 128 Pesaro, 118 Portofino, 218 Portofino and 107 Valenza Loop.
6. 105 Lerida – No light, but no one has been at the residence to troubleshoot issue. Will continue to check residence status every Monday. Will make repairs upon owners return to residence.
7. Daily visual inspection of all streets for stains and power washing and/or scrubbing to remove stains if possible.
8. Inspection of all monuments, make all necessary cleaning and repairs, including but not limited to: Power washing of monuments at Venetian Golf and River Club (VGRC) (main community entrance and monuments at all subcommunities of VGRC), brush down, spot bleach and rinse, complete all caulking required at all monuments.
9. Spray insecticide at monuments when necessary.
10. Cleaned Stop signs.
11. Trim and remove branches from street signs.

12. Add chlorine tabs, as necessary, to pump well. Maintain supply of chlorine tabs.
13. Water planting and sod when required.
14. Removed cobwebs at Gate House.
15. Sprayed for insects at Gate House.
16. Removal of fallen tree debris along all community roads.
17. Repair flood lights, replace bulbs as necessary at main entrance and main island of community.
18. Power wash sidewalks at Tennis Courts and roundabout nearby (VGRC) when required.
19. Golf cart maintenance.
20. Untangle flag rope at entrance.
21. Cleaned up spilled sand pile off road at Pesaro and Club house entrance.
22. Trimmed plants at entrance.
23. Fixed leaning tree at entrance.
24. Trimmed tree branches at pump house driveway.
25. 101 Montelluna – Old fountain at monument, capped pipe.
26. Replaced ceiling A.C. filter at security.
27. Weed eat grass around d pump house.
28. Cut up and removed small fallen tree on Pesaro, across from club house.
29. 174 Medici – Checked irrigation leak, homeowners responsibility.
30. 158 Savona, 118 Treviso, 130 Treviso and 146 Sevilla – Mailboxes hit, Mark called for weld.
31. Open Savonna flush valve, run until clear.
32. Veneto irrigation break, turn off pumps.
33. Removed trash out of Venetian/Willow Chase pond.
34. Stood up fallen tree at entrance.
35. Stood up second fallen tree at entrance.

36. Removed and relocated “No Trespassing” sign at Laurel & Jacaranda) to be more visible.
37. Remove tree debris from around pump house.
38. Remove pump filters, clean and reinstall.
39. Repair flood light that was hit by mowers at entrance.
40. Spray wasp nests at pumps.
41. Assisted golf maintenance with irrigation box.
42. Investigated irrigation leaks at Pesaro.
43. Pressure washed algae off of sidewalk at Clubhouse.
44. 125 Treviso – irrigation leak. Homeowners responsibility.
45. 438 Montelluna – dig up and replace irrigation box.
46. Sevilla Place – inspected sidewalk issue.
47. 102 Portofino – removed trash from pond.
48. Brunello monument – repaired potted plant.
49. Assisted River Club Maintenance with location of water shut off for Tennis courts.
50. Repaired floodlight at entrance, was hit.
51. Troubleshoot and repair timer issue for fountain located at Bella Vista condos.
52. Pump house irrigation box “A” – test all stations, same errors.
53. Checked back gate irrigation box – errors.
54. Changed flow setting on pump, as per Corey.
55. Checked irrigation box at Veneto lift station.

CDD Issuance Activities:

RFID Strip	RFID Card	Water Variance
34	7	59

Pending Items

Clubhouse	Gate House
ADA compliant doors for River Club	
Offices for POA at Venetian River Club	
Tiki Bar Renovations	
Bat issue at Gatehouse tower to be addressed on 8/15/22.	

Maintenance and Operations

Pending Projects Update:

1. Venetian Golf Course – Pump has been ordered.
2. Exit gate on Citadella Drive -Waiting on vote.
3. New software for Community Visitor Management System.
4. Installation of Bahia grass along the lake banks of Treviso, Padova & Martellago – Waiting on vote.

Recommendations for the Board of Supervisors:

Tab 4



P.O. BOX 267 SEFFNER, FL 33583 – (877) 567-7761 – FAX (813) 757-6501 – SALES@LMPPRO.COM

MARCH 15, 2022

LMP VALUED CUSTOMER:

Our goal is to always provide quality service at very affordable prices all the while exceeding our customer's expectations.

Unfortunately, with the volatility in fuel pricing, we are being forced to implement a fuel surcharge effective April 1, 2022. This decision does not come lightly but given fuel is one of our top 3 expenditures we can't continue to absorb this cost without it impacting our ability to operate.

With that said, we have no idea where fuel pricing is going to go this year so we have created the following table based on published fuel prices through AAA (www.gasprices.aaa.com). They publish a daily average price by state.

We will take the published average unleaded fuel price for the state of Florida as of the 15th of the current month and will add an additional line to the monthly contractual invoicing for the following month (March 15th published price average for Florida is \$4.34, then we will use the below scale to implement for April which in this case would be a 1.5% fuel surcharge). This surcharge will apply only to the monthly maintenance invoicing (with the exception of any outstanding proposals that have not been acted on as of March 15, 2022) as we have the ability to account for the rise in fuel and materials in our proposed jobs that require written approval before we proceed. Some may question why \$3.01 is the starting point for the fuel surcharge. The reality is that fuel prices hit the \$3.00 mark in September and we had hopes that fuel prices would come back down to under \$3.00 but that just isn't the case. In 2020 the average fuel price was \$2.07 and in 2021 the average fuel price climber to \$2.87.

Published Regular Unleaded Fuel Prices Surcharge Scale (prices per gallon)

\$3.01 - \$3.50 = .5% fuel surcharge
\$3.51 - \$4.00 = 1% fuel surcharge
\$4.01 - \$4.50 = 1.5% fuel surcharge
\$4.51 - \$5.00 = 2.0% fuel surcharge
\$5.01 - \$5.50 = 2.5% fuel surcharge
\$5.51 - \$6.00 = 3.0% fuel surcharge
\$6.01 - \$6.50 = 3.5% fuel surcharge
\$6.51 - \$7.00 = 4.0% fuel surcharge
\$7.01 - \$7.50 = 4.5% fuel surcharge
\$7.51 - \$8.00 = 5.0% fuel surcharge

We understand this is an unexpected expense for you as the customer but it certainly is a large part of our operating expense and we can't continue to provide our highest quality services while absorbing this cost on us 100%. We appreciate your understanding and hopefully pricing comes back down sooner rather than later.

Respectfully,

Scott A. Carlson
Vice-President

Florida Regular Conventional Retail Gasoline Prices (Dollars per Gallon)

Year	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
2003					NA	1.458	1.507	1.600	1.625	1.521	1.482	1.480
2004	1.606	1.658	1.743	1.804	1.953	1.982	1.922	1.816	1.875	1.995	2.014	1.923
2005	1.883	1.931	2.100	2.270	2.190	2.163	2.275	2.482	2.882	2.825	2.371	2.218
2006	2.362	2.317	2.458	2.798	2.871	2.822	2.932	2.947	2.637	2.247	2.231	2.316
2007	2.270	2.251	2.558	2.836	3.035	2.991	2.908	2.739	2.775	2.826	3.104	3.062
2008	3.094	3.070	3.284	3.471	3.765	3.995	4.028	3.767	3.733	3.127	2.171	1.724
2009	1.813	1.959	1.983	2.084	2.249	2.605	2.536	2.570	2.469	2.510	2.678	2.633
2010	2.742	2.678	2.800	2.841	2.816	2.649	2.633	2.660	2.642	2.758	2.817	2.984
2011	3.092	3.182	3.544	3.752	3.832	3.582	3.589	3.598	3.521	3.378	3.348	3.255
2012	3.413	3.648	3.819	3.885	3.568	3.322	3.303	3.623	3.756	3.625	3.349	3.293
2013	3.402	3.697	3.708	3.490	3.433	3.454	3.502	3.499	3.441	3.272	3.260	3.401
2014	3.371	3.350	3.505	3.682	3.625	3.554	3.485	3.313	3.278	3.137	2.848	2.552
2015	2.141	2.186	2.424	2.458	2.574	2.653	2.578	2.346	2.125	2.122	2.079	1.993
2016	1.889	1.730	1.942	2.026	2.175	2.276	2.124	2.060	2.145	2.182	2.089	2.237
2017	2.335	2.223	2.231	2.384	2.303	2.256	2.145	2.247	2.673	2.417	2.430	2.342
2018	2.461	2.542	2.488	2.636	2.781	2.732	2.715	2.724	2.723	2.747	2.496	2.229
2019	2.146	2.242	2.504	2.697	2.635	2.468	2.568	2.376	2.398	2.384	2.351	2.421
2020	2.455	2.327	2.129	1.804	1.770	1.948	2.065	2.069	2.110	2.096	1.974	2.139
2021	2.266	2.440	2.759	2.787	2.816	2.886	2.952	2.945	3.006	3.141	3.268	3.194
2022	3.186	3.439										

Source - https://www.eia.gov/dnav/pet/hist/LeafHandler.ashx?n=pet&s=emm_eprmru_pte_sfl_dpg&f=m

Tab 5



Land Man Services LLC

+1 9417205625

Landmanservicesllc@gmail.com

ADDRESS

Field Manager Keith Livermore
Venetian CDD
502 Veneto Blvd.
North Venice, FL 34275

SHIP TO

Field Manager Keith Livermore
Venetian CDD
502 Veneto Blvd.
North Venice, FL 34275

Estimate 1029

DATE 07/19/2022

DATE	DESCRIPTION	QTY	RATE	AMOUNT
07/19/2022	Equipment Transportation	1	200.00	200.00T
07/19/2022	Vegetation Reclamation	1	3,000.00	3,000.00T
	Forestry Mulching Invasive vegetation creeping up on houses. Total distance of 748ft. Total depth 15ft			
SUBTOTAL				3,200.00
TAX				0.00
TOTAL				\$3,200.00

Accepted By

Accepted Date



PO Box 267
Seffner, FL 33583
O: 813-757-6500
F: 813-757-6501

Estimate

Submitted To:
Venetian CDD 3434 Colwell Ave Suite 200 Tampa, FL 33614

Date	7/26/2022
Estimate #	78673
LMP REPRESENTATIVE	
SR	
PO #	
Work Order #	

--

DESCRIPTION	QTY	COST	TOTAL
Vegetation Mulching Invasive vegetation creeping up on houses at Venetian.			
Vegetative Removal	1	4,060.00	4,060.00
Estimate is only good for 21 days from the date of the estimate			

TERMS AND CONDITIONS:

TOTAL	\$4,060.00
--------------	-------------------

LMP reserves the right to withdraw this proposal if not accepted within 21 days of the date listed above. Any alteration or deviation to scope of work involving additional costs must be agreed upon in writing as a separate proposal or change order to this proposal. Periodic invoices may be submitted if job is substantial in nature with final invoice being submitted at completion of project. No finance charge will be imposed if the total of said work is paid in full within 30 days of invoice date. If not paid in full within 30 days, then customer is subject to finance charges on the balance of the work from the invoice date at a rate of 1.5% per month until paid. LMP shall have the right to stop work under this contract until all outstanding amounts including finance charges are paid in full. Payments will be applied to the oldest invoices.

ACCEPTANCE OF PROPOSAL: The above prices, scope of work and terms and conditions are hereby satisfactorily agreed upon. LMP, Inc. has been authorized to perform the work as outlined and payment will be made as outlined above. The above pricing does not include any unforeseen modifications to the said irrigation system that could not be reasonably accounted for prior to job start. All plant material carries a one (1) year warranty provided LMP, Inc. is performing landscape maintenance services to the area installed or enhanced at the time of installation. If not, then there is no warranty on the plant material. LMP cannot warranty against Acts of God, including cold weather events & natural disasters. Also, no warranty will be provided on any material that has been transplanted from another part of the property.

OWNER / AGENT

DATE

From: Mike Rhodes
Sent: Thursday, August 4, 2022 2:28 PM
To: Field Manager
Cc: Liz Rocque
Subject: Daily Rate for pepper tree removal

Keith,
Our daily rate for removing pepper trees is \$1923.
Please let us know if you have any other questions.
Best,

Michael Rhodes
Wetland Crew Foreman



P: 800.480.5253



solitudelakemanagement.com

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Tab 6

Distribution Direct, Inc.

2425 Lasso Lane
Lakeland, FL 33801
Phone: 863-666-1404
Fax: 863-667-1397

Aug. 10, 2022

Mr. Keith Livermore
Venetian Community Development
502 Veneto Blvd.
North Venice, FL 34275

Install Location

Venetian Community Development
502 Veneto Blvd
North Venice, FL 34275

1200 cubic yards chocolate mulch

Chocolate Mulch	\$24,840.00
Labor	\$19,200.00
Freight, Fuel & Forklift	\$6,782.76
<u>Split Load Fee</u>	<u>\$0.00</u>
Total w/o sales tax	\$50,822.76 or \$42.35/yard
<u>Sales Tax 0.0%</u>	<u>Exempt</u>
Total	\$50,822.76

Thank you for your business!

Respectfully,
Chris Peterson
Distribution Direct, Inc.
407-625-9066

Approved by: _____
Name: _____:



Florida Mulch, Inc.

PO Box 110189
Palm Bay, FL 32911

Estimate

DATE	ESTIMATE #
8/11/2022	B10527

NAME / ADDRESS
Venetian CDD 502 Veneto Blvd Venice, FL 34275

Project / Deliver To:
Venetian Golf and Riverclub CDD 105 Pesaro Dr North Venice, FL 34275

DESCRIPTION	P.O. NO.	TERMS	REP
		C.O.D.	BP
DESCRIPTION	QTY	COST	TOTAL
CoCo Brown Mulch	1,167.6	27.50	32,109.00
Labor Installation-Non-Tax	1,167.6	13.50	15,762.60
Fuel Surcharge	12	200.00	2,400.00
No Sales Tax		0.00%	0.00
Approval Signature:			
Date:			

Please note: There will be a 3% Credit Card Processing Fee.

This estimate will expire in 60 days.

THANK YOU FOR CHOOSING FLORIDA MULCH!

