



Rizzetta & Company

Fishhawk Community Development District IV

**Board of Supervisors' Meeting
May 7, 2026**

**District Office:
2700 S. Falkenburg Road Suite 2745
Riverview, Florida 33578
813.533.2950**

www.fishhawkcdd4.org

FISHHAWK COMMUNITY DEVELOPMENT DISTRICT IV

Lake House of FishHawk Ranch West, 6001 Village Center Drive, Lithia, FL 33547

www.fishhawkcdd4.org

Board of Supervisors	Daniel Rothrock Dayna Kennington Jeffrey Stewart Adam Brygidyr Scott Sheffield	Chair Vice Chair Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Rachel Welborn	Rizzetta & Company, Inc.
District Counsel	Erin McCormick	Erin McCormick Law, PA
District Engineer	Stephen Brletic	BDI

All cellular phones and pagers must be turned off during the meeting.

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

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 994-1001. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, 1-800-955-8771 (TTY), or 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

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

FISHHAWK COMMUNITY DEVELOPMENT DISTRICT IV

District Office – Tampa, Florida (813) 933-5571
Mailing Address – 3434 Colwell Avenue Suite 200, Tampa, Florida 33614
www.fishhawkcdd4.org

**Board of Supervisors
FishHawk Community
Development District IV**

April 29, 2026

AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of Fishhawk Community Development District IV will be held on **Thursday, May 7, 2026 at 10:00 a.m.** at the Lake House of FishHawk Ranch West, located at 6001 Village Center Drive, Lithia, Florida 33547. The following is the agenda for the meeting:

BOS MEETING:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS**
- 3. STAFF REPORTS**
 - A. Landscape Inspection Services Report.....Tab 1
 - B. Landscape Report.....Tab 2
 - i. Ratification of Red Tree Proposal.....Tab 3
 - ii. Consideration of Landscape Proposals.....Tab 4
 - C. Irrigation Report & ResponseTab 5
 - D. Aquatic Services Report.....Tab 6
 - E. District Counsel
 - F. District Engineer
 - G. HOA Property Manager
 - H. District Manager
 - i. Presentation of Registered Voter Count.....Tab 7
 - ii. Presentation of Website Compliance Report.....Tab 8
- 4. BUSINESS ITEMS**
 - A. Consideration of Resolution 2026-02; General ElectionTab 9
- 5. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of the Board of Supervisors Meeting held on March 5, 2026.....Tab 10
 - B. Consideration of Minutes of the Board of Supervisors' Meeting held on April 2, 2026Tab 11
 - C. Consideration of Operation & Maintenance Expenditures for March 2026Tab 12

6. **SUPERVISOR REQUESTS**
7. **ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 933-5571.

Sincerely,

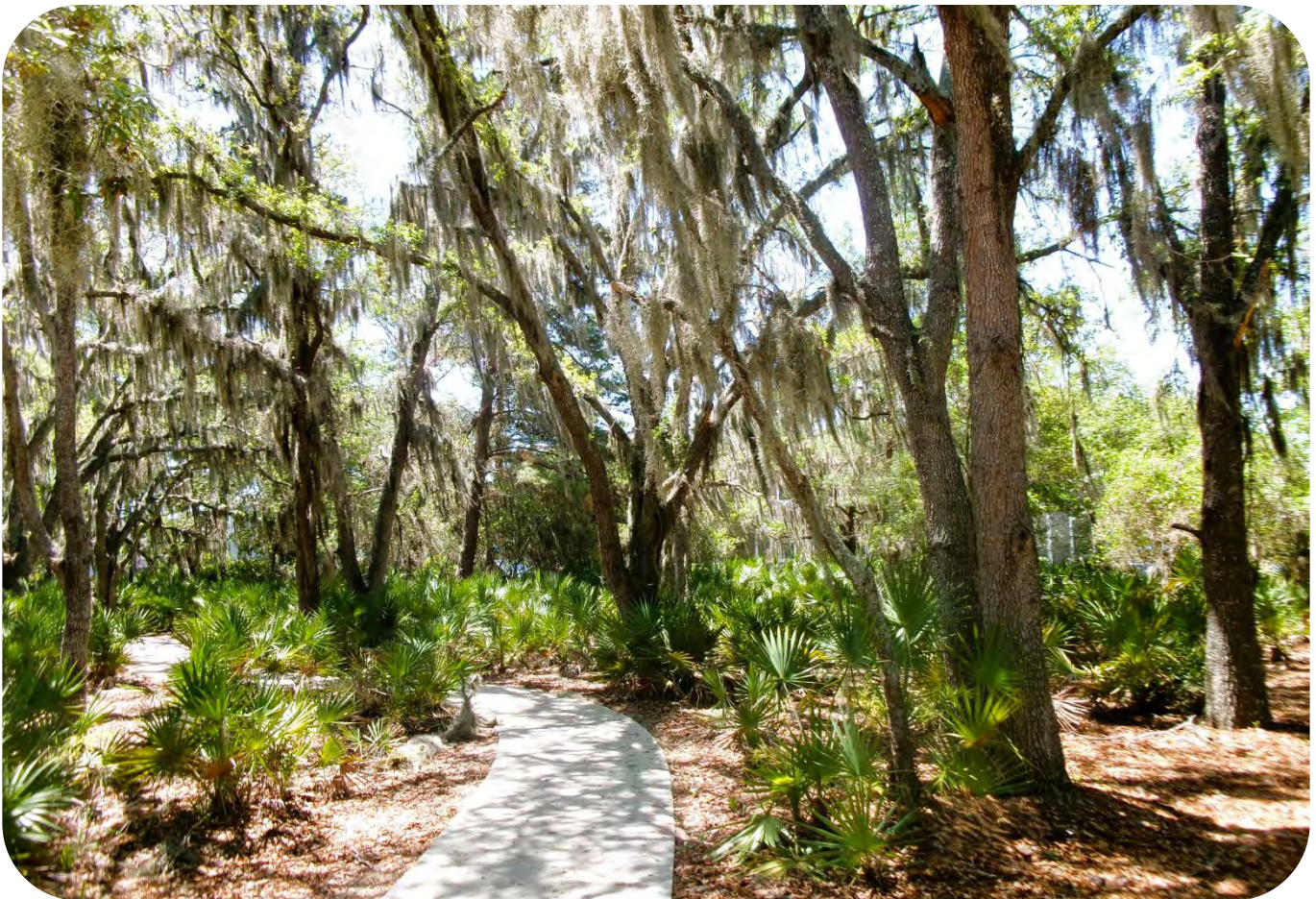
Rachel Welborn

Rachel Welborn
District Manager

Tab 1

FISHHAWK IV

COMMUNITY ASSET MANAGEMENT REPORT



April 15, 2026

Rizzetta & Company

Amiee Brodeen– Community Asset Manager



Rizzetta & Company
Professionals in Community Management

General Updates, Circa Crossing Dr, Mosaic Dr

General Updates, Recent & Upcoming Maintenance Events

- During the month of **April**, all Bahia turf should have received the second application of Pre-M. In the month of **May** all Bahia turf shall receive 900 lbs. (18 – 50 lb. bags) of Nitrogen (soluble Nitrogen applied at >/0.7 lbs. N/1000 SF).
- During the month of **April**, all St. Augustine turf should have received the second application of Pre-M. During the month of **May**, all St. Augustine turf shall receive 600 lbs. (12 - 50 lb. bags) of SRN (Slow-Release Nitrogen applied at >/2.0 lbs. N/1000 SF).
- During the month of **May**, all Palms shall receive an application of 250 lbs. (5 – 50 lb. bags) of 8N-0P2O5-12K20+4Mg fertilizer (N – Nitrogen, P – Phosphate, O – Oxygen, K – Potassium, Mg – Magnesium).
- During the month of **May**, all Ornamentals shall receive a Complete Fertilizer Formula of 1,150 lbs., (A minimum 50% Nitrogen shall be in a slow-release form).

The following are action items for RedTree to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a month. **Green text** indicates a proposal has been requested. **Blue** indicates irrigation. **Bold & Underlined question or info for BOS.** **Orange is for Staff.**

1. Throughout the Property: Oak catkins and Spanish Moss are actively dropping and accumulating across planting beds, gutters, sidewalks, and roadways, creating widespread debris conditions during seasonal shedding.

2. Aging-Out Plant Material: Loropetalum and juniper plantings are exhibiting signs of age-related decline, including thinning and reduced vigor. Replacement planning should be considered once county water restrictions are lifted.

3. Circa Crossing & Mosaic: Trash is accumulating throughout planting beds, particularly beneath large hedge areas.

4. Same Area as Above: Near the utility zone, wax myrtle shrubs are showing signs of decline. Once county water restrictions are lifted, a phased planting replacement plan....

(#4 Cont.)....for the entire CDD should be developed and presented for consideration. (Pic 4)



Circa Crossing Dr, Mosaic Dr

5. Circa Crossing: Turf within the rights-of-way (ROW) is experiencing poor recovery, with multiple dead and thinning areas. Leaf accumulation from live oak trees is contributing to turf shading and dieback, as these leaves decompose slowly and smother turf when left in place. A turf recovery plan is requested from RedTree, including updated maintenance practices. Oak leaves should be blown out of turf areas rather than mulched through mowing to prevent continued decline and bare spots. (Pic 5)



7. Mosaic – ROW: At the NW corner, turf dieback appears to be caused by an object resting on the turf, resulting in irregularly shaped damage. Aeration and overseeding may be required if irrigation is available to support turf recovery. (Pic 7)



8. Throughout the Property: Excess mulch has fallen into sidewalks at multiple intersections, extending approximately 12–18 inches into pedestrian paths in some areas. This condition creates accessibility and maintenance concerns and should be corrected by redistributing excess mulch within designated bed areas and clearing sidewalks. Ongoing maintenance is needed to prevent recurrence and keep hardscape areas clear. (Pic 8a, 8b>)



6. Circa Crossing & Mosaic: At the northwest (NW) corner, the electrical box lid is not secured properly and presents a safety concern. If RedTree crews are onsite in this area, the lid should be adjusted and secured accordingly. (Pic 6)



Mosaic Dr, Circa Crossing Dr, Pond D-1

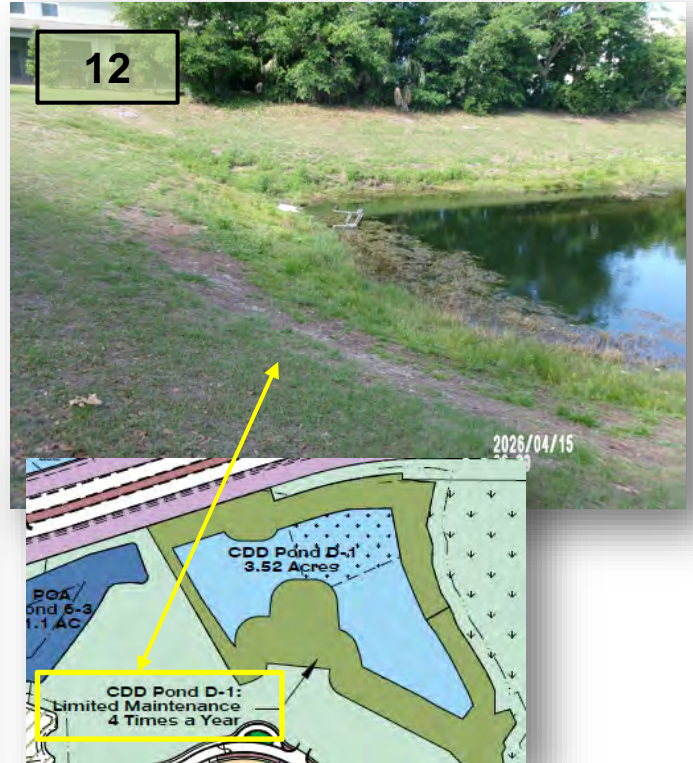
9. Firebush Shrubs: New basal growth is present. At the next detailing cycle, each firebush shrub should be evaluated and selectively cut back until live, green tissue is visible in the stems.

