

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
Ken Hoefle, Onsite Manager

WORKSHOP AGENDA **Tuesday, October 14, 2025, at 6:00 p.m.**

The Workshop of Shell Point Community Development District will be held on **October 14, 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/Roll Call**
- 2. Audience Questions, Comments and Discussion Forum**
- 3. Discussion of Previous Minutes**
- 4. Discussion of Charges of Minutes**
- 5. Discussion of Ducks Deterrents**
- 6. Discussion of Pool Repairs**
- 7. Discussion of Pond Erosion**
- 8. Discussion of Vandalism**
- 9. Discussion of Landscape RFP (5 candidates)**
- 10. Discussion of HOA Flash Email to Homeowners**
- 11. Discussion of Financials**
- 12. Discussion of County Commissioner**
- 13. Board of Supervisors' Requests and Comments**
- 14. Adjournment**

*The next regular meeting is scheduled to be held on October 28, 2025, at 5:45 p.m.
The next workshop is scheduled for November 11, 2025, at 6:00 p.m.*