WATERCHASE COMMUNITY DEVELOPMENTDISTRICT

AUGUST 11, 2025

AGENDA PACKAGE



11555 HERON BAY BLVD. SUITE 201 CORAL SPRINGS, FLORIDA 33076

Waterchase Community Development District

Board of Supervisors
☐ Ian Watson, Chairperson
☐ Salvatore Mancini, Vice Chairperson
☐ Michael Acheson, Assistant Secretary
G. Arnie Daniels, Assistant Secretary

☐ Christopher Rizzo, Assistant Secretary

David Wenck, District Manager Whitney Sousa, District Counsel Tonja Stewart, District Engineer

Regular Meeting Agenda

Monday, August 11, 2025 - 6:00 p.m.

- 1. Roll Call
- 2. Audience Comments
- 3. Public Hearing to Consider the Adoption of the Fiscal Year 2026 Budget
 - A. Fiscal Year 2026 Budget Discussion
 - B. Consideration of Resolution 2025-03, Adopting the Budget for Fiscal Year 2026
- 4. Public Hearing to Consider Levying Non-Ad Valorem Assessments
 - A. Consideration of Resolution 2025-04, Levying Non-Ad Valorem Assessments
- 5. Landscape Report
 - A. LMP Proposal #352829
- 6. Pond Report
- 7. Engineer's Report
 - A. Pond 8 Littoral Shelf Boundary
- 8. Attorney's Report
 - A. Consideration of Resolution 2025-06, Nuisance Alligator Policy
- 9. Consent Agenda
 - A. Approval of the Minutes of July 14, 2025 Meeting
- 10. District Manager's Report
 - A. Consideration of Resolution 2025-05, Adopting the Fiscal Year 2026 Meeting Schedule
 - B. Discussion of Engineering RFQ
 - i. Alliant Proposal
 - ii. BGE Proposal
 - iii. BDI Engineering Proposal
 - C. Update on Directional Boring
- 11. Field Inspection Report
- 12. Supervisors' Requests
- 13. Adjournment

The next meeting is Monday, September 8, 2025 @ 6:00 p.m.

The next CDD Workshop is Monday September 22, 2025 @ 8:00 p.m.

Third Order of Business

3A.

WATERCHASE

Community Development District

Annual Operating and Debt Service Budget Fiscal Year 2026

Approved Proposed Budget

Prepared by:



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WATERCHASE

Community Development District

Operating Budget

Fiscal Year 2026

Summary of Revenues, Expenditures and Changes in Fund Balances

Fiscal Year 2026 Approved Budget

	ANNUAL AG		PROJECTED	TOTAL		ANNUAL	
	BUDGET	THRU	July-	PROJECTED	% +/(-)	BUDGET	
ACCOUNT DESCRIPTION	FY 2025	6/30/2025	9/30/2025	FY 2025	Budget	FY 2026	
Interest - Investments	\$ 20,000	26,368	\$ -	\$ 26,368	0.00%	\$ 20,000	
Interest - Tax Collector	-	1,534	\$ -	1,534	0.00%	-	
Special Assmnts- Tax Collector	369,158	369,158	\$ -	369,158	0.00%	394,867	
Special Assmnts- Discounts	(14,766)	(13,360)	(1,406)	(14,766)	-	(15,795)	
Other Miscellaneous Revenues	-	2,424	\$ -	2,424	-	-	
TOTAL REVENUES	374,392	386,124	(1,406)	384,718		399,072	
EXPENDITURES							
Administrative							
P/R-Board of Supervisors	24,000	16,400	7,600	24,000	0.00%	24,000	
FICA Taxes	1,836	1,255	581	1,836	0.00%	1,836	
ProfServ-Arbitrage Rebate	600	-	600	600	0.00%	600	
ProfServ-Dissemination Agent	1,000	-	1,000	1,000	0.00%	1,000	
ProfServ-Engineering	20,000	10,289	3,518	13,807	-30.97%	20,000	
ProfServ-Legal Services	9,000	5,842	1,997	7,839	-12.90%	9,000	
ProfServ-Mgmt Consulting Serv	65,034	48,776	16,258	65,034	0.00%	66,985	
ProfServ-Special Assessment	9,000	9,000	-	9,000	0.00%	9,000	
ProfServ-Trustee	4,337	4,337	-	4,337	0.00%	4,337	
ProfServ-Web Site Development	1,000	475	162	637	-36.26%	1,076	
Auditing Services	5,200	5,600	-	5,600	7.69%	5,600	
Website Compliance	2,629	1,822	623	2,445	-7.00%	2,500	
Postage and Freight	350	19	331	350	0.00%	350	
Insurance - General Liability	7,322	6,922	-	6,922	-5.46%	7,960	
Printing and Binding	55	-	55	55	0.00%	-	
Legal Advertising	3,500	774	2,726	3,500	0.00%	2,500	
Misc-Bank Charges	50	4,043	-	4,043	7986.00%	50	
Misc-Assessmnt Collection Cost	7,383	7,116	267	7,383	0.00%	7,897	
Misc-Contingency	2,950	1,371	1,579	2,950	0.00%	-	
Annual District Filing Fee	175	175	-	175	0.00%	175	
Total Administrative	165,421	124,216	37,298	161,514		164,866	
Field							
Contracts-Wetland Mitigation	12,000		12,000	12,000	0.00%	12,000	
Contracts-Lakes	20,640	14,240	4,869	19,109	-7.42%	21,440	
Canal Maint/Cleaning	10,000	5,807	4,193	10,000	0.00%	10,000	
Aquatic Midge Mgmt	15,000	-	15,000	15,000	0.00%	7,500	
Contracts-RTR Landscaping	7,986	33,751	11,540	45,291	467.13%	58,516	
Invasive Plant Removal	8,000	25,717	-	25,717	221.46%	10,000	
Electricity - Streetlighting	30,750	15,662	5,355	21,017	-31.65%	30,250	
Electricity - Fountain	2,000	1,202	411	1,613	-19.35%	2,000	
Contracts-Field Services	8,000	6,000	2,000	8,000	0.00%	8,000	
R&M Aerators	5,000	1,150	3,850	5,000	0.00%	5,000	
R&M-Fountain	5,083	143	4,940	5,083	0.00%	5,000	
R&M-Irrigation	1,750	3,697	-	3,697	111.26%	1,750	
R&M-Lake	12,000	24,942	-	24,942	107.85%	7,500	

Summary of Revenues, Expenditures and Changes in Fund Balances

Fiscal Year 2026 Approved Budget

	ANNUAL BUDGET		THRU	PROJECTED July-	TOTAL PROJECTED	% +/(-)	ANNUAL BUDGET
ACCOUNT DESCRIPTION	FY 2025	6	/30/2025	9/30/2025	FY 2025	Budget	FY 2026
R&M-Streetlights	 20,000		56,937		56,937	184.69%	15,000
Misc-Contingency	43,832		57,253	-	57,253	30.62%	40,250
Total Field	208,971		246,501	71,088	317,589	,	234,206
TOTAL EXPENDITURES	374,392		370,717	108,385	479,102		399,072
Excess (deficiency) of revenues							
Over (under) expenditures	 		15,407	(109,791)	(94,384)		
Net change in fund balance			15,407	(109,791)	(94,384)		
FUND BALANCE, BEGINNING	969,195		969,195	-	969,195		874,811
FUND BALANCE, ENDING	\$ 969,195	\$	984,602	\$ (109,791)	\$ 874,811		\$ 874,811

72,460

Exhibit "A"

Allocation of Fund Balances

AVAILABLE FUNDS

	<u>A</u>	<u>mount</u>			
Beginning Fund Balance - Fiscal Year 2025	\$	874,811			
Net Change in Fund Balance - Fiscal Year 2025		-			
Reserves - Fiscal Year 2026 Additions		-			
Reserves - Fiscal Year 2026 Additions		874,811			
ALLOCATION OF AVAILABLE FUNDS					

Assigned Fund Balance

otal Allocation of Available Funds	 802,350
	,
Reserves - Streetlights - Prior Years	75,000
Reserves - Tree Removal/Replacement - Prior Years	55,000
Reserves - Aerators - Prior Years	75,000
Reserves - Lake Embankment/Drainage - Prior Years	497,582
Operating Reserve	\$ 99,768

Notes

(1) Represents approximately 3 months of operating expenditures.

Total Unassigned (undesignated) Cash

Fiscal Year 2026

REVENUES

Interest - Investments

The District earns interest on funds held in money market accounts and certificates of deposit.

Special Assessment - Tax Collector

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessment - Discount

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES

Administrative

P/R Board of Supervisors

Chapter 190 of the Florida Statutes allows for a member of the Board of Supervisors to be compensated for a meeting attendance and to receive \$200 per meeting plus payroll taxes. The amount for the Fiscal Year is based upon all supervisors attending the meetings. FICA Taxes are calculated at 7.65% of gross payroll.

FICA Taxes

Payroll taxes on Board of Supervisor's compensation. The budgeted amount for the fiscal year is calculated at 7.65% of the total Board of Supervisor's payroll expenditures

Professional Services-Arbitrage Rebate

The District has contracted with LLS to calculate the District's Arbitrage Rebate Liability on the Series of Benefit Special Assessment Bonds. The budgeted amount for the fiscal year is based on standard fees charged for this service.

Professional Services - Dissemination Agent

The District is required by the Securities and Exchange Commission to comply with Rule 15c2-12(b)-(5), which relates to additional reporting requirements for unrelated bond issues. The budgeted amount for the fiscal year is based on standard fees charged for this service.

Professional Services-Engineering Fees

The District's engineer will be providing general engineering services to the District, i.e. attendance and preparation for monthly board meetings, review invoices, etc.

Professional Services-Legal Services

The District's legal counsel will be providing general legal services to the District, i.e. attendance and preparation for monthly meetings, review operating and maintenance contracts, etc.

Professional Services-Mgmt Consulting Services

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Inframark Infrastructure Management Services. These services are further outlined in Exhibit "A" of the Management Agreement.

Fiscal Year 2026

Administrative (cont'd)

Professional Services-Special Assessment

The District has contracted with Inframark Infrastructure Management Services for the collection of assessments, updating the District's tax roll and levying the annual assessment.

Professional Services-Trustee

The District issued Series of Special Assessment Bonds that are deposited with a Trustee to handle all trustee matters. The annual trustee fee is based on standard fees charged.

Professional Services-Web Site Development

The District contracted Campus Suite/Innersync Studio Ltd. to maintain the Districts website.

Auditing Services

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm. Fee is based on existing year's engagement letter.

Website Compliance

Annual Fee for ADA Compliance. Remediation of district website for PDF Accessibility.

Postage & Freight

Mailing of agenda packages, overnight deliveries, correspondence, etc

Insurance - General Liability

The District's General Liability & Public Officials Liability Insurance policy is with The Florida League of Cities, Inc. The Florida League of Cities, Inc. specializes in providing insurance coverage to governmental agencies. The amount is based upon similar Community Development Districts and a projected 10% increase.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings etc in a newspaper of general circulation.

Misc-Bank Charges

This represents Southstate Bank fees.

Misc- Assessment Collection Cost

The District reimburses the Tax Collector for necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection <u>or</u> 2% on the amount of special assessments collected and remitted, whichever is greater. The cost was based on a maximum of 2% of the anticipated assessment collections.

Annual District Filing Fee

The District is required to pay an annual fee to the Department of Economic Opportunity Division of Community Development for \$175. This is the only expense under this category for the District.

Fiscal Year 2026

Field - Operations and Maintenance

Contracts-Wetland Mitigation

The District is required to establish a surface water quality program which will consist of sampling and analysis from various points within the District as determined by the consulting engineer.

Contracts-Lakes

The District's lake maintenance contract will include aquatic weed control and water chemistry testing required by FEC plant management program.

Contracts-Canal Maint/Cleaning

The District's contract will be to maintain the canals located within the District.

Contracts-Aquatic Midge Management

The District contracted with Steadfast is to provide midge fly treatments per schedule.

Contracts-RTR Landscaping

The District has contracted with Steadfast Landscape to maintain the Racetrack Road median from the bridge.

Invasive Plant Removal

The District may incur expenses for the removal of invasive plants from the ponds.

Electricity-Streetlighting

Expenses related to TECO streetlighting usage for District facilities and assets based on historical costs.

Electricity-Fountain

Expenses related to TECO fountain electric usage for District facilities.

R&M-Aerators

The expense of repairs and maintenance to the District's aerators.

R&M-Fountain

The expense of repairs and maintenance to the District's fountains.

R&M-Irrigation

Miscellaneous expenses to maintain irrigation.

R&M-Lake

The expense of repairs and maintenance to the lakes that are not planned for in the contract.

R&M-Streetlights

The expense of repairs and maintenance to streetlights.

Misc-Contingency

This represents any additional field expenditure that may not have been provided for in the budget.

WATERCHASE

Community Development District

Debt Service Budget

Fiscal Year 2026

Summary of Revenues, Expenditures and Changes in Fund Balances

Fiscal Year 2026 Approved Budget

	DOPTED		ACTUAL	PF	ROJECTED		TOTAL	ANNUAL
	BUDGET		THRU		July-		OJECTED	BUDGET
ACCOUNT DESCRIPTION	 FY 2025	6	/30/2025		/30/2025	!	Y 2025	 FY 2026
REVENUES								
Interest - Investments	\$ 200			\$	200	\$	200	\$ 200
Special Assmnts- Tax Collector	737,129			\$	737,129		737,129	737,129
Special Assmnts- Discounts	(29,485)			\$	(29,485)		(29,485)	(29,485)
TOTAL REVENUES	707,844		-		707,844		707,844	707,844
EXPENDITURES								
Administrative								
Misc-Assessmnt Collection Cost	 14,743			\$	14,743		14,743	14,743
Total Administrative	14,743		-		14,743		14,743	14,743
Debt Service								
Debt Retirement Series A	537,000			\$	537,000		537,000	554,000
Prepayments Series A	-			\$	-		-	-
Interest Expense Series A	148,831			\$	148,831		148,831	132,184
Total Debt Service	685,831		-		685,831		685,831	686,184
TOTAL EXPENDITURES	700,574		-		700,574		700,574	700,927
Excess (deficiency) of revenues								
Over (under) expenditures	 7,270		-		7,270		7,270	6,917
OTHER FINANCING SOURCES (USES)								
Contribution to (Use of) Fund Balance	6,917				-		-	6,917
TOTAL OTHER SOURCES (USES)	6,917				-		-	6,917
Net change in fund balance	6,917				7,270		7,270	6,917
FUND BALANCE, BEGINNING	402,998		402,998		-		402,998	410,268
FUND BALANCE, ENDING	\$ 409,915	\$	402,998	\$	402,998	\$	410,268	\$ 417,185

Debt Amortization Series 2017

Date	Rate	Outstanding Balance		Principal	Interest	ADS
11/1/2025		\$4,264,000			\$ 66,092	\$ 66,092
5/1/2026	3.10%	\$4,264,000	\$	554,000	\$ 66.092	\$ 620,092
11/1/2026		\$3,710,000	•	,	\$ 57.505	\$ 57,505
5/1/2027	3.10%	\$3,710,000	\$	572,000	\$ 57,505	\$ 629,505
11/1/2027		\$3,138,000	·	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	\$ 48,639	\$ 48,639
5/1/2028	3.10%	\$3,138,000	\$	589,000	\$ 48,639	\$ 637,639
11/1/2028		\$2,549,000		·	\$ 39,510	\$ 39,510
5/1/2029	3.10%	\$2,549,000	\$	608,000	\$ 39,510	\$ 647,510
11/1/2029		\$1,941,000			\$ 30,086	\$ 30,086
5/1/2030	3.10%	\$1,941,000	\$	627,000	\$ 30,086	\$ 657,086
11/1/2030		\$1,314,000			\$ 20,367	\$ 20,367
5/1/2031	3.10%	\$1,314,000	\$	647,000	\$ 20,367	\$ 667,367
11/1/2031		\$667,000			\$ 10,339	\$ 10,339
5/1/2032	3.10%	\$667,000	\$	667,000	\$ 10,339	\$ 677,339
			\$	4,801,000	\$ 693,904	\$ 5,494,904

Fiscal Year 2026

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WATERCHASE

Community Development District

Supporting Budget Schedules

Fiscal Year 2026

Comparison of Assessment Rates Fiscal Year 2026 vs. Fiscal Year 2025

		Ge	neral Fund 0	01	Debt	Service 2017		To	tal Assessmer	nts per Unit		Platted	Bond	Prepaid
		FY 2026	FY 2025	Percent	FY 2026	FY 2025	Percent	FY 2026	FY 2025	Dollar	Percent	Units	Units	Units
Village	Phase			Change			Change			Change	Change	$\overline{}$		
A-60'	1A	\$516.17	\$482.56	7.0%	\$766.84	\$766.84	0%	\$1,283.01	\$1,249.40	\$33.61	3%	44	44	0
A-60'	2-4	\$516.17	\$482.56	7.0%	\$935.41	\$935.41	0%	\$1,451.58	\$1,417.98	\$33.61	2%	63	62	0
B-45'	1A	\$516.17	\$482.56	7.0%	\$526.03	\$526.03	0%	\$1,042.20	\$1,008.59	\$33.61	3%	56	56	0
C-50'	1A	\$516.17	\$482.56	7.0%	\$606.55	\$606.55	0%	\$1,122.72	\$1,089.11	\$33.61	3%	46	46	0
C-50'	2-4	\$516.17	\$482.56	7.0%	\$681.05	\$681.05	0%	\$1,197.22	\$1,163.61	\$33.61	3%	55	55	0
D-90'	1A	\$516.17	\$482.56	7.0%	\$1,417.04	\$1,417.04	0%	\$1,933.21	\$1,899.60	\$33.61	2%	20	20	0
D-90'	2-4	\$516.17	\$482.56	7.0%	\$1,815.89	\$1,815.89	0%	\$2,332.06	\$2,298.45	\$33.61	1%	71	71	0
E-80'	1A	\$516.17	\$482.56	7.0%	\$1,191.28	\$1,191.28	0%	\$1,707.45	\$1,673.84	\$33.61	2%	41	41	0
E-80'	1B	\$516.17	\$482.56	7.0%	\$1,386.94	\$1,386.94	0%	\$1,903.11	\$1,869.50	\$33.61	2%	15	15	0
E-80'	2-4	\$516.17	\$482.56	7.0%	\$1,582.60	\$1,582.60	0%	\$2,098.77	\$2,065.16	\$33.61	2%	40	40	0
F-70'	2-4	\$516.17	\$482.56	7.0%	\$1,204.07	\$1,204.07	0%	\$1,720.24	\$1,686.63	\$33.61	2%	68	68	0
G-70'	2-4	\$516.17	\$482.56	7.0%	\$1,204.07	\$1,204.07	0%	\$1,720.24	\$1,686.63	\$33.61	2%	74	74	0
H-70'	1A	\$516.17	\$482.56	7.0%	\$958.74	\$958.74	0%	\$1,474.91	\$1,441.30	\$33.61	2%	40	40	0
тн	2-4	\$516.17	\$482.56	7.0%	\$386.57	\$386.57	0%	\$902.73	\$869.13	\$33.61	4%	132	132	0
												765	764	0

3B.

RESOLUTION 2025-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WATERCHASE COMMUNITY DEVELOPMENT DISTRICT ADOPTING A BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2025, AND ENDING SEPTEMBER 30, 2026; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager submitted, prior to June 15th, to the Board of Supervisors ("**Board**") of the Waterchase Community Development District ("**District**") a proposed budget for the next ensuing budget year ("**Proposed Budget**"), along with an explanatory and complete financial plan for each fund, pursuant to the provisions of Sections 189.016(3) and 190.008(2)(a), Florida Statutes;

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

WHEREAS, the Board held a duly noticed public hearing pursuant to Section 190.008(2)(a), Florida Statutes;

WHEREAS, the District Manager posted the Proposed Budget on the District's website at least 2 days before the public hearing pursuant to Section 189.016(4), Florida Statutes;

WHEREAS, the Board is required to adopt a resolution approving 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 pursuant to Section 190.008(2)(a), Florida Statutes; and

WHEREAS, the Proposed Budget projects 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:

Section 1. Budget.

- **a.** That the Board has reviewed the 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 below.
- **b.** That the Proposed Budget as amended by the Board attached hereto as **Exhibit A**, 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 2024-2025 and/or revised projections for fiscal year 2025-2026.
- 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

Waterchase Community Development District for the Fiscal Year Beginning October 1, 2025, and Ending September 30, 2026."

d. The final adopted budget shall be posted by the District Manager on the District's website within 30 days after adoption pursuant to Section 189.016(4), Florida Statutes.

beginning October 1, 2025, and end \$, which sum is dee	ropriated out of the revenues of the District (the or in a separate resolution), for the fiscal year ding September 30, 2026, the sum of emed by the Board to be necessary to defray all get year, to be divided and appropriated in the
Total General Fund	\$
Total Debt Service Funds	\$
Total All Funds*	\$

Section 3. Budget Amendments. Pursuant to Section 189.016(6), Florida Statutes, the District at any time within the fiscal year or within 60 days following the end of the fiscal year may amend its budget for that fiscal year as follows:

- **a.** The Board may authorize an increase or decrease in line item appropriations within a fund by motion recorded in the minutes if the total appropriations of the fund do not increase.
- **b.** The District Manager or Treasurer may authorize an increase or decrease in line item appropriations within a fund if the total appropriations of the fund do not increase and if the aggregate change in the original appropriation item does not exceed \$10,000 or 10% of the original appropriation.
- **c.** Any other budget amendments shall be adopted by resolution and be consistent with Florida law. This includes increasing any appropriation item and/or fund to reflect receipt of any additional unbudgeted monies and making the corresponding change to appropriations or the unappropriated balance.

The District Manager or Treasurer must establish administrative procedures to ensure that any budget amendments are in compliance with this section and Section 189.016, Florida Statutes, among other applicable laws. Among other procedures, the District Manager or Treasurer must ensure that any amendments to budget(s) under subparagraph c. above are posted on the District's website within 5 days after adoption pursuant to Section 189.016(7), Florida Statutes.

^{*}Not inclusive of any collection costs or early payment discounts.

Section 4. Effective Date. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

Passed and Adopted on August 11, 2025.

Attested By:	Waterchase Community Development District
Print Name: Secretary/ Assistant Secretary	Print Name: □Chair/□Vice Chair of the Board of Supervisors

Exhibit A: FY 2025-2026 Adopted Budget

Fourth Order of Business

4A

RESOLUTION 2025-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WATERCHASE COMMUNITY DEVELOPMENT DISTRICT IMPOSING ANNUALLY RECURRING OPERATIONS AND MAINTENANCE NON-AD VALOREM SPECIAL ASSESSMENTS; PROVIDING FOR COLLECTION **AND ENFORCEMENT OF ALL DISTRICT SPECIAL ASSESSMENTS;** CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR AMENDMENT OF THE ASSESSMENT ROLL; PROVIDING FOR CHALLENGES **AND** PROCEDURAL **IRREGULARITIES**; PROVIDING FOR SEVERABILITY: PROVIDING FOR AN EFFECTIVE DATE.

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

WHEREAS, the District is located in Hillsborough County, Florida ("County");

WHEREAS, the Board of Supervisors of the District ("Board") hereby determines to undertake various activities described in the District's adopted budget for fiscal year 2025-2026 attached hereto as Exhibit A ("FY 2025-2026 Budget") and incorporated as a material part of this Resolution by this reference;

WHEREAS, the District must obtain sufficient funds to provide for the activities described in the FY 2025-2026 Budget;

WHEREAS, the provision of the activities described in the FY 2025-2026 Budget is a benefit to lands within the District;

WHEREAS, the District may impose non-ad valorem special assessments on benefited lands within the District pursuant to Chapter 190, Florida Statutes;

WHEREAS, such special assessments may be placed on the County tax roll and collected by the local Tax Collector ("**Uniform Method**") pursuant to Chapters 190 and 197, Florida Statutes;

WHEREAS, the District has, by resolution and public notice, previously evidenced its intention to utilize the Uniform Method;

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

WHEREAS, it is in the best interests of the District to proceed with the imposition, levy, and collection of the annually recurring operations and maintenance non-ad valorem special assessments on all assessable lands in the amount contained for each parcel's portion of the FY 2025-2026 Budget ("O&M Assessments");

WHEREAS, the Board desires to collect the annual installment for the previously levied debt service non-ad valorem special assessments ("Debt Assessments") in the amounts shown in the FY 2025-2026 Budget;

WHEREAS, the District adopted an assessment roll as maintained in the office of the District Manager, available for review, and incorporated as a material part of this Resolution by this reference ("Assessment Roll");

WHEREAS, it is in the best interests of the District to certify the Assessment Roll to the 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, including the property certified to the Tax Collector by this Resolution, as the Property Appraiser updates the property roll, for such time as authorized by Florida law.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD:

- **Section 1. Benefit from Activities and O&M Assessments.** The provision of the activities described in the FY 2025-2026 Budget confer a special and peculiar benefit to the lands within the District, which benefits exceed or equal the O&M Assessments allocated to such lands. The allocation of the expenses of the activities to the specially benefited lands is shown in the FY 2025-2026 Budget and in the Assessment Roll.
- **Section 2. O&M** Assessments Imposition. Pursuant to Chapter 190, Florida Statutes and procedures authorized by Florida law for the levy and collection of special assessments, the O&M Assessments are hereby imposed and levied on benefited lands within the District in accordance with the FY 2025-2026 Budget and Assessment Roll. The lien of the O&M Assessments imposed and levied by this Resolution shall be effective upon passage of this Resolution.

Section 3. Collection and Enforcement of District Assessments.

- a. Uniform Method for all Debt Assessments and all O&M Assessments. The collection of all Debt Assessments and all O&M Assessments for all lands within the District, shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method, as set forth in the Assessment Roll. All assessments collected by the Tax Collector shall be due, payable, and enforced pursuant to Chapter 197, Florida Statutes.
- 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.** Certification of Assessment Roll. The Assessment Roll is hereby certified and authorized to be transmitted to the Tax Collector.

- **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 Assessment Roll in accordance with any such updates, for such time as authorized by Florida law. After any amendment of the Assessment Roll, the District Manager shall file the updates to the tax roll in the District records.
- **Section 6. Assessment Challenges.** The adoption of this Resolution shall be the final determination of all issues related to the O&M Assessments as it relates to property owners whose benefited property is subject to the O&M Assessments (including, but not limited to, the determination of special benefit and fair apportionment to the assessed property, the method of apportionment, the maximum rate of the O&M Assessments, and the levy, collection, and lien of the O&M Assessments), unless proper steps shall be initiated in a court of competent jurisdiction to secure relief within 30 days from adoption date of this Resolution.
- Section 7. Procedural Irregularities. Any informality or irregularity in the proceedings in connection with the levy of the O&M Assessments shall not affect the validity of the same after the adoption of this Resolution, and any O&M Assessments as finally approved shall be competent and sufficient evidence that such O&M Assessment was duly levied, that the O&M Assessment was duly made and adopted, and that all other proceedings adequate to such O&M Assessment were duly had, taken, and performed as required.
- **Section 8. 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 9. Effective Date.** This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

Passed and Adopted on August 11, 2025.

Attested By:	Waterchase Community Development District
Print Name:	Print Name:
☐Secretary/☐Assistant Secretary	□Chair/□Vice Chair of the Board of Supervisors

Exhibit A: FY 2025-2026 Budget

Fifth Order of Business

5A



Proposal

Proposal No.: 352829 **Proposed Date:** 07/21/25

PROPERTY:	FOR:
Waterchase CDD (Inc. Add. #1)	Racetrack Rd. Fence/Pond 5 - WC
David Wenck	
14401 Waterchase Blvd.	
Tampa, FL 33626	











1/2

Page

Proposal to plant shrubs to block the view of Race Track Rd. from inside fence at Pond 5 except where there is healthy, existing plant material already in place.

Irrigation modifications will be invoiced separately based on time and materials.

ITEM	QTY	UOM	TOTAL
Pond 5			
Landscape Material			\$2,457.26
Wild Coffee, 03 gallon - 03G	85.00	03g	
		Total:	\$2,457.26

LMP Guarantee: Any alteration from these specs involving additional costs will be executed only upon written order and will become an extra charge over and above estimate.

Standard Warranty: Lagrees to warranty irrigation, drainage and lighting for 1 year, trees and palms for 6 months, shrubs and ground cover for 3 months, and sod for 30 days. This warranty is subject to and specifically limited by the following:

Warranty is not valid on relocated material, annuals and any existing irrigation, drainage and lighting systems. Warranty in not valid on new plant material or sod installed without automatic irrigation. Warranty does not cover damage from pests or disease encountered on site, act of God, or damaged caused by others. Failure of water or power source not caused by LMP will void warranty. The above identified warranty periods commence upon the date of completion of all items included in this proposal. Standard Warranty does not modify or supersede any previously written agreement. LMP is not responsible for damage to non-located underground.

Residential Agreement: A deposit or payment in full will be required before any work will begin. Any and all balance will be due upon job completion in full, unless otherwise noted in writing. All work will be performed in a workman like manner in accordance to said proposal. Any additional work added to original proposal will require written approval, may require additional deposits and will be due on completion with any remaining balances owed.

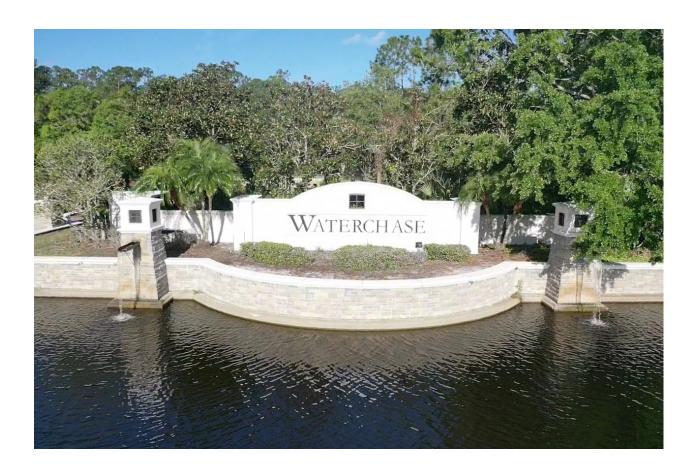
DUE TO THE NATURE OF MATERIAL COST VOLATILITY, WE ARE CURRENTLY HOLDING PRICING FOR THIRTY (30) DAYS FROM PROPOSAL DATE

Signature (Owner/Property Manager)	Date
Printed Name (Owner/Property Manager)	
Signature - Representative	Date

LMP • 13050 E US Highway 92 • Dover, FL 33527 Phone: 8137576500

Sixth Order of Business





Waterchase CDD Aquatics

Inspection Date:

8/1/2025 12:13 PM

Prepared by:

Matt Goldrick

Account Manager

STEADFAST OFFICE: WWW.STEADFASTENV.COM 813-836-7940

SITE: 1

Condition: ✓Excellent Great **Mixed Condition** Good Poor **Improving**





Comments:

No algae or nuisance grass growth observed. Routine monitoring and treatments as needed will continue.

WATER: X Clear Turbid Tannic ALGAE: \times N/A Subsurface Filamentous

> Planktonic Cyanobacteria Substantial

Surface Filamentous

GRASSES: X N/A Minimal Moderate

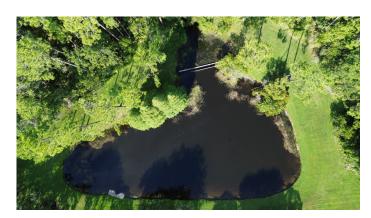
NUISANCE SPECIES OBSERVED:

Pennywort Chara Torpedo Grass Babytears

Hydrilla Slender Spikerush Other:

SITE: 2

Condition: Excellent \(\sqrt{Great} \) **Mixed Condition** Good Poor **Improving**





Comments:

Mild nuisance grass growth on the shoreline. Technicians will continue to treat until growth has cleared. No algae growth observed.