Phone #
407-891-8400

TOTAL	\$50,271.60
--------------	--------------------

Web Site
www.floridamulchonline.com



Ramco Mulch Solutions
6151 Lake Osprey Drive, Suite 300
Sarasota, FL 34240

Proposal #5704
Created: 08/01/2022

Proposal For

Location

Venetian CDD

105 Pesaro Dr, Nokomis
Nokomis, FL 34275

fieldmanager@vcdd.org

Venetian CDD 2022

Terms
Due On Reciept

ITEM DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Cubic Yard - Installed CoCo Brown Mulch Installed	1200 CY	\$ 48.00	\$ 57,600.00
Freight Charge Fuel Surcharge	12	\$ 300.00	\$ 3,600.00

Client Notes

- *Client Provided quantity
- *Client decreased qty from 1703 down to 1200

All work will be completed in accordance with these plans unless subsequent changes are agreed upon in writing. Balances not paid by the due date are subject to late fees.
Prices subject to change without notice
All proposals are only good for 30days

SUBTOTAL	\$ 61,200.00
SALES TAX	\$ 0.00
TOTAL	\$ 61,200.00

Signature

x

Date:

Please sign here to accept the terms and conditions

Tab 7



Rizzetta & Company

Venetian Community Development District

www.venetiancdd.org

**Approved Proposed Budget
for
Fiscal Year 2022/2023**

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Rizzetta & Company

Proposed Budget
Venetian Community Development District
General Fund
Fiscal Year 2022/2023

	Chart of Accounts Classification	Actual YTD through 06/30/22	Projected Annual Totals 2021/2022	Annual Budget for 2021/2022	Projected Budget variance for 2021/2022	Budget for 2022/2023	Budget Increase (Decrease) vs 2021/2022	Comments
1								
2	REVENUES							
3	Interest Earnings							
4	Interest Earnings	\$ 349	\$ 465	\$ -	\$ 465		\$ -	
5	Special Assessments							
6	Tax Roll*	\$ 1,625,883	\$ 1,625,883	\$ 1,604,979	\$ 20,904	\$ 1,679,579	\$ 74,600	
7	Other Miscellaneous Revenues							
8	Miscellaneous	\$ 3,495	\$ 3,495	\$ -	\$ -		\$ -	
9	Transponder Revenues	\$ 288	\$ 384	\$ 500	\$ (116)	\$ -	\$ (500)	
10	Insurance Revenues	\$ 2,656	\$ 2,156	\$ -	\$ 2,156	\$ -		
11								
12	TOTAL REVENUES	\$ 1,632,671	\$ 1,632,383	\$ 1,605,479	\$ 23,409	\$ 1,679,579	\$ 74,100	
13								
14	TOTAL REVENUES AND BALANCE FORWARD	\$ 1,632,671	\$ 1,632,383	\$ 1,605,479	\$ 23,409	\$ 1,679,579	\$ 74,100	
15	*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.							
16	EXPENDITURES - ADMINISTRATIVE							
17								
18								
19	Legislative							
20	Supervisor Fees	\$ 7,900	\$ 10,533	\$ 10,000	\$ (533)	\$ 10,000	\$ -	\$ 100.00 per meeting per Supervisor
21	Financial & Administrative							
22	Administrative Services	\$ 4,635	\$ 6,180	\$ 6,180	\$ -	\$ 6,427	\$ 247	
23	District Management	\$ 26,116	\$ 34,821	\$ 35,170	\$ 349	\$ 36,159	\$ 989	District Management Fees plus additional meetings at \$1,045 for 4 hours. 10 meetings estimated
24	District Engineer	\$ 43,863	\$ 58,484	\$ 70,000	\$ 11,516	\$ 70,000	\$ -	Did not reduce due to ongoing litigation with the City of Venice
25	Disclosure Report	\$ 1,500	\$ 1,500	\$ 1,500	\$ -	\$ -	\$ (1,500)	No longer required
26	Trustees Fees	\$ 3,067	\$ 3,067	\$ 3,601	\$ 534	\$ 3,601	\$ -	
27	Assessment Roll	\$ 5,150	\$ 5,150	\$ 5,150	\$ -	\$ 5,356	\$ 206	
28	Financial & Revenue Collections	\$ 3,863	\$ 5,151	\$ 5,150	\$ (1)	\$ 5,356	\$ 206	
29	Accounting Services	\$ 16,834	\$ 22,445	\$ 22,446	\$ 1	\$ 23,344	\$ 898	
30	Auditing Services	\$ 5,700	\$ 5,700	\$ 5,700	\$ -	\$ 5,700	\$ -	As per new agreement with Berger Toombs Elam Gaines and Frank
31	Arbitrage Rebate Calculation	\$ 500	\$ 500	\$ 500	\$ -	\$ 500	\$ -	As per LLS Tax Solutions Agreement
32	Miscellaneous Mailings	\$ -	\$ -	\$ 1,000	\$ 1,000	\$ 1,000	\$ -	
33	Public Officials Liability Insurance	\$ 2,960	\$ 2,960	\$ 3,706	\$ 746	\$ 4,246	\$ 540	As per EGIS estimate \$ 3,552 for POL and \$ 694 for Crime.
34	Legal Advertising	\$ 2,932	\$ 3,909	\$ 3,000	\$ (909)	\$ -	\$ (3,000)	
35	Dues, Licenses & Fees	\$ 175	\$ 175	\$ 175	\$ -	\$ 175	\$ -	Florida Department of Economic Opportunity Annual Filing
36	Miscellaneous Fees	\$ 360	\$ 480	\$ 1,000	\$ 520	\$ 550	\$ (450)	Constant Contact Fees plus card purchases for supplies
37	Website Hosting, Maintenance, Backup (and Email)	\$ 6,823	\$ 9,097	\$ 9,872	\$ 775	\$ 7,912	\$ (1,960)	Campus Suites \$ 1552.50 and Rizzetta Technology Agreement \$ 6, 360.00 per year
38	Legal Counsel							
39	District Counsel	\$ 56,086	\$ 74,781	\$ 72,000	\$ (2,781)	\$ 77,500	\$ 5,500	Need to confirm with Andy
40	Outside Counsel	\$ 50,045	\$ 66,727	\$ 35,000	\$ (31,727)	\$ 50,000	\$ 15,000	Outside Counsel Estimated Cost for Hydraulic Spills
41								
42	Administrative Subtotal	\$ 238,509	\$ 311,661	\$ 291,150	\$ (20,511)	\$ 307,826	\$ 16,676	
43								
44	EXPENDITURES - FIELD OPERATIONS							
45								
46	Security Operations							
47	Security Services and Patrols	\$ 242,745	\$ 323,660	\$ 315,000	\$ (8,660)	\$ 375,692	\$ 60,692	As per new agreement with Allied Universal Including Helius System
48	Guard & Gate Facility Maintenance	\$ 7,280	\$ 9,707	\$ 12,600	\$ 2,893	\$ 12,620	\$ 20	Citadella Gate \$ 112.00. Guardhouse phone and internet \$ 324 per month Southworth License Fees \$ 224 per month, plus telephone service plus gate maintenance service agreement with Invision. Plus allowance for repairs. Invision Quarterly Maintenance Plus Allowance for repairs.
49	Gate Transponders - RFID	\$ -	\$ -	\$ 6,000	\$ 6,000	\$ 3,000	\$ (3,000)	
50	Electric Utility Services							
51	Utility Services	\$ 31,297	\$ 41,729	\$ 30,100	\$ (11,629)	\$ 41,900	\$ 11,800	Based on monthly average
52	Water-Sewer Combination Services							
53	Utility Services - Effluent and Guardhouse	\$ 7,585	\$ 10,113	\$ 12,000	\$ 1,887	\$ 7,000	\$ (5,000)	
54	Stormwater Control							
55	Aquatic Maintenance	\$ 38,540	\$ 51,387	\$ 44,940	\$ (6,447)	\$ 50,966	\$ 6,026	Solitude Agreement Lakes \$ 4154.79 per month , Aerators \$ 518 twice a year
56	Fountain Service Repairs & Maintenance	\$ 4,119	\$ 5,492	\$ 4,800	\$ (692)	\$ 5,400	\$ 600	Water Equipment Technologies agreement for service \$ 200.00 per month plus estimated repairs \$ 3, 000.00.
57	Mitigation Area Monitoring & Maintenance	\$ 27,648	\$ 36,864	\$ 43,975	\$ 7,111	\$ 38,545	\$ (5,430)	Quarterly Mitigation Area Maintenance as per existing agreement with Solitude Paid quarterly.
58	Stormwater System Maintenance	\$ 1,280	\$ 1,707	\$ 7,000	\$ 5,293	\$ 5,000	\$ (2,000)	
59	Other Physical Environment							
60	Office & Administration	\$ 3,542	\$ 4,723	\$ 6,200	\$ 1,477	\$ 6,200	\$ -	Office supplies, water, cleaning supplies
61	Staff Salaries/Payroll	\$ 139,434	\$ 185,912	\$ 175,057	\$ (10,855)	\$ 207,033	\$ 31,976	Total Budget 2021/2022 = \$ 175,057.00 Total Salary Costs 2021/2022 = \$ 190,053.00 Difference = \$ 14,996.00 Salaries Proposed 2022/2023 = \$ 207,033 Salaries Actual 2021/2022 = \$ 190,053 Actual Increase = \$ 16, 980 Prior year salary difference \$ 14,996+\$ 16,980 = \$ 31,976
62	Telephone fax/internet	\$ 3,198	\$ 4,264	\$ 4,740	\$ 476	\$ 4,740	\$ -	Telephone Services for office and cell phone for
63	General Liability Insurance	\$ 5,906	\$ 5,074	\$ 5,581	\$ 507	\$ 6,394	\$ 813	As per Egis' Estimate
64	Property Insurance	\$ 4,640	\$ 4,970	\$ 4,862	\$ (108)	\$ 5,569	\$ 707	As per EGIS estimate
65	Landscape Maintenance	\$ 298,022	\$ 397,363	\$ 382,445	\$ (14,918)	\$ 382,445	\$ -	LMP Existing Agreement
66	Holiday Decorations	\$ 4,400	\$ 5,867	\$ 4,400	\$ (1,467)	\$ 5,000	\$ 600	
68	Irrigation Repairs	\$ 20,704	\$ 27,605	\$ 25,000	\$ (2,605)	\$ 34,175	\$ 9,175	Irrigation repairs plus new agreement with Metro Pumping Systems for maintenance \$ 2,175.00 per year.
69	Landscape - Mulch	\$ 45,954	\$ 65,000	\$ 65,000	\$ -	\$ 50,000	\$ (15,000)	As per Supervisor McCafferty
70	Landscape - Pine Straw	\$ -	\$ -	\$ 24,000	\$ 24,000	\$ -	\$ (24,000)	As per Supervisor McCafferty
71	Landscape - Flower Program	\$ 9,478	\$ 12,637	\$ 20,000	\$ 7,363	\$ 20,000	\$ -	
72	Landscape Miscellaneous	\$ 7,949	\$ 10,599	\$ 6,000	\$ (4,599)	\$ 6,000	\$ -	
73	Landscape Replacement Plants, Shrubs, Trees	\$ 12,225	\$ 16,300	\$ 20,000	\$ 3,700	\$ 20,000	\$ -	As per Supervisor McCafferty

Proposed Budget
Venetian Community Development District
General Fund
Fiscal Year 2022/2023

	Chart of Accounts Classification	Actual YTD through 06/30/22	Projected Annual Totals 2021/2022	Annual Budget for 2021/2022	Projected Budget variance for 2021/2022	Budget for 2022/2023	Budget Increase (Decrease) vs 2021/2022	Comments
74	Landscape - Pest Control/OTC Injections	\$ 9,280	\$ 12,373	\$ 22,140	\$ 9,767	\$ 20,000	\$ (2,140)	OTC Injections for Palm Trees
75	Landscaping Inspection Services	\$ 6,300	\$ 8,400	\$ 8,400	\$ -	\$ 9,600	\$ 1,200	No increase since 18-19
76	Landscape Architect Services	\$ 6,500	\$ 8,667	\$ 6,500	\$ (2,167)	\$ -	\$ (6,500)	Landscape Architect Services
77	General Repairs and Maintenance	\$ 24,746	\$ 32,995	\$ 15,000	\$ (17,995)	\$ 17,750	\$ 2,750	Mailbox repairs est \$ 5,000 and sidewalk pressure washing \$ 12,750
78	Road & Street Facilities							
79	Street/ Parking Lot Sweeping	\$ 3,697	\$ 4,929	\$ 4,740	\$ (189)	\$ 5,024	\$ 284	Clean Sweep \$418.70 per month
80	Street Light Decorative Light Maintenance	\$ 2,998	\$ 3,997	\$ 2,850	\$ (1,147)	\$ 3,700	\$ 850	Mail box lights and fixtures
81	Street Sign Repair & Replacement	\$ 660	\$ 880	\$ 5,000	\$ 4,120	\$ 3,000	\$ (2,000)	
82	Roadway Repair & Maintenance	\$ 3,425	\$ 4,567	\$ 10,000	\$ 5,433	\$ 5,000	\$ (5,000)	Roadway Paving Costs and Repairs
83	Contingency							
84	Non Recurring Expenses	\$ 21,200	\$ 28,267	\$ 20,000	\$ (8,267)	\$ 20,000	\$ -	
85								
86	Field Operations Subtotal	\$ 994,752	\$ 1,326,047	\$ 1,314,329	\$ (11,717)	\$ 1,371,753	\$ 57,424	
87								
88	Contingency for County TRIM Notice							
89								
90	TOTAL EXPENDITURES	\$ 1,233,261	\$ 1,637,708	\$ 1,605,479	\$ (32,229)	\$ 1,679,579	\$ 74,100	
91								
92	EXCESS OF REVENUES OVER EXPENDITURES	\$ 399,410	\$ (5,325)	\$ (0)	\$ (8,819)	\$ -	\$ -	

Proposed Budget
Venetian Community Development District
General Fund Reserves
Fiscal Year 2022/2023

	Chart of Accounts Classification	Actual YTD through 06/30/22	Projected Annual Totals 2021/2022	Annual Budget for 2021/2022	Projected Budget variance for 2021/2022	Budget for 2022/2023	Budget Increase (Decrease) vs 2021/2022	Comments
1								
2	REVENUES							
3								
4	Interest Earnings							
5	Interest Earnings	\$ 135	\$ 270	\$ -	\$ 270	\$ -	\$ -	
6	Special Assessments							
7	Tax Roll*	\$ 369,279	\$ 369,283	\$ 369,283	\$ -	\$ 369,283	\$ -	As per reserve study
8	Off Roll*	\$ -	\$ -	\$ -	\$ -		\$ -	
9								
10	TOTAL REVENUES	\$ 369,414	\$ 369,553	\$ 369,283	\$ -	\$ 369,283	\$ -	
11								
12	Balance Forward from Prior Year	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
13								
14	TOTAL REVENUES AND BALANCE FORWARD	\$ 369,414	\$ 369,553	\$ 369,283	\$ -	\$ 369,283	\$ -	
15								
16	*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.							
17								
18	EXPENDITURES							
19								
20	Contingency							
21	Capital Reserves	\$ 175,165	\$ 369,283	\$ 369,283	\$ -	\$ 369,283	\$ -	
22	Capital Outlay	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	
23								
24	TOTAL EXPENDITURES	\$ 175,165	\$ 369,283	\$ 369,283	\$ -	\$ 369,283	\$ -	
25								
26	EXCESS OF REVENUES OVER EXPENDITURES	\$ 194,249	\$ 270	\$ -	\$ -	\$ -	\$ -	

