

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, September 18, 2023, at 2:00 p.m.** at the Waterlefe Golf Club – Fitness Studio Room, located at 995 Fish Hook Cove, Bradenton, FL 34212

Present and constituting a quorum were:

Ken Bumgarner	Board Supervisor, Chair
Ruth Harenchar	Board Supervisor, Vice Chair
Tom Tosi	Board Supervisor, Assistant Secretary
Richard Carroll	Board Supervisor, Assistant Secretary
Sydney Xinos	Board Supervisor, Assistant Secretary

Also present were:

Matthew Huber	Regional District Manager, Rizzetta & Company, Inc. (Via con. call)
Ruben Durand	District Manager, Rizzetta & Company, Inc.
Rick Schappacher	District Engineer, Schappacher Eng.
Steve Dietz	General Manager, Waterlefe Golf Club
Tim Drumgool	Representative, ArtisTree
Scott Laballister	Representative, Solitude
Andy Cohen	District Counsel, Persson, Cohen & Mooney, P.A.
John Toborg	Rizzetta, Field Service Manager
John Valletta	Rep. MPOA
Liz Rocque	Solitude Lake Management (Via call)
Mary Paige Huisman	Waterlefe Golf Club

Audience	Present
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FIRST ORDER OF BUSINESS

Call to Order

Mr. Durand called the meeting to order and conducted roll call.

SECOND ORDER OF BUSINESS

Public Comments

A resident made a comment about the financial statement audit.

THIRD ORDER OF BUSINESS

**Aquatic Maintenance
Report and Update**

1. Presentation of Waterway Inspection Report

Mr. Laballister presented report.

FOURTH ORDER OF BUSINESS

**Consideration of Pond 18
Quarterly Eutrosorb WC
Treatment Services
Contract**

On a motion by Mr. Bumgarner, seconded by Ms. Harenchar, the Board of Supervisors unanimously approved the Pond 18 Quarterly Eutrosorb WC Treatment Service Contract, subject to staff approval, for the Waterlefe Community Development District.

FIFTH ORDER OF BUSINESS

**Landscape and
Irrigation Update**

1. Landscape Committee Update

Mr. Dietz provided updates.

On a motion by Mr. Xinos, seconded by Mr. Bumgarner, the Board of Supervisors unanimously approved proposal # 24151 in the amount of \$1,698.70, for the Waterlefe Community Development District.

On a motion by Mr. Tosi, seconded by Ms. Harenchar, the Board of Supervisors unanimously approved proposal # 24149 in the amount of \$2,196.36, for the Waterlefe Community Development District.

On a motion by Mr. Tosi, seconded by Ms. Harenchar, the Board of Supervisors unanimously approved the ASI proposal for trimming 21 oak trees and orchids in the amount of \$7,520.00, for the Waterlefe Community Development District.

2. Field Inspection Report

Mr. Toborg presented the Field Inspection Report to the Board.

3. Update on RPF for Landscape and Irrigation Proposal

Mr. Toborg reviewed the bid process for the Board.

The Board discussed ArtisTree's failure to appear at the mandatory pre-bid Meeting.

4. Landscape Contractor Report

Mr. Drumgool provided updates to the Board.

SIXTH ORDER OF BUSINESS

**Consideration of Second
Addendum to Landscape
& Irrigation Agreement**

On a motion by Ms. Harenchar, seconded by Mr. Tosi, the Board of Supervisors unanimously approved the Second Addendum to Landscape & Irrigation Agreement, for the Waterlefe Community Development District.

SEVENTH ORDER OF BUSINESS

Golf Course Update

1. Director of Golf Course Operations Update

Mr. Dietz presented the Golf Course Operations Update to the Board.

EIGHTH ORDER OF BUSINESS

Safety Committee

1. Safety Committee Update

Mr. Dietz provided updates to the Board.

NINTH ORDER OF BUSINESS

Capital Projects Committee

Mr. Dietz provided Capital Project Committee updates to the Board.