Turbid **X** Clear Tannic WATER: ALGAE: ×N/A Subsurface Filamentous

Surface Filamentous Planktonic Cyanobacteria Moderate Substantial

Chara

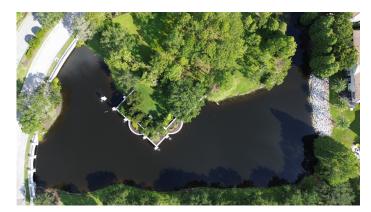
GRASSES: N/A X Minimal **NUISANCE SPECIES OBSERVED:**

Torpedo Grass Pennywort Babytears

Hydrilla Slender Spikerush Other:

SITE: 3

Condition: ✓Excellent Great Good Poor Mixed Condition Improving





Comments:

No algae or nuisance grass growth observed. Routine monitoring and treatments as needed will continue.

WATER: X Clear Turbid Tannic

ALGAE: X N/A Subsurface Filamentous

Planktonic Cyanobacteria Minimal Moderate Substantial

Surface Filamentous

GRASSES: X N/A Minimal Moderate
NUISANCE SPECIES OBSERVED:

Torpedo Grass Pennywort Babytears Chara

Hydrilla Slender Spikerush Other:

SITE: 8

Condition: Excellent Great Good Poor

Mixed Condition Improving





Comments:

Submerged vegetation and filamentous algae are growing together. We have been looking into new products to combat submerged growth without harming beneficial plants like those present here. Until then, small but concentrated doses can be applied to clear the vegetation and topical treatments applied to the algae.

Torpedo Grass Pennywort Babytears

Hydrilla ★Slender Spikerush Other:

Chara

SITE: 11

Condition: Excellent Great \(\sqrt{Good} \) Poor \(\sqrt{Mixed Condition} \) Improving





Comments:

The band of filamentous algae around the perimeter is starting do discolor and decay. Follow up treatments will likely be needed and will be done next visit. Shoreline grasses will also be treated at that time.

 WATER:
 X Clear
 Turbid
 Tannic

 ALGAE:
 N/A
 Subsurface Filamentous
 X Surface Filamentous

 Planktonic
 Cyanobacteria

 GRASSES:
 N/A
 X Minimal
 Moderate
 Substantial

NUISANCE SPECIES OBSERVED:

★Torpedo Grass Pennywort Babytears Chara Hydrilla Slender Spikerush Other:

SITE: 18

Condition: Excellent Great Good Poor

Mixed Condition Improving





Comments:

Hydrilla is being kept at bay. New herbicide mixes have yielded great results in clearing hydrilla at other properties. Technicians will start employing them here as there are no beneficial plants to harm.

No algae growth observed.

WATER:
ALGAE:X ClearTurbidTannicSubsurface Filamentous

Planktonic Cyanobacteria N/A Minimal X Moderate Substantial

Surface Filamentous

NUISANCE SPECIES OBSERVED:

GRASSES:

Torpedo Grass Pennywort Babytears Chara Hydrilla Slender Spikerush Other: **Hydrilla**

SITE: 21

Condition: Excellent Great Good Poor ✓Mixed Condition Improving





Comments:

Another by-hand application of algaecide is needed to clear the growth on this pond. This has been scheduled for the next maintenance event. No nuisance grass growth observed.

 WATER:
 X Clear
 Turbid
 Tannic

 ALGAE:
 N/A
 Subsurface Filamentous
 X Surface Filamentous

 Planktonic
 Cyanobacteria

 GRASSES:
 X N/A
 Minimal
 Moderate
 Substantial

NUISANCE SPECIES OBSERVED:

Torpedo Grass Pennywort Babytears Chara Hydrilla Slender Spikerush Other:

SITE: 22

Condition: Excellent Great √Good Poor Mixed Condition Improving





Comments:

This pond is in similar condition to pond 11. A technician will apply algaecide to break up and further decay existing algae.

Nuisance grasses will also be addressed at that time.

WATER: ★ Clear Turbid Tannic

ALGAE: N/A Subsurface Filamentous ★ Surface Filamentous

Planktonic Cyanobacteria

GRASSES: N/A ★ Minimal Moderate Substantial

NUISANCE SPECIES OBSERVED:

Torpedo Grass Pennywort Babytears

Hydrilla Slender Spikerush Other:

Chara

SITE: 23

Condition: Excellent Good **Mixed Condition Improving** √Great Poor





Comments:

Mild nuisance grass growth amid beneficial plants. Carefully targeted treatments can be done to control nuisance growth without harming the beneficials. No algae growth observed.

WATER: X Clear Turbid Tannic ALGAE: \mathbf{X} N/A Subsurface Filamentous Surface Filamentous Planktonic Cyanobacteria **GRASSES:** N/A X Minimal Moderate Substantial

NUISANCE SPECIES OBSERVED:

XTorpedo Grass Chara Pennywort Babytears

Hydrilla Slender Spikerush Other:

SITE: 24

Condition: **Mixed Condition** Excellent **√**Great Good Poor **Improving**





Comments:

Minimal nuisance grass growth. A quick treatment via backpack or hose reel will clear it quickly.

No algae growth observed.

Turbid **X** Clear Tannic WATER: ALGAE: ×N/A Subsurface Filamentous

Planktonic Cyanobacteria N/A X Minimal Moderate Substantial

Surface Filamentous

Chara

NUISANCE SPECIES OBSERVED:

GRASSES:

Torpedo Grass Pennywort Babytears

MANAGEMENT SUMMARY













With the passing of the summer solstice, we are currently in the longest, hottest days of the year, the height of Summer. As such, algae and vegetation is growing as rapidly as possible. At this time of year, it will be a cyclical battle against these forces until more frequent rainfall or cooler temperatures bring relief with the onset of Fall. It should be noted that more frequent rainfall is likely in the coming weeks. Should this be the case, the pond's appearance will improve dramatically as algae is pelted down after treatment and fill ponds, and circulate water, resetting the pond's biology.

During today's visit, ponds were in mixed condition. Algae will be the main target moving forward. Additional algaecides have been included in a recent supply order to assist with this. Shoreline gasses are at a minimum and will continue to be monitored and treated.

Routine treatments will continue to maintain the appearance & health of the ponds as we make our way through the height of the growing season.

RECOMMENDATIONS

Continue to treat ponds for algae, administer follow-ups to ponds experiencing extended decay times.

Administer treatments to any nuisance grasses growing along exposed shorelines and within beneficial plants.

Continue to apply treatment to overgrown littoral areas.

Avoid over treating ponds, to prevent fish kills or toxic blooms.

Stay alert for debris items that find their way to the pond's shore.

Thank you for choosing Steadfast Environmental!

MAINTENANCE AREA



WATERCHASE CDD

Waterchase Blvd, Tampa

Gate Code: -



8/1/25, 1:05 PM Daily Log Print



Printed: Aug 1, 2025

30435 Commerce Drive Unit 102, San Antonio, FL 33576 Phone: 844-347-0702

Fax: 813-501-1432

Daily Logs List

Jul 2, 2025

Job: SE1079 Waterchase CDD

Title:

Added By: Nicholes Holler

Log Notes:

treated ponds 1-8, 15, 16, 19 and 20. treated for torpedograss, spikerush, dollarweed, and cattails. Rocks on pond 3 treated.

Weather Conditions:

Partly cloudy with scattered storms Wed, Jul 2, 2025, 12:58 PM

Partly cloudy with scattered storms

84°FWind: 11 mph
Humidity: 92%
Total Precip: 2.11"

Attachments: 10





















1/1

8/1/25, 1:04 PM Daily Log Print



Printed: 445 1, 2025

30435 Commerce Drive Unit 102, San Antonio, FL 33576 Phone: 844-347-0702

Fax: 813-501-1432

Daily Logs List

Jul 14, 2025

Job: SE1079 Waterchase CDD

Title:

Added By: Richard Perez

Log Notes:

treated ponds 8,13, and the creek for grasses

Weather Conditions:

Partly cloudy with nearby thunderstorms

Mon, Jul 14, 2025, 1:55 PM

1/1

Partly cloudy with nearby thunderstorms

91°F Wind: 9 mph Humidity: 92% 74°F Total Precip: 1.52"

Attachments: 9











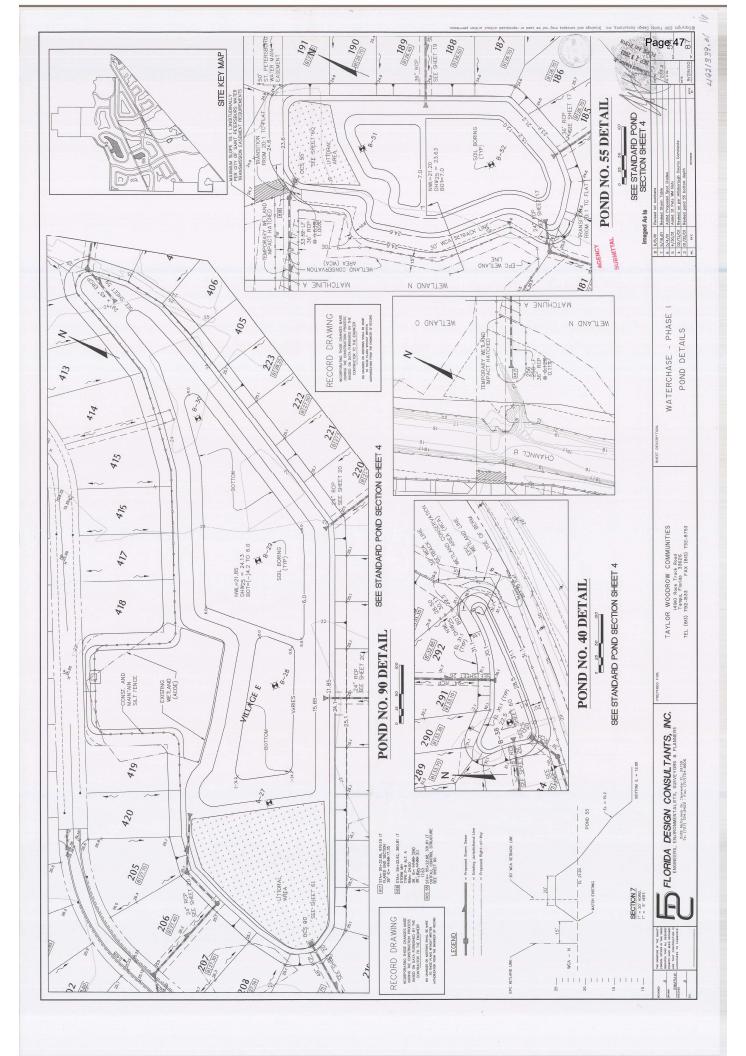








Seventh Order of Business



8A

RESOLUTION 2025-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WATERCHASE COMMUNITY DEVELOPMENT DISTRICT ADOPTING A POLICY REGARDING NUISANCE ALLIGATOR REMOVAL FROM DISTRICT PROPERTY AND PROVIDING AN EFFECTIVE DATE.

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

WHEREAS, the District owns and maintains wetland conservation areas and stormwater ponds within the boundaries of the district, as well as other various facilities and public infrastructure (collectively, "District Property"); and

WHEREAS, throughout the community, including on District Property, there are various Florida wildlife, including alligators; and

WHEREAS, residents in the District, from time to time, express safety concerns about alligators on District Property; and

WHEREAS, the Florida Fish and Wildlife Conservation Commission (the "FWC") has issued guidance on the subject of removal of nuisance wildlife, specifically for alligators under their Statewide Nuisance Alligator Program (the "SNAP"); and

WHEREAS, the District desires to establish a policy for the removal of nuisance alligators that is in line with the FWC's SNAP guidelines; and

WHEREAS, according to the current SNAP guidelines, which may change from time to time, an alligator is deemed a nuisance (generally) if it is at least 4 feet in length and believed to pose a threat to people, pets or property. There are situations when smaller alligators wind up in places that are not acceptable, such as swimming pools, garages, etc., and must be removed.

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

- Section 1. When determining whether an alligator on District Property should be removed the District will refer to the rules and guidance from the FWC's SNAP.
- <u>Section 2.</u> Per SNAP guidelines and other best practices, the District recommends:
 - Keep a safe distance from alligators.
 - Never feed alligators.
 - Keep dogs, cats, and other pets on a leash and at least 10 feet away from the water's edge.
 - Be alert for the presence of alligators, especially around fresh or brackish water
 - Children should always have an adult nearby when playing near, or in, fresh or brackish water.

- Never wade or swim in fresh or brackish water outside designated swimming areas and swim only during daylight hours.
- Leave alligators alone. State law prohibits killing, harassing or possessing alligators. Handling even small alligators can result in injury.
- Section 3. If a resident is concerned about a nuisance alligator on District Property, it should be reported to the District Manager via email at david.wenck@inframark.com or (813) 991-1116. If a resident is concerned about a nuisance alligator on private property, it should be reported to the FWC Nuisance Alligator Hotline at 866-392-4286. Please be aware, nuisance alligators are killed, not relocated.

<u>Section 4.</u> This Resolution shall become effective immediately upon its adoption.

ADOPTED THIS DAY OF	, 2025.
ATTEST:	WATERCHASE COMMUNITY DEVELOPMENT DISTRICT
Secretary/Assistant Secretary	Ian Watson Chair of the Board of Supervisors

Ninth Order of Business

9A

MINUTES OF MEETING WATERCHASE COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Waterchase Community Development District was held Monday, July 14, 2025 at 6:00 p.m. at the Waterchase Clubhouse, 14401 Waterchase Boulevard, Tampa, Florida.

Present and constituting a quorum were:

Ian WatsonChairpersonSalvatore ManciniVice Chairperson

Michael Acheson Assistant Secretary (via phone)

G. Arnie Daniels Assistant Secretary

Chris Rizzo Assistant Secretary (via phone)

Also present were:

David Wenck
Paul Young
Field Services
Joe Hamilton
Steadfast
Paula Means
LMP

The following is a summary of the discussions and actions taken.

FIRST ORDER OF BUSINESS Roll Call

Mr. Wenck called the meeting to order, and a quorum was established.

On MOTION by Mr. Mancini seconded by Mr. Daniels, with all in favor, Supervisor Acheson and Supervisor Rizzo were authorized to attend this meeting and vote via phone. 3-0

SECOND ORDER OF BUSINESS Audience Comments

• Elton Fowler asked about the condition of the littoral shelf on Pond 8 and if his view of the water could be restored.

THIRD ORDER OF BUSINESS Landscape Report

• Ms. Means updated the Board on the Landscaping. She brought three proposals, 351696 to upgrade spray heads on the median, 351693 for Irrigation Upgrade at the Median Entrance, and 350511 for Pond 5 Cage Landscaping. Proposal; 350511 was not considered. Both proposals, 351693 and 343615 were tabled to a later date.

July 14, 2025 Waterchase CDD

FOURTH ORDER OF BUSINESS

Pond Agenda

- A. Double Branch Creek Branch Treatment
- Mr. Riemensperger updated the Board on the treatment of Double Branch Creek.
- Mr. Riemensperger discussed a resident inquiry about midge flies on Pond 5.

On MOTION by Mr. Daniels seconded by Mr. Mancini, with all in favor, the \$250 Estimate from Steadfast for midge fly treatment on Pond 5 was approved. 5-0

FIFTH ORDER OF BUSINESS

Engineer's Report

There being no report, the next order of business followed.

SIXTH ORDER OF BUSINESS

Attorney's Report

• There being no report, the next order of business followed.

SEVENTH ORDER OF BUSINESS

Consent Agenda

- A. Approval of the Minutes of May 12, 2025 Meeting
- B. Acceptance of April 2025 Financial Report

On MOTION by Mr. Daniels seconded by Mr. Watson, with all in favor, Consent Agenda was approved. 5-0

EIGHTH ORDER OF BUSINESS **District Manager's Report**

• Mr. Acheson and Mr. Rizzo exited the meeting.

A. Discussion of FY 2026 Budget

- **Alliant Proposal** i.
- **BGE Proposal** ii.
- Mr. Chang from BGE attended the meeting and answered the Board's questions.
- **BDI Engineering Proposal** iii.
- The Engineering RFQ was tabled for the next meeting.
- **B.** Presentation of FY 2026 Meeting Dates
- C. Discussion of FY 2026 Budget
- The Board discussed the Budget.
- **D.** Financials Discussion
- The Board agreed to receive the financials by email on the 20th of the month.

NINTH ORDER OF BUSINESS **Field Inspection Report**

Mr. Young reviewed the Field Inspection Report with the Board.

July 14, 2025 Waterchase CDD

TENTH ORDER OF BUSINESS Supervisors' Request

• Mr. Watson expressed a desire to have a system in place to track the streetlight assets and any details of repairs.

ELEVENTH ORDER OF BUSINESS Adjournment

• There being no further business,

On MOTION by Mr. Mancini seconded by Mr. Watson, with all in favor, the meeting was adjourned. 3-0

Ian Watson Chairperson

TENTH ORDER OF BUSINESS

10A

RESOLUTION 2025-05

A RESOLUTION OF THE WATERCHASE COMMUNITY DEVELOPMENT DISTRICT ADOPTING THE ANNUAL MEETING SCHEDULE FOR FISCAL YEAR 2025/2026

WHEREAS, the Waterchase Community Development District (the "District") is a local unit of special-purpose government organized and existing in accordance with Chapter 190, Florida Statutes, and situated entirely within Hillsborough County, Florida; 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; and

WHEREAS, the Board has proposed the Fiscal Year 2025/2026 annual meeting schedule as attached in **Exhibit A**;

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

1. The Fiscal Year 2025/2026 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 the requirements of Florida law.

WATERCHASE COMMUNITY

This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED THIS 11th DAY OF AUGUST, 2025.

ATTEST:	DEVELOPMENT DISTRICT	
Asst. Secretary	Chair / Vice Chair	

EXHIBIT "A" BOARD OF SUPERVISORS MEETING DATES WATERCHASE COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2025/2026

October 13, 2025
November 10, 2025
December 8, 2025
January 12, 2026
February 9, 2026
March 9, 2026
April 13, 2026 (Budget Workshop)
May 11, 2026 (Proposed Budget)
June 8, 2026
July 13, 2026
August 10, 2026 (Budget Public Hearing)
September 14, 2026

FISCAL YEAR WORKSHOPS 2025/2026

October 27, 2025
November 24, 2025
December 15, 2025 (Third Monday due to Holidays)

January 22, 2026 (Thursday @ 6:00 pm - joint HOA/CDD workshop)
February 23, 2026
March 23, 2026
April 16, 2026 (Thursday @ 6:00 pm - joint HOA/CDD workshop)
May 18, 2026 (Third Monday due to Holiday)
June 22, 2026

July 23, 2026 (Thursday @ 6:00 pm - joint HOA/CDD workshop)
August 24, 2026
September 28, 2026

10B

WaterGrass II Community Development District

Inframark, Community Management Services

11555 Heron Bay Boulevard, Suite 201, Coral Springs, Florida 33076 Telephone: (954) 282-0070

The Evaluation Committee will first evaluate and rank responsive proposals on the criteria listed below. The criteria are itemized with their respective weights for a maximum total of 100 points. A firm may receive the maximum points or a portion of this score depending on the merit of its proposal, as judged by the Evaluation Committee.

Responses shall be evaluated based upon the following criteria and weight: Qualifications/Experience of the: □ Firm □ Individuals and sub-consultants assigned to project □ Project Manager	30
References: ☐ Recent experience in similar work ☐ Verification and reference responses	20
Technical: ☐ Proposed approach and methodology ☐ Understanding of the scope of work ☐ Management Capabilities	30
Location Considerations: ☐ Location of office in relation to the District	10
Presentation: ☐ Submittal quality of document/oral presentation	10

Grand Total:		

10Bi



THE WATERCHASE COMMUNITY DEVELOPMENT DISTRICT

REQUEST FOR QUALIFICATIONS FOR ENGINEERING SERVICES June 29, 2025



SUBMITTED TO:

The Waterchase Community Development District

District Manager's Office Mr. David Wenck, District Manager Ms. April Emanuel, District Administrator

SUBMITTED BY:

Alliant Engineering, inc.

3901 Coconut Palm Drive, Suite 102 Tampa, Florida 33619 3901 Coconut Palm Drive, Suite 102 Tampa, Florida 33619 813.940.3465 MAIN alliant-inc.com June 29, 2025
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Mr. David Wenck, District Manager
Ms. April Emanuel, District Administrator
Waterchase Community Development District c/o Inframark
11555 Heron Bay Boulevard, Suite 201
Coral Springs, Florida 33076

Dear Mr. Wenck, Ms. Emanuel, and Members of the Evaluation Committee:

Alliant Engineering, Inc. (Alliant) is a local, highly experienced firm uniquely positioned to provide professional engineering services to The Waterchase Community Development District. Jeff Sprouse, PE, our Senior Civil Engineer based in the Tampa office, will serve as the Client Manager and act as the primary point of contact for the district.

Alliant's proposed team brings a comprehensive understanding and strategic approach to meet—and exceed—the district's objectives and goals. Our corporate mission, "building better communities with excellence and passion," is deeply embedded in our culture and sets us apart in the industry.

Headquartered in Minneapolis, Minnesota, Alliant was established in 1995 and has grown to include over 200 professionals and support staff. To better serve clients like The Waterchase Community Development District, we expanded our operations to Jacksonville, Florida in 2015, and to Tampa, Florida in 2023.

Alliant is an S-Corporation offering a full spectrum of services, including—but not limited to—civil engineering, construction services, transportation systems, traffic engineering, land surveying, landscape architecture, roadway design, and water resources. Our team offers the district the following benefits:

CLIENT AND PROJECT LEADERSHIP. The Waterchase Community Development District deserves more than just engineering expertise—it requires a trusted partner who can lead projects from inception through completion with precision and accountability. As Client Manager, Jeff Sprouse, PE, will serve as your primary point of contact, ensuring our team stays focused, responsive, and aligned with the district's evolving needs. Jeff brings a leadership approach centered on proactive problem-solving and consistent communication. We emphasize timely, transparent updates and maintain a commitment to quality at every stage—from project kickoff through design, bidding, construction, and final closeout.

SUCCESSFUL TRACK RECORD. Since establishing our Jacksonville office, Alliant has proudly served municipal clients across Florida, building lasting relationships grounded in trust, quality, and exceptional service. We encourage you to reach out to the references provided in our project experience section to hear directly about our performance and commitment. Jeff Sprouse, PE, brings extensive experience in construction supervision and project management, including roadway, water, sanitary sewer, drainage, and structural projects. He has served as both Client Manager and Design Engineer on numerous similar assignments—offering a blend of technical expertise and hands-on leadership that ensures project success from start to finish.

DEDICATED CORE TEAMS. Alliant provides The Waterchase Community Development District with a skilled, committed team of engineers who bring specialized knowledge, hands-on experience, and innovative thinking to every project. By aligning the right expertise with each task, we consistently deliver high-quality engineering solutions that meet budget and schedule expectations—while prioritizing exceptional client service. Our team is ready and available to serve the district with the responsiveness and dedication you deserve.

We are excited about the opportunity to serve The Waterchase Community Development District with ongoing professional engineering services. Please don't hesitate to contact me with any questions or if additional information is needed.

Sincerely, Alliant Engineering, Inc.

Wayne "Jeff" Sprouse, PE, Client Manager

🕾 813.954.4337 🖂 sprouse@alliant-inc.com

Andrew Mansen, PE, Project Manager

₱ 904.329.4001

□ amansen@alliant-inc.com

■ amansen@alliant-inc.com

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At Alliant, strong relationships are the cornerstone of our business. We've seen firsthand how trust and collaboration lead to better project outcomes—enhancing our clients' reputations and creating future opportunities. That's why we've spent over 30 years cultivating meaningful connections across the public and private sectors nationwide. Our clients continue to choose Alliant because of the relationships we build and the results we deliver.

Alliant is made up of talented professionals from diverse disciplines, backgrounds, and experience levels. As a team of employee-owners, we're committed to delivering complex engineering and design solutions that meet demanding schedules and budgets—without compromising on performance or quality. Our core values of excellence, collaboration, and integrity drive everything we do, bringing lasting value to our clients, communities, and team members.

For more than three decades, we've remained focused on the values that define us. By keeping these principles at the forefront, we create opportunities for our people and serve our clients with the same entrepreneurial spirit and integrity that have shaped our success since day one.

Alliant's Team Guiding Principles:

- ▶ We innovate before, during, and after design to deliver the best solutions for our clients.
- ▶ We communicate openly with clients, employees, sub-consultants, and stakeholders to keep projects on task, on schedule, and within budget.
- ▶ We are dedicated to both our business and the communities we serve.
- ▶ We deliver successful, high-quality projects every time.
- ▶ We stay grounded and focused, always listening and always working hard.



COMMUNITY

Our community is where we live, work, and play—it's at the heart of who we are at Alliant. It includes our industry, our neighbors, and the world around us.

Supporting and strengthening our communities isn't just part of our work—it defines our purpose.



We take on big challenges by working together—partnering closely with our clients, teaming with industry partners, and supporting one another. Through collaboration, we achieve more and

deliver better outcomes.



EXCELLENCE

We are committed to always doing our best—and being the best at what we do. Excellence guides our work, drives our standards, and defines the results we deliver.



FUTURE FOCUSED

We're always looking ahead—to the next idea, the next solution, and the next opportunity to build better, more resilient communities. Innovation and long-term thinking guide everything we do.



CREATE VALUE

We solve challenges with purpose and precision, delivering the best solutions for our clients. The value we create extends far beyond project completion—leaving a lasting impact on communities and stakeholders.



INTEGRITY

Our success is built on trust. Clients and partners count on us to do business the right way—with honesty, accountability, and a commitment to doing what's right every time.

ENGINEER POINT OF CONTACT AND PROPOSED TEAM

Response to RFQ for Engineering Services for The Waterchase Community Development District, Hillsborough County, FL

Public Notice Date: June 29, 2025 Solicitation No. 42188

Engineer Point of Contact:

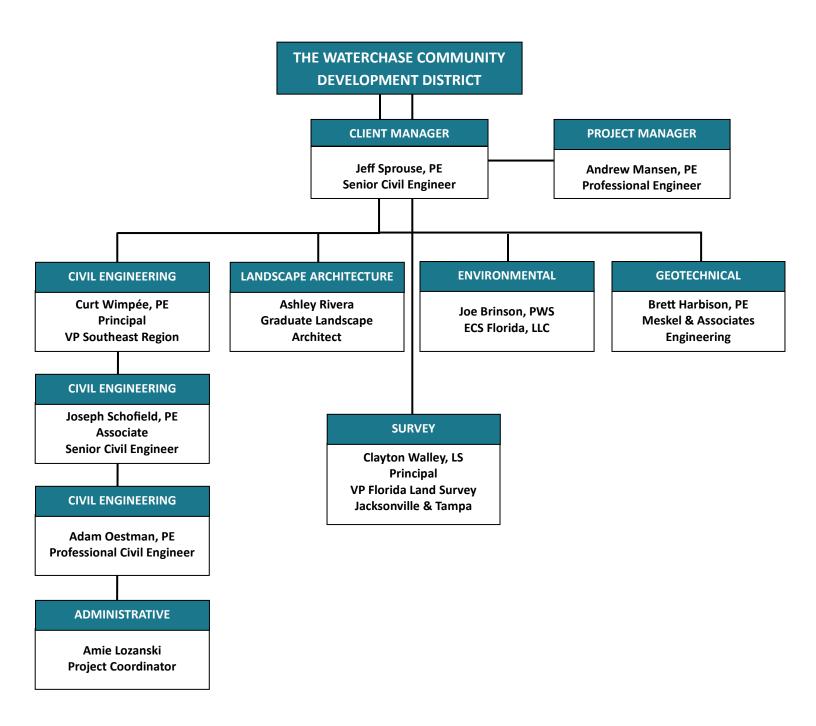
Jeff Sprouse, PE / Client Manager (813) 954-4337

Alliant Engineering, Inc. jsprouse@alliant-inc.com

PROPOSED TEAM

Check				
Prime	Subcontractor	FIRM NAME	ADDRESS	ROLE IN THIS CONTRACT
Х		Alliant Engineering	3901 Coconut Palm Drive, Suite 102 Tampa, Florida 33619	Project Management, Civil Engineering, and Landscape Services
	Х	ESC Florida, LLC	4524 N. 56th Street Tampa, Florida 33610	Environmental Services
	Х	Meskel & Associates Engineering	2202 N. West Shore Boulevard Suite 200 Tampa, Florida 33607	Geotechnical Services
	х	Alliant Florida, Inc. (A wholly owned subsidiary of Alliant Engineering, Inc.)	3901 Coconut Palm Drive, Suite 102 Tampa, Florida 33619	Land Survey Services

Exhibit 1. Organizational Chart of Proposed Team





RESUMES OF KEY PERSONNEL AND RELEVENT PROJECTS



Mr. Jeff Sprouse, PE brings over 28 years of diverse experience in both design and construction across a broad range of civil infrastructure projects. His areas of expertise include land development, water resources, municipal water systems, sanitary sewer design and rehabilitation, stormwater management, and roadway design and construction. Mr. Sprouse has also contributed to vertical construction, structural fabrication and erection, and the design and integration of SCADA systems sanitary sewer and stormwater treatment facilities—such as Alum Injection Systems. In addition to his technical expertise, Mr. Sprouse has extensive experience in construction supervision and project management for roadway, water, sanitary sewer, site, drainage, and structural projects. He has served as both Project Manager and Design Engineer numerous similar assignments, consistently combining deep technical knowledge with practical, handson leadership.

YEARS EXPERIENCE

28 years overall, and 1 year with Alliant.

EDUCATION

- ♦ BS, Nuclear Engineering, Mississippi State University
- FDEP Stormwater Management Inspector #40208
- Advanced MOT Certified
- 40-Hour OSHA Hazmat Certified
- US Navy Engineering Lab Technician
- **Nuclear Power Plant Operations**

PROFESSIONAL REGISTRATIONS

Professional Engineer in Florida (60821)

Jeff Sprouse, PE **Client Manager**

SHANNON ESTATES SUBDIVISION ♦ PLANT CITY, FLORIDA

This subdivision development is located on a 6.26-acre parcel along N. Shannon Avenue and includes eight residential lots, an access road, stormwater facilities, potable and reclaimed water systems, a lift station, sanitary sewer, and a comprehensive stormwater management system. The site presented notable environmental and regulatory challenges, including 2.65 acres of wetlands and partial location within the 100-year floodplain. Permitting required coordination with multiple agencies at the state, city, and county levels. A detailed floodplain analysis was conducted using SWMM5 to support cut-and-fill calculations, ensuring no adverse impacts to the floodplain. SWMM5 was also used to support the design of the site's stormwater system, ensuring compliance with all applicable regulations.

WEG PARK ROAD COMMERCIAL COMPLEX ♦ PLANT CITY, FLORIDA

This 15.73-acre commercial development includes a feed store, feed storage buildings, self-storage units, RV storage, sidewalks, vehicular use areas, and various other impervious surfaces. The project required coordination and permitting with multiple regulatory agencies at the state, city, and county levels. Due to the site's location within a regulated floodplain, a detailed floodplain analysis was conducted using SWMM5. This analysis supported cut-and-fill calculations to ensure there were no adverse impacts to the floodplain and also informed the design of an effective, compliant stormwater management system.

NORTH PARK ROAD COMMERCIAL SUBDIVISION ♦ PLANT CITY, FLORIDA

This 12.68-acre commercial development is located along North Park Road and includes five commercial lots, stormwater management facilities, potable water, sanitary sewer systems, and the design of both right and left turn lanes on North Park Road. The site contains 4.44 acres of wetlands, with 0.2 acres impacted during development, and is partially located within the 100-year floodplain. Permitting was required with multiple agencies at the state, city, and county levels. A detailed floodplain analysis was performed using SWMM5 to support cut-and-fill calculations and ensure no adverse floodplain impacts. SWMM5 was also utilized in the design of the site's stormwater management system to meet all regulatory requirements.