\$ 369,283

Chart of Accounts Classification	Actual YTD through 04/31/2022	Projected Annual Totals 2021/2022	Annual Budget For 2021-2022	Projected Budget Variance for 2021-2022	Budget for 2022/2023	Budget Increase (Decrease) vs 2021/2022	Comments
REVENUES							
Special Assessments							
Tax Roll*	\$ 896,917	\$ 1,537,567	\$ 1,537,567	\$ -	\$ 1,631,090	\$ 93,523	6.1%
Amenity Center Revenue							
Administration/Tennis	\$ 27,117	\$ 54,000	\$ 34,628	\$ 19,372	\$ 58,000	\$ 23,372	X-fers, tennis lessons/goods
Restaurant Revenue	\$ 542,122	\$ 750,000	\$ 700,000	\$ 50,000	\$ 850,000	\$ 150,000	Price incr.+ volume
Christmas Bonus	\$ 17,851	\$ 30,602	\$ 17,851	\$ 12,751	\$ 20,000	\$ 2,149	
TOTAL REVENUES	\$ 1,484,007	\$ 2,372,169	\$ 2,290,046	\$ 82,123	\$ 2,559,090	\$ 269,044	
Balance Forward from Prior	\$ -	\$ -	\$ 175,000	\$ (175,000)		\$ (175,000)	
TOTAL REVENUES AND	\$ 1,484,007	\$ 2,372,169	\$ 2,465,046	\$ (92,877)	\$ 2,559,090	\$ 94,044	
EXPENDITURES							
Cost of Goods							
Tennis Cost of Sales	\$ 3,199	\$ 5,484	\$ 4,358	\$ (1,126)	\$ 5,760	\$ 1,402	
Restaurant Cost of Sales	\$ 257,986	\$ 348,750	\$ 276,850	\$ (71,900)	\$ 370,090	\$ 93,240	Raised cogs \$ to 44.2%
Salaries and Benefits		46.5%					
Salaries and Wages	\$ 511,635	\$ 877,089	\$ 886,692	\$ 9,603	\$ 997,636	\$ 110,944	Wageflation
Independent Contractor Srvcs	\$ 20,684	\$ 34,000	\$ 49,892	\$ 15,892	\$ 35,700	\$ (14,192)	
Employee Fitness Classes	\$ 3,490	\$ 10,000	\$ 8,348	\$ (1,652)	\$ 12,000	\$ 3,652	
Employee Benefits	\$ 168,337	\$ 250,000	\$ 284,912	\$ 34,912	\$ 306,757	\$ 21,845	burden
Employee Education & Training	\$ 115	\$ 197	\$ 2,958	\$ 2,761	\$ 5,858	\$ 2,900	
Christmas Bonus	\$ 17,851	\$ 30,602	\$ 17,851	\$ (12,751)	\$ 20,000	\$ 2,149	
Repairs and Maintenance					30.7%		
Chemicals	\$ 2,622	\$ 4,495	\$ 7,050	\$ 2,555	\$ 6,000	\$ (1,050)	
Shop & Hand Tools	\$ 838	\$ 1,437	\$ 800	\$ (637)	\$ 600	\$ (200)	
Landscape Materials	\$ -	\$ -	\$ 1,800	\$ 1,800	\$ -	\$ (1,800)	
Repairs & Maintenance-Equip.	\$ 38,335	\$ 60,000	\$ 45,200	\$ (14,800)	\$ 59,400	\$ 14,200	
Maintenance Contracts	\$ 52,708	\$ 90,357	\$ 79,075	\$ (11,282)	\$ 91,434	\$ 12,359	Housekeeping outsourced
Building Maintenance	\$ 10,530	\$ 18,051	\$ 21,100	\$ 3,049	\$ 23,100	\$ 2,000	
Office Expense							
Printing	\$ 798	\$ 1,368	\$ 2,200	\$ 832	\$ 1,800	\$ (400)	
Postage	\$ -	\$ 750	\$ 950	\$ 200	\$ 800	\$ (150)	
Telephone	\$ 6,990	\$ 11,983	\$ 17,100	\$ 5,117	\$ 12,600	\$ (4,500)	
Office Supplies	\$ 1,120	\$ 1,920	\$ 6,810	\$ 4,890	\$ 5,820	\$ (990)	
Operating Expense							
Employee Meals	\$ 11,440	\$ 19,611	\$ 25,643	\$ 6,032	\$ 24,530	\$ (1,113)	
Meals & Entertainment	\$ 74	\$ 127	\$ 600	\$ 473	\$ 600	\$ -	
Equipment Replacement	\$ 14,086	\$ 24,147	\$ 15,130	\$ (9,017)	\$ 21,840	\$ 6,710	
Licenses and Fees	\$ 8,790	\$ 15,069	\$ 20,362	\$ 5,293	\$ 16,008	\$ (4,354)	
Travel	\$ 199	\$ 341	\$ 4,200	\$ 3,859	\$ 2,000	\$ (2,200)	
Electricity	\$ 44,389	\$ 78,000	\$ 81,600	\$ 3,600	\$ 84,000	\$ 2,400	
Water/Sewer Effluent &	\$ 29,979	\$ 62,000	\$ 63,300	\$ 1,300	\$ 67,000	\$ 3,700	
Sanitation Disposal	\$ 4,272	\$ 7,323	\$ 10,800	\$ 3,477	\$ 10,800	\$ -	
Gas, Diesel Fuel and Oil	\$ 9,469	\$ 15,500	\$ 13,824	\$ (1,676)	\$ 15,800	\$ 1,976	
Equipment Rental	\$ 7,455	\$ 12,780	\$ 13,550	\$ 770	\$ 13,140	\$ (410)	
Personnel Supplies	\$ 783	\$ 1,342	\$ 4,200	\$ 2,858	\$ 2,300	\$ (1,900)	
Laundry	\$ 18,194	\$ 31,190	\$ 26,400	\$ (4,790)	\$ 32,110	\$ 5,710	
Music & Entertainment	\$ 8,289	\$ 18,000	\$ 24,724	\$ 6,724	\$ 24,000	\$ (724)	
China, Glass, Silver	\$ 1,128	\$ 1,934	\$ 4,250	\$ 2,316	\$ 2,842	\$ (1,408)	
Paper/Plastic	\$ 7,978	\$ 13,677	\$ 17,696	\$ 4,019	\$ 17,696	\$ -	
Operating Supplies	\$ 19,281	\$ 33,053	\$ 31,550	\$ (1,503)	\$ 31,760	\$ 210	
Decorations	\$ 3,447	\$ 7,000	\$ 10,000	\$ 3,000	\$ 11,254	\$ 1,254	
Legal & Professional							
Legal Fees	\$ 58	\$ 99	\$ -	\$ (99)	\$ 200	\$ 200	
Other Administrative Cost							
Com Related	\$ 4,754	\$ 8,150	\$ 20,640	\$ 12,490	\$ 14,010	\$ (6,630)	
Bad Debt Expense	\$ -	\$ -	\$ 300	\$ 300	\$ -	\$ (300)	
Management Fee	\$ 46,575	\$ 80,200	\$ 80,200	\$ -	\$ 81,700	\$ 1,500	
Employee Relations	\$ 3,536	\$ 6,062	\$ 7,300	\$ 1,238	\$ 5,070	\$ (2,230)	
Insurance	\$ 15,084	\$ 25,858	\$ 25,320	\$ (538)	\$ 31,903	\$ 6,583	
Misc Expense/Credit Card Fees	\$ 14,538	\$ 24,922	\$ 24,400	\$ (522)	\$ 31,025	\$ 6,625	
Dues & Subscriptions	\$ 2,336	\$ 4,005	\$ 2,768	\$ (1,237)	\$ 2,493	\$ (275)	

Chart of Accounts Classification	Actual YTD through 04/31/2022	Projected Annual Totals 2021/2022	Annual Budget For 2021-2022	Projected Budget Variance for 2021-2022	Budget for 2022/2023	Budget Increase (Decrease) vs 2021/2022	Comments
Amenities Marketing	\$ 6,425	\$ 11,014	\$ 20,955	\$ 9,941	\$ 19,655	\$ (1,300)	
Contingency	\$ -	\$ -		\$ -		\$ -	
Non-Recurring Expenses	\$ 22,899	\$ 39,255	\$ 26,388	\$ (12,867)	\$ 40,000	\$ 13,612	
Pickleball Courts Construction	\$ -	\$ -	\$ 175,000	\$ 175,000		\$ (175,000)	
Field Operations Subtotal	\$ 1,402,696	\$ 2,287,142	\$ 2,465,046	\$ 177,904	\$ 2,559,091	\$ 94,045	
TOTAL EXPENDITURES	\$ 1,402,696	\$ 2,287,142	\$ 2,465,046	\$ 177,904	\$ 2,559,091	\$ 94,045	
EXCESS OF REVENUES	\$ 81,311	\$ 85,027	\$ -	\$ 85,027	\$ (0)	\$ (1)	

**Proposed Budget
Venetian Community Development District
Enterprise Fund Reserves
Fiscal Year 2022/2023**

Chart of Accounts Classification	Actual YTD through 03/31/22	Projected Annual Totals 2021/2022	Annual Budget for 2021/2022	Projected Budget variance for 2021/2022	Budget for 2022/2023	Budget Increase (Decrease) vs 2021/2022	Comments
REVENUES							
Special Assessments							
Tax Roll*	\$ 290,679	\$ 297,957	\$ 297,957	\$ -	\$ 297,957	\$ -	As per Reserve Study
TOTAL REVENUES	\$ 290,764	\$ 298,127	\$ 297,957	\$ 170	\$ 297,957	\$ -	
EXPENDITURES							
Contingency							
Capital Reserves	\$ 76,841	\$ 297,957	\$ 297,957	\$ -	\$ 297,957	\$ -	
TOTAL EXPENDITURES	\$ 76,841	\$ 297,957	\$ 297,957	\$ -	\$ 297,957	\$ -	

8

297,957

Venetian Community Development District
Debt Service
Fiscal Year 2022/2023

Chart of Accounts Classification	Series 2022A-1	Series 2022A-2	Budget Year 2022/2023
REVENUES			
Special Assessments			
Net Special Assessments ⁽¹⁾	\$326,941.36	\$787,700.66	\$1,114,642.02
TOTAL REVENUES	\$326,941.36	\$787,700.66	\$1,114,642.02
EXPENDITURES			
Administrative			
Financial & Administrative			
Debt Service Obligation	\$326,941.36	\$787,700.66	\$1,114,642.02
Administrative Subtotal	\$326,941.36	\$787,700.66	\$1,114,642.02
TOTAL EXPENDITURES	\$326,941.36	\$787,700.66	\$1,114,642.02
EXCESS OF REVENUES OVER EXPENDITURES	\$0.00	\$0.00	\$0.00

County Collection costs (2%) and Early payment Discounts (4%)

6.0%

Gross assessments

\$1,184,781.06

Notes:

Tax Roll Collection Costs (2%) and Early Payment Discount (4%) is a total 6% of Tax Roll. Budgeted net of tax roll assessments. See Assessment Table.

VENETIAN COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2022/2023 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

2022/2023 O&M Budget		\$1,679,579.40
Collection Cost @ 2%		\$35,735.73
Early Payment Discount @ 4%		\$71,471.46
2022/2023 Total		\$1,786,786.60
2022/2023 River Club Budget		\$1,631,090.48
Collection Cost @ 2%		\$34,704.05
Early Payment Discount @ 4%		\$69,408.11
2022/2023 Total		\$1,735,202.64
2022/2023 CDD Reserve Budget		\$369,283.00
Collection Cost @ 2%		\$7,857.09
Early Payment Discount @ 4%		\$15,714.17
2022/2023 Total		\$392,854.26
2022/2023 River Club Reserve Budget		\$297,957.00
Collection Cost @ 2%		\$6,339.51
Early Payment Discount @ 4%		\$12,679.02
2022/2023 Total		\$316,975.53
2021/2022 O&M/River Club/Reserve Budget		\$3,809,786.00
2022/2023 O&M/River Club/Reserve Budget		\$3,977,909.88
Total Difference		\$168,123.88

	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease	
	2021/2022	2022/2023	\$	%
Series 2022A-1 Debt Service - Quad	\$357.63	\$253.66	-\$103.97	-29.07%
Series 2022A-2 Debt Service - Quad	\$892.25	\$700.58	-\$191.67	-21.48%
CDD O&M - Quad	\$1,222.21	\$1,279.02	\$56.81	4.65%
River Club - Quad	\$1,187.88	\$1,260.13	\$72.25	6.08%
CDD Reserve - Quad	\$281.21	\$281.21	\$0.00	0.00%
River Club Reserve - Quad	\$230.19	\$230.19	\$0.00	0.00%
Total	\$4,171.37	\$4,004.79	-\$166.58	-3.99%

Series 2022A-1 Debt Service - Courtyard	\$357.63	\$253.66	-\$103.97	-29.07%
Series 2022A-2 Debt Service - Courtyard	\$515.72	\$404.96	-\$110.76	-21.48%
CDD O&M - Courtyard	\$1,222.21	\$1,279.02	\$56.81	4.65%
River Club - Courtyard	\$1,187.88	\$1,260.13	\$72.25	6.08%
CDD Reserve - Courtyard	\$281.21	\$281.21	\$0.00	0.00%
River Club Reserve - Courtyard	\$230.19	\$230.19	\$0.00	0.00%
Total	\$3,794.84	\$3,709.17	-\$85.67	-2.26%

Series 2022A-1 Debt Service - Villa	\$357.63	\$253.66	-\$103.97	-29.07%
Series 2022A-2 Debt Service - Villa	\$687.61	\$538.60	-\$149.01	-21.67%
CDD O&M - Villa	\$1,222.21	\$1,279.02	\$56.81	4.65%
River Club - Villa	\$1,187.88	\$1,260.13	\$72.25	6.08%
CDD Reserve - Villa	\$281.21	\$281.21	\$0.00	0.00%
River Club Reserve - Villa	\$230.19	\$230.19	\$0.00	0.00%
Total	\$3,966.73	\$3,842.81	-\$123.92	-3.12%

Series 2022A-1 Debt Service - Classic	\$357.63	\$253.66	-\$103.97	-29.07%
Series 2022A-2 Debt Service - Classic	\$859.52	\$676.28	-\$183.24	-21.32%
CDD O&M - Classic	\$1,222.21	\$1,279.02	\$56.81	4.65%
River Club - Classic	\$1,187.88	\$1,260.13	\$72.25	6.08%

VENETIAN COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2022/2023 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

2022/2023 O&M Budget		\$1,679,579.40
Collection Cost @ 2%		\$35,735.73
Early Payment Discount @ 4%		\$71,471.46
2022/2023 Total		\$1,786,786.60
2022/2023 River Club Budget		\$1,631,090.48
Collection Cost @ 2%		\$34,704.05
Early Payment Discount @ 4%		\$69,408.11
2022/2023 Total		\$1,735,202.64
2022/2023 CDD Reserve Budget		\$369,283.00
Collection Cost @ 2%		\$7,857.09
Early Payment Discount @ 4%		\$15,714.17
2022/2023 Total		\$392,854.26
2022/2023 River Club Reserve Budget		\$297,957.00
Collection Cost @ 2%		\$6,339.51
Early Payment Discount @ 4%		\$12,679.02
2022/2023 Total		\$316,975.53
2021/2022 O&M/River Club/Reserve Budget		\$3,809,786.00
2022/2023 O&M/River Club/Reserve Budget		\$3,977,909.88
Total Difference		\$168,123.88

	PER UNIT ANNUAL ASSESSMENT		Proposed Increase / Decrease	
	2021/2022	2022/2023	\$	%
CDD Reserve - Classic	\$281.21	\$281.21	\$0.00	0.00%
River Club Reserve - Classic	\$230.19	\$230.19	\$0.00	0.00%
Total	\$4,138.64	\$3,980.49	-\$158.15	-3.82%
Series 2022A-1 Debt Service - Estate	\$357.63	\$253.66	-\$103.97	-29.07%
Series 2022A-2 Debt Service - Estate	\$1,031.43	\$809.92	-\$221.51	-21.48%
CDD O&M - Estate	\$1,222.21	\$1,279.02	\$56.81	4.65%
River Club - Estate	\$1,187.88	\$1,260.13	\$72.25	6.08%
CDD Reserve - Estate	\$281.21	\$281.21	\$0.00	0.00%
River Club Reserve - Estate	\$230.19	\$230.19	\$0.00	0.00%
Total	\$4,310.55	\$4,114.13	-\$196.42	-4.56%
Series 2022A-2 Debt Service - Golf Club	\$437.23	\$344.21	-\$93.02	-21.27%
CDD O&M - Golf Club	\$1,222.21	\$1,279.02	\$56.81	4.65%
CDD Reserve - Golf Club	\$281.21	\$281.21	\$0.00	0.00%
Total	\$1,940.65	\$1,904.44	-\$36.21	-1.87%
Series 2022A-2 Debt Service - Office	\$856.91	\$672.23	-\$184.68	-21.55%
CDD O&M - Office	\$1,222.21	\$1,279.02	\$56.81	4.65%
CDD Reserve - Office	\$281.21	\$281.21	\$0.00	0.00%
Total	\$2,360.33	\$2,232.46	-\$127.87	-5.42%

