

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

**WATERLEFE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Waterlefe Community Development District was held on **Monday, May 16, 2022 at 2:02 p.m.** at the Waterlefe Golf Club – Lefe Room located at 1022 Fish Hook Cove Bradenton, FL 34212.

Present and constituting a quorum were:

Ken Bumgarner	Board Supervisor, Chair
Tom Tosi	Board Supervisor, Assistant Secretary
Richard Carroll	Board Supervisor, Assistant Secretary

Also present were:

Jerry Whited	District Manager, Rizzetta & Company, Inc.
Andy Cohen	District Counsel, Persson, Cohen & Mooney, P.A.
Rick Schappacher	District Engineer, Schappacher Eng.
Steve Dietz	General Manager, Waterlefe Golf Club
Mary Paige Huisman	Representative, Waterlefe Golf Club
Mike Jacobs	Representative, Landscape & Irrigation Committee
John Toborg	Division Manager Landscape Inspection Services, Rizzetta & Co.,
Jason Jaczack	Representative, Solitude Maintenance

Audience	Present
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FIRST ORDER OF BUSINESS

Call to Order

Mr. Whited called the meeting to order at 2:02 p.m. and conducted roll call.

SECOND ORDER OF BUSINESS

Audience Comments

There was an audience comment from a resident regarding traveling around the community and safety. A discussion ensued.

THIRD ORDER OF BUSINESS**Staff Reports****A. Aquatic Maintenance Report and Update**

Mr. Jaczack presented the Aquatic Maintenance Report and update to the Board. A discussion ensued regarding Pond 18, the depth of ponds and the possibility of building out berms with the muck that is dredged. The Board directed Solitude to present a proposal for remedy as discussed.

B. Landscape & Irrigation Update**1. Consideration of Landscape Committee Meeting Minutes held on April 1, 2022**

Mr. Whited presented the Landscape Committee Meeting Minutes held on April 1, 2022 to the Board.

On a motion by Mr. Bumgarner, seconded by Mr. Carroll, the Board unanimously approved the Minutes of the Landscape Committee held on April 1, 2022, for the Waterlefe Community Development District.

2. Landscape Committee Chairman Update

Mr. Jacobs updated the Board. A discussion ensued regarding several different items in the committee's report including annuals, shrub replacement, dead canary palms, budgeting items, Bougainvillea's leaning, Mossy Branch gate signage, cart path crossing and the fountain, in Pond 1.

On a motion by Mr. Carroll, seconded by Mr. Tosi, the Board unanimously approved the a Not to Exceed amount of \$3,000, in conjunction with the Ameritree proposal, as proposed, for the Waterlefe Community Development District.

On a motion by Mr. Carroll, seconded by Mr. Tosi, the Board unanimously approved the a Not to Exceed amount of \$2,000, for plant replacement as discussed, for the Waterlefe Community Development District.

The Board directed the Landscape Committee to bring back a proposal for the Winding Stream Berm.

The Board directed the Landscape Committee to bring back ideas or proposals to address the SE corner.

3. Landscape Inspection Report

Mr. Toborg presented the Landscape Inspection Report to the Board. The Board discussed several items on the report including overspray, crotons and annuals.

4. Landscape Contractor Report

Mr. Drumgool presented the Landscape Contractor Report to the Board. Mr. Drumgool Advised the Crepe Myrtle plants will be replaced after the bloom by Artistree.

FOURTH ORDER OF BUSINESS

Consideration of the Regular Meeting Minutes from the Board of Supervisors' Meeting held on April 18, 2022

On a motion by Mr. Tosi, seconded by Ms. Bumgarner, the Board unanimously approved the Minutes of the Board of Supervisors Regular meeting held on April 18, 2022, as amended, for the Waterlefe Community Development District.

FIFTH ORDER OF BUSINESS

Consideration of the Operations and Maintenance Expenditures for the Month of April 2022

On a motion by Mr. Carroll, seconded by Mr. Tosi, the Board unanimously approved the Operations & Maintenance Expenditures for April 2022, for the Waterlefe Community Development District.

SIXTH ORDER OF BUSINESS

Consideration of Golf Club Committee Minutes held on March 17, 2022

On a motion by Mr. Bumgarner, seconded by Ms. Carroll, the Board unanimously approved the Golf Club Committee Minutes held on March 17, 2022, for the Waterlefe Community Development District.

SEVENTH ORDER OF BUSINESS

Presentation of FY 2022-2023 Proposed Budget

Mr. Whited presented the FY 2022-2023 Proposed Budget to the Board. A discussion ensued.

EIGHTH ORDER OF BUSINESS

Consideration of Resolution 2022-04, Approving the Proposed Budget, and Setting Date for the Public Hearing

Mr. Whited presented Resolution 2022-04, Approving the Proposed Budget, and Setting Date for the Public Hearing to the Board.

