



Rizzetta & Company

Waters Edge Community Development District

**Board of Supervisors' Meeting
November 17, 2022**

**District Office:
5844 Old Pasco Road, Suite 100
Wesley Chapel, Florida 33544
813.994.1001**

www.watersedgecdd.org

WATERS EDGE COMMUNITY DEVELOPMENT DISTRICT AGENDA

At the Waters Edge Clubhouse, located at:
9019 Creedmoor Lane, New Port Richey, FL 34654

Board of Supervisors	Teri Geney George Anastasopoulos Brenda Brown Timothy Haslett Jason Peterson	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Matthew Huber	Rizzetta & Company, Inc.
District Counsel	John Vericker	Straley Robin & Vericker
District Engineer	Frank Nolte	Cardno

All cellular phones must be placed on mute while in the meeting room.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting / hearing / workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting / hearing / workshop by contacting the District Manager at (813) 933-5571. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

WATERS EDGE COMMUNITY DEVELOPMENT DISTRICT

District Office · Wesley Chapel, Florida · (813) 994-1001
Mailing Address – 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614
www.watersedgecdd.org

**Board of Supervisors
Waters Edge Community
Development District**

November 9, 2022

Dear Board Members:

The regular meeting of the Board of Supervisors of the Waters Edge Community Development District will be held on **Thursday, November 17, 2022 at 10:00 a.m. at the Waters Edge Clubhouse, located at 9019 Creedmoor Lane, New Port Richey, FL 34654.** The following is the tentative agenda for this meeting.

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 3. STAFF REPORTS**
 - A. Aquatics Manager**
 1. Presentation of Monthly Aquatics Report.....Tab 1
 - B. District Engineer**
 1. Presentation of District Engineer's Report.....Tab 2
 2. Update Regarding SWFWMD Repair
 3. Update Regarding Pond F1 Littoral Shelf Planting Plan
 4. Discussion Regarding Pasco County's Correspondence
on Moon Lake Road Inlet Erosion Pipe Clearing.....Tab 3
 - C. District Counsel**
 - D. PSA Inspection Reports**
 1. October Done Report.....Tab 4
 2. November Report.....Tab 5
 3. ASI Irrigation Inspection Report.....Tab 6
 - E. District Manager**
 1. Presentation of District Manager Report.....Tab 7
- 4. BUSINESS ITEMS**
 - A. Update on Easements and Drainage**
- 5. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of the Board of Supervisors'**
Regular Meeting held on October 20, 2022.....Tab 8
 - B. Consideration of Operation and Maintenance Expenditures**
for September 2022.....Tab 9
- 6. AUDIENCE COMMENTS AND 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,

Matthew Huber

Matthew Huber
District Manager

Tab 1



MONTHLY REPORT

NOVEMBER 1, 2022



WATERSEEDGE

Inspection Date:

October 25, 2022

Prepared For:

Jayna Cooper

Prepared By:

Bert Tony Smith

General Manager

P: 813.802.8204

E: bsmith@sitexaquatics.com

SUMMARY:

We've seen great results in our treatments of spike rush and Algae last month. All Algae blooms from decaying shorelines where treated on the 25th. Moving into the colder months we will be dying the smaller problem ponds.

WATERSEEDGE CDD

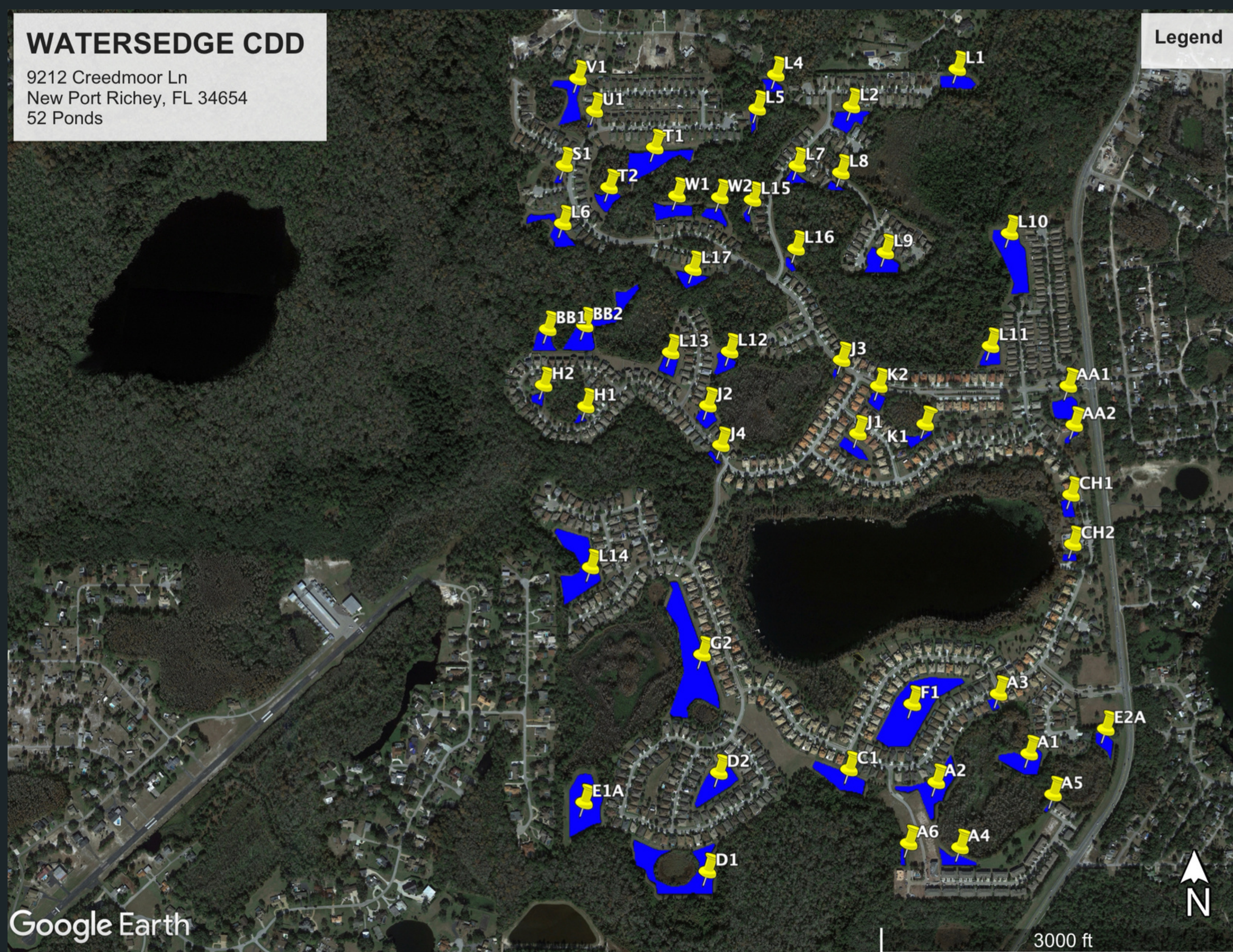
9212 Creedmoor Ln
New Port Richey, FL 34654
52 Ponds

