



Date: October 3, 2023

Time: 7:00 p.m.

Minutes of the Board of Supervisors
Lake St. Charles Community Development District
6801 Colonial Lake Drive
Riverview, FL 33578
813-741-9768

Supervisors:

Chair, Dave Nelson (Absent)
Vice Chair, Virginia Gianakos
Secretary/Treasurer, Sabrina Peacock
Supervisor, Robb Fannin
Supervisor, Marlon K. Brownlee

Staff:

Adriana Urbina, District Manager
Mark Cooper, Property Manager
Luis Martinez, Facility Monitor

In attendance:

Lake St. Charles Residents

Meeting was called to order at 7:00 p.m. by Vice-Chair, Virginia Gianakos.

Residents inquired about the services being provided by the current landscaping company. Many residents had concerns about overgrown areas and overall disappointed in the negative state the property is in. Mark informed the Board and residents that he has made Redtree aware of their incomplete services. The Board discussed terminating the contract that commenced September 2023; Mark informed the Board that the contract was not signed so the Board has the option to terminate services immediately.

Action Item: Property Manager, Mark Cooper to contact LMP and discuss negotiating the previously submitted bid.

Resident requested to have a clock placed outside in pool area. Different clock options will be looked at for placement.

Resident inquired about encroachment letters being prepared for the properties located on Bucks Ford Drive. Currently the letters have not been completed and have not been mailed out to property owners.

Resident inquired about workout equipment left on the trail and if it will be reinstalled. Mark responded that the plan is to paint the equipment before it can be reinstalled.

Resident asked if a second Facility Monitor had been approved for hire. The Board responded that this decision had not been made and it was remanded to Management for review.

1. On **MOTION** by Supervisor Peacock and second by Supervisor Brownlee, the Board approved the, October 3, 2023 Consent Agenda consisting of the: September 12, 2023 General Meeting Minutes, the September Committee Meeting Minutes from the Strategic Planning Committee, Grounds and Security Committee, Treasurer's Review Committee, and Management Committee, the August 2023 Financial Reports and the Facility Monitor September 2023 Activity Report [was distributed separately from the Supervisor Packet]. Motion passed 4 to 0
2. On **MOTION** by Supervisor Peacock and second by Supervisor Fannin, the Board approved to appoint Ms. Yvonne Brown to Supervisor Seat #2. Motion passed to 0
3. On **MOTION** by Supervisor Fannin and second by Supervisor Peacock, the Board approved to appoint Mr. Benjamin Turinsky to Supervisor Seat #5. Motion passed 4 to 0

Meeting adjourned at 8:50PM

Respectfully submitted,

Dave Nelson, Chair

Virginia Gianakos, Vice-Chair