

Vista Lakes Community Development District

Board of Supervisors

Frank Sebestyen, Chairman
John DeCrotie, Vice Chairman
Sam Badami, Assistant Secretary
Carla Daly, Assistant Secretary
Nathalie Santana, Assistant Secretary

Staff:

Michael Perez, District Manager
Scott Clark, District Counsel
David Hamstra, District Engineer
Jorge Baez, Field Manager
Charles Greene, Crosscreek
Scottie Feliciano, Landscape Workshop

Meeting Agenda

Thursday, October 2, 2025 – 9:00 a.m.

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1. **Call to Order and Roll Call**
 2. **Approval of the Agenda**
 3. **Audience Comments – Limit to three (3) minutes**
 4. **Special Business Items**
 - A. Presentation from the City
 5. **Staff Reports**
 - A. Field Inspection Report..... P. 3
 - i. Consideration of ER Service and Investments LLC Fountain
Level Probes Proposal..... P. 12
 - B. Landscape Workshop Report
 - i. Consideration of Hurricane Agreement..... P. 14
 - C. CrossCreek Aquatic Report
 - D. District Engineer Report
 - E. District Counsel
 - F. HOA Liaison
 - G. District Manager
 6. **Business Items**
 - A. Consideration of Resolution 2026-01, Amendment to the Budget for Fiscal
Year 2026 P. 15
 - B. Consideration of Goals and Objectives Report for Fiscal Year 2025 P. 26
 - C. Consideration of LLS Tax Solutions Engagement Letter P. 30
 - D. Review of LLS Tax Solutions Arbitrage Rebate Report P. 33
 7. **Business Administration Items**
 - A. Consideration of the Minutes from the Meeting held August 7, 2025 P. 44
 - B. Consideration of the Minutes from the Meeting held September 4, 2025 P. 48
 8. **Supervisor Requests**
 9. **Adjournment**

The next meeting is scheduled for Thursday, November 6, 2025, at 9:00 a.m.

District Office:

Inframark

313 Campus Street, Celebration, FL 34747
407-566-1935

Meeting Location:

Vista Lakes Clubhouse

8841 Lee Vista Boulevard, Orlando, FL 32829
Call in: +1 646-838-1601, 122776403#

www.VistaLakesCDD.org