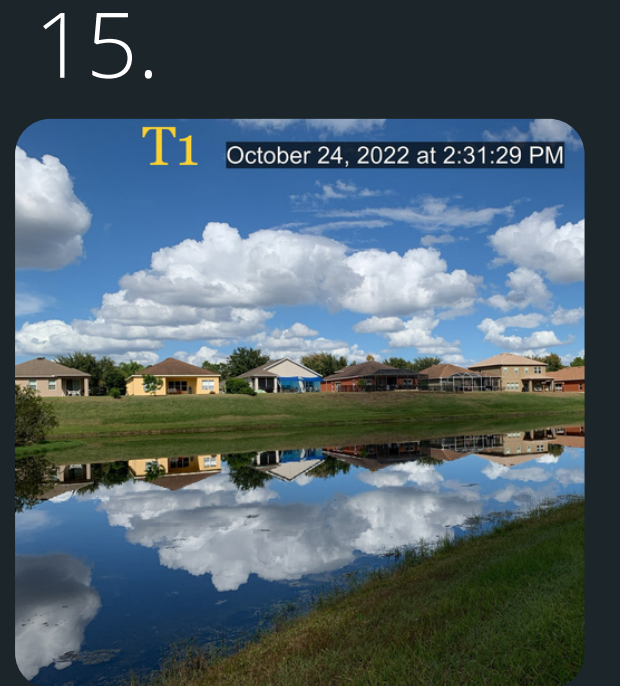
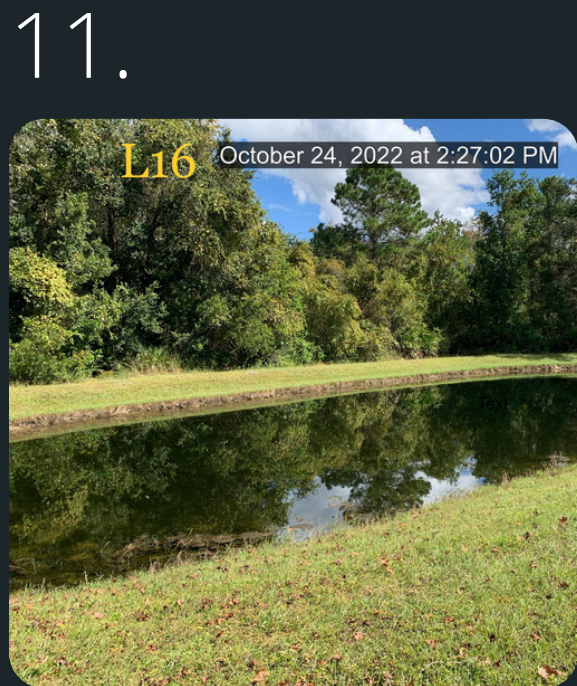
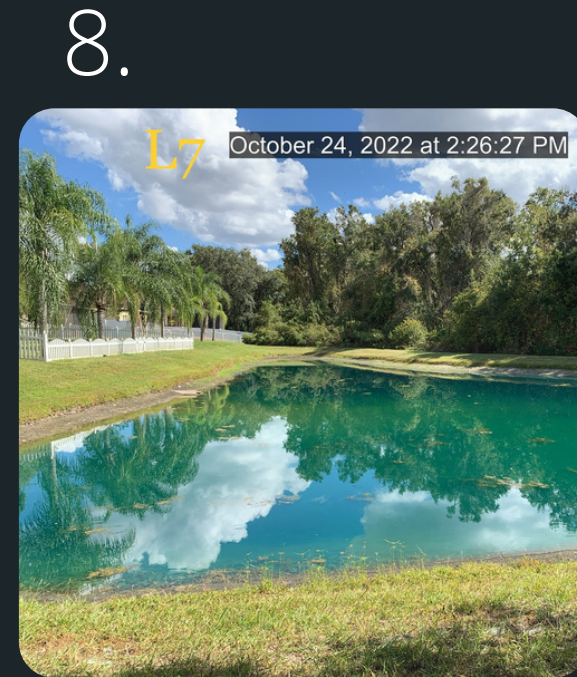
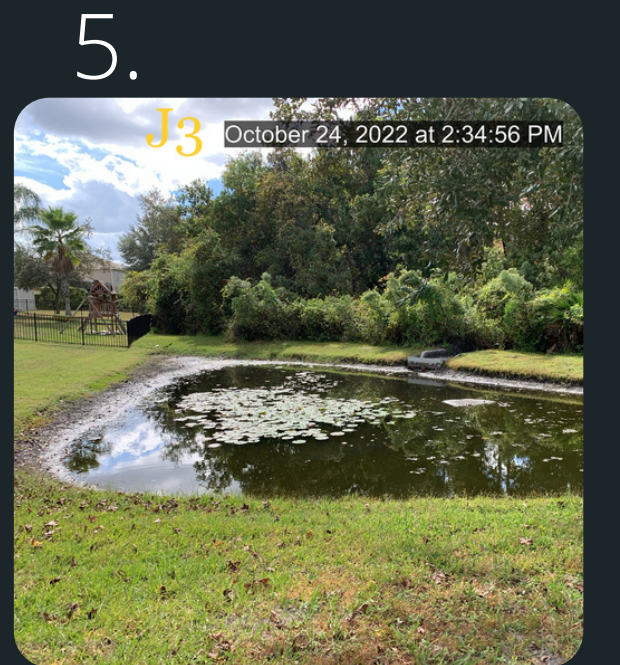
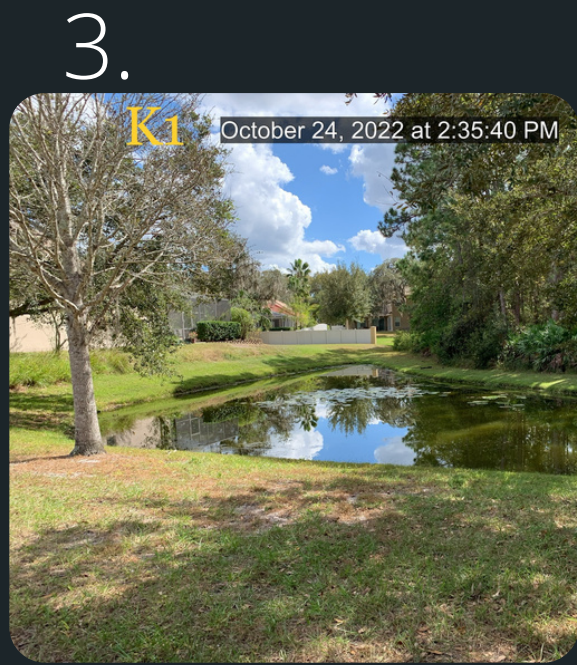
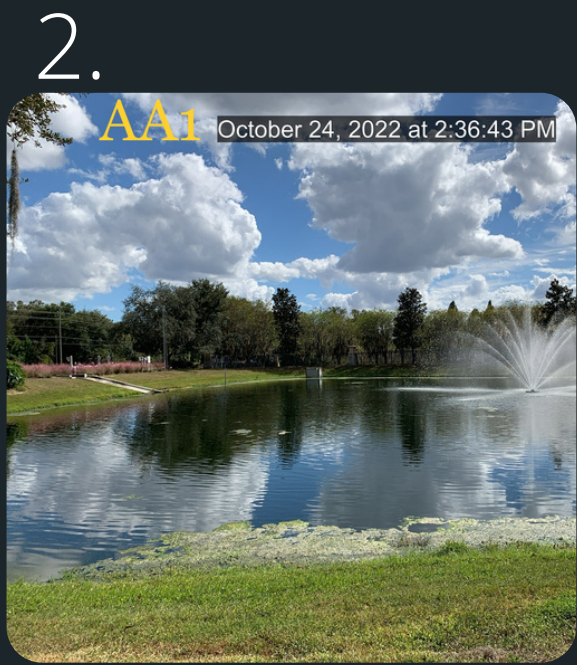
Legend

Google Earth



3000 ft





POND TREATMENTS

- 1: Was treated for Spike rush and Algae.
- 2: Was treated for Algae and shoreline vegetation.
- 3: Was treated for Spike rush and Algae.
- 4: Was treated for Algae and shoreline vegetation.
- 5: Was treated for Algae and shoreline vegetation.
- 6: Was treated for Algae and shoreline vegetation.
- 7: Was treated for Spike rush and shoreline vegetation.
- 8: Was treated for Algae.
- 9: Was treated for Spike rush.
- 10: Was treated for Spike rush and Algae.
- 11: Was treated for Algae and shoreline vegetation.
- 12: Was treated for shoreline vegetation.
- 13: Was treated for shoreline vegetation.

POND TREATMENTS

14: Was treated for Algae.

15: Was treated for Duckweed, Spike rush, Algae and shoreline vegetation.

Tab 2

Waters Edge Community Development District Engineer's Report:

Waters Edge Wall Repairs and Cleaning

- Steadfast Environmental cleared vegetation from walls except for behind 11254 Belle Haven Drive. District to send letter to homeowner to clear vegetation overhanging wall.
- Lugo property services began wall repairs on 10/14.
- Rip Tide to begin cleaning walls once repairs have been completed and vegetation removed.

SWFWMD O&M Permit Repair Items for 43026810.008 and 43026810.009

- SWFWMD Permit repairs completed, except sod areas.
- Requested Finn Outdoor postpone test areas until Spring 2023, once regular rains start to occur.
- ASI sod proposal approved at CDD meeting on 9/22. ASI stalled approximately 800 square feet of sod behind 11047, 11051 and 11059 Bellehaven Drive on 10/21. Reviewed sod installation on 11/2.

Waters Edge Curb Inlet Inspections Priority B&C Areas

- Priority B&C repairs completed by Finn Outdoor on 11/7 and will be reviewed by Engineer prior to upcoming CDD meeting.

Pond F1 Littoral Shelf Maintenance and Planting Plan

- Board approved Cardno maintenance and planting plan during October meeting. Invasives to be treated and removed January/February 2023, with plantings to be installed in March/April. On-site aquatics team to maintain shelf following installation.

Tab 3



October 11, 2022

VIA EMAIL: jvericker@srvlegal.com

John M. Vericker, Esq.
Straley, Robin & Vericker
1510 W. Cleveland St.
Tampa, FL 33606

RE: Waters Edge CDD//Moon Lake Road Inlet Erosion and Pipe Clearing
Our File Number: 2022554

Dear Mr. Vericker:

Please allow this letter to serve as a response to your correspondence dated September 13, 2022, addressed to Pasco County Attorney Jeffrey Steinsnyder.

On September 23, 2022, a Pasco County Public Works crew was dispatched to clean and jet out the inlet located on Moon Lake near the bike path. Further cleaning of the drains and inlets located within the CDD were hampered by Hurricane Ian storm cleanup taking priority.

The Public Works Department is ready to proceed with cleaning the inlets requested (8A, 8, and 7A), but we need to obtain a signed Right of Entry Agreement signed by the Association since these areas are located on private property. I have attached that form to this correspondence. Upon receipt of the signed form, the remainder of the work will be scheduled and completed in the coming weeks.

Finally, I ask that you please inform us of residual issues so that we can coordinate with our Public Works team to address any further matters.

If you have any further questions, please contact my office.

Regards,

Alex S. Davis
Risk Manager

ASD/jb

cc: Jeffrey Steinsnyder, Esq.

RISK MANAGEMENT DEPARTMENT

727.847-8028/FAX 727.847.8992 | 7536 State Street | New Port Richey, FL 34654-5528



RIGHT OF ENTRY AGREEMENT

This Right of Entry Agreement is entered into by Waters Edge Community Development District Moon Lake Road Inlet ("Grantor/Homeowner") and PASCO COUNTY, a political subdivision of the State of Florida, whose address is Historic Pasco County Courthouse, 37918 Meridian Avenue, Dade City, Florida 33525 ("Grantee" or "County").

Grantor/Homeowner's Address (Property): 720 BROOKER CREEK BLVD #206 OLDSMAR, FL 34677-2935

Parcel ID: Property Appraiser

Grantor/Homeowner, does hereby grant to County and its agents, employees and contractors the temporary right to enter onto his/her Property for the purpose of accessing _____
29-25-17-0050-00J00-0000 Property Parcel, Access to clean inlets 8A, 8, 7A (Project Area).
This Agreement shall be valid and irrevocable for a period of twelve months, but once construction begins is valid for the length of the project till its completion date.

Additional Info:

Furthermore, County agrees to indemnify, defend, and hold Grantor/Homeowner harmless from any claim, loss, damage, costs, charge, or expense arising from or in connection with the activities authorized herein.

IN WITNESS WHEREOF, said Grantor/Homeowner has executed this Right of Entry Agreement on the date written below.

This right of entry agreement shall not be recorded in the public records.