10. Mosaic & Circa Crossing: Blue daze plantings are ready for pruning. Only dead material should be selectively trimmed at this time.

11. Mosaic & Circa Crossing: Bougainvillea vines are ready for a hard prune and are showing healthy green growth. Prior to pruning, planting beds within the roundabout should be thoroughly weeded, as multiple volunteer tree and palm saplings are currently established within the beds. The green in the photo are mostly overgrown vines. (Pic 11)



12. CDD Pond D-1: This pond is subject to a four-times-per-year maintenance limitation (according to the maintenance map). Current Status: A rusted shopping cart is present within the pond, and there is a visible buildup of pond algae. The date of the next scheduled pond maintenance was not identified at the time of inspection. (Pic 12)



13. CDD Pond D-1: Pond slope maintenance is currently inadequate, with vegetation and edge conditions not being properly managed along the bank. (Pic 13)



14. Mosaic & Circa Crossing: Evidence suggests a possible vehicle impact involving the tree and pedestrian crossing sign. The sign has been run over. The tree currently shows no visible stress (still fresh) and remains stable; the condition will continue to be monitored. (Pic 14)



16. Mosaic & Boyette: Volunteer crape myrtle saplings are growing within the schefflera plantings. Spanish moss continues to accumulate within the crape myrtle canopies. Nightshade weeds are present in the planting beds, and crack weeds are established around the concrete and brick pavers throughout the roundabout. (Pic 16)



15. Mosaic - Median: Within the median, loropetalum shrubs are continuing to struggle, consistent with prior observations. Spanish moss is crowding the shrub canopy, contributing to stress. Trash is accumulating within the plant material, and mulch is migrating into the adjacent brick pavers, impacting appearance and maintenance standards. (Pic 15)



17. Turf – ROWs: Rights-of-way turf throughout the property is exhibiting stress related to soil compaction, which will continue to negatively impact turf health. Development of a remediation plan is recommended once water restrictions are lifted, with consideration given to aeration and sod replacement to improve soil conditions and turf recovery.

18. Variegated Jasmine – Barington Stowes: Jasmine plantings are showing signs of decline and may be aging out. Development of a phased replacement design should be considered for future implementation.

19. Pest Application Signs: Pest control signage should be removed within 24 hours of application. A sign dated 04/01 remains in place and was found during inspection (04/15).

20. Barington & Village Center: Roundabout plantings are becoming sparse and are showing signs of aging. Hawthorn....(Nxt pg)

Barington Stowes Dr, Village Center Dr

(#20 Cont.).... shrubs remain in good condition; however, jasmine plantings are thinning and becoming patchy, indicating decline. (Pic 20)



22. Village Center: A previously reported fallen tree remains noted. RedTree submitted a proposal for removal, which was approved promptly. Confirmation is requested as to whether the tree removal has been completed. (Pic 22)



21. Barington – Roundabout: General notes for this area; Mulch is falling onto adjacent walkways and should be contained within planting beds. Junipers have minor browning branches that require selective pruning. Crack weeds are present and need line trimming. Blue daze plantings contain dead material and should be selectively cleaned out. Firebush shrubs are in excellent condition following recent cutbacks and are responding well. Great Job RedTree. (Pic 21a, 21b>)



23. Village Center: Spanish moss remains present in the canopies of nearly all trees along the median, north of Barington Stowes. Contract requires removal of Spanish moss. Clarification is requested on the scheduled timing for moss removal services.

24. Village Center – Turf: Large amounts of oak leaf debris are accumulating within turf areas, contributing to thinning and decline. Ongoing leaf buildup is preventing natural turf recovery and impacting overall turf density.



Circa Fishhawk Blvd, Village Center Dr

25. Circa Fishhawk & Village Center –

Roundabout: The Bismarck palm has dropped a significant amount of fruit. Fronds require limbing up to address the overall appearance concerns. (Pic 25)



28. Circa Fishhawk & Village Center: At the NE corner ROW, turf is heavily compacted and becoming increasingly patchy. Diagnose to ensure early-season chinch bug activity is not contributing to turf decline. (Pic 28)



26. Same Area as #25: Junipers exhibit localized browning that requires selective pruning. Trash is present within the planting area, and beds require thorough weeding to restore proper maintenance standards. The turf grass is taking over the mulched areas, this should be treated. (Pic 26a, 26b>, 26c>)



27. Same Area as #25: Jasmines and Indian Hawthorn plantings within the roundabout are showing significant age-related decline, with extensive dieback. This location should be added to the phased planting replacement list for future planning.

Circa Fishhawk Dr

29. Circa Fishhawk: Along the ROW and adjacent walkway, mulch has spilled onto the concrete and is encroaching approximately one foot into the pedestrian path. Excess mulch should be removed from the walkway and redistributed into the roundabout planting areas to improve appearance and help suppress existing weeds. (Pic 29)



30. Circa Fishhawk – Median: West of the Village Center roundabout, ribbon palms should be scheduled for palm trimming. Flowering is nearing completion, and several fronds are beginning to yellow, indicating routine maintenance is due. (Pic 30)



31. Circa Fishhawk: In front of 5734 Circa Fishhawk, within the ROW, a red maple has a broken limb. The fallen branch remains on site, and a proper corrective pruning cut....

(#31 Cont.).... is needed to address the damage and clear debris. (Pic 31)



32. Circa Fishhawk: Following recent irrigation repairs, an irrigation head within the ROW is not extending above the St. Augustine turf, resulting in washout beneath the surface. This issue was reported to the irrigation technician. The head requires adjustment, and the affected area should be properly backfilled and stabilized. (Pic 32)



33. Circa Fishhawk – Front Entrance: A broken irrigation lid is present along the west side of the ROW, adjacent to the Fishhawk entrance sign. (Pic 33>)

34. Circa Fishhawk – Front Entrance: Annual planting beds are in poor condition and heavily overrun with turf grass. The...(Nxt pg)

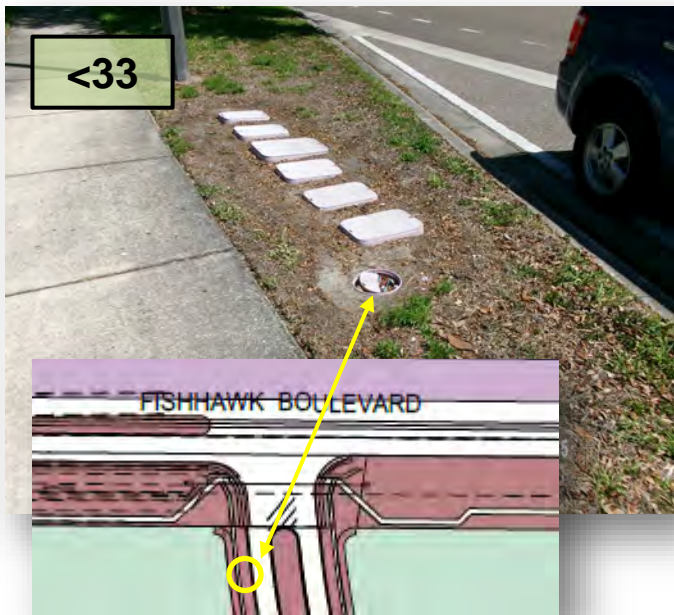
Circa Fishhawk Blvd, Spector Rd, Colony Glen Rd

(#34 Cont.)... level of turf encroachment raises concern regarding whether a pre-emergent application was completed prior to installation. (Pic 34a, 34b>, 34c>)



35. Fishhawk Monument Sign: At the entrance, on the east side of the monument sign, several bricks have fallen and are displaced. (Pic 35>)

36. Spector & Colony Glen: Tree branches are hanging below the required 10-foot clearance over the park walkway. Saw palmettos have been recently trimmed and are in good condition; however, Spanish moss has fallen onto portions of the palmettos from the overhead canopy.



37. Spector Rd – Turf: At the NW corner, the turf areas are exhibiting stress consistent with a possible fungal condition. The area should be evaluated to confirm the cause and treated appropriately based on findings.

Spector Rd, Colony Glen Rd, Kingsley Corner Way

38. Spector & Colony Glen: Palm saplings are emerging within the azalea plantings, and fallen Spanish moss is covering portions of the azalea canopies.

39. Spector & Colony Glen – NW Corner: A bag of mulch was found placed over a tree ring. The mulch appears consistent with material used on the property. It is unclear whether the bag was inadvertently left during maintenance activities or placed by a resident. (Pic 39)



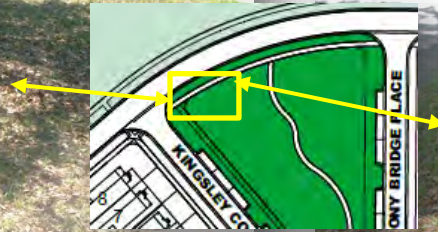
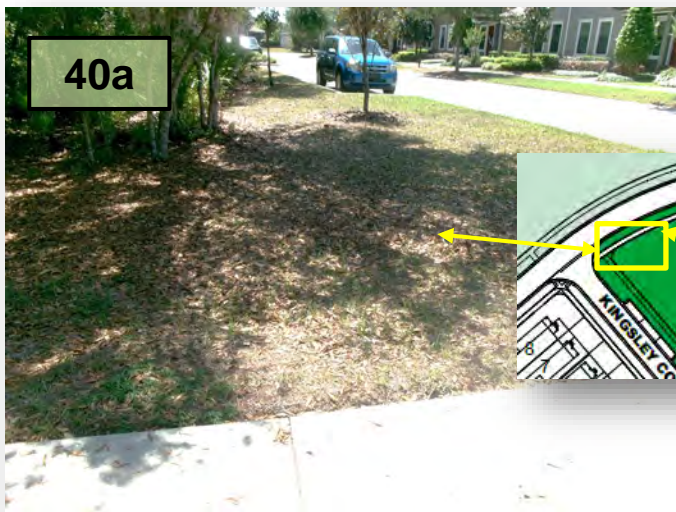
41. Spanish Moss: When large accumulations of Spanish moss have fallen, they should be removed during each scheduled detailing event to prevent canopy coverage and plant stress.



42. Kingsley Park: Along the east side of the walkway when walking south, a large White Twinevine is overtaking a magnolia tree. The entire vine mass should be removed to improve the magnolia's structure, health, and long-term growth habit. (Pic 42>)

43. Kingsley Park: Several saw palmettos are beginning to lean into the adjacent walkway, creating clearance and maintenance concerns. Additionally, White Twinevine growing on top of the palmettos.

40. Kingsley Corner & Spector: Leaf accumulation along turf areas is significantly shading turf growth and contributing to decline. Blow the leaves into the adjacent tree canopy, south of the turf, this would help relieve shading and improve turf conditions. (Pic 40a, 40b>)



44. CDD Pond C: Pond is not mowed to the pond's edge, nor is the sewer structure. If any trash along the pond edge is within reach, please remove from site. Maintain pond edge. (Pic 44a, 44b>, 44c>)



45. Village Center: Along the ROW, broken branches are present within a magnolia tree. Proper limbing and clean corrective pruning are needed to address the damaged branches. See map below for location.