SWAN LAKE VILLAGE – MULTI-FAMILY DEVELOPMENT ♦ LAKELAND, FLORIDA

This 19.08-acre multi-family development is located on the south side of Griffin Road and includes two 3-story apartment buildings (15,927 SF each), a 2,802 SF clubhouse with pool, sidewalks, access roads, stormwater facilities, and three stormwater ponds. Potable water and sanitary sewer systems were also designed as part of the infrastructure improvements. A key design feature of the project was a 24'-0" x 5'-9" arch pipe crossing through a wetland area to maintain connectivity and flow. The site includes 5.83 acres of wetlands, with 0.18 acres of permitted wetland impacts, and lies partially within the 100-year floodplain. Permitting coordination was required with multiple agencies at the state, city, and county levels. Floodplain analysis was performed using both SWMM5 and ICPR4 to support cut-and-fill calculations, avoid adverse floodplain impacts, and inform the stormwater system design in full compliance with applicable regulations.



RESUMES OF KEY PERSONNEL AND RELEVENT PROJECTS



Mr. Andrew Mansen is a Civil Engineer with 14 years of experience in civil design. He holds a Bachelor of Science in Civil Engineering from California State University, earned in 2011. Mr. Mansen has contributed to the design, review, and management of numerous public and private site development projects across California and Florida, bringing a solid foundation of technical knowledge and a collaborative approach to every project.

YEARS EXPERIENCE

14 years overall, and 3.5 year with Alliant.

EDUCATION

♦ BS, Civil Engineering, California State University, Sacramento, CA

PROFESSIONAL REGISTRATIONS

Professional Engineer in Florida (91277)

Andrew Mansen, PE **Project Manager**

BARBER POINTE SUBDIVISION ♦ CITY OF MACCLENNY, FLORIDA

Mr. Mansen served as the Lead Project Engineer for the Barber Pointe Subdivision, a 367-unit residential development located on a challenging hillside site in Macclenny, Florida. He was responsible for the full scope of civil engineering design and played a central role in managing and coordinating key project components. To address the site's complex topography, Andrew designed a system of 13 cascading stormwater ponds. His infrastructure design included over 16,500 feet of right-of-way improvements, 17,500 feet of potable water mains, 14,500 feet of stormwater piping with 170 structures, and 15,500 feet of sanitary sewer piping with 69 structures. Andrew also led the design of off-site improvements, including turn lane modifications and a 5,300-foot municipal force main extension, providing a critical connection to the City of Macclenny's water treatment facility.

GROVELAND RETAIL DEVELOPMENT ♦ CITY OF GROVELAND, FLORIDA

Mr. Mansen led the civil engineering design for the Groveland Retail Development, a 13acre commercial and light industrial site in the City of Groveland. His responsibilities included full infrastructure design and preparation of FDOT-compliant stormwater calculations, accounting for the 100-year storm event. Andrew's utility design included 2,000 feet of new water main and 1,200 feet of new force main, along with the coordination and relocation of 1,000 feet of existing force main. He also developed plans for off-site roadway improvements, including the addition of turn lanes along US Highway 27 to accommodate increased traffic volumes generated by the development.

THE HARBOUR ♦ CITY OF JACKSONVILLE, FLORIDA

Mr. Mansen played a key engineering role in the redevelopment of The Harbour, a 43.8acre waterfront site along the Intracoastal Waterway in Jacksonville, Florida. The project aimed to transform an aging industrial marina into a vibrant, multi-use waterfront destination. Andrew's contributions included the design of a fully underground stormwater management system, featuring a 42,000-square-foot chamber system and 5,800 feet of chamber underdrain, along with 6,000 feet of stormwater piping. He also designed 3,500 feet of sanitary sewer infrastructure to support a wide range of uses. The site plan included a 136-slip marina, a public boat ramp, boat storage facilities, multiple restaurants, an eight-story apartment building with 560 residential units, a multi-story commercial and hotel structure, and designated recreational and wetland preservation areas.





Mr. Schofield is a Senior Engineer with over 21 years of experience in civil design and construction oversight. He has contributed design, review, and project management expertise to hundreds of public and private roadway and site development projects across the southeastern United States. Throughout his career, Mr. Schofield has collaborated with numerous state agencies and local municipalities to advance diverse infrastructure initiatives aimed improving transportation systems nationwide. His extensive experience and commitment to delivering high-quality, community-focused solutions make him a valuable leader on any civil engineering project.

YEARS EXPERIENCE

21 years overall, and 3 years with Alliant.

EDUCATION

- ♦ MBA, St. Leo University
- BS, Civil Engineering, University of North Florida (UNF)

Joseph Schofield, PE Senior Civil Engineer

SHADOWCREST AT ROLLING HILLS CDD ◆ PHASES 3B & 3D ◆ CITY OF GREEN **COVE SPRINGS, FLORIDA**

Mr. Schofield supported the Community Development District (CDD) during Phases 3B and 3D of the Shadow Crest at Rolling Hills development. His responsibilities included assisting with the acquisition of electrical and landscape maintenance easements and conducting thorough reviews of contractor, vendor, and supplier invoices and pay applications to ensure the proper and transparent use of bond funds. In addition, Mr. Schofield developed detailed cost estimates and authored the Engineer's Report for the Shadow Crest phase, supporting the district's full planned build-out with comprehensive technical and financial documentation.

BEACHVIEW COVE SUBDIVISION ♦ CITY OF ORMOND BEACH, FLORIDA

Mr. Schofield served as Project Manager for the design and permitting of Beachview Cove, a 28-lot single-family residential subdivision located along A1A and adjacent to the Atlantic Ocean. His responsibilities included securing all project entitlements and overseeing the transition into active construction. The project scope included the design of a private lift station, coordination for the planned relocation of Florida Power & Light (FPL) utility poles and permitting for work within the Coastal Construction Control Line (CCCL). Mr. Schofield also facilitated the integration of turtle-friendly street lighting, ensuring compliance with coastal environmental protection standards.

PONCE PRESERVE SUBDIVISION ♦ CITY OF PALM COAST, FLORIDA

David served as Pipelines Engineer for this infrastructure-critical project, which focused on improving redundancy and resilience in the sanitary sewer system. The project involved planning and feasibility analysis for the addition of parallel large-diameter ductile iron (DI) force mains to support an existing network transporting wastewater from ECUA's Main Street Water Treatment Plant, located along Pensacola Bay, to the Chemstrand Treatment Plant in Escambia County. David contributed directly to route planning and constructability evaluations for 3,500 linear feet (LF) of 30-inch, 10,050 LF of 42-inch, 53,500 LF of 48-inch, and 5,200 LF of 54-inch transmission mains. He actively participated in team meetings, assisted in route selection, developed detailed route sketches, and provided recommendations for bypass connections between force main segments to enhance system redundancy and operational flexibility.

RYAN'S LANDING SUBDIVISION ♦ CITY OF PALM COAST, FLORIDA

Mr. Schofield is serving as Project Manager for the design and permitting of Ryan's Landing, a 95-lot single-family residential subdivision. His responsibilities include managing all aspects of civil design, regulatory coordination, and entitlement acquisition. All project entitlements have been successfully secured. While the construction start date remains to be determined, the project is fully positioned for execution upon notice to proceed.

UNIVERSITY OF FLORIDA CLUBHOUSE, CITY OF JACKSONVILLE, FLORIDA

Mr. Schofield served as both Design Engineer and Project Manager for the development of a proposed recreational flex-space building and pool on a 2.4-acre site located adjacent to Osprey Village and Osprey Cove. His responsibilities included leading the design and coordination of site modifications to existing facilities, utility layout, and drainage systems. He also worked closely with the architectural team to ensure alignment between civil and architectural elements, resulting in a cohesive and constructible final design package.



Mr. Oestman brings over six years of experience in the design and construction of private infrastructure projects. His portfolio includes a wide range of commercial, medical, municipal, and residential developments. He has been involved in all phases of project delivery, including land acquisition, contract review, site assessment. land planning, development cost analysis, scheduling, regulatory approvals, preparation of contract documents, and construction administration. His comprehensive expertise ensures efficient and effective project execution from concept to completion.

YEARS EXPERIENCE

6 years overall, and 3 years with Alliant.

EDUCATION

 BS, Civil Engineering, Murray State University

PROFESSIONAL REGISTRATIONS

Professional Engineer in Florida (98440)

Adam Oestman, PE Production Engineer

HYMON CIRCLE DRAINAGE IMPROVEMENTS ♦ CITY OF BUNNELL, FLORIDA

Design Engineer responsible for preparing construction documents for a two-phase drainage improvement project. The scope included approximately 2,000 linear feet of roadside drainage enhancements and 3,000 linear feet of existing drainage ditch improvements, aimed at increasing stormwater capacity and mitigating localized flooding within the City of Bunnell.

SHADOWCREST AT ROLLING HILLS SUBDIVISION ♦ CITY OF GREEN COVE SPRINGS, FLORIDA

Lead Design Engineer for a 247-lot single-family residential subdivision. Responsibilities included preparation of comprehensive construction documents and ongoing construction administration services to support project execution and ensure compliance with design specifications and regulatory requirements.

SAWMILL BRANCH SUBDIVISION ♦ MULIT-PHASE SUBDIVISION ♦ CITY OF PALM COAST, FLORIDA

Lead Design Engineer for a multi-phase single-family residential subdivision totaling over 1,000 lots. Responsibilities included the preparation of detailed construction documents for each phase, ensuring consistency in design, regulatory compliance, and coordination across all development stages.

PANAMA CITY BEACH HEALTH CAMPUS ♦ CITY OF PANAMA CITY BEACH, FLORIDA

Lead Design Engineer for a phased medical campus development. Scope of work included the preparation of construction documents for multiple project phases, along with comprehensive construction administration services to support successful delivery and adherence to project specifications and regulatory standards.

REVERIE AT PALM COAST CDD ♦ MULTI-PHASE SUBDIVISION ♦ CITY OF PALM COAST, FLORIDA

Design Engineer responsible for preparing construction documents, cost estimates, and providing construction administration for a multi-phase single-family residential subdivision totaling 421 lots. Scope of work included coordination across multiple development phases, ensuring design consistency, regulatory compliance, and efficient project delivery.

EPIC CHURCH ♦ CITY OF PALM COAST, FLORIDA

Lead Design Engineer responsible for preparing construction documents for a new church facility and associated recreational areas. Responsibilities included site planning, drainage design, utility coordination, and construction administration to ensure compliance with local regulations and successful project execution.

CARMEL COURT TOWNHOMES ♦ CLAY COUNTY, FLORIDA

Lead Design Engineer for a 35-unit townhome development. Responsibilities included preparation of detailed construction documents and oversight of construction administration activities to ensure project compliance, quality control, and timely completion.

LADY LAKE APARTMENTS ♦ TOWN OF LADY LAKE, FLORIDA

Lead Design Engineer for a 330-unit multi-family residential development with associated recreational amenities. Responsibilities included preparation of comprehensive construction documents and coordination to support site planning, utility design, stormwater management, and construction administration throughout the project lifecycle.



Mr. Wimpée brings 28 years of experience municipal engineering, development, and transportation. His expertise spans a wide range of projects, including localized and regional utility extensions, lift station design, roadway reconstructions for both municipalities and Departments of Transportation, new roadway development, maintenance of traffic (MOT) plans, signage and striping plans, concrete and asphalt pavement design, stormwater management systems, and regional drainage studies. He has also led engineering efforts for residential, mixed-use, and large-scale commercial developments. As Alliant's Principal-in-Charge, Mr. Wimpée is committed to leading project design teams through clear communication, well-defined goals, and ongoing accountability. He also serves as a key liaison between district staff, permitting agencies, and the design team to ensure coordination, efficiency, and successful project delivery.

YEARS EXPERIENCE

29 years overall, 10 years with Alliant.

EDUCATION

BS, Civil Engineering University of Minnesota

PROFESSIONAL REGISTRATIONS

- Professional Engineer in Florida (79764)
- Minnesota (40487)
- Georgia (031340)
- N. Carolina (053415)
- S. Carolina (41355)
- Tennessee (125610

PROFESSIONAL AFFILIATIONS

American Society of Civil Engineers FCARD • NEFBA • NAIOP • ULI

Curt Wimpée, PE Vice President Southeast Region

CITY ENGINEER (CONSULTANT) ♦ CITY OF BUNNELL, FLORIDA

Engineer of Record for a broad range of municipal infrastructure projects. Responsibilities included roadway paving, condition assessment, rehabilitation, and replacement; stormwater system design and modeling; potable and reclaimed water main extensions, rehabilitation, and replacement; and sanitary sewer design and rehabilitation. Provided detailed cost estimating and authored engineering reports covering all aspects of infrastructure improvements. Additional duties included presenting to City Council, representing the city in public forums, and managing community engagement and public communication efforts.

CITY ENGINEER (CONSULTANT) ♦ CITY OF FLAGLER BEACH, FLORIDA

Engineer of Record for a variety of municipal infrastructure projects, including roadway paving, assessment, rehabilitation, and replacement; stormwater system design and modeling; potable and reclaimed water main extensions, rehabilitation, and replacement; and sanitary sewer design and rehabilitation. Responsibilities included detailed cost estimating, preparation of comprehensive engineering reports, and presentation of project updates to the City Council. Also provided public messaging support and engaged with residents to ensure transparency and address community concerns.

CIVIL ENGINEER (CONSULTANT) ♦ TOWN OF ORANGE PARK, FL

Serving under an ongoing contract with the Town of Orange Park, with projects managed through a work order system. Responsibilities have included conducting a comprehensive pavement condition assessment to evaluate the Town's roadway infrastructure, identify deficiencies, and recommend targeted maintenance and rehabilitation strategies. Findings were documented in a detailed engineering report to support future capital improvement planning and budget prioritization.

CITY ENGINEER (CONSULTANT) ♦ CITY OF JACKSONVILLE BEACH, FL

Engineer of Record for a wide range of municipal infrastructure projects. Responsibilities to include roadway and paving assessments; stormwater system design and modeling; potable and reclaimed water main extensions, rehabilitation, and replacement; and sanitary sewer design and rehabilitation. Provided cost estimating and prepared detailed engineering reports to support project planning and execution. Also represented the City in Council presentations, public forums, and community engagement efforts to ensure transparency and stakeholder coordination.

CITY ENGINEER (CONSULTANT) ♦ CITY OF ATLANTIC BEACH, FL

Served as Engineer of Record for a variety of municipal infrastructure projects. Scope of work included roadway paving, stormwater modeling, water main and sanitary sewer design, cost estimating, and preparation of detailed engineering reports. Also responsible for presenting project updates to City Council and supporting public engagement to ensure community awareness and input throughout project development.

CITY ENGINEER (CONSULTANT) ♦ CITY OF FERNANDINA BEACH, FL

Serving as Engineer of Record for multiple municipal infrastructure projects. Responsibilities included roadway paving, stormwater system modeling, water main and sanitary sewer design, cost estimating, and the development of comprehensive engineering reports. Also provided regular project presentations to City Council and facilitated public engagement to ensure transparency and community involvement.



Ashley is a skilled landscape designer with over three years of experience in land development, specializing in marketing graphics, renderings, planting design, and design standardization. With a natural artistic talent and a strong eye for detail, she creates efficient, sustainable outdoor spaces that foster meaningful connections to nature. Ashley is passionate about blending aesthetic vision with practical functionality deliver thoughtful, to innovative landscape solutions. Her work consistently reflects a commitment to sustainability, user experience, and the success of each project she supports.

YEARS EXPERIENCE

4 years overall, and 2 years with Alliant.

EDUCATION

- BS, Landscape Architecture, University of Ana G. Mendez
- Currently pursuing licensure as a Landscape Architect in Florida

Ashley Rivera Graduate Landscape Architect

MARBELLA APARTMENTS ♦ CITY OF PALM COAST, FLORIDA

Ashley played a critical role in the design and development of the amenity landscape for Marbella Apartments, a multifamily community in Palm Coast. Her responsibilities included schematic development and design refinement for the pool area, shade pavilions, outdoor kitchen, firepit, sport courts, and the surrounding landscape. She worked closely with project stakeholders to develop design inspiration materials and contributed to construction documents for hardscape elements, planting plans, and irrigation systems. Ashley also oversaw the production of high-impact marketing graphics, including a rendered eye-level pool area illustration used to promote the project's resort-style amenities.

VILLAGE AT TOWN CENTER ♦ CITY OF JACKSONVILLE, FLORIDA

Part of design team for an exciting and transformative development located in the heart of Jacksonville, offering a unique "Live, Work, Dine, & Play" environment. Located near the popular St. Johns Town Center, this 36-acre community aims to enhance accessibility and create a vibrant, dynamic space that fosters a strong sense of identity. Three public parks will be central to the community, including the expansive Pablo Park, designed with ample green space, safe walkways, seating areas, cafes, and event spaces for food trucks and markets. Two additional pocket parks along the main boulevard will enhance the area's appeal, offering scenic walkways, lakeside views, and outdoor relaxation spaces.

THE HARBOUR ♦ CITY OF JACKSONVILLE, FLORIDA

As a key contributor to the enhanced landscape design for The Harbour, a mixed-use waterfront development, Ashley supported the development of a cohesive landscape vision that emphasized coastal character and public usability. She was involved from the early programming and thematic development phases through final construction documentation. Her work included concept development for amenity areas featuring boardwalks, seating nodes, shade structures, and public gathering spaces. She assisted with the design of identity monument signage and coordinated with the broader design team on planting plans, irrigation, and hardscape layout to ensure a consistent and high-quality landscape experience throughout the site.

DAYTONA BEACH CONDOMINIUMS ♦ CITY OF DAYTONA BEACH, FLORIDA

Ashley supported the urban landscape design for a luxury high-rise condominium project on the Daytona Beach oceanfront. She contributed to the conceptual layout of the amenity area, which included a resort-style pool deck, shade structures, outdoor kitchen, planters, and screen walls. Her involvement extended to the entry monument design, where she assisted with layout and detailing to integrate signage and fencing into the overall project aesthetic. Ashley also collaborated with subconsultants on irrigation and lighting coordination and helped refine design plans used for permitting and marketing purposes.

STOWE AVENUE PLAZA ♦ TOWN OF ORANGE PARK, FLORIDA

Ashley played a key role in the conceptual design and visualization of the Stowe Avenue Plaza project, which transformed a former roadway into a vibrant public gathering space. She led efforts in designing pedestrian corridors, integrating a shade pavilion, and enhancing the landscape layout. Her contributions were instrumental in developing schematic plans and producing high-resolution renderings that effectively supported public engagement and secured stakeholder approvals.

BLUE HERON FLATS DISC GOLF PARK ♦ CITY OF PALM COAST, FLORIDA

Ashley supported the landscape design of key amenities for the Blue Heron Flats public disc golf course, including parking areas, restroom facilities, and pavilion surroundings. She worked closely with City staff to prioritize tree preservation, incorporate native plantings, and ensure the landscape design complemented the course layout both functionally and aesthetically. Additionally, she developed concept-level designs for course signage, pathway circulation, and irrigation strategies to enhance the overall user experience and environmental integration.



Mr. Walley brings over 25 years of experience in land surveying across multiple states. His expertise includes large-scale boundary and topographic surveys, construction staking, and as-built surveys. Clayton is highly skilled in project management, GPS mission planning and execution, low-altitude UAV data acquisition, and CAD drafting. With a comprehensive understanding of both field and office operations, he plays a critical role in ensuring the accuracy, efficiency, and success of complex surveying projects.

YEARS EXPERIENCE

25 years overall, and 6 years with Alliant.

EDUCATION

- A.A.S. Industrial Engineering Technology, Paul D. Camp Community College
- BS Business, Project Management, University of Phoenix

PROFESSIONAL REGISTRATIONS

Licensed Surveyor in Florida (LS7209)

Clayton Walley, L.S., PSM VP Florida Land Survey

STADIUM OF THE FUTURE - AREA C ♦ CITY OF JACKSONVILLE, FLORIDA

Alliant provided comprehensive surveying services in support of concrete structure construction for the Stadium of the Future project in Jacksonville, FL. Responsibilities included project management, startup data preparation, layout of all concrete structures, and detailed site calculations to ensure construction accuracy. Work commenced within two weeks of receiving approved plans and CAD files, with careful coordination alongside the client to maximize field crew efficiency and minimize downtime. The project was completed with a high-quality layout and precise as-built documentation, supporting timely agency approvals and construction progress.

RIVER CITY SCIENCE ACADEMY ♦ CITY OF JACKSONVILLE, FLORIDA

Alliant provided comprehensive construction layout and as-built surveying services for the River City Science Academy project. The scope of work included establishing horizontal and vertical control, staking of utilities and site features such as silt fences, stormwater structures, parking lots, and curb and gutter. As-built data collection and final CAD drafting were completed for submittal. Utilizing advanced field technology, precalculated data workflows, and a rigorous internal quality control process, Alliant ensured precise and efficient fieldwork, ultimately reducing project costs. Optional services included building pad layout and storm-tech system staking to support flexible project needs.

RIVER GLEN SUBDIVISION ♦ NASSAU COUNTY, FLORIDA

Provided oversight and coordination for the platting of four new phases within the existing River Glen subdivision. Responsibilities included managing the subdivision layout process, ensuring compliance with local regulations, coordinating with design and surveying teams, and facilitating approvals from applicable county agencies.

TOPOGRAPHIC SURVEY OF BLACK BRANCH CREEK & HYMON CIRCLE ♦ CITY OF BUNNELL, FLORIDA

Conducted a comprehensive topographic survey using both UAV (drone) technology and traditional surveying methods to support drainage design improvements. The survey data was used to generate accurate surface models and inform engineering decisions aimed at addressing localized flooding issues. This integrated approach ensured high-resolution mapping of the project area, enabling precise analysis and effective stormwater management solutions.

SR 100 MOODY BOULEVARD ROUTE SURVEY / TOPOGRAPHIC SURVEY ♦ CITY OF BUNNELL, FLORIDA

Provided oversight for approximately 5,000 linear feet of route and topographic survey along SR 100 (Moody Boulevard) to support utility design efforts. Responsibilities included coordination of field crews, quality control of collected data, and delivery of accurate survey documentation to inform engineering design and permitting.

PECAN PARK ROAD ♦ CITY OF JACKSONVILLE, FLORIDA

Served as Survey Manager for a major roadway improvement project involving roadway widening, new infrastructure installation, and elevation adjustments. Responsibilities included quality control of field operations such as construction stakeout, as-built data collection, bridge structure monitoring, and settlement monitoring coordination. Oversaw overall survey workflow to ensure project fluidity and accuracy. Conducted regular field meetings with the CEI team to review and discuss settlement plate monitoring results, supporting timely decision-making and construction progress.



Mr. Brinson brings over 26 years of experience in environmental consulting, with expertise in wetland permitting, protected species assessments, timber evaluations, greenbelt determinations, and arborist services. As a Senior Environmental Project Manager at ECS, he oversees all phases of environmental project execution, including proposal development, regulatory compliance (including SPEC/NPDES), budgeting, and reporting. His role involves direct client engagement, coordination of field activities, report preparation and review, as well as invoicing and business development. Mr. Brinson's broad technical knowledge and leadership ensure efficient, compliant, and clientfocused project delivery.

YEARS EXPERIENCE

27 years overall, and 3 years with ECS, Florida, LLC.

EDUCATION

 BS, Forest Resource Management / Forest Biometrics, University of Georgia

PROFESSIONAL REGISTRATIONS

Professional Wetland Scientist

Joe Brinson, PWS

Environmental Senior Project Manager

TOWN CENTER BOULEVARD PROPERTY ♦ CITY OF PALM COAST, FLORIDA

Served as Project Manager for an ecological assessment conducted by ECS to evaluate the presence or potential presence of jurisdictional wetlands and protected wildlife species and their habitats. The study supported regulatory due diligence and informed land use planning and permitting considerations for future site development.

DIX ELLIS TRAIL ♦ CITY OF JACKSONVILLE, FLORIDA

As Project Manager, led ECS's preliminary wetlands delineation study to assess the presence of jurisdictional wetlands and identify any protected wildlife species or associated habitats. The findings provided critical environmental due diligence to support future development planning and regulatory compliance.

BEAUTYREST AVENUE PROPERTY ♦ CITY OF JACKSONVILLE, FLORIDA

Served as Project Manager for ECS's Ecological Due Diligence assessment, which included a Cultural Resource Assessment Survey (CRAS). The field investigation evaluated the site for the presence or potential presence of jurisdictional wetlands, protected wildlife species, and associated habitats. The study supported regulatory compliance and informed land planning and permitting decisions.

FIRST COAST EXPRESSWAY ♦ MIDDLEBURG, CLAY COUNTY, FLORIDA

Served as Project Manager for ECS's preliminary environmental assessment, which included wetlands delineation and a threatened and endangered species survey. The fieldwork was conducted to evaluate the presence or potential presence of jurisdictional wetlands, protected wildlife species, and their habitats. The results supported early-stage environmental due diligence and regulatory planning for the proposed expressway improvements.

BAINBRIDGE NOCATEE PARKWAY PROJECT ♦ CITY OF JACKSONVILLE, FLORIDA

As Project Manager, led ECS's preliminary environmental assessment, including wetlands delineation and a threatened and endangered species survey. The purpose of the field investigation was to evaluate the site and its surrounding area for the presence or potential presence of jurisdictional wetlands, protected wildlife species, and their habitats. The assessment provided essential data to support environmental compliance and inform project planning.





With over 18 years of experience in field operations, laboratory testing, and geotechnical analysis across Florida, Brett leads the complete geotechnical process—from drilling and sampling to laboratory testing and engineering analysis. He has managed geotechnical services for a wide range of Florida Department of Transportation (FDOT) projects, utilizing both Design-Bid-Build and Design-Build delivery methods. As a Certified SmartPile EDC system user, Brett has performed dynamic load testing on numerous prestressed, pre-cast concrete driven piles for bridge foundation projects throughout the state.

YEARS EXPERIENCE

16 years overall, and 5 years with Meskel & Associates Engineering, **PLLC**

EDUCATION

- ♦ BS, Civil Engineering, Florida State University, (FSU)
- ♦ Graduate Courses, University of Central Florida

PROFESSIONAL REGISTRATIONS

Professional Engineer in Florida (74679)

Professional Engineer in Georgia (PE37919)

Brett H. Harbison, PE

Director of Transportation & Geotechnical Services and Principal Engineer

MONCRIEF PEDESTRIAN BRIDGE REPLACEMENT ♦ CITY OF JACKSONVILLE, FLORIDA

Served as Senior Engineer responsible for geotechnical exploration, laboratory testing, and engineering analysis for the replacement of an existing pedestrian bridge. The new bridge, approximately 70–75 feet in length, will maintain the existing span and feature extended ramps. Foundation support will be provided by 54-inch non-redundant drilled shafts. The geotechnical investigation informed design parameters and construction recommendations to ensure long-term performance and structural integrity.

FDOT DISTRICT 2, I-95 NASSAU RIVER BRIDGE IMPROVEMENTS ♦ DUVAL / NASSAU **COUNTY LINE, FLORIDA**

Served as Foundation/Geotechnical Engineer of Record and Project Manager for geotechnical services supporting the design and construction of non-redundant drilled shafts for crutch bents on the existing I-95 northbound and southbound bridges. Responsibilities included field coordination, laboratory shear strength and rock core testing, and comprehensive geotechnical analysis. Directed field crews in the execution of 24 Standard Penetration Test (SPT) borings to depths of 125 feet below river mudline in a tidally influenced environment, utilizing amphibious and sound barge platforms. Engineering deliverables included drilled shaft axial capacity estimates, lateral design parameters, and construction recommendations to inform shaft tip elevations and installation procedures.

CITY OF JACKSONVILLE (COJ) NORTHBANK BULKHEAD REPLACEMENT . CITY OF JACKSONVILLE, FLORIDA

Geotechnical Engineer responsible for managing the geotechnical exploration to support replacement of the existing bulkhead along the northern bank of the St. Johns River in downtown Jacksonville, spanning from the Fuller Warren Bridge to Liberty Street. The project involved construction of a new bulkhead wall seaward of the existing structure and installation of tie-back anchors through the existing bulkhead. Scope included coordination of land- and waterside Standard Penetration Test (SPT) borings, rock coring, laboratory testing, and engineering analysis to support the design and construction of the bulkhead system and anchor components.

CITY OF JACKSONVILLE (COJ) SIDEWALKS AND PEDESTRIAN IMPROVEMENTS ♦ CITY OF JACKSONVILLE, FLORIDA

Geotechnical Project Manager responsible for overseeing geotechnical exploration and engineering analysis under a citywide contract for various infrastructure improvement tasks. These included new sidewalk installations, drainage upgrades, culvert extensions and replacements, and retaining wall designs. Field activities involved mobilizing a truck-mounted drill rig to perform subsurface investigations along city roads and highways. Subsequent laboratory testing and engineering analysis supported the development of detailed geotechnical recommendations for site preparation, including clearing and stripping, temporary groundwater control, excavation protection, structural backfill, and soil parameters for culvert design and compaction.

LONNIE MILLER SR. REGIONAL PARK STRUCTURES & PEDESTRIAN TRAIL ♦ CITY OF JACKSONVILLE, FLORIDA

Geotechnical Engineer for a comprehensive park improvement project that included new courts, multi-use fields, playgrounds, pavilions, expanded parking areas, elevated boardwalks, restroom and concession facilities, a two-story concrete scorer's building, and approximately 2,700 linear feet of asphalt-surfaced pedestrian trail. Geotechnical exploration services were conducted, and a detailed report was prepared providing design recommendations for shallow foundations, temporary groundwater control, and underdrain systems in field areas. Recommendations also included construction guidelines for asphalt pavement base and structural courses, along with site preparation and earthwork measures such as clearing and stripping, removal and replacement of deleterious soils, compaction of fill and backfill, and temporary dewatering measures.





Shadow Crest at Rolling Hills Community Development District Phases 3B and 3C, Green Cove Springs, Florida

Point of Contact

Contact No.

Marilee Giles

(904) 940-5850 x 412



Mr. Schofield served as the District Engineer and Engineer of Record for a CDD infrastructure project supporting a 247-lot single-family platted phase. The project was funded through a bond issuance and required seamless coordination with the primary CDD Engineer responsible for the adjacent Shadow Crest phase, which was under concurrent construction. Monthly board meetings were attended jointly to provide updates on each respective phase.

Shadow Crest included construction of a lift station designed to receive effluent from both developments. Mr. Schofield facilitated the acquisition of electrical and landscape maintenance easements and conducted detailed reviews of contractor, vendor, and supplier invoices and pay requests to ensure the proper use of bond proceeds. His responsibilities also included cost estimating and preparation of the Engineer's Report for the full planned build-out of the Shadow Crest phase.



Reverie at Palm Cost Subdivision Palm Coast, Florida



Alliant serves as the Engineer of Record for the full design and permitting 421-home of residential subdivision developed under a Community Development District (CDD). The scope includes oversight comprehensive execution of all engineering design elements, from initial planning through final construction documentation. Alliant also prepared and submitted the Certified Engineer's Report, which included detailed cost estimating to support the CDD bond issuance process.

Project Owner

Sunbelt Land Management

Point of Contact

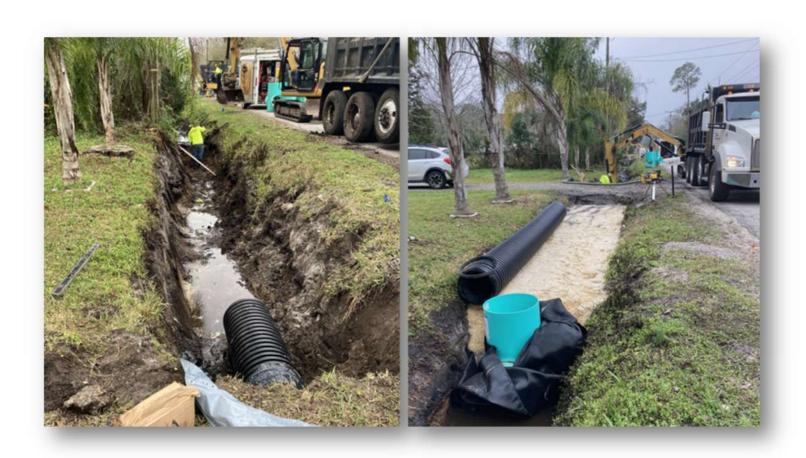
Ken Belshe

Contact No.