Grantor/Homeowner Signature:

Print Name: _____

Date: _____

Public Works - Operations Division

727.834.3611 | Trouble Creek Office | 4454 Grand Blvd | New Port Richey, FL 34652

Tab 4

PSA HORTICULTURAL

Landscape Consulting & Contract Management
"Protecting Your Landscape Investment"

8431 Prestwick Place
Trinity, FL 34655

LANDSCAPE INSPECTION RESULTS

Date:	October 6, 2022
Client:	Water's Edge HOA/CDD- Jason Peterson Manager- Rocco Iervasi Ameriscape- Armando Taylor PSA-Tom Picciano

This landscape inspection report and subsequent ones will serve as a both a benchmark of current landscape maintenance concerns and the progress toward corrective actions. It will also serve as a deficiency list of items that should be addressed under the current landscape maintenance agreement.

These items must be completed by October 24, 2022. Notify PSA in writing upon their completion, via fax or email, on or before 9:00 am on October 25, 2022. Contractor must initial the bottom of each page and sign at the bottom of the last page. The reason for any uncompleted deficiency must be listed.

SCORE 1=POOR 2= FAIR 3=GOOD

3 MOWING/EDGING/TRIMMING

The mowers were set to the proper height for sunlight absorption. The blades were sharp, leaving a clean and precise cut. The hard edging was vertical, and the edged material was cleaned out thoroughly. The bed lines were neatly defined, and the line trimming was at the same height as the mowing.

Clubhouse left side fence line-redefine bed lines.

Bridgeton dock-line trim along the woodline. *Photo below.*



Done

3 TURF COLOR

Bellehaven entry and exit-turf color was a lightly mottled medium green.

Slidell inbound and outbound-turf color was a mottled medium green.

Veteran's Park- turf color remained a consistent medium green.

Clubhouse parking lot fence line-turf color ranged from a lightly mottled medium green to a consistent dark green.

Clubhouse front left side and berm area-turf color remained a mottled medium green.

Clubhouse lawn along northern section of Moon Lake Road-turf color remained a lightly mottled medium green.

Moon Lake Road-turf color was a mottled medium green.

October



October



October



September



September



August



August



August



July



July



July



3 TURF DENSITY

Bellehaven gate-the density ranged from fair to good on the entry side and exit side.

Moon Lake Road-the density was good.

Clubhouse front left side and berm area-the front left side density was good. The density of the left side berm still ranged from fair to good. The weed content was affecting the density.

The density of the clubhouse Bahia lawn along northern section of Moon Lake Road fence was good.

Clubhouse lawn along the edge of the parking lot along Moon Lake Road-the density was good.

Common areas-the turf density was good.

Veteran's Park-the turf density was good.

Slidell- the density was good.

Front of basketball court-the density was good.

2 TURF WEED CONTROL

There was a further increase in the volume of broadleaf weeds. The weather has cooled to the point where post emergent herbicides can be safely applied to turf to eradicate weeds.

Clubhouse boat ramp driveway-treat broadleaf weeds. *Done*

Bellehaven at Creedmoor inbound-treat broadleaf weeds. *Ongoing*

Clubhouse left side pond-treat broadleaf weeds. *Ongoing*

Clubhouse front left side-treat broadleaf weeds. *Ongoing*

Slidell entry and exit side-treat broadleaf weeds. *Ongoing*

Bellehaven exit side, outside of gate-treat broadleaf weeds. *Ongoing*

*follow up
next week
10/31*

2 TURF INSECT/DISEASE CONTROL/OVERALL HEALTH

Basketball court-new sod is growing in well. *Photo below.*



Clubhouse parking lot against fence-monitor for take all rot. Some sections of turf are light green. Treat with fungicide. *ongoing*

Slidell-monitor for take all rot. Some sections of turf are light green. Treat with fungicide. *ongoing*

Bellehaven outbound gate-monitor for take all rot. Some sections of turf are light green. Treat with fungicide. *ongoing*

The turf is being mowed and trimmed in accordance with the specifications. The color and density were good throughout most of the community. There was another increase in the broadleaf weed content, as well as sedge. The air temperature should now be low enough to perform a blanket application of herbicide to kill the broadleaf weeds. There were no indications of any turf insect presence, though the cooling temperatures make conditions optimum for patch disease. There also appeared to be the start of take all rot on some of the high visibility turf areas. The fall fertilization will be performed soon. This application helps promote root growth over the winter.

3 SHRUB/TREE INSECT/DISEASE CONTROL/OVERALL HEALTH

Left side clubhouse-Muhly grass was cut back, which removed colorful plumes. This is a fall blooming plant. They should not have been pruned. *Photo below.*



notified the crew about this issue

Bellehaven median 11644-treat Fakahatchee grass for spider mites. *Follow up 10/31*

Bellehaven median 11541-treat Fakahatchee grass for spider mites. *Follow up 10/31*

Pool fence right side-monitor health of newly installed areca palms. Color is poor on some of them. Apply palm fertilizer. *Photo below.*

September



October



2 BED WEED CONTROL

Bridgeton playground-remove bed weed under roebelli palms. *done*

Bellehaven cds lift station-remove bed weeds. *done*

Bellehaven entry and exit pedestrian gate-remove heavy bed weeds along sidewalk. *done*

Bellehaven exit pedestrian gate-remove bed weeds from juniper. *done*

3 IRRIGATION MANAGEMENT

The landscape appears to be receiving sufficient irrigation.

Slidell monument-repair dripline break.

Bellehaven inside of exit pedestrian gate-repair dripline break. *Photo below.*



done

Monthly irrigation wet check reports must be submitted to management. This is a contractual requirement.

3 SHRUB PRUNING

*It should be noted that the shrubs, including but not limited to, the hawthorns and schilling hollies, should not be pruned too tightly. This means that too much vegetative growth is being removed, limiting the plants availability to make food for itself. In addition, the plant will look more attractive by not having "holes" in it, and allowing it to develop its more natural shape. (i.e. Indian Hawthorn has a natural mounded habit)

Most of the shrubs were neatly pruned and maintaining their shape. They did not require any attention outside of their normally scheduled pruning rotation.

Clubhouse left side-prune dead sections out of schilling hollies. *done*

2 TREE PRUNING

General work order-begin woodline cutbacks to the existing grass line once the winter schedule begins.

Bellehaven exit pedestrian gate- remove sucker growth from crape myrtles. MISSED FROM SEPTEMBER INSPECTION. *Done*

Walkway to basketball court-elevate oak tree. *done*

Clubhouse playground-elevate oak tree over playground. *Done*

Bellehaven medians- prune ligustrum trees. *Done*

Walkway to basketball court-elevate oak tree.

Clubhouse playground-elevate oak tree over playground

Bellehaven medians-remove sucker growth and stub cuts from ligustrum trees. MISSED FROM SEPTEMBER INSPECTION *Done*

Slidell median-remove pups from windmill palms. *Done*

3 CLEANUP/RUBBISH REMOVAL

General work order-remove storm debris such as fallen branches and moss from high visibility beds.

N/A APPEARANCE OF SEASONAL COLOR

The seasonal flower display of marigolds was in the process of being installed. The plants were heathy and being neatly and properly spaced. *Prior to the Holiday season planting the beds must be redressed up to the proper height with fresh potting mix*

(0) CARRIED FORWARD FROM PRIOR MONTH

INSPECTION SCORE 29 of 33 –Passing score is 30 of 36 or 28 of 33 (with no seasonal color.)

PASSED INSPECTION

Payment for OCTOBER services should be released after the receipt of the DONE REPORT.

FOR MANAGER

None

PROPOSALS

Submit a proposal to partially re-landscape the front of clubhouse.

Bellehaven lift station-tie into reclaimed line.

Bellehaven entry along Moon Lake- submit a proposal to remove juniper that is infested with torpedo grass and replace with Bahia sod.

Slidell- install 6 cabbage palms and firebush on the entry side and 6 cabbage palms without firebush on the exit side.

Submit a proposal to spread a seed mix of winter rye, common Bermudagrass and Bahiagrass. Price should be based a per 1000/sf rate. State how many pounds of seed per 1000 s/f. Price should be based per 50lb bag. Submit a proposal to seed compacted soil at basketball court. Area should be core aerated (within contract) and then seeded with a seed mix of millet or winter rye, common Bermudagrass and Bahia grass.

SUMMARY

ASI performed to contractual standards for this inspection. The turf is being maintained according to the specifications. Both the color and density of the turf were good in most areas, but the rapid broadleaf weed growth was affecting the overall turf health and quality in some turf panels. These weeds need to be eradicated. There were no indications of turf insect activity, but patch disease is more likely as the temperatures cool down and it did appear that take all rot was starting in the high visibility turf. The shrubs were healthy and neatly pruned and only required some minor cosmetic pruning. Hardwood and ornamental tree pruning needed to be performed, including tasks missed from the last inspection. The bed and crack weed control ranged from fair to good. Some weeds were in high visibility areas. There were a few irrigation issues that needed to be addressed. The landscape appears to be receiving sufficient irrigation. The seasonal color planting of marigolds was being installed.

ASI certifies that all work on this list has been completed in the 14-day timeframe specified in the contractual agreement and provided to PSA within the same period.

Signature 

Print Name Armando Taylor

Company AST Landscape Management

Date 10/24/22

Tab 5

PSA HORTICULTURAL

Landscape Consulting & Contract Management
"Protecting Your Landscape Investment"

8431 Prestwick Place
Trinity, FL 34655

LANDSCAPE INSPECTION RESULTS

Date:	November 3, 2022
Client:	Water's Edge HOA/CDD-Jason Peterson Manager-Rocco Iervasi Ameriscape-Armando Taylor PSA-Tom Picciano

This landscape inspection report and subsequent ones will serve as a both a benchmark of current landscape maintenance concerns and the progress toward corrective actions. It will also serve as a deficiency list of items that should be addressed under the current landscape maintenance agreement.

These items must be completed by November 21, 2022. Notify PSA in writing upon their completion, via fax or email, on or before 9:00 am on November 22, 2022. Contractor must initial the bottom of each page and sign at the bottom of the last page. The reason for any uncompleted deficiency must be listed.

SCORE 1=POOR 2= FAIR 3=GOOD

3 MOWING/EDGING/TRIMMING

The turf was very neatly mowed with sharp blades. The hard edging was vertical and all the edged material was cleaned out. The line trimming was performed at the same height as the mowing. Some of the bed edges have been redefined. The cleanup of the hard surface was thorough. The turf is now being mowed every other week. If it does not need to be mowed, labor resources will be moved to other tasks.

