

**MINUTES OF MEETING  
RIVINGTON COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Rivington Community Development District was held Wednesday, March 29, 2023, at 11:30 a.m. at the Rivington recreation center, 833 Terrapin Drive, DeBary, Florida 32713.

Present and constituting a quorum were:

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| Jeffrey Reader  | Chairman            |
| Marlene DeMarco | Assistant Secretary |
| Kimberly Locher | Assistant Secretary |

Also participating were:

|                |   |
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| Angel Montagna | District Manager: Inframark                   |
| Brent Lenzen   | District Engineer: Kimley-Horn and Associates |
| Dean Barberree | Developer: Reader Communities                 |

**FIRST ORDER OF BUSINESS**

**Call to Order and Roll Call**

Ms. Montagna called the meeting to order at 11:34 a.m.

Ms. Montagna called the roll and stated a quorum was present for the meeting.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

There being no public present, the next order of business followed.

**THIRD ORDER OF BUSINESS**

**Acceptance of the Minutes of the  
January 25, 2023, Meeting Minutes**

The minutes are included in the agenda package and available for public review in the local records office or the District Office during normal business hours.

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| On MOTION by Ms. Locher, seconded by Mr. Reader, with all in favor, unanimous approval was given to accept the minutes of the January 25, 2023, meeting, as presented. |
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**FOURTH ORDER OF BUSINESS**

**District Manager's Report**

**A. Financial Statements**

The financial statements are contained in the agenda package and available for public review in the local records office or the District Office during normal business hours.

**B. Check Register and Invoice Summary**

The check register and invoice summary are contained in the agenda package and available for public review in the local records office or the District Office during normal business hours.

On MOTION by Mr. Reader, seconded by Ms. DeMarco, with all in favor, unanimous approval was given to accept the financial statements, and approve the check register and invoice summary.

**C. Ratification of Funding Request #48CP and #49CP**

The funding requests are contained in the agenda package and available for public review in the local records office or the District Office during normal business hours.

On MOTION by Ms. Locher, seconded by Mr. Reader, with all in favor, unanimous approval was given to ratify funding requests #48CP and #49CP.

**D. Purchase Orders, Change Orders, and Requisitions**

The list of purchase orders, change orders, and requisitions is contained in the agenda package and available for public review in the local records office or the District Office during normal business hours.

**E. Ratification of Change Order #21-#24**

The list of change orders is contained in the agenda package and available for public review in the local records office or the District Office during normal business hours.

On MOTION by Ms. Locher, seconded by Ms. DeMarco, with all in favor, unanimous approval was given to accept the purchase orders, change orders, and requisitions; and to ratify change orders #21-#24.

**EIGHTH ORDER OF BUSINESS**

**Staff Reports**

**A. Field Manager**

**i. Field Report**

Mr. Perez stated Cepra seems to be doing a good job.

Discussion ensued regarding what kinds of plantings can be used around the pool to prevent leaves in the pool water. Ms. Locher wants to keep the trees for now. Mr. Reader prefers to change to palm trees in that area. This will be discussed again at the next meeting.

**ii. Proposals**

- a. Cepra #29129, Replace Live Oak Adjacent to 624 Kimber Lane**
- b. Cepra #29130, Remove and Replace Sabal Palm at the Front of Community**
- c. Cepra #29215, Replace Live Oaks in Bayhawk Street Pocket Park**

On MOTION by Ms. Locher, seconded by Mr. Reader, with all in favor, unanimous approval was given to approve Cepra proposals #29129 to replace the live oak along Rivington Drive adjacent to 624 Kimber Lane, in the amount of \$992.00; #29130 to replace sabal palm along the front of the community, in the amount of \$562.00; and #29215 to replace live oaks in the Bayhawk Street pocket park, in the amount of \$2,134.00, as presented.

**d. Ratification of Cepra #29302, Irrigation Repairs**

On MOTION by Ms. Locher, seconded by Mr. Reader, with all in favor, unanimous approval was given to ratify Cepra proposal #29302, for irrigation repairs, in the amount of \$1,754.49.

**e. Cepra #29813, Sabal Palms at Entrance and Leisure World Drive Buffer**

Discussion ensued regarding Cepra proposal #29813. Ms. Locher prefers pines over the sabal palms. A revised proposal will be provided at the next meeting.

**f. Cepra #29909, Thryallis Adjacent to the Amenity Pond**

Discussion ensued regarding Cepra proposal #29909. Ms. Locher commented plumbago would be prettier than thryallis, with thryallis in one corner and plumbago in the other corner. A revised proposal will be provided at the next meeting.

**g. Aquatic Weed Control Add On Service Annual Agreement, Pond 1 Dye**

**h. Aquatic Weed Control Midge and Mosquito Control**

Discussion ensued regarding the two Aquatic Weed Control proposals. The ponds have no issues, and adding dye is not necessary.

**B. Attorney**

There being no report, the next item followed.

**C. Engineer**

Mr. Lenzen stated there is an open house for residents on the land west of Rivington where a park will be built.

**D. Developer**

Discussion ensued regarding Phase 3 close to being approved, Phase 4 under development, and Phase 2B streetscape is starting, and plans are being finished for some park areas.

**SIXTH ORDER OF BUSINESS**

**Other Business**

Discussion ensued regarding resident and other requests: (1) sun cover for the pool and the playground area, which would be costly; (2) adding a pool attendant at the pool,

which is not in the budget; (3) events on the grassy area outside versus the inside of the pavilion, which is first come, first served, and there are no event reservations; (4) asking builders to make sure trash is picked up; (5) heater for the pool, which is not planned; (6) number of units is 1,100 for the pool; (7) traffic circle at Hyperion is a hazard, and statement made the District does not own the roads; (8) Hyperion and Porter Rye plantings were to be installed to cover the lift station from view, staff will review this area because Volusia County does not allow plantings around these structures; and (9) the District received a significant refund for street lights with more to come.

**SEVENTH ORDER OF BUSINESS                      Supervisor Requests**

Mr. Reader requested a proposal for pressure washing the wall. Mr. Perez stated it will need to be done by boat.

**EIGHTH ORDER OF BUSINESS                      Adjournment**

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| On MOTION by Ms. Locher, seconded by Mr. Reader,<br>with all in favor, the meeting adjourned at 12:05 p.m. |
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Secretary

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Chairman