(386) 986-2411



Westside Sewer Improvements, Phase 1 City of Bunnell, Florida



Project Owner's Information

Project Owner	Point of Contact	Contact No.
City of Bunnell	Dustin Vost, Infrastructure Director	(386) 437-7515

Alliant prepared and submitted a St. Johns River Water Management District (SJRWMD) Rural Economic Development Initiative (REDI) Grant Application on behalf of the City of Bunnell. The application was ranked #1 by SJRWMD. The proposed project includes cured-in-place pipe (CIPP) lining of existing sanitary sewer infrastructure, lift station upgrades, and regional storm sewer and swale improvements aimed at mitigating chronic flooding in the Dean Road neighborhood.



City of Bunnell Slip Lining Rehabilitation City of Bunnell, Florida

Alliant completed and submitted a St. Johns River Water Management District (SJRWMD) REDI Grant Application on behalf of the City of Bunnell. The project was funded through SJRWMD and City contributions. Alliant performed a 1.1-mile route survey along SR 100 (Moody Boulevard) from Grand Reserve Parkway to North Palmetto Street. Scope included deed research for all adjacent properties and FDOT right-of-way. In addition, Alliant provided full design services and prepared bid documents for the installation of a reclaimed water main.



Project Owner's Information

Project Owner	Point of Contact	Contact No.
City of Bunnell	Dustin Vost, Infrastructure Director	(386) 437-7515
	Firms Involved with This Project	
Firm Name	Firm Location	Role
Alliant Engineering, Inc.	Jacksonville, Florida	Project Engineer
Alliant Florida, Inc.	Jacksonville, Florida	Land Surveyor



Sweetgrass Apartments, Phase 1, Enhanced Landscape St. Mary's, Georgia



Project Owner's Information

Project Owner	Point of Contact	Contact No.
Sweetgrass Acquisition, LLC	Ron Buckley	(904) 247-5334

Sweetgrass is a 150-acre master planned development located in St. Mary's, Georgia, for Tierra Linda Development, LLC. The community will include 312 Class A multifamily units, 194 townhomes, 143 single-family homes, and 212,600 SF of commercial space. Designed as a walkable, mixed-use neighborhood, Sweetgrass will ultimately be home to approximately 650 families and feature integrated opportunities for housing, employment, shopping, recreation, and civic life.

Alliant's team provided comprehensive project management services in collaboration with the client, architect, and interior designer. Scope of work included enhanced landscape architecture and irrigation design, neighborhood entry monument and security gate, site civil design and permitting, and site electrical engineering (managed subconsultant). The amenity package included the clubhouse and pool deck, outdoor kitchen, shade structures, dog park, mail kiosk, and associated hardscape elements, contributing to a vibrant and functional community environment.

Firms Involved with This Project

Firm Name	Firm Location	Role	
Alliant Engineering, Inc.	Jacksonville, Florida	Project Engineer	
Alliant Florida, Inc.	Jacksonville, Florida	Land Surveyor	

Project Owner

District

Trout Creek Community Development

Trout Creek Community Development District St. Johns County, Florida



Project Owner's Information

Point of Contact

Melissa Dobbins

ECS Florida, LLC completed an Arboriculture A magnolias. ECS understood the trees started to assessing the current condition of landscaping and recommend and appropriate course of actitree, soil pH and nutrient analysis, root excavatiof the soil.	decline approximately two years after they we trees along Shearwater Parkway to determin on for remediation. Investigative methods us	ere planted. The scope of work included e whether conditions required removal sed were visual inspection of roots and
,	Firms Involved with This Project	
Firm Name	Firm Location	Role
ECS Florida, LLC	Jacksonville, Florida	Environmental

Contact No.

(904) 436-6240

Project Owner

Tapestry Westland Village Jacksonville, Florida



Project Owner's Information

Point of Contact

Arlington Properties	Trey Barnes	(205) 397-6834
intersection of Collins Road and I investigation, including subsurface ex the design and development of twelv	Plantation Bay Drive. Our scope of service wploration, laboratory testing, and engineering e three-story residential buildings, a single-sur analysis, we provided detailed geotechnical	elopment located in Jacksonville, Florida, at the ses encompassed a comprehensive geotechnical ganalysis. These efforts were undertaken to support story clubhouse, a lift station, a swimming pool, and al recommendations for the construction of shallow
Borings: 16 SPT, 16 Hand Augers		
Total Feet: 533 LF (9 SPT to 30 feet, 4 intervals).	I SPT to 20 feet, 1 SPT to 25 feet, 5' sampling	g intervals) (16, 6-foot hand augers, 1 foot sampling
Samples: 223		
	Firms Involved with This Drai	
	Firms Involved with This Pro	ect
Firm Name	Firm Location	Role
ECS Florida, LLC	Jacksonville, Florida	Environmental

Contact No.



KEY PERSONNEL PARTICIPATION ON PROJECT

			Involv	ement	in Exam	nple Pro	jects	
Names of Key Personnel	Role in This Contract	1	2	3	4	5	6	7
Jeff Sprouse, PE	Client Manager	X		Х	Х		Х	
Andrew Mansen, PE	Project Manager	X		Х	Х		Х	
Joseph Schofield, PE	Senior Civil Engineer	Х		Χ	Х			
Adam Oestman, PE	Production Manager		Х					
David Schmidt	Director of Landscape Architecture					Х		
Joe Brinson, PWS	Professional Wetland Scientist						X	
Brett Harbison, PE	Director of Transportation & Geotechnical Services							Х

Example Project Key

Number	Title of Project	Number	Title of Project
1	Shadow Crest at Rolling Hills CDD (Ph. 3B & C)	6	Trout Creek Community Development District
2	Spring Lake Subdivision	7	Tapestry Westland Village
3	Bunnell Westside Sewer Improvements	8	
4	Bunnell Slip Lining Rehabilitation	9	
5	Sweetgrass Apartments, Ph. I Enhanced LS	10	



SERVICES OFFERED

CIVIL ENGINEERING:

At Alliant, our team provides expert guidance to help clients navigate the multifaceted challenges inherent in project development. Through the strong, collaborative relationships we've established with both private and sector clients and public agency representatives, we ensure that our clients' objectives are consistenty achieved.

Alliant's Civil Engineering and Land Development Services Include:

- Comprehensive due diligence assessments
- Site analysis, feasibility studies, and planning
- Design development and budget forecasting
- **Entitlement processing**
- Preparation of construction documentation
- Stormwater management system design
- Grading, drainage, NPDES/SWPPP design and inspection
- Permitting and coordination with regulatory agencies
- Construction administration and oversight
- Project closeout and certification services

We engage closely with clientss and stakeholders throughout every phase of the project lifecycle, delivering responsive, detailoriented, and value-driven oversight from initial planning through final completion.

INTELLIGENT TRANSPORTATION SYSTEMS (ITS):

Alliant is devoted to providing solutions that will increase the safe and convenience of travel. Our experience with ITS systems dat back to our very first project, and we have continued to grow o services and expertise in this area. Building on a history of succes Alliant is committed to introducing new technological solutions address the challenges facing modern transportation systems.

The scope of Alliant's intelligent transportation servic capabilities includes:

- ♦ ITS planning
- Systems engineering
- Communications and design
- Systems implementation and integration
- System evaluation
- System architecture

Our history of ITS success dictates our strategy of always looki forward to new solutions.



LANDSCAPE ARCHITECTURE:



Growing New Landscape Solutions: Through extensive planning and design, we help clients enhance their communities through landscape architecture. Whether it's a garden or streetscape, our team has the creative and analytical skills to map out an area and design features that will enhance its value, function, and enjoyment by the community. Our team guides clients from start to finish through submitting proper documents with agencies and developing construction plans so the project can be completed without delays or added costs.

Alliant's landscape architecture services include:

- Master planning
- Site analysis and planning
- Visualization and public presentation
- Agency coordination and submittals
- Construction drawings
- Construction administration

We work with public and private clients nationwide to build functional, well-designed spaces that meet every project's objectives on time and budget.

ROADWAY DESIGN:

Creating safe and efficient roads for our community has been a major focus since the inception of Alliant. From planning and preliminary design to traffic control and work zone safety, our team will make sure clients' roadway projects are delivered with highquality work, on schedule, and within budget.

Alliant's roadway design services span:

- Preliminary design
- Final design
- Highway engineering
- Maintenance of Traffic (MOT)
- Municipal engineering
- Local road design (city, county, and state aid)
- Utilities
- Construction and cost estimating
- Public involvement

As leading roadway design and transportation planning specialists, we have built, planned, designed, and administered an incredible variety of public streets, highways, and more.



SERVICES OFFERED

CONSTRUCTION ADMINISTRATION:

Alliant offers Construction Administration services to developers and municipalities through the construction phase of projects we design. During this phase, our team will coordinate with contractors and consultants to monitor and review the progress of construction.

Alliant's construction administration services include:

- Coordination with consultants and overall project management
- Representation of client interests throughout the construction process
- Review and management of submittal packages
- Oversight of construction-phase permitting requirements
- Evaluation and approval of change orders

LAND SURVEY:

Alliant is dedicated to delivering accurate and timely surveying services to support the successful execution of our clients' projects. Whether providing next-day service, construction staking, or preparing a final plat for public approval, our team ensures precision and responsiveness at every state. We offer a comprehensive suite of surveying services to clients in both the public and private sectors. As on of the first disciplines engaged at the outset of a project – and often one of the last to ensure proper closeout – surveying plays a critical role in the overall project lifecycle.

Alliant's land survey services go beyond expectations:

- ♦ Boundary surveys
 - o ALTA/NSPS land title surveys
 - Certificate of survey
- Topographic surveys
 - o Design location/existing conditions survey
 - o Hydrographic survey
 - Underground survey (utilities, areaways)
- Record surveys
 - Subdivision (plat, RLS, CIC, right-of-way plat)
 - Memorial plat
- Construction surveys
 - o Establish horizontal and vertical site control
 - Staking horizontal and vertical site control
 - o Volume measurements

We provide dependable, accurate land surveying services that adapt to your project's timeline and unique needs.

Whiteview Subdivision, Palm Coast, Florida



MAINTENANCE OF TRAFFIC (MOT):



The Alliant Maintenance of Traffic (MOT) team works hand-in-hand with contractors and owners to develop innovative construction staging plans for complex projects throughout the Midwest and Western United States. Our expertise in construction staging, traffic control, temporary pedestrian facilities, public outreach, stakeholder engagement, and plan implementation allows our clients to rest easy knowing their project has the safest and most cost-effective construction phasing possible.

Alliant's Maintenance of Traffic (MOT) specialty services include:

- ♦ Construction staging
- ♦ Traffic control
- ◆ Traffic Management Plans (TMP)
- ♦ Incident Management Plans (IMP)
- ♦ Temporary pedestrian and multimodal facilities
- ♦ Temporary roadways and geometrics
- ♦ Temporary traffic modeling
- Detour route signal timing
- Temporary lighting and signal systems
- Public engagement
- ♦ Work zone traffic control review and refinement

Briarcroft of Woodbury, Woodbury, MN



To the traveling public, MOT is the most visible aspect of a construction project. Alliant develops a thorough and efficient approach to construction phasing which increases a project's traffic capacity, minimizes driver confusion, maintains access to the surrounding community, and promotes safety for both the public and construction crews.



SERVICES OFFERED

TRAFFIC ENGINEERING:

As populations grow, public agencies face increasing pressure to manage rising traffic volumes with solutions that prioritize both safety and efficiency. At Alliant, we understand the critical importance of developing, designing, and implementing infrastructure projects that not only address these challenges but also reflect the unique needs of the communities they serve.

Alliant's traffic engineering and traffic design services include:

- Traffic, parking, and specialty studies
- Bicycle and pedestrian facilities planning and design
- Traffic signal operations and signal timing
- Traffic modeling
- Intersection and roadway safety studies
- Intersection control evaluations
- Corridor studies
- Traffic final design
- Project management

Our traffic engineering services and designs are trusted nationwide to deliver safe, reliable, and community-focused infrastructure that supports sustainable growth.

WATER RESOURCES:

Stormwater Solutions that Exceed Expectations: Transportation and land development projects often require effective drainage system design. Our water resources team collaborates seamlessly with our environmental experts to deliver practical stormwater solutions that meet water quality requirements and support project success. Leveraging strong relationships with permitting agencies, we also ensure compliance with local and regulatory floodplain standards.

Alliant's water resources and stormwater services include:

- Hydrologic and hydraulic modeling
- Stormwater design
- Culvert design
- Bridge hydraulics
- Stream restoration
- Detention design
- Water quality management best practices
- Floodplain analysis and permitting

Our water resources team collaborates closely with Alliant's environmental experts to deliver exceptional stormwater planning and design—ensuring compliance with the highest regulatory standards.

Anabelle Island, Clay County, Florida



Located in Clay County, Florida, Anabelle Island is an exciting new community that will feature 369 single-family homes, a community pool and recreation center, and access to local trails upon completion. Alliant worked closely with the developer during the construction of Phases 1A and 1B, and designed Phase 2, which is currently under construction.



In 2018 Alliant was selected to provide city-wide engineering services for the City of Flagler Beach, FL. Our team played a key role in securing \$1 million in grant funding for cured-inplace pipe (CIPP) lining of over seven miles of gravity sewer infrastructure. We continue to serve the City with the same dedication and commitment to excellence.

In 2020, Alliant was selected to provide professional engineering services to the City of Atlantic Beach, FL. We collaborated with the Public Works Director to assess the condition of the City's existing maintenance building and presented the Commission with repair and replacement options, including cost estimates.

Tison's Landing CDD – In 2023, Alliant began providing general engineering services to support infrastructure planning and development within this growing Community Development District.

In 2024, Alliant was selected for the Ridgewood Trails, Oakleaf Town Center, Bartram Park, and the Trails Community Development Districts.

In 2024 Alliant expanded its footprint by being selected to provide engineering services to these additional CDDs, Ridgewood Trails, Oakleaf Town Center, Bartram Park, and The Trails CDDs, reinforcing our role as a trusted partner in community development districts.

In 2025, Continuing our growth, Alliant was selected to suppor three more CDDs, CrossCreek, Glen St. Johns, and Eagle Landing. We are excited to help guide the expansion of these communities through sound engineering and collaborative planning.

Through each of these partnerships, alliant has demonstrated our commitment to exceeding client expectations with innovative, cost-effective, and sustainable engineering solutions.

VOLUME OF WORK PREVIOUSLY AWARDEDBY THE **DISTRICT:** Alliant Engineering, Inc. has not previously performed work for this district.



At Alliant, relationships aren't just part of the job—they're the reason we're chosen time and time again. For over 30 years, we've built lasting partnerships across the public and private sectors, knowing that strong connections lead to smoother projects, stronger outcomes, and greater opportunities for our clients. We protect what we build—because when our clients succeed, so do we.

Public Sector Solutions Built on Experience and Trust

In public projects, the right team makes all the difference. At Alliant, we deliver exactly that. Each project is led by a seasoned professional and backed by a team of dedicated experts who bring a pragmatic, results-driven approach. We prioritize respect, accountability, and quality—ensuring your project's success while making your job easier from start to finish.



Private Sector Support that Goes Beyond the Blueprint

In the private sector, where every decision counts and time is money, having a team you can trust is everything. At Alliant, we're with you from start to finish—handling the design, navigating entitlements, and clearing the path forward. We don't just solve problems—we anticipate them, helping you move faster, smarter, and with confidence.

Balancing Vision, Value and Viability

At Alliant, we understand that maximizing value, meeting marketdriven goals, and creating sustainable developments are top priorities. That's why we take a thoughtful approach—vetting design options that align with your vision while addressing community needs and regulatory requirements. The result: smart, balanced solutions tailored to your project site and long-term success.

FIRM LICENSURE AND PREQUALIFICATIONS

Alliant is fully licensed to provide professional engineering services in the State of Florida and is registered with the Florida Department of State as an S-Corporation. Copies of the firm's licensure, as well as licenses for key personnel, are included in Appendix A.

Alliant maintains a strong record of professional integrity. No judicial or administrative agency, nor any qualification board, has ever investigated Alliant or any of its employees. Furthermore, neither the firm nor its staff—including licensed engineers—has ever been subject to an adverse decision or settlement related to a violation of ethical standards.

OTHER TECHNICAL SKILLS REFERENCE

- ▶ 6.1 Traffic Engineering Studies
- ► 6.2 Traffic Signal Timing
- ► 6.3.1 Intelligent Transportation Systems Analysis and Design
- ▶ 6.3.2 Intelligent Transportation Systems Implementation
- ▶ 6.3.3 Intelligent Transportation Traffic Engineering Systems Communications
- ► 7.3 Signalization
- ► 8.1 Control Survey
- ▶ 8.2 Design, Right-of-Way, and Construction Surveying
- ▶ 8.4 Right-of-Way Mapping

AUTHORIZED REPRESENTATIVE	
SIGNATURE	DATE
(le is	June 6, 2025
NAME AND TITLE	
Curt Wimpee, PE / VP Southeast Region	

To fully address the criteria outlined in the RFQ, we offer the following additional information. This supplemental content further demonstrates Alliant Engineering's qualifications, expertise, and capacity to successfully perform all anticipated work under contract in the role of District Engineer.

COMPREHENSIVE EXPERTISE AND PROVEN COMMITMENT

Alliant Engineering, Inc. delivers professional design and project management services across a broad spectrum of disciplines, municipal infrastructure, land development, transportation, traffic engineering, landscape architecture, and surveying. Our foundation is a diverse, multidisciplinary team of talendted professionals dedicated to delivering high-quality design, management, and construction services.

Founded in 1995, Alliant brings over 30 years of experience serving both public and private clients. Our collaborative, integrated management approach enables us to efficiently execute projects while maintaining an exceptional level of quality. We consistently add value by pairing unmatched civil engineering expertise with innovated, forward-thinking solutions.

In addition to our technical qualifications, we possess a deep understanding of the infrastructure challenges faced by smaller communities. The key staff proposed for this project are recognized experts in their fields and are well equipped to provide the ongoing engineering services required of a District Engineer.

Key Program - Level Roles: To ensure the successful delivery of services, Alliant provides structured program leadership supported by the following critical roles:

- Client Manager / Project Lead: Responsible for assembling tailored project teams, providing overall project insight, and serving as the primary point of contact for the District. Jeff Sprouse, PE has been selected as Client Manger due to his 28 years of experience and deep understanding of Community Development District (CDD) project dynamics. Jeff will attend district meetings (when necessary) and oversee both construction and engineering services.
- Quality Management Oversight: Jeff will also ensure all team members are fully trained in Alliant's Quality Management Process and that these protocols are rigorously applied across all individual projects.
- Project Manager: Tasked with assigning appropriate team members to individual work orders and ensuring consistency in formatting, deliverables, and technical standards across all projects. This role also serves as a key technical resource for the entire project team.

Our team is structured for agility and accountability, enabling us to execute work orders efficiently while ensuring high-quality, on-time delivery.



Client Manager

Jeff Sprouse, PE



Project Manager

Andrew Mansen, PE

ADDITIONAL INFORMATION CERTIFIED MBE

Alliant's teaming partner **Meskel & Associates Engineering** (MAE) is a certified Women owned DBE and JSEB firm based in Jacksonville, FL with additional office in Lake City and Tampa. MEA specializes in geotechnical engineering, drilling, and laboratory testing services and brings strong local knowledge and technical expertise to the team. MAE's certifications are included at the end of this RFQ.

WILLINGNESS AND ABILITY TO MEET TIME AND BUDGET REQUIREMENTS

Alliant is fully committed to delivering projects on time and within budget. We facilitate all formal reviews in an organized and timely manner to maintain project momentum. Regular progress meetings are conducted to provide clear updates and proactively address design issues that are critical to the project schedule—for both the District and the broader project team.

To support this commitment, we implement our Quality Management Plan (QMP), which is tailored for each individual project and followed rigorously throughout the design process to ensure consistency, accuracy, and efficiency. Efficient project execution goes beyond sound engineering and project management—it also requires a deep understanding of the permitting landscape. Alliant has successfully completed a wide range of projects and brings extensive experience working with regulatory agencies across Florida. Our long-standing relationships with permitting authorities enable us to navigate approvals smoothly and avoid unnecessary delays.

Additionally, our strong network of subconsultants and contractors allows us to anticipate construction needs and align design decisions with real-world implementation. By leveraging our knowledge of construction methods and building systems, we can optimize designs for constructability and cost efficiency. Communicating early and often with contractors during the design phase is a cornerstone of our approach to driving cost savings and project success.

COMMUNICATION WITH THE DISTRICT

Fast-tracked projects demand continuous, proactive communication and close collaboration with the District and its oversight team. At Alliant, we prioritize transparency and responsiveness to ensure all stakeholders remain aligned throughout the project lifecycle. To support this, we will propose a draft meeting schedule for review and refinement during the project kickoff meeting. We envision three key levels of communication touchpoints:

- Design Review Meetings Structured sessions to review major design milestones, gather feedback, and ensure alignment with District goals.
- Over-the-Shoulder Reviews Informal, real-time check-ins with District staff to discuss design elements as they are developed, allowing for early input and course correction.

 Progress Meetings – Regularly scheduled updates to review timelines, track deliverables, and address any emerging issues promptly.

This multi-tiered communication strategy helps foster accountability, accelerates decision-making, and supports timely delivery of high-quality work.

DESIGN REVIEW

Alliant implements a structured, collaborative design review process to ensure quality, consistency, and alignment with project goals. Out reviews are conducted at key milestones and are supported by a clear schedule developed during project kickoff.

OTSR

To promote transparency and real-time collaboration, OTSRs will be scheduled between major project milestones. These informal working sessions provide the District with visibility into the evolving design and create opportunities to offer input throughout the process. The primary purpose of OTSRs is to present "inprogress" design plans, address specific issues as they arise, and facilitate timely decisions that could affect the project schedule or scope. As appropriate, key stakeholders may also be included to ensure alignment and gather multidisciplinary feedback. Whenever possible OTSRs will be conducted face-to-face to support more productive discussions, faster resolutions, and stronger communication among team members.

PROGRESS MEETINGS

Alliant utilizes regular progress meetings to ensure the District remains fully informed and actively involved in all aspects of the project. These meetings serve as a vital platform to discuss current issues, address "hot topics", track key decisions, and outline upcoming action items.

In many cases, progress meetings also function as informal "mini" OTSRs, allowing us to present specific portions of the design for real-time feedback. This dynamic approach encourages "collaboration on the fly", enabling the District to weight in on design elements early and often – minimizing surprises and significantly reducing the risk of rework.

To support clear communication and accountability, most meetings will include:

- A pre-distributed agenda
- Meeting minutes
- ♦ An action item log

These materials will be shared with both Alliant's internal team and District staff, ensuring everyone – regardless of attendance – is informed of key decisions and next steps. Additionally, alliant will establish streamlined systems and protocols for electronic file sharing, supporting collaborative design review and real-time input across all stakeholders.

RECENT, CURRENT, AND PROJECTED WORKLOADS

At Alliant, client satisfaction is directly tied to our ability to meet schedule commitments—without compromising on quality. To support this, we proactively manage our workload and maintain staffing levels that exceed immediate needs. This intentional buffer allows us to remain highly responsive while consistently delivering exceptional results.

Jeff Sprouse, PE, will serve as the primary point of contact and is fully empowered to allocate support staff and resources as needed to meet project demands. Upon receipt of a work assignment from the District, a detailed project schedule will be developed in collaboration with key stakeholders. Responsibilities and deadlines will then be assigned to appropriate Alliant team members to ensure timely delivery of all project deliverables.

To further support workload management:

- Alliant project managers meet weekly to review current and upcoming projects, assess staff capacity, and align resources accordingly.
- We maintain a high-level project design schedule that forecasts anticipated project commitments against available staffing on a monthly basis.
- This process allows us to identify potential constraints early and adjust staffing or schedules proactively – helping us remain agile and reliable even during peak periods.

By combining resource planning with transparent communication and early stakeholder engagement, Alliant is well-positioned to consistently meet or exceed the District's expectations on every project.

Exhibit 2 – Below illustrates the estimated time allocation for each of the key team members that would be assigned to the project. While these percentaes may fluctuate from week to week based on external factors, Alliant is committed to allocating the necessary resources when and where they are needed most.

CONSULTANT'S PAST EXPERIENCE AND PERFORMANCE

The Alliant team brings extensive experience and a strong track record of delivering high-quality professional services to municipalities and special districts across Florida. We are honored by the opportunity to support your future initiatives, just as we have done with numerous public agencies throughout the state. Alliant has proudly served the Southeast region from our Jacksonville, Florida office since 2015. Throughout this time, we have developed long-standing partnerships with local governments, delivering reliable civil engineering services under ongoing contracts. Curt Wimpée, PE, Alliant's Southeast Regional Manager, leads our efforts in the region with more than 26 years of experience in municipal engineering and infrastructure development.

In 2017, Alliant was selected to provide city-wide civil engineering services for the City of Bunnell, FL. From the beginning, our team worked closely with city leadership to secure over \$2.5 million in grant funding for infrastructure improvements. These projects included the development of reclaimed watermain systems, stormwater mitigation in flood-prone areas, and CIPP lining for aging gravity sewer infrastructure.

We've provided full design and construction administration services, consistently earning the City's trust through our responsiveness, technical expertise, and collaborative approach. As a result, Alliant was officially appointed City Engineer and City Surveyor—a testament to the strength of our relationship and the quality of our work. We continue to support the City on a daily and weekly basis, helping them manage and advance their infrastructure needs.

Also in 2017, Alliant was selected to provide Professional Engineering Services for St. Johns County, FL. Our team remains actively engaged with County staff to identify and address key project priorities, offering targeted solutions based on their evolving infrastructure goals.

Exhibit 2 - Projected Schedule

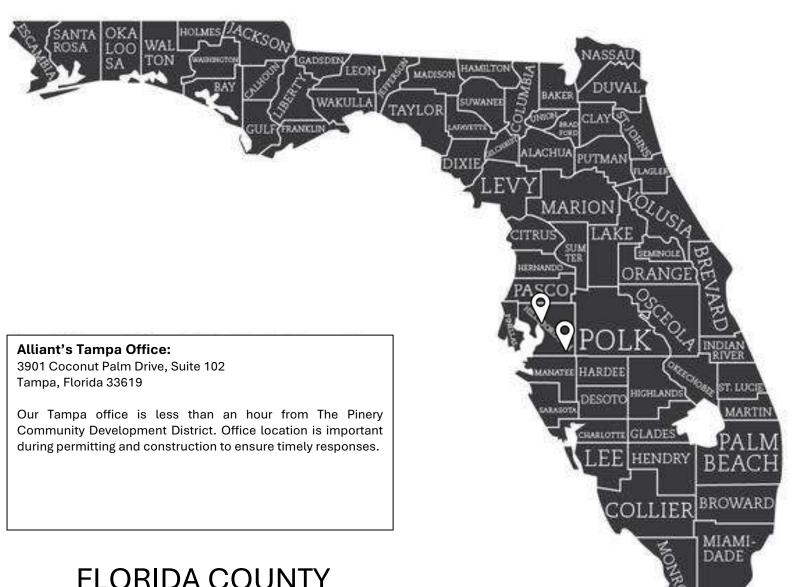
Staff		20%			40%			60%			80%			100%					
Client Manager																			
Project Manager																			
Water Resources																			
Professional Land Surveyor																			
Roadway Design																			
Construction and Inspection																			
Contract Administration																			

	Percent Committed		CDD
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Excess Availability







FLORIDA COUNTY **LOCATION MAP**



Alliant Er	ngineering, Inc.				YEAR ESTABLISHED 1995 41-1818046							
	conut Palm Driv	e Suite 102			OWNERSHIP							
0001 000	Sonat i atm Div	c, dance 102		TYP	TYPE							
Tampa, F	lorida 33619				Co	rporation						
						ALL BUSINESS STATUS						
Jeff Sproi	use, PE, Project	Manager			N/A	ME OF FIRM						
(813) 954	1-4337	isnrou	se@allian [.]	t-inc com		iant Engineering, In	C.					
(010)00	1 4007	Jobioa	oo @attiaii				PERIENCE AND ANNU	ΔΙ ΔVERΔGE				
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Function				Employees	Profile			Revenue				
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02	Administrative		18	3	E10		atural Resource Map	4				
08	CAD Technician	1	7	1	H07	Highways		8				
12 15	Civil Engineer Construction In	onostion	55 5	9	H11 104	Housing ITS		7				
16	Construction M		1	0	L03	Landscape Archite	oturo	6				
23	Environmental		2	0	P05	Planning Planning	clure	5				
38	Land Surveyor	Scientist	13	0	S09	Structural Design						
39	Landscape Arch	nitect	6	2	S10	Surveying	7					
47	Planner		2	0	T03	Traffic & Transporta	7					
57	Structural Engir	neer	2	0								
60	Transportation	Engineer	61	1								
62	Water Resource	es Engineer	3	0								
		TOTAL	475	40								
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c. Total	Work	9		3.\$250,00	0 to less t	han \$500,000 8.	\$10 million to less tha	n \$25 millior				
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				5.\$1 million to less than \$2 million 10. \$50 million or greater								
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NAME AND 1	TITLE	1										



							YEAR ESTABLISHED		YEAR ESTABLISHED		
Alliant Florida, Inc.							2019 83-2802440				
3901 Coconut Palm Drive, Suite 102							OWNERSHIP				
					TY	ТУРЕ					
Tampa, F	lorida 33619						4411 BUIDINEOG OT 4-TI	10			
Clayton V	Valley, Vice Pres	sident l	Florida L	and Surve	у	N	SMALL BUSINESS STATUS N/A				
(904) 900-3507 cwalley@alliant-				inc.com	N/	NAME OF FIRM					
	EMPLO	OYEES I	BY DISCIF	PLINE		F	PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS				
Function	Discip	oline					ofile Experience		ce	Revenue	
Code 08	CAD Technician			Firm 5	Branch S10	Code S10	Surveying	•		Index Number 6	
38	Land Surveyor			21	310	310	Julycyllig			0	
			TOTAL:	26							
ANNU											
ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS (Insert revenue index number as shown at right)					PROFESSIONAL SERVICES REVENUE INDEX NUMBER						
a. Federal Work 1				1. Less than \$100,000 6. \$2 million to less than \$5 million							
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					4.\$500,00	0 to less	than \$1 million	9. \$25	25 million to less than \$50 million		
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AUTHORIZED REPRESENTATIVE											
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NAME AND TITLE									June 29, 2025		
Curt Wim	pée, PE / VP So	utheas	t Region								



