

# **Shell Point Community Development District**

## **Board of Supervisors**

Elaine Pennington, Chairperson  
Vincent Orlando, Vice Chairperson  
Cheryl Hammond, Assistant Secretary  
Angela Davis, Assistant Secretary  
Brittany Schwartzbauer, Assistant Secretary

## **District Staff**

Alize Aninipot, District Manager  
Michael Broadus, District Counsel  
Phil Chang, District Engineer

## **WORKSHOP AGENDA**

**Tuesday, September 23, 2025, at 6:00 p.m.**

The Workshop of Shell Point Community Development District will be held on **September 23, 2025, at 6:00 p.m. at the Shell Point Clubhouse located at 1155 7th Ave NW Ruskin, FL 33570**. Please let us know at least 24 hours in advance if you are planning to call into the meeting.

- 1. Call To Order**
- 2. Roll Call**
- 3. Audience Questions, Comments and Discussion Forum**
- 4. Presentation on Commercial Landscaping Business – Brightview**
- 5. Discussion of Workshop Meeting Minutes**
- 6. Discussion of Clubhouse Entrance**
- 7. Discussion of Adopt Pond Program and Possible Grant**
- 8. Discussion of Mail Notice**
- 9. Discussion of Landscaping RFP**
- 10. Discussion of Website Updates**
- 11. Discussion on List of Cleaning Vendors**
- 12. Discussion of CDD Encroachment Issues**
- 13. Discussion of Pool Ducks Issue**
- 14. Board of Supervisors' Requests and Comments**
- 15. Adjournment**

**\*\*\*The next workshop is scheduled for October 14, 2025, at 6:00 p.m.\*\*\***

**\*\*\*The next regular meeting is scheduled to be held on October 28, 2025,  
at 6:00 p.m.\*\*\***