
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.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the **Country Walk Community Development District** was held on **Thursday, December 14, 2023, at 6:02 p.m.** at the Country Walk Clubhouse, located at 30400 Country Pointe Boulevard, Wesley Chapel, FL 33543.

Present and constituting a quorum:

George O'Connor	Board Supervisor, Chairman
Jami Rekar	Board Supervisor, Vice Chairman
Lou Pagliuca	Board Supervisor, Assistant Secretary
Heather Howell	Board Supervisor, Assistant Secretary

Also present were:

Jillian Minichino	District Manager, Rizzetta & Company, Inc.
Kayla Connell	Financial Services Manager, Rizzetta & Co. (via phone)
John Vericker	DC, Straley & Robin (via phone)
Stephen Brletic	DE, BDI (via phone)
Kevin Riemensperger	Representative, Steadfast (via phone)
Angel Rivera	Representative, Juniper Landscape (via phone)
Angela Savinon	Clubhouse Manager
Rod Bettini	Representative, FL CLASS (joined the meeting at 6:10 p.m.)

Audience	None
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FIRST ORDER OF BUSINESS

Call to Order

Ms. Minichino opened the regular CDD Meeting at 6:02 p.m. and confirmed a quorum for the meeting.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

This was skipped as there was no flag present.

THIRD ORDER OF BUSINESS

Audience Comments on Agenda Items

There were no audience comments put forward at this time.

FOURTH ORDER OF BUSINESS

Florida Class Presentation

Mr. Bettini spoke regarding options to invest the district's reserve funds in FL Class, noting potential interest rates that fluctuate with treasury interests, liquidity of funds, no penalty for early withdrawal of funds, and no fees that accrue to FL Class. He stated that the company currently serves 50 special districts and 17 of them are CDDs. Ms. Connell confirmed that Rizzetta is not an investment firm and there are no fees assessed for Rizzetta's monitoring of district investments. Both individuals responded to Board questions on the topic. No Board action was taken at this time.

FIFTH ORDER OF BUSINESS

Consideration of Proposals for the Lighting Project

Ms. Savinon addressed this topic during her report.

SIXTH ORDER OF BUSINESS

Discussion Regarding Communication Tools

This item was tabled.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. District Engineer

1. Consideration of Proposals for Pond Erosion

Mr. Brletic presented proposals to address pond erosion repairs, MES repairs, and control structure repairs. Discussion was held regarding the nature of the repairs and warranties. The following Board actions were taken:

On a motion from Ms. Rekar, seconded by Mr. Pagliuca, with all in favor, the Board of Supervisors approved the pond erosion repair proposal from Steadfast for option 3 with a 5-year warranty to install a large geo-tube, for the Country Walk Community Development District.

On a motion from Mr. Pagliuca, seconded by Ms. Howell, with all in favor, the Board of Supervisors approved the MES repair proposal from CrossCreek Environmental, for the Country Walk Community Development District.

On a motion from Mr. Pagliuca, seconded by Ms. Howell, with all in favor, the Board of Supervisors approved the Control Structure repairs proposal from CrossCreek Environmental, for the Country Walk Community Development District.

2. Consideration of Proposals for Pothole Repairs

Mr. Brletic explained that the proposal presented is a temporary fix as it is a drainage issue that is breaking down the asphalt. He explained that the district can fill in with cold asphalt patches that may last two to three years or mill, resurface and fix the drainage. A brief discussion was held with the following Board action being taken:

On a motion from Ms. Rekar, seconded by Mr. Pagliuca, with all in favor, the Board of Supervisors agreed to use cold patch asphalt to patch the potholes for now and plan/budget for permanent repairs in the future, for the Country Walk Community Development District.

B. Aquatic Report

Mr. Riemensperger reviewed the Aquatics Report, noting that the lack of rain and high temperatures are causing algae blooms. He stated that the resident concern regarding pond 16A has been taken care of.

Mr. Riemensperger updated the Board on the status of requested projects.

C. Landscape Inspection Report

Mr. Brletic was asked to identify a cable box noted on page 2 of Mr. Liggett's report.

Discussion was held regarding vegetation that was cut back in front of a resident's home that was shown not to have been on CDD property and concerns with the Oleanders. Ms. Minichino will follow up with Mr. Liggett on both these issues.

Mr. Rivera will speak with Mr. Liggett regarding the Fire Bush that is failing by English Turn Way.

D. Review of Response to Landscape Inspection Report

Mr. Rivera stated that the flowers have been installed and they look good.

The Board reviewed the proposal to replace the Yellow Anise at the clubhouse corner parking lot.

On a motion from Mr. O' Connor, seconded by Ms. Rekar, with all in favor, the Board of Supervisors approved the Juniper proposal #238698 at a cost of \$7,194.20, for the Country Walk Community Development District.

E. Clubhouse Manager

Ms. Savinon provided a brief overview of the monthly report and led a discussion on the lighting proposals. She stated the Stellar Electrical submitted a proposal for Halo lights at a cost of \$250 but she found the same lights at Home Depot for \$89.97. She has asked for a revised proposal to just run the electricity and have clubhouse staff install the lights. The Board of Supervisors requested for lights on each corner of the clubhouse.