	QUALIFICATIONS										
								YEAR ESTABLISHE			
Meskel 8			2008 DVZYP4ES			L8					
2202 N. West Shore Blvd., Suite 200						OWNERSHIP					
							TYPE				
Tampa,	Florida 33607				S-C	orporation					
							SMALL BUSINESS STATUS				
Antoine	tte D. Meskel, PE	, President, Pri	ncipal Eng	ineer		WOSB, SB, DBE: NAICS 541330, 541380, 541920					
						NAME OF FIRM					
(904) 51	9-6990	tina@r	neskeleng	ineering.co	om						
EMPLOYEES BY DISCIPLINE						PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS					
Function	nction Discipline		Number of	of Employees Profile		le	Experien	Revenue			
Code	,		Firm	Branch	Code				Index Number		
02	Administrative		6		E02		Education Facilities, Clas		0.5		
08	CAD Technician		1		E09		Environmental Impact Studio		0.5		
15	Construction Inspe		5		E12		Environmental Remediati		0.5		
27/55	Foundation/Geote	chnical Engineer	7		E13		Environmental Testing & A	0.5			
30	Geologist		1		H07		Highways, Streets, Airfield P	3			
48	Project Engineers		5		001		Office Buildings & Industr		0.5		
58	Technician/Analys	τ	6		P12		Power Generation, Transmission, & Distribution Recreation Facilities (Parks, Marinas, Etc.)		0.5		
	Engineering Intern Drillers		2 8		R04		·		1.5		
	Drillers		0		S04		Sewage Collection, Treatme		4		
					S07		Soils, Geotechnical Studies, & Foundations Solid Wastes, Incineration, Landfill		1		
					T02		Testing & Inspection Services		3		
					W02		Water Resources, Hydrology, Ground Water		1		
	TOTAL: 41		41		Wo		Water Supply, Treatment & Distribution		2		
ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS (Insert revenue index number as shown at right)				PROFESSIONAL SERVICES REVENUE INDEX NUMBER							
a. Fede	a. Federal Work 4			1.Less than \$100,000			0 6. \$2 r	million to less than	\$5 million		
b. Non-	Federal Work	7		2.\$100,000 to less than \$250,000 7. \$5 million to less than \$10 r					\$10 million		
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NAME AND	NAME AND TITLE							1 54.10 20, 2020			
Antoine	tte D. Meskel, PE	, President, Pri	ncipal Eng	ineer							

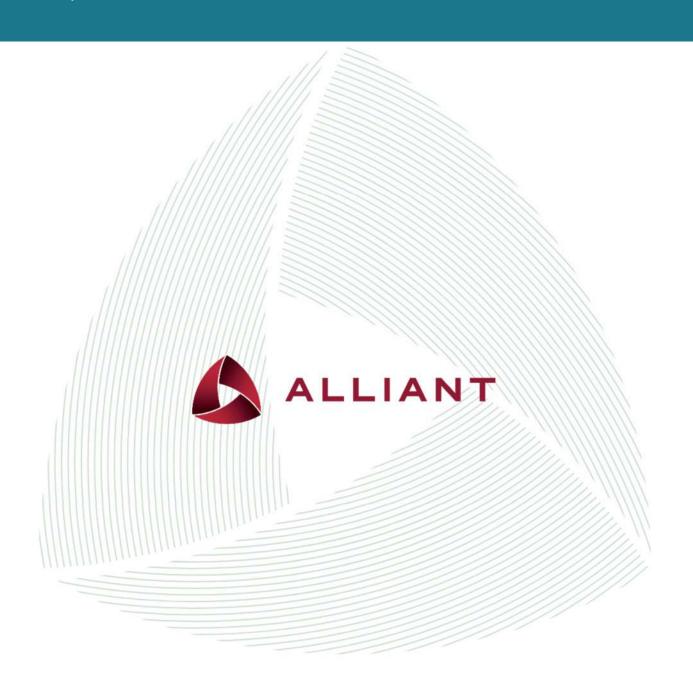


ECS Ela	rida II.C						YEAR ESTABLISHED MNVJKQ85HFG3			
ECS FIO	rida, LLC						<u> Дорнгор</u>			
4524 N.	56th Street					OWNERSHIP				
-	Fl. 34. 00040					YPE				
rampa,	Florida 33610					Limited Liability Company SMALL BUSINESS STATUS				
Rey Ruiz	z, PE, SI – Branch	Manager				I/A				
					_	AME OF FIRM				
(904) 51	9-6990	tina@r	neskelenį	gineering.co	om E	CS Florida, LLC				
	EMPL	OYEES BY DISCIF	PLINE			PROFILE OF FIRM'S EXPERIENCE AND REVENUE FOR LAST 5 Y				
Function	District	E	Number o	f Employees	Profile	Function	Revenue			
Code	Discip	oline	Firm	Branch	Code	Experience	Index Numbe			
02	Administrative		33	6	H11	Housing (Residential, Multi-Family, Apts., Cor				
06	Architect		2		H07	Highways, Streets, Airfield Paving, Parking				
80	CAD Technician		1		E09	Environmental Impact Studies, Assessmer				
	Construction Mate	rials Manager	10	3	T02	Testing & Inspection Services	6			
	Drillers		29	10	C10	Commercial Buildings (low rise), Shopping Center				
24	Environmental Sci	entist	19	4	W01	Warehouses & Depots	5			
	Environmental Tec	2		S05	Soils & Geologic Studies, Foundations	4				
	Field Technicians		94	17	H10	Hotels, Motels	4			
30	Geologist		6	2	001	Office Buildings, Industrial Parks	4			
	Hydrologist				101	Industrial Buildings, Manufacturing Plants	4			
36	Industrial Hygiene				E02	Schools & Universities	4			
	Lab Technician		14	4	A06	Airports, Terminals & Hangers, Freight Handli				
	Professional Engin	eer	25	6	H09	Hospitals & Medical Facilities	4			
48	Project Manager		59	25	P02	Petroleum & Fuel (Storage & Distributi				
	Soils Engineer				R02	Recreation Facilities (Parks, Marinas, Etc.)				
					D07	Dining Halls, Clubs, Restaurants	3			
					E12	Environmental Remediation	3			
					S13	Stormwater Handling & Facilities	3			
					H06	Highrise, Air-Rights-Type Buildings	3			
		TOTAL			W03	Water Supply, Treatment & Distributio	on 3			
A N I N I I	IAL AVEDAGE DDG	TOTAL:	294	77						
R	JAL AVERAGE PRO EVENUES OF FIRM t revenue index nu	FOR LAST 3 YEA	RS		PROFE	SSIONAL SERVICES REVENUE INDEX	NUMBER			
a. Fede	ral Work	3		1.Less tha	n \$100,	0,000 6. \$2 million to less than \$5 million				
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NAME AND		1				1				
	ussard, PE – Sub									

APPENDIX A CERTIFICATIONS AND LICENSES

ALLIANT ENGINEERING, INC.

June 29, 2025



CERTIFICATIONS AND LICENSES

State of Florida

Woman Business Certification

Meskel Associates and Engineering

Is certified under the provisions of 287 and 295.187, Florida Statutes, for a period from:

04/29/2025 to 04/29/2027

Pedro Allende

Florida Department of Management Services



Office of Supplier Development 4050 Esplanade Way, Suite 380. Tallahassee, Florida 32399 850-487-0915 www.dms.myflorida.com/osd





CERTIFICATIONS AND LICENSES













10Bii.



Waterchase Community Development District

Statement of Qualifications for District Engineering Services June 29, 2025





Contents

1. Ability and Adequacy of Professional Personnel	. 3
2. Consultant's Past Performance	17
3. Geographic Location	19
4. Willingness to Meet Time and Budget Requirements	20
5. Recent, Current, and Projected Workloads	21
6. Volume of Work Previously Awarded to Consultant	22



June 29, 2025

Waterchase Community Development District c/o David Wenck, District Manager 11555 Heron Bay Boulevard Suite 201 Coral Springs, Florida 33076

RE: Statement of Qualifications for District Engineering Services

Dear Board of Supervisors,

BGE, Inc. (BGE), is pleased to present this statement of qualifications to be considered to serve as District Engineer for Waterchase Community Development District (CDD).

Five decades after we were founded in 1975 in Houston as a special district (municipal utility district) and land development firm, special districts continue to be a core area of our practice. We continue to pride ourselves on being a firm that has extensive experience successfully serving districts like yours.

Our corporate philosophy is built around responsiveness and commitment to our clients. You can be assured that we will provide you with professional engineering solutions in a timely manner and within budget. Your District will receive the personal attention it deserves and needs from a staff of experienced professionals.

I, **Philip Chang, PE**, will be your Lead District Engineer. I have 30 years of engineering experience, including 14 years as a well-respected District Engineer in the local CDD community. My knowledge and application of practical solutions will be an asset to your District. I have also worked with many District Managers at Inframark.

Our Assistant District Engineer, **Nico Ramos**, **PE**, has 10 years of experience and will manage the day-to-day activities related to neighborhood issues as they arise. He has outstanding technical abilities and is very familiar with resolving issues affecting CDDs.

In particular, we believe the following qualifications are particularly important:

- I believe that being responsive and available are key elements of a strong partnership with the District.
- We currently serve as the District Engineer for more than 110 districts, including 18 districts for over a decade and six districts for more than 25 years. I have served as a District Engineer in more than 20 districts, including two for over 10 years and another two for nearly 10 years.
- We offer integrated design, construction, and project management expertise utilizing our in-house experts in public works, survey, geographic information systems (GIS), landscape architecture, and quality assurance/ quality control processes. By using our "One Team" approach, we bring together the benefits of extensive technical expertise, high-quality solutions, and accessible personal service.
- We are committed to making ourselves available whenever and wherever to answer questions and to provide information from which our clients can make informed decisions.

In the Tampa Bay area, our team has worked with the following CDDs:

- Park Place CDD
- Suncoast CDD
- LaCollina CDD

- Oaks at Shady Creek CDD
- Shell Point CDD
- Longleaf CDD



- Cordoba Ranch CDD
- Timber Creek CDD
- Summit at Fern Hill CDD
- Belmont CDD
- Concord Station CDD
- Long Lake Ranch CDD
- Water's Edge CDD
- Watergrass I CDD

- Watergrass II CDD
- Starkey Ranch/TSR CDD
- Cypress Preserve CDD
- Union Park CDD
- Cory Lakes CDD
- Terra Bella CDD
- Spring Lake CDD
- Wynnmere East CDD

Thank you for giving us the opportunity to present our qualifications and for your thoughtful consideration. We want to be your District Engineer and pledge to do whatever it takes to provide responsive, responsible, and reliable service that are within your budget requirements.

Please do not hesitate to contact me should you have any questions during your review of our proposal.

Sincerely,

Philip Chang, PE District Engineer

BGE's Tampa Office

Community Development District Services

- Stormwater infrastructure assessments
- Pond inspections
- Americans with Disabilites Act (ADA) facility compliance assessments
- Traffic sign and pavement marking condition reports
- Asphalt and concrete condition assessments
- Construction phase observation and assistance
- Engineer's Reports
- Rehabilitation infrastructure
- Bond issuance assistance
- Asset management
- · Capital improvement planning
- Drainage, hydraulics and hydrology
- GIS Asset Management Systems

Surveying

- Topographic and boundary
- · Construction staking
- Right-of-way (ROW) mapping
- GPS control/real-time surveying

Utility District Services

- Water supply and distribution
- Water treatment

Statement of Qualifications

At BGE, we offer a complete range of civil engineering and construction services across the southeast United States. The wide-ranging nature of our capabilities ensures that, whatever the project, we have the skills and knowledge to realize our clients' goals. We aim for excellence in design and construction matched by the highest standards of management and technical skills.

BGE is ranked #110 in the Top 500 Design Firms in the country by *Engineering News-Record*.

Founded on integrity and a commitment to exceptional client service, our approach has resulted in long-term client relationships. In fact, we have numerous client relationships that have lasted more than 30 years.

BGE is organized as a privately owned corporation with 55 shareholder partners. Lee C. Lennard, PE, F. SAME, serves as President and CEO. Our staff of 1,000 employees enable BGE to excel in the following services:

- Wastewater collection and treatment
- NPDES permitting
- Structural engineering and inspection
- Electrical engineering and SCADA Systems
- Lead and copper rule compliance
- Alternative capacity requirement reports for water plant facilities
- Regulatory agency coordination and consultation
- Hydraulic modeling

Land Development

- Large master-planned community developments
- Single-family housing
- Streets, utilities, and drainage
- Feasibility studies
- Golf course grading and drainage

Site Development

- Multi-family housing, retail, educational, healthcare and churches
- Parks and hike and bike trails
- · Commercial and industrial
- Feasibility studies
- LEED and low impact designs

Construction Services

- Construction management
- Project/Owner representation
- Tank inspection services
- Cathodic protection services
- Unmanned Aerial Vehicle (UAV) inspection and photography

Environmental Services

- Stormwater quality and SWPPP
- Environmental documents
- Wetland delineation
- Section 404, Section 10 permits

Transportation

- Streets, roadways, highways, and freeways
- Toll roads
- Bridges

Traffic Engineering

- Signal and ITS systems
- Traffic synchronization
- Signing and markings
- Feasibility studies
- Thoroughfare planning
- Traffic impact analysis
- Intersection analysis
- Intersection design

BGE's Licenses



HOME

ONLINE SERVICES

LICENSEE DETAILS

Apply for a License

Verify a Licensee.

View Food & Lodging Inspections

File a Complaint

Continuing Education Course

Search

View Application Status Find Exam Information

Unlicensed Activity Search

AB&T Delinquent Invoice & Activity List Search Licensee Information

Name: BGE, INC. (Primary Name)

BGE, INC. (DBA Name)

Main Address: 10777 WESTHEIMER ROAD

SUITE 400

05/24/2017

HOUSTON Texas 77042

County: OUT OF STATE

License Information

Licensure Date:

License Type: Engineering Business Registry

Rank: Registry
License Number: 32116
Status: Current

Expires:











Florida Department of Agriculture and Consumer Services
Division of Consumer Services
Board of Professional Surveyors and Mappers
2005 Apalachee Pkway Tallahassee, Florida 32399-6500

License No.: LS6889

Expiration Date February 28, 2027

Professional Surveyor and Mapper License

Under the provisions of Chapter 472, Florida Statutes

JIM SULLIVAN 13502 ARTISAN CIR PALM BEACH GARDENS, FL 33418-5606



WILTON SIMPSON COMMISSIONER OF AGRICULTURE

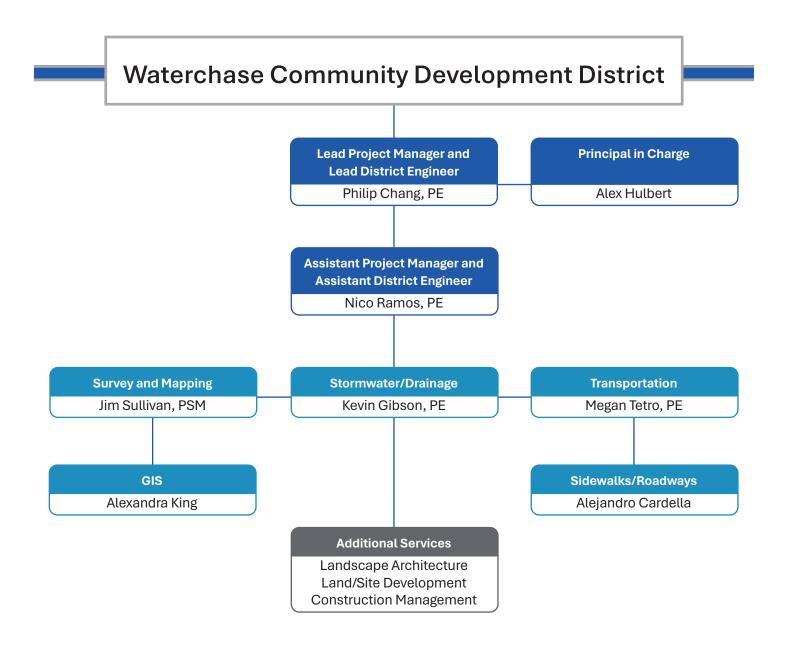
This is to certify that the professional surveyor and mapper whose name and address are shown above is licensed as required by Chapter 472, Florida Statutes.

BGE's Organizational Chart

At BGE, we understand the role of the District Engineer. We provide insight and expertise to allow you to make informed decisions. We will do so by communicating frequently with the District Manager and the Field Manager to reduce surprises.

Philip Chang, PE, will be your Lead District Engineer. He has 30 years of engineering experience including 14 years as a well-respected District Engineer. He oversees our CDD program at BGE and has worked with several CDDs nearby, including Shell Point, Summit at Fern Hill, and Spring Lake, as well as many others in the Tampa Bay area.

Nico Ramos, PE, has 10 years of experience and will be your Assistant District Engineer. He will manage the day-to-day activities related to neighborhood issues as they arise. He has significant experience resolving drainage issues and assists Philip at other CDDs.





Philip Chang, PE

Lead Project Manager and Lead District Engineer

Licenses Education

Florida PE No. 57410 BS, Civil Engineering, McMaster University

Virginia PE No. 0402041539

Background

Philip has 30 years of experience focusing on civil engineering/public works, including 14 years as a District Engineer for CDDs in the Tampa Bay area. His specialty is providing practical solutions to unique project challenges. His strengths include responsiveness, reliability, communication, safety, project management, transportation safety, stormwater management, and ADA compliance.

Park Place Community Development District

Park Place Community Development District • Tampa, Florida

Philip was the District Engineer for this community near Westchase in Hillsborough County. This community consisted of six different subdivisions and communities, each with its own unique characteristics. His services included the oversight of asphalt roadway repaving for the entire District, resolving drainage issues, assessing sidewalk trip hazards, verification of parcel ownership and encroachments, and pond inspections to satisfy SWFWMD permit requirements. Additionally, Philip attended monthly meetings to provide updates to the Board of Supervisors.

Starkey Ranch (TSR) Community Development District

TSR Community Development District • Odessa, Florida

As District Engineer, Philip assisted the community with pond inspections for Southwest Florida Water Management District (SWFWMD) certification, sidewalk and ADA assessments, CDD infrastructure repair coordination, transportation (maintenance of traffic) assistance, water use permitting assistance, contractor coordination as well ROW and CDD parcel verification. Philip also provided assistance and coordination to the Operations Manager as needed (in-person and via Teams).

Longleaf Community Development District

Longleaf Community Development District • New Port Richey, Florida

Philip has been the District Engineer for this CDD in the New Port Richey area of Pasco County for 14 years. As District Engineer, he provided design improvements to several stormwater management pond outfall structures that had failed, improved stormwater conveyance in the existing storm pipe system, completed regular ADA sidewalk assessments, provided guidance with regards to pavement repairs, completed pond inspections, prepared engineer's reports for bond issuance and provided practical solutions to all the issues that arose in this Traditional Neighborhood Development (TND) community.

Cordoba Ranch Community Development District

Cordoba Ranch Community Development District • Lutz, Florida

Philip is the Lead District Engineer for this unique CDD in Lutz in Hillsborough County. In this role, he has assisted the community with addressing issues related to failed drainage structures, poor drainage, roadway and asphalt damage, ROW maintenance issues, and parcel ownership verification and resolution. Professional services also included survey services.

Philip Chang, PE ■ Lead Project Manager and Lead District Engineer

Cory Lakes Community Development District

Cory Lakes Community Development District • Tampa, Florida

Philip was the District Engineer for this unique CDD that includes a large navigable lake in the New Tampa area of Hillsborough County. This community required multiple significant drainage structures to be reconstructed. Philip provided his services to issue a Request for Proposals and coordinated during construction to ensure that construction observation was completed prior to releasing the final payment to the contractor. Phil provided periodic assistance/coordination to the District related to drainage issues, wetland impacts by homeowners, roadway pavement repairs, surveying, and parcel ownership verification.

Riverbend West Community Development District

Riverbend West Community Development District • Ruskin, Florida

Philip was the District Engineer for this CDD in Ruskin, southwest Hillsborough County. In addition to pond inspections, assessing drainage issues, and other typical District Engineer duties, he also coordinated with the District and the Bond Issuance teams to annex a new development/phase into the established Riverbend West Community Development District.

Forest Creek Community Development District

Forest Creek Community Development District • Parrish, Florida

As District Engineer for this CDD in Manatee County, Philip provided professional services related to the assessment of drainage issues, pond inspections, sidewalk and pavement assessments, requests for bids/quotes, contractor coordination, construction observation, and other miscellaneous professional services. He also communicated monthly with the Board Chair, providing updates on projects and other ongoing tasks as needed.

Spring Lake Community Development District

Spring Lake Community Development District • Riverview, Florida

As District Engineer, Philip was instrumental in reconstructing and fortifying the pond banks after Hurricane lan's storm damage. Other services included pond inspections, survey services to verify encroachment onto CDD property, assessment and resolution of drainage issues, coordination with contractors and CDD staff, and providing bidding assistance on infrastructure repair projects.

Terra Bella Community Development District

Terra Bella Community Development District • Land O'Lakes, Florida

Philip was the District Engineer for this community in the Land O'Lakes area of Pasco County. His projects included a regulatory sign assessment, traffic calming analyses, drainage androadway improvements, sidewalk condition assessments, infrastructure repair bidding, and coordination with contractors.

Long Lake Ranch Community Development District

Long Lake Ranch Community Development District • Land O'Lakes, Florida

As District Engineer, Philip completed an assessment of ADA compliance under Title II Regulations for the District's facilities and provided a comprehensive report for the Board's review and action. Additionally, he assisted in the permitting and construction of a new utility building, completed pond inspections, facilitated survey services, and provided options related to poor drainage issues, which were implemented by the District.



Alex Hulbert

Principal in Charge

Licenses N/A Education

AA, Liberal Arts, Pasco-Hernando Community College

Background

Alex has 24 years of project management and civil design experience in land development, site design, and municipal projects. He specializes in land and site development design, including land planning, stormwater drainage systems, utilities, and permitting/coordination efforts. He has served as Project Manager on large-scale residential, commercial, mixed-use developments, parks, stormwater management, utility improvements, roadway projects, and infrastructure design projects in the eastern United States.

Cordoba Ranch Community Development District

Cordoba Ranch Community Development District • Lutz, Florida

Alex is the Principal in Charge for this Community Development District in Lutz in Hillsborough County. In this role, he has provided oversight to the Lead District Engineer in addressing issues related to drainage structure assessments, resolving drainage issues, roadway/asphalt damage condition assessments, ROW maintenance, and parcel ownership verification and resolution.

Watergrass Community Development District I

Watergrass Community Development District I • Wesley Chapel, Florida

As Principal in Charge, Alex has supported the District Engineer at this community in the Wesley Chapel area of Pasco County. Projects at this District have included sidewalk condition assessments, ADA compliance, and pond inspections for SWFWMD certification as well as responding to resident inquiries and facilitating discussions between the District and the County. He also provided support to the District Engineer related to new bond issuances.

Longleaf Community Development District

Longleaf Community Development District • New Port Richey, Florida

Alex is the Principal in Charge for this CDD in the New Port Richey area of Pasco County and provided support to the District Engineer. The District Engineer partnered with the District to address issues related to outfall structures at stormwater management ponds, conveyance in the existing storm pipe system, and ADA compliance. Additionally, Alex completed engineering reports for bond issuance, performing pond inspections, and providing guidance for pavement repairs in this TND.

Veterans' Affairs Clinic

Island 301 LLC • Zephyrhills, Florida

Alex served as Project Manager for the site design of a 10-acre commercial master plan with a United States Department of Veterans Affairs (VA) clinic as the anchor. The project included due diligence, conceptual site design, rezoning, master storm drainage in a basin of special concern, floodplain compensation, utility design, grading, site layout, and permitting.



Nico Ramos, PE

Assistant Project Manager and Assistant District Engineer

Licenses Education

Florida PE No. 95407 BS, Civil Engineering, University of Central Florida

Background

Nico has 10 years of experience focusing on civil engineering/land development, including professional engineering services to CDDs, cities, and counties. His specialties include hydrology and hydraulic (drainage) modeling and resolving common issues affecting CDDs. His strengths include analytical analysis, land development design, project management, and engineering assessment.

Cordoba Ranch Community Development District

Cordoba Ranch Community Development District • Lutz, Florida

Nico is the Assistant District Engineer for this CDD in Lutz in Hillsborough County. In this role, he handles the day-to-day district engineering duties and partners with the community to address a range of issues, including those related to the stormwater network, grading, roadway condition, sidewalks, and infrastructure maintenance. He also coordinates with BGE surveyors as needed for survey services affecting the District.

Sixth Avenue Stormwater Improvements

City of Zephyrhills • Zephyrhills, Florida

Nico served as a Project Engineer for a stormwater improvement project in the City of Zephyrhills' downtown core. The project included designing the roadway stormwater management conveyance system and a proposed stormwater attenuation and water quality storage facility. Additional elements of the project included sewer and water main (utility) extensions, sidewalks, and roadway improvements. SWFWMD also required permitting and coordination.

South Avenue Extension

City of Zephyrhills • Zephyrhills, Florida

Nico was the Project Engineer who performed stormwater drainage modeling for this project, which extended a new two-lane urban roadway near the City of Zephyrhills airport. Project elements also included new sidewalks, water main, sewer (utility) extensions, roadway pavement markings, and signage. Regulatory agency permitting included the SWFWMD and the Florida Department of Transportation (FDOT).

Veterans' Affairs Clinic

Island 301, LLC • Veterans' Affairs Clinic, Zephyrhills

Nico served as Project Engineer for the site design of this 10-acre master planned site with a VA clinic. The project included due diligence assessments, rezoning, conceptual site planning/design, master storm drainage design, floodplain compensation, utility design, and grading. Regulatory agency permitting included the City of Zephyrhills, Pasco County, FDOT, and the SWFWMD.



Jim Sullivan, PSM

Survey and Mapping Licenses Florida PSM No. LS6889

EducationBS, Surveying and Mapping, East Tennessee State

University

Technical Engineering Specialist, US Army

Background

Jim is a registered Professional Surveyor and Mapper with over 27 years of experience. He began his career in the US Army before graduating from East Tennessee State University with a Bachelor of Science in Surveying and Mapping. He is an experienced Project Manager in many disciplines of land surveying, which has allowed him to apply the latest survey technology to everyday solutions resulting in cost savings and schedule efficiencies on a variety of design projects. Jim also holds the Occupational Safety and Health Administration 10-hour Construction Safety and Health certification.

Cordoba Ranch Community Development District - Park Parcel Transfers

Cordoba Ranch Community Development District • Lutz, Florida

Jim was the Surveyor of Record for this project that required an exchange of properties between the client and the homeowner's association (HOA) that was necessitated because of a review by the insurance adjuster. He prepared exhibits based on field verification of roadways, parking areas and recreational facilities. In addition, Jim completed sketches and property descriptions were completed for use by District Counsel and the HOA attorney to finalize the land transfers.

Spring Lake Community Development District - Encroachment Verification

Spring Lake Community Development District • Riverview, Florida

Jim served as the Surveyor of Record for the field verification of possible permanent encroachments into Spring Lake CDD property by a homeowner that had made improvements to his backyard as part of his swimming pool construction project. He prepared an exhibit that graphically represented the location of the property lines and the improvements that the homeowner made that extended beyond the homeowner's property onto CDD property for use by District Counsel.

Deerpark Boulevard and SR 207 Intersection

St. Johns County • Elkton, Florida

Jim served as the Surveyor of Record for the design survey to improve the intersection at SR 207 and Deerpark Blvd. to address county comments from an industrial land development project. This intersection, located less than a half mile from IH-95, has had accidents and near misses due to many warehouses being constructed. Trucks crossing traffic to turn left (eastbound) to I-95 without a signal have led to many concerns from area subdivisions. Jim surveyed 1,200 feet of SR 207 and 300 feet along the side streets. He established the ROW researched for easements, performed a topographic survey including overhead wire clearances, and reviewed for encroachments. Underground utilities were located Quality Level B, mapped, and included in the survey.

Moon Lake Road Traffic Signal Design

Pasco County • New Port Richey, Florida

Jim served as the Surveyor of Record for design improvements at the two intersections of Slidell Street and Lakeview Drive with Moon Lake Road. Moon Lake Road is a 5-mile, two-lane rural arterial road connecting Ridge Road with SR 52. He provided a design survey that included control, ROW establishment, topographic survey, and subsurface utility engineering. Jim processed the deliverable using OpenRoads Design, followed by a signed and sealed Surveyor's Report.



Kevin Gibson, PE

Stormwater/Drainage

Licenses Education

Florida PE No. 95104 BS in Civil Engineering, University of Pittsburgh

Background

Kevin has 9 years of experience focusing on civil engineering/land development, including professional engineering services to developers, cities, and counties. His specialties include hydrology and hydraulic (drainage) modeling, grading and site development. His strengths include analytical analysis, residential land development, project management, and engineering assessment.

South Avenue Extension

City of Zephyrhills • Zephyrhills, Florida

Kevin was responsible for the design of new utilities and drainage collect system for the new road extension and ensuring adjacent properties had utility services for future development. This was a state-funded municipal project for approximately 1,300 linear feet of new road to extend the existing South Avenue in the City of Zephyrhills. The city will be acquiring 5 acres of ROW and providing new utility and drainage infrastructure.

Sumner Crossing

Boos Development Group • Riverview, Florida

Kevin provided offsite drainage and utility design for the additional pavement and coordination with the onsite engineer for the widening of Balm Road to serve a proposed mixed-use commercial development.

Angeline Phase VII

Metro Development • Land O'Lakes, Florida

Kevin provided professional consulting services for Phase VII of the overall Angeline Master Development. This phase is approximately 330 acres in size and will consist of 800+ townhome units with associated roadways, utilities, and stormwater management system. Project management services are required to ensure the project stays on schedule and have all permits in hand by Summer 2025.

Oak Stone

Metro Development • Arcadia, Florida

Kevin provided professional consulting services for a five-phase mixed-use residential subdivision and was responsible for meeting project deadlines, design of the community, and permitting services. The entire project is 640 acres in size and will consist of 2,000 units with associated roadways, utilities, stormwater management system, amenities for the community, lagoon area, and a private wastewater treatment plant.

SHSB Naples Self-Storage

SHSB Naples LLC • Naples, Florida

Kevin was responsible for the design of the entire site and permitting services through Collier County, SWFWMD, and FDOT for the development of a 1.14 acre outparcel for a 5-story 100,000 square foot (gross) self-storage facility with associated pavement, parking, utilities, and stormwater management system. In addition, he ensured that the stormwater system followed the design criteria put in place by the existing permit and coordinated with the adjacent property owner for sanitary sewer connection into their lift station.



Megan Tetro, PE

Transportation

Licenses Florida PE No. 76120 **Education**

BS, Civil Engineering, Florida State University

Background

Megan is Director of Transportation Systems in BGE's Tampa office. She is a client-focused professional engineer with a diverse project management and roadway design background. Since 2008, she has managed design-build projects and task work order-driven contracts and designed various interchange reconstruction, resurfacing, restoration, and rehabilitation (RRR), shared-use path, and safety improvement projects. Megan excels at problem-solving during the design process and communicating with her clients to provide efficient design solutions.

Districtwide Design-Build Pushbutton Contracts I and II

FDOT District 1 • Bartow, Florida

Megan was Project Manager for both contracts, which focused on task work order (TWO) safety improvements to be designed and constructed within 365 days or less. Elements of work included milling & resurfacing, roadway widening, median modifications, drainage modifications, signing and pavement marking, intersection lighting, signalization, and pedestrian upgrades such as curb ramps, crosswalks, and signalization. Geotechnical, survey, and SUE investigation were also required for these TWOs. Megan facilitated design services for up to six simultaneous TWOs and oversaw nearly 100 total TWOs under the combined contracts.

I-10 Widening from I-295 to I-95 Design-Build

FDOT District 2 • Jacksonville, Florida

Megan was the temporary traffic control Engineer on Record for this I-10 widening project from approximately 3700 feet west of the I-295 interchange to 1900 feet east of Stockton Street. Elements of work included asphalt and concrete pavement widening along I-10; 12 bridges widenings; redesign of multiple minor streets under I-10 that included intersections, sidewalk additions, widening, and milling and resurfacing; and replacement of the existing Cedar River bridge culvert. Additional elements of work included drainage, ITS, lighting, landscape opportunity plans, signing and pavement marking, water and sewer design, survey, and geotechnical engineering.