Bridgeton playground-hard edge around the playground equipment.

3 TURF COLOR

Bellehaven entry and exit-turf color ranged from a mottled pale green to a mottled medium green.

Slidell inbound and outbound-turf color remained a mottled medium green.

Veteran's Park-turf color remained a consistent medium green.

Clubhouse parking lot fence line-turf color still ranged from a lightly mottled medium green to a consistent dark green.

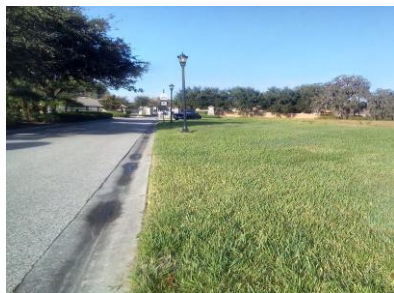
Clubhouse front left side and berm area-turf color was a lightly mottled medium green.

Clubhouse lawn along northern section of Moon Lake Road-turf color remained a lightly mottled medium green.

Moon Lake Road-turf color was a lightly mottled medium green.

November

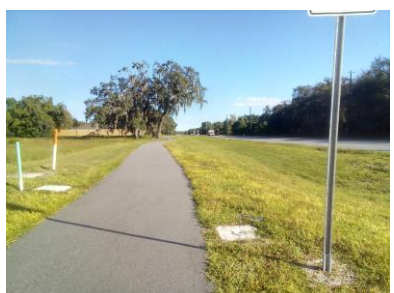
November



October

October

October



September

September



August

August

August



2 TURF DENSITY

Bellehaven gate-the density ranged from poor to good on the entry side and exit side. It is being affected by disease and broadleaf weed activity as well as fertilizer damage.

Moon Lake Road-the density was strong.

Clubhouse front left side and berm area-the front left side density was strong. The density of the left side berm still ranged from fair to good. It is still being affected by broadleaf weed activity.

The density of the clubhouse Bahia lawn along northern section of Moon Lake Road fence was strong.

Clubhouse lawn along the edge of the parking lot along Moon Lake Road-the density was strong.

Common bahiagrass areas-the turf density was strong.

Veteran's Park-the turf density was strong.

Slidell- the density was strong.

Front of basketball court-the density was strong.

2 TURF WEED CONTROL

Broadleaf turf weed control has started. Weeds are showing signs of decline from herbicide application.

Bellehaven exit outside gate-heavy crabgrass infestation. Apply pre-emergent herbicide when appropriate according to UF/IFAS.

Basketball court-treat broadleaf weeds in new sod

Clubhouse parking lawn lot lawn along fence-treat broadleaf weeds.

Clubhouse left side rear-treat broadleaf weeds.

Slidell entry and exit-treat broadleaf weeds.

2 TURF INSECT/DISEASE CONTROL/OVERALL HEALTH

Bellehaven entry inside and outside of gate-some indications of fertilizer burn and treat root rot disease and/or patch disease.

Bellehaven exit outside gate-turf appears dry and monitor and treat for disease activity. *Photo below.*



Clubhouse parking lot lawn along fence-monitor and treat for root rot disease. *Photo below.*



The turf was neatly mowed with sharp blades. The color and density ranged from poor to good. The broadleaf weeds are still present but can now being controlled by herbicide treatments and some are showing signs of decline. Heavy crabgrass infestations were noted. Pre-emergent herbicide must be applied when appropriate to reduce germination of crabgrass. There were no signs of insect activity but there does seem to be indications of both patch disease and take all rot as well as fertilizer burn. Any dead or severely declining turf shall be replaced under the warranty. These The fall fertilization will help to improve root growth over the winter to increase the turf density and vigor in the spring.

3 SHRUB/TREE INSECT/DISEASE CONTROL/OVERALL HEALTH

Boat ramp driveway sidewalk-mulch newly installed firebush. *Photo below.*



Bellehaven lift station-remove dead viburnum.

11644 Bellehaven median-treat Fakahatchee grass for spider mites

Clubhouse right side rear-monitor health of areca palms. They are off color. Apply palm specific fertilizer.
Photo below.



3 BED WEED CONTROL

Bellehaven entry and exit, inside and outside of gate-remove bed weeds.

Barn-remove bed weeds around pump station.

Basketball court perimeter-remove bed weeds.

Clubhouse entry sidewalk-remove vines from azaleas.

Boat ramp driveway-remove bed weeds at large oak.

Clubhouse right side sidewalk-remove vines from holly hedge.

2 IRRIGATION MANAGEMENT

The landscape appears to be receiving sufficient irrigation.

Bellehaven exit outside gate- turf appears dry and monitor and treat for disease activity. *Photo below.*



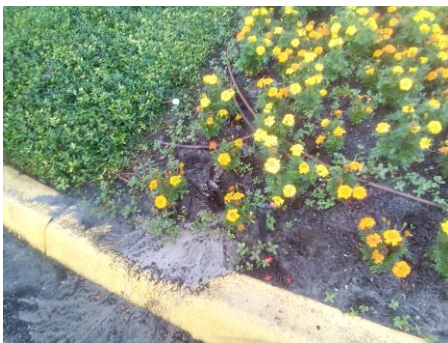
Slidell rear endcap-repair irrigation break in flower bed.

Slidell- check for irrigation break around the sign. *Photo below.*



11200 Bellehaven-repair irrigation on median.

Bellehaven end cap-repair irrigation break in flower bed. *Photo below.*



Biddeford common area-replace broken valve boxes along the street and repair mainline break in back area of field. A gate or ball valve should also be installed to isolate this area, if one is not already installed. *Photo below.*



1163 Bellehaven-repair irrigation break on median.

Monthly irrigation wet check reports must be submitted to management. This is a contractual requirement.

3 SHRUB PRUNING

*It should be noted that the shrubs, including but not limited to, the hawthorns and schilling hollies, should not be pruned too tightly. This means that too much vegetative growth is being removed, limiting the plants availability to make food for itself. In addition, the plant will look more attractive by not having “holes” in it, and allowing it to develop its more natural shape. (i.e. Indian Hawthorn has a natural mounded habit)

Most of the shrubs were neatly pruned and maintaining their shape. They did not require any attention outside of their normally scheduled pruning rotation.

Clubhouse left side-prune dead sections out of schilling hollies.

3 TREE PRUNING

Barn-remove moss from crape myrtles.

Clubhouse left side rear-flush cut stump.

3 CLEANUP/RUBBISH REMOVAL

North end of bike path- remove cut tree limbs. *Photo below.*



Clubhouse left side rear-remove fallen palm boots from lawn.

3 APPEARANCE OF SEASONAL COLOR

The seasonal flower display of marigolds was providing an excellent curb appeal. The flowers were healthy and properly spaced. Some of the marigolds have been stolen. *Prior to the Holiday season planting the beds must be redressed up to the proper height with fresh potting mix.*

November



November



Bellehaven end cap-remove bed weeds from flower beds.

CARRIED FORWARD FROM PRIOR MONTH

INSPECTION SCORE 32 of 36 –Passing score is 30 of 36 or 28 of 33 (with no seasonal color.)

PASSED INSPECTION

Payment for NOVEMBER services should be released after the receipt of the DONE REPORT.

FOR MANAGER

None

PROPOSALS

NEW Submit a proposal to install bollards around the two valve box clusters in the Biddeford field.

Submit a proposal to partially re-landscape the front of clubhouse.

Bellehaven lift station-tie into reclaimed line.

Bellehaven entry along Moon Lake- submit a proposal to remove juniper that is infested with torpedo grass and replace with Bahia sod.

SUMMARY

ASI performed to contractual standards for this inspection. The turf was neatly mowed, trimmed and edged in accordance with the specifications. The color of the turf varied greatly as did the density. The broadleaf weeds were being controlled now that the temperature is cooling down. There were indications of weed dieback. Crabgrass germination also needs to be controlled. There were no signs of insect activity, but patch disease and take all rot seemed to be present in some high visibility turf. The Bahiagrass turf panels will go dormant during the winter months. Most of the shrubs were healthy except for some lingering spider mite issues. In the spring renewal pruning will be performed to help ensure some healthier shrubbery. There was no significant shrub or tree pruning necessary. Some wood line cutbacks and elevations do need to be performed on the encroaching trees and vegetation over the winter. The bed and crack weed management was much improved this month. There were a few irrigation issues. One was very significant, a mainline break in the Biddeford field. The seasonal flower display of marigolds was providing an excellent curb appeal.

ASI certifies that all work on this list has been completed in the 14-day timeframe specified in the contractual agreement and provided to PSA within the same period.

Signature_____

Print Name _____

Company_____

Date_____

Tab 6

Job Name: Waters Edge Updated 10/25/18Controller Name: A- by Pump inside portecorpus

IRRIGATION INSPECTION REPORT

Date: 10/25/22 Page #: 1 of 3Technician Name: Jose Sr / JB

Property Manager:

	Start Times:	Run Days:	Seasonal Adjust:	Weather Sensor Present:
Program A	7 PM	M T W T F S S	100 %	<input checked="" type="checkbox"/> YES <input type="checkbox"/> NO
Program B	3 AM	M T W T F S S	100 %	Weather Sensor Operational:
Program C	7 PM	M T W T F S S	100 %	<input checked="" type="checkbox"/> Working <input type="checkbox"/> Not Working
Program D	3 AM	M T W T F S S	100 %	
Controller Make & Model:	G 3 AM 00 00 0 100 Hunter F 7 PM 00 00 00 0 100 ACC			
Controller Status:	WORKING		NOT WORKING	
POC Info:	Potable Water	Reclaim Water	Well Water	Lake Water
Pump Status & Type:	PRESSURIZED	PUMP START	CENTRIFUGAL	SUBMERSIBLE

DO WE HAVE A ZONE MAP?
<input checked="" type="checkbox"/> YES
<input type="checkbox"/> NO