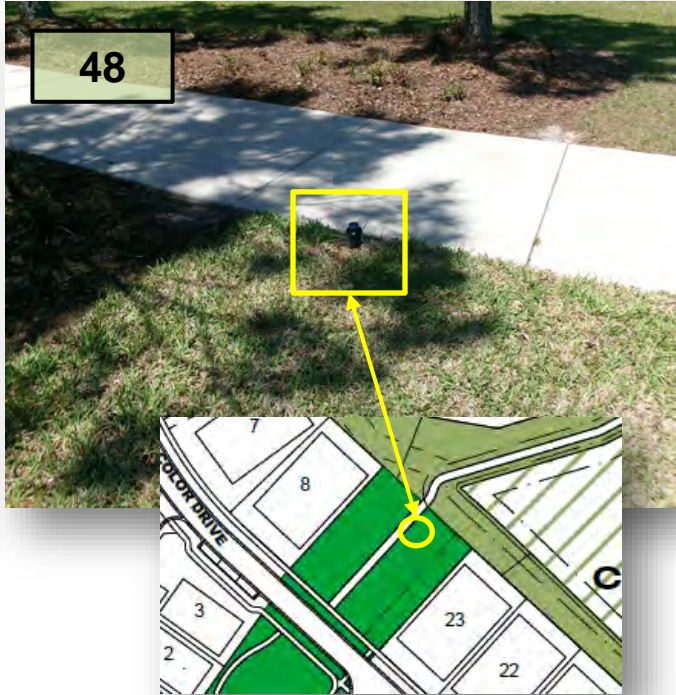


46. Village Center – Turf: Turf throughout the park is in poor condition and exhibiting widespread decline. [Is the Irrigation performance for this area working properly?](#) Additionally, did the turf fertilization get completed during March and April? These factors may be contributing to the current turf conditions.

47. Esker Falls: Adjacent to Colony Glen Rd, two red maple trees along the ROW are exhibiting stress and canopy thinning. The underlying cause has not been identified. An arborist from RedTree evaluation is requested to properly diagnose the issue. Tree conditions will continue to be monitored in the interim.

48. Watercolor – Central Park (North End): At the far northern end of Central Park...(Nxt pg)

(#48 Cont.)...a damaged irrigation lid is present (see map for location), and a large rotor head is installed along the planting bed edge. This rotor type is typically designed for large-scale applications. Clarification is requested on whether this installation is temporary pending replacement or intended as a permanent solution. (Pic 48)



50. Circa Fishhawk & Shell Ridge: Browning turf spots are present throughout this section of the park, concentrated primarily along the walkways. Irrigation coverage for this area is unclear. Confirmation is requested that irrigation has been tested to ensure adequate water distribution to all turf areas.

51. Same Area as #50: An irrigation lid has been damaged by mowing equipment. Replacement is needed, address during the next mowing cycle. (Rectangle Lid – 14” x 19”)

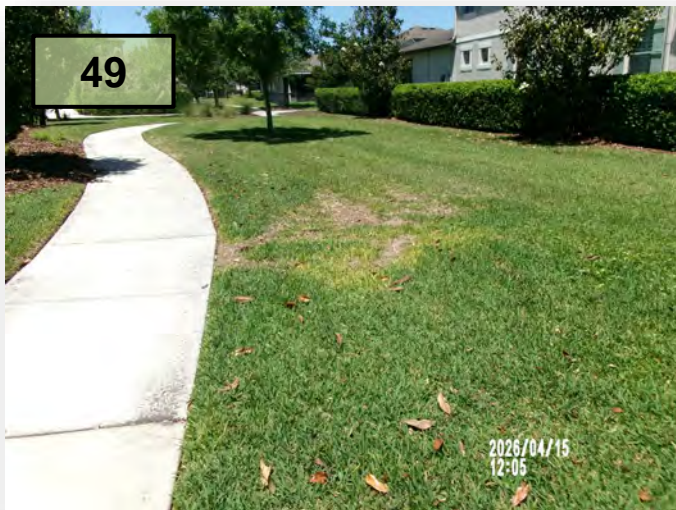
52. Central Park – General Note: Multiple additional red maple trees within the ROW are exhibiting stress, including thinning canopies and irregular growth patterns. RedTree, have an arborist evaluate these trees in conjunction with previously identified red maples within the park.

53. Encore Monument – Annual Bed: Similar to the front entrance beds, these annual plantings are experiencing a heavy weed presence. This condition should be addressed during the next scheduled detailing visit. (Pic 53)



54. Encore Monument: Planting beds require full detailing, including removal of all unwanted plant material. The turf within the center planting bed and the ROWs are heavily weed-infested and showing decline....**(Nxt pg)**

49. Same area as #48: A large turf area is exhibiting browning and progressing to yellowing, indicating decline. Confirmation is requested on whether this condition has been assessed or addressed by RedTree. (Pic 49)



Encore Monument, Quintessa Ln

(#54 Cont.)....Turf condition should be re-evaluated following the recent fertilizer application; replacement may be necessary if turf health and growth do not improve. (Pic 54a, 54b)

(#56 Cont.).... hawthorn plantings. If still on site, the pallet requires removal. The presence of cogongrass is a concern due to its invasive nature.



55. Encore Entrance – ROW: On the east side, three white pipes are in the turf area, the turf surrounding these pipes appears lower in grade compared to adjacent areas, indicating possible subsurface or settlement issues. Further evaluation may be needed to identify the root cause. Conditions will continue to be monitored pending additional review or a potential proposal. (Pic 55>)

56. Quintessa Lane: Within the roundabout, a pallet is resting against a tree, and cogongrass is present within the Indian....



Proposals

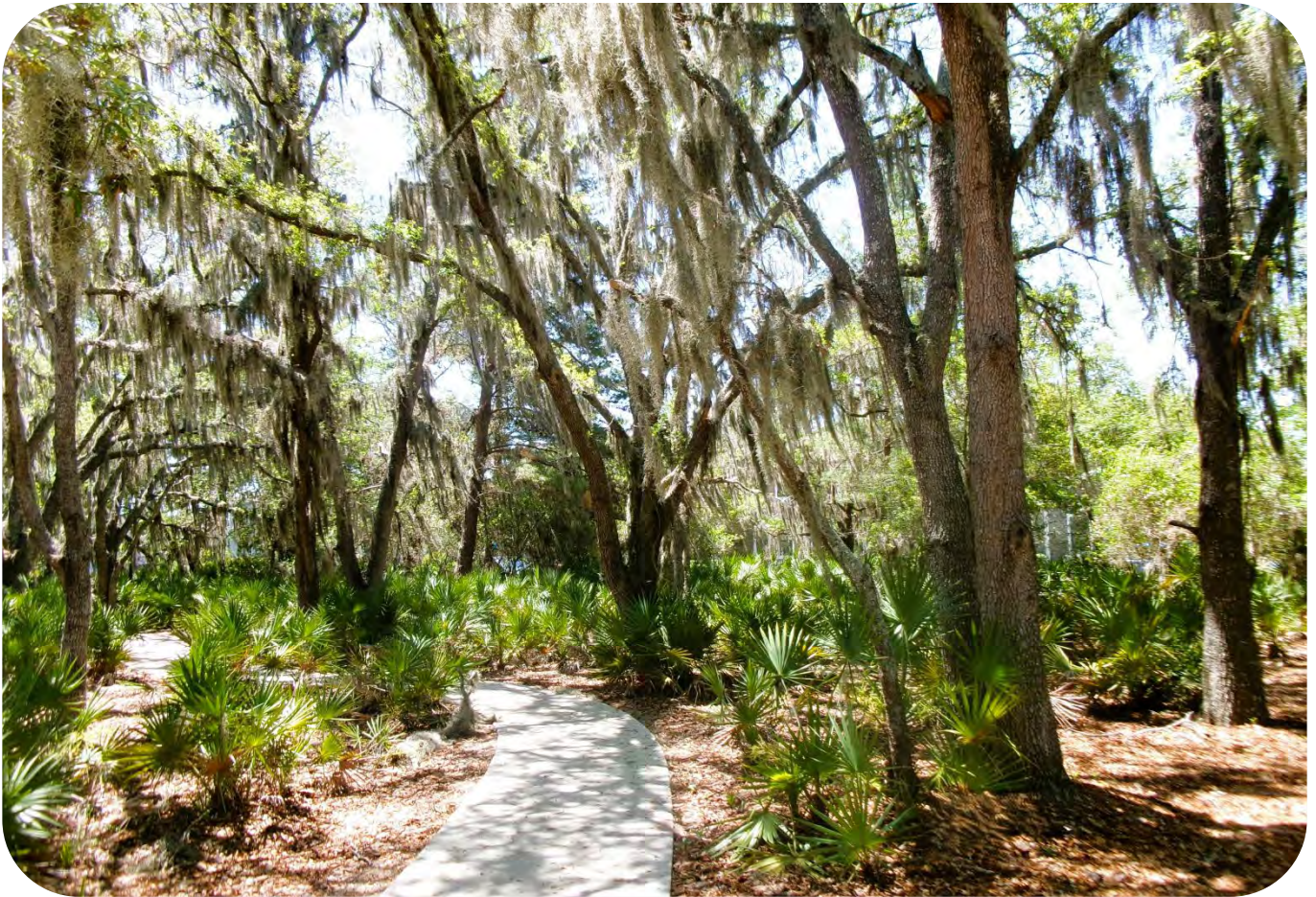
1. **Spector Park Entrance:** A leaning pine trunk is present and shows signs of decay. Removal is recommended for safety purposes. A flush cut is sufficient; stump grinding is not necessary. (Pic 1)



Tab 2

FISHHAWK IV

COMMUNITY ASSET MANAGEMENT REPORT



April 15, 2026

Rizzetta & Company

Amiee Brodeen– Community Asset Manager



Rizzetta & Company
Professionals in Community Management

General Updates, Circa Crossing Dr, Mosaic Dr

General Updates, Recent & Upcoming Maintenance Events

- During the month of **April**, all Bahia turf should have received the second application of Pre-M. In the month of **May** all Bahia turf shall receive 900 lbs. (18 – 50 lb. bags) of Nitrogen (soluble Nitrogen applied at >/0.7 lbs. N/1000 SF).
- During the month of **April**, all St. Augustine turf should have received the second application of Pre-M. During the month of **May**, all St. Augustine turf shall receive 600 lbs. (12 - 50 lb. bags) of SRN (Slow-Release Nitrogen applied at >/2.0 lbs. N/1000 SF).
- During the month of **May**, all Palms shall receive an application of 250 lbs. (5 – 50 lb. bags) of 8N-0P2O5-12K20+4Mg fertilizer (N – Nitrogen, P – Phosphate, O – Oxygen, K – Potassium, Mg – Magnesium).
- During the month of **May**, all Ornamentals shall receive a Complete Fertilizer Formula of 1,150 lbs., (A minimum 50% Nitrogen shall be in a slow-release form).

The following are action items for RedTree to complete. Please refer to the item # in your response listing action already taken or anticipated time of completion. **Red text** indicates deficient from previous report. **Bold Red text** indicates deficient for more than a month. **Green text** indicates a proposal has been requested. **Blue** indicates irrigation. **Bold & Underlined question or info for BOS.** **Orange** is for Staff.

1. **Throughout the Property:** Oak catkins and Spanish Moss are actively dropping and accumulating across planting beds, gutters, sidewalks, and roadways, creating widespread debris conditions during seasonal shedding. - **Noted.**

2. **Aging-Out Plant Material:** Loropetalum and juniper plantings are exhibiting signs of age-related decline, including thinning and reduced vigor. Replacement planning should be considered once county water restrictions are lifted. - **Proposal will be submitted for this.**

3. **Circa Crossing & Mosaic:** Trash is accumulating throughout planting beds, particularly beneath large hedge areas. - **Complete.**

4. **Same Area as Above:** Near the utility zone, wax myrtle shrubs are showing signs of decline. Once county water restrictions are lifted, a phased planting replacement plan....