VENETIAN COMMUNITY DEVELOPMENET DISTRICT

FISCAL YEAR 2022/2023 O&M & DEBT SERVICE ASSESSMENT SCHEDULE

CDD O&M BUDGET		\$1,679,579.40	CDD RESERVE BUDGET		\$369,283.00	RIVER CLUB BUDGET		\$1,631,090.48	RIVER CLUB RESERVE BUDGET		\$297,957.00
COLLECTION COSTS @	2.0%	\$35,735.73	COLLECTION COSTS @	2.0%	\$7,857.09	COLLECTION COSTS @	2.0%	\$34,704.05	COLLECTION COSTS @	2.0%	\$6,339.51
EARLY PAYMENT DISCOUNT @	4.0%	\$71,471.46	EARLY PAYMENT DISCOUNT @	4.0%	\$15,714.17	EARLY PAYMENT DISCOUNT @	4.0%	\$69,408.11	EARLY PAYMENT DISCOUNT @	4.0%	\$12,679.02
TOTAL CDD O&M ASSESSMENT		<u>\$1,786,786.60</u>	TOTAL CDD RESERVE ASSESSMENT		<u>\$392,854.26</u>	TOTAL RIVER CLUB ASSESSMENT		<u>\$1,735,202.64</u>	TOTAL RIVER CLUB RESERVE ASSESSMENT		<u>\$316,975.53</u>

UNITS ASSESSED				ALLOCATION OF CDD O&M ASSESSMENT					ALLOCATION OF CDD RESERVE ASSESSMENT					ALLOCATION OF RIVER CLUB ASSESSMENT					ALLOCATION OF RIVER CLUB RESERVE ASSESSMENT				
PRODUCT TYPE	O&M	SERIES 2022A-1	SERIES 2022A-2	CDD O&M UNITS	TOTAL EAU's	% TOTAL EAU's	CDD O&M PER PARCEL	CDD O&M PER LOT	CDD RESERVE UNITS	TOTAL EAU's	% TOTAL EAU's	CDD RESERVE PER PARCEL	CDD RESERVE PER LOT	RIVER CLUB UNITS	TOTAL EAU's	% TOTAL EAU's	RIVER CLUB PER PARCEL	RIVER CLUB PER LOT	RIVER CLUB RESERVE UNITS	TOTAL EAU's	% TOTAL EAU's	RESERVE PER PARCEL	RESERVE PER LOT
		SERIES ^{(1) (2)}	SERIES ^{(1) (2)}																				
Quad	172	170	170	172	172.00	12.31%	\$219,990.91	\$1,279.02	172	172.00	12.31%	\$48,368.60	\$281.21	172	172.00	12.49%	\$216,742.81	\$1,260.13	172	172.00	12.49%	\$39,593.17	\$230.19
Courtyard	254	254	254	254	254.00	18.18%	\$324,870.29	\$1,279.02	254	254.00	18.18%	\$71,428.05	\$281.21	254	254.00	18.45%	\$320,073.69	\$1,260.13	254	254.00	18.45%	\$58,468.98	\$230.19
Villa	414	413	413	414	414.00	29.63%	\$529,512.99	\$1,279.02	414	414.00	29.63%	\$116,422.09	\$281.21	414	414.00	30.07%	\$521,694.91	\$1,260.13	414	414.00	30.07%	\$95,299.83	\$230.19
Classic	372	369	369	372	372.00	26.63%	\$475,794.28	\$1,279.02	372	372.00	26.63%	\$104,611.15	\$281.21	372	372.00	27.02%	\$468,769.34	\$1,260.13	372	372.00	27.02%	\$85,631.73	\$230.19
Estate	165	164	164	165	165.00	11.81%	\$211,037.79	\$1,279.02	165	165.00	11.81%	\$46,400.11	\$281.21	165	165.00	11.98%	\$207,921.88	\$1,260.13	165	165.00	11.98%	\$37,981.82	\$230.19
Golf Club	9		9	9	9.00	0.64%	\$11,511.15	\$1,279.02	9	9.00	0.64%	\$2,530.92	\$281.21	0	0.00	0.00%	\$0.00	\$0.00	0	0.00	0.00%	\$0.00	\$0.00
Office	11		11	11	11.00	0.79%	\$14,069.19	\$1,279.02	11	11.00	0.79%	\$3,093.34	\$281.21	0	0.00	0.00%	\$0.00	\$0.00	0	0.00	0.00%	\$0.00	\$0.00

GENERAL FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

The General Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all General Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

REVENUES:

Tax Roll: The District levies Non-Ad Valorem Special Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County.

Event Rental: The District may receive monies for event rentals for such things as weddings, birthday parties, etc.

Facilities Rentals: The District may receive monies for the rental of certain facilities by outside sources, for such items as office space, snack bar/restaurants etc.

EXPENDITURES – ADMINISTRATIVE:

Supervisor Fees: The District may compensate its supervisors within the appropriate statutory limits of \$200.00 maximum per meeting within an annual cap of \$4,800.00 per supervisor.

Administrative Services: The District will incur expenditures for the day to today operation of District matters. These services include support for the District Management function, recording and preparation of meeting minutes, records retention and maintenance in accordance with Chapter 119, Florida Statutes, and the District's adopted Rules of Procedure, preparation and delivery of agenda, overnight deliveries, facsimiles, and phone calls.

District Management: The District as required by statute, will contract with a firm to provide for the management and administration of the District's day-to-day needs. These services include the conducting of board meetings, workshops, the overall administration of District functions, all required state, and local filings, preparation of the annual budget, purchasing, risk management, preparing various resolutions, and all other secretarial duties requested by the District throughout the year is also reflected in this amount.

District Engineer: The District's engineer provides general engineering services to the District. Among these services are attendance at and preparation for monthly board meetings, review of construction invoices and all other engineering services requested by the district throughout the year.

Disclosure Report: The District is required to file quarterly and annual disclosure reports, as required in the District's Trust Indenture, with the specified repositories. This is contracted out to a third party in compliance with the Trust Indenture.

Trustee's Fees: The District will incur annual trustee's fees upon the issuance of bonds for the oversight of the various accounts relating to the bond issues.

Assessment Roll: The District will contract with a firm to prepare, maintain and certify the assessment roll(s) and annually levy a non-ad Valorem assessment for operating and debt service expenses.

Financial & Revenue Collections: Services of the Collection Agent include all functions necessary for the timely billing and collection and reporting of District assessments in order to ensure adequate funds to meet the District's debt service and operations and maintenance obligations. The Collection Agent also maintains and updates the District's lien book(s) annually and provides for the release of liens on the property after the full collection of bond debt levied on particular properties.

Accounting Services: Services include the preparation and delivery of the District's financial statements in accordance with Governmental Accounting Standards, accounts payable and accounts receivable functions, asset tracking, investment tracking, capital program administration and requisition processing, filing of annual reports required by the State of Florida and monitoring of trust account activity.

Auditing Services: The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting firm, once it reaches certain revenue and expenditure levels, or has issued bonds and incurred debt.

Arbitrage Rebate Calculation: The District is required to calculate the interest earned from bond proceeds each year pursuant to the Internal Revenue Code of 1986. The Rebate Analyst is required to verify that the District has not received earnings higher than the yield of the bonds.

Public Officials Liability Insurance: The District will incur expenditures for public officials' liability insurance for the Board and Staff.

Legal Advertising: The District will incur expenditures related to legal advertising. The items for which the District will advertise include, but are not limited to meeting schedules, special meeting notices, and public hearings, bidding etc. for the District based on statutory guidelines

Bank Fees: The District will incur bank service charges during the year.

Dues, Licenses & Fees: The District is required to pay an annual fee to the Department of Economic Opportunity, along with other items which may require licenses or permits, etc.

Miscellaneous Fees: The District could incur miscellaneous throughout the year, which may not fit into any standard categories.

Website Hosting, Maintenance and Email: The District may incur fees as they relate to the development and ongoing maintenance of its own website along with possible email services if requested.



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District Counsel: The District's legal counsel provides general legal services to the District. Among these services are attendance at and preparation for monthly board meetings, review of operating and maintenance contracts and all other legal services requested by the district throughout the year.

EXPENDITURES - FIELD OPERATIONS:

Security Services and Patrols: The District may wish to contract with a private company to provide security for the District.

Electric Utility Services: The District will incur electric utility expenditures for general purposes such as irrigation timers, lift station pumps, fountains, etc.

Street Lights: The District may have expenditures relating to street lights throughout the community. These may be restricted to main arterial roads or in some cases to all street lights within the District's boundaries.

Utility - Recreation Facility: The District may budget separately for its recreation and or amenity electric separately.

Gas Utility Services: The District may incur gas utility expenditures related to district operations at its facilities such as pool heat etc.

Garbage - Recreation Facility: The District will incur expenditures related to the removal of garbage and solid waste.

Solid Waste Assessment Fee: The District may have an assessment levied by another local government for solid waste, etc.

Water-Sewer Utility Services: The District will incur water/sewer utility expenditures related to district operations.

Utility - Reclaimed: The District may incur expenses related to the use of reclaimed water for irrigation.

Aquatic Maintenance: Expenses related to the care and maintenance of the lakes and ponds for the control of nuisance plant and algae species.

Fountain Service Repairs & Maintenance: The District may incur expenses related to maintaining the fountains within throughout the Parks & Recreational areas

Lake/Pond Bank Maintenance: The District may incur expenditures to maintain lake banks, etc. for the ponds and lakes within the District's boundaries, along with planting of beneficial aquatic plants, stocking of fish, mowing and landscaping of the banks as the District determines necessary.

Wetland Monitoring & Maintenance: The District may be required to provide for certain types of monitoring and maintenance activities for various wetlands and waterways by other governmental entities.



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Mitigation Area Monitoring & Maintenance: The District may be required to provide for certain types of monitoring and maintenance activities for various mitigation areas by other governmental entities.

Aquatic Plant Replacement: The expenses related to replacing beneficial aquatic plants, which may or may not have been required by other governmental entities.

General Liability Insurance: The District will incur fees to insure items owned by the District for its general liability needs

Property Insurance: The District will incur fees to insure items owned by the District for its property needs

Entry and Walls Maintenance: The District will incur expenditures to maintain the entry monuments and the fencing.

Landscape Maintenance: The District will incur expenditures to maintain the rights-of-way, median strips, recreational facilities including pond banks, entryways, and similar planting areas within the District. These services include but are not limited to monthly landscape maintenance, fertilizer, pesticides, annuals, mulch, and irrigation repairs.

Irrigation Maintenance: The District will incur expenditures related to the maintenance of the irrigation systems.

Irrigation Repairs: The District will incur expenditures related to repairs of the irrigation systems.

Landscape Replacement: Expenditures related to replacement of turf, trees, shrubs etc.

Field Services: The District may contract for field management services to provide landscape maintenance oversight.

Miscellaneous Fees: The District may incur miscellaneous expenses that do not readily fit into defined categories in field operations.

Employees - Salaries: The District may incur expenses for employees/staff members needed for the recreational facilities such as Clubhouse Staff.

Management Contract: The District may contract with a firm to provide for the oversight of its recreation facilities.

Maintenance & Repair: The District may incur expenses to maintain its recreation facilities.

Facility Supplies: The District may have facilities that required various supplies to operate.

Telephone, Fax, Internet: The District may incur telephone, fax and internet expenses related to the recreational facilities.

Office Supplies: The District may have an office in its facilities which require various office related supplies.

Clubhouse - Facility Janitorial Service: Expenses related to the cleaning of the facility and related supplies.

Pool Service Contract: Expenses related to the maintenance of swimming pools and other water features.



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Pool Repairs: Expenses related to the repair of swimming pools and other water features.

Security System Monitoring & Maintenance: The District may wish to install a security system for the clubhouse

Clubhouse Miscellaneous Expense: Expenses which may not fit into a defined category in this section of the budget

Athletic/Park Court/Field Repairs: Expense related to any facilities such as tennis, basketball etc.

Special Events: Expenses related to functions such as holiday events for the public enjoyment

Miscellaneous Fees: Monies collected and allocated for fees that the District could incur throughout the year, which may not fit into any standard categories.

Miscellaneous Contingency: Monies collected and allocated for expenses that the District could incur throughout the year, which may not fit into any standard categories.

Capital Outlay: Monies collected and allocated for various projects as they relate to public improvements.

RESERVE FUND BUDGET **ACCOUNT CATEGORY DESCRIPTION**

The Reserve Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all Reserve Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

REVENUES:

Tax Roll: The District levies Non-Ad Valorem Special Assessments on all of the assessable property within the District to pay for operating expenditures incurred during the Fiscal Year. The assessments may be collected in two ways. The first is by placing them on the County's Tax Roll, to be collected with the County's Annual Property Tax Billing. This method is only available to land properly platted within the time limits prescribed by the County.

Off Roll: For lands not on the tax roll and that is by way of a direct bill from the District to the appropriate property owner.

Developer Contributions: The District may enter into a funding agreement and receive certain prescribed dollars from the Developer to off-set expenditures of the District.

Miscellaneous Revenues: The District may receive monies for the sale or provision of electronic access cards, entry decals etc.



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EXPENDITURES:

Capital Reserve: Monies collected and allocated for the future repair and replacement of various capital improvements such as club facilities, swimming pools, athletic courts, roads, etc.

Capital Outlay: Monies collected and allocated for various projects as they relate to public improvements.

DEBT SERVICE FUND BUDGET ACCOUNT CATEGORY DESCRIPTION

The Debt Service Fund Budget Account Category Descriptions are subject to change at any time depending on its application to the District. Please note, not all Debt Service Fund Budget Account Category Descriptions are applicable to the District indicated above. Uses of the descriptions contained herein are intended for general reference.

REVENUES:

Special Assessments: The District may levy special assessments to repay the debt incurred by the sale of bonds to raise working capital for certain public improvements. The assessments may be collected in the same fashion as described in the Operations and Maintenance Assessments.

EXPENDITURES – ADMINISTRATIVE:

Bank Fees: The District may incur bank service charges during the year.

Debt Service Obligation: This would be a combination of the principal and interest payment to satisfy the annual repayment of the bond issue debt.



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Tab 8

RESOLUTION 2022-07

THE ANNUAL APPROPRIATION RESOLUTION OF THE VENETIAN COMMUNITY DEVELOPMENT DISTRICT (THE "DISTRICT") RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2022, AND ENDING SEPTEMBER 30, 2023

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June, 2022, submitted to the Board of Supervisors (the "Board") a proposed budget for the next ensuing budget year along with an explanatory and complete financial plan for each fund of the Venetian Community Development District, pursuant to the provisions of Section 190.008(2)(a), Florida Statutes; and

WHEREAS, at least sixty (60) days prior to the adoption of the proposed annual budgets ("**Proposed Budget**"), the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), Florida Statutes; and

WHEREAS, the Board set August 22, 2022 as the date for a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), Florida Statutes; and

WHEREAS, the District Manager posted the Proposed Budget on the District's website at least two days before the public hearing or transmitted the Proposed Budget to the manager or administrator of the City of Venice for posting on its website; and

WHEREAS, Section 190.008(2)(a), Florida Statutes, requires that, prior to October 1st of each year, the District Board by passage of the Annual Appropriation Resolution shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

WHEREAS, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE VENETIAN COMMUNITY DEVELOPMENT DISTRICT:

Section 1. Budget

- a. That the Board of Supervisors has reviewed the District Manager's Proposed Budget, a copy of which is on file with the office of the District Manager and at the District's Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.