On a motion by Mr. Xinos, seconded by Mr. Tosi, the Board of Supervisors unanimously approved the cart barn renovation in the amount of \$167,850.90, for the Waterlefe Community Development District.

TENTH ORDER OF BUSINESS

Property Management Update

1. CDD Completed Work Orders Maintenance Report

Mr. Dietz provided updates to the Board.

On a motion by Mr. Bumgarner, seconded by Mr. Xinos, the Board of Supervisors unanimously approved pressure washing the common areas of the community in the amount of \$35,000, subject to preparation of a contract by counsel, for the Waterlefe Community Development District.

ELEVENTH ORDER OF BUSINESS

MPOA Liaison Update

Mr. Valletta discussed the River Club renovation.

TWELVTH ORDER OF BUSINESS

District Counsel

Mr. Cohen provided updates.

THIRTEENTH ORDER OF BUSINESS

District Engineer

Mr. Schappacher provided updates.

FOURTEENTH ORDER OF BUSINESS

District Manager

Mr. Durand reminded the board that the next regularly scheduled meeting will be held on Monday, October 16, 2023, at 2:00 p.m. at 995 Fishhook Cove, Bradenton, FL 34212, in the fitness room.

FIFTEENTH ORDER OF BUSINESS

Public Hearing

**Public Hearing on Resolution 2023-16,
Adopting Certain Fees and Policies for the Golf Course**

On a motion by Mr. Xinos, seconded by Mr. Bumgarner, the Board of Supervisors approved to open the Public Hearing on Resolution 2023-16, Adopting Certain Fees and Policies for the Golf Course, for the Waterlefe Community Development District.

Audience present, no comments.

On a motion by Mr. Xinos, seconded by Mr. Tosi, the Board of Supervisors approved to close the Public Hearing on Resolution 2023-16, Adopting Certain Fees and Policies for the Golf Course, for the Waterlefe Community Development District.

On a motion by Mr. Xinos, seconded by Mr. Carroll, the Board of Supervisors adopted Resolution 2023-16, Adopting Certain Fees and Policies for the Golf Course, for the Waterlefe Community Development District.

SIXTEENTH ORDER OF BUSINESS

**Acceptance of the Capital
Project Committee Meeting
Minutes from June 15, 2023 &
August 10, 2023**

On a motion by Mr. Bumgarner, seconded by Mr. Tosi, the Board of Supervisors unanimously accepted the Meeting Minutes from June 15, 2023 & August 10, 2023, for the Waterlefe Community Development District.

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SEVENTEENTH ORDER OF BUSINESS

**Acceptance of Golf Committee Meeting
Minutes from July 20, 2023**

On a motion by Mr. Bumgarner, seconded by Mr. Tosi, the Board of Supervisors unanimously accepted the Golf Committee Meeting Minutes from July 20, 2023, for the Waterlefe Community Development District.

EIGHTEENTH ORDER OF BUSINESS

**Approval of the Regular Meeting
Minutes from August 21, 2023**

On a motion by Mr. Bumgarner, seconded by Mr. Tosi, the Board of Supervisors unanimously approved the Regular Meeting Minutes from August 21, 2023, as amended, for the Waterlefe Community Development District.

NINETEENTH ORDER OF BUSINESS

**Ratification of Operations &
Maintenance Expenditures for August
2023**

August - \$60,618.36

On a motion by Mr. Bumgarner, seconded by Mr. Tosi, the Board of Supervisors unanimously ratified the Operations & Maintenance Expenditures for August 2023, in the amount of \$60,618.36, for the Waterlefe Community Development District.

TWENTIETH ORDER OF BUSINESS

Supervisor Requests and Comments

No requests or comments were made.

TWENTY-FIRST ORDER OF BUSINESS

Adjournment

On a motion by Mr. Bumgarner, seconded by Mr. Tosi, the Board of Supervisors, unanimously approved to adjourn the meeting at 4:57 p.m., for the Waterlefe Community Development District.


Secretary / Assistant Secretary


Chairman / Vice Chairman