I-75 Widening Design-Build from South of SR 50 to Hernando/Sumter County Line

FDOT District 7 • Brooksville, Florida

Megan was the Assistant Project Manager and lead roadway engineer responsible for all cross-discipline design coordination. This \$94M design-build project consisted of widening and reconstruction of six miles of I-75 in Hernando County, including reconstruction of the interchange at US 98/SR 50/Cortez Boulevard to a Single Point Urban Interchange (SPUI) configuration. The I-75 bridges over US 98 were replaced with single-span steel girder bridges designed to accommodate a future 10-lane typical section for I-75 and 8-lane typical section for US 98. Approximately one mile of US 98 was widened and reconstructed within the interchange limits using concrete pavement.

Jacaranda Boulevard at Venice Avenue Roundabout Improvements

FDOT District 1 • Venice, Florida

Megan was Project Manager and Engineer on Record for this TWO, which addressed safety improvements by reconfiguring the existing roundabout at the intersection of Jacaranda Boulevard and Venice Avenue. Elements of work included reducing the westbound entry outside lane to a right-turn-only and reducing the northern portion of the circulatory to one lane, along with increasing the eastbound exit to two lanes to reduce the volume of crashes at this roundabout. Additionally, pavement markings were upgraded to include larger yield signs at entry points, RRFB assemblies were added to replace all existing and missing pedestrian crossing signs, and I-75 route shields were added for driver clarity.



Alexandra King

GIS

Licenses N/A

EducationBS in Geographic Information Systems and Technology,
Texas A&M University

Background

Alexandra has 3 years of progressive experience in GIS specializing in the Civil Engineering field. Her expertise lies in various software tools and technologies relevant to her field including Google Suite Software, ArcMap, ArcGIS Pro, ArcPy, Environmental Systems Research Institute, Inc. (Esri) Suite Software, Survey123, and Arc Collector.

Zephyrhills Sidewalks Resurfacing Applications

City of Zephyrhills • Zephyrhills, Florida

Alexandra developed a GIS asset management solution for tracking the resurfacing of Zephyrhills sidewalks, signage, and crosswalk striping. This solution enabled field workers to use Esri's Field Maps mobile application for real-time project updates, including adding map points, comments, PDFs, and photos. Facilitated data access and updates through Esri Experience Builder, with editing capabilities and project overviews via Esri Dashboard.

Florida SpyGlass™, BGE, Inc.

BGE, Inc. • Statewide, Florida

Alexandra assisted in developing a tracking hub for internal client collaboration on tasks like due diligence and conflict identification. The final product was an Esri Experience Builder, including a Web App Builder, housing state and county data such as parcels, Federal Emergency Management Agency (FEMA), soil types, and certified transmission lines. This comprehensive application offers a bird's-eye view of Florida, highlighting the most suitable properties for clients.

Harris County MUD 55 and 132 GIS Applications

Harris County Municipality District • Harris County, Texas

Alexandra created a web-based application to host GIS data and documents related to water, storm, and sanitary utilities for the MUD. Users can click on specific GIS layers to access these documents in the field. The application also features updates on utility inspections, presented through Esri Experience Builder and Dashboards, allowing for easy filtering and viewing of inspection results.

FM 546 Extension ROW Tracking Applications

TxDOT • Collin County, Texas

Alexandra collaborated with BGE's transportation department, TxDOT, Collin County, and the Appraisal District to develop a real-time tracker for the FM 546 Extension. Managed ROW coordination for 7.5 miles of roadway and over 75 properties along the corridor. Alexandra created a web-based Esri Experience Builder to streamline the process, allowing all parties to visualize ROW acquisition status, manage documents, and export parcel data. This enabled the teams access to real-time information from anywhere. As a result, Alexandra delivered a solution using Esri's Experience Builder, featuring a Dashboard, BGE editing page, and Collin County/Appraisal District editing page for field updates and documentation attachment.



Alejandro Cardella

Sidewalks/Roadways

Licenses N/A Education

BS, Civil Engineering, Universidad Tecnologica de la Habana "Jose Antonio Echeverria". CUJAE

Background

Alejandro has 5 years of progressive experience with a focus on civil engineering/land development, including services to CDDs, cities, and counties. His specialties include data collection, field reviews, and construction documentation. His strengths include GIS data collection, visual documentation, and project implementation.

Longleaf Community Development District

Longleaf Community Development District • New Port Richey, Florida

Alejandro assisted the Lead District Engineer with the pavement condition assessment of the District maintained roadway system. As part of the assessment, Alejandro prepared a summary report of the observations which included photo documentation and a detailed map of the recommended repaired locations. Alejandro also assisted the Lead District Engineer with improvements related to pavement markings, signage, drainage facilities and sidewalks.

Terra Bella Community Development District

Terra Bella Community Development District • Land O'Lakes, Florida

Alejandro assisted with the assessment of the stormwater management pond system and the design modifications following two major hurricanes (Helene and Milton) that affected the Tampa Bay area in 2024. The assessments considered the condition of the stormwater structures, concrete outfall control structures, and erosion around the perimeter of the ponds. Survey services were also part of the assessment project.

Watergrass Community Development District II

Watergrass Comunity Development District • Wesley Chapel, Florida

Alejandro assisted the Lead District Engineer to assess, identify and quantify locations experiencing erosion and/ or exhibiting conditions where subsequent repairs were undertaken. The repairs were necessary to protect and restore drainage facilities maintained by the District. Additional included the assessment of drainage concerns raised and/or reported by District staff and/or residents.

Suncoast Community Development District

Suncoast Community Development District • Land O'Lakes, Florida

Alejandro assists the Lead District Engineer for this community in the Land O'Lakes area of Pasco County. District Engineering services provided include sidewalk trip hazard assessments, pond inspections for Southwest Florida Water Management District (SWFWMD) certification and responding to resident inquiries. He also provides report materials/exhibits for Engineer's Reports that are required for bond funded projects.

BGE's Past Performance and References

Terra Bella Community Development District

Land O'Lakes, Florida

BGE provided engineering and survey services to this CDD in the Land O'Lakes area of Pasco County. Condition assessments were undertaken to identify and quantify damage that may have resulted from two major storm events (Hurricanes Helene and Milton), which impacted the Tampa Bay area. Rainfall amounts ranged from 19- to 24-inches between the two hurricanes which occurred in the span of two weeks. Topographic services were also provided to verify grading and elevations related to stormwater infrastructure. An engineering report summarizing findings and recommendations was provided to address the issues identified by BGE.

Point of Contact

Mr. Jason Greenwood, District Manager Governmental Management Services 4530 Eagle Falls Place Tampa, Florida 33619 813.344.4844 jgreenwood@gms-tampa.com

Suncoast Community Development District

Land O'Lakes, Florida

BGE provides District Engineering services to this CDD in the Land O'Lakes area of Pasco County where Philip Chang has been the District Engineer since 2013. Philip's past projects at the District have included pond assessment and assessment reports, sidewalk replacements, boundary fence/wall replacement, new monumentation, landscape enhancements, coordination with the County, and tasks related to (post-development) bond issuance with the resident board. The longevity of the work with the District is a testament to the commitment made by the District Engineer to the Suncoast CDD.

Point of Contact

Ms. Lisa Castoria, District Manager Inframark, LLC 2654 Cypress Ridge Boulevard Suite 101 Wesley Chapel, Florida 33544 656.223.7011 lisa.castoria@inframark.com

Watergrass I Community Development District

Wesley Chapel, Florida

As the District Engineer for this CDD in the Wesley Chapel area of Pasco County, BGE is responsible for the assessment of drainage issues, pond inspections, sidewalk and pavement assessments, requests for bids and quotes, contractor coordination, construction observation, and other miscellaneous professional services. Other responsibilities include attendance at monthly meetings as required, responding to resident and board inquiries, and verification of encroachments to CDD parcel ownership.

Point of Contact

Ms. Samantha Ford District Manager Inframark, LLC 2005 Pan Am Circle Suite 300 Tampa, Florida 33607 813.873.7300 samantha.ford@inframark.com

Cordoba Ranch Community Development District

Lutz, Florida

BGE is the District Engineer for this unique Community Development District in Lutz in Hillsborough County. In this role, BGE has assisted the community with addressing issues related to failed drainage structures, poor drainage, roadway and asphalt damage, ROW maintenance issues, and parcel ownership verificationresolution, and professional survey services.

Point of Contact

Ms. Christina Newsome, District Manager Inframark, LLC 2654 Cypress Ridge Boulevard Suite 101 Wesley Chapel, Florida 33544 813.608.8228 christina.newsome@inframark.com

Timber Creek Community Development District

Riverview, Florida

BGE is the District Engineer for this Community Development District in Riverview in Hillsborough County. In this role, BGE is assisting the District with its efforts to remediate damage as a result of two major hurricanes that occurred within a span of about two weeks (Helene and Milton). Damage included significant erosion, displaced storm structures, and pond embankment washouts. Part of BGE's efforts include assisting the District with its efforts to obtain FEMA grants to repair the significant damage.

Point of Contact

Ms. Lisa Castoria, District Manager Inframark, LLC 2654 Cypress Ridge Boulevard Suite 101 Wesley Chapel, Florida 33544 656.223.7011 lisa.castoria@inframark.com

Longleaf Community Development District

New Port Richey, Florida

BGE provides engineering services to this Community Development District located in the New Port Richey area of Pasco County. Longleaf was the first community in the County developed as a TND where the homes have front porches, and the roadway network includes rear alleys. BGE completed the Engineer's Report necessary for the issuance of bonds to establish Neighborhood 4 as part of the District. Included in the report were the cost estimate, exhibits, and a summary of the proposed capital improvements.

Point of Contact

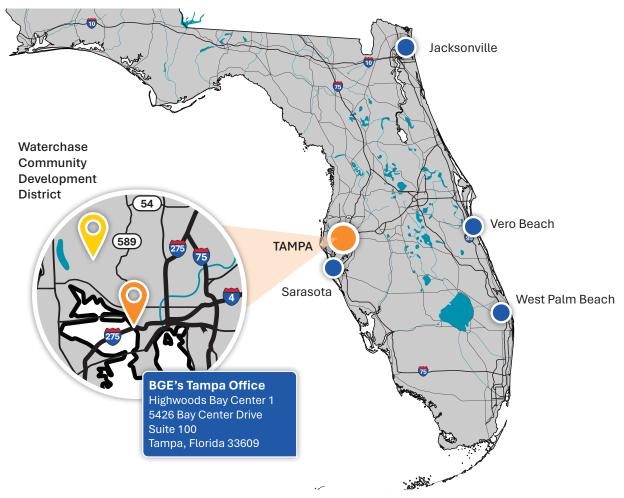
Ms. Lisa Castoria, District Manager Inframark, LLC 2654 Cypress Ridge Boulevard Suite 101 Wesley Chapel, Florida 33544 656.223.7011 lisa.castoria@inframark.com

Geographic Location

The BGE Tampa office is conveniently located less than 16 miles from Waterchase and will provide District Engineering services to your community. Should additional assistance be needed beyond the staff in Tampa, support will be provided by one of the other four offices located within Florida. BGE is headquartered in Houston, Texas, and has 22 offices nationwide with 1,000 staff.



BGE's 22 offices, including the firm's headquarters, located in Houston at 10777 Westheimer Road, Suite 400 Houston, Texas 77042.



BGE's Willingness to Meet Time and Budget Requirements

Our Lead District Engineer, Philip Chang, PE, has a track record of working with CDDs that spans over 14 years in the Tampa Bay area. He understands the time and budget constraints that are typically experienced by the District. That is why his approach to addressing community issues is to provide practical solutions when appropriate instead of unnecessarily over-engineering a proposed fix.

Our practical approach was recently demonstrated in a community where several pond structures needed repairs. We created a straightforward exhibit that included photographic documentation and record drawings to communicate the necessary repairs to a contractor, eliminating the need for complex engineering construction plans. This not only resulted in significant cost savings for the CDD regarding the bid documents but also allowed us to provide information to the contractor without delay. We intend to apply this same practical approach to all projects within Waterchase.

Additionally, the makeup of our CDD team ranges from engineering graduates to highly experienced licensed professional engineers. As such, we can staff a project appropriately based on the complexity of the issue(s) and the level of experience necessary to provide a practical solution. We were able to put this into practice recently with one of our graduate engineers who was tasked with photo-documenting roadway conditions in a community for subsequent review and assessment by the District Engineer in the office. By doing so, not only were our resources managed wisely, but we also met the needs of the District while also being cognizant of their budgetary constraints. This intentional management and scheduling of our staff and projects will be applied to the benefit of Waterchase.

With our continued practical approach to solving problems and thoughtful allocation of resources, we are confident that we will not only meet but exceed your expectations with regard to your time and budget requirements.



BGE's Recent, Current, and Project Workloads

With 1,000 employees across the firm, BGE's "One Team" approach allows us to adjust to workload fluctuations accross our offices and regions. BGE's team of experts has the capacity to successfully partner with the District.

Our recent projects have included the following issues which are common in CDDs:

- Stormwater pond inspections
- Assessing/resolving poor drainage issues
- Storm structure/pipe failure investigations and recommendations
- Roadway/pavement condition assessments
- Sidewalk/ADA reviews
- · Pond slope erosion remediation
- Regulatory/traffic sign assessments
- Traffic calming assessments/reports
- Storm damage/impact assessments

The following table illustrates our team's current and projected workload and their ability to meet the needs of the District.

TEAM MEMBER	ROLE	CURRENT WORKLOAD	PROJECTED WORKLOAD
Philip Chang, PE	Lead District Engineer	65%	50%
Nico Ramos, PE	Assistant District Engineer	75%	65%
Jim Sullivan, PSM	Surveying and Mapping	75%	65%
Alexandra King	GIS	80%	70%
Kevin Gibson, PE	Stormwater/Drainage	80%	70%
Megan Tetro, PE	Transportation	75%	65%
Alejandro Cardella	Sidewalks/Roadways	80%	70%



Volume of Work Previously Awarded to Consultant by District

Although the District has not previously awarded us any work, we have a diversified array of services and staff that are familiar with what is required to efficiently respond to the needs of the District.

Additionally, while BGE is not a Women/Minority Business Enterprise (WMBE) or Small Local Business Enterprise (SBE), we have regularly worked with many of these firms. Currently, we are partnering with Osiris 9, a certified SBE, as their subconsultant providing support for a transportation improvement project in Columbia County.

We are enthusiastic about partnering with the District and are ready to provide District Engineering Services immediately upon selection by the Board and the execution of an engineering services contract.













10Biii.



WATERCHASE COMMUNITY DEVELOPMENT DISTRICT



Submitted to: INFRAMARK IMS



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June 23, 2025

David Wenck District Manager Inframark 2654 Cypress Ridge Blvd. Ste 101 Wesley Chapel FL 33544

RE: Request for Qualifications for Professional Engineering Services Waterchase Community Development District (CDD)

Dear Selection Committee:

A Community Development District (CDD) is integral in providing the residents of the community it serves the highest quality of life possible, ensuring that high standards of development will continue to be met long into the future. Waterchase CDD is no exception. We understand the district is responsible for maintaining its existing infrastructure, providing capital improvements, and improving the quality of the development, all while operating within closely monitored and audited budgets to meet the high expectations for the community they serve. It is crucial to your CDD's continued long-term success that your consulting engineer shares your focus on careful, timely, and cost-conscious fulfillment of the residents' expectations.

Brletic Dvorak, Inc. (BDI) has successfully performed on a myriad of general service contracts based on our reputation for delivering a high-quality product and outstanding service to our partners.

Leading our commitment to the Waterchase CDD is myself, Stephen Brletic, PE. I have over 12 years of civil engineering experience and a strong understanding of the unique needs of a CDD. My ability to develop strong relationships with clients has ensured that the end results exceed the expectations of District Managers through careful coordination of schedules, budgets, and priorities. I am most proud of my reputation of responsiveness when addressing the needs of BDI's clients. The point of contact for this CDD will be myself, Stephen Brletic, with an assistant Project Manager in Jerry Whited, our field manager. We will be responsible for attending District Board meetings, coordinating projects and construction inspection services, and any other engineering tasks.

BDI's staff has a breadth of experience in working with CDDs, which means you benefit by getting professional expertise delivered with a personalized approach and attentiveness to your needs. As the District Engineer for several similar CDDs, we believe we have a thorough understanding of your service requirements.

Our first priority is to establish a personalized team for each individual work assignment undertaken. This process begins with understanding your needs. Based on our coordination and research, we will assign a project team that has the best experience to meet those needs. I will strategically determine how to best utilize our internal resources as well as choose subconsultants, if needed, that would best complete the team. This approach ensures that we have the right resources to exceed your expectations.

Asset Management: BDI can assist the District by developing or updating land ownership and maintenance maps depicting District property and facilities and areas maintained by vendors such as landscapers or aquatic services. Wetlands and buffer areas may also be added as needed to educate residents and vendors of the different vegetation restrictions that may exist. These maps are living documents that may be updated as your community grows or as vendor needs change. BDI can also provide asset reports cataloging facilities or property, such as stormwater facilities or streets, for condition, suggested maintenance, or replacement so that future capital fund expenditures may be scheduled in advance.

Capital Improvements: BDI can provide the District with planning assistance in determining needed capital improvements including the development of construction plans and permits. BDI can also assist in developing capital improvement budgets so that funding may be planned for long term improvements.

Roadway Improvements: BDI can provide the District with traffic analyses to identify vehicle circulation, intersection sight distances, offsite signal warrants, pedestrian crosswalk safety, sidewalk ADA compliance, striping and signing, and street lighting studies and improvement plans.

Drainage Improvements: BDI will identify any nuisance drainage problems, identify potential solutions, and provide cost estimates for each alternative. Sometimes simple regrading or modifications to curbs or landscaping can correct standing water on streets or in grassy areas.

Permitting: BDI will inspect existing ponds in accordance with Southwest Florida Water Management District (SWFWMD) maintenance schedules and all inspection reports will be filed and cataloged by our staff. Our long-term partnership with SWFWMD and our continuing services contracts for reviewing SWFWMD ERP permits and past work on NPDES and Drainage Connection permits for FDOT District 7 have been invaluable in serving the stormwater needs of the following clients:

- Arbor Greene CDD in Tampa, Florida
- Bobcat Trail CDD in North Port, Florida
- Ballentrae Hillsborough CDD in Hillsborough County, Florida
- Country Walk CDD in Wesley Chapel, Florida
- Diamond Hill CDD in Valrico, Florida
- Fishhawk Ranch CDD in Valrico, Florida
- Fishhawk IV CDD in Valrico, Florida
- Forest Brooke CDD in Wimauma, Florida
- Harbour Isles CDD in Apollo Beach, Florida
- Heritage Springs CDD in Trinity, Florida
- Lexington Oaks CDD in Wesley Chapel, Florida
- Live Oak No. 1 CDD in Tampa, Florida
- Meadow Pointe II CDD in Zephyrhills, Florida
- Mira Lago CDD in Apollo Beach, Florida
- Lynwood CDD in Ruskin, Florida
- Oak Creek CDD in Wesley Chapel, Florida
- Oakstead CDD in Land O'Lakes, Florida
- River Bend CDD in Ruskin, Florida

- South Fork CDD in Riverview, Florida
- South Fork East CDD in Riverview, Florida
- Spring Ridge CDD in Brooksville, Florida
- Sterling Hill CDD in Spring Hill, Florida
- The Bridgewater CDD in Lakeland, Florida
- The Groves CDD in Land O' Lakes, Florida
- The Preserve at South Branch CDD in Odessa, Florida
- The Preserve at Wilderness Lake CDD in Land O'Lakes, Florida
- The Woodlands CDD in North Port, Florida
- University Place CDD in Apollo Beach, Florida
- Waterset North CDD Apollo Beach, Florida
- Westchase CDD in Tampa, Florida
- Wesbridge CDD in Wesley Chapel, Florida

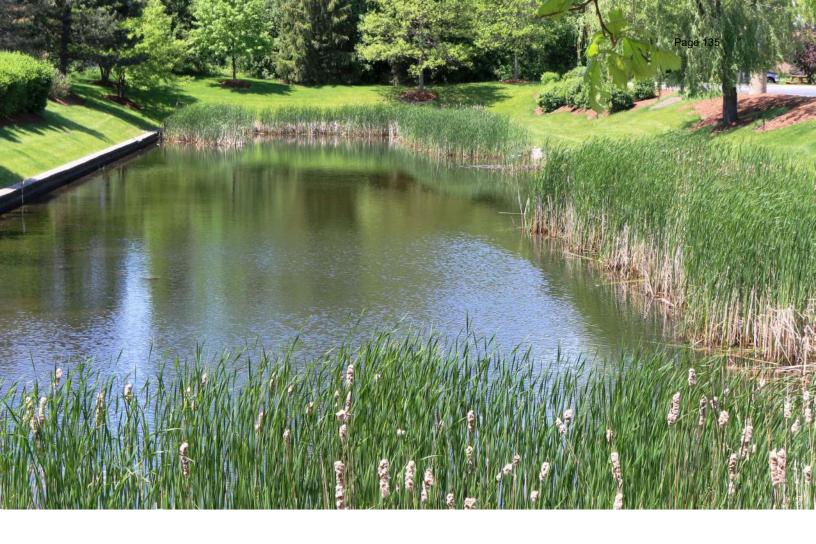
Teamwork, integrity, responsibility, and hard work are the cornerstones of our corporate culture and the reason we have earned repeat business and referrals from satisfied clients. Our focus is to ensure that our partners get the positive results and successful projects that they want and deserve. These core values are at the heart of every service we perform.

We are confident that the information in this Request for Proposal and the client testimonials substantiate our capabilities and our commitment of quality and integrity to our clients. We look forward to working with the Waterchase CDD to enhance your community.

Very truly yours, Brletic Dvorak, INC.

Stephen Brletic, P.E. Project Manager





ABILITY AND ADEQUACY OF PROFESSIONAL PERSONNEL

FIRM PROFILE

Brletic Dvorak, Inc. (BDI) Brletic, Dvorak, Inc. (BDI) is a multidisciplined engineering firm serving clients throughout the southwest Florida Area. We provide an array of community development district (CDD) services tailored to our clients' needs. BDI serves numerous CDDs throughout southwest Florida. BDI is a recognized leader in providing engineering services and solutions to communities.

We apply our extensive expertise across a wide variety of disciplines including land development, roadway and traffic design, stormwater management, and construction administration. Our employees are committed to and take pride in helping community development districts improve the quality of life in our communities. We assign the appropriate resources of our firm to perform each project efficiently. BDI is a one-stop shop for all your community's desired projects, assisting you from start to finish and staying within budget and schedule.

SERVICE OFFERINGS INCLUDE:

- Civil Engineering
- Water Resources
- Transportation and Traffic Planning and Design
- Community Engineering
- Construction Management and Inspection

BDI's client base consists of a wide range of public and private organizations with an equal range of project types. With a primary focus on projects requiring civil site development and transportation services combined with a keen desire to work closely with our clients, BDI's service base has grown. Among our specialties are stormwater management facility design, roadway and sidewalk design, roadways, waterways, wetlands and community facilities.

BDI's office is in downtown St. Petersburg with convenient access to the Interstate system and expressways. Our office is a functional, exciting environment that enhances BDI's values. BDI also strives to stay at or ahead of the curve with state-of-the-art software and hardware systems that allow our staff to provide the highest quality deliverables in a timely manner.



SELECT KEY PERSONNEL

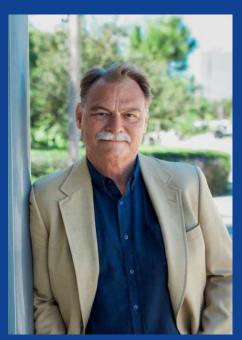
BDI consists of dedicated, high-quality staff—with reputations for excellence and integrity. As previously mentioned, we take great pride in the caliber of our staff and our internal "teamwork" culture. We have reviewed the Request for Qualifications in detail and performed a cursory site review to assure we have the appropriate staff both in quality and quantity. We have assembled a team of professionals consisting of key staff members, that are listed in this section, for the anticipated service areas. With this team, BDI will deliver outstanding services to Waterchase Community Development District (CDD).



STEPHEN BRLETIC, PE

Stephen Brletic serves as the District Engineer for 18 (CDDs) community development districts providing engineering and consulting services to resident boards in southwest Florida including one of Florida's largest CDDs, Fishhawk Ranch. Mr. Brletic has over 10 years of experience in project management, design, and construction for projects including land development, stormwater management, roadway improvements, and community amenities for not only (CDDs) community development districts, but also local, state, and federal municipalities, and school boards.

Mr. Brletic was born in St. Petersburg, FL and graduated from the University of North Florida in 2011. He has been working in the southwest Florida for the entirety of his career and has continued involvement in the community whether that be through being a part of the Leadership Tampa Bay organization or coaching his son's local sports teams.



ROBERT DVORAK, PE

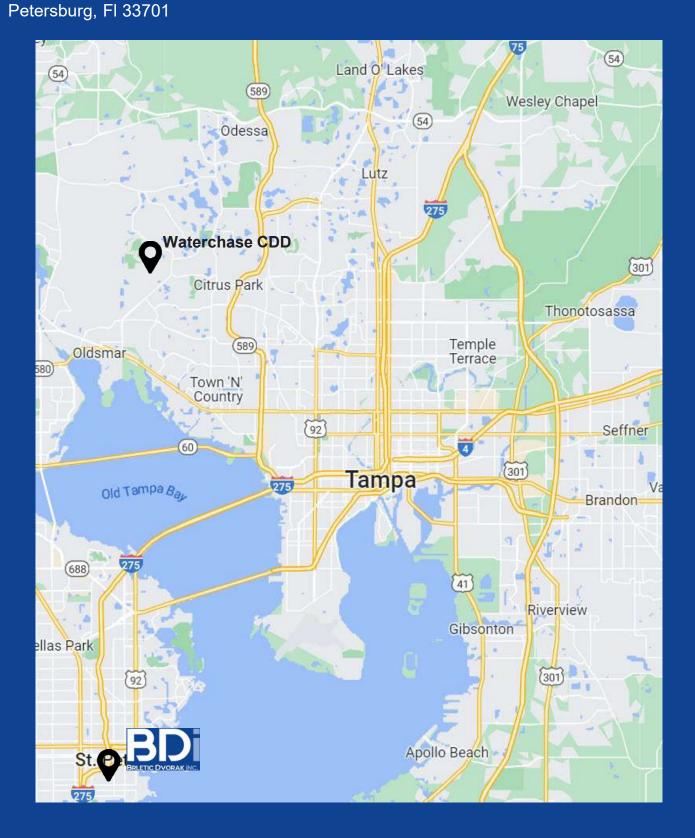
Robert Dvorak serves as the District Engineer for 10 (CDDs) community development districts located throughout southwest Florida. Mr. Dvorak has over 35 years of civil engineering experience primarily in the field of water resources. Robert's responsibilities include project management, lead technical engineer, for the planning, design and permitting services for a wide range of public and private projects.

Mr. Dvorak graduated from the University of Florida in 1984 and started his engineering career at the Southwest Florida Water Management District in Brooksville, Florida. He has been working in the Tampa Bay area his entire career and in addition to consulting for CDD's, he has supported FDOT, City of Tampa and Pinellas County working as an extension of their staff through various general service contracts.

Robert number one core value is relationships based on mutual respect with the primary objective of being the best possible advocate for his clients.

GEOGRAPHIC LOCATION

Brletic Dvorak, Inc.
536 4th Ave. S, Unit 4 St.



PAST PERFORMANCE

CONCORD STATION COMMUNITY DEVELOPMENT DISTRICT (CDD)

Land O'Lakes, FL

Splash Pad. Stephen Brietic performed project management, permitting, and construction administration services in relation to construction of a splash pad amenity and hardscape improvements at the CDD clubhouse. (Construction budget: \$150,000)

CDD Common Area Drainage Improvements. Stephen Brletic aided in provided survey, design, permitting and construction administration services to address extensive ponding issues on CDD property that was affecting private property.



BOBCAT TRAIL COMMUNITY DEVELOPMENT DISTRICT (CDD)

North Port, FL

Roadway Assessment. Robert Dvorak and Stephen Brletic provided a proposal to research the composition of the original roadway asphalt design and performed a site visit to observe existing pavement conditions. BDI will evaluate pavement conditions based on current pavement surface rating guidelines and document the findings, including pictures, in a written report with construction cost estimates.

STERLING HILL COMMUNITY DEVELOPMENT DISTRICT (CDD)

Spring Hill, FL

Permit Inventory and Inspection Scheduling.

Stephen Brletic researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, Sterling Hill Community pond location, inspection time, and Hernando County parcel number.

Splash Pad. Stephen Brletic provided project management services for the CDD selected contractor and Engineer- of-Record for a splash pad project at the Sterling Hill South clubhouse facility. This also required permit modifications to the community's SWFWMD Environmental Resource Permit.

HERITAGE OAK PARK COMMUNITY DEVELOPMENT DISTRICT (CDD) Port Charlotte, FL

Clubhouse Acoustics Project. Due to poor sound quality and reverberation in the main hall of the clubhouse, the board requested Robert Dvorak to research specialist acoustic consultants, procure proposals, and provide a summary and recommendation for the boards review and approval. The project was successfully implemented and consisted of 21 acoustic panels placed on walls throughout the clubhouse covered in matching fabric.

Pool Deck Improvement Project. Robert Dvorak prepared plans and specifications for improvements to the clubhouse pool deck which was experiencing subsidence due to poor underlying soils. BDI also prepared and issued an RFP package, solicited proposals from contractors, and held a pre-proposal meeting on-site. This project is ongoing.

DIAMOND HILL COMMUNITY DEVELOPMENT DISTRICT (CDD)

Valrico, FL

Brilliant Cut Way Drainage Improvements. Stephen Brietic performed survey, design, permitting, and construction administration

to improve drainage and alleviate nuisance flooding in yards adjacent to CDD ponds and residential properties. (Construction budget: \$20,000)

Permit Inventory and Inspection Scheduling. Stephen Brletic researched and inventoried permit documents from the Southwest Florida Water Management District (SWFWMD) office and developed a detailed map and spreadsheet indicating each permit, Diamond Hill Community pond location, inspection time, and parcel number.

Pond Repairs. Stephen Brletic assessed the conditions of a stormwater detention pond and examined recent repairs to its drainage structure and inflow pipe foundation for this two-phase project. Staff collected data, evaluated and researched permits, and performed hydraulic and hydrologic calculations. For Phase I, BDI published a report outlining feasible improvements and cost estimates. For Phase II, BDI developed construction documents for competitive bid and designed a muchimproved energy dissipating structure with sand cement armoring and regrading along the bottom and side slopes of the pond.

HARBOUR ISLES COMMUNITY DEVELOPMENT DISTRICT (CDD)

Apollo Beach, FL

Permit Inventory and Inspection Scheduling. Stephen Briefic researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, Harbour Isles Community pond location, inspection time, and Hillsborough County parcel number.

New Fitness Center. Stephen Brletic aided in completed site design and permitting for a new community fitness center. Staff obtained permits from Hillsborough County and

SWFWMD. BDI prepared contract documents, including general conditions, assisted in the bid phase, and provided construction phase services. (Construction budget: \$119,000)

Night Swimming Assessment. Stephen Brietic performed light readings and made lighting recommendations regarding the availability of the community swimming pool during dark hours.

Traffic Analyses. Stephen Brletic reviewed a Signal Warrant Study from the Florida Department of Transportation (FDOT) for the intersection of US 41/SR 45 at Spindle Shell Way. BDI is currently working with FDOT and a neighboring development to discuss their review.

Miscellaneous Assistance. Stephen Brletic provides ongoing miscellaneous assistance regarding CDD assets such as reclaimed water assessment and construction, pool paver subsidence, nuisance flooding around the pool and landscaping, utility valve subsidence, decorative lighting assistance, and monitoring the County's progress extending reclaimed water to the development within the next two years.





Pond Restoration at Harbour Isles CDD



FISHHAWK RANCH COMMUNITY DEVELOPMENT DISTRICT (CDD)

Lithia, FL

Permit Inventory and Inspection Scheduling. Stephen Brletic researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, Fishhawk Ranch Community pond location, inspection time, and Hillsborough County parcel number.