- b. That the District Manager's Proposed Budget, attached hereto as Exhibit "A," as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), Florida Statutes, and incorporated herein by reference; provided, however, that the comparative figures contained in the adopted budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures for Fiscal Year 2022 and/or revised projections for Fiscal Year 2023.
- c. That the adopted budget, as amended, shall be maintained in the office of the District Manager and at the District's Records Office and identified as "The Budget for the Venetian Community Development District for the Fiscal Year Ending September 30, 2023," as adopted by the Board of Supervisors on August 22, 2022.
- d. The final adopted budget shall be posted by the District Manager on the District's official website within thirty (30) days after adoption or shall be transmitted to the manager or administrator of the City of Venice for posting on its website.

Section 2. Appropriations

There is hereby appropriated out of the revenues of the Venetian Community Development District, for the fiscal year beginning October 1, 2022, and ending September 30, 2023, the sum of \$_____ to be raised by the levy of assessments and otherwise, which sum is deemed by the Board of Supervisors to be necessary to defray all expenditures of the District, exclusive of collection costs, during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$ _____
TOTAL RESERVE	\$ _____
TOTAL ENTERPRISE FUND	\$ _____
TOTAL ENTERPRISE FUND RESERVE	\$ _____
DEBT SERVICE FUND, SERIES 2022 A-1	\$ _____
DEBT SERVICE FUND, SERIES 2022 A-2	\$ _____
TOTAL ALL FUNDS	\$ _____

Section 3. Supplemental Appropriations

The Board may authorize by resolution, supplemental appropriations or revenue changes for any lawful purpose from funds on hand or estimated to be received within the fiscal year as follows:

- a. The Board may authorize a transfer of the unexpended balance or portion thereof of any appropriation item.
- b. The Board may authorize an appropriation from the unappropriated balance of any fund.
- c. The Board may increase any revenue or income budget amount to reflect receipt of any additional unbudgeted monies and make the corresponding change to appropriations or the unappropriated balance.

The District Manager and Treasurer shall have the power within a given fund to authorize the transfer of any unexpected balance of any appropriation item or any portion thereof, provided such transfers do not exceed Ten Thousand (\$10,000) Dollars or have the effect of causing more than 10% of the total appropriation of a given program or project to be transferred; previously approved transfers included. Such transfer shall not have the effect of causing a more than \$10,000 or 10% increase, previously approved transfers included, to the original budget appropriation for the receiving program. Other transfers within a program or project may be approved by the Board of Supervisors. The District Manager or Treasurer must establish administrative procedures which require information on the request forms proving that such transfer requests comply with this section.

Introduced, considered favorably, and adopted this 22nd day of August, 2022.

ATTEST:

**VENETIAN COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

By:_____
Chairman / Vice Chairman

Exhibit A: Fiscal Year 2022/2023 Budgets

EXHIBIT A
Fiscal Year 2022/2023 Budgets

Tab 9

RESOLUTION 2022-08

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE VENETIAN COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT; IMPOSING SPECIAL ASSESSMENTS; PROVIDING FOR THE COLLECTION AND ENFORCEMENT OF SPECIAL ASSESSMENTS, INCLUDING BUT NOT LIMITED TO PENALTIES AND INTEREST THEREON; CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENTS TO THE ASSESSMENT ROLL; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Venetian Community Development District (the "District") is a local unit of special-purpose government established pursuant to Chapter 190, Florida Statutes, for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

WHEREAS, the District is located in the City of Venice, Sarasota County, Florida (the "County"); and

WHEREAS, the District constructed or acquired various infrastructure improvements and provides certain services in accordance with the District's adopted capital improvement plan and Chapter 190, Florida Statutes; and

WHEREAS, the District's Board of Supervisors ("Board") hereby determines to undertake various operations and maintenance activities described in the District's budget for Fiscal Year 2022/2023 ("Budget"), attached hereto as Exhibit "A" and incorporated by reference herein; and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the District's budget; and

WHEREAS, the provision of such services, facilities, and operations is a benefit to lands within the District; and

WHEREAS, Chapter 190, Florida Statutes, provides that the District may impose special assessments on benefitted lands within the District; and

WHEREAS, Chapter 197, Florida Statutes, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector ("Uniform Method"); and

WHEREAS, the District has previously evidenced its intention to utilize this Uniform Method; and

WHEREAS, the District has approved an Agreement with the Property Appraiser and Tax Collector of the County to provide for the collection of the special assessments under the Uniform Method; and

WHEREAS, the District has previously levied an assessment for debt service as well as operation and maintenance assessments, which the District desires to collect on the tax roll for certain lots ("Uniform Method Property") pursuant to the Uniform Method and which is also indicated on Exhibits "A" and the District's Assessment Roll (as identified below); and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the special assessments for operations and maintenance in the amount set forth in the Budget; and

WHEREAS, it is in the best interests of the District to adopt the assessment roll of the Venetian Community Development District (the "Assessment Roll") incorporated as a material part of this Resolution by this reference, and to certify the portion of the Assessment Roll on the Uniform Method Property to the County Tax Collector pursuant to the Uniform Method; and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll adopted herein, including that portion certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE VENETIAN COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. BENEFIT. The provision of the services, facilities, and operations as described in Exhibit "A" confers a special and peculiar benefit to the lands within the District, which benefit exceeds or equals the costs of the assessments. The allocation of the costs to the specially benefitted lands is shown in Exhibit "A" and the Assessment Roll, and is hereby found to be fair and reasonable.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapter 190 of the Florida Statutes, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on the Uniform Method Property in accordance with Exhibit "A" and the Assessment Roll. The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution.

SECTION 3. COLLECTION AND ENFORCEMENT; PENALTIES; INTEREST.

A. Uniform Method Property Assessments. The collection of the previously levied debt service assessments and the fiscal year 2022/2023 operation and maintenance special assessments on the Uniform Method Property shall be at

the same time and in the same manner as County taxes in accordance with the Uniform Method, as set forth in Exhibit "A" and the Assessment Roll.

B. Future Collection Methods. The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

SECTION 4. ASSESSMENT ROLL. The District's Assessment Roll is hereby certified. That portion of the District's Assessment Roll which includes the Uniform Method Property is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the Venetian Community Development District.

SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution, and shall amend the District's Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates in the District records.

SECTION 6. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board of Supervisors of the Venetian Community Development District.

PASSED AND ADOPTED this 22nd day of August, 2022.

ATTEST:

**VENETIAN COMMUNITY
DEVELOPMENT DISTRICT**

Secretary / Assistant Secretary

By: _____
Chairman / Vice Chairman

Exhibit A: Fiscal Year 2022/2023 Budget
Exhibit B: Assessment Roll

EXHIBIT A
Fiscal Year 2022/2023 Budgets

Exhibit B
Assessment Roll

Assessment roll is maintained in the District's official records and is available upon request. Certain exempt information may be redacted prior to release in compliance with Chapter 119, Florida Statutes.

Tab 10

FIFTH ADDENDUM TO THE CONTRACT FOR PROFESSIONAL DISTRICT SERVICES

This Fifth Addendum to the Contract for Professional District Services (this “**Addendum**”), is made and entered into as of the 1st day of October, 2022 (the “**Effective Date**”), by and between **Venetian Community Development District**, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes, located in Sarasota 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 1, 2016 (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.

(Remainder of this page is left blank intentionally)

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: _____

VENETIAN 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

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:	\$2,142.42	\$25,709
Administrative:	\$535.58	\$6,427
Accounting:	\$1,945.33	\$23,344
Financial & Revenue Collections:	\$446.33	\$5,356
Assessment Roll ⁽¹⁾	<u> </u>	<u>\$5,356</u>
Total Standard On-Going Services:	\$5,069.67	\$66,192

(1) Assessment Roll is paid in one lump-sum after the time the roll is completed (October)

ADDITIONAL SERVICES:	FREQUENCY	RATE
Extended and Continued Meetings	Hourly	\$ 261.25
Additional Meetings (includes meeting prep, attendance and drafting of minutes)	Hourly	\$ 261.25
Estoppel Requests (billed to requestor):		
One Lot (on tax roll)	Per Occurrence	\$ 100
Two+ Lots (on tax roll)	Per Occurrence	\$ 125
One Lot (direct billed by the District)	Per Occurrence	\$ 100
Two–Five Lots (direct billed by the District)	Per Occurrence	\$ 150
Six-Nine Lots (direct billed by the District)	Per Occurrence	\$ 200
Ten+ Lots (direct billed by the District)	Per Occurrence	\$ 250
Long Term Bond Debt Payoff Requests	Per Occurrence	\$ 100/Lot
Two+ Lots	Per Occurrence	Upon Request
Short Term Bond Debt Payoff Requests &		
Long Term Bond Debt Partial Payoff Requests		
One Lot	Per Occurrence	\$ 125
Two – Five Lots	Per Occurrence	\$ 200
Six – Ten Lots	Per Occurrence	\$ 300
Eleven – Fifteen Lots	Per Occurrence	\$ 400
Sixteen+ Lots	Per Occurrence	\$ 500
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
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
Litigation Support Services	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	\$ 52.00
District Manager	\$ 40.00
Accounting & Finance Staff	\$ 28.00
Administrative Support Staff	\$ 21.00

Tab 11

THIRD ADDENDUM TO THE CONTRACT FOR PROFESSIONAL AMENITY SERVICES

This Third Addendum to the Contract for Professional Amenity Services (this “**Third Addendum**”), is made and entered into as of the 2022 day of October 1st (the “**Effective Date**”), by and between Venetian Community Development District, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes, located in the Sarasota 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 Amenity Services dated October 1, 2016 (the “**Contract**”), incorporated by reference herein; and

WHEREAS, the District and the Consultant desire to amend Exhibit B 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 Exhibit B attached.

The amended Exhibit B is 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 Third Addendum as of the Effective Date.

Rizzetta & Company, Inc.

By: _____
William J. Rizzetta, President

**Venetian
Community Development District**

By: _____
Chairman of the Board of Supervisors



Rizzetta & Company

Rev. 2017-03-13 – WJR/ED

**EXHIBIT B
SCHEDULE OF FEES**

AMENITY MANAGEMENT SERVICES:

Services will be billed bi-weekly, payable in advance of each bi-week pursuant to the following schedule for the period of **October 1, 2022 to September 30, 2023.**

PERSONNEL:

Full Time Personnel (40 hours per week)

- Field Services Manager
- Administrative Assistant
- Maintenance

	ANNUAL
Budgeted Personnel Total ⁽¹⁾	\$ 196,833.
General Management and Oversight ⁽²⁾	\$ 10,200.
Total Services Cost:	\$ 207,033.

One-Time Payroll Deposit ⁽³⁾	\$ \$1,838.
- Revised payroll deposit \$15,265, minus current deposit \$13,427.	

(1). Budgeted Personnel: These budgeted costs reflect full personnel levels required to perform the services outlined in this contract. Personnel costs includes: All direct costs related to the personnel for wages, Full-Time benefits, applicable payroll-related taxes, workers' compensation, and payroll administration and processing.

(2). General Management and Oversight: The costs associated with Rizzetta & Company, Inc.'s expertise and time in the implementation of the day to day scope of services, management oversight, hiring, and training of staff.

(3). Payroll Deposit: A one-time deposit required for use in paying salaries and related costs for personnel assigned and providing services to the District. This payroll deposit is defined as one month of maximum total services costs.



Rizzetta & Company

Rev. 2017-03-13 – WJR/ED

Tab 12

RESOLUTION 2022-09

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE VENETIAN COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIME AND LOCATION FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE DISTRICT, FOR FISCAL YEAR 2022/2023, AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, Venetian Community Development District (hereinafter the "District") is a local unit of special-purpose government created and existing pursuant to Chapter 190, Florida Statutes, being situated entirely within the City of Venice, Sarasota County, Florida; and

WHEREAS, the District's Board of Supervisors (hereinafter the "Board") is statutorily authorized to exercise the powers granted to the District; and

WHEREAS, all meetings of the Board shall be open to the public and governed by the provisions of Chapter 286, Florida Statutes; and

WHEREAS, the Board is statutorily required to file annually, with the local governing authority or authorities a schedule of its regular meetings; and

WHEREAS, the District is required by Florida law to prepare an annual schedule of its regular public meetings which designates the date, time, and location of the District's meetings.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE VENETIAN COMMUNITY DEVELOPMENT DISTRICT:

1. The Fiscal Year 2022/2023 annual public meeting schedule attached hereto and incorporated by reference herein as Exhibit A is hereby approved and will be published and filed in accordance with Section 189.015(1), Florida Statutes.

2. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 22ND DAY OF AUGUST, 2022.

**VENETIAN COMMUNITY
DEVELOPMENT DISTRICT**

CHAIRMAN / VICE CHAIRMAN

ATTEST:

SECRETARY / ASST. SECRETARY

EXHIBIT "A"
BOARD OF SUPERVISORS MEETING DATES
VENETIAN COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2022/2023

October 10, 2022
October 24, 2022
November 14, 2022
December 12, 2022
January 9, 2023
January 23, 2023
February 13, 2023
February 27, 2023
March 13, 2023
March 27, 2023
April 10, 2023
April 24, 2023
May 8, 2023
May 22, 2023
June 12, 2023
June 26, 2023
July 10, 2023
July 24, 2023
August 14, 2023
August 28, 2023
September 11, 2023
September 25, 2023

All meetings will convene at 9:30 a.m., and will be held at the Venetian River Club, 502 Veneto Boulevard, North Venice, Florida 34275.

Tab 13

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.

**VENETIAN
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Venetian Community Development District was held on **Monday, July 11, 2022 at 9:30 a.m.** held at the Venetian River Club, 502 Veneto Boulevard, North Venice, Florida 34275.

Present and constituting a quorum were:

Richard Bracco	Board Supervisor, Chairman
Steve Kleinglass	Board Supervisor, Vice Chairman
Rick McCafferty	Board Supervisor, Assistant Secretary
Ernest Booker	Board Supervisor, Assistant Secretary
Ken Smaha	Board Supervisor, Assistant Secretary

Also present were:

Belinda Blandon	District Manager, Rizzetta & Company, Inc.
Andy Cohen	District Counsel –
	Persson, Cohen, Mooney, Fernandez & Jackson, P.A.
Rick Schappacher	District Engineer, Schappacher Engineering
	(via speaker phone)
Keith Livermore	Field Manager, Rizzetta & Company, Inc.
Roy Deary	Vesta Property Services
Julie Cortina	Vesta Property Services
Representatives	Castle Group
Representatives	Icon Management/Troon Golf
Representatives	Rizzetta & Company, Inc.
Audience	

FIRST ORDER OF BUSINESS

Call to Order

Ms. Blandon called the meeting to order and conducted the roll call.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

Mr. Bracco led the Board and audience in reciting the pledge of allegiance.

THIRD ORDER OF BUSINESS

Public Comment

Ms. Blandon opened the floor to comments from the public.

