

**MINUTES OF MEETING
RIVINGTON COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Rivington Community Development District was held Thursday, June 8, 2023, at 11:30 a.m. at the Rivington recreation center, 833 Terrapin Drive, DeBary, Florida 32713.

Present and constituting a quorum were:

Jeffrey Reader	Chairman
Debra Ushkowitz	Vice Chairman
Steven Costa	Assistant Secretary
Marlene DeMarco	Assistant Secretary

Also participating were:

Angel Montagna	District Manager: Inframark
Dean Barberree	Developer: Reader Communities
Brett Perez	Field Manager, Inframark

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

Ms. Montagna called the meeting to order at 11:35 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 March 29, 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.

On MOTION by Mr. Reader, seconded by Ms. DeMarco, with all in favor, unanimous approval was given to accept the minutes of the March 29, 2023, meeting, as presented.

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. Ushkowitz, 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 #50CP and #51CP

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 Mr. Reader, seconded by Ms. DeMarco, with all in favor, unanimous approval was given to ratify funding requests #50CP and #51CP.

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 #24-#32

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 Mr. Reader, seconded by Ms. Ushkowitz, with all in favor, unanimous approval was given to accept the purchase orders, change orders, and requisitions; and to ratify change orders #24-#32.

F. Number of Registered Voters – 329

Ms. Montagna entered the number of registered voters into the record.

FIFTH ORDER OF BUSINESS

**Presentation of Fiscal Year 2024
Proposed Budget**

A. Fiscal Year 2024 Proposed Budget

Discussion ensued regarding the proposed budget as provided, which anticipates no increase in assessments, suggested 2% increase in assessments for fiscal year 2024 with potentially higher increases in future years.

The Board approved a 2% increase in non-ad valorem assessments.

B. Resolution 2023-04, Approving the Budget and Setting a Public Hearing Thereon

Ms. Montagna read Resolution 2023-04 into the record by title.

On MOTION by Mr. Reader, seconded by Ms. DeMarco, with all in favor, unanimous approval was given to Resolution 2023-04, approving the fiscal year 2024 budget and setting a hearing for August 23, 2023, at 11:30 a.m. at the Rivington recreation center.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Field Manager

i. Field Report

Discussion ensued regarding Cepra doing a solid job on the property, bollard light damaged by the builder which will be repaired, very few residential complaints, some pool staining that may have happened in the beginning when chemicals were first added, pool cleaning done three times per week, playground access is open, non-residents gaining access without access cards, card readers and gates not requiring cards, repairs needed to gates, warranty, potential solution to install six-foot fencing to hinder non-resident access, staff will solicit proposals to add card access on the main playground gate and fencing, need for mulch prior to holidays which is billed per application, and spot mulch in the meantime.

ii. Proposal #31559 from Cepra Landscape for Plant Material Replacement

Discussion ensued regarding proposal #31559 for plant material replacements right outside the gate for bird of paradise that failed or is missing, as well as hog damage to some bahia.

On MOTION by Mr. Reader, seconded by Ms. DeMarco, with all in favor, unanimous approval was given to proposal #31559 from Cepra Landscape for plant material replacements, in the amount of \$454.01.

iii. Proposal #31964 from Cepra Landscape to Remove Ligustrums and Replace with Fox Tail Palms in the Pool Deck Planters

Discussion ensued regarding the price for replacement of the ligustrums seems pricey at \$5,000, ligustrums are dropping their leaves, spots on leaves, shock damage from Hurricane Ian, mustard algae on the leaves, question why ligustrums were planted next to the pool, suggestion to plant a taller palm tree for shade as opposed to deciduous leaves, request for an updated proposal for sabal or other palm if less expensive than fox tail which will also offer more shade.

On MOTION by Mr. Reader, seconded by Ms. Ushkowitz, with all in favor, unanimous approval was given to proposal #31964 from Cepra Landscape to remove ligustrums and replace with fox tail palms in the pool deck planters, in the amount of \$5,562.

iv. Proposal #32127 from Cepra Landscape to Straighten a Live Oak

Discussion ensued regarding proposal #32127 to straighten a live oak on the east side of the recreation center.

On MOTION by Ms. Ushkowitz, seconded by Mr. Reader, with all in favor, unanimous approval was given to proposal #32127 from Cepra Landscape to straighten a live oak on the east side of the recreation center, in the amount of \$187.78.

v. Proposal #32128 from Cepra Landscape for African Iris in Turtle Park

Discussion ensued regarding the proposal for African iris in Turtle Park.

This proposal was not approved.

vi. Proposal #WOR05122023 from Inframark to Pressure Wash the Wall

Discussion ensued regarding the proposal to pressure wash the wall.

On MOTION by Mr. Reader, seconded by Ms. DeMarco, with all in favor, unanimous approval was given to proposal #WOR05122023 from Inframark to pressure wash the wall, in the amount of \$2,880.

vii. Proposal #385004 from Landscape Forms for Umbrellas

Discussion ensued regarding the price for umbrellas, probable reasons for breakage due to wind or vandalism, purchase from Landscape Forms which is the original vendor, recommendation to purchase less expensive umbrellas perhaps from Wayfair or Overstock, and commercial grade.

This proposal was not approved.

B. Attorney

There being no report, the next item followed.

C. Engineer

There being no report, the next item followed.

D. Developer

There being no report, the next order of business followed.

SEVENTH ORDER OF BUSINESS **Other Business**

There being none, the next order of business followed.

EIGHTH ORDER OF BUSINESS **Supervisor Requests**

There being none, the next order of business followed.

NINTH ORDER OF BUSINESS **Adjournment**

On MOTION by Mr. Reader, seconded by Ms. DeMarco,
with all in favor, the meeting adjourned at 11:55 a.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman