

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 *(To be Distributed)*

**V. Presentation of Security Proposals**

A. JCS Security Service Proposal

**Exhibit 1**

B. Securitas Security Service Proposal

**Exhibit 2**

**VI. Operations Management**

A. BREEZE Operations Report

**Exhibit 3**

➤ Stormwater System Informational Packet

**Exhibit 4**

➤ Paver Proposal- Bay Brick Pavers, Inc

**Exhibit 5**

➤ 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 6**

B. Steadfast Environmental

➤ Steadfast Waterway Inspection

**Exhibit 7**

➤ Presentation of Proposals

• Replacement of Faulty Compressor on Pond 7-  
\$600.00

**Exhibit 8**

• Removal of Decaying Material/ Organic Debris-  
\$1,350.00

**Exhibit 9**

• Plant Bare Root Duckpotato Plants- \$4,100.00

**Exhibit 10**

|   |                   |
|---|-------------------|
| C. Yellowstone Landscape  |                   |
| ➤ Yellowstone Site Audit  | <b>Exhibit 11</b> |
| ➤ Yellowstone Starting Site Audit   | <b>Exhibit 12</b> |
| D. District Engineer – Greg Woodcock  |                   |
| <b>VIII. Amenity Management</b>   |                   |
| A. Amenity Center Management Report   | <b>Exhibit 13</b> |
| ➤ Clubhouse Maintenance Checklist Inspection Report   | <b>Exhibit 14</b> |
| ➤ Lifestyle Schedules as of March 7, 2023   | <b>Exhibit 15</b> |
| ➤ Court Reservations- How Communities Manage  | <b>Exhibit 16</b> |
| <b>IX. Business Matters</b>   |                   |
| A. Reserve Study Proposal- Custom Reserves, LLC- \$3,700.00   | <b>Exhibit 17</b> |
| B. Reserve Study Proposal- Facilities Advisors Florida- \$2,650.00  | <b>Exhibit 18</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 19</b> |
| B. Consideration for Acceptance – The January Unaudited Financial Report  | <b>Exhibit 20</b> |
| C. Ratification of Contracts  |                   |
| ➤ Redtree Landscape & Irrigation Maintenance Contract- \$11,954.66 Per Month                                      | <b>Exhibit 21</b> |
| ➤ Yellowstone Decoder Repair- \$1,534.13  | <b>Exhibit 22</b> |
| <b>XI. Staff Reports</b>  |                   |
| A. District Manager   |                   |
| ➤ Consideration for Adoption of <b>Resolution 2023-02</b> , Budget Amendment                                      | <b>Exhibit 23</b> |
| ➤ Correspondence Regarding Non-Authorized Clearing Behind 8531 Eaglebrook   | <b>Exhibit 24</b> |
| B. District Attorney  |                   |
| <b>XII. Supervisors Requests</b>  |                   |
| A. Discussion of Walkabout the Amenities  |                   |
| <b>XIII. Audience Comments – New Business –</b> <i>(limited to 3 minutes per individual for non-agenda items)</i> |                   |
| <b>XIV. Adjournment</b>   |                   |