
MINUTES OF MEETING

**LUCAYA
COMMUNITY DEVELOPMENT DISTRICT**

The special meeting of the Board of Supervisors of the Lucaya Community Development District was held on **Tuesday, March 30, 2021 at 10:06 a.m.** at the Lucaya Clubhouse, 14506 Abaco Lakes Drive, Fort Myers, Florida 33908.

Present and constituting a quorum:

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| Mary Carlson | Board Supervisor, Chair |
| Michael McInnis | Board Supervisor, Vice Chairman |
| Kathleen Gough | Board Supervisor, Assistant Secretary |
| Fred Wiemer | Board Supervisor, Assistant Secretary |
| Tom Smith | Board Supervisor, Assistant Secretary |

Also present were:

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| Belinda Blandon | District Manager, Rizzetta & Company, Inc. |
| Matthew Huber | Rizzetta & Company, Inc. |
| Tucker Mackie | District Counsel, Hopping Green & Sams P.A. |
| Deb Sier | District Counsel, Hopping Green & Sams P.A. (via speaker phone) |
| Wes Kayne | District Engineer, Barraco & Associates, Inc. |
| Calvin Teague | Premier District Management |
| Chris Cleveland | DPFG (via speaker phone) |
| Patricia Thibault | DPFG |
| Austin Comings | DPFG |
| Jason Greenwood | GMS |
| Audience | |

FIRST ORDER OF BUSINESS

Call to Order

Ms. Blandon called the meeting to order and read roll call.

SECOND ORDER OF BUSINESS

Public Comment

Ms. Blandon opened the floor for public comment.

Ms. Salveta addressed the Board regarding allowing for public comments to agenda items as they are discussed. Mr. Wiemer advised that he agrees. Ms. Mackie provided input.

THIRD ORDER OF BUSINESS

**Consideration of the Minutes of the
Board of Supervisors' Meeting held on
February 26, 2021**

Ms. Blandon presented the minutes of the Board of Supervisors' meeting held on February 26, 2021. She asked if there were any questions or comments. There were none.

On a Motion by Mr. Wiemer, seconded by Ms. Carlson, with all in favor, the Board Approved the Minutes of the Board of Supervisors' Meeting held on February 26, 2021, for the Lucaya Community Development District.

FOURTH ORDER OF BUSINESS

Consideration of the Operations and Maintenance Expenditures for the Month of February 2021

Ms. Blandon presented the Operations and Maintenance Expenditures for the period of February 1-28, 2021 in the amount of \$23,722.80 and asked if there were any questions regarding any item of expenditure. Ms. Carlson asked that the Board be advised prior to any vendors arriving onsite so that their work may be supervised by a Board member.

On a Motion by Ms. Carlson, seconded by Mr. Wiemer, with all in favor, the Board Approved the Operations and Maintenance Expenditures for the Month of February 2021 (\$23,722.80), for the Lucaya Community Development District.

FIFTH ORDER OF BUSINESS

Review and Consideration of Proposals for District Management Services

Ms. Mackie advised that proposals for District Management Services were received from DPF Management & Consulting, LLC, Governmental Management Services, Premier District Management, and Rizzetta & Company, Inc. She reviewed the proposals comparisons contained within the agenda package. Each proposing firm provided a presentation to the Board. Ms. Carlson thanked each of the firms for their presentations. Mr. Wiemer thanked each firm for their presentations and stated he was impressed with each of the presenters although he does not see a reason to change. Mr. Wiemer advised that there are no problems with the current Manager. Discussion ensued regarding pricing. An audience member asked if references had been checked for the proposing firms. Ms. Carlson advised she had not contacted any references.

On a Motion by Ms. Carlson, seconded by Mr. McInnis, with four in favor and Mr. Wiemer opposed, the Board Approved the Proposal from DPF Management & Consulting, LLC for District Management Services and Further Directed Counsel to Provide a Sixty-Day Termination Notice to Rizzetta & Company in Writing, for the Lucaya Community Development District.

Ms. Carlson inquired as to the proposed budget. Ms. Blandon advised that the proposed budget would be presented for acceptance at the May meeting. The Board set the next two meetings of the Board of Supervisors for Tuesday, April 27, 2021 at 10:00 a.m. and

Tuesday, May 25, 2021 at 10:00 a.m. to be held at the Lucaya Clubhouse.

SIXTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel
Ms. Mackie advised that she will handle the transition of District Management Services.

- B. District Engineer
Mr. Kayne discussed the field work conducted for the NPDES inspections; he advised that the report is due at the end of April with the annual report being due at the end of October. Mr. Kayne advised that a concern has been brought to his attention related to a dangerous condition with rip rap; he advised that the District does not have any responsibility for the system in question. Discussion ensued.

Mr. Wiemer left the meeting in progress at 11:38 a.m.

Mr. Kayne advised that the admin has started a new billing method for Lucaya, he further advised that Barraco & Associates will do their best to notify the Board prior to being onsite.

- C. District Manager
Ms. Blandon advised that Mettauier Environmental will be onsite the first week of April to conduct the first preserve maintenance event. She further advised that Earth Tech Environmental will be onsite the week of April 19 to conduct the mangrove trimming. Ms. Blandon advised that Ryan Hammond, Inc. will be onsite on April 5th for painting of the Graycliff fire risers.

SEVENTH ORDER OF BUSINESS

Supervisor Requests and Comments

Ms. Blandon opened the floor for Supervisor Requests and Comments.

Mr. McInnis inquired as to the status of the technology services contract.

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| <p>On a Motion by Mr. McInnis, seconded by Ms. Carlson, with all in favor, the Board Terminated the Rizzetta Technology Services Agreement as of May 30, 2021, for the Lucaya Community Development District.</p> |
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EIGHTH ORDER OF BUSINESS

Adjournment

Ms. Blandon advised there is no further business to come before the Board and asked for a motion to adjourn.

LUCAYA COMMUNITY DEVELOPMENT DISTRICT

March 30, 2021 Minutes of Meeting

Page 4

On a Motion by Mr. McInnis, seconded by Ms. Gough, with all in favor, the Board adjourned the meeting at 11:48 a.m., for the Lucaya Community Development District.



Secretary/Assistant Secretary



Chairman/ Vice Chairman