Zone Number	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
Spray, Rotor, MP, Drip, or Bubbler			R	S			W	S	D	S	R	S	D	D		
Annuals, Shrub, Turf			T	T	S		T	S	T			T	T	S	S	
Run Time [Program: 1 A]			45	45								45				
Run Time [Program: 1 B]																
Run Time [Program: 1 C]			30				30	30	30	30			30	30	30	
Battery Pack/Doubler/Add-a-Zone D																
Zone Faults or Alarms E/F								30	30			20	30			
Contract/Maintenance [No Charge]: <i>Circled items have been completed</i>																
Maintenance Repairs																
Partial Clogged Nozzles																
Head Straightened																
Head Adjusted																
Billable Repairs or Upgrades: <i>Circled items have been completed</i>																
Head Broken - 6" spray											(1)					
Head Broken - 12" spray																
Head Broken - Riser																
Head Broken- Rotor																
Upgrade to 6" Pop Up-Turf																
Upgrade to 12" Pop Up-Shrub																
Nozzle - Spray											(1)					
Nozzle - MP rotator																
Drip Line Break															(5)	
Lateral Line Break																
Relocation/Add Head																
Head Raised/Lowered-Turf																
Head Raised/Lowered-Shrub																
Damaged Valve Box																
Valve - Inoperative/Sticking																
Other-See Comments																

Additional Comments: 1 - Low Pressure

Job Name: Waters Edge

Updated 10/25/18

Controller Name: A= by pump inside potto Corpus

IRRIGATION INSPECTION REPORT

Date: 10/25/22Page #: 2 of 3Technician Name: Jose Sr / JB

Property Manager:

Program A	Start Times:	Run Days:	Seasonal Adjust:	Weather Sensor Present:
Program B		M T W T F S S	%	YES NO
Program C		M T W T F S S	%	Weather Sensor Operational:
Program D		M T W T F S S	%	Working Not Working
Controller Make & Model:				
Controller Status:	WORKING		NOT WORKING	
POC Info:	Potable Water	Reclaim Water	Well Water	Lake Water
Pump Status & Type:	PRESSURIZED	PUMP START	CENTRIFUGAL	SUBMERSIBLE

DO WE HAVE A ZONE MAP?
YES
NO

Zone Number	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32
Spray, Rotor, MP, Drip, or Bubbler							D	D	D	R	R	?				S
Annuals, Shrub, Turf							S	SHA	S	T	ST	.				T
Run Time [Program: <u>AIB</u>]										<u>45</u>	<u>45</u>	<u>45</u>				
Run Time [Program: <u>CID</u>]							<u>30</u>	<u>30</u>	<u>30</u>							<u>30</u>
Run Time [Program: <u>EIF</u>]																<u>20</u> <u>30</u>
Battery Pack/Doubler/Add-a-Zone																
Zone Faults or Alarms																
Contract/Maintenance [No Charge]: <i>Circled items have been completed</i>																
Maintenance Repairs																
Partial Clogged Nozzles																
Head Straightened																
Head Adjusted																
Billable Repairs or Upgrades: <i>Circled items have been completed</i>																
Head Broken - 6" spray																
Head Broken - 12" spray																
Head Broken - Riser																
Head Broken- Rotor																
Upgrade to 6" Pop Up-Turf																
Upgrade to 12" Pop Up-Shrub																
Nozzle - Spray																
Nozzle - MP rotator																
Drip Line Break							<u>(4)</u>	<u>(2)</u>	<u>(2)</u>							
Lateral Line Break																
Relocation/Add Head																
Head Raised/Lowered-Turf																
Head Raised/Lowered-Shrub																
Damaged Valve Box																
Valve - Inoperative/Sticking																
Other-See Comments																

Additional Comments:

Job Name: Waters Edge

Updated 10/25/18

Controller Name: A = by Pump inside port to campus

IRRIGATION INSPECTION REPORT

Date: 10/25/22Page #: 3 of 3

Technician Name:

Property Manager:

	Start Times:	Run Days:	Seasonal Adjust:	Weather Sensor Present:
Program A		M T W T F S S	%	YES NO
Program B		M T W T F S S	%	Weather Sensor Operational:
Program C		M T W T F S S	%	Working Not Working
Program D		M T W T F S S	%	
Controller Make & Model:				
Controller Status:	WORKING		NOT WORKING	
POC info:	Potable Water	Reclaim Water	Well Water	Lake Water
Pump Status & Type:	PRESSURIZED	PUMP START	CENTRIFUGAL	SUBMERSIBLE

DO WE HAVE A ZONE MAP?
YES
NO

Zone Number	33	34	36	37	38	41	56	57										
Spray, Rotor, MP, Drip, or Bubbler	S	DMS	R	D	D	?	S	S										
Annuals, Shrub, Turf	T	SA	+	S	S	?	T	+										
Run Time [Program: AIB]			45	60	60	60												
Run Time [Program: CID]		30	35					35										
Run Time [Program: EIF]		30	30		60	60	60	50										
Battery Pack/Doubler/Add-a-Zone																		
Zone Faults or Alarms																		
Contract/Maintenance [No Charge]:	Circled items have been completed																	
Maintenance Repairs																		
Partial Clogged Nozzles																		
Head Straightened																		
Head Adjusted																		
Billable Repairs or Upgrades:	Circled items have been completed																	
Head Broken - 6" spray																		
Head Broken - 12" spray																		
Head Broken - Riser																		
Head Broken- Rotor																		
Upgrade to 6" Pop Up-Turf																		
Upgrade to 12" Pop Up-Shrub																		
Nozzle - Spray																		
Nozzle - MP rotator																		
Drip Line Break																		
Lateral Line Break																		
Relocation/Add Head																		
Head Raised/Lowered-Turf																		
Head Raised/Lowered-Shrub																		
Damaged Valve Box																		
Valve - Inoperative/Sticking																		
Other-See Comments																		

Additional Comments: 1 - Time temporarily removed



Job Name:

Water edge

Updated 10/25/18

Controller Name:

B = Club House left side

IRRIGATION INSPECTION REPORT

Date:

Oct 25 22

Page #:

1 of 3

Technician Name:

Jose AN SB

Property Manager:

3 AM	Program A	Start Times:	Run Days:	Seasonal Adjust:	Weather Sensor Present:
	Program B	7:00 AM	M T W T F S S	10.0 %	YES NO
	Program C	7:00 PM	M T W T F S S	%	Weather Sensor Operational:
	Program D	7:00 PM	M T W T F S S	%	Working Not Working
	Controller Make & Model:	2 wire Hunter or			
	Controller Status:	WORKING			
	POC info:	Potable Water	Reclaim Water	Well Water	Lake Water
	Pump Status & Type:	PRESSURIZED	PUMP START	CENTRIFUGAL	SUBMERSIBLE

DO WE HAVE A ZONE MAP?
YES
NO

Zone Number	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16
Spray, Rotor, MP, Drip, or Bubblers		D	D	R	S	D	S	S	D	D	A	D	S	R	R	
Annuals, Shrub, Turf		T	T	T	T	T	T	T	T	T	T	T	T	T	T	
Run Time [Program: A 1B]	45			45												
Run Time [Program: C 1D]		10	15		20	10	10	50	50	100	100	100	100			
Run Time [Program: E 1F]	45															
Battery Pack/Doubler/Add-a-Zone G		10	35													
Zone Faults or Alarms																
Contract/Maintenance [No Charge]: Circled items have been completed																
Maintenance Repairs																
Partial Clogged Nozzles																
Head Straightened																
Head Adjusted																
Billable Repairs or Upgrades: Circled items have been completed																
Head Broken - 6" spray																
Head Broken - 12" spray																
Head Broken - Riser																
Head Broken- Rotor																
Upgrade to 6" Pop Up-Turf																
Upgrade to 12" Pop Up-Shrub																
Nozzle - Spray																
Nozzle - MP rotator																
Drip Line Break		④						①			①					
Lateral Line Break																⑦
Relocation/Add Head																
Head Raised/Lowered-Turf																
Head Raised/Lowered-Shrub																
Damaged Valve Box													1			
Valve - Inoperative/Sticking																
Other-See Comments	1												2			3

Additional Comments: 1- at arrival timer had an alarm of over current on module
2- missing valve box lid rectangle
3 1 1/4" line break



Job Name:

Water edge

Updated 10/25/18

Controller Name:

R - 8001 AREA

IRRIGATION INSPECTION REPORT

Date:

Oct 25 22

Page #:

2

of

3

Technician Name:

Jose And JB

Property Manager:

	Start Times:	Run Days:	Seasonal Adjust:	Weather Sensor Present:
Program A		M T W T F S S	%	YES NO
Program B		M T W T F S S	%	Weather Sensor Operational:
Program C		M T W T F S S	%	Working Not Working
Program D		M T W T F S S	%	

Controller Make & Model:

Controller Status:

WORKING		NOT WORKING	
Potable Water	Reclaim Water	Well Water	Lake Water
PRESSURIZED	PUMP START	CENTRIFUGAL	SUBMERSIBLE

POC info:

Pump Status & Type:

DO WE HAVE A ZONE MAP?	
YES	
NO	

Zone Number	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32
Spray, Rotor, MP, Drip, or Bubbler	AS	S	R	S	R	R	R	D	S	S	S	R	D	D	D	D
Annuals, Shrub, Turf	T	T	T	T	T	T	T	S	T	T	T	T	T	S	S	S
Run Time [Program:	A13		40		25	36	46	0	25	100	100	20	20	20	20	20
Run Time [Program:	C10	20	10	20												
Run Time [Program:	E1F	10	20													
Battery Pack/Doubler/Add-a-Zone	6							50				20	20	20	20	20
Zone Faults or Alarms								50				20	20	20	20	20
Contract/Maintenance [No Charge]:	Circled items have been completed															
Maintenance Repairs		①														
Partial Clogged Nozzles								1/2								
Head Straightened								1/2								
Head Adjusted		①														
Billable Repairs or Upgrades:	Circled items have been completed															
Head Broken - 6" spray																
Head Broken - 12" spray																
Head Broken - Riser																
Head Broken- Rotor																
Upgrade to 6" Pop Up-Turf																
Upgrade to 12" Pop Up-Shrub																
Nozzle - Spray																
Nozzle - MP rotator																
Drip Line Break					②				①							
Lateral Line Break																
Relocation/Add Head																
Head Raised/Lowered-Turf																
Head Raised/Lowered-Shrub																
Damaged Valve Box																
Valve - Inoperative/Sticking			1													
Other-See Comments																

Additional Comments:



Job Name:

water edge

Updated 10/25/18

Controller Name:

B = Club House left side

IRRIGATION INSPECTION REPORT

Date:

02/25/22

Page #:

3

of

3

Technician Name:

Jose And JB

Property Manager:

Program A	Start Times:	Run Days:	Seasonal Adjust:	Weather Sensor Present:
Program B		M T W T F S S	%	YES NO
Program C		M T W T F S S	%	Weather Sensor Operational:
Program D		M T W T F S S	%	Working Not Working

Controller Make & Model:

Controller Status:

WORKING		NOT WORKING	
Potable Water	Reclaim Water	Well Water	Lake Water
PRESSURIZED	PUMP START	CENTRIFUGAL	SUBMERSIBLE

POC info:

Pump Status & Type:

DO WE HAVE A ZONE MAP?	
YES	
NO	

Zone Number	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48
Spray, Rotor, MP, Drip, or Bubblers	A												D	D		
Annuals, Shrub, Turf	T												S	S		
Run Time [Program: A 1D	150															
Run Time [Program: C 1D													30	30		
Run Time [Program: F 1G																
Battery Pack/Doubler/Add-a-Zone F																
Zone Faults or Alarms																

Contract/Maintenance [No Charge]: Circled items have been completed

Maintenance Repairs																
Partial Clogged Nozzles																
Head Straightened																
Head Adjusted																

Billable Repairs or Upgrades: Circled items have been completed

Head Broken - 6" spray																
Head Broken - 12" spray																
Head Broken - Riser																
Head Broken - Rotor																
Upgrade to 6" Pop Up-Turf																
Upgrade to 12" Pop Up-Shrub																
Nozzle - Spray																
Nozzle - MP rotator																
Drip Line Break																
Lateral Line Break																
Relocation/Add Head																
Head Raised/Lowered-Turf																
Head Raised/Lowered-Shrub																
Damaged Valve Box																
Valve - Inoperative/Sticking																
Other-See Comments																

Additional Comments:



Job Name: Walters Edge Updated 10/25/18

Controller Name: Controller C

IRRIGATION INSPECTION REPORT

Date: 10/25/22 Page #: 1 of 1

Technician Name: Stm

Property Manager:

	Start Times:	Run Days:	Seasonal Adjust:
Program A	2:30 AM	(M) T (W) T F (S) S	100 %
Program B	7: PM	M T (W) T F (S) S	100 %
Program C		M T W T F S S	%
Program D		M T W T F S S	%

Weather Sensor Present: (YES) NO

Weather Sensor Operational: (Working) Not Working

Controller Make & Model:

Rainier Acc

Controller Status:

(WORKING) NOT WORKING

POC info:

(Potable Water) (Reclaim Water) Well Water Lake Water

Pump Status & Type:

PRESSURIZED PUMP START CENTRIFUGAL SUBMERSIBLE

DO WE HAVE A ZONE MAP?
YES
NO

Zone Number	1	2	3	4	5	6	7	8	9	10	11	12	13	14	15
Spray, Rotor, MP, Drip, or Bubbler	S	R	L	S	S	S	R	R	R	S	R	R	R	S	S
Annuals, Shrub, Turf	T/S	T	T	T	T	T	T	T	T	T	T	T	T	T	T
Run Time [Program: A]	20	40	40	20	20	20	20	20	40	20	20	40	40	20	20
Run Time [Program: B]				20	20	20				20	20			20	20
Run Time [Program:]															
Battery Pack/Doubler/Add-a-Zone															
Zone Faults or Alarms															
Contract/Maintenance [No Charge]: <i>Circled items have been completed</i>															
Maintenance Repairs															
Partial Clogged Nozzles															
Head Straightened								①							
Head Adjusted															
Billable Repairs or Upgrades: <i>Circled items have been completed</i>															
Head Broken - 6" spray															
Head Broken - 12" spray															
Head Broken - Riser															
Head Broken- Rotor		②													
Upgrade to 6" Pop Up-Turf															
Upgrade to 12" Pop Up-Shrub															
Nozzle - Spray															
Nozzle - MP rotator															
Drip Line Break															
Lateral Line Break															
Relocation/Add Head															
Head Raised/Lowered-Turf															
Head Raised/Lowered-Shrub															
Damaged Valve Box															
Valve - Inoperative/Sticking															
Other-See Comments															

Additional Comments:

Job Name: Waters Edge

Updated 10/25/18

Controller Name: Carroll D

IRRIGATION INSPECTION REPORT

Date: 10/25/22 Page #: 1 of 1Technician Name: Stan

Property Manager:

Program A	Start Times: 7pm	Run Days: M T W T F S S	Seasonal Adjust: 100 %	Weather Sensor Present: YES NO
Program B	7pm	M T W T F S S	100 %	Weather Sensor Operational: Working Not Working
Program C		M T W T F S S	%	
Program D		M T W T F S S	%	
Controller Make & Model:				
Controller Status:	WORKING		NOT WORKING	
POC info:	Potable Water	Reclaim Water	Well Water	Lake Water
Pump Status & Type:	PRESSURIZED	PUMP START	CENTRIFUGAL	SUBMERSIBLE
				DO WE HAVE A ZONE MAP? YES NO

Zone Number	1	2	3	4	5	6	7	8	9	10	11	12	13			
Spray, Rotor, MP, Drip, or Bubbler	S	S	R	R	R	R	R	R	R	S	R	R	S			
Annuals, Shrub, Turf	T	T	T	T	T	T	T	T	T	T	T	T	T			
Run Time [Program: A]	30	30	30	30	30	30	30	30	30	30						
Run Time [Program: B]			30								30	30	30			
Run Time [Program:]																
Battery Pack/Doubler/Add-a-Zone																
Zone Faults or Alarms																
Contract/Maintenance [No Charge]: <i>Circled items have been completed</i>																
Maintenance Repairs																
Partial Clogged Nozzles																
Head Straightened																
Head Adjusted																
Billable Repairs or Upgrades: <i>Circled items have been completed</i>																
Head Broken - 6" spray																
Head Broken - 12" spray																
Head Broken - Riser																
Head Broken- Rotor																
Upgrade to 6" Pop Up-Turf																
Upgrade to 12" Pop Up-Shrub																
Nozzle - Spray	(1)	(1)														
Nozzle - MP rotator																
Drip Line Break																
Lateral Line Break																
Relocation/Add Head																
Head Raised/Lowered-Turf																
Head Raised/Lowered-Shrub																
Damaged Valve Box																
Valve - Inoperative/Sticking																
Other-See Comments																

Additional Comments:

Tab 7



Rizzetta & Company

UPCOMING DATES TO REMEMBER

- **Next Regular Meeting:** December 15, 2022 at 3:30 p.m.
- **Election completed! (Seats 1 & 5):** November 8, 2022
(all seats ran unopposed)

District Manager's Report

November 17

2022

CDD Wall Repair:

- ✓ Met District Engineer onsite to review Lugo repairs to wall, still not completed.
- ✓ Letter sent to homeowner with vegetation impeding repairs & power washing.

Lake bank ASI sod installation:

- ✓ Reviewed lake bank area with District Engineer, it appears that only half of the proposed 1500 sq. ft. has actually been installed, as well as it appears to be dead.

Intacct Training:

- ✓ Financials & Board packages expected to roll out shortly.
- ✓ Board member access to Intacct software to commence thereafter.

W
A
T
E
R
S

E
D
G
E

C
D
D

Tab 8

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.

WATERS EDGE COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of Waters Edge Community Development District was held on **Thursday, October 20, 2022, at 3:30 p.m.** at the Waters Edge Clubhouse, located at 9019 Creedmoor Lane, New Port Richey, FL 34654.

Present and constituting a quorum:

George Anastasopoulos	Board Supervisor, Vice Chairman
Timothy Haslett	Board Supervisor, Assistant Secretary
Jason Peterson	Board Supervisor, Assistant Secretary
Brenda Brown	Board Supervisor, Assistant Secretary

Also present were:

Teri Geney	Board Supervisor, Chairman <i>(via conference call)</i>
Jayna Cooper	District Manager, Rizzetta & Company
Matthew Huber	Regional District Manager, Rizzetta & Company
John Vericker	District Counsel, Straley, Robin & Vericker
	<i>(via conference call)</i>
Frank Nolte	District Engineer, Cardno <i>(via conference call)</i>

Audience	Present
----------	----------------

FIRST ORDER OF BUSINESS

Call to Order

Mr. Huber called the meeting to order at 3:30 p.m., confirmed there was a quorum, and noted there was an audience present.

SECOND ORDER OF BUSINESS

Audience Comments on Agenda Items

There were no audience comments put forth.

THIRD ORDER OF BUSINESS

Staff Reports

A. Aquatics Manager – Not Present

The Board expressed concerns with the condition of the ponds and would like District Management to talk with Tony Smith regarding being proactive versus reactive.

B. District Engineer

Mr. Nolte gave an overview of his report.

Mr. Nolte gave an overview of the Pond F-1 littoral shelf. He stated that the torpedo grass needs to be treated and 50% of the native plants need to be replanted. He reviewed proposals from Cardno and Steadfast for the work. Mr. Nolte stated that dredging costs were not known at this time. Mr. Smith to spray out which is included in Sitex Aquatics services.

On a motion by Mr. Haslett, seconded by Ms. Geney, with all in favor, the Board of Supervisors approved Cardno's proposal at a cost of \$5,850.00 for the Pond F-1 littoral shelf work for the Water's Edge Community Development District.

Mr. Nolte stated that the Belle Haven Drive sod will be completed today, October 20th.

Ms. Geney requested that District management send a letter to the resident at 11254 Bell Haven Dr., who did not want his wall cleaned, explaining the District's project.

Mr. Nolte discussed the drainage inlets B and C. He stated that he is not happy with the workmanship by Lugo. Mr. Huber will let the vendor know.

C. District Counsel

Mr. Vericker stated that he sent another letter to Pasco County regarding the request for cleaning of the sediment in the inlet.

D. PSA Inspection Reports

Mr. Huber presented the PSA inspection reports for the Board. It was stated that there is an area on Biddeford Place near Mr. Anastasopoulos' home that was moved but not edged. There is also conservation overgrowth at 11207 Oyster Bay. Mr. Peterson stated that his neighbor on the left side also had issues. Ms. Geney stated that a second proposal was needed for the tree on Belle Haven.

On a motion by Ms. Brown, seconded by Mr. Peterson, with all in favor, the Board of Supervisors approved the removal of the tree on Belle Haven at a not-to-exceed cost of \$4,750.00 for the Water's Edge Community Development District.

E. District Manager

Mr. Huber presented the monthly District Manager report to the Board. Mr. Huber reminded the Board of the next regularly scheduled meeting to be held on November 17, 2022 at 10:00 a.m.

FOURTH ORDER OF BUSINESS

Discussion Regarding ITS Irrigation Pump

Mr. Huber stated that scheduling information for the irrigation pump was needed from ITS. Mr. Haslett asked if the pump could be turned off for a week.

FIFTH ORDER OF BUSINESS

Consideration of Minutes of the Board of Supervisors' Regular Meeting held on September 22, 2022

Mr. Huber presented the meeting minutes and asked if there were any changes. There were a couple of changes made to the second page.

On a motion by Mr. Peterson, seconded by Mr. Anastasopoulos, with all in favor, the Board of Supervisors approved the Minutes for the regular meeting held on September 22, 2022 as amended for the Water's Edge Community Development District.

SIXTH ORDER OF BUSINESS

Consideration of the Operations & Maintenance Expenditures for August 2022

Mr. Huber presented the August 2022 Operation and Maintenance expenditures. A brief discussion ensued regarding HOA Landscape missing invoices.

On a motion by Ms. Geney, seconded by Mr. Peterson, with all in favor, the Board of Supervisors approved the August 2022 Operation and Maintenance Expenditures in the amount of \$40,620.93 for the Water's Edge Community Development District.

SEVENTH ORDER OF BUSINESS

Audience Comments & Supervisor Requests

There were no audience comments at this time. Mr. Haslett mentioned the November 1st changes to the rain gauge to one inch.

EIGHTH ORDER OF BUSINESS

Adjournment

Mr. Huber stated if there was no further business to come before the Board, a motion to adjourn would be in order.

On a Motion by Mr. Peterson, seconded by Ms. Brown, with all in favor, the Board of Supervisors adjourned the meeting at 4 :34 p.m. for the Water's Edge Community Development District.

Secretary/Assistant Secretary

Chairman/Vice Chairman

DRAFT

Tab 9

Waters Edge Community Development District

District Office · Tampa, Florida · (813) 933-5771

Mailing Address · 3434 Colwell Avenue, Suite 200, Tampa · Florida 33614

www.watersedgecdd.org

Operations and Maintenance Expenditures September 2022 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from September 1, 2022 through September 30, 2022. This does not include expenditures previously approved by the Board.

The total items being presented: **\$24,409.90**

Approval of Expenditures:

_____Chairperson

_____Vice Chairperson

_____Assistant Secretary

Waters Edge Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2022 Through September 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Brenda L Brown	100021	BB092222	Board of Supervisor Meeting 09/22/22	\$200.00
Egis Insurance Advisors, LLC	100022	16561	Policy #100122646 10/01/2022-10/01/2023	\$10,324.00
George Anastasopoulos	100017	GA082522	Board of Supervisor Meeting 08/25/22	\$200.00
George Anastasopoulos	100023	GA092222	Board of Supervisor Meeting 09/22/22	\$200.00
Jason Peterson	100018	JP082522	Board of Supervisor Meeting 08/25/22	\$200.00
Jason Peterson	100024	JP092222	Board of Supervisor Meeting 09/22/22	\$200.00
Rizzetta & Company, Inc.	100013	INV0000071163	District Management Fees 09/22	\$4,147.92
Sitex Aquatics, LLC	100025	6663B	Monthly Lake Maintenance 09/22	\$2,185.00
Teri Lynn Geney	100019	TG082522	Board of Supervisor Meeting 08/25/22	\$200.00
Teri Lynn Geney	100026	TG092222	Board of Supervisor Meeting 09/22/22	\$200.00
Timothy M. Haslett	100020	TH082522	Board of Supervisor Meeting 08/25/22	\$200.00
Timothy M. Haslett	100027	TH092222	Board of Supervisor Meeting 09/22/22	\$200.00

Waters Edge Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2022 Through September 30, 2022

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Waters Edge Master HOA, Inc.	100028	90122	Shared Cost Landscape Services 08/22	\$4,222.00
Withlacoochee River Electric Cooperative, Inc.	ACH	2189378 0822	Electric 2189378 08/22	\$70.59
Withlacoochee River Electric Cooperative, Inc.	ACH	2189381 0822	Electric 2189381 08/22	\$35.04
Withlacoochee River Electric Cooperative, Inc.	ACH	2189382 0822	Electric 2189382 08/22	\$35.04
Withlacoochee River Electric Cooperative, Inc.	ACH	2189383 0822	Electric 2189383 08/22	\$35.04
Withlacoochee River Electric Cooperative, Inc.	ACH	2189384 0822	Electric 2189384 08/22	<u>\$ 1,555.27</u>
Report Total				<u>\$ 24,409.90</u>

Waters Edge CDD
Meeting Date: September 22, 2022

SUPERVISOR PAY REQUEST

Name of Board Supervisor	Check if paid	
Teri Geney	<input checked="" type="checkbox"/>	TG092222
George Anastasopoulos	<input checked="" type="checkbox"/>	GA092222
Brenda Brown	<input checked="" type="checkbox"/>	BB092222
Timothy Haslett	<input checked="" type="checkbox"/>	TH092222
Jason Peterson	<input checked="" type="checkbox"/>	JP092222

(*) Does not get paid

NOTE: Supervisors are only paid if checked.

EXTENDED MEETING TIMECARD

Meeting Start Time:	3:32 pm
Meeting End Time:	5:34 pm
Total Meeting Time:	2 hrs 2 min

Time Over 3 Hours:	0
--------------------	---

Total at \$175 per Hour:	0
--------------------------	---

ADDITIONAL OR CONTINUED MEETING TIMECARD

Meeting Date:	
Additional or Continued Meeting?	
Total Meeting Time:	
Total at \$175 per Hour:	\$0.00

Business Mileage Round Trip	
IRS Rate per Mile	\$0.625
Mileage to Charge	\$0.00

DM Signature: Jayma Cooper

RECEIVED
09/19/22



INVOICE

Customer	Waters Edge Community Development District
Acct #	614
Date	08/31/2022
Customer Service	Kristina Rudez
Page	1 of 1

Waters Edge Community Development District
c/o Rizzetta & Company
3434 Colwell Ave., Ste 200
Tampa, FL 33614

Payment Information	
Invoice Summary	\$ 10,324.00
Payment Amount	
Payment for:	Invoice#16561
100122646	

Thank You

Please detach and return with payment



Customer: Waters Edge Community Development District

Invoice	Effective	Transaction	Description	Amount
16561	10/01/2022	Renew policy	Policy #100122646 10/01/2022-10/01/2023 Florida Insurance Alliance Package - Renew policy Due Date: 8/31/2022	10,324.00

Total

\$ 10,324.00

Thank You

FOR PAYMENTS SENT OVERNIGHT:
Bank of America Lockbox Services, Lockbox 748555, 6000 Feldwood Rd. College Park, GA 30349

Remit Payment To: Egis Insurance Advisors

(321)233-9939

Date

P.O. Box 748555
Atlanta, GA 30374-8555

sclimer@egisadvisors.com

08/31/2022

Waters Edge CDD
Meeting Date: August 25, 2022

SUPERVISOR PAY REQUEST

Name of Board Supervisor	Check if present	Check if paid	
Teri Geney	✓	✓	TG082522
George Anastasopoulos	✓	✓	GA082522
vacant			
Timothy Haslett	✓	✓	TH082522
Jason Peterson	✓	✓	JP082522

(*) Does not get paid

NOTE: Supervisors are only paid if checked present.

EXTENDED MEETING TIMECARD

Meeting Start Time:	3:30
Meeting End Time:	5:45
Total Meeting Time:	2 hrs 15 min

Time Over 3 Hours:	φ
--------------------	---

Total at \$175 per Hour:	\$0.00
--------------------------	--------

ADDITIONAL OR CONTINUED MEETING TIMECARD

Meeting Date:	
Additional or Continued Meeting?	
Total Meeting Time:	
Total at \$175 per Hour:	\$0.00

Business Mileage Round Trip	
IRS Rate per Mile	\$0.585
Mileage to Charge	\$0.00

DM Signature: _____

Jayma Cooper

Rizzetta & Company, Inc.
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Invoice

Date	Invoice #
9/1/2022	INV0000071163

Bill To:

WATERS EDGE CDD - PC
3434 Colwell Avenue, Suite 200
Tampa FL 33614

[illegible]



Invoice

7643 Gate Parkway
Suite# 104-167
Jacksonville, FL 32256

Date	Invoice #
9/1/2022	6663B

Bill To

Waters Edge CDD
3434 Colwell Ave, Ste 200
Tampa, FL 33614

P.O. No.	Terms	Project
	Net 30	

[illegible]



INVOICE

9/1/2022

Waters Edge Master HOA, Inc.
c/o Management and Associates
720 Brooker Creek Blvd. #206 Oldsmar, FL 34677
Phone: (813) 433-2000

To:

Waters Edge CDD
5844 Old Pasco Road, Suite 100
Wesley Chapel, FL 33544

Due Upon Receipt

Page 1 of 1

Quantity	Vendor	Inv #	Inv Date	Description	Amount
1	Ameriscape	2847	8/1/2022	AUGUST LAWN SERVICE	\$ 5,326.00
				IRRIGATION	\$ 1,192.00
				TREE TRIMMING	\$ 200.00
				ANNUALS	\$ -
				PEST CONTROL	\$ -
				CREDIT DUE FOR APRIL/MAY	\$ (2,736.00)
				INVOICE OVERCHARGE	
1	PSA	1325	8/5/2022	AUG 4 INSPECTION	\$ 240.00
0	KEVIN L	NA	NA	Chlorine tab service- \$30.00/week- Kevin L	\$ -
				No service since issue with injector system	
Total:					4,222.00