Mr. Lewis advised that the POA takes comments during important and impactful

issues, and he requested that the CDD Board do the same. He further advised that courtesy services for the River Club have been completed by Comcast and a credit has been requested due to delays by Comcast. Mr. Lewis spoke regarding challenges related to the Nature Trail and the POA may be moving forward with restricted access; he asked that existing contracts and those going forward be modified to address the restricted access of the Nature Trail.

Mr. Schaid spoke regarding the effectiveness of office space for the POA; he advised that the Golf Course will be serving the POA with a thirty-day notice to vacate. He asked that the Board and/or the District Engineer assist in pushing the permitting through with the City. Mr. Kleinglass provided a response to Mr. Schaid regarding the status of the permit.

FOURTH ORDER OF BUSINESS

Consideration of Settlement and Documents Related to Venetian CDD vs. City of Venice (under separate cover)

Ms. Blandon advised that the settlement documents have not been received to date and she recommended tabling this item. Mr. Bracco advised that the City must accept the settlement prior to the CDD Board reviewing the documents.

FIFTH ORDER OF BUSINESS

Consideration of Proposals Received in Response to the RFP for Amenity Management and Presentation by Proposing Entities

Ms. Blandon advised that proposals for Amenity Management were received from Castle Group, ICON Management, and Rizzetta & Company, Inc.

Mr. Cohen reviewed the process of issuing the RFP as well as the addendum issued, and the proposals received. He reviewed the scoring sheet as provided in the RFP packet. Mr. Cohen reviewed the options available to the Board. Discussion ensued regarding receiving only three proposals.

Mr. McCafferty recommended adding Vesta as item number four as they had submitted a response to the letter regarding extending their termination date. The Board concurred.

Ms. Blandon introduced Ms. Fiona DiDomenico, Regional President of Castle Group. Ms. DiDomenico provided an overview of Castle Group and presented a PowerPoint presentation. Mr. Jayson Salter, Director of Food & Beverage of Castle Group, provided a presentation to the Board related to the Food & Beverage aspect of the Castle Group proposal. Ms. DiDomenico spoke regarding the systems, weekly updates, and action lists, of Castle Group and thanked the Board for the opportunity to make a presentation. Ms. DiDomenico and Mr. Salter responded to questions from the Board.

The Board took a brief recess at 10:33 a.m. and was back on the record at 10:41a.m.

Ms. Blandon introduced Mr. Bill Bower, Senior Vice President of ICON Management. Mr. Bower thanked the Board for the opportunity to present and introduced Mr. Greg Leisher of Troon Golf and Mr. Alan Peters, Culinary Director of ICON, and Mr. Dominic Grey of Troon Golf. Mr. Bower provided an introduction to ICON Management to the Board. Mr. Leisher, Vice President of Business Development, spoke regarding Troon Golf acquiring ICON Management as well as introducing the various entities of Troon including Real Food. Mr. Bower spoke regarding the ICON team and resources as well as ICON's history with Venetian. Mr. Leisher spoke regarding the small company approach with regional resources. Mr. Peters spoke regarding the food and beverage aspect of managing a club. Mr. Leisher spoke regarding the Troon/ICON relationship and the vendor relationships that brings to Venetian as well as training and development of talent. Mr. Bower, Mr. Peters, and Mr. Leisher responded to questions from the Board.

The Board took a brief recess at 11:48 a.m. and was back on the record at 11:57 a.m.

Ms. Blandon introduced Mr. Michael Rodriguez of Rizzetta & Company. Mr. Rodriguez spoke regarding the proposal as prepared by Rizzetta & Company, Sterling Spoon and Tennis Connection. Mr. Rodriguez introduced Mr. Doug Bremly, Chef, General Manager, and Market Partner, of Sterling Culinary Spoon who introduced Mr. John Metz, CEO, Executive Chef, and President of Sterling Culinary. Mr. Bremly provided a presentation to the Board. Mr. Dave Freiman of Tennis Connection provided an overview of the Tennis Connection team. Mr. Rodriguez provided an additional presentation to the Board; he introduced current clubhouse manager, Ms. Rodriguez. Ms. Rodriguez spoke regarding the experience of the Rizzetta staff and customer service. Mr. Rodriguez, Mr. Mastrianni, Mr. Freiman, and Mr. Bremly responded to questions from the Board.

The Board took a brief recess at 1:00 p.m. and was back on the record at 1:06 p.m.

Ms. Blandon advised that the Board added Vesta to the agenda and Mr. Roy Deary and Ms. Julie Cortina were present on behalf of Vesta. Mr. McCafferty thanked Mr. Deary and Ms. Cortina for waiting and attending the meeting. Mr. Bracco thanked Mr. Deary for his response to staying on longer than the termination date of July 21st; he advised that Vesta has agreed to stay through the end of the month or through the end of the calendar year although he asked if they could stay through the end of the current fiscal year. Mr. Deary discussed options available to the Board; he advised that if the Board decided today to go with Castle Management, Vesta would stay on through the end of the current fiscal year, however; if the Board decided today to proceed with another company or not make a decision then Vesta would stay on either through the end of the month or the end of the calendar year, as was provided in writing. Mr. Kleinglass thanked Mr. Deary and Ms. Cortina for staying throughout the meeting. Mr. Deary responded to questions from the Board.

Mr. McCafferty advised that more time is needed, and he is not ready to make a decision on a new management company today and he would like to extend Vesta through the end of the year. Mr. Bracco concurred. Mr. Booker spoke regarding the challenges that

Vesta faced in taking over management of the River Club and advised that he is in favor of keeping Vesta on through the end of the year. Mr. Bracco advised that if Ms. Cortina had been involved since January, this discussion would not be taking place; he spoke regarding the positive changes in Vesta. He advised that he is in favor of keeping Vesta through the end of the year.

Mr. Cohen advised that the Board can make a decision to keep Vesta under contract through the end of the year, although he would need to draft an addendum to memorialize the decision.

Mr. Smaha agreed that more time is needed although it would be great to hear from other companies; he advised that he is not ruling Vesta out as under the right circumstances, Vesta could do great things.

Mr. Booker asked if there is a current General Manager in place and whether that General Manager also manages tennis. Mr. Bracco advised that he believes that Ms. Cortina is interim General Manager. Ms. Cortina confirmed that she is the interim General Manager and is in charge of tennis.

On a Motion by Mr. Bracco, seconded by Mr. Booker, with all in favor, the Board Directed Counsel to Prepare an Addendum to Retain Vesta Until the End of December for River Club Management, for the Venetian Community Development District.

Mr. Cohen advised that he will prepare an Addendum. He further advised that with the Board's decision to retain Vesta through the end of the year, the Board must now determine what to do with the bids received; the Board can reject all bids or keep bids open; he advised that the Board can keep the bids open for 120 days. Board discussion ensued.

Mr. Bracco recommended putting off discussion regarding changing of Fitness Fees until a later date as the last time fitness fees were changed, it was done in July or August and some residents were upset that a decision was made when a lot of residents were not in town.

The Board advised they would like to keep the bids open for discussion at the July 25th meeting.

SIXTH ORDER OF BUSINESS

Supervisor Requests and Comments

Ms. Blandon opened the floor to Supervisor requests and comments.

Mr. McCafferty inquired as to the status of the rejuvenation of the roadways. Mr. Bracco advised that the rejuvenation was postponed until after the suit with the City is concluded.

Mr. Bracco advised that regarding Pickleball, at the City Council meeting, a continuance was accepted, until September 27th, and the Council recommended mediation;

Mr. Bracco proposed that he reach out to the resident who submitted the appeal and suggest mediation, possibly with the Venetian resident who is a former City Council member serving as a mediator. Discussion ensued.

Mr. Bracco advised of the status of the Fidelity investments.

Mr. Bracco advised that approval for umbrellas and furniture was provided for the pool area and the not to exceed was exceeded by \$900.00. Mr. Cohen advised that no action is necessary provided that the Board is aware.

Mr. Bracco advised that he met with Heritage, and they are interested in either a long-term lease or purchase of the River Club. He advised that he has a call with Heritage tomorrow at 4:00 p.m. to listen to what Heritage has to say; he advised that should this ever come to fruition it will be months down the road and there are a variety of challenges that would be faced. Mr. Bracco advised that he will send a summary of the phone call to the Board so that a discussion can be held at a future meeting.

Mr. Kleinglass provided an update on the tiki bar; he advised that some of the construction crew had some health issues which caused delays. He advised that a pre-construction meeting was held and construction should begin this week. Mr. Kleinglass advised that the landscaping items that needed to be removed have been removed; he further advised that the recreation pool will remain closed until it is safe to reopen.

SEVENTH ORDER OF BUSINESS

Adjournment

Ms. Blandon advised there is no further business to be conducted and asked for a motion to adjourn.

On a Motion by Mr. McCafferty, seconded by Mr. Kleinglass, with all in favor, the Board adjourned the meeting at 1:54 p.m., for the Venetian Community Development District.

Secretary / Assistant Secretary

Chairman / Vice Chairman

Tab 14

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.

**VENETIAN
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Venetian Community Development District was held on **Monday, July 25, 2022 at 9:32 a.m.** held at the Venetian River Club, 502 Veneto Boulevard, North Venice, Florida 34275.

Present and constituting a quorum were:

Richard Bracco	Board Supervisor, Chairman
Steve Kleinglass	Board Supervisor, Vice Chairman
Ernest Booker	Board Supervisor, Assistant Secretary
Ken Smaha	Board Supervisor, Assistant Secretary (via speaker phone)

Also present were:

Belinda Blandon	District Manager, Rizzetta & Company, Inc.
Andy Cohen	District Counsel –
	Persson, Cohen, Mooney, Fernandez & Jackson, P.A.
	(via speaker phone)
Mark Hanson	Special Counsel, The Law Offices of Lobeck & Hanson
Rick Schappacher	District Engineer, Schappacher Engineering
Keith Livermore	Field Manager, Rizzetta & Company, Inc.
Ginger Anzalone	Vesta Property Services
Julie Cortina	Vesta Property Services
Audience	

FIRST ORDER OF BUSINESS

Call to Order

Ms. Blandon called the meeting to order and conducted the roll call.

Ms. Blandon asked for a motion to allow Mr. Smaha to participate in the meeting and vote via speaker phone.

On a Motion by Mr. Booker, seconded by Mr. Bracco, with all in favor, the Board Allowed Mr. Smaha to Participate in the Meeting and Vote via Speaker Phone, for the Venetian Community Development District.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

Mr. Bracco led the Board and audience in reciting the pledge of allegiance.

THIRD ORDER OF BUSINESS

Public Comment

Ms. Blandon opened the floor to comments from the public.

Mr. Cassell provided a copy of the petition for no pickleball courts and read it into the record, he advised that there are currently over one thousand signatures and City Council has the original.

Ms. Schimberg addressed the Board regarding the RFP that were presented at the last meeting for Amenity Management; she advised that she does not feel that any of the proposals meet the needs of the community. Ms. Schimberg recommended creating an ad hoc committee to review the proposals. Ms. Schimberg advised that she is still waiting for an apology from the District Engineer regarding his comments related to the pickleball petition.

Mr. Faford advised that he reviewed the minutes related to fees for amenities; he advised that he does sit on the Racquet Sports Advisory Committee, and he voted in favor of charging for use of the ball machine although he believes that \$20 per hour is too much.

Ms. Blandon recommended moving item 5.F to beginning of the Agenda, the Board concurred.

FOURTH ORDER OF BUSINESS

**Discussion and Consideration of
Settlement Documents Re VCDD vs
City of Venice**

Ms. Blandon asked if there were any questions related to the settlement documents. Mr. Bracco advised that he has no questions. Mr. Booker asked if the District can proceed against the City should an issue occur in the future. Mr. Hanson advised that is correct that there was a change to the documents to make that explicit and to define that the settlement is to resolve the existing dispute. He asked Mr. Hanson if this is a reasonable and fair resolution of the action against the City. Mr. Hanson confirmed and recommended approval of the agreement for content and substance. Mr. Kleinglass asked if there were negotiations. Mr. Hanson advised there were negotiations. Mr. Kleinglass inquired as to the District settling for roughly a quarter of the initial claim. Mr. Bracco advised that it is more than half of what was discussed in the shade meeting. Discussion ensued.

On a Motion by Mr. Bracco, seconded by Mr. Kleinglass, with all in favor, the Board Approved the Settlement Documents Related to the Suit Against the City of Venice, Subject to Review and Approval by Counsel for the Third Party, AIA, and Further Authorized the Chairman to Execute the Final Documents, for the Venetian Community Development District.

Mr. Bracco advised that he would like to move the continued public hearing to be next.

FIFTH ORDER OF BUSINESS

**Continued Public Hearing to Adopt
New Fees and Amendments to the
Rules for Usage of the River Club**

Ms. Blandon asked for a motion to reconvene the public hearing.

On a Motion by Mr. Booker, seconded by Mr. Kleinglass, with all in favor, the Board Re-Opened the Public Hearing to Adopt New Fees and Amendments to the Rules for Usage of the River Club, for the Venetian Community Development District.

Mr. Bracco advised that he does not believe this is a good time to make any amendments to the fees and he recommended closing the hearing at this time.

Mr. Cohen advised that in order to take this item up at a later date, it would need to be re-advertised. He reminded the Board that it previously approved the room set up fees.

Mr. Smaha advised that he had made a motion to adjust fees and he would now like to withdraw that motion.

On a Motion by Mr. Bracco, seconded by Mr. Smaha, with three in favor and Mr. Booker opposed, the Board Closed the Public Hearing to Adopt New Fees and Amendments to the Rules for Usage of the River Club, for the Venetian Community Development District.

SIXTH ORDER OF BUSINESS

**Consideration of Resolution 2022-06,
Adopting New Fees, and Amendments
to the Rules for Usage of the River Club**

Ms. Blandon asked if there were any questions related to the resolution.

On a Motion by Mr. Bracco, seconded by Mr. Booker, with all in favor, the Board Adopted Resolution 2022-06, New Fees and Amendments to the Rules for Usage of the River Club, Subject to Amendments as Noted on the Record, for the Venetian Community Development District.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. District Engineer

Mr. Schappacher advised that the bank work for ponds 15 and 16 is beginning today and in addition to that, there are two spots on pond five where there was bad erosion that will also be repaired. Mr. Schappacher advised that the tennis grate has been completed. He advised that there is one place on Martellago where the edge of the asphalt is bad and has some potholes, he

advised that he has requested a proposal for a patch. Mr. Schappacher advised that Mr. Livermore has brought some erosion to his attention on Mestre and the erosion is on the lot lines and being caused by the residents' home; he recommended that the Board review this area as any repairs to the bank would not fix the cause. He recommended that the residents get together to work on the drainage issue causing the erosion. Mr. Livermore advised that he is reaching out to the residents to make the needed repairs.

Mr. Kleinglass advised that he believes that Comcast is spray painting the roadways and sidewalks. Mr. Schappacher advised that the markings will fade and eventually wash itself out.

Ms. Blandon recommended covering the LMP Sod Proposals for lake bank work. Mr. Livermore reviewed the proposals, #77762 totaling \$14,708 and #78146 totaling \$2,816. Mr. Bracco inquired as to where this expense would come from. Ms. Blandon advised it would be paid from reserves.

On a Motion by Mr. Bracco, seconded by Mr. Booker, with all in favor, the Board Approved the LMP Proposals for Sod Work totaling \$17,524, for the Venetian Community Development District.

B. District Counsel

Mr. Cohen advised that the Vesta Contract Addendum has been fully executed, to retain them through the end of the year. He advised that the only addition to the addendum was that Vesta is to continue working on the New Year's Party.

