

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, 2017 at 2:02 p.m.** at the Waterlefe River Club, located at 995 Fish Hook Cove Bradenton, FL 34212.

Present and constituting a quorum were:

Ken Bumgarner	Board Supervisor, Chairman
Bill Strollo	Board Supervisor, Assistant Secretary
Jim Davis	Board Supervisor, Assistant Secretary
Ruth Harenchar	Board Supervisor, Assistant Secretary

Also present were:

Greg Cox	District Manager, Rizzetta & Company, Inc.
Andy Cohen	District Counsel, Persson & Cohen
Rick Schappacher	District Engineer, Schappacher Engineering
John Crawford	Field Services Manager, Rizzetta & Company, Inc.
Jeff Dieter	Property Management
Representative	MPOA Committee
Representative	Erosion Committee
Representative	Landscape & Irrigation Committee
Representative	Golf Committee
Scott Acton	Representative, ArtisTree

Audience	Present
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FIRST ORDER OF BUSINESS

Call to Order

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

SECOND ORDER OF BUSINESS

Public Comments

No audience comments.

THIRD ORDER OF BUSINESS

Presentation of Field Inspection Report

Mr. Crawford provided his report and update to the Board. Mr. Crawford stated the mowing schedule will shift to every other week starting in November which will free up crews to do other tasks. The Board tasked staff to come up with a resolution to the landscape issue of the islands on hole #6. The Board tasked staff to work with ArtisTree to have palms trimmed for holiday decorations.

On a motion by Mr. Stollo, seconded by Ms. Harenchar, with all in favor, the Board authorized the Chairman to approve a not to exceed amount of \$17,000 for mulching throughout the community, for the Waterlefe Community Development District.

Mr. Crawford discussed a complaint from Mr. Robert Librizzi, at 10115 Day Lily Court, about alleged yard damage done during the pond bank repair project. Mr. Crawford indicated that upon inspection of the property, he deemed that no repairs were necessary.

Mr. Bumgarner discussed the hurricane debris left on the roads throughout the community. He also noted that Manatee County is allowing the residents to remove the debris to the dump site without paying tipping fees. Mr. Bumgarner suggested the District hire a service to collect the debris community-wide and to see if this could be done and also not pay the fees. Mr. Cox opened the floor for audience comments and there were none.

On a motion by Mr. Davis, seconded by Mr. Stollo, with all in favor, the Board approved to hire a vendor to collect and transport the hurricane debris with a not to exceed amount of \$5,000, for the Waterlefe Community Development District.

The Board discussed a possible contract amendment to add mowing to the area around the berm at tee #6 for an additional \$100.00 per month. Mr. Cox opened the floor for audience comments and there were none.

On a motion by Mr. Bumgarner, seconded by Mr. Stollo, with all in favor, the Board approved to amend the current landscape contract for mowing around berm at tee #6 for an additional \$100.00 per month, for the Waterlefe Community Development District.

FOURTH ORDER OF BUSINESS

Staff Report – Landscape Committee

Mr. Cox presented the Landscape Committee meeting minutes held on May 19, 2017 and August 21, 2017.

On a motion by Mr. Stollo, seconded by Ms. Harenchar, with all in favor, the Board approved to accept and file the May 19, 2017 and August 21, 2017 Landscape Committee Meeting Minutes for the Waterlefe Community Development District.

On a motion by Mr. Bumgarner, seconded by Mr. Stollo, with all in favor, the Board approved to accept the resignation of Art Miller from the Landscape Committee, for the Waterlefe Community Development District.

On a motion by Mr. Stollo, seconded by Mr. Davis, with all in favor, the Board approved Mike Jacobs as a new member of the Landscape Committee, for the Waterlefe Community Development District.

Ms. Dona Lassiter provided an update to the Board regarding landscape improvements and informed the Board that ArtisTree has offered to set up a demo light display at the community entrance.

The Board discussed the next round of annuals to be installed.

On a motion by Mr. Strollo, seconded by Mr. Davis, with all in favor, the Board authorized the Chairman to approve the installation of annuals proposal with a not to exceed amount of \$5,500, for the Waterlefe Community Development District.

Mr. Schappacher informed the Board that he has arranged for a vendor to raise the manhole cover at the traffic circle to ground level.

FIFTH ORDER OF BUSINESS

**Consideration of the Regular Meeting
Minutes from the Board Supervisors'
Meeting held on September 18, 2017**

On a motion by Mr. Davis, seconded by Mr. Bumgarner, with all in favor, the Board approved the minutes from the regular meeting of the Board Supervisors held on September 18, 2017, as presented, for the Waterlefe Community Development District.

SIXTH ORDER OF BUSINESS

**Consideration of the Operations and
Maintenance Expenditures for September
2017**

Mr. Cox presented the September 2017 Operations and Maintenance expenditures report totaling \$100,210.85 and explained its contents. The Board requested staff to see if the guard building cable bill could be added to the total Spectrum contract.

On a motion by Mr. Davis, seconded by Mr. Bumgarner, with all in favor, the Board ratified the payment of the Operations & Maintenance expenditures for the month of September 2017, for the Waterlefe Community Development District.

SEVENTH ORDER OF BUSINESS

Consideration of UMRR Signage Proposal

The Board tabled any further consideration of the Pleasant Landscape lighting proposal pending the completion of the lighting work organized by the Landscape Committee.