(#4 Cont.)...for the entire CDD should be developed and presented for consideration. (Pic 4)- **Proposal will be submitted for replacement.**



Circa Crossing Dr, Mosaic Dr

5. Circa Crossing: Turf within the rights-of-way (ROW) is experiencing poor recovery, with multiple dead and thinning areas. Leaf accumulation from live oak trees is contributing to turf shading and dieback, as these leaves decompose slowly and smother turf when left in place. A turf recovery plan is requested from RedTree, including updated maintenance practices. Oak leaves should be blown out of turf areas rather than mulched through mowing to prevent continued decline and bare spots. (Pic 5)



7. Mosaic – ROW: At the NW corner, turf dieback appears to be caused by an object resting on the turf, resulting in irregularly shaped damage. Aeration and overseeding may be required if irrigation is available to support turf recovery. (Pic 7) - **Noted.**



8. Throughout the Property: Excess mulch has fallen into sidewalks at multiple intersections, extending approximately 12–18 inches into pedestrian paths in some areas. This condition creates accessibility and maintenance concerns and should be corrected by redistributing excess mulch within designated bed areas and clearing sidewalks. Ongoing maintenance is needed to prevent recurrence and keep hardscape areas clear. (Pic 8a, 8b>) - **Complete.**



6. Circa Crossing & Mosaic: At the northwest (NW) corner, the electrical box lid is not secured properly and presents a safety concern. If RedTree crews are onsite in this area, the lid should be adjusted and secured accordingly. (Pic 6) - **Complete.**



- 5. We remove leaves during every visit.

Mosaic Dr, Circa Crossing Dr, Pond D-1

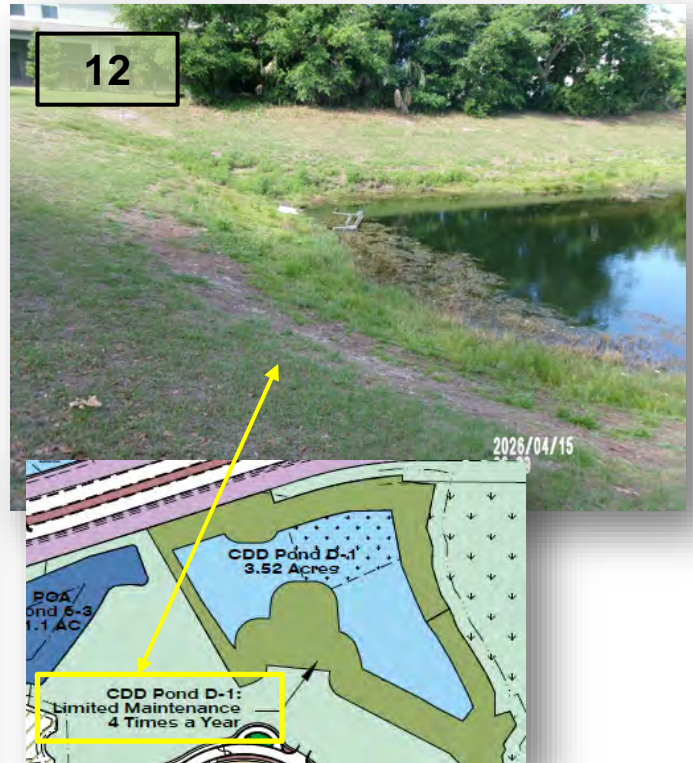
9. Firebush Shrubs: New basal growth is present. At the next detailing cycle, each firebush shrub should be evaluated and selectively cut back until live, green tissue is visible in the stems. - Will be completed by next inspection.

10. Mosaic & Circa Crossing: Blue daze plantings are ready for pruning. Only dead material should be selectively trimmed at this time. - Complete.

11. Mosaic & Circa Crossing: Bougainvillea vines are ready for a hard prune and are showing healthy green growth. Prior to pruning, planting beds within the roundabout should be thoroughly weeded, as multiple volunteer tree and palm saplings are currently established within the beds. The green in the photo are mostly overgrown vines. (Pic 11)



12. CDD Pond D-1: This pond is subject to a four-times-per-year maintenance limitation (according to the maintenance map). Current Status: A rusted shopping cart is present within the pond, and there is a visible buildup of pond algae. The date of the next scheduled pond maintenance was not identified at the time of inspection. (Pic 12) - Complete.



13. CDD Pond D-1: Pond slope maintenance is currently inadequate, with vegetation and edge conditions not being properly managed along the bank. (Pic 13) - Complete.



- 11. Complete.

14. Mosaic & Circa Crossing: Evidence suggests a possible vehicle impact involving the tree and pedestrian crossing sign. The sign has been run over. The tree currently shows no visible stress (still fresh) and remains stable; the condition will continue to be monitored. (Pic 14) - **Noted.**



16. Mosaic & Boyette: Volunteer crape myrtle saplings are growing within the schefflera plantings. Spanish moss continues to accumulate within the crape myrtle canopies. Nightshade weeds are present in the planting beds, and crack weeds are established around the concrete and brick pavers throughout the roundabout. (Pic 16)



15. Mosaic - Median: Within the median, loropetalum shrubs are continuing to struggle, consistent with prior observations. Spanish moss is crowding the shrub canopy, contributing to stress. Trash is accumulating within the plant material, and mulch is migrating into the adjacent brick pavers, impacting appearance and maintenance standards. (Pic 15)



17. Turf – ROWs: Rights-of-way turf throughout the property is exhibiting stress related to soil compaction, which will continue to negatively impact turf health. Development of a remediation plan is recommended once water restrictions are lifted, with consideration given to aeration and sod replacement to improve soil conditions and turf recovery.

- **Noted.**

18. Variegated Jasmine – Barrington Stowes: Jasmine plantings are showing signs of decline and may be aging out. Development of a phased replacement design should be considered for future implementation.

- **Proposal will be submitted.**

19. Pest Application Signs: Pest control signage should be removed within 24 hours of application. A sign dated 04/01 remains in place and was found during inspection (04/15). - **Completed.**

20. Barrington & Village Center: Roundabout plantings are becoming sparse and are showing signs of aging. Hawthorn....**(Nxt pg)**

- 15. Will be completed by next inspection
- 16. Complete.

Barington Stowes Dr, Village Center Dr

(#20 Cont.).... shrubs remain in good condition; however, jasmine plantings are thinning and becoming patchy, indicating decline. (Pic 20) - **Noted**.



22. Village Center: A previously reported fallen tree remains noted. RedTree submitted a proposal for removal, which was approved promptly. Confirmation is requested as to whether the tree removal has been completed. (Pic 22) - **Complete**.



21. Barington – Roundabout: General notes for this area; Mulch is falling onto adjacent walkways and should be contained within planting beds. Junipers have minor browning branches that require selective pruning. Crack weeds are present and need line trimming. Blue daze plantings contain dead material and should be selectively cleaned out. Firebush shrubs are in excellent condition following recent cutbacks and are responding well. Great Job RedTree. (Pic 21a, 21b>) - **Noted**,



23. Village Center: Spanish moss remains present in the canopies of nearly all trees along the median, north of Barington Stowes. Contract requires removal of Spanish moss. Clarification is requested on the scheduled timing for moss removal services.

24. Village Center – Turf: Large amounts of oak leaf debris are accumulating within turf areas, contributing to thinning and decline. Ongoing leaf buildup is preventing natural turf recovery and impacting overall turf density.



- 23. Spanish moss is being removed during every visit.
- 24. Leaf pick up during every visit.

Circa Fishhawk Blvd, Village Center Dr

25. Circa Fishhawk & Village Center –

Roundabout: The Bismarck palm has dropped a significant amount of fruit. Fronds require limbing up to address the overall appearance concerns. (Pic 25)



28. Circa Fishhawk & Village Center: At the NE

corner ROW, turf is heavily compacted and becoming increasingly patchy. Diagnose to ensure early-season chinch bug activity is not contributing to turf decline. (Pic 28) - Completed.



26. Same Area as #25: Junipers exhibit localized browning that requires selective pruning. Trash is present within the planting area, and beds require thorough weeding to restore proper maintenance standards. The turf grass is taking over the mulched areas, this should be treated. (Pic 26a, 26b>, 26c>)



27. Same Area as #25: Jasmines and Indian Hawthorn plantings within the roundabout are showing significant age-related decline, with extensive dieback. This location should be added to the phased planting replacement list for future planning.

- 25. Will be completed before next inspection.
- 26. Proposal will be submitted.
- 27. Proposal will be submitted

Circa Fishhawk Dr

29. Circa Fishhawk: Along the ROW and adjacent walkway, mulch has spilled onto the concrete and is encroaching approximately one foot into the pedestrian path. Excess mulch should be removed from the walkway and redistributed into the roundabout planting areas to improve appearance and help suppress existing weeds. (Pic 29)



30. Circa Fishhawk – Median: West of the Village Center roundabout, ribbon palms should be scheduled for palm trimming. Flowering is nearing completion, and several fronds are beginning to yellow, indicating routine maintenance is due. (Pic 30)



31. Circa Fishhawk: In front of 5734 Circa Fishhawk, within the ROW, a red maple has a broken limb. The fallen branch remains on site, and a proper corrective pruning cut....

(#31 Cont.).... is needed to address the damage and clear debris. (Pic 31) - **Complete.**



32. Circa Fishhawk: Following recent irrigation repairs, an irrigation head within the ROW is not extending above the St. Augustine turf, resulting in washout beneath the surface. This issue was reported to the irrigation technician. The head requires adjustment, and the affected area should be properly backfilled and stabilized. (Pic 32)



33. Circa Fishhawk – Front Entrance: A broken irrigation lid is present along the west side of the ROW, adjacent to the Fishhawk entrance sign. (Pic 33>)

34. Circa Fishhawk – Front Entrance: Annual planting beds are in poor condition and heavily overrun with turf grass. The...**(Nxt pg)**

- 29. Will be completed by next inspection.
- 30. Will be completed by next inspection.
- 31. Complete.

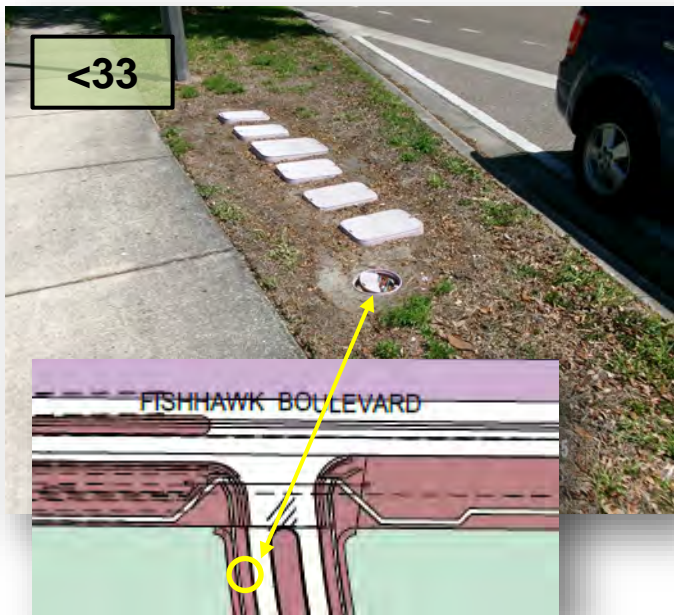
Circa Fishhawk Blvd, Spector Rd, Colony Glen Rd

(#34 Cont.)... level of turf encroachment raises concern regarding whether a pre-emergent application was completed prior to installation. (Pic 34a, 34b>, 34c>)- **Complete.**



35. Fishhawk Monument Sign: At the entrance, on the east side of the monument sign, several bricks have fallen and are displaced. (Pic 35>)

36. Spector & Colony Glen: Tree branches are hanging below the required 10-foot clearance over the park walkway. Saw palmettos have been recently trimmed and are in good condition; however, Spanish moss has fallen onto portions of the palmettos from the overhead canopy.



37. Spector Rd – Turf: At the NW corner, the turf areas are exhibiting stress consistent with a possible fungal condition. The area should be evaluated to confirm the cause and treated appropriately based on findings. - **Complete.**

- 36. Will be completed by next inspection.

