

LONG LAKE RESERVE COMMUNITY DEVELOPMENT DISTRICT

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September 14, 2022

**Board of Supervisors
Long Lake Reserve
Community
Development District**

AGENDA

Dear Board Members:

The Regular meeting of the Board of Supervisors' of the Long Lake Reserve Community Development District will be held on **Thursday, September 22, 2022 at 9:00 a.m.** at the Long Lake Reserve Amenity Center, located at 19617 Breynia Dr., Lutz, FL 33558. The following is the agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS**
- 3. STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 - C. Presentation of Aquatic Service Report Tab 1
 - D. Landscape Report
 - E. Clubhouse Manager
 - i. Presentation of Clubhouse Report Tab 2
 - F. District Manager Tab 3
- 4. BUSINESS ITEMS**
 - A. Consideration of Campus Suites Addendum Tab 4
 - B. Consideration of Playground Inspection Proposal Tab 5
 - C. Consideration of Signage around Ponds Proposal Tab 6
 - D. Consideration of EGIS Insurance Proposal Tab 7
 - E. Consideration of Wetland Proposal..... Tab 8
 - F. Ratification of Well Pump System Repair Proposal..... Tab 9
 - G. Consideration of Ant Treatment Proposal Tab 10
 - H. Consideration of Janitorial Proposal Tab 11
- 5. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of the Board of Supervisors' Meetings Held on August 25, 2022 Tab 12
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 933-5571.

Sincerely,

Debby Wallace

Debby Wallace
District Manager

Tab 12

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.

**LONG LAKE RESERVE
COMMUNITY DEVELOPMENT DISTRICT**

The Regular Meeting of the Long Lake Reserve Community Development District was held on **Thursday, August 25, 2022 at 9:00 a.m.** at the Long Lake Reserve Amenity Center, located at 19617 Breynia Dr., Lutz, FL 33558.

Present and constituting a quorum were:

Stephanie Greenfield	Board Supervisor, Chairman
Sara Schwartz	Board Supervisor, Vice-Chairman
William Humphries	Board Supervisor, Assistant Secretary
Gabrielle Roberts	Board Supervisor, Assistant Secretary
Denise Crowder	Board Supervisor, Assistant Secretary

Also present were:

Jayna Cooper	District Manager, Rizzetta & Co.
Tonja Stewart	District Engineer, Stantec
	(via conf. call)
Patty Croon	Clubhouse Manager
Nick Margo	Representative, Solitude
Audience	None

FIRST ORDER OF BUSINESS**Call to Order**

Ms. Copper called the meeting to order and conducted roll call.

SECOND ORDER OF BUSINESS**Audience Comments**

No audience members present.

THIRD ORDER OF BUSINESS**Staff Reports****A. District Counsel**

Not present.

B. District Engineer

Mr. Humphries asked if the area between G1 and G2 is a wetland or retention pond. Ms. Stewart stated that it is a protected/restricted wetland area. Ms. Stewart will consult with Horner Environmental and Solitude to discuss improving lack of ponds without jeopardizing slope stabilization.

C. Aquatic Service Report

Mr. Margo responded to concerns about water level from residents which is historically low. He stated when the water levels are low, Solitude does not spray per Ms. Stewart's advisement. Mr. Humphries asked if other aquatic plants, such as grasses might do better, Mr. Margo will investigate. The Board liked the additional comments on this month's report.

D. Landscape Report

Mr. Humphries stated that shrubs around the pool maintenance area are dead and need to be replaced under warranty. (Proposal #221803) The District Manager will follow up with Yellowstone.

E. Clubhouse Manager

Ms. Croon presented the Clubhouse Report to the Board. Ms. Croon mentioned issues with gates being propped open and with the door locking after parties, she will look into this with Securiteam and report back next month. Ms. Croon will send eblast with reminders about safety and will send to Ms. Greenfield first to review before sending.

On a Motion by Ms. Greenfield, seconded by Ms. Roberts, with all in favor, the Board of Supervisors approved the Manasota Flooring proposal to replace pavers in the amount of \$900.00, for the Long Lake Reserve Community Development District.

Ms. Greenfield requested that the District Manager listen to audio and review minutes from several months ago when additional cameras in party room were discussed.

F. District Manager

Ms. Cooper announced that the next scheduled meeting is for August 25, 2022 at 10:00 a.m. The Board requested that the District Manager follow-up with Horner Environmental about wetland G contracted work and find out when it is scheduled. The Board requested signage at every body of water. The Board requested that the District Manager collect proposal for ten (10) signs installed 3 feet above the ground. Brown with Long Lake Reserve logo - 8 (all except for red signs @ B1(2), Camp Lake (2) and C(1) = 5. 2 @B1 – along walkway side and other side on edge at Camp Lake, 2 @ Camp Lake at dock and @ Leonard and Morsani grassy open area 1 @ C – along walkway.

FOURTH ORDER OF BUSINESS**Consideration of Maintenance at
Camp Lake Wetland Buffer**

On a Motion by Ms. Schwartz, seconded by Ms. Roberts, with all in favor, the Board of Supervisors approved the Horner Environmental proposal to extend treatment area for additional \$250.00 per month, for the Long Lake Reserve Community Development District.

FIFTH ORDER OF BUSINESS**Consideration of First Amendment
for Landscape Maintenance**

On a Motion by Ms. Greenfield, seconded by Ms. Schwartz, with all in favor, the Board of Supervisors approved the First Amendment for Yellowstone Landscape, for the Long Lake Reserve Community Development District.

SIXTH ORDER OF BUSINESS**Consideration of Rizzetta Addendum
for Amenity Services**

On a Motion by Ms. Greenfield, seconded by Ms. Crowder, with all in favor, the Board of Supervisors approved Rizzetta Addendum for Amenity Services, for the Long Lake Reserve Community Development District.

SEVENTH ORDER OF BUSINESS**Consideration of Minutes of the
Board of Supervisors Meeting held
on July 28, 2022**

On a Motion by Ms. Greenfield, seconded by Ms. Schwartz, the Board of Supervisors approved the July 28, 2022 Board of Supervisors Meeting Minutes, as amended, for the Long Lake Reserve Community Development District.

EIGHTH ORDER OF BUSINESS**Consideration of Operation &
Maintenance Expenditures for July
2022**

On a Motion by Ms. Greenfield, seconded by Mr. Humphries, the Board of Supervisors approved the Operation & Maintenance Expenditures for July 2022 (\$33,393.86), for the Long Lake Reserve Community Development District.

NINTH ORDER OF BUSINESS**Supervisor Requests**

There were no supervisor requests.

TENTH ORDER OF BUSINESS**Adjournment**

Ms. Cooper stated that if there was no further business to come before the Board then a motion to adjourn was in order.

On a Motion by Ms. Greenfield, seconded by Ms. Crowder, with all in favor the Board of Supervisors adjourned the meeting at 10:52 a.m., for the Long Lake Reserve Community Development District.