

WATERLEAF COMMUNITY DEVELOPMENT DISTRICT

Meeting Date: Monday, February 13, 2023

Time: 6:00 p.m.

Location: Hillsborough County Library, Riverview
9951 Balm Riverview Road
Riverview, FL 33569

Attendance: _____

Dial-in Number: 1-904-348-0776

Phone Conference ID: 862 156 243#

(Mute/Unmute: *6)

Agenda

For the full agenda packet, please contact: sconley@dpfgmc.com

I. Roll Call:

☐Yes ☐Phone ☐No

S1: Luis Rojas

☐Yes ☐Phone ☐No

S2: Alex Auld

☐Yes ☐Phone ☐No

S3: Bob Crespo

(Vice Chair)

☐Yes ☐Phone ☐No

S4: John Daux

(Chair)

☐Yes ☐Phone ☐No

S5: James Ciciora

☐Yes ☐Phone ☐No

DC: Neysa Borkert

☐Yes ☐Phone ☐No

DE: Tonja Stewart

☐Yes ☐Phone ☐No

DM: Larry Krause

☐Yes ☐Phone ☐No

FS/AM: Angie Lynch

II. Pledge of Allegiance

III. Audience Comments – Agenda Items

(Limited to 3 minutes per individual for agenda items)

IV. Staff Reports

A. District Engineer – *Tonja Stewart, Stantec*

1. Recommendation for Slope Erosion Control Behind 13334 Fawn Lilly Drive

[Exhibit 1](#)

B. District Counsel – *Neysa Borkert, Garganese, Weiss, D'Agresta & Salzman, P.A.*

C. District Manager – *Larry Krause, Vesta Property Services*

D. Field Operations and Amenity Management – *Angie Lynch, Breeze*

1. Review Existing Projects Status

[Exhibit 2](#)

2. Aquatic Report – *Sitex Aquatics*

[Exhibit 3](#)

3. Landscape Report – *Brightview*

[Exhibit 4](#)

V. Business Matters

A. New Business

1. Consideration and Adoption of Resolution 2023-02, Adopting a Meeting Invocation Policy

[Exhibit 5](#)

2. Discussion on Change of Meeting Time

[Exhibit 6](#)

3. Discussion on Pedestrian Crossing in Front of Amenity Center

4. Consideration of Fountain Repair Proposals

[Exhibit 7](#)

a. Arinton – Pump Rebuild and New Filter - \$3,200.00

b. Galaxy Pro Pools – Pump Replacement - \$6,500.00

V. Business Matters (Continued)**A. New Business (Continued)**

- 5. Consideration of Florida Leak Locators Pool Repair Proposal - [Exhibit 8](#)
\$6,300.00
- 6. Consideration of Firm Foundation Proposal to Repair Two Manhole Areas, the Curbing at Sand Myrtle, Glue Removal and Curbing at Climbing Fern and Cross Vine - \$7,951.00 [Exhibit 9](#)
- 7. Consideration of JML Services Proposal to Remove the Concrete Slab in the Fawn Lily Pond - \$385.00 [Exhibit 10](#)

B. Old Business

- 1. Consideration of Front Gate Barrier Arm Proposals [Exhibit 11](#)
 - a. Envera - \$40,880.49 Plus Service and Maintenance Agreement - \$4,764.60/yr
 - b. Gate Pros - \$57,550.00
- 2. Review of Outstanding Action Items [Exhibit 12](#)
 - a. Review of Hillsborough County Land Development Code Section 4.01.07 [Exhibit 13](#)

VI. Consent Agenda

- A. Consideration For Approval – The Minutes of the Board of Supervisors Regular Meeting Held January 9, 2023 [Exhibit 14](#)
- B. Consideration For Acceptance – The December 2023 Unaudited Financial Report [Exhibit 15](#)
- C. Consideration For Acceptance – January 2023 Operations and Maintenance Expenditures [Exhibit 16](#)
- D. Ratification of Proposals and Invoices [Exhibit 17](#)

VII. Audience Comments – New Business

(Limited to 3 minutes per individual for non-agenda items)

VIII. Supervisor Requests

(Includes Next Meeting Agenda Item Requests)

IX. Action Items Summary

(To Be E-mailed to Supervisors and Staff)

X. Next Meeting Quorum Check

Confirmation of Quorum for Next Meeting Scheduled for 6 p.m. on March 13, 2023 at Hillsborough County Library, Riverview (9951 Balm Riverview Road, Riverview, FL 33569)

☐Yes ☐Phone ☐No
S1: Luis Rojas

☐Yes ☐Phone ☐No
S2: Alex Auld

☐Yes ☐Phone ☐No
S3: Bob Crespo

☐Yes ☐Phone ☐No
S4: John Daux

☐Yes ☐Phone ☐No
S5: James Ciciora

XI. Adjournment