C. River Club

Ms. Cortina advised that they are currently preparing for season; she advised that the last event was great, and they will work with the Social and Dining Advisory Committee on more events. Ms. Cortina advised that they will be asking the Board to interview a General Manager who Vesta believes would be great for the community. She advised that costs are increasing and so menu pricing will need to be adjusted to cover the increase. Ms. Cortina advised that they are hiring for various positions. She advised that bids for resurfacing of the tennis courts will be presented at the next meeting.

Mr. Bracco advised that he has received messages regarding the cleanliness of the gym. Ms. Cortina advised that she is having the cleaning company and the gym equipment company to come in to do a thorough cleaning as will need to be done once or twice per year.

Mr. Booker inquired as to tennis staffing issues over the weekend. Ms. Cortina addressed the concerns and advised that she has brought in additional staff. Mr. Booker advised that he was impressed with some of the RFP responses, and he asked that Vesta investigate Tennis Connections.

D. Field Manager

Mr. Livermore advised that regarding chipping in the preserves rather than killing in place; he has reached out to a company that has proposed \$3,200 for chipping of the Brazilian Peppers in that specific area. Mr. Livermore advised that he is exploring the possibility of obtaining a grant to help cover the expense. Mr. Bracco recommended holding off for now but continuing to investigate the grant. Mr. Livermore advised that he will follow up with the homeowner. Mr. Smaha recommended reviewing other areas of the community that may also need to be addressed. Ms. Blandon recommended that Solitude review the property and advise of any areas that exceed the five percent tolerance.

Mr. Kleinglass inquired as to whether the issue with securing the gate for POA is taken care of. Mr. Livermore advised that the CDD owns the fence and the gate; he advised that the gate company is working on a special gate to grant card access. Discussion ensued. Mr. Kleinglass inquired as to whether the issues with access to the boardwalk have been addressed in the River Club contracts. Mr. Kleinglass advised that he will discuss with Mr. Jerry Lewis of the POA.

The Board took a recess at 10:29 a.m. and was back on the record at 10:37 a.m.

E. District Manager

Ms. Blandon reviewed the second quarter website audit and advised that the next meeting of the Board of Supervisors is scheduled for Monday, August 08, 2022 at 9:30 a.m.

Ms. Blandon advised that she will work with Mr. Hanson on finalizing the Settlement documents.

EIGHTH ORDER OF BUSINESS

Review of June 17, 2022 Landscape Inspection Report

Ms. Blandon recommended tabling this item. The Board concurred.

NINTH ORDER OF BUSINESS

Consideration of LMP Proposals for Lake Bank Sod

This item was discussed and approved in the Seventh Order of Business, District Engineer Report.

TENTH ORDER OF BUSINESS

Discussion and Consideration of Proposals Received in Response to the RFP for Amenity Management

Ms. Blandon advised that communication was sent to all bidders after the last meeting advising of the Board's decision to postpone the award. Mr. Bracco advised that at

the last meeting he was not ready to make a decision and after reviewing the bids several more times, he recommends that the Board reject all bids and start the process over. Mr. Booker advised that he would be supportive of that as he was not happy with the responses received. He advised that he would like the Board to consider having a consultant to assist in drafting the RFP to address the specific needs; he advised that the main concern is the restaurant, he recommended broadening the scope and the market to which the RFP is advertised as well as to consider fine tuning the RFP. Mr. Bracco advised that the issue at hand is whether to reject all bids and then move forward. Mr. Kleinglass advised that he would like to better understand what Mr. Bracco means by starting over. Mr. Bracco advised that he would like to start as Mr. Booker recommended, fine tuning the RFP document; he advised that he would also like to see a clear definition of cost. Mr. Bracco recommended having the RFP ready to go out in September, get responses back in early October, have time to review the proposals, and allow time for the responding firms to implement.

On a Motion by Mr. Bracco, seconded by Mr. Booker, with all in favor, the Board Rejected all Bids Received in Response to the RFP Amenity Management, for the Venetian Community Development District.

Mr. Kleinglass inquired as to consideration of hiring a Manager to run everything except the restaurant and then hiring a Manager to run just the restaurant. He advised that the restaurant is a highlight and so if a good restaurant company is hired to run just the restaurant it may be helpful. Board discussion ensued. Mr. Cohen advised that multiple RFP's can be drafted to isolate the separate entities; he further advised that a formal RFP process is not required, but it was done to cast a broader net. Further discussion ensued regarding the possibility of hiring a restaurant management company. Ms. Blandon recommended holding a workshop to discuss the options. Discussion ensued. Mr. Bracco recommended placing the RFP discussion on the August 22nd agenda. The Board concurred. Discussion ensued regarding dates for an agenda item related to the RFP, should the Board decide to move forward with an RFP. Mr. Booker asked if Vesta could be retained should the Board decide it is in its best interest to do so. Mr. Cohen advised that he is sure an addendum or a new contract could be executed should Vesta be amenable.

ELEVENTH ORDER OF BUSINESS

Consideration of Cheryl Harmon Resignation from Reserve Advisory Committee

Ms. Blandon advised that a letter of resignation was received from Ms. Harmon as she is running uncontested for a CDD Board seat. She advised that an agenda item will be added to the next agenda to fill the vacancy.

On a Motion by Mr. Bracco, seconded by Mr. Booker, with all in favor, the Board Accepted the Resignation of Ms. Cheryl Harmon from the Reserve Advisory Committee, for the Venetian Community Development District.

TWELFTH ORDER OF BUSINESS

Update Regarding Tiki Bar

Mr. Kleinglass advised that the various subcontractors are on site and the project is moving forward.

Ms. Blandon advised that the invoice for the umbrellas was received, and payment will be processed.

Mr. Kleinglass advised that there have been questions as to the landscaping and paver work not being started; he advised that now is not the time in the project for landscaping and paver work. He advised that the projected completion date is October. Mr. Kleinglass advised that six palms were able to be replanted.

THIRTEENTH ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors' Meeting held on June 27, 2022

Ms. Blandon presented the minutes of the Board of Supervisors' meeting held on June 27, 2022 and asked if there were any questions, comments or changes as presented. There were none.

On a Motion by Mr. Booker, seconded by Mr. Bracco, with all in favor, the Board Approved the Minutes of the Board of Supervisors' Meeting held on June 27, 2022, for the Venetian Community Development District.

FOURTEENTH ORDER OF BUSINESS

Consideration of the Operations and Maintenance Expenditures for the Month of May 2022

Ms. Blandon advised that the expenditures for the period of May 1-31, 2022 total \$171,718.70 and asked if there were any questions. Ms. Blandon responded to questions from the Board.

On a Motion by Mr. Bracco, seconded by Mr. Kleinglass, with all in favor, the Board Approved the Operations and Maintenance Expenditures for the Period of May 1-31, 2022, totaling \$171,718.70, for the Venetian Community Development District.

FIFTEENTH ORDER OF BUSINESS

Consent Items

Ms. Blandon advised that the consent items consist of the Fitness and Pool Advisory Committee Meeting Minutes of May 18, 2022, and the Racquet Sports Advisory Committee Meeting Minutes of May 09, 2022. She asked if there were any questions. There were none.

On a Motion by Mr. Bracco, seconded by Mr. Booker, with all in favor, the Board Accepted the Consent Items, for the Venetian Community Development District.

SIXTEENTH ORDER OF BUSINESS

Supervisor Requests and Comments

Ms. Bandon opened the floor to Supervisor requests and comments.

Mr. Bracco advised that he sent a note to Supervisors regarding his meeting with Heritage; he advised that their interest in the River Club is more along the lines of a long-term lease rather than purchase. He advised that Heritage will request some information from Rizzetta and will do their due diligence in the process. Ms. Bandon advised that she has spoken with Accounting and Finance and will be responding to questions received.

Ms. Bandon advised of an incident at the guardhouse where a former resident tailgated someone into the community and the gate came down on his vehicle; she advised he is now pursuing the District and the insurance company has denied the claim after review of the video footage. Mr. Cohen advised that should the individual reach out to the Board he recommends that members do not engage the individual but direct him back to District Management.

Mr. Bracco advised that the reinvestment of funds at Fidelity has been completed.

Mr. Kleinglass provided an update on the POA office renovation; he advised that he does not know if the permit has been issued yet.

Mr. Booker advised that at the recent Pool & Fitness Advisory Committee meeting, there was discussion regarding unauthorized use of the pool and so he has asked that Mr. Livermore review the RFID system and he recommended that a system be implemented for monitoring access. Discussion ensued.

Mr. Smaha advised that he will follow up with Ms. Bandon and Ms. Smith regarding the River Club Capital Project account.

SEVENTEENTH ORDER OF BUSINESS

Adjournment

Ms. Bandon advised there is no further business to be conducted and asked for a motion to adjourn.

On a Motion by Mr. Kleinglass, seconded by Mr. Booker, with all in favor, the Board adjourned the meeting at 11:25 a.m., for the Venetian Community Development District.

Secretary / Assistant Secretary

Chairman / Vice Chairman

Tab 15

VENETIAN COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · FT. MYERS, FLORIDA 33912 - (831) 933-5571
MAILING ADDRESS · 3434 COLWELL AVENUE · SUITE 200 · TAMPA, FLORIDA 33614
venetiancdd.org

Operation and Maintenance Expenditures June 2022 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from June 1, 2022 through June 30, 2022. This does not include expenditures previously approved by the Board.

The total items being presented: **\$160,340.95**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Venetian Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2022 Through June 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Allied Universal Security Services, LLC	004617	12794429	Security Services 04/29/22-05/26/22	\$ 26,310.42
AMF Mark Mobile Welding, LLC	004619	2394	Weld Mail Box- 437 Montelona 06/22	\$ 100.00
Berger Toombs Elam Gaines & Frank	004620	358887	Audit Services FY2021	\$ 5,700.00
Blalock Walters, P.A.	004610	43694-000-10	Audit Response Letter 04/22	\$ 400.00
Blalock Walters, P.A.	004621	43694-000-11	Audit Response 05/22	\$ 400.00
City of Venice	004627	44300-59516 05/22	Guardhouse Water-101 Veneto BV 05/22	\$ 82.92
City of Venice	004627	76604-72272 05/22	111 Asti CT 05/22	\$ 5.71
Clean Sweep Parking Lot Maintenance Inc	004611	48760	Street Sweeping 05/22	\$ 418.70
Comcast Communications	004612	8535-10-050-0435487 06/22	Guard House Internet Service - 102 Citadella Drive 06/22	\$ 111.85
Comcast Communications	004633	8535100500439604 07/22	Guardhouse Phone & Internet 07/22	\$ 313.59
Florida Power & Light	20220630-1	Electric Summary 05/22	Electric Summary 05/22	\$ 3,621.84
Frontier Florida LLC	20220630-2	94148585001205135 05/22	Field Manager Phone 05/22	\$ 293.06

Venetian Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2022 Through June 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Immaculate Exteriors, LLC	004634	2523	Pressure Wash Round Abouts 06/22	\$ 12,750.00
Imperial Court Reporting, Inc.	004622	208484	Legal Services 04/22	\$ 571.85
Landscape Maintenance Professionals, Inc.	004635	166996	Fertilizer 03/22	\$ 10,305.00
Landscape Maintenance Professionals, Inc.	004635	167537	Install Plants 04/22	\$ 723.95
Landscape Maintenance Professionals, Inc.	004635	168073	Monthly Ground Maintenance & Irrigation 06/22	\$ 27,737.08
Landscape Maintenance Professionals, Inc.	004635	168175	Mulch 05/22	\$ 1,094.56
Landscape Maintenance Professionals, Inc.	004635	168199	Irrigation Repair 05/22	\$ 362.00
Landscape Maintenance Professionals, Inc.	004635	168210	Fertilizer 05/22	\$ 11,880.00
Landscape Maintenance Professionals, Inc.	004635	168299	Irrigation Repair 06/22	\$ 65.00
Landscape Maintenance Professionals, Inc.	004635	168432	Irrigation Repair 06/22	\$ 445.00
Metro PSI Corp	004636	49593	Irrigation Pumping System 06/22	\$ 17,185.13
Persson, Cohen & Mooney, P.A.	004624	2207	Legal Services 05/22	\$ 5,814.58

Venetian Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2022 Through June 30, 2022

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Phil Lentsch	004613	00034847	6 Booklets	\$ 113.39
Rizzetta & Company, Inc.	004614	INV0000068675	District Management Fees 06/22	\$ 6,204.65
Rizzetta & Company, Inc.	004629	INV0000068975	Cell Phone 05/22	\$ 50.00
Rizzetta & Company, Inc.	004630	INV0000068999	Personnel Reimbursement 06/22	\$ 7,851.03
Schappacher Engineering LLC	004631	2174	Engineering Services 05/22	\$ 8,356.00
Solitude Lake Management, LLC	004637	PI-A00826273	Lake & Pond Management Services 06/22	\$ 140.00
Solitude Lake Management, LLC	004637	PI-A00826274	Lake & Pond Management Services 06/22	\$ 4,154.79
Southworth Solutions, LLC	004615	1320	Software License Fee for 06/22	\$ 224.00
Staples Advantage	004616	3509085438	Office Supplies 05/22	\$ 57.06
Staples Advantage	004632	3510209372	Office Supplies 06/22	\$ 46.57
The Gainesville Sun	004628	0004621117	Account #526049 Legal Advertising 05/22	\$ 1,139.15
The Law Offices of Lobeck & Hanson, P.A.	004623	121851	Legal Services 05/22	\$ 2,546.00

Venetian Community Development District

Paid Operation & Maintenance Expenditures

June 1, 2022 Through June 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Universal Access, LLC	004626	AAAI1368	Service Call 05/22	\$ 1,240.00
Venetian CDD	CD212		Debit Card Replenishment	\$ 268.57
Venetian Golf & River Club	004638	44728	Effluent Water Use 06/22	\$ 1,057.50
Water Equipment Technologies of Southwest Florida LLC	004618	19939	Weekly Entrance Fountain Maintenance 05/22	<u>\$ 200.00</u>
Report Total				<u>\$ 160,340.95</u>

VENETIAN COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · FT. MYERS, FLORIDA 33912 - (831) 933-5571
MAILING ADDRESS · 3434 COLWELL AVENUE · SUITE 200 · TAMPA, FLORIDA 33614
venetiancdd.org

Operation and Maintenance Expenditures July 2022 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from July 1, 2022 through July 31, 2022. This does not include expenditures previously approved by the Board.