Engineer Transition. This task required coordination with the past Engineer-of-Record for the community to retain and update all documents during a transition and merger of three CDDs including maintenance and inventory data and

maps, clubhouse equipment inventory, and past CDD owned improvement project data.

Trail Evaluation/Repair Projects. This task required field evaluation of specific sections of the Fishhawk Ranch community trail which experienced drainage issues or failure. Stephen Brletic provided design and permitting to address the trail issues in some cases. Stephen Brletic also performed construction administration services related to the construction and improvements to the trails.

Fishhawk Aquatic Center Vault Replacement. This task required evaluation of an aging underground vault that housed pumps and equipment for the waterfall feature pool at the Aquatic Center that was failing. handled soliciting an RFP to contractors along with construction administration services related to the vault replacement. (Construction budget: \$75,000)

Fishhawk Tennis Club Drainage Improvements. This task required design and construction administration services to address ponding and drainage impendence surrounding the existing clay tennis courts while maintaining the aesthetics and landscaping in the area. (Construction budget: \$12,000)

MIRA LAGO COMMUNITY DEVELOPMENT DISTRICT (CDD)

Apollo Beach, FL

Permit Inventory and Inspection Scheduling. Stephen Brletic researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, Mira Lago Community pond location, inspection time, and Hillsborough County parcel number.

Pond Bank Restoration. Stephen Brletic performed design, and construction administration tasks for the reconstruction and restoration of the pond banks on numerous stormwater management ponds within the community. The objective of the project was to restore the eroded banks to the permitted side slopes and repair drainage structures required for safety and functionality. (Construction budget: \$70,000)

Adjacent Development Impact Management. This task required coordination with state permit agencies and private developers to coordinate impacts to the existing community caused by the new construction of a subdivision adjacent to the CDD owned properties and residential lots.



RIVER BEND COMMUNITY DEVELOPMENT DISTRICT (CDD)

Ruskin, FL

Permit Inventory and Inspection Scheduling. Stephen Brletic researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, River Bend Community pond location, inspection time, and Hillsborough County parcel number.

Amenity Center Drainage Improvements. The River Bend CDD has experience chronic flooding due to rapid expansion of the amenities within the parcel without accommodating additional stormwater runoff. Stephen Brietic performed survey, design, permitting, and construction administration services to address existing flooding occurring at the access, parking lot, playground, tennis court, pool equipment area, and open spaces. The improvements will accommodate future amenity projects through total buildout of the parcel. (Construction budget: \$119,000)

Basketball/Tennis Court Replacement. Stephen Brletic performed survey, design, permitting, and construction administration for a basketball/tennis court with associated fencing and security adjacent to their clubhouse pool to replace the existing failed courts. (Construction budget: \$135,000)

Pool Heating Analysis and Construction. Stephen Brletic prepared a comparative analysis of heating the District's pool using natural gas, electricity, or propane. Stephen Brletic also performed all construction administration services associated with implementing an electrical heat pump system. (Construction budget: \$65,000)





BRIDGEWATER AT WESLEY CHAPEL COMMUNITY DEVELOPMENT DISTRICT (CDD)

Wesley Chapel, FL

Pond Bank Restoration. Stephen Brletic performed surveying, design, and construction administration tasks for the reconstruction and restoration of the pond banks on numerous stormwater management ponds within the community. The objective of the project was to restore the eroded banks to the permitted side slopes and repair drainage structures required for safety and functionality. (Construction performed to-date: \$70,000)

Pond Maintenance Plan. The objective of this task was to determine the extent of repair needed for each pond, establish an estimated cost, and prioritize each pond based on the functional performance requirements. Inspections were performed for each pond site noting any issue that would require maintenance or repair.

Numerous ponds had erosion on the side slopes and several had control structures that were not functioning as designed due to skimmer settlement or foundation/ embankment erosion. A report was prepared and presented to the CDD Board for additional action and as a planning tool to eventually address all the ponds.

Sidewalk Evaluation. This task required a walkthrough of the entire community to evaluate the ADA compliance of the CDD maintained sidewalks. A full inventory with picture documentation was then presented to the board with cost estimates of the repairs. BDI also performed construction administration services in relation to the repair project. (Construction budget: \$30,000)

HERITAGE SPRINGS COMMUNITY DEVELOPMENT DISTRICT (CDD)

Trinity, FL

Hole #17 Drainage Improvement Project. Robert Dvorak designed regrading for a section of the community golf course that was already filled and partially blocking the free flow of water over a 250-foot weir. The new design created a compromise, providing a dry landing area for golfers without inhibiting

the flow of water during flood conditions. BDI included rip-rap to stabilize areas within high-flow zones, along with a stone-filled Geoweb containment system. (Construction budget: \$35,000)

Pond Inspections and Report Writing. Robert Dvorak conducts inspections and writes reports as part of this as-needed professional engineering assignment. There are 39 water management facilities in the CDD which require inspection and certification compliance for the SWFWMD. BDI researched each file to establish a list of facilities and prioritize their inspection and certification needs. Currently, Robert Dvorak is conducting several inspections quarterly to maintain a satisfactory schedule with the District.

Warrington Way Drainage Project. Warrington Way has historically flooded due to low elevations in the roadway, causing standing water during peak flood conditions in adjacent wetlands. This project required a bypass drainage system to capture and route water away from the Warrington Way storm sewer system, thereby alleviating flood water and providing another outfall to the wetland. BDI updated the Master Drainage Analysis and provided a hydrologic and hydraulic modeling analysis, ensuring the proposed project would not adversely impact downstream properties. Robert Dvorak also obtained a modification to the approved Environmental Resource Permits (ERP) from SWFWMD and provided construction management services, handling

everything from bidding to construction observations and final close-outs. (Construction budget: \$150,000)

Pond Repairs. Robert Dvorak provides ongoing pond

Pond Repairs. Robert Dvorak provides ongoing pond inspections and develops plans for specific repairs to banks, gabions, weirs, and flumes. Robert Dvorak also ensures water can flow freely from the development by clearing potential obstructions around structures in the wetlands.

Grass Carp Research. Robert Dvorak developed research literature regarding grass carp to control nuisance vegetation in stormwater detention ponds and presented a full report with recommendations to the Board.

LEXINGTON OAKS COMMUNITY DEVELOPMENT DISTRICT (CDD)

Wesley Chapel, FL

Pond Bank Restoration. Stephen Brietic performed design, and construction administration tasks to reconstruct and restore numerous stormwater management pond banks within the community. This project restored eroded banks and repaired drainage structures, thereby improving safety and functionality. (Construction performed to-date: \$450,000)

Permit Inventory and Inspection Scheduling.
Stephen Brletic researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, Lexington Oaks Community pond location, inspection time, and Hillsborough County parcel number.

Pond Maintenance Plan. Stephen Brletic performed inspections for several pond sites to determine potential issues requiring maintenance or repair. Stephen found numerous ponds with eroded side slopes and dysfunctional control structures due to skimmer settlement and foundation/embankment erosion. Stephen prepared a report for the CDD to use as a planning tool for future pond maintenance and repair.

Amenities Center Drainage Improvements.
Stephen Brletic performed design services to alleviate extensive flooding which kept residents from using playcourts and fields and

prohibited maintenance. (Construction

budget: \$40,000)

ADA Facility Compliance. Stephen Brietic developed a list of necessary ADA facility improvement requirements and developed plans for the first set of new sidewalks scheduled for improvement in the near future.

Reserve Study. Stephen Brletic has prepared two updates to the CDD's Reserve Study.

Court Resurfacing. Stephen Brietic prepared plans for the resurfacing of two tennis courts and one basketball court. (Construction budget: \$15,000)

Pool Heating Analysis. Stephen Brietic prepared an analysis comparing natural gas and propane heating for the District's pool.

SOUTH FORK COMMUNITY DEVELOPMENT DISTRICT (CDD)

Riverview, FL

Permit Inventory and Inspection Scheduling. Robert Dvorak researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, South Fork Community pond location, inspection time, and Hillsborough County parcel number.

Pond Bank Restoration. Robert Dvorak performed design, and construction administration tasks for the reconstruction and restoration of the pond banks on three stormwater management ponds within the community. The objective of the project was to restore the eroded banks to the permitted side slopes and repair drainage structures required for safety and functionality. (Construction budget: \$209,000)

Pond Maintenance Plan. The objective of this task was to determine the extent of repair needed for specific ponds, establish an estimated cost, and prioritize the immediate needs for each pond based on the functional performance requirements. Inspections were performed for each pond site noting any issue requiring maintenance or repair. Numerous ponds had erosion on the side slopes, and several had drainage structures that were not functioning as designed due to becoming dislodged from embankment erosion. A report was prepared and presented to the CDD Board for alternative measures to address the pond issues and RFP packages were prepared for bidding purposes.

Clubhouse Parking Lot Expansion. Robert Dvorak performed design, and permitting tasks to add six parking spaces and incorporate an inlet and pipe system to alleviate an ongoing problem with standing water in the driveway.



Pedestrian Boardwalk at Oak Creek CDD

OAK CREEK COMMUNITY DEVELOPMENT DISTRICT (CDD)

Wesley Chapel, FL

Permit Inventory and Inspection Scheduling.

Robert Dvorak researched and inventoried permit documents from the SWFWMD office and developed a detailed map and spreadsheet indicating each permit, Oak Creek Community pond location, inspection time, and Pasco County parcel number.

Basketball Court. Robert Dvorak performed survey, design, permitting, and construction administration for a new basketball court adjacent to their clubhouse pool. The court will also be striped for a dual use for two pickleball courts. (Construction budget: \$36,000)

Trail Boardwalks. Robert Dvorak performed design, permitting, and construction administration for a pedestrian boardwalk in two locations within the community to connect existing trails through wetlands and over creeks to provide residents with safe access to the natural uplands to utilize as a picnic or walking trail amenity. (Construction budget: \$63,000)

Playground Expansion. Robert Dvorak performed design, and permitting to expand the existing playground to accommodate a new swing set area for toddlers while maintaining safe ADA access.

SPRING RIDGE COMMUNITY DEVELOPMENT DISTRICT (CDD)

Brooksville, FL

Community Lighting Analysis and Planning. Stephen Brletic performed an evaluation of the current street lighting within the Spring Ridge community and provided a planning site plan to the local electricity provider to add light poles to increase coverage of light during the night as an increase to safety.

Clubhouse Parking Improvements/Crosswalks. Stephen Brletic provided design, and construction administration services in relation to drainage improvements, providing additional parking, and designing walkways to ADA standards. This task also included implementing crosswalks throughout the community to FDOT standards.

THE WOODLANDS COMMUNITY DEVELOPMENT DISTRICT (CDD)

North Port, FL

SWFWMD ERP and WUP Permit Map. The board requested Robert Dvorak to produce a map showing the limits covered by each SWFWMD ERP and WUP permit within the development.

Robert Dvorak researched SWFWMD files to identify stormwater management facilities and wells and pumps and developed separate spreadsheet to identify the the permittees and operation and maintenance entities. This map will be used a useful resource for current and future board members, the community's vendors and the CDD staff.

Pond Equalizer Pipe. Robert Dvorak provided construction observation and an as-built survey for a stormwater pipe project designed to equalized water levels between two existing master drainage ponds. The project allowed for an increase in surface water withdrawal used for irrigation throughout the development.

WESTCHASE COMMUNITY DEVELOPMENT DISTRICT (CDD) Tampa, FL

CDD Common Area Drainage Improvements. Robert Dvorak performed design, and construction administration services to address ponding issues on CDD property that was affecting private property. The project included replacing a collapsed plastic pipe and inlet system with equivalent concrete units. This project is ongoing and the CDD staff are soliciting proposals to perform the work.

Asset/Landscape Maintenance Maps. Robert Dvorak was tasked to update the existing community maps in relation to landscape maintenance and CDD ownership to the most recent records. These maps will be used as a useful resource for current and future board members, the community's vendors, and the CDD staff. The landscape map is currently being used in their current RFP for landscaping services.



CURRENT / PROJECT WORKLOAD

The BDI team is available and has the capacity, technical expertise, range of services, and uniquely qualified personnel to provide Waterchase CDD with all the services required. Our availability means you can expect stellar responsiveness, quality products, and projects delivered on or ahead of schedule.

All the key personnel are ready to begin work immediately. The chart below graphically depicts the workload commitments and availability over the next twelve months for the key personnel.



Key Staff Availability	0%	25%	50%	75%	100%
Stephen Brletic, PE					
Robert Dvorak, PE					
Jerry Whited					
Kirk Wagner					



WORK PREVIOUSLY AWARDED

BDI has not been selected previously to provide services to the CDD.

MINORITY BUSINESS ENTERPRISE

BDI is not a Minority Business Enterprise (MBE). We routinely partner with experienced and proven MBE's to provide complimentary services on a wide range of projects.

PROJECT MANAGEMENT TOOLS

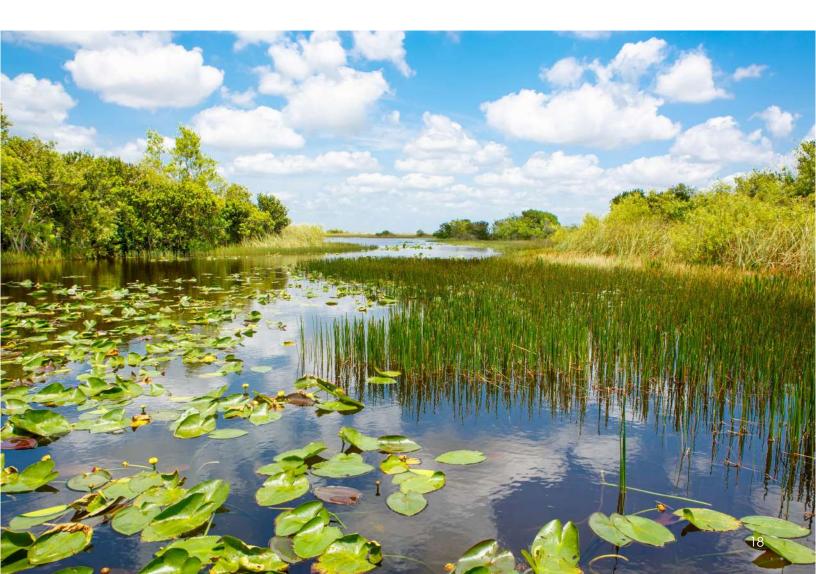
Our goal is a long-term partnership with the Waterchase CDD. As partners, you can count on us to deliver desired results based on adherence to our corporate culture:

- Teamwork We take pride in our ability to assemble
 the best team to accomplish your specific objectives.
 Every member of our team commits to exceeding
 your expectations. In order to achieve this, we will be
 actively involved in your organization and challenge
 ourselves to anticipate your future needs.
- Integrity We have maintained long-term relationships with many of our clients. These relationships continue to thrive because our clients know that the BDI team can be trusted to act in their best interest at all times while achieving win-win solutions for all the stakeholders.
- Responsibility As we enter into a new partnership, our commitment to you is that we take full responsibility for the end result. That means that you can rely on us to be proactive, to anticipate any potential challenges, and to offer solutions.

- Hard work Every member of our team understands that hard work is the foundation for every project. Once we mutually agree on an approach, our team focus is on delivering superior service and a project that surpasses your quality, schedule, and budget requirements.
- Community Involvement Among our core values is a serious commitment to community involvement..

We understand that every aspect of our culture needs to be adhered to daily to guarantee results for your organization. We look forward to the opportunity to become partners with Waterchase CDD CDD and to help you achieve all your objectives.

The following sections address BDI's particular approach to meeting schedule and budget expectations.



MANAGING PROJECTS TO MEET SCHEDULE AND BUDGET



The BDI team is committed to meet and exceed Waterchase CDD's schedule and budget requirements, whether our project budget is \$5,000 or \$500,000. Astute, prudent management of financial and human resources is one of our core business values. We routinely deliver our projects ahead of schedule through a targeted, well-orchestrated effort of the entire team, including CDD staff. The depth of our team gives us the ability to add considerable resources to meet any schedule and to handle multiple assignments simultaneously, as we have proven on numerous general services contracts.

As Project Manager, Robert Dvorak, PE, will follow these guidelines to successfully accomplish each assignment:

- Identify the right team to efficiently deliver each assignment.
- Develop a well-defined scope.
- Keep the same people on the project team for the duration of the task.
- Conduct team meetings, typically weekly or biweekly.
- Proactively anticipate potential schedule or budget challenges and resolve them in advance.

All BDI project managers have been formally trained in BDI's approach to project management and for each project, the PM follows a detailed **Project**

Management Plan procedures that describes the scope and deliverables and details the schedule, milestones, work breakdown structure, task assignments, and Quality Control Plan, including specific responsibilities for each key team member. The PMP and in-house PM tools save significant time. Some of the tools used to maintain control of the schedule and budget are described in the next sections.

SCHEDULE & BUDGET CONTROLS

Schedule: With our depth of staff and vast array of multi-disciplined experience, BDI has the capability to fast track any project. This expertise provides the client with a **one-stop shop** for any project – whether we are serving as program manager, project manager, design support, or construction manager. We provide a complete array of engineering and management services integrated to our client's needs.

Between the level of expertise and the personnel available that have previous experience working on similar contracts for other local agencies, we have the capacity and expertise to maintain accelerated task order schedules. Our depth of staff in the required disciplines ensures that each task assignment will be given the manpower necessary to provide Waterchase CDD's with a quality end product within the project budget and schedule.

Our schedules are developed in great detail, describing every activity involved in every phase. Moreover, activities are linked so that we are in essence creating a critical path project schedule. This schedule is one of several that our task order manager reviews for compliance on a weekly basis. He will review the level of completeness of every activity with the individuals performing the work and confirm that the project is on schedule.

We have the capacity and expertise to complete all assignments for this project on time. We recognize that a major element used to evaluate the effectiveness of our services is the degree to which schedules are completed. Our project efforts are directed toward a high level of schedule control and our project management policies have been devised to support this objective. We also realize that effective, timely response to the unexpected requests from the board, often on a moment's notice, is both art and science. We are confident that our team can easily respond to such assignments under this contract within the required number of days. Rapid, effective response to unforeseen situations is a skill that our team members have developed through years of experience and practice of putting our clients' immediate needs first and foremost. These values and high-performance expectations are ingrained into our culture. This Team maintains an attitude that all work schedules can be compressed saving time and man-hours for other assignments saving valuable community dollars.

Our web-based project management and accounting tools, in conjunction with scheduling software, regular team communications, corporate procedures for project execution, and sound judgment, allow our task order managers to identify problems early, so expedient correction can minimize schedule or cost overruns.

Budget: Keeping in mind the CDD's budget for each assignment, we will develop an appropriate scope to satisfy the budget constraints. Once underway, BDI focuses on cost control using a state-of-the-art integrated accounting and resource planning software and a collaborative team approach During the performance of the project we track the hours and dollars expended on each project phase. All employee timesheets are input electronically at least weekly, so up-to-date project costs are available on each PM's dashboard.

PROPOSED BILLING STRUCTURE

For each assignment, our project managers prepare a monthly progress report describing for each phase the percent of work completed, work performed during the report period, status with respect to schedule, unusual problems, delays, approval action, information required, and potential schedule slippage with recommendations. Project team meetings are held weekly or bi-weekly to discuss the progress of the project. Each phase is reviewed for progress, manpower allocations, budget, and schedule. Any issues are discussed and a strategy for their resolution is addressed. Invoices will be prepared by the Project Manager based on the hours worked on each assignment at hourly rates established in the contract.

PERSONNEL ASSIGNMENT & PROJECT EFFICIENCY

The success of any project depends on utilizing the right personnel – those who possess the needed technical knowledge, successful project experience, specialized equipment, and collaboration skills.

Once notified of an assignment and based on the type and scope of work, Stephen will assemble the right project team in terms of team size and expertise, with the objective of keeping the team as small as possible to

meet the schedule and keeping the team intact throughout the entire project.

Clear expectations and close collaboration from the start of each assignment will enhance efficiency and minimize delays. BDI's focus is always on the end result: accurate, concise, and clear deliverables.

We have repeatedly demonstrated our ability to perform complex assignments on time and within budget, and to be proactively aware of and promptly responsive to the CDD's needs. The proof of our willingness and ability to meet schedule and budget expectations is in our performance.

State of Florida Department of State

I certify the attached is a true and correct copy of the Articles of Incorporation of BRLETIC DVORAK, INC., a Florida corporation, filed electronically on December 05, 2022 effective January 03, 2023, as shown by the records of this office.

I further certify that this is an electronically transmitted certificate authorized by section 15.16, Florida Statutes, and authenticated by the code noted below.

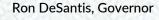
The document number of this corporation is P22000090017.

Authentication Code: 221207110639-500398548025#1

Given under my hand and the Great Seal of the State of Florida at Tallahassee, the Capital, this the Seventh day of December, 2022



Secretary of State





THE PROFESSIONAL ENGINEER HEREIN IS LICENSED UNDER THE PROVISIONS OF CHAPTER 471, FLORIDA STATUTES

DVORAK, ROBERT EDWIN III

536 4TH AVENUE SOUTH
UNIT 4
ST. PETERSBURG FL 33701

LICENSE NUMBER: PE40962

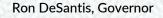
EXPIRATION DATE: FEBRUARY 28, 2027

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STATE OF FLORIDA DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION BOARD OF PROFESSIONAL ENGINEERS

THE PROFESSIONAL ENGINEER HEREIN IS LICENSED UNDER THE PROVISIONS OF CHAPTER 471, FLORIDA STATUTES

BRLETIC, STEPHEN DANIEL

10938 87TH AVE SEMINOLE FL 33772

LICENSE NUMBER: PE81281

EXPIRATION DATE: FEBRUARY 28, 2027

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	ARCHITECT – ENGINEER QUALIFICATIONS							
	PART I - CONTRACT-SPECIFIC QUALIFICATIONS							
					A.	CONTRACT INFORMATION		
				ON (City and State) e CDD, Hilsborough Co	unty, F	ŦL		
2. PL	IBLIC	NOTI	CE DA	TE			3. SOLICITATION N/A	ON OR PROJECT NUMBER
				В. А	RCHIT	ECT-ENGINEER POINT OF C	ONTACT	
S		he	n B	rletic, PE				
	ME O			orak, Inc. (BDI)				
6. TE	LEPH	ONE	NUMB		. FAX		8. E-MAIL ADD	RESS Dibdienigneers.com
				(Complete this s	action f	C. PROPOSED TEAM	II kay subsa	ntractora
	(0	Chec	k)	(Complete this s	ection i	or the prime contractor and a	i key subcoi	ntractors.)
	PRIME	J-V GADTINED	SUBCON- TRACTOR	9. FIRM NAME		10. ADDRESS		11. ROLE IN THIS CONTRACT
			0,	Brletic Dvorak, Inc. (I	BDI)	536 4th Ave. S, Unit 4 S Petersburg, Fl 33701	t.	Civil Engineering
a.	Х			CHECK IF BRANCH OFFICE				
Ь.								
D.				CHECK IF BRANCH OFFICE				
C.				CHECK IF BRANCH OFFICE				
d.				CHECK IF BRANCH OFFICE				
e.				CHECK IF BRANCH OFFICE				
f.				CHECK IF BRANCH OFFICE				
D. (ORG	AN	IZA	TIONAL CHART OF PROPOS	ED TEA	М		(Attached)

E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT (Complete one Section E for each key person.) 12. NAME 13. ROLE IN THIS CONTRACT 14. YEARS EXPERIENCE b. WITH CURRENT FIRM Stephen Brletic, PE Project Manager a. TOTAL 13 15. FIRM NAME AND LOCATION (City and State) **Brletic Dvorak, Inc. (BDI)** | **St. Petersburg, FL** 16. EDUCATION (DEGREE AND SPECIALIZATION) 17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE) BS in Civil Engineering, University of North Florida, 2011 Professional Engineer, Florida (81281) 18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations. Training, Awards, etc.) Mr. Brletic has over 11 years of experience in land development engineering in the Tampa Bay area. His project experience includes design and permitting for a wide range of projects, including residential subdivisions, commercial developments, and borrow pits. He routinely performs the functions necessary to design and permit land development projects. 19. RELEVANT PROJECTS 1) TITLE AND LOCATION (City and State) (2) YEAR COMPLETED **Lexington Oaks Community Development District** PROFESSIONAL SERVICES CONSTRUCTION (if applicable) Ongoing Varies **Engineering Support** Pasco County, FL Check if project performed with current firm (3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE **Project Manager.** BDI provides engineering services on a work order basis to serve as District Engineer for the Lexington Oaks CDD. The District is an approximately 800-acre master planned golf course development consisting of over 500 residential units and commercial buildings. Work orders included addressing pond erosion problems and sinkhole concerns, analysis of parking lot flooding, negotiations with the county for safety improvements to roadways, and assistance in repair for walls. 1) TITLE AND LOCATION (City and State) (2) YEAR COMPLETED **Oak Creek Community Development District** PROFESSIONAL SERVICES CONSTRUCTION (if applicable) Ongoing Varies **Engineering Support** Wesley Chapel, FL Check if project performed with current firm (3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Senior Design Engineer. BDI provides engineering services to the Oak Creek CDD in Wesley Chapel on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. Various tasks completed for the Oak Creek community include: Basketball Court: BDI is preparing plans to construct a basketball court to add to the existing amenities in the vicinity of the clubhouse pool. BDI will also oversee contractor bidding and construction phase services. Trail Boardwalks: BDI is preparing plans to construct a pedestrian boardwalk in two locations within the community to connect existing trails through wetlands and over creeks to provide residents with access to the natural uplands to utilize as a picnic or walking trail amenity. 1) TITLE AND LOCATION (City and State) (2) YEAR COMPLETED **Westchase Community Development District (CDD)** PROFESSIONAL SERVICES CONSTRUCTION (if applicable) Ongoing **Varies Engineering Support** Tampa, FL (3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Check if project performed with current firm c. Senior Design Engineer. BDI is providing engineering services to the Westchase Community Development **District (CDD)** in Tampa, Florida, on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. BDI provided a signing and marking inspection and certification for the CDD. 1) TITLE AND LOCATION (City and State) (2) YEAR COMPLETED **Fishhawk Ranch Community Development District** PROFESSIONAL SERVICES CONSTRUCTION (if applicable) Ongoing Varies **Engineering Support** Lithia, FL



(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE

Project Manager. BDI provides engineering services to the Fishhawk Ranch CDD on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Various tasks completed for the Fishhawk Ranch community include: Permit Inventory and Inspection Scheduling—This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County. Engineer Transition—This task required coordination with the past EOR for the community to retain and update all documents during a transition and merger of 3 CDDs including maintenance and inventory data and maps, clubhouse equipment inventory, and past CDD owned improvement project data.



E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT (Complete one Section E for each key person.) 12. NAME 13. ROLE IN THIS CONTRACT 14. YEARS EXPERIENCE b. WITH CURRENT FIRM Robert Dvorak, PE Senior Engineer a. TOTAL 38 15. FIRM NAME AND LOCATION (City and State) Brletic Dvorak, Inc. (BDI) | St. Petersburg, FL 16. EDUCATION (DEGREE AND SPECIALIZATION) 17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE) BSE, Agricultural Engineering, University of Florida, 1984 Professional Engineer, FL 40962 18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations. Training, Awards, etc.) Mr. Dvorak is responsible for managing the water resource projects for Johnson, Mirmiran and Thompson, Inc. as well as the design, hydrologic and hydraulic modeling, and regulatory permitting for a wide range and variety of projects. His experience with the implementation of local and state regulations has enhanced his ability to expedite the permitting process with the ACOE, the DEP, the regional WMD's, and the FDOT. 19. RELEVANT PROJECTS 1) TITLE AND LOCATION (City and State) (2) YEAR COMPLETED **Oak Creek Community Development District** CONSTRUCTION (if applicable) PROFESSIONAL SERVICES Ongoing Varies **Engineering Support** Wesley Chapel, FL (3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Check if project performed with current firm Project Manager. BDI provides engineering services to the Oak Creek CDD in Wesley Chapel on an asneeded basis to assist the community in maintaining and improving their infrastructure assets. Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. Various tasks completed for the Oak Creek community include: **Basketball Court** – BDI is preparing plans to construct a basketball court to add to the existing amenities in the vicinity of the clubhouse pool. BDI will also oversee contractor bidding and construction phase services. Trail Boardwalks – BDI is preparing plans to construct a pedestrian boardwalk in two locations within the community to connect existing trails through wetlands and over creeks to provide residents with access to the natural uplands to utilize as a picnic or walking trail amenity. 1) TITLE AND LOCATION (City and State) (2) YEAR COMPLETED **Heritage Springs Community Development District** CONSTRUCTION (if applicable) PROFESSIONAL SERVICES Ongoing Varies **Engineering Support** Pasco County, FL Check if project performed with current firm (3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE **Project Manager.** BDI serves as District Engineer for the **Heritage Springs CDD** and our recent tasks have been varied, including permit inventory and inspections, coordination of and recommendations for maintenance of wetland and mitigation areas, design of drainage improvements, and repair of erosion and scour problems on stormwater ponds, open conveyances, and weirs. For most projects, in addition to design and permitting services,

been varied, including permit inventory and inspections, coordination of and recommendations for maintenance of wetland and mitigation areas, design of drainage improvements, and repair of erosion and scour problems on stormwater ponds, open conveyances, and weirs. For most projects, in addition to design and permitting services, BDI has provided construction support including RFP development, bidding assistance through construction observation and project close-out. BDI also completed a synthesis of research literature regarding the use of grass carp to control nuisance vegetation in stormwater detention ponds. A report with recommendations was presented to the Board.

1) TITLE AND LOCATION (City and State)

South Fork Community Development District (CDD)

Engineering Support

Riverview, FL

(2) YEAR COMPLETED

PROFESSIONAL SERVICES
Ongoing

CONSTRUCTION (if applicable)

Varies

(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE

Check if project performed with current firm

Project Manager. BDI is providing engineering services to the **South Fork Community Development**. **District (CDD)** in Riverview, Florida, on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. Various tasks completed for the South Fork community include Permit Inventory and Inspection Scheduling, Pond Bank Restoration, Traffic Analyses, and Pond Maintenance Plan. BDI provided traffic counts for the US 301 and Ambleside Boulevard intersection for the CDD.

1) TITLE AND LOCATION (City and State)

(2) YEAR COMPLETED



Westchase Community Development District (CDD) Engineering Support

Tampa, FL

(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE

PROFESSIONAL SERVICES

Ongoing

CONSTRUCTION (if applicable)

Check if project performed with current firm

Project Manager. BDI is providing engineering services to the **Westchase Community Development District (CDD)** in Tampa, Florida, on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. BDI provided a signing and marking inspection and certification for the CDD.