On a motion by Mr. Bumgarner, seconded by Mr. Carroll, the Board unanimously adopted Resolution 2022-04, Approving the Proposed Budget and Setting Date for the Public Hearing on August 15, 2022, for the Waterlefe Community Development District.

On a motion by Mr. Tosi, seconded by Mr. Carroll, the Board unanimously approved to allow Mr. Xinos, who just joined the meeting via call in, to participate in the meeting, for the Waterlefe Community Development District.

NINTH ORDER OF BUSINESS

**Consideration of Resolution 2022-05,
Negotiation and Execution of Lease
#98978922-4**

Mr. Whited presented Resolution 2022-05, Negotiation and Execution of Lease #98978922-4 to the Board.

On a motion by Mr. Bumgarner, seconded by Mr. Carroll, the Board unanimously adopted Resolution 2022-05, Negotiation and Execution of Lease #98978922-4, for the Waterlefe Community Development District.

TENTH ORDER OF BUSINESS

**Consideration of Resolution 2022-06,
Negotiation and Execution of Lease
#98978922-5**

Mr. Whited presented Resolution 2022-06, Negotiation and Execution of Lease #98978922-5 to the Board.

On a motion by Mr. Bumgarner, seconded by Mr. Carroll, the Board unanimously adopted Resolution 2022-06, Negotiation and Execution of Lease #98978922-5, for the Waterlefe Community Development District.

ELEVENTH ORDER OF BUSINESS

**Consideration of Resolution 2022-07,
Negotiation and Execution of Lease
#98978922-6**

Mr. Whited presented Resolution 2022-07, Negotiation and Execution of Lease #98978922-6 to the Board.

On a motion by Mr. Bumgarner, seconded by Mr. Carroll, the Board unanimously adopted Resolution 2022-07, Negotiation and Execution of Lease #98978922-6, for the Waterlefe Community Development District.

TWELFTH ORDER OF BUSINESS

**Director or Golf Course
Operations Update**

Mr. Dietz updated the Board on Golf Course Operations and the Golf Course Committee. Mr. Dietz advised they are currently working to replace Janis and have identified 4 strong candidates and Aeration is scheduled for June 2022. A discussion ensued regarding turtles laying eggs in the sand traps and SOP for staff in that situation.

THIRTEENTH ORDER OF BUSINESS **Safety Committee Update**

Mr. Dietz informed the Board on the Safety Committee update.

FOURTEENTH ORDER OF BUSINESS **Consideration of Proposal for
MEP Services**

Mr. Dietz updated the Board on with Capital Improvements Committee and presented the Proposal for MEP Services. A discussion ensued regarding KAD Engineering proposal and adding another committee member.

On a motion by Mr. Tosi, seconded by Mr. Carroll, the Board unanimously approved the KAD Engineering proposal, in the amount of \$15,000, for the Waterlefe Community Development District.

On a motion by Mr. Bumgarner, seconded by Mr. Tosi, the Board unanimously to appoint Barbie Grand to the Capital Improvement Committee, for the Waterlefe Community Development District.

FIFTEENTH ORDER OF BUSINESS **Discussion Regarding Golf
Club Building Renovations**

Mr. Dietz opened a discussion regarding Golf Club Building Renovations with the Board. The Board discussed renovation and possibly continuing the meeting to discuss building renovations before the next meeting.

SIXTEENTH ORDER OF BUSINESS **Property Management Update**

Mr. Dietz updated the Board regarding Property Management.

SEVENTEENTH ORDER OF BUSINESS **District Counsel Update**

Mr. Cohen updated the Board regarding the property near hole 15. Mr. Schappacher is putting together deeds. A discussion ensued regarding the widening of Upper Manatee.

EIGHTEENTH ORDER OF BUSINESS **District Engineer Update**

Mr. Schappacher presented his report to the Board. The Lake Bank repair proposals are due back the end of May 2022. The Bridge inspection results were discussed.

NINETEENTH ORDER OF BUSINESS**District Manager Update
and Presentation of
Financial Statement**

Mr. Whited presented his report to the Board. He advised the next meeting will be held on June 20, 2022. Mr. Whited also updated the Board regarding the upcoming Election, in which seats 1, 3 & 5 are up in November 2022.

TWENTIETH ORDER OF BUSINESS**Supervisor Requests**

During Supervisor Requests, a discussion ensued regarding mirrors at the road crossing and there was an update regarding email migration.

TWENTY FIRST ORDER OF BUSINESS**Adjournment**

On a motion by Mr. Bumgarner, seconded by Mr. Tosi, the Board unanimously approved to continue the meeting on June 1 at 2:30 p.m., at the Waterlefe Lefe Room, for the Waterlefe Community Development District.



Secretary / Assistant Secretary



Chairman / Vice Chairman