

Summit at Fern Hill Community Development District

Board of Supervisors

Antonio Bradford, Chairperson
Matthew Roth, Vice Chairperson
Yonatan Derar, Assistant Secretary
Tiebe Kiflom, Assistant Secretary
Sam Wenzel, Assistant Secretary

Lisa Castoria, District Manager
Kathryn Hopkinson, District Counsel
Phil Chang, District Engineer

REGULAR MEETING AGENDA

Thursday, September 4, 2025, at 6:00 p.m.

Join Teams Meeting

Meeting ID: 221 034 317 367 Passcode: eQeerC

1. Call to Order/Roll Call

2. Public Comments on Agenda Items *Each individual has the opportunity to comment and is limited to **three (3) minutes** for such comment.*

3. Consent Agenda

- A. Consideration of the Board of Supervisors' Regular Meeting Minutes from August 4, 2025 & August 18, 2025, Workshop Minutes.....Page 2
- B. Consideration of Operation and Maintenance July 2025.....Page 8
- C. Acceptance of the 2nd Quarterly Website Audit.....Page 53
- D. Acceptance of FY 2025 Audit Engagement Letter.....Page 65

4. Staff Reports

- A. District Counsel
- B. District Engineer
- C. District Manager
 - i. Community Inspection Report.....Page 70
 - ii. Aquatic Weed Control.....Page 75

5. Business Items

- A. Discussion on Inframark Contract
- B. Discussion on Landscaping Comparison Pricing
- C. Discussion on District Manager Spending Authorization Limits
- D. Discussion on Pool Vendor
- E. Discussion on Strongroom Access
- F. Discussion on Clubhouse Rental
- G. Consideration of Sidewalk Proposals.....Page 79
- H. Consideration of Mulch Proposals.....Page 82
- I. Discussion on Resident Suspension.....Page 83

6. Board of Supervisors' Requests and Comments

7. Adjournment

The next Workshop is scheduled for Monday, September 15, 2025, at 6:00 pm

The next regular meeting will be held on Monday, October 6, 2025, at 6:00 pm

The next Workshop is scheduled for Monday, October 20, 2025, at 6:00 pm

District Office:
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

Meeting Location:
Summit at Fern Hill Clubhouse
10340 Boggy Moss Drive
Riverview, FL 33578