1. Consideration of Proposal for Entrance Sign

Ms. Savinon stated that the vendor would like to provide actual samples of the signage. The Board asked that they provide an updated digital sample along with actual sample of sign to include current Country Walk font, black background, and gold letters and trim. Also, the Board would like a representative of Bethune Signs to attend the next meeting.

F. Deputy Report

There were no questions put forward.

G. District Counsel

Mr. Vericker spoke regarding the mandatory Ethic Training PPT that Ms. Sousa is putting together for the Board. The Board indicated that it would prefer to have two 2-hour sessions to meet the requirement.

H. District Manager

Ms. Minichino reminded the Board of their next regularly scheduled meeting to be held on January 11, 2024, at 6:00 p.m. at the Country Walk Clubhouse, located at 30400 Country Pointe Boulevard, Wesley Chapel, FL 33543.

The Board reviewed the District Manager report, and Open Items reports. She will update the lists according to today's discussion. She will also get proposals from other vendors for future holiday lighting.

I. District Chairman Report

Discussion was held regarding what the CDD does for Veteran's Day. A request was made to have signs posted around the clubhouse recognizing vets that want to be honored. The possibility of placing a banner at the clubhouse was put forward.

EIGHTH ORDER OF BUSINESS

**Consideration of Minutes of Supervisors
Meeting held on November 9, 2023**

On a motion from Mr. O'Connor, seconded by Mr. Pagliuca, with all in favor, the Board approved the minutes of the Supervisors meeting on November 9, 2023, as presented, for the Country Walk Community Development District.

NINTH ORDER OF BUSINESS

**Consideration of Operation and Maintenance
Expenditures for October 2023**

A brief discussion was held regarding the tax roll.

On a motion from Ms. Rekar, seconded by Mr. O'Connor, with all in favor, the Board approved the Operation and Maintenance Expenditures for October (\$40,089.29), for the Country Walk Community Development District.

TENTH ORDER OF BUSINESS

Audience Comments on Other Items

There were no audience members in attendance at this time.

ELEVENTH ORDER OF BUSINESS

Supervisor Requests

Mr. O'Connor asked that the July 11, 2024, meeting be moved to 9:00 a.m.

On a motion from Mr. O'Connor, seconded by Mr. Pagliuca, with all in favor, the Board approved changing the July 11, 2024, meeting to 9:00 a.m. and authorized Management to advertise the change and post it where applicable, for the Country Walk Community Development District.

He also led discussion on whether a new reserve study should be completed, the Board should review what is already there. A request was made to obtain a proposal to have another completed by the same or current firm.

There were no other Supervisor requests put forward.

TWELFTH ORDER OF BUSINESS

Adjournment

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

On a motion from Ms. Howell, seconded by Ms. Rekar, with all in favor, the Board agreed to adjourn the meeting at 9:04 p.m. for Country Walk Community Development District.


Secretary/Assistant Secretary


Chairman/Vice Chairman

EXHIBIT A



Country Walk CDD

ENGINEER'S REPORT FOR DECEMBER 14th, 2023 BOARD MEETING

Ongoing Projects Report and Updates:

Sidewalk Repairs

ACPLM was awarded the bid for the sidewalk repair project. A contract has been completed by District Counsel and sent to ACPLM for action. Once a fully executed agreement is in place, a milestone schedule will be produced and pre-construction meeting on site will be scheduled.

Parking Lot Repairs:

A site visit was conducted on 10/25/2023 to access the parking lot at the amenity center. A request for proposals for Parking lot repairs has been advertised. Below are the bids received:

Vendor	Yellow Areas	Red Areas	Red + Yellow (1 Mobilization)
Apex	\$ 15,996.00	\$ 9,488.00	\$ 20,997.00
DMI	\$ 12,348.00	\$ 10,157.00	\$ 22,505.00

Pond Restoration Bids:

Vendor	Bank Erosion Options			Must Do	
	Option 1: Rip-Rap	Option 2: Fill & Sod	Option 3: Fabric Barrier / GeoSox / GeoTube	MES Repair	Control Structure Repair
Finn Outdoor	\$ 118,800.00	\$ 79,200.00	\$ 99,000.00	\$ 6,100.00	\$ 4,100.00
CrossCreek Environmental	\$ 104,280.00	\$ 89,760.00	\$ 78,560.00	\$ 4,300.00	\$ 1,100.00
Steadfast	\$ 114,985.00	\$ 89,855.00	\$ 79,835.00	\$ 9,420.00	\$ 3,395.00

Parking Lot Lighting

Request for updated lighting proposal submitted.

SWFWMD Permit Inspections:

Inspections for the pond permits will take place after the completion of the pond related repairs. SWFWMD has acknowledged the district's request for an extension.