The total items being presented: **\$151,131.27**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Venetian Community Development District

Paid Operation & Maintenance Expenditures

July 1, 2022 Through July 31, 2022

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
A N J Excavation, LLC	004657	28	Irrigation Repair - Tennis Court Trench Drain 07/22	\$ 3,010.00
Allied Universal Security Services, LLC	004650	12930241	Security Services 05/27/2022- 06/30/2022	\$ 32,733.28
AMF Mark Mobile Welding, LLC	004639	2405	Weld Mail Box- 437 Montelona 06/22	\$ 100.00
AMF Mark Mobile Welding, LLC	004649	2409	Weld Mail Box- 437 Montelona 07/22	\$ 100.00
AMF Mark Mobile Welding, LLC	004656	2426	Weld Mail Box- 146 Seville 07/22	\$ 100.00
City of Venice	004660	44300-59516 06/22	Guardhouse Water-101 Veneto BV 06/22	\$ 67.48
Clean Sweep Parking Lot Maintenance Inc	004640	48960	Street Sweeping 06/22	\$ 418.70
Comcast Communications	004641	8535-10-050-0435487 07/22	Guard House Internet Service - 102 Citadella Drive 07/22	\$ 111.85
Comcast Communications	004661	8535100500439604 08/22	Guardhouse Phone & Internet 08/22	\$ 324.20
Ernest R Booker	004658	EB060622	Board of Supervisors Meeting 06/06/2022	\$ 100.00
Ernest R Booker	004658	EB062722	Board of Supervisors Meeting 06/27/2022	\$ 100.00
Ernest R Booker	004658	EB071122	Board of Supervisors Meeting 07/11/2022	\$ 100.00
Florida Power & Light	20220731-1	Electric Summary 06/22	Electric Summary 06/22	\$ 3,541.89

Venetian Community Development District

Paid Operation & Maintenance Expenditures

July 1, 2022 Through July 31, 2022

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Florida Power & Light	20220731-1	FPL 48890-96162 06/22	Electric Services 06/22	\$ 201.51
Florida Power & Light	20220731-1	FPL 60802-49110 06/22	Electric Services 06/22	\$ 531.18
Frontier Florida LLC	20220731-2	94148585001205135 06/22	Field Manager Phone 06/22	\$ 290.52
Frontier Florida LLC	20220731-3	94148585001205135 07/22	Field Manager Phone 07/22	\$ 289.00
Indigo, Pool, Patio, BBQ, Inc.	004662	072122 Indigo	Umbrellas 07/22	\$ 4,037.50
Innersync Studio, Ltd.	004642	20466	Website Hosting Support And Training Qtrly 07/22	\$ 384.38
Kenneth J. Smaha	004666	KS060622	Board of Supervisors Meeting 06/06/2022	\$ 100.00
Kenneth J. Smaha	004666	KS062722	Board of Supervisors Meeting 06/27/2022	\$ 100.00
Kenneth J. Smaha	004666	KS071122	Board of Supervisors Meeting 07/11/2022	\$ 100.00
Landscape Maintenance Professionals, Inc.	004663	168491	Irrigation Repairs 06/22	\$ 490.00
Landscape Maintenance Professionals, Inc.	004663	168494	Irrigation Repair 06/22	\$ 425.00
Landscape Maintenance Professionals, Inc.	004663	168661	Monthly Ground Maintenance & Irrigation 07/22	\$ 27,737.08
Landscape Maintenance Professionals, Inc.	004663	168824	Install Plants 07/22	\$ 3,459.15

Venetian Community Development District

Paid Operation & Maintenance Expenditures

July 1, 2022 Through July 31, 2022

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Landscape Maintenance Professionals, Inc.	004663	168894	Pest Control 06/22	\$ 750.00
Landscape Maintenance Professionals, Inc.	004663	168940	Remove Lava Rock and Palms 07/22	\$ 9,533.75
LLS Tax Solutions, Inc.	004643	002724	Arbitrage Rebate Calculation Series 2012	\$ 500.00
Persson, Cohen & Mooney, P.A.	004653	2312	Legal Services 06/22	\$ 4,605.75
Richard Bracco	004659	RB060622	Board of Supervisors Meeting 06/06/2022	\$ 100.00
Richard Bracco	004659	RB062722	Board of Supervisors Meeting 06/27/2022	\$ 100.00
Richard Bracco	004659	RB071122	Board of Supervisors Meeting 07/11/2022	\$ 100.00
Richard P. McCafferty	004664	RM060622	Board of Supervisors Meeting 06/06/2022	\$ 100.00
Richard P. McCafferty	004664	RM062722	Board of Supervisors Meeting 06/27/2022	\$ 100.00
Richard P. McCafferty	004664	RM071122	Board of Supervisors Meeting 07/11/2022	\$ 100.00
Rizzetta & Company, Inc.	004671	INV0000068911	Personnel Reimbursement 05/22	\$ 6,987.47
Rizzetta & Company, Inc.	004644	INV0000069310	District Management Fees 07/22	\$ 6,204.65
Rizzetta & Company, Inc.	004645	INV0000069551	Excess Meeting Time for Meeting 06/28/2022	\$ 1,045.00

Venetian Community Development District

Paid Operation & Maintenance Expenditures

July 1, 2022 Through July 31, 2022

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
Rizzetta & Company, Inc.	004646	INV0000069561	Personnel Reimbursement 06/22	\$ 6,995.61
Rizzetta & Company, Inc.	004672	INV0000069604	Cell Phone 06/22	\$ 50.00
Rizzetta & Company, Inc.	004673	INV0000069626	Personnel Reimbursement 07/22	\$ 7,086.72
Rizzetta & Company, Inc.	004665	INV0000069951	Mass Mailing 07/22	\$ 1,981.64
Rizzetta & Company, Inc.	004674	INV0000070220	Personnel Reimbursement 07/22	\$ 6,987.47
Schappacher Engineering LLC	004654	2192	Engineering Services 06/22	\$ 6,210.00
Solitude Lake Management, LLC	004667	PI-A00848912	Lake & Pond Management Services 07/22	\$ 4,154.79
Southworth Solutions, LLC	004655	1326	Software License Fee for July 07/22	\$ 224.00
Staples Advantage	004647	3511161638	Office Supplies 06/22	\$ 109.43
Staples Advantage	004668	3512917957	Office Supplies 07/22	\$ 104.62
Steven P. Kleinglass	004669	SK060622	Board of Supervisors Meeting 06/06/2022	\$ 100.00
Steven P. Kleinglass	004669	SK062722	Board of Supervisors Meeting 06/27/2022	\$ 100.00
Steven P. Kleinglass	004669	SK071122	Board of Supervisors Meeting 07/11/2022	\$ 100.00

Venetian Community Development District

Paid Operation & Maintenance Expenditures

July 1, 2022 Through July 31, 2022

Vendor Name	Check Number	Invoice Number	Invoice Description	Invoice Amount
The Law Offices of Lobeck & Hanson, P.A.	004652	122011	Legal Services 06/22	\$ 5,460.50
Venetian CDD	CD216	Debit Card Replenishment	Debit Card Replenishment	\$ 685.12
Venetian CDD	CD213	Debit Card Replenishment	Debit Card Replenishment	\$ 230.25
Venetian Golf & River Club	004670	44762	Effluent Water Use 05/22	\$ 1,113.53
Water Boy Inc	004651	00331915	Quarterly Cooler Rental 07/22-09/22	\$ 15.00
Water Boy Inc	004651	00334377	Water Delivery 07/22	\$ 43.25
Water Equipment Technologies of Southwest Florida LLC	004648	20073	Weekly Entrance Fountain Maintenance 06/22	<u>\$ 200.00</u>
Report Total				<u>\$ 151,131.27</u>

Tab 16

FINAL VERSION

**VENETIAN COMMUNITY DEVELOPMENT DISTRICT
502 VENETO BOULEVARD, NORTH VENICE, FL 34275
FACILITIES ADVISORY COMMITTEE MEETING**

Minutes: June 6, 2022

Page 1 of 7

Check if present	Attending Members	VCDD Liaison	Management Present
abs		Steve Kleinglass	
x	Mark Kissinger, Chairperson		
x	Lynn Scisco, Secretary		
x	Jill Pozarek		
on speaker phone	Bob Ruffatto	<i><u>note: motion made & seconded, all in favor to allow Bob Ruffatto to participate in meeting</u></i>	
abs	Tim Carr	<u>Tim's May 30, 2022 email to committee will be attached to minutes for the record.</u>	
x			Miles Cleary Maintenance Supv.

- 1) Call to Order: Meeting called to order:** by Chairperson Mark Kissinger at: 2 pm.
- 2) Establish Quorum** - Mark Kissinger declared quorum.

3) Public Comments/Attendance: William Phillips (resident), in attendance - no comments made. Nancy Spokowski, in attendance, on behalf of the Pool & Fitness Committee.

4) Approval of prior month's minutes: Jill Pozarek made motion/Mark Kissinger made second/all in favor to accept minutes, with typo correction. Lynn Scisco to send final version to Kari Hardwick for VCDD distribution.

5) Old Business: Bob Ruffato commented that color selection for Tiki Bar building - should be kept in mind, especially if POA plans to update color schemes for homes, in order to stay "current" with community. Jill Pozarek said POA might be having a focus group workshop (during the week) to discuss possibly updating color schemes for houses.

A) Tiki Bar update: Mark Kissinger read and distributed via email the following report from the Tiki Bar Construction Planning Meeting, held on June 1, 2022:

Tiki Bar Construction Planning Meeting: Project Timing is TentativeRiver Club

June 1, 2022

Present:

Eric Krauth – Krauth Construction, Casey Cox – Paver Installer

Chris & Bill – LMP Landscaping

Steve Kleinglass, Keith Livermore, Miles Cleary, Nancy Spokowski ,Mark Kissinger

Projected Start Date: July 5, 2022 (Not Definitive)

Project Duration: 10 – 12 Weeks

Permits not yet approved. Eric to follow-up.

· LMP to remove landscaping over July 5 – 8; Main Pool to be closed. Lap Pool used for recreational activity, but no lap lanes or fitness.

- Main Pool to be reopened after landscape removal, with access through tennis side RC entrance. Main entrance to the RC to be locked at 5:30pm. However, tennis side doors to be locked by RC guard at 9 PM. Pool deck closest to tennis courts to be barricaded by 4' fencing. Pool accessible via Riverwalk side.
- Bike racks will be moved back to barricade the bike and cart areas for the duration of the project to accommodate equipment and dumpster staging.
- Several sections of the pool entrance gate will be removed. The gate entrances will be repaired at the end of the renovation.
- Krauth to complete renovations after Landscape removal.
- Pavers to be placed following renovations. Paver company will act as subcontractor to Krauth.
- Nancy and Mark to make recommendations on replacement pavers, bar front tile, bar countertop and cabinetry.
- Keith and Lisa (membership) will coordinate resident communications.
- Keith (CDD) and Miles (Vesta) will coordinate all project management.

B) Keith Livermore stopped in to inform the Facilities Committee of the recent quote he received from Universal Access for fence, gate and access replacement in the amount of \$21,715.34. He mentioned that gates shouldn't be down if pool is to remain open during construction. The pool should probably be closed for the first 3 days at least to accommodate equipment. Mark Kissinger stated he will follow up with Eric Krauth on that matter. Six feet of fencing needs to be removed.

***The bulk of the Universal Access quote has been cut and pasted below for your convenience.

<p>Fence, Gate and Access Replacement Project:</p> <p>All New welded fence sections and gates - Custom made to fit space All 2x2 Rails and 3x3 Post Gate Posts 1/4" Fence is commercial heavy duty setup for high use.</p> <p>1- Replace complete sections of fence,gates and access to sections pool/ tennis Install all new above and underground cabling Install all new gate hardware and locks All to be Powder coated</p> <p>2 - Replace complete sections of fence,gates and access to sections fitness/ pool Install all new gate hardware and locks All to be Powder coated</p> <p>3- Replace complete sections of fence,gates and access to sections Fitness/ restroom Install all new gate hardware and locks All to be Powder coated</p> <p>4- Replace complete sections of fence,gates and access to sections pool/ tennis Install all new gate hardware and locks All to be Powder coated</p> <p>*** Customer resposable for pavers to be re-installed and fit to new</p>		<p>\$21,715.34</p>	<p>\$21,715.34</p>
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		(Qty 44) - Fence sections and post (pool/ten)n 44' -8 Post			
		(Qty 2) - Gates 42"			
		(Qty 2) - Gate Locks/ Request to exit/ Readers			
		(Qty 1) - Recabling entrie section from controlers			
		(Qty 4) - Hinges with closers			
		Installation cement and removal of pavers			
		(Qty 14) - Fence sections and post(pool/fitness)			
		(Qty 1) - Gate 36"			
		Installation cement and removal of pavers			
		(Qty 5) - Fence sections and post(Sidewalk/ Restrooms)			
		(Qty 1) - Gate 36"			
		(Qty 1) - Lock System Repairs			
		Installation cement and removal of pavers			

		(Qty 5) - Fence sections and post(Sidewalk/ Restrooms)			
		(Qty 1) - Gate 36"			
		Installation cement and removal of pavers			

SubTotal:	\$21,715.34
Shipping:	\$0.00
Sales Tax:	\$0.00
Total:	\$21,715.34

C) Pool & Fitness Committee: a very thorough update was made by Nancy Spokowski. Nancy reviewed specs for bar top and bar front, also spoke about storage closet. She said that Krauth had supplied vendor information for consideration for bar tops and tile selections. Nancy

has shopped out possibilities and it is concluded that granite should be highly considered for durability. She will visit more local vendors.

Nancy also shared with the Facilities Committee the possible selections for commercial grade Tiki Bar furniture. Nancy shared a spec sheet and drawing of Tiki seating area. She commented that the furniture budget alone would be approximately \$50,000. However, she is collecting quotes and still waiting for a third quote. She is prepared to send this information to the VCDD at the end of June. There is an approximate 9 month delivery time frame for poolside and bar furniture.

D) Air Conditioning report by Miles Cleary as follows:

Miles reported that Air360 has cancelled their maintenance contract with the CDD - River Club. He then called Veterans Air for a quote. Their representative came out and after inspection, he said that the water leak was not a leak after all. Instead, water was condensing (sweating) on the

unit because the control board needed to be reprogrammed. He reprogrammed the unit and according to Miles, it has been working fine for the past two weeks. Veterans Air representative also removed the mesh filter located on the roof, resulting in the release of negative air pressure when doors open in the building. Their maintenance quote is approximately \$3,200 per year for all of the units in the River Club. Miles will obtain a couple more quotes and present all to the VCDD as soon as possible. Bob Ruffato mentioned that the VCDD finance liaison, Ken Smaha, should be updated on this quote.

E) POA Office Space Relocation:

Miles Cleary reported that we don't have a construction start date as of yet.

F) Tim Carr's email to Facilities Committee, dated May 30, 2022 is an attachment to this draft version of minutes⁷⁷ in pdf format.

Adjournment time: meeting adjourned at 3:15 pm

Next meeting scheduled: August 1, 2022 at 2 pm.

Respectfully submitted,

Lynn Scisco
Secretary
Facilities Committee

Venetian Community Development District

502 Veneto Boulevard

North Venice, FL 34272

Fitness/Pool Advisory Committee (FPAC)

Meeting Minutes - June 13, 2022

Attending Members: Livvy Faford, Nancy Spokowski, Richard Derby, and CDD liaison Ernest Booker.

Also attending was Anthony Reyes, Food and Beverage Manager and Paul Varner, Tennis, Pool and Fitness Director

Call to order: Nancy Spokowski called the meeting to order at 10:00 AM. Quorum was established.

Approved prior minutes.

Old Business

In preparation for beginning construction on the Tiki bar, we met primarily to determine some of the final aesthetic choices.

Seating: Finish will be the same as current. Greco standard powder coat. Fabric color will be Twilight, dark blue. Subject to change. Chairs and stools will be armless in order to keep costs within the budget.

Umbrellas: Greco finish. Fabric color will be Linen, subject to change.

Tables: Greco finish.

Bar: Surface will be Granite, level 4 or better. Color TBD

Pantry cabinet: Weathered Driftwood being considered

Bar front: A decorative tile was chosen for recommendation.

New Business

A request was received for permission to have a party at the pool for about 10 children. Ernest recommended that we address the liability by requesting a "day waiver" or insurance rider. Anthony was going to check what we had used before.

Next meeting to be held July 20, 2022, 10 AM

Meeting adjourned at 11:40 AM

Minutes submitted by Richard Derby