

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, October 16, 2023, at 2:04 p.m.** at the Waterlefe Golf Club 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, via conf. call

Also present were:

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
Andrew Cohen	District Counsel, Persson, Cohen & Mooney, P.A.
John Toborg	Rizzetta, Field Service Manager
John Valletta	Rep. MPOA
Mary Paige Huisman	Waterlefe Golf Club
Jason Chambrot	Representative, Cepra
Juan Castillo	Representative, Sunstate
Bill Gipp	Representative, LMP
Eileen Grum	Representative, Russell
Bill Simpson	Representative, Yellowstone
Audience	Present

FIRST ORDER OF BUSINESS

Call to Order

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

On a motion by Mr. Tosi, seconded by Mr. Carroll, the Board of Supervisors unanimously approved to allow Mr. Xinos to vote and participate via telephone in the meeting, as well as participating in the landscape and irrigation RFP's, for the Waterlefe Community Development District, including allowance of his score sheet.

SECOND ORDER OF BUSINESS

Public Comments

Audience Present. A non-CDD related comment was made by an audience member.

THIRD ORDER OF BUSINESS

**Aquatic Maintenance
Report and Update**

1. Presentation of Waterway Inspection Report

Mr. Johnson presented report. The board asked about algae in the ponds and asked to explain/compare the approach taken to treat Waterlefe CDD ponds with other community and golf course ponds in the area.

FOURTH ORDER OF BUSINESS

**Landscape and
Irrigation Update**

1. Landscape Committee Update

Mr. Dietz provided updates.

On a motion by Mr. Carroll, seconded by Mr. Tosi, the Board of Supervisors unanimously approved to not allow residents to pull annual plants out of beds, for the Waterlefe Community Development District.

2. Field Inspection Report

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

3. Atris Tree September Report

Mr. Drumgool presented the report.

FIFTH ORDER OF BUSINESS

**Evaluation of the Landscape
RPF's**

On a motion by Ms. Tosi, seconded by Mr. Xinos, the Board of Supervisors approved to not disqualify LMP for a potential cone of silence violation, for the Waterlefe Community Development District.

The board interviewed each of the five landscape companies who presented a proposal. Board members took turns to ask questions pertaining to the proposals. Once all five companies had been interviewed, Board discussion ensued, and the Board submitted their ranking sheets to Mr. Toborg who compiled the numbers. The Board ranked the proposals as follows: ranked highest, SSLM, then LMP, Yellowstone, Cepra, and lowest ranked, Russell.

On a motion by Mr. Xinos, seconded by Mr. Tosi, the Board of Supervisors unanimously approved to ratify ranking and authorize staff to negotiate contract with SSLM, provided requisite insurance and other controversial requirements are met including \$2 million auto insurance policy is evidenced, for the Waterlefe Community Development District.

SIXTH ORDER OF BUSINESS

Golf Course Update

1. Director of Golf Course Operations Update

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

SEVENTH ORDER OF BUSINESS

Safety Committee

1. Safety Committee Update

Mr. Dietz provided updates to the Board.

EIGHTH ORDER OF BUSINESS

Capital Projects Committee

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

Mr. Dietz discussed the acoustics proposal with the board.

On a motion by Mr. Xinos, seconded by Ms. Harenchar, the Board of Supervisors unanimously approved the acoustics work in the amount of **\$53,640.00**, for the Waterlefe Community Development District.

NINTH 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. Carroll, the Board of Supervisors unanimously approved Mr. Dietz recommendation to increasing starting wage for supervisor position at gate and make it a full-time roll, for the Waterlefe Community Development District.

TENTH ORDER OF BUSINESS

MPOA Liaison Update

No update

ELEVENTH ORDER OF BUSINESS

District Counsel

Mr. Cohen provided updates.

TWELFTH ORDER OF BUSINESS

District Engineer

Mr. Schappacher provided updates on the future road construction outside of the Waterlefe community.

THIRTEENTH ORDER OF BUSINESS

District Manager

Mr. Durand reminded the board that the next regularly scheduled meeting will be held on Monday, November 20, 2023, at 2:00 p.m. at 995 Fishhook Cove, Bradenton, FL 34212, in the fitness room.

FOURTEENTH ORDER OF BUSINESS

**Consideration of the Landscape
Committee Meeting Minutes from
August 4, 2023**

On a motion by Ms. Harenchar, seconded by Mr. Bumgarner, the Board of Supervisors unanimously accepted the Landscape Committee Meeting Minutes from August 4, 2023, for the Waterlefe Community Development District.

FIFTEENTH ORDER OF BUSINESS

**Consideration of the Safety Meeting
Minutes from May 9, 2023**

On a motion by Ms. Harenchar, seconded by Mr. Bumgarner, the Board of Supervisors unanimously accepted the Safety Committee Meeting Minutes from May 9, 2023, for the Waterlefe Community Development District.

SIXTEENTH ORDER OF BUSINESS

**Acceptance of Golf Committee Meeting
Minutes from August 17, 2023**

On a motion by Ms. Harenchar, seconded by Mr. Bumgarner, the Board of Supervisors unanimously accepted the Golf Committee Meeting Minutes from August 17, 2023, for the Waterlefe Community Development District.

SEVENTEENTH ORDER OF BUSINESS

**Approval of the Regular Meeting
Minutes from September 18, 2023**

On a motion by Mr. Harenchar, seconded by Mr. Bumgarner, the Board of Supervisors unanimously approved the Regular Meeting Minutes from September 18, 2023, for the Waterlefe Community Development District.

EIGHTEENTH ORDER OF BUSINESS

Supervisor Requests and Comments

Mr. Tosi stated there is a need to place fabric around the renovation and construction area. Mr. Bumgarner asked the DM to keep a close look at invoices, especially those invoices that seem out of trend with prior months.

Ms. Harenchar commended Steve and team for renovation efforts.

NINETHEENTH ORDER OF BUSINESS Adjournment

On a motion by Mr. Bumgarner, seconded by Mr. Carroll, the Board of Supervisors, unanimously approved to adjourn the meeting at 5:23 p.m., for the Waterlefe Community Development District.

Secretary / Assistant Secretary



Chairman / Vice Chairman