



HALIFAX
SOLUTIONS

SPRING LAKE COMMUNITY DEVELOPMENT DISTRICT

Board of Supervisors' Meeting
September 23, 2025

springlakecdd.org

District Office:
4532 West Kennedy Blvd. #328
Tampa, FL 33609

**SPRING LAKE
COMMUNITY DEVELOPMENT DISTRICT
AGENDA**

Board of Supervisors:	Warren Keipper Bill Kidwell Bryan Agard Ken Hoefle Hovhannes Mouradian	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager:	Eric Dailey	Halifax Solutions, LLC.
District Counsel:	Michael Eckert	Kutak Rock LLP
District Engineer:	Stephen Brletic	Brletic Dvorak, Inc.

Please set all cellular phones and devices to silent during the meeting.

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) 575-1955. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770 or 1 (800) 955-8771, 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.

September 17, 2025

Board of Supervisors
Spring Lake Community
Development District

AGENDA

Dear Board Members:

The Regular Meeting of the Board of Supervisors of the Spring Lake Community Development District will be held on **Tuesday, September 23, 2025, at 6:30 p.m.** at the Clubhouse at Lake Lucaya, located at 11305 Lake Lucaya Drive, Riverview, Florida 33579. The following is the agenda for the meeting:

Call-in: (305) 224-1968 Meeting ID: 313 215 4874 Passcode: 10202020

- 1. CALL TO ORDER**
- 2. AUDIENCE COMMENTS**
- 3. BUSINESS ADMINISTRATION/CONSENT AGENDA ITEMS**
 - A. Consideration of Minutes of the Regular Meeting held on August 26, 2025 Tab 1
 - B. Consideration of Operations & Maintenance Expenditures for August 2025 Tab 2
- 4. STAFF REPORTS**
 - A. Aquatic Services Tab 3
 - B. Landscape Services Tab 4
 1. Consideration of Proposals Tab 5
 2. Update on Well Replacement
 - C. Field Management Services
 - D. District Engineer Tab 6
 1. Proposals for Curb Replacement Tab 7
 - E. District Counsel
 - F. District Manager Tab 8

5. BUSINESS ITEMS

- A. Consideration of Blue Pacific Fence RFP Tab 9
- B. Consideration of Draft Revised Reserve Study Tab 10
- C. Consideration of Proposals for FY 25-26
Insurance Coverage Tab 11
- D. Review of Performance Measures/Standards
& Annual Reporting FY 24-25 Tab 12
- E. Consideration of Performance Measures/Standards
& Annual Reporting FY 25-26 Tab 13
- F. Consideration of Halifax Solutions 3rd Addendum
for District Management Services Tab 14

6. SUPERVISOR REQUESTS

7. ADJOURNMENT

We look forward to seeing you at the meeting. If you have any questions, please do not hesitate to contact me at (813) 575-1955.

Thank you,

Eric Dailey

Eric Dailey
District Manager