EIGHTH ORDER OF BUSINESS

**Discussion of Entrance Monument at the
Back Gate**

The Board discussed the back gate entrance monument and decided that the community message board should be moved inside the gates. Mr. Schappacher indicated that he would initiate discussions with the County regarding a possible entrance sign/monument at that location.

NINTH ORDER OF BUSINESS

Staff Report – District Counsel

Mr. Cohen informed the Board that a Public Hearing will take place on November 20, 2017 at 2:00 p.m. for the modification of the Golf Course Rules and Rates. Mr. Cohen updated the Board on the Manatee County Sheriff's Office contract and how he has been working with their attorney regarding the indemnification clauses. The Board asked staff to halt use of Off-Duty MCSO deputies until Mr. Cohen has the new agreement worked out with regards to the indemnification language.

TENTH ORDER OF BUSINESS

Staff Report – District Engineer

Mr. Schappacher discussed the Groelly property and fencing that would be placed in the near future.

Mr. Schappacher discussed the broken curbs found at several community entrances and that he would be getting proposals for these repairs.

Mr. Schappacher also provided an update of the Golf Club signage planned adjacent to the Kelly property.

ELEVENTH ORDER OF BUSINESS

Staff Report – Property Manager

Mr. Jeff Dieter provided his report to the Board. Mr. Dieter updated the Board with information that the pond fountains continue to be a maintenance issue and that trimming of the limbs from the trails was on-going.

TWELFTH ORDER OF BUSINESS

Staff Reports – Director of Golf Course Operations

Mr. Cox presented the Golf Course report to the Board.

THIRTEENTH ORDER OF BUSINESS

Staff Report – Golf Course Committee

Mr. Steve Sanborn presented a revised Mission Statement for the Golf Committee.

<p>On a motion by Mr. Davis, seconded by Mr. Stollo, with all in favor, the Board approved to accept and file the Golf Course Mission Statement, for the Waterlefe Community Development District.</p>
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The Board tabled a presentation of the 5-Year Capital Plan for the Golf Club until the November 20, 2017 CDD meeting.

Mr. Sanborn informed the Board that Bill Dunn had resigned requested approval for Bill Stasiuk, Bill Vernal and Barbie Brand to be added to the Golf Course Committee. Mr. Cox opened the floor for audience comments and there were none.

<p>On a motion by Mr. Davis, seconded by Mr. Stollo, with all in favor, the Board accepted the resignation of Bill Dunn and approved Bill Stasiuk, Bill Vernal and Barbie Brand as new members of the Golf Course Committee, for the Waterlefe Community Development District.</p>
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FOURTEENTH ORDER OF BUSINESS

Staff Report – Erosion & Waterways

No report.

FIFTEENTH ORDER OF BUSINESS

Staff Report – MPOA Update

The Board was informed that the MPOA/CDD Survey was underway as well as budget planning.

SIXTEENTH ORDER OF BUSINESS

Staff Report – District Manager

Mr. Cox reminded the Board that the next meeting CDD and public hearing meeting have been scheduled for November 20, 2017 at 2:00 p.m. The Public Hearing will be for the Golf Course Rules and Rates.

Mr. Cox reviewed the current financials with the Board.

Mr. Cox reviewed the current action item list with the Board.

SEVENTEENTH ORDER OF BUSINESS

Aquatics Report

Mr. Cox presented the Aquatics report to the Board. He noted that Aquatic Systems would spray the wall vegetation this month. Mr. Bumgarner requested that Aquatic Systems be present at the November 20, 2017 CDD meeting.

EIGHTEENTH ORDER OF BUSINESS

Supervisor Requests

Ms. Harenchar informed the Board of the work she has accomplished to have GPS service providers provide correct information regarding guidance to enter the community.

Mr. Bumgarner informed the Board of the issue of speed signage on the UMRR that are in the process of changing.

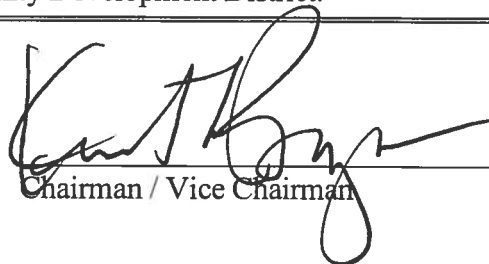
NINETEENTH ORDER OF BUSINESS

Adjournment

On a Motion by Mr. Bumgarner, seconded by Mr. Davis, with all in favor, the Board adjourned the meeting at 4:10 p.m. for the Waterlefe Community Development District.
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Secretary / Assistant Secretary



Chairman / Vice Chairman

Waterlefe Development District

Draft Motion

Capital Funding for the Waterlefe Golf Course

November 20, 2017

Approve the replacement of green side bunkers on the Waterlefe Golf Course. This project will take place during the summer of 2018, specific date to be determined.

To assist in funding the replacement of green side bunkers on the Waterlefe Golf Course, it is proposed that \$61,000 be designated from the "Reserve" that was developed in the 2017/2018 CDD Budget for this project.

Should additional funds be needed to complete the replacement of greenside bunkers on the Golf Course, the CDD Board will consider loaning funds to the Golf Course "Enterprise Fund". Any loaned funds will be repaid by the Golf Course.

It is understood that the Golf Course will also increase the 2018 Passport Membership Fees by \$100 per membership to help supplement the funding for this project.