9702 N Harney Rd
Thonotosassa, FL 33592

Invoice 2847

Date	PO#
08/01/22	
Sales Rep	Terms
House Account	Net 30

Bill To

Rocco Iervasi
Water's Edge HOA
9019 Creedmoor Lane
New Port Richey, FL 34654

Property Address

Water's Edge HOA
9019 Creedmoor Lane
New Port Richey, FL 34654

Item	Qty / UOM	Rate	Ext. Price	Amount
#214 - Landscape Management with Agro & Irr August 2022				\$16,795.00

Description	Amount
Maintenance	\$13,315.00 ✓
Irrigation	\$2,980.00 ✓
Pest Control	\$3,420.00
Tree Trimming	\$500.00 ✓

APPROVED	
ASSOC	WAED
G/L #	8210-007
BK ACCT	
OPER	RESV
AMT	16,795.00

Subtotal	\$16,795.00
Sales Tax	\$0.00
Total	\$16,795.00
Credits/Payments	(\$0.00)
Balance Due	\$16,795.00

Current	1-30 Days Past Due	31-60 Days Past Due	61-90 Days Past Due	90+ Days Past Due
\$33,590.00	\$629.66	\$0.00	\$0.00	\$0.00

PSA Horticultural
8431 Prestwick Pl
Trinity, FL 34655
tom@psagrounds.com
www.psagrounds.com

PSA HORTICULTURAL

INVOICE

BILL TO

Water's Edge Homeowners
Association C/O Management
and Associates
720 Brooker Creek Boulevard,
Suite 206
Oldsmar, Florida 34677

INVOICE # 1325

DATE 08/05/2022

DUE DATE 09/04/2022

TERMS Net 30

DATE	ACTIVITY	DESCRIPTION	QTY	RATE	AMOUNT
08/04/2022	Water's Edge Landscape Inspection	August 4, 2022 landscape inspection	1	600.00	600.00

We truly appreciate your business!

BALANCE DUE

\$600.00

PSA Services:
Specification Development
Landscape Inspections
Special Project Consulting

APPROVED	
ASSOC	WATER'S EDGE
GL #	8020-000
DISC	
RES	600.00



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2189378** Cycle 17
Meter Number 40547871
Customer Number 20096167
Customer Name WATERS EDGE CDD

Bill Date **08/25/2022**
Amount Due **70.59**
Current Charges Due **09/16/2022**

District Office Serving You
Bayonet Point

See Reverse Side For More Information

Service Address 11909 SLIDELL ST
Service Description PUMP
Service Classification General Service Non-Demand

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
07/22	74772	08/22	75108				336

Comparative Usage Information

Period	Days	Per Day
Aug 2022	31	11
Jul 2022	31	10
Nov 2021	0	0

BILLS ARE DUE
WHEN RENDERED
A 1.5 percent, but not
less than \$5, late charge
will apply to unpaid
balances as of 5:00 p.m.
on the due date shown
on this bill.



2 0 0 9 6 1 6 7

You have 24-hour access to manage your account on-line through Smarthub at www.wrec.net. If you would like to make a payment using your credit card, please call 844-209-7166. This number is WREC's Secure Pay-By-Phone system.

Previous Balance 67.10
Payment 67.10CR
Balance Forward 0.00

Customer Charge 34.16
Energy Charge 336 KWH @ 0.05017 16.86
Fuel Adjustment 336 KWH @ 0.05300 17.81
FL Gross Receipts Tax 1.76

Total Current Charges 70.59
Total Due E.F.T. 70.59

DO NOT PAY

Total amount will be electronically transferred on or after 09/09/2022.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 08/25/2022

District: BP17

Use above space for address change ONLY.

2189378 BP17
WATERS EDGE CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **09/09/2022**
TOTAL CHARGES DUE 70.59
DO NOT PAY

000218937800000705900000705904



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2189381** Cycle 17
Meter Number 62225547
Customer Number 20096167
Customer Name WATERS EDGE CDD

Bill Date **08/25/2022**
Amount Due **35.04**
Current Charges Due **09/16/2022**

District Office Serving You
Bayonet Point

Service Address 11406 BELLE HAVEN DR
Service Description WELL
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
07/22	11510	08/22	11510				0

Comparative Usage Information
Average kWh

Period	Days	Per Day
Aug 2022	31	0
Jul 2022	31	0
Nov 2021	0	0

BILLS ARE DUE
WHEN RENDERED
A 1.5 percent, but not
less than \$5, late charge
will apply to unpaid
balances as of 5:00 p.m.
on the due date shown
on this bill.



2 0 0 9 6 1 6 7

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Previous Balance 35.04
Payment 35.04CR
Balance Forward 0.00

Customer Charge 34.16
FL Gross Receipts Tax 0.88

Total Current Charges 35.04
Total Due E.F.T. 35.04

DO NOT PAY

Total amount will be electronically transferred on or after 09/09/2022.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

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Bill Date: 08/25/2022

District: BP17

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2189381 BP17
WATERS EDGE CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **09/09/2022**
TOTAL CHARGES DUE 35.04
DO NOT PAY

000218938100000350400000350403



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2189382** Cycle 17
Meter Number 62225594
Customer Number 20096167
Customer Name WATERS EDGE CDD

Bill Date **08/25/2022**
Amount Due **35.04**
Current Charges Due **09/16/2022**

District Office Serving You
Bayonet Point

Service Address 11430 BIDDEFORD PL
Service Description WELL
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
07/22	9728	08/22	9728				0

Comparative Usage Information
Average kWh

Period	Days	Per Day
Aug 2022	31	0
Jul 2022	31	0
Nov 2021	0	0

BILLS ARE DUE
WHEN RENDERED
A 1.5 percent, but not
less than \$5, late charge
will apply to unpaid
balances as of 5:00 p.m.
on the due date shown
on this bill.



2 0 0 9 6 1 6 7

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Previous Balance 35.04
Payment 35.04CR
Balance Forward 0.00

Customer Charge 34.16
FL Gross Receipts Tax 0.88

Total Current Charges 35.04
Total Due E.F.T. 35.04

DO NOT PAY

Total amount will be electronically transferred on or after 09/09/2022.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
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See Reverse Side For Mailing Instructions

Bill Date: 08/25/2022

District: BP17

Use above space for address change ONLY.

2189382 BP17
WATERS EDGE CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **09/09/2022**
TOTAL CHARGES DUE 35.04
DO NOT PAY

000218938200000350400000350401



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2189383** Cycle 17
Meter Number 57179649
Customer Number 20096167
Customer Name WATERS EDGE CDD

Bill Date **08/25/2022**
Amount Due **35.04**
Current Charges Due **09/16/2022**

District Office Serving You
Bayonet Point

Service Address 9101 CREEDMOOR LN
Service Description PUMP
Service Classification General Service Non-Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
07/22	25045	08/22	25045				0

Comparative Usage Information
Average kWh

Period	Days	Per Day
Aug 2022	31	0
Jul 2022	31	0
Nov 2021	0	0

BILLS ARE DUE
WHEN RENDERED
A 1.5 percent, but not
less than \$5, late charge
will apply to unpaid
balances as of 5:00 p.m.
on the due date shown
on this bill.



2 0 0 9 6 1 6 7

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Previous Balance 35.04
Payment 35.04CR
Balance Forward 0.00

Customer Charge 34.16
FL Gross Receipts Tax 0.88

Total Current Charges 35.04
Total Due E.F.T. 35.04

DO NOT PAY

Total amount will be electronically transferred on or after 09/09/2022.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

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See Reverse Side For Mailing Instructions

Bill Date: 08/25/2022

District: BP17

Use above space for address change ONLY.

2189383 BP17
WATERS EDGE CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **09/09/2022**
TOTAL CHARGES DUE 35.04
DO NOT PAY

000218938300000350400000350409



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Account Number **2189384** Cycle 17
Meter Number 49382988
Customer Number 20096167
Customer Name WATERS EDGE CDD

Bill Date **08/25/2022**
Amount Due **1,555.27**
Current Charges Due **09/16/2022**

District Office Serving You
Bayonet Point

Service Address 9136 CREEDMOOR LN
Service Description WELL
Service Classification General Service Demand

See Reverse Side For More Information

ELECTRIC SERVICE

From	To						
Date	Reading	Date	Reading	Multiplier	Dem. Reading	KW Demand	kWh Used
07/22	75379	08/22	87621		83.92	84	12242

Comparative Usage Information
Average kWh

Period	Days	Per Day
Aug 2022	31	395
Jul 2022	31	365
Nov 2021	0	0

BILLS ARE DUE
WHEN RENDERED
A 1.5 percent, but not
less than \$5, late charge
will apply to unpaid
balances as of 5:00 p.m.
on the due date shown
on this bill.



2 0 0 9 6 1 6 7

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Previous Balance 1,510.94
Payment 1,510.94CR
Balance Forward 0.00

Customer Charge 39.16
Demand Charge 84 KW @ 6.00000 504.00
Energy Charge 12,242 KWH @ 0.02650 324.41
Fuel Adjustment 12,242 KWH @ 0.05300 648.83
FL Gross Receipts Tax 38.87

Total Current Charges 1,555.27
Total Due E.F.T. 1,555.27

DO NOT PAY

Total amount will be electronically transferred on or after 09/09/2022.



Your Touchstone Energy® Cooperative
P.O. Box 278 • Dade City, Florida 33526-0278

Please **Detach and Return** This Portion With
Your Payment To Ensure Accurate Posting.

See Reverse Side For Mailing Instructions

Bill Date: 08/25/2022

District: BP17

Use above space for address change ONLY.

2189384 BP17
WATERS EDGE CDD
3434 COLWELL AVE STE 200
TAMPA FL 33614-8390

Electronic Funds Transfer on or after **09/09/2022**
TOTAL CHARGES DUE 1,555.27
DO NOT PAY

000218938400015552700015552708