Spector Rd, Colony Glen Rd, Kingsley Corner Way

38. Spector & Colony Glen: Palm saplings are emerging within the azalea plantings, and fallen Spanish moss is covering portions of the azalea canopies. - [Complete](#).

39. Spector & Colony Glen – NW Corner: A bag of mulch was found placed over a tree ring. The mulch appears consistent with material used on the property. It is unclear whether the bag was inadvertently left during maintenance activities or placed by a resident. (Pic 39) - [Complete](#).



41. Spanish Moss: When large accumulations of Spanish moss have fallen, they should be removed during each scheduled detailing event to prevent canopy coverage and plant stress. - [Noted](#).



42. Kingsley Park: Along the east side of the walkway when walking south, a large White Twinevine is overtaking a magnolia tree. The entire vine mass should be removed to improve the magnolia's structure, health, and long-term growth habit. (Pic 42>) - [Complete](#).

43. Kingsley Park: Several saw palmettos are beginning to lean into the adjacent walkway, creating clearance and maintenance concerns. Additionally, White Twinevine growing on top of the palmettos. - [Complete](#).

40. Kingsley Corner & Spector: Leaf accumulation along turf areas is significantly shading turf growth and contributing to decline. Blow the leaves into the adjacent tree canopy, south of the turf, this would help relieve shading and improve turf conditions. (Pic 40a, 40b>) - [Complete](#).



44. CDD Pond C: Pond is not mowed to the pond's edge, nor is the sewer structure. If any trash along the pond edge is within reach, please remove from site. Maintain pond edge. (Pic 44a, 44b>, 44c>) - **Complete.**



45. Village Center: Along the ROW, broken branches are present within a magnolia tree. Proper limbing and clean corrective pruning are needed to address the damaged branches. See map below for location.



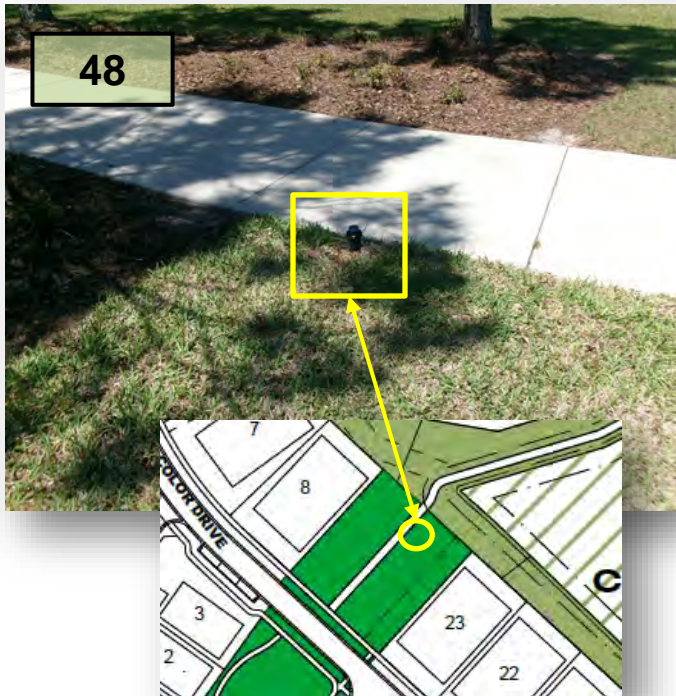
46. Village Center – Turf: Turf throughout the park is in poor condition and exhibiting widespread decline. **Is the Irrigation performance for this area working properly?** Additionally, did the turf fertilization get completed during March and April? These factors may be contributing to the current turf conditions. - **This was completed.**

47. Esker Falls: Adjacent to Colony Glen Rd, two red maple trees along the ROW are exhibiting stress and canopy thinning. The underlying cause has not been identified. An arborist from RedTree evaluation is requested to properly diagnose the issue. Tree conditions will continue to be monitored in the interim. - **We will submit information before next inspection.**

48. Watercolor – Central Park (North End): At the far northern end of Central Park...(Nxt pg)

- 45. Will be completed by next inspection.

(#48 Cont.)...a damaged irrigation lid is present (see map for location), and a large rotor head is installed along the planting bed edge. This rotor type is typically designed for large-scale applications. Clarification is requested on whether this installation is temporary pending replacement or intended as a permanent solution. (Pic 48)



50. Circa Fishhawk & Shell Ridge: Browning turf spots are present throughout this section of the park, concentrated primarily along the walkways. Irrigation coverage for this area is unclear. Confirmation is requested that irrigation has been tested to ensure adequate water distribution to all turf areas.

51. Same Area as #50: An irrigation lid has been damaged by mowing equipment. Replacement is needed, address during the next mowing cycle. (Rectangle Lid – 14” x 19”)

52. Central Park – General Note: Multiple additional red maple trees within the ROW are exhibiting stress, including thinning canopies and irregular growth patterns. RedTree, have an arborist evaluate these trees in conjunction with previously identified red maples within the park. - Proposal was submitted.

53. Encore Monument – Annual Bed: Similar to the front entrance beds, these annual plantings are experiencing a heavy weed presence. This condition should be addressed during the next scheduled detailing visit. (Pic 53) - Complete.

49. Same area as #48: A large turf area is exhibiting browning and progressing to yellowing, indicating decline. Confirmation is requested on whether this condition has been assessed or addressed by RedTree. (Pic 49)



54. Encore Monument: Planting beds require full detailing, including removal of all unwanted plant material. The turf within the center planting bed and the ROWs are heavily weed-infested and showing decline....(Nxt pg)

- Treated for fungus.

Encore Monument, Quintessa Ln

(#54 Cont.)....Turf condition should be re-evaluated following the recent fertilizer application; replacement may be necessary if turf health and growth do not improve. (Pic 54a, 54b) - Proposal will be submitted.



(#56 Cont.).... hawthorn plantings. If still on site, the pallet requires removal. The presence of cogongrass is a concern due to its invasive nature. - Completed.

55. Encore Entrance – ROW: On the east side, three white pipes are in the turf area, the turf surrounding these pipes appears lower in grade compared to adjacent areas, indicating possible subsurface or settlement issues. Further evaluation may be needed to identify the root cause. Conditions will continue to be monitored pending additional review or a potential proposal. (Pic 55>)

56. Quintessa Lane: Within the roundabout, a pallet is resting against a tree, and cogongrass is present within the Indian....



Proposals

1. **Spector Park Entrance:** A leaning pine trunk is present and shows signs of decay. Removal is recommended for safety purposes. A flush cut is sufficient; stump grinding is not necessary. (Pic 1)













































Tab 3

FH CDD IV Red Tree Landscape Proposals May 7, 2026

	Amount
Coreopsis Proposal Install (30) 1-gallon Coreopsis @ Monument Signs	\$840
Dwarf Bougainvillea Install (10) 3-gallon Dwarf Bougainvillea @ Monument Signs	\$280
Summer Sunset Jasmine Install (30) 1-gallon Summer Sunset @ Monument Signs	\$360



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscape.com

5532 Auld Lane, Holiday, FL 34690

April 13, 2026

COREOPSIS PROPOSAL

For

FISHHAWK IV CDD

Attention: Rachel Welborn, District Manager

Scope of Work:

- Installation of (30) 1-gallon Coreopsis in two different monument signs (15 plants per location).
- Includes all labor and materials.



Total: \$840.00

Authorized By:

Date:

Proposal submitted by Kevin Smith – Senior Landscape Designer / Advisor
ksmith@redtreelandscape.com / Cell phone: (727) 426.3679



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscape.com

5532 Auld Lane, Holiday, FL 34690

April 13, 2026

DWARF BOUGAINVILLEA PROPOSAL

For

FISHHAWK IV CDD

Attention: Rachel Welborn, District Manager

Scope of Work:

- Installation of (10) 3-gallon Dwarf Bougainvillea in two different monument signs (5 plants per location).
- Includes all labor and materials.



Total: \$280.00

Authorized By:

Date:

Proposal submitted by Kevin Smith – Senior Landscape Designer / Advisor
ksmith@redtreelandscape.com / Cell phone: (727) 426.3679



The New Standard in Landscape Maintenance

1.888.RED.TREE

www.redtreelandscapesystems.com

5532 Auld Lane, Holiday, FL 34690

April 13, 2026

SUMMER SUNSET JASMINE PROPOSAL

For

FISHHAWK IV CDD

Attention: Rachel Welborn, District Manager

Scope of Work:

- Installation of (30) 1-gallon Summer Sunset Jasmine in two different monument signs (15 plants per location).
- Includes all labor and materials.



Total: \$360.00

Authorized By:

Date:

Tab 4



The New Standard in Landscape Maintenance

1.888.RED.TREE

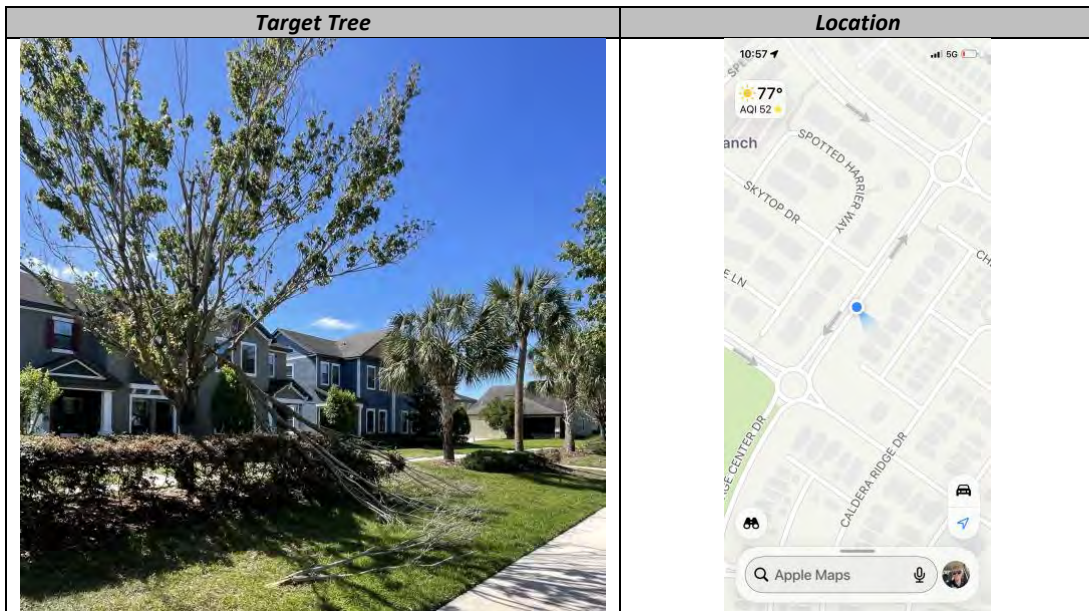
www.redtreelandscape.com

5532 Auld Lane, Holiday FL 34690

Village Center Drive (on easement between Circa Fishhawk Blvd. & Barrington Stowers Dr.)

RED MAPLE TREE PRUNING PROPOSAL for FISHHAWK IV CDD

Attention: Aimee Brodeen – Landscape Specialist



Scope of Work:

- Removal of all fallen debris.
Structural pruning to remove all dead wood and to perform proper cuts on breakage areas from fallen branches.
Includes debris removal, hauling fees and dumping fees.

Total Cost: \$850.00

Authorized Signature to Proceed

Date of Authorization

Proposal submitted by Peter Lucadano – CEO / Owner & ISA Certified Arborist & TRAQ Certified Arborist peteluke@redtreelandscape.com / Cell phone: (727) 919-3915

Tab 5



April 29, 2026

Fishhawk West CDD April Irrigation Maintenance

Sprinkler Solutions of Florida was on site throughout the month of April conducting routine maintenance, monitoring site conditions and inspecting the pumps for proper operation. Controllers A, G, H, I and L are all on the Hunter Centralus system and the communication systems are working as expected. Irrigation schedules on all controllers were adjusted for one day a week watering as required by the Phase 3 watering restrictions issued by the Southwest Florida Water Management District on April 3rd. Since the watering window was reduced from 14 hours a day down to eight, it is recommended the CDD apply for a variance. On a site this large, a longer watering window and extra days will be needed to get everything watered once a week.

