

District: **LAKESHORE RANCH COMMUNITY DEVELOPMENT DISTRICT**

Date of Meeting: Tuesday, March 14, 2023

Time: 6:30 PM

Location: Lakeshore Ranch Clubhouse  
19730 Sundance Lake Boulevard  
Land O' Lakes, Florida 34638

## ***Agenda***

*Note: For the full agenda package, please contact [patricia@breezehome.com](mailto:patricia@breezehome.com)*

**I. Roll Call**

**II. Pledge of Allegiance**

**III. Audience Comments** – *(limited to 3 minutes per individual for agenda items)*

**IV. Presentation of Proposals for Design**

A. JAH Presentation of Mailroom Expansion

**Exhibit 1**

**V. Presentation of Security Proposals**

A. JCS Security Service Proposal

**Exhibit 2**

B. Securitas Security Service Proposal

**Exhibit 3**

**VI. Operations Management**

A. BREEZE Operations Report

**Exhibit 4**

➤ Discussion of Invasive Plant in the Conservation Area-  
May Port Court

- Removal of Invasive Plants- Steadfast-  
\$1,550.00

**Exhibit 5**

- Removal of Invasive Plants- Redtree- \$6,400.00

**Exhibit 6**

➤ Stormwater System Informational Packet

**Exhibit 7**

➤ Paver Proposal- Bay Brick Pavers, Inc

**Exhibit 8**

➤ Paver Proposal- Elite Pavers *(To be Distributed)*

**VII. Professional Vendor Operations**

A. Redtree Landscape

➤ Pine Tree Pruning Proposal on Water Color Dr.-  
\$1,250.00

**Exhibit 9**

B. Steadfast Environmental

➤ Steadfast Waterway Inspection	<b>Exhibit 10</b>
➤ Presentation of Proposals	
• Replacement of Faulty Compressor on Pond 7- \$600.00	<b>Exhibit 11</b>
• Removal of Decaying Material/ Organic Debris- \$1,350.00	<b>Exhibit 12</b>
• Plant Bare Root Duckpotato Plants- \$4,100.00	<b>Exhibit 13</b>
C. Yellowstone Landscape	
➤ Yellowstone Site Audit	<b>Exhibit 14</b>
➤ Yellowstone Starting Site Audit	<b>Exhibit 15</b>
D. District Engineer – Greg Woodcock	
➤ Lakeshore Ranch Striping Report	<b>Exhibit 16</b>
➤ Lakeshore Ranch Mill and Resurface Cost Summary	<b>Exhibit 17</b>
<b>VIII. Amenity Management</b>	
A. Amenity Center Management Report	<b>Exhibit 18</b>
➤ Clubhouse Maintenance Checklist Inspection Report	<b>Exhibit 19</b>
➤ Lifestyle Schedules as of March 7, 2023	<b>Exhibit 20</b>
➤ Court Reservations- How Communities Manage	<b>Exhibit 21</b>
<b>IX. Business Matters</b>	
A. Reserve Study Proposal- Custom Reserves, LLC- \$3,700.00	<b>Exhibit 22</b>
B. Reserve Study Proposal- Facilities Advisors Florida- \$2,650.00	<b>Exhibit 23</b>
C. Reserve Study Proposal- Reserve Advisors- \$7,600.00	<b>Exhibit 24</b>
<b>X. Consent Agenda</b>	
A. Consideration for Approval – The Minutes of the Board of Supervisors Regular Meeting Held February 13, 2023	<b>Exhibit 25</b>
B. Consideration for Acceptance – The January Unaudited Financial Report	<b>Exhibit 26</b>
C. Ratification of Contracts	
➤ Redtree Landscape & Irrigation Maintenance Contract- \$11,954.66 Per Month	<b>Exhibit 27</b>
➤ Yellowstone Decoder Repair- \$1,534.13	<b>Exhibit 28</b>

## **XI. Staff Reports**

### **A. District Manager**

- Consideration for Adoption of **Resolution 2023-02,** **Exhibit 29**  
Budget Amendment
- Correspondence Regarding Non-Authorized Clearing  
Behind 8531 Eaglebrook
  - Cease and Desist Letter to Resident **Exhibit 30**
  - Cease and Desist Letter to Lawn Service **Exhibit 31**
  - Consideration Letter From Homeowner **Exhibit 32**
  - Clearing Repair Proposal- Redtree- \$6,562.50 **Exhibit 33**

### **B. District Attorney**

## **XII. Supervisors Requests**

### **A. Discussion of Walkabout the Amenities**

## **XIII. Audience Comments – New Business – *(limited to 3 minutes per individual for non-agenda items)***

## **XIV. Adjournment**