

VENTANA COMMUNITY DEVELOPMENT DISTRICT

Board of Supervisors

Juan Carlos Reyes, Chairperson
Kelly Garcia, Vice Chairperson
James Jones, Assistant Secretary
Gregory Creel, Assistant Secretary
Martha Rockovich, Assistant Secretary

District Staff

Sam Stevens, District Manager
Whitney Sousa, District Counsel
Robert Dvorack, District Engineer
Nathaniel Montagna, Field Manager

REGULAR MEETING AGENDA

Monday, October 20, 2025, at 6:00 p.m.

TEAMS Meeting Information

Meeting ID: 274 312 453 766 0

Passcode: ZQ9uy7Y4

1. **Call to Order/Roll Call**
2. **Pledge of Allegiance**
3. **Motion to Approve the Agenda**
4. **Audience Comment** (*Each individual has the opportunity to comment and is limited to three (3) minutes for such comment*)
5. **Staff Report**
 - A. Advanced Aquatics Waterway/Ponds Inspection Report.....Page 2
 - B. Field Inspection Report Page 10
 - i. Ventana CDD Field Inspection Report
 - ii. Enclave at Ventana Field Inspection Report Landscape Report
 - C. Irrigation Report
 - D. District Engineer
 - i. Update on Ponds 8Page 19
 - E. District Counsel
 - F. District Manager
 - G. Onsite Manager
6. **Business Items**
 - A. Consideration of Resolution 2026-02; Re-designation of OfficersPage 20
 - B. Consideration of Resolution 2026-03; Goals, Objectives, Performance Measures and Standards FY2026Page 21
 - C. Consideration of Security/Pool Attendant ProposalsPage 26
 - D. Consideration of Amended and Restated Management and Financial Services Agreement.....Page 35
 - E. Consideration of Ditch Clean-out ProposalsPage 48
 - F. Consideration of Clubhouse Doors & Window TintingPage 51
 - G. Consideration of Wildlife-Proof Trash BinsPage 56
 - H. Consideration of Pest Control ProposalPage 61
 - I. Consideration of Resolution 2026-04; FY 2025 Budget AmendmentPage 72
 - J. Discussion of Clubhouse Rental Space from Bull Frog Creek CDD
 - K. Discussion of Key Fobs
7. **Consent Agenda Items**
 - A. Consideration of Minutes of September 17, 2025, Regular Meeting.....Page 75
 - B. Consideration of Operation and Maintenance Expenditures August 2025Page 79
 - C. Ratification of the Goals, Objectives, Performance Measures and Standards FY2025...Page 148
8. **Supervisors' Requests or Comments**
9. **Audience Comments** (*Each individual has the opportunity to comment and is limited to three (3) minutes for such comment*)
10. **Adjournment**

The next meeting is scheduled for Wednesday, November 12, 2025, at 6:00 p.m.