In addition to routine maintenance, the following issues were addressed:

- Identified leaking PVB (backflow) on pump at H-Controller that needs to be replaced.
- Identified 60-amp breaker in electrical panel for pump at H-Controller that needs to be replaced.
- Installed new antenna on L-Controller. Communication has been solid since installation was completed.
- Investigated alarm on L43. Cycled power at the controller and the decoder reset. This zone will continue to be monitored.
- Identified mainline leak on zone E26 at valve cluster near playground.
- Watered hot spots throughout the property on multiple occasions.
- Replaced several broken valve box lids.
- Replaced damaged decoder and solenoid on valve M28.
- Replaced damaged solenoid on J17.
- Replaced multiple broken sprays heads and clogged nozzles.

According to the Florida Automated Weather Network (FAWN) operated by the University of Florida IFAS, the weather station in Balm received 1.58" of rainfall between April 1st and April 28th. This is well below the historical Tampa Bay average of 2.55" and the extreme drought continues. The greatest daily rainfall was 0.59" and that occurred on April 6th. In the first 28 days of April, the total ET (water lost through plant transpiration and evaporation from the soil) was 4.56". Controllers were shut down for a total of 3 days to take advantage of what Mother Nature provided.



Sprinkler Solutions of Florida

Responses to April Community Asset Management Report



April 28, 2026

32. Removed turf covering existing pop-up to improve coverage.

33. Replaced broken valve box lid at entrance to Fishhawk by Publix.



46. Irrigation along Village Center Drive is working as expected. Irrigation is operating one day a week as allowed by current Phase 3 watering restrictions. In addition, areas are being hand watered when possible.



48. Replaced broken rectangular valve box lid and installed rotor to proper height so it is no longer a tripping hazard.



50. Rotor zones in Central Green Park have good coverage and are tested monthly. With the one day a week watering restrictions, manual watering is done when conditions are warrant.



51. Valve box lid replaced that was damaged by mowers.



Tab 6



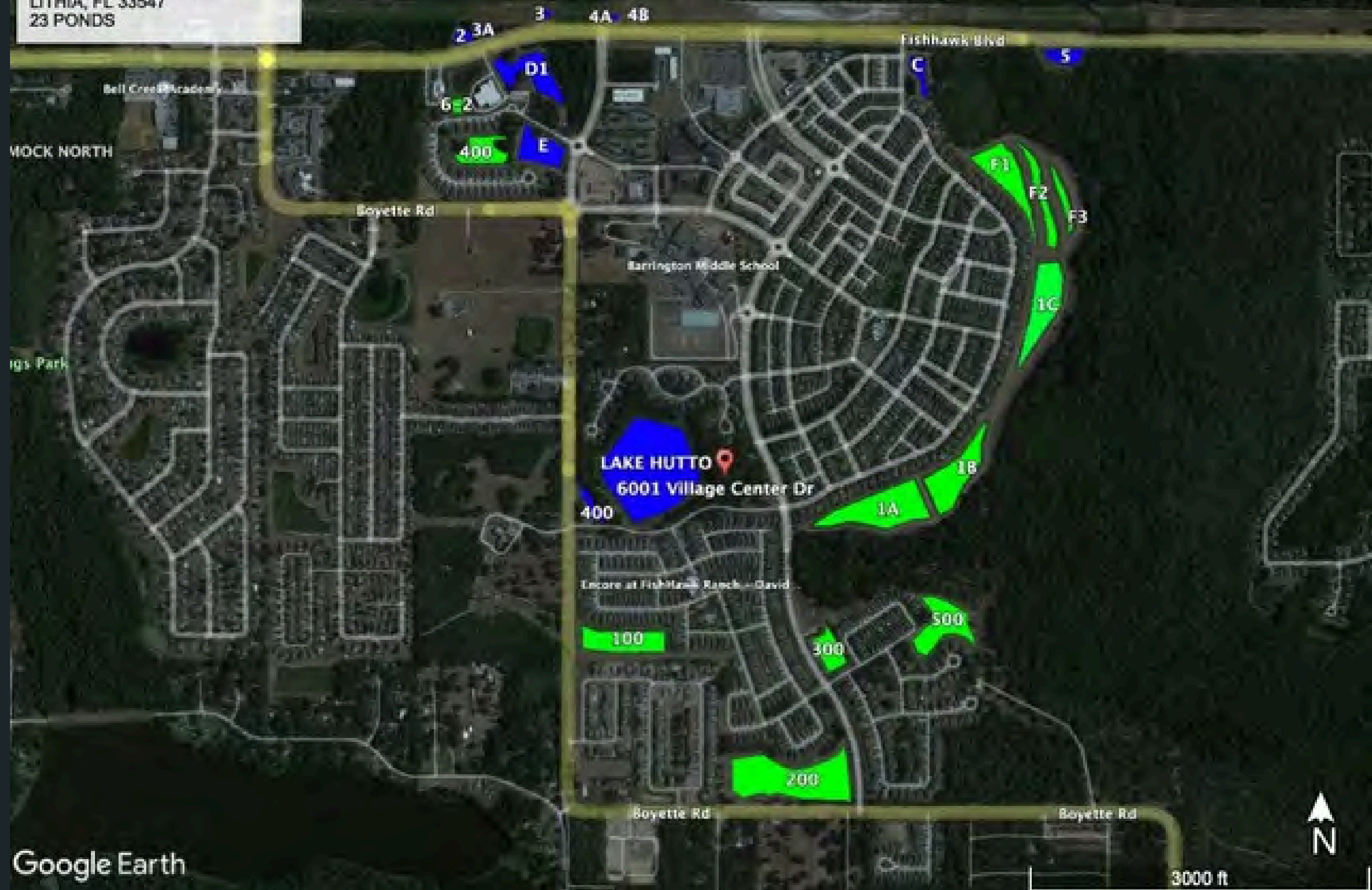
MONTHLY REPORT

APRIL, 2026



FISHHAWK IV CDD

6001 VILLAGE CENTER DR
LITHIA, FL 33547
23 PONDS



SUMMARY:

Winter is over and Spring is upon us. As air temperatures rise so will the water. With the water drought and a rise in temperatures we will see a great influx in Algae blooms. Some ponds may go dry if we see this continue through the month. We will be aggressively monitoring as well as treating all blooms and unwanted growth as it shows its self.

March 31, 2026 at 12:43:29 PM



Pond #2 Treated for Shoreline
vegetation.

March 31, 2026 at 12:43:16 PM



Pond #3 Treated for Shoreline
Vegetation.

March 31, 2026 at 12:42:27 PM



Pond #4A Treated for Shoreline
Vegetation.



Pond #4B Treated for Shoreline Vegetation.



Pond #C Treated for Algae and Shoreline vegetation.



Pond #D1 Treated For Algae and Shoreline Vegetation.



Pond #E Treated for Algae and Shoreline Vegetation.



Pond #400 Treated for Algae and Shoreline Vegetation.

Tab 7



Craig Latimer
Supervisor of Elections

Our Vision: To be the best place in America to vote

GOVERNOR'S STERLING
AWARD RECIPIENT

April 20, 2026

To whom it may concern,

As per F.S. 190.006, you'll find the number of qualified registered electors for your Community Development District as of April 15, 2026, listed below.

Community Development District	Number of Registered Electors
Fishhawk IV CDD	2439

We ask that you respond to our office with a current list of CDD office holders by **June 1st** and that you update us throughout the year if there are changes. This will enable us to provide accurate information to potential candidates during filing and qualifying periods.

Please note it is the responsibility of each district to keep our office updated with current district information. If you have any questions, please do not hesitate to contact me at (813) 367-8829 or pthomas@votehillsborough.gov.

Respectfully,

Patricia "Patti" Thomas
Administrative Assistant/Candidate Services

VoteHillsborough.gov



(813) 744 - 5900

Fred B. Karl County Center
601 E. Kennedy Blvd., 16th Floor, Tampa, FL 33602

Robert L. Gilder Elections Service Center
2514 N. Falkenburg Rd., Tampa, FL 33619

See website for regional office locations.

Tab 8



Quarterly Compliance Audit Report

FishHawk IV

Date: March 2026 - 1st Quarter

Prepared for: Matthew Huber

Developer: Rizzetta

Insurance agency:



Preparer:

Jason Morgan - *Campus Suite Compliance*

ADA Website Accessibility and Florida F.S. 189.069 Requirements

Table of Contents

Compliance Audit

Overview	2
<i>Compliance Criteria</i>	2
<i>ADA Accessibility</i>	2
Florida Statute Compliance	3
Audit Process	3

Audit results

ADA Website Accessibility Requirements	4
Florida F.S. 189.069 Requirements	5

Helpful information:

Accessibility overview	6
ADA Compliance Categories	7
Web Accessibility Glossary	11

Compliance Audit Overview

The Community Website Compliance Audit (CWCA) consists of a thorough assessment of Florida Community Development District (CDD) websites to assure that specified district information is available and fully accessible. Florida Statute Chapter 189.069 states that effective October, 2015, every CDD in the state is required to maintain a fully compliant website for reporting certain information and documents for public access.

The CWCA is a reporting system comprised of quarterly audits and an annual summary audit to meet full disclosure as required by Florida law. These audits are designed to assure that CDDs satisfy all compliance requirements stipulated in Chapter 189.069.

Compliance Criteria

The CWCA focuses on the two primary areas – website accessibility as defined by U.S. federal laws, and the 16-point criteria enumerated in [Florida Statute Chapter 189.069](#).



ADA Website Accessibility

Several federal statutes (American Disabilities Act, Sec. 504 and 508 of the Rehabilitation Act of 1973) require public institutions to ensure they are not discriminating against individuals on the basis of a person's disability. Community websites are required to conform to web content accessibility guidelines – [WCAG 2.1](#), which is the international standard established to keep websites barrier-free and the recognized standard for ADA-compliance.



Florida Statute Compliance

Pursuant to F.S. [189.069](#), every CDD is required to maintain a dedicated website to serve as an official reporting mechanism covering, at minimum, 16 criteria. The information required to report and have fully accessible spans: establishment charter or ordinance, fiscal year audit, budget, meeting agendas and minutes and more. For a complete list of statute requirements, see page 3.

Audit Process

The Community Website Compliance Audit covers all CDD web pages and linked PDFs.* Following the [WCAG 2.1](#) levels A, AA, and AAA for web content accessibility, a comprehensive scan encompassing 312 tests is conducted for every page. In addition, a human inspection is conducted to assure factors such as navigation and color contrasts meet web accessibility standards. See page 4 for complete accessibility grading criteria.

In addition to full ADA-compliance, the audit includes a 16-point checklist directly corresponding with the criteria set forth in Florida Statute Chapter 189.069. See page 5 for the complete compliance criteria checklist.

* **NOTE:** Because many CDD websites have links to PDFs that contain information required by law (meeting agendas, minutes, budgets, miscellaneous and ad hoc documents, etc.), audits include an examination of all associated PDFs. **PDF remediation** and ongoing auditing is critical to maintaining compliance.