E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT (Complete one Section E for each key person.) 13. ROLE IN THIS CONTRACT 12. NAME 14. YEARS EXPERIENCE Jerry Whited **Project Manger II** a. TOTAL b. WITH CURRENT FIRM 10 15. FIRM NAME AND LOCATION (City and State) Brletic Dvorak, Inc. (BDI) | St. Petersburg, FL 16. EDUCATION (DEGREE AND SPECIALIZATION) 17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE) Stormwater Operator 18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations. Training, Awards, etc.) Mr. Whited is responsible for performing inspections on a variety of stormwater management facilities throughout southwest Florida for as-builts and recertification compliance. He also participates in advisory committee and association meetings to keep abreast of water management, environment surface water, and water use current and future issues and concerns. He has also performed inspections and surveys on numerous projects throughout southwest Florida. Jerry is also a FSA certified Stormwater Operator Level 1. 19. RELEVANT PROJECTS 1) TITLE AND LOCATION (City and State) (2) YEAR COMPLETED **Waterset North Community Development District** PROFESSIONAL SERVICES CONSTRUCTION (if applicable) Varies (CDD) Engineering Support Ongoing Apollo Beach, FL (3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Check if project performed with current firm Inspector. BDI is providing engineering services to the Waterset North Community Development District (CDD) in Apollo Beach, Florida, on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager. Various tasks completed for the South Fork community include Permit Inventory and Inspection Scheduling, Pond Bank Restoration, Traffic Analyses, and Pond Maintenance Plan. 1) TITLE AND LOCATION (City and State) (2) YEAR COMPLETED **Country Walk Community Development District** CONSTRUCTION (if applicable) PROFESSIONAL SERVICES Ongoing N/A **Engineering Support** Pasco County, FL (3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Check if project performed with current firm **Inspector.** Pond Inspections and Report Writing – BDI team conducts inspections and writes reports as part of a professional engineering services as-needed basis assignment. There are 39 water management facilities located in the HSCDD that require inspection and certification of compliance for SWFWMD. BDI was tasked to research the files at SWFWMD to establish a list of facilities and to prioritize the need for inspection and certification. Currently, BDI is conducting several inspections per quarter year to maintain a satisfactory schedule with SWFWMD. 1) TITLE AND LOCATION (City and State) (2) YEAR COMPLETED **Lexington Oaks Community Development District** PROFESSIONAL SERVICES CONSTRUCTION (if applicable) Ongoing Varies **Engineering Support** Pasco County, FL (3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Check if project performed with current firm Inspector. BDI provided engineering services on a work order basis to serve as District Engineer for the Lexington Oaks CDD. The District is an approximately 800-acre master planned golf course development consisting of over 500 residential units and commercial buildings. Work orders included addressing pond erosion problems and sinkhole concerns, analysis of parking lot flooding, negotiations with the county for safety improvements to roadways, and assistance in repair for walls. 1) TITLE AND LOCATION (City and State) (2) YEAR COMPLETED **Fishhawk Ranch Community Development District** PROFESSIONAL SERVICES CONSTRUCTION (if applicable) Ongoing Varies **Engineering Support** Lithia, FL d. (3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Check if project performed with current firm **Inspector.** BDI provides engineering services to the Fishhawk Ranch CDD on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Various tasks completed for the Fishhawk Ranch community include: Permit Inventory and Inspection Scheduling-This task required research of



SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County. **Engineer Transition**—This task required coordination with the past EOR for the community to retain and update all documents during a transition and merger of 3 CDDs including maintenance and inventory data and maps, clubhouse equipment inventory, and past CDD owned improvement project data.



		Y PERSONNEL PROPOS			CONTRACT	Pag	e 161
	<u> </u>	Complete one Section E for each ke	y perso	on.)		V=400 = V0=01	
12. N		13. ROLE IN THIS CONTRACT Senior Inspector			a. TOTAL	YEARS EXPERIE	CURRENT FIRM
ΝII	k Wagner	Semoi Inspector			25	D. WITH	1
15. F	IRM NAME AND LOCATION (City and State)						
	· · · · · · · · · · · · · · · · · · ·	Petersburg, FL					
	DUCATION (DEGREE AND SPECIALIZATION) in Computer Science, LFSU	17. CURF N/A	RENT PI	ROFESSIONAL	REGISTRATION <i>(S</i>	TATE AND DISCI	PLINE)
Mr. sou med and also	THER PROFESSIONAL QUALIFICATIONS (Publications, Organizations). Wagner is responsible for performing in thwest Florida for as-builts and recertifications to keep abreast of water managers of concerns. He has also performed inspect the holds certifications including FDEP Stormack Pesticide applicators license for categonal wagnetic process.	nspections on a variety ition compliance. He also ment, environment surfactions and surveys on nun mwater Erosion and Sedi	parti ce wa nerou ment	cipates in ater, and v us projects cation Con	advisory con vater use cu throughout trol Inspecto	nmittee and rrent and f southwest or -Inspecto	d association future issues Florida. Kirk or # 46681,
		19. RELEVANT PROJEC	TS		<u> </u>		
	1) TITLE AND LOCATION(City and State)				(2) YEAR	COMPLETED	
	Spring Ridge Community Development District (CDD) Engineering Support Brooksville, FL				NAL SERVICES I going		ON <i>(if applicable)</i> 'aries
a.	(CDD) in Brooksville, Florida, on an as- infrastructure assets. Engineering task engineer to accomplish the specific ob scope and schedule that is coordinated Spring Ridge community include Perm Analyses, and Clubhouse Improvement	s are established by the jectives. The tasks vary through the Board and I it Inventory and Inspec	e CDI in si Distric	D Board o ze and co ct Manage	of Supervison omplexity, and or. Various to	s and assi nd each ha asks compl	gned to the as a specific leted for the
	1) TITLE AND LOCATION (City and State)				` ,	COMPLETED	
	Westchase Community Develop Engineering Support Hillsborough County, FL	oment District			NAL SERVICES Igoing		ON <i>(if applicable)</i> N/A
(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE Inspector. Pond Inspections and Report Writing – BDI team conducts inspections and writes reparate professional engineering services as-needed basis assignment. There are a number of water facilities located in the Westchase CDD that require inspection and certification of compliance for was tasked to research the files at SWFWMD to establish a list of facilities and to prioritize the needed and certification. Currently, BDI is conducting several inspections per quarter year to maintain schedule with SWFWMD.					rites report of water m nce for SW the need fo	nanagement FWMD. BDI or inspection	
	1) TITLE AND LOCATION(City and State)				. ,	COMPLETED	
	Lexington Oaks Community De Engineering Support Pasco County, FL	velopment District			NAL SERVICES I going		ON <i>(if applicable)</i> aries
c. (3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE					levelopment ond erosion		
	1) TITLE AND LOCATION(City and State)					COMPLETED	
d.	Fishhawk Ranch Community De Engineering Support Lithia, FL	evelopment District			NAL SERVICES I going		ON <i>(if applicable)</i> 'aries



(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE

Inspector. BDI provides engineering services to the Fishhawk Ranch CDD on an as-needed basis to assist the community in maintaining and improving their infrastructure assets. Various tasks completed for the Fishhawk Ranch community include: Permit Inventory and Inspection Scheduling—This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County. Engineer Transition—This task required coordination with the past EOR for the community to retain and update all documents during a transition and merger of 3 CDDs including maintenance and inventory data and maps, clubhouse equipment inventory, and past CDD owned improvement project data.



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	XAMPLE PROJECTS WHICH BEST ILLUSTF	RATE PROPOSED	20. EXAMPLE PROJECT KEY NUMBER		
TEAM'S	FEAM'S OUALIFICATIONS FOR THIS CONTRACT				
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, , ,	ects as requested by the agency, or 10 project Complete one Section F for each project.)	ts, it not specified.			
21. TITLE AND LOCATION (City and State	e)	22.	YEAR COMPLETED		
Harbour Isles Comr	nunity Development District	PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)		
(CDD)	•	Ongoing	Varies		
Hillsborough Count	y, FL				
	23. PROJECT OWNER'S INFO	ORMATION			
a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTAC	T TELEPHONE NUMBER		
Inframark IMS	Angle Montagna	(813) 991-	-1116		

BDI provides engineering services to the **Harbour Isles Community Development District (CDD)** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity and each has a specific scope and schedule which is coordinated through the Board and District Manager.

Various tasks completed for the Harbour Isles community include:

- Permit Inventory and Inspection Scheduling This task required research of SWFWMD permit
 documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were
 developed to indicate the numerous permits, where the ponds were located within the community,
 when the pond inspections were to be completed, and the parcel number for Hillsborough County.
- New Fitness Center BDI recently completed the site design and permitting for a new fitness center
 adjacent to the existing clubhouse. Permits were obtained from Hillsborough County and the
 Southwest Water Management District. We prepared the contract documents, including general
 conditions, assisted in the bid phase, and provided construction phase services as well. (Construction
 budget: \$119,000)
- **Night Swimming Assessment** BDI performed light readings and made lighting recommendations with respect to the availability of the community swimming pool during dark hours.
- **Traffic Analyses** BDI has reviewed the Signal Warrant Study provided by the Florida Department of Transportation for the intersection of US 41/SR 45 at Spindle Shell Way. Discussion with FDOT and the neighboring development are underway.
- Miscellaneous Assistance BDI provides miscellaneous assistance regarding CDD assets, such as:
 - Reclaimed water assessment and construction
 - Pool paver subsidence
 - Nuisance flooding around landscaped areas and pool area
 - Utility valve subsidence
 - Monitoring progress of County's plans to extend reclaimed water to the development within the next two years
 - Decorative lighting assistance

	25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT				
a.	Brletic Dvorak, Inc. (BDI)	(2) FIRM LOCATION (City and State) Tampa, FL	(3) ROLE Engineering,		

F. EXAMPLE F QUALIFIC (Present as many projects as red Complete	20. EXAMPLE PROJECT KEY NUMBER 2			
21. TITLE AND LOCATION (City and State)			EAR COMPLETED	
Diamond Hill Community	Development District	PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)	
(CDD)	•	Ongoing	Varies	
Hillsborough County, FL				
23. PROJECT OWNER'S INFORMATION				
a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT	TELEPHONE NUMBER	
Rizzetta & Company, Inc.	Christina Newsome	(813) 933-5	5571	

BDI provides engineering services to the **Diamond Hill Community Development District (CDD)** in **Valrico** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Diamond Hill community include:

- **Brilliant Cut Way Drainage Improvements** BDI performed survey, design, permitting, and construction administration for drainage improvement to alleviate nuisance yard flooding adjacent to CDD ponds and residential properties. *(Construction budget: \$20,000)*
- **Permit Inventory and Inspection Scheduling** This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County.
- Pond Repairs BDI reviewed the stormwater detention pond conditions and performance. Specific
 concerns were recent repairs to drainage structures and inflow pipe foundations. Data collection and
 permit evaluation and research as well as hydraulic and hydrologic calculations were specific tasks.
 The final deliverable was a report addressing probable improvements and cost estimates for Phase I.
 Phase II consisted of developing construction documents for competitive bid. The design
 improvements consisted of an energy dissipating structure with sand cement armoring and regrading
 around the pond bottoms and side slopes.
- **Pond Inspections** BDI reviewed all the permits for the development's 23 ponds and developed an inspection schedule to comply with SWFWMD requirements. BDI performs the necessary pond inspections.

	25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT				
a.	Brletic Dvorak, Inc. (BDI)	(2) FIRM LOCATION (City and State) Tampa, FL	(3) ROLE Engineering		

F. EX	AMPLE PROJECTS WHICH BEST ILLUS	TRATE PROPOSE	D	20. EXAMPLE PROJECT KEY NUMBER
TEAM'S	3			
QU				
(Present as many projec				
Co	omplete one Section F for each project.)			
21. TITLE AND LOCATION (City and State)			22. Y	EAR COMPLETED
Fishhawk Ranch Community Development District			SERVICES	CONSTRUCTION (If applicable)
(CDD)		Ongoing		Varies
Lithia, Hillsborough	County, FL			
	22 PROJECT OWNER/C IN	IFODMATION.		
	23. PROJECT OWNER'S IN	IFORMA I ION		
a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POIN	T OF CONTACT	TELEPHONE NUMBER
Halifax Solutions	Eric Dailey	(81	3) 244-4	1388

BDI provides engineering services to the **Fishhawk Ranch Community Development District (CDD)** in **Lithia** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Fishhawk Ranch community include:

- Permit Inventory and Inspection Scheduling This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County.
- **Engineer Transition** This task required coordination with the past EOR for the community to retain and update all documents during a transition and merger of 3 CDDs including maintenance and inventory data and maps, clubhouse equipment inventory, and past CDD owned improvement project data.
- Various Pond Restoration/Drainage Improvements BDI performed surveying, design and
 construction administration tasks for the reconstruction and restoration of the pond banks on
 numerous stormwater management ponds within the community. The objective of the project was to
 restore the eroded banks to the permitted side slopes and repair drainage structures required for
 safety and functionality.
- **Palmetto Club Building Repairs** BDI performed construction assistance and project management for the CDD from start to finish for the Palmetto Cub repairs associated with storm damage.

	25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT					
a.	(1) FIRM NAME Brletic Dvorak, Inc. (BDI)	(2) FIRM LOCATION (City and State) Tampa, FL	(3) ROLE Engineering, Survey			

			: <u> </u>	
F. EXAMPLE	PROJECTS WHICH BEST ILLUSTRA	ATE PROPOSED	20. EXAMPLE PROJECT KEY NUMBER	
TEAM'S	4			
QUALIFIC				
(Present as many projects as re				
,	e one Section F for each project.)			
21. TITLE AND LOCATION (City and State)		22. YEAR COMPLETED		
Mira Lago West Commun	ity Development District	PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)	
(CDD)	•	Ongoing	Varies	
•	unter El			
Ruskin, Hillsborough Cou	inty, FL			
	23. PROJECT OWNER'S INFOR	PMATION		
	23. PROJECT OWNER 3 INFOR	CMATION		
a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT	T TELEPHONE NUMBER	
Rizzetta & Company, Inc.	Jennifer Goldyn	(813) 533-	2950	

BDI provides engineering services to the **Mira Lago West Community Development District (CDD)** in **Ruskin** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Mira Lago West community include:

- Permit Inventory and Inspection Scheduling This task required research of SWFWMD permit
 documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were
 developed to indicate the numerous permits, where the ponds were located within the community,
 when the pond inspections were to be completed, and the parcel number for Hillsborough County.
- Pond Bank Restoration BDI performed surveying, design and construction administration tasks
 for the reconstruction and restoration of the pond banks on numerous stormwater management ponds
 within the community. The objective of the project was to restore the eroded banks to the permitted
 side slopes and repair drainage structures required for safety and functionality.
- **Adjacent Development Impact Management** This task required coordination with state permit agencies and private developers to coordinate impacts to the existing community caused by the new construction of a subdivision adjacent to the CDD owned properties and residential lots.

	25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT				
	(1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE		
a.	Brletic Dvorak, Inc. (BDI)	Tampa, FL	Engineering,		

F. EXAMPLE TEAM'S QUALIFI (Present as many projects as re Complete	20. EXAMPLE PROJECT KEY NUMBER 5		
21. TITLE AND LOCATION (City and State) Sterling Hill Community (CDD) Spring Hill, FL	Development District	PROFESSIONAL SERVICES Ongoing	CEAR COMPLETED CONSTRUCTION (If applicable) Varies
,	23. PROJECT OWNER'S II		
Rizzetta & Company, Inc.	b. POINT OF CONTACT NAME Jayna Cooper	(813) 994-	T TELEPHONE NUMBER 1001

BDI provides engineering services to the **Sterling Hill Community Development District (CDD)** in **Spring Hill** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Sterling Hill community include:

- Permit Inventory and Inspection Scheduling This task required research of SWFWMD permit
 documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were
 developed to indicate the numerous permits, where the ponds were located within the community,
 when the pond inspections were to be completed, and the parcel number for Hillsborough County.
- **Splash Pad** This task required project management of the CDD selected contractor and EOR for a splash pad project at the Sterling Hill South clubhouse facility. This also required permit modifications to the community's SWFWMD Environmental Resource Permit.

	25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT						
a.	(1) FIRM NAME Brletic Dvorak, Inc. (BDI)	(2) FIRM LOCATION (City and State) Tampa, FL	(3) ROLE Engineering				

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S 20. EXAMPLE PROJECT KEY NUMBER QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

21. TITLE AND LOCATION (City and State)

Heritage Springs Community Development District (CDD) Wesley Chapel, FL

22. YEAR COMPLETED PROFESSIONAL SERVICES Ongoing

CONSTRUCTION (If applicable) Varies

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER b. POINT OF CONTACT NAME c. POINT OF CONTACT TELEPHONE NUMBER **INFRAMARK** Andrew Mendenhall (813) 991-1116

BDI provides engineering services to the **Heritage Springs Community Development District (CDD)** in **Trinity** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Heritage Springs community include:

- Hole #17 Drainage Improvement Project This project involved the design for the regrading of an area of the golf course which had been filled, partially blocking the free flow of water over
 - a 250-foot weir. This design was a compromise between the need to move the water during flood conditions and the need for a dry landing area for golfers. Rip-rap will be used to stabilize areas within the high flow zones along with a stone-filled Geoweb containment system. (Construction budget: \$35,000)
- **Pond Inspections and Report Writing –** The BDI team conducts inspections and writes reports as part of a professional engineering services as-needed basis assignment. There are 39 water management facilities located in the CDD that require inspection and certification of compliance for SWFWMD. BDI was tasked to research the files at SWFWMD to establish a list of facilities and to prioritize the need for inspection and certification. Currently, BDI is conducting several inspections per quarter year to maintain a satisfactory schedule with SWFWMD.
- Warrington Way Drainage Project This project was comprised of a bypass drainage system to capture and route water away from the Warrington Way storm sewer system to alleviate flooding problems. Warrington Way has historically flooded due to elevations in the roadway which are too low, allowing standing water when the flood stage in the adjacent wetlands reaches its peak. The drainage project allows for another outfall to the wetland thus reducing flooding in Warrington Way. This project required BDI to update the Master Drainage Analysis for the development and to provide a hydrologic and hydraulic modeling analysis demonstrating that the proposed project would not adversely impact downstream properties. A modification to the approved ERP was obtained from the Southwest Florida Water Management District. BDI also provided construction management services and handled everything from bidding to construction observation to final close-out. (Construction budget: \$150,000)
- **Pond Repairs** This task included ongoing inspection of the ponds and developing plans for specific repairs. These repairs included numerous bank erosions, erosion along the edges of gabions, weir repairs, and flume repairs. BDI also assisted in the project to clear around structures in wetlands to provide for free flow of water out of the development.

	25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT						
a.	Brletic Dvorak, Inc. (BDI)	(2) FIRM LOCATION (City and State) Tampa, FL	Engineering,				

EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER

21. TITLE AND LOCATION (City and State)

Lexington Oaks Community Development District

PROFESSIONAL SERVICES Ongoing

CONSTRUCTION (If applicable) Varies

Wesley Chapel, FL

(CDD)

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
INFRAMARK	Bob Nanni	(813) 991-1116

BDI provides engineering services to the **Lexington Oaks** Community Development District (CDD) in Wesley Chapel on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Lexington Oaks community include:



22. YEAR COMPLETED

- **Pond Bank Restoration** BDI performed surveying, design and construction administration tasks for the reconstruction and restoration of the pond banks on numerous stormwater management ponds within the community. The objective of the project was to restore the eroded banks to the permitted side slopes and repair drainage structures required for safety and functionality. (Construction performed to-date: \$450,000)
- **Permit Inventory and Inspection Scheduling** This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Pasco County.
- **Pond Maintenance Plan** The objective of this task was to determine the extent of repair needed for each pond, establish an estimated cost, and prioritize each pond based on the functional performance requirements. Inspections were performed for each pond site noting any issue that would require maintenance or repair. Numerous ponds had erosion on the side slopes and several had control structures that were not functioning as designed due to skimmer settlement or foundation/embankment erosion. A report was prepared and presented to the CDD Board for additional action and as a planning tool to eventually address all the ponds.
- Amenities Center Drainage Improvements BDI performed survey and design to alleviate extensive flooding that kept residents from utilizing playcourts and fields as well as prohibiting maintenance. (Construction budget: \$40,000)
- **Court Resurfacing** BDI prepared plans for the resurfacing of two tennis courts and one basketball court. (Construction budget: \$15,000)
- **Pool Heating Analysis** BDI prepared a comparative analysis of heating the District's pool using natural gas or propane.

	25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT						
a.	(1) FIRM NAME Brletic Dvorak, Inc. (BDI)	(2) FIRM LOCATION (City and State) Tampa, FL	(3) ROLE Engineering,				

F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.) 21. TITLE AND LOCATION (City and State) South Fork Community Development District 20. EXAMPLE PROJECT KEY NUMBER 8 22. YEAR COMPLETED PROFESSIONAL SERVICES CONSTRUCTION (If applicable)

Ongoing

23. PROJECT OWNER'S INFORMATION

a. PROJECT OWNER	b. POINT OF CONTACT NAME	c. POINT OF CONTACT TELEPHONE NUMBER
INFRAMARK	Mark Vega	(813) 991-1116

BDI provides engineering services to the **South Fork Community Development District (CDD)** in **Riverview** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

(CDD)

Riverview, FL

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.



Varies

Various tasks completed for the South Fork community include:

- **Permit Inventory and Inspection Scheduling** This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Hillsborough County.
- Pond Bank Restoration BDI performed surveying, design and construction administration tasks
 for the reconstruction and restoration of the pond banks on three stormwater management ponds
 within the community. The objective of the project was to restore the eroded banks to the permitted
 side slopes and repair drainage structures required for safety and functionality. (Construction budget:
 \$209,000)
- Traffic Analyses BDI has reviewed the Signal Warrant Study provided by the Florida Department
 of Transportation for the intersection of Ambleside Boulevard at US 301. BDI provided updated traffic
 counts to determine if the recent development in the area had increased traffic volumes to the point
 of warranting a signal at this location.
- Pond Maintenance Plan The objective of this task was to determine the extent of repair needed
 for specific ponds, establish an estimated cost, and prioritize the immediate needs for each pond based
 on the functional performance requirements. Inspections were performed for each pond site noting
 any issue requiring maintenance or repair. Numerous ponds had erosion on the side slopes, and
 several had drainage structures that were not functioning as designed due to becoming dislodged
 from embankment erosion. A report was prepared and presented to the CDD Board for alternative
 measures to address the pond issues and RFP packages were prepared for bidding purposes.

	25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT						
a.	(1) FIRM NAME Brletic Dvorak, Inc. (BDI)	(2) FIRM LOCATION (City and State) Tampa, FL	(3) ROLE Engineering				

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			1 agc 17 i			
Q (Present as many proje	(AMPLE PROJECTS WHICH BEST ILLUS UALIFICATIONS FOR THIS CONTRACT ects as requested by the agency, or 10 pro Complete one Section F for each project.)		20. EXAMPLE PROJECT KEY NUMBER 9			
21. TITLE AND LOCATION (City and State	te)	22. Y	EAR COMPLETED			
Oak Creek Commur (CDD) Pasco County, FL	nity Development District	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION (If applicable) Varies			
	23. PROJECT OWNER'S I	NFORMATION				
a. PROJECT OWNER INFRAMARK Mark Vega			c. POINT OF CONTACT TELEPHONE NUMBER (813) 991-1116, 104			

BDI provides engineering services to the **Oak Creek Community Development District (CDD)** in **Wesley Chapel** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the Oak Creek community include:

- **Permit Inventory and Inspection Scheduling** This task required research of SWFWMD permit documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were developed to indicate the numerous permits, where the ponds were located within the community, when the pond inspections were to be completed, and the parcel number for Pasco County.
- **Basketball Court** BDI performed survey, design, permitting, and construction administration for a basketball court adjacent to their clubhouse pool. The court will also be striped for a dual use for two pickleball courts. (Construction budget: \$36,000)
- **Trail Boardwalks** BDI performed survey, design, permitting, and construction administration for a pedestrian boardwalk in two locations within the community to connect existing trails through wetlands and over creeks to provide residents with safe access to the natural uplands to utilize as a picnic or walking trail amenity. (Construction budget: \$63,000)
- **Playground Expansion** BDI performed survey, design, and permitting to expand the existing playground to accommodate a new swing set area for toddlers while maintaining safe ADA access.

	25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT						
a.	Brletic Dvorak, Inc. (BDI)	(2) FIRM LOCATION (City and State) Tampa, FL	Engineering,				

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F. (Present as many pr	20. EXAMPLE PROJECT KEY NUMBER 10				
21. TITLE AND LOCATION (City and S	State)	22. Y	EAR COMPLETED		
River Bend Comm (CDD) Hillsborough Cou	unity Development District	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION (If applicable) Varies		
	23. PROJECT OWNER'S IN	NFORMATION			
a. PROJECT OWNER b. POINT OF CONTACT NAME GMS lordan Langford		c. POINT OF CONTACT TELEPHONE NUMBER			

BDI provides engineering services to the **River Bend Community Development District (CDD)** in **Ruskin** on an as-needed basis to assist the community in maintaining and improving their infrastructure assets.

Engineering tasks are established by the CDD Board of Supervisors and assigned to the engineer to accomplish the specific objectives. The tasks vary in size and complexity, and each has a specific scope and schedule that is coordinated through the Board and District Manager.

Various tasks completed for the River Bend community include:

- Permit Inventory and Inspection Scheduling This task required research of SWFWMD permit
 documents archived at the central Brooksville office of SWFWMD. A map and spreadsheet were
 developed to indicate the numerous permits, where the ponds were located within the community,
 when the pond inspections were to be completed, and the parcel number for Hillsborough County.
- **Amenity Center Drainage Improvements** The River Bend CDD has experience chronic flooding due to rapid expansion of the amenities within the parcel without accommodating additional stormwater runoff. BDI performed survey, design, permitting, and construction administration services to address existing flooding occurring at the access, parking lot, playground, tennis court, pool equipment area, and open spaces. The improvements will accommodate future amenity projects through total buildout of the parcel. *(Construction budget: \$119,000)*

25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT						
a. Brietic Dvorak, Inc. (BDI)	(2) FIRM LOCATION (City and State) Tampa, FL	(3) ROLE Engineering				

	G. KEY PERSONNEL PARTICIPATION IN EXAMPLE PROJECTS											
26. NAMES OF KEY PERSONNEL (From Section E,		27. ROLE IN THIS CONTRACT (From Section E,		28. EXAMPLE PROJECTS LISTED IN SECTION F (Fill in "Example Projects Key" section below before completing table. Place "X" under project key number for participation in same or similar role.)							9	
	Block 12)	Block 13)	1	2	3	4	5	6	7	8	9	10
Robert	t Dvorak, PE	Project Engineer	•	•	•	•	•	•	•	•	•	•
Stephe	en Brletic, PE	Project Manager	•	•	•	•	•	•	•	•	•	•
Cliff W	/ilson	Designer	•	•	•	•	•	•	•	•	•	•
Jerry \	Whited	Senior Inspector	•		•	•			•	•	•	
Kirk Wagner Senior Inspector			•	•			•	•				
		29. EXAMPLE	PROJ	ECTS	KEY	•	•					-
NO.	TITLE OF EXAMPLE	PROJECT (FROM SECTION F)	NO.		TITLE OF EXAMPLE PROJECT (FROM SECTION F)							
1	Harbour Isles Commu (CDD)	inity Development District	6	Heritage Springs Community Development District (CDD)					rict			
2	Diamond Hill Community Development District		7	Lovington Oaks Community Dovolonment District					ct			
Fishhawk Ranch Community Development District (CDD)		8	Sou	South Fork Community Development District (CDD)					DD)			
4 Mira Lago Community Development District (CDD)		9	Oa	Oak Creek Community Development District (CDD)					DD)			
5	Sterling Hill Commun (CDD)	ity Development District	10	Riv	er Ben	d Com	munity	/ Deve	lopme	nt Dist	rict (C	DD)

H. ADDITIONAL INFORMATION
30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

N/A

I. AUTHORIZED REPRE	SENTATIVE
The foregoing is a statement	ent of facts.
31. SIGNATURE	32. DATE
Soltale	10/14/24
33. NAME AND TITLE	

Robert Dvorak | Project Manager

STANDARD FORM 330 (6/2004)

Page 174 1. SOLICITATION NUMBER (If any) **ARCHITECT – ENGINEER QUALIFICATIONS PART II – GENERAL QUALIFICATIONS** (If a firm has branch offices, complete for each specific branch office seekina work.) 2a. FIRM (OR BRANCH OFFICE) NAME 3. YEAR ESTABLISHED 4. DUNS NUMBER Brletic Dvorak, Inc. 2023 2b. STREET 5. OWNERSHIP a. TYPE 536 4th Ave. S, Unit 4 Corporation 2c. CITY 2e. ZIP CODE 2d. STATE 33701 St. Petersburg, FL b. SMALL BUSINESS STATUS No 6a. POINT OF CONTACT NAME AND TITLE 7. NAME OF FIRM (If block 2a is a branch office) Robert Dvorak, PE, Project Manager N/A 6b. TELEPHONE NUMBER 6c. E-MAIL ADDRESS (727) 420-0804 rdvorak@bdiengineers.com 8a. FORMER FIRM NAME(S) (If any) 8b. YR. ESTABLISHED 8c. DUNS NUMBER N/A N/A N/A 10. PROFILE OF FIRM'S EXPERIENCE AND O EMPLOYEES BY DISCIPLINE

9. EMPLOYEES BY DISCIPLINE				ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS		
a. Function Code	b. Discipline		Employees (2)BRANCH	a. Profile Code	b. Experience	c. Revenue Index Number
01	Acoustical Engineers			C15	Construction Management	2
05	Archaeologist/Cultural			H07	Highways, Streets, Parking Lots	3
06	Architects			106	Irrigation; Drainage	3
08 / 58	CADD / Technician	1	1	100	Trigation, Drainage	<u> </u>
12	Civil / Transportation	2	2		Tueffica and Tuesca and the Francisca and a	-
14	Computer Programmers/GIS			T03	Traffic and Transportation Engineering	1
15	Construction Inspectors	1	1			
16	Constr. Engineers/Managers					
21	Electrical Engineers					
24	Environ. Specialists					
37	Interior Designers					
38	Land Surveyors					
39	Landscape Architects					
42	Mechanical Engineers					
47	Planners					
52	Environmental Engineers					
55	Geologists/Geotechnical					
57	Structural Engineers					
60	Traffic/ITS Engineers					
62	Water Resources Engineers	2	2			
	Other Employees					
Total 5 5						

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS

(Insert revenue index number shown at right)

a. Federal Work	1
b. Non-Federal Work	4
c. Total Work	4

PROFESSIONAL SERVICES REVENUE INDEX NUMBER

- Less than \$100,000
 \$100,000 to less than \$250,000
- 3. \$250,000 to less than \$500,0004. \$500,000 to less than \$1 million
- 5. \$1 million to less than \$2 million
- 6. \$2 million to less than \$5 million
- 7. \$5 million to less than \$10 million
- 8. \$10 million to less than \$25 million
- 9. \$25 million to less than \$50 million
- 10. \$50 million or greater

12. AUTHORIZED REPRESENTATIVE

The foregoing is a statement of facts.

a.	SIGNATURE	b. DATE
_	latte & C	10/14/2024

c. NAME AND TITLE

Robert Dvorak | Project Manager

ELEVENTH ORDER OF BUSINESS

Nathaniel Montagna Inframark

WATERCHASE CDD

Field Inspection

Friday, July 25, 2025

Prepared For Board Of Supervisors

8 Items Identified

Green - Completed Red - Item has not been addressed Orange - Monitoring / In progress

ITEM 1-MEDIANS A LONG RACETRACK RD

Assigned To: LMP

- 1). LMP reports irrigation off RedTree shared line for Highland Park.
- 2). Annuals struggling due to no water.

3). Grass well maintained.







ITEM 2- POND 1 AND 3

Assigned To: Steadfast Aquatics and LMP Landscaping well maintained around ponds throughout community. Very little algae growth throughout ponds. Keep maintaining.





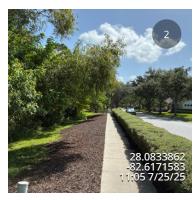


ITEM 3-MERIDIAN POINT DR

Assigned To: LMP

Trim trees to keep sidewalks clear







ITEM 4- WATERCHASE BLVD/ POND 11

Assigned To: LMP

Keep plant growth even along the top of fence







ITEM 5- POND 11

Assigned To: Steadfast Aquatics Algae has been treated in all ponds Very little growth







ITEM 6-MERIDIAN POINT DR BRIDGE

Assigned To: LMP

Landscaping maintained







ITEM 7-TUDOR CHASE DR

Assigned To: Board

Putting green was removed from CDD property







ITEM 8-ALONG NINE EAGLES DR

Assigned To: LMP

Landscaping is maintained

Trees got trimmed around the light pole at the back gate as well