Steadfast Environmental, LLC

30435 Commerce Drive Ste 102 | San Antonio, FL 33576
813.836.7940 | office@steadfastenv.com
www.SteadfastEnv.com

Proposal

Date 10/25/2023 Proposal # 988

Customer Information		Project Information
Rizzetta & Company Jillian Minichino, District Manager 5844 Old Pasco Rd. Suite 100 Wesley Chapel, FL 33544	Contact Phone 813-994-1001 Ext. 785 E-mail JMinichino@rizzetta.com Account #	Countrywalk CDD Pond Erosion ... Countrywalk CDD Pond #29 & 21A Control Structure Repairs Proposal Prepared By: Lee Smith Type Of Work Erosion Rep.

Steadfast Environmental, LLC. proposes to furnish all labor, materials, equipment and supervision necessary to construct, as an independent contractor, the following described work:

Description	Qty	Cost
Repair of erosion behind control structure on Pond #29 and along 6 foot stretch of bank on each side. Steadfast will add fill dirt to effected areas and compact. Sod will be layed over top of each 6 foot stretch of bank, and Rip Rap will be added directly behind/around control structure.		1,225.00
Repair of undermining that is occuring under wingwalls on Pond #21A. Steadfast will pull out existing boulders, fill area with dirt to bring effected areas back to the proper level, toe in filter fabric and lay over top of dirt, and add new Rip Rap boulders.		1,695.00
Repair of the MES on Pond 24A Existing MES to be filled and graded with slope to be reinforced on all sides with Flexamat. Rip rap to be installed at the base of the MES structure. Note - This scope/price does not include dewatering the pond. Water level must be low enough for work to be conducted almost entirely above the waterline. Whether by nturally occurring lows or dewatering. Should dewatering be required, a separate proposal to provide such can be produced.		2,500.00

I HEREBY CERTIFY that I am the Client/Owner of record of the property which is the subject of this proposal and hereby authorize the performance of the services as described herein and agree to pay the charges resulting thereby as identified above.

Total

I warrant and represent that I am authorized to enter into this Agreement as Client/Owner.

Accepted this _____ day of _____, 20____.

Signature: _____ Printed Name and Title: _____

Representing (Name of Firm): _____



Steadfast Environmental, LLC

30435 Commerce Drive Ste 102 | San Antonio, FL 33576
813.836.7940 | office@steadfastenv.com
www.SteadfastEnv.com

Proposal

Date 10/25/2023 Proposal # 988

Customer Information		Project Information Countrywalk CDD Pond Erosion ...	
Rizzetta & Company Jillian Minichino, District Manager 5844 Old Pasco Rd. Suite 100 Wesley Chapel, FL 33544	Contact	Countrywalk CDD Pond #29 & 21A Control Structure Repairs	
	Phone	813-994-1001 Ext. 785	
	E-mail	JMinichino@rizzetta.com	Proposal Prepared By: Lee Smith
	Account #		Type Of Work Erosion Rep.

Steadfast Environmental, LLC. proposes to furnish all labor, materials, equipment and supervision necessary to construct, as an independent contractor, the following described work:

Description	Qty	Cost
Repair of the MES on Pond 31 Existing broken MES section to be removed; New concrete MES to be poured in place; New MES to be filled and graded with slope, to be reinforced on all sides with Flexamat. Rip rap to be installed at the base of the MES structure. Note - This scope/price does not include dewatering the pond. Water level must be low enough for work to be conducted almost entirely above the waterline. Whether by naturally occurring lows or dewatering. Should dewatering be required, a separate proposal to provide such can be produced.		4,000.00

I HEREBY CERTIFY that I am the Client/Owner of record of the property which is the subject of this proposal and hereby authorize the performance of the services as described herein and agree to pay the charges resulting thereby as identified above.

Total \$9,420.00

I warrant and represent that I am authorized to enter into this Agreement as Client/Owner.

Accepted this _____ day of _____, 20____.

Signature: _____ Printed Name and Title: _____

Representing (Name of Firm): _____

FLCLASS



Florida Cooperative Liquid Asset Securities System

Get to know FLCLASS

FLCLASS (Florida Cooperative Liquid Asset Securities System) is an intergovernmental investment pool authorized under Section 218.415, Florida Statutes, and was created by an interlocal agreement by and among State public agencies - (the "Interlocal") as described in Section 163.01, Florida Statutes.

FLCLASS' objective is safety, liquidity and competitive yields which is offered to ALL public agencies in Florida:

- Maximize Safety: FLCLASS is rated 'AAAm' by Standard and Poor's.
- Competitive Yield: **FLCLASS Daily: 5.50%**
- Same Day Liquidity: Convenience of a checking account without the transaction fees.
- Transparent Governance by a Board of your peers
- Interest Paid Daily

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If you would like to speak to an FLCLASS representative, please contact Matt Tight at matt.tight@flclass.com or call (407) 588-9667.

*As of December 5, 2023, Past performance is not an indicator of future performance or results. Any financial and/or investment decision may incur losses. Any financial and/or investment decision should be made only after considerable research, consideration and involvement with an experienced professional engaged for the specific purpose. Daily yield is the dividend factor multiplied by the number of days in the year. Yields can vary over time. Standard & Poor's Ratings in no way guarantee favorable performance results and should not be construed as safety in an investment. You may incur fees associated with wires and/or ACH transactions by your bank, but there will be no fees charged from FLCLASS for such transactions.

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