ADA Website Accessibility

Result: **PASSED**

Accessibility Grading Criteria

Passed	Description
Passed	Website errors* 0 WCAG 2.1 errors appear on website pages causing issues**
Passed	Keyboard navigation The ability to navigate website without using a mouse
Passed	Website accessibility policy A published policy and a vehicle to submit issues and resolve issues
Passed	Color contrast Colors provide enough contrast between elements
Passed	Video captioning Closed-captioning and detailed descriptions
Passed	PDF accessibility Formatting PDFs including embedded images and non-text elements
Passed	Site map Alternate methods of navigating the website

*Errors represent less than 5% of the page count are considered passing

**Error reporting details are available in your Campus Suite Website Accessibility dashboard



Florida F.S. 189.069 Requirements

Result: **PASSED**

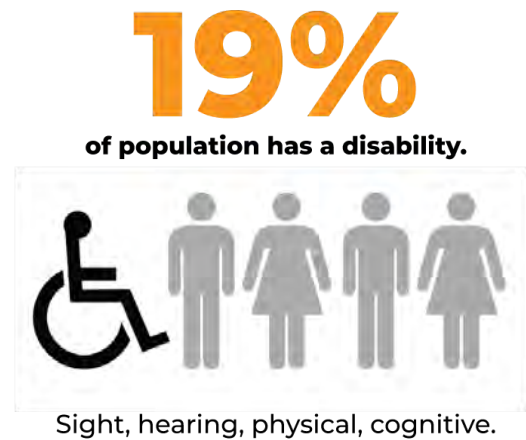
Compliance Criteria

Passed	Description
Passed	Full Name and primary contact specified
Passed	Public Purpose
Passed	Governing body Information
Passed	Fiscal Year
Passed	Full Charter (Ordinance and Establishment) Information
Passed	CDD Complete Contact Information
Passed	District Boundary map
Passed	Listing of taxes, fees, assessments imposed by CDD
Passed	Link to Florida Commission on Ethics
Passed	District Budgets (Last two years)
Passed	Complete Financial Audit Report
Passed	Listing of Board Meetings
Passed	Public Facilities Report, if applicable
Passed	Link to Financial Services
Passed	Meeting Agendas for the past year, and 1 week prior to next

Accessibility overview

Everyone deserves equal access.

With nearly 1-in-5 Americans having some sort of disability – visual, hearing, motor, cognitive – there are literally millions of reasons why websites should be fully accessible and compliant with all state and federal laws. Web accessibility not only keeps board members on the right side of the law, but enables the entire community to access all your web content. The very principles that drive accessible website design are also good for those without disabilities.



The legal and right thing to do

Several federal statutes (American Disabilities Act, Sec. 504 and 508 of the Rehabilitation Act of 1973) require public institutions to ensure they are not discriminating against individuals on the basis of a person's disability. Community websites are required to conform to web content accessibility guidelines, WCAG 2.1, the international standard established to keep websites barrier-free. Plain and simple, any content on your website must be accessible to everyone.



ADA Compliance Categories

Most of the problems that occur on a website fall in one or several of the following categories.



Contrast and colors

Some people have vision disabilities that hinder picking up contrasts, and some are color blind, so there needs to be a distinguishable contrast between text and background colors. This goes for buttons, links, text on images – everything. Consideration to contrast and color choice is also important for extreme lighting conditions.

Contract checker: <http://webaim.org/resources/contrastchecker>



Using semantics to format your HTML pages

When web page codes are clearly described in easy-to-understand terms, it enables broader sharing across all browsers and apps. This ‘friendlier’ language not only helps all the users, but developers who are striving to make content more universal on more devices.



Text alternatives for non-text content

Written replacements for images, audio and video should provide all the same descriptors that the non-text content conveys. Besides helping with searching, clear, concise word choice can make vivid non-text content for the disabled.

Helpful article: <http://webaim.org/techniques/alttext>



Ability to navigate with the keyboard

Not everyone can use a mouse. Blind people with many with motor disabilities have to use a keyboard to make their way around a

website. Users need to be able to interact fully with your website by navigating using the tab, arrows and return keys only. A “skip navigation” option is also required. Consider using [WAI-ARIA](#) for improved accessibility, and properly highlight the links as you use the tab key to make sections.

Helpful article: www.nngroup.com/articles/keyboard-accessibility

Helpful article: <http://webaim.org/techniques/skipnav>



Easy to navigate and find information

Finding relevant content via search and easy navigation is a universal need. Alt text, heading structure, page titles, descriptive link text (no ‘click here’ please) are just some ways to help everyone find what they’re searching for. You must also provide multiple ways to navigate such as a search and a site map.

Helpful article: <http://webaim.org/techniques/sitetools/>



Properly formatting tables

Tables are hard for screen readers to decipher. Users need to be able to navigate through a table one cell at a time. In addition to the table itself needing a caption, row and column headers need to be labeled and data correctly associated with the right header.

Helpful article: <http://webaim.org/techniques/tables/data>



Making PDFs accessible

PDF files must be tagged properly to be accessible, and unfortunately many are not. Images and other non-text elements within that PDF also need to be ADA-compliant. Creating anew is

one thing; converting old PDFs – called PDF remediation – takes time.

Helpful articles: <http://webaim.org/techniques/acrobat/acrobat>



Making videos accessible

Simply adding a transcript isn't enough. Videos require closed captioning and detailed descriptions (e.g., who's on-screen, where they are, what they're doing, even facial expressions) to be fully accessible and ADA compliant.

Helpful article: <http://webaim.org/techniques/captions>



Making forms accessible

Forms are common tools for gathering info and interacting. From logging in to registration, they can be challenging if not designed to be web-accessible. How it's laid out, use of labels, size of clickable areas and other aspects need to be considered.

Helpful article: <http://webaim.org/techniques/forms>



Alternate versions

Attempts to be fully accessible sometimes fall short, and in those cases, alternate versions of key pages must be created. That is, it is sometimes not feasible (legally, technically) to modify some content. These are the 'exceptions', but still must be accommodated.



Feedback for users

To be fully interactive, your site needs to be able to provide an easy way for users to submit feedback on any website issues. Clarity is

key for both any confirmation or error feedback that occurs while engaging the page.



Other related requirements

No flashing

Blinking and flashing are not only bothersome, but can be disorienting and even dangerous for many users. Seizures can even be triggered by flashing, so avoid using any flashing or flickering content.

Timers

Timed connections can create difficulties for the disabled. They may not even know a timer is in effect, it may create stress. In some cases (e.g., purchasing items), a timer is required, but for most school content, avoid using them.

Fly-out menus

Menus that fly out or down when an item is clicked are helpful to dig deeper into the site's content, but they need to be available via keyboard navigation, and not immediately snap back when those using a mouse move from the clickable area.

No pop-ups

Pop-up windows present a range of obstacles for many disabled users, so it's best to avoid using them altogether. If you must, be sure to alert the user that a pop-up is about to be launched.

Web Accessibility Glossary

Assistive technology	Hardware and software for disabled people that
----------------------	--

	enable them to perform tasks they otherwise would not be able to perform (e.g., a screen reader)
WCAG 2.0	Evolving web design guidelines established by the W3C that specify how to accommodate web access for the disabled
504	Section of the Rehabilitation Act of 1973 that protects civil liberties and guarantees certain rights of disabled people
508	An amendment to the Rehabilitation Act that eliminates barriers in information technology for the disabled
ADA	American with Disabilities Act (1990)
Screen reader	Software technology that transforms the on-screen text into an audible voice. Includes tools for navigating/accessing web pages.
Website accessibility	Making your website fully accessible for people of all abilities
W3C	World Wide Web Consortium – the international body that develops standards for using the web

Tab 9

RESOLUTION 2026-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF FISHHAWK COMMUNITY DEVELOPMENT DISTRICT IV, IMPLEMENTING SECTION 190.006(3), FLORIDA STATUTES, AND REQUESTING THAT THE HILLSBOROUGH COUNTY SUPERVISOR OF ELECTIONS CONDUCT THE DISTRICT'S GENERAL ELECTIONS; PROVIDING FOR COMPENSATION; SETTING FORTH THE TERMS OF OFFICE; AUTHORIZING NOTICE OF THE QUALIFYING PERIOD; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, Fishhawk Community Development District IV ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, being situated entirely within unincorporated Hillsborough County, Florida; and

WHEREAS, the Board of Supervisors of the District ("**Board**") seeks to implement Section 190.006(3), *Florida Statutes*, and to instruct the Hillsborough County Supervisor of Elections ("**Supervisor**") to conduct the District's elections by the qualified electors of the District at the general election ("**General Election**").

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

1. **GENERAL ELECTION SEATS.** Seat 4 currently held by Adam Brygidyr and Seat 5 currently held by Jeffrey Stewart are scheduled for the General Election in November 2026. The District Manager is hereby authorized to notify the Supervisor of Elections as to what seats are subject to General Election for the current election year, and for each subsequent election year.

2. **QUALIFICATION PROCESS.** For each General Election, all candidates shall qualify for individual seats in accordance with Section 99.061, *Florida Statutes*, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Hillsborough County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, *Florida Statutes*.

3. **COMPENSATION.** Members of the Board receive \$200 per meeting for their attendance and no Board member shall receive more than \$4,800 per year.

4. **TERM OF OFFICE.** The term of office for the individuals to be elected to the Board in the General Election is four (4) years. The newly elected Board members shall assume office on the second Tuesday following the election.

5. **REQUEST TO SUPERVISOR OF ELECTIONS.** The District hereby requests the Supervisor to conduct the District's General Election in November 2026, and for each subsequent General Election unless otherwise directed by the District's Manager. The District understands that it will be responsible to pay for its proportionate share of the General Election cost and agrees to pay same within a reasonable time after receipt of an invoice from the Supervisor.

6. **PUBLICATION.** The District Manager is directed to publish a notice of the qualifying period for each General Election, in a form substantially similar to **Exhibit A** attached hereto.

7. **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.

8. **EFFECTIVE DATE.** This Resolution shall become effective upon its passage.

PASSED AND ADOPTED this 7th day of May, 2026.

**FISHHAWK COMMUNITY DEVELOPMENT
DISTRICT IV**

Chairperson/Vice Chairperson

ATTEST:

Secretary/Assistant Secretary

EXHIBIT A

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES
FOR THE BOARD OF SUPERVISORS OF
FISHHAWK COMMUNITY DEVELOPMENT DISTRICT IV**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of Fishhawk Community Development District IV (“District”) will commence at noon on June 8, 2026, and close at noon on June 12, 2026. Candidates must qualify for the office of Supervisor with the Hillsborough County Supervisor of Elections. The Hillsborough County Supervisor of Elections has multiple offices. The Robert L. Gilder Election Service Center is located at: 2514 North Falkenburg Rd., Tampa, FL 33619; Ph: (813) 744-5900. All candidates shall qualify for individual seats in accordance with Section 99.061, *Florida Statutes*, and must also be a “qualified elector” of the District, as defined in Section 190.003, *Florida Statutes*. A “qualified elector” is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Hillsborough County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, *Florida Statutes*.

Fishhawk Community Development District IV has two (2) seats up for election, specifically seats 4 and 5. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 3, 2026, and in the manner prescribed by law for general elections.

For additional information, please contact the Hillsborough County Supervisor of Elections.

[NOTE TO DISTRICT MANAGER: PUBLISH AT LEAST 2 WEEKS PRIOR TO THE START OF THE QUALIFYING PERIOD]

Tab 10

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.

FISHHAWK
COMMUNITY DEVELOPMENT DISTRICT IV

The regular meeting of the Board of Supervisors of the FishHawk IV Community Development District to be held on **Thursday, March 5, 2026, at 10:00 a.m.** at the Lake House of Fishhawk Ranch West, located at 6001 Village Center Drive, Lithia, Florida 33547.

Present and constituting a quorum were:

Daniel Rothrock	Board Supervisor, Chairman
Dayna Kennington	Board Supervisor, Vice Chairman
Scott Sheffield	Board Supervisor, Assistant Secretary
Adam Brygidyr	Board Supervisor, Assistant Secretary
Jeffrey Stewart	Board Supervisor, Assistant Secretary

Also present were:

Rachel Welborn	District Manager; Rizzetta & Company
Erin McCormick	District Counsel, Erin McCormack
Matthew Mironchik	Landscape Inspection Specialist, Rizzetta & Company, Inc.
Dylan Campbell	Landscape Inspection Specialist, Rizzetta & Company, Inc.
Rafael Rosario	Representative, RedTree Landscape
Gail Huff	Representative, Sprinkler Solutions
Audience	Present

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

Ms. Welborn called the meeting to order at 10:00 a.m. and read roll call

SECOND ORDER OF BUSINESS

Audience Comments

Audience comments were entertained regarding volcano mulch, entrance signage, irrigation, and the desire for a pedestrian cross walk.

47
48
49
50
51
52
53
54
55
56
57
58
59
60
61
62
63
64
65
66
67
68
69
70
71
72
73
74
75
76
77
78
79
80
81
82
83
84
85
86
87

THIRD ORDER OF BUSINESS

Staff Reports

- A. Landscape Inspection Services Report**
Mr. Mironchik presented his report to the Board..
- B. Landscape Report**
Mr. Rosario responded to Board questions. He stated that the mulch install has not been completed yet and spoke about areas in Barrington, Shell Ridge, Jade Creek, and Watercolor where mulch will not be installed where there are trees.
- C. Irrigation Report**
Ms. Huff presented her report, noting that watering restrictions are in place limiting irrigation. She presented a proposal related to a controller replacement. Discussion was held regarding working with the HOA on a cost share agreement for controller replacements.
- D. Aquatic Services Report**
Not present, it was noted that clarification was needed on the condition of pond 400 as it is currently dry.
- E. District Counsel**
Ms. McCormick stated that she is awaiting the report on the Gopher Tortoise and the eminent domain Council work is still ongoing.
- F. District Engineer**
Not present. No report.
- G. HOA Property Manager**
Not present. No Report.
- H. District Manager**
Ms. Welborn stated the next meeting is scheduled for April 2, 2026, at 10:00 a.m.

FOURTH ORDER OF BUSINESS

Business Items

A. Ratification of Sprinkler Solutions Proposal #8051

On a motion by Mr. Rothrock, seconded by Mr. Brygidyr, with all in favor, the Board of Supervisors ratified approval of the Sprinkler Solutions proposal #8051 in the amount of \$1,954.61 to replace the leaking backflow on Lambert Bridge, for Fishhawk IV Community Development District.

88

89
90
91
92
93
94
95

FIFTH ORDER OF BUSINESS

Business Administration

A. Consideration of Minutes of Board of Supervisors' Regular Meeting held February 5, 2026

On a Motion by Mr. Rothrock, seconded by Mr. Brygidyr, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors meeting held on February 5, 2026, as presented, for the Fishhawk IV Community Development District.

96
97
98
99

B. Ratification of Operations and Maintenance Expenditures for November and January 2026

On a Motion by Mr. Rothrock, seconded by Ms. Kennington, with all in favor, the Board of Supervisors ratified the Operations and Maintenance Expenditures for January 2026 (\$83,906.34), for the Fishhawk IV Community Development District.

100
101
102
103
104
105
106
107
108
109
110
111
112
113

SIXTH ORDER OF BUSINESS

Supervisor Requests

Mr. Brygidyr stated that the soccer net, watercolor and Circa needs to be replaced and the tire swing on Shell Ridge needs to be cut down. He asked that an Eblast be sent out regarding placing personal property (tire swings) on common property. He also asked for an update on the benches.

Ms. Kennington stated that I-9 Sports is using the common area on Watercolor without permission and leaving trash. A request was made that I-9 Sprots be sent an email regarding the need to have a vendor agreement in place to continue.

SEVENTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Rothrock, seconded by Mr. Brygidyr, with all in favor, the Board of Supervisors adjourned the meeting at 10:46 a.m. for the Fishhawk IV Community Development District.

114
115
116
117
118

Assistant Secretary

Chair / Vice Chair

Tab 11

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.

FISHHAWK
COMMUNITY DEVELOPMENT DISTRICT IV

The regular meeting of the Board of Supervisors of the FishHawk IV Community Development District to be held on **Thursday, April 2, 2026, at 10:00 a.m.** at the Lake House of Fishhawk Ranch West, located at 6001 Village Center Drive, Lithia, Florida 33547.

Present and constituting a quorum were:

Daniel Rothrock	Board Supervisor, Chairman
Dayna Kennington	Board Supervisor, Vice Chairman
Scott Sheffield	Board Supervisor, Assistant Secretary
Adam Brygidyr	Board Supervisor, Assistant Secretary
Jeffrey Stewart	Board Supervisor, Assistant Secretary

Also present were:

Rachel Welborn	District Manager; Rizzetta & Company
Erin McCormick	District Counsel, Erin McCormack <i>(via phone)</i>
Aimee Brodeen	Landscape Inspection Specialist, Rizzetta & Company, Inc.
Dylan Campbell	Landscape Inspection Specialist, Rizzetta & Company, Inc.
Patti Picciano	HOA Property Manager
Gail Huff	Representative, Sprinkler Solutions
Audience	Present

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

Ms. Welborn called the meeting to order at 10:00 a.m. and read roll call

SECOND ORDER OF BUSINESS

Audience Comments

Audience comments were entertained regarding dead plants and the entrance.

47
48
49
50
51
52
53
54
55
56
57
58
59
60
61
62
63
64
65
66

THIRD ORDER OF BUSINESS

Staff Reports

- A. Landscape Inspection Services Report**
Mr. Campbell presented his report to the Board.
- B. Landscape Report**
No report.
- C. Irrigation Report**
Ms. Huff presented her report to the Board.
- D. Aquatic Services Report**
The Board reviewed the aquatic report.
- E. District Counsel**
Ms. McCormick discussed the Tampa Bay Water Easement Authorization, and the hearing has been scheduled for April 27, 2026.

On a motion by Mr. Rothrock, seconded by Mr. Brygidyr, with all in favor, the Board of Supervisors authorized the Chair to sign the Tampa Bay Water Access Agreement for FishHawk IV Community Development District.

67
68
69
70
71
72
73
74
75
76
77
78
79

- F. District Engineer**
Not present. No report.
- G. HOA Property Manager**
Ms. Picciano asked about the Tampa Bay Water project and stated a sign was down on Mosaic by the roundabout and asked about the irrigation agreement. Ms. Picciano was advised that the sign is a County responsibility
- H. District Manager**
Ms. Welborn stated the next meeting is scheduled for May 7, 2026, at 10:00 a.m.

FOURTH ORDER OF BUSINESS

Ratification of Sprinkler Solutions Proposals

80
81
82

On a motion by Mr. Rothrock, seconded by Mr. Brygidyr, with all in favor, the Board of Supervisors ratified approval of the Sprinkler Solutions proposals, for Fishhawk IV Community Development District.

83
84

85
86 **FIFTH ORDER OF BUSINESS** **Consideration of Minutes of Board of**
87 **Supervisors' Regular Meeting held**
88 **February 5, 2026**
89

On a Motion by Mr. Rothrock, seconded by Ms. Kennington, with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors meeting held on February 5, 2026, as presented, for the Fishhawk IV Community Development District.

90
91 **SIXTH ORDER OF BUSINESS** **Ratification of Operations and**
92 **Maintenance Expenditures for**
93 **February 2026**
94

On a Motion by Mr. Rothrock, seconded by Mr. Brygidyr, with all in favor, the Board of Supervisors ratified the Operations and Maintenance Expenditures for February 2026 (\$137,037.89), for the Fishhawk IV Community Development District.

95
96 **SEVENTH ORDER OF BUSINESS** **Supervisor Requests**
97

98 Mr. Brygidyr stated 4 more tables in the park north of the pool need repair and there
99 is a tree down at Circa and Shell Ridge on homeowner property.

100
101 **EIGHTH ORDER OF BUSINESS** **Adjournment**
102

On a Motion by Mr. Rothrock, seconded by Mr. Brygidyr, with all in favor, the Board of Supervisors adjourned the meeting at 10:40 a.m. for the Fishhawk IV Community Development District.

103
104
105
106
107 _____
Assistant Secretary Chair / Vice Chair

Tab 12

FISHHAWK IV COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · RIVERVIEW, FLORIDA

Mailing Address · 3434 Colwell Ave., Suite 200 · Tampa, FL 33614

**Operation and Maintenance Expenditures
March 2026
For Board Approval**

Attached please find the check register listing the Operation and Maintenance expenditures paid from March 1, 2026 through March 31, 2026. This does not include expenditures previously approved by the Board.

The total items being presented: **\$140,576.21**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Fishhawk IV Community Development District

Paid Operation & Maintenance Expenditures

March 1, 2026 Through March 31, 2026

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Description</u>	<u>Invoice Amount</u>
Adam Brygidyr	100515	AB050526	Board of Supervisor Meeting 03/05/26	\$ 200.00
Brletic Dvorak, Inc.	100516	2363	Engineering Services 02/26	\$ 210.00
Daniel Gray Rothrock	100517	DR050526	Board of Supervisor Meeting 03/05/26	\$ 200.00
Dayna J. Kennington	100518	DK030526	Board of Supervisor Meeting 03/05/26	\$ 200.00
Doodycalls of Parrish FL	100519	INV-11033858202602	Dog Waste Station Supplies & Maintenance 02/26	\$ 1,240.00
Erin McCormick Law, P.A.	100529	10883	Legal Services 03/26	\$ 3,220.00
Hillsborough County BOCC	20260323-1	1416996147 031026	14223 LAMBERT BRIDGE LN 03/26	\$ 127.21
Jeffrey Stewart	100520	JS050526	Board of Supervisor Meeting 03/05/26	\$ 200.00
RedTree Landscape Systems, LLC	100524	32566 822	Landscape Maintenance 01/26	\$ 23,333.33
RedTree Landscape Systems, LLC	100513	33221	Additional Mulch Installation 02/26	\$ 19,500.00
RedTree Landscape Systems, LLC	100526	33274	Landscape Maintenance 03/26	\$ 23,333.33
RedTree Landscape Systems, LLC	100522	33354	Tree Removal 02/26	\$ 4,250.00
RedTree Landscape Systems, LLC	100530	33531	Spring Seasonal Color 03/26	\$ 7,686.25

Fishhawk IV Community Development District

Paid Operation & Maintenance Expenditures

March 1, 2026 Through March 31, 2026

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Description</u>	<u>Invoice Amount</u>
Rizzetta & Company, Inc.	100514	INV0000107531	Accounting Services 03/26	\$ 5,459.42
Scott C Sheffield	100521	SS050526	Board of Supervisor Meeting 03/05/26	\$ 200.00
Sitex Aquatics, LLC	100527	10789-b	Monthly Lake Maintenance 03/26	\$ 1,350.00
Sprinkler Solutions of Florida, Inc.	100523	68162	Irrigation Repair 03/26	\$ 730.37
Sprinkler Solutions of Florida, Inc.	100523	68202	Irrigation Maintenance 02/26	\$ 6,666.33
Sprinkler Solutions of Florida, Inc.	100523	68254	Irrigation Repair 03/26	\$ 161.21
Sprinkler Solutions of Florida, Inc.	100528	68274	Irrigation Repair 03/26	\$ 951.33
Sprinkler Solutions of Florida, Inc.	100528	68291	Irrigation Repair- Valve E52	\$ 588.51
Sprinkler Solutions of Florida, Inc.	100528	68292	Irrigation Repair-Troubleshoot Valve F49 03/26	\$ 497.74
TECO	20260323	211009775761 822	13773 Fishhawk Blvd 02/26	\$ 25.41
TECO	20260318	211017320014 822	VILLAGE CENTER DR PH2 02/26	\$ 12,811.93
TECO	20260325	321000017145 822	Electric 02/26	\$ <u>27,433.84</u>
Total Report				\$ <u>140,576.21</u>