

District: **EPPERSON RANCH COMMUNITY DEVELOPMENT DISTRICT**



Date of Meeting: Wednesday, November 1, 2023

Time: 5:30 p.m.

Location: Hilton Garden Inn,
26640 Silver Maple Parkway,
Wesley Chapel, FL

Agenda

I. Roll Call

II. Audience Comments – *(limited to 3 minutes per individual on agenda items only)*

III. Field Operations and Amenity Matters

A. Steadfast November Waterway Inspection Report

[Exhibit 1](#)

B. Yellowstone Horticulture Report

*To be
Distributed*

IV. Consent Agenda

A. Approval of the October 2, 2023 Meeting Minutes

[Exhibit 2](#)

B. Acceptance of the September 2023 Unaudited Financial Reports

[Exhibit 3](#)

V. Discussion & Consideration of Draft Landscape RFP

[Exhibit 4](#)

VI. Business Matters

A. Consideration & Approval of Towing Agreement with Epperson Ranch II CDD and Epperson North CDD

[Exhibit 5](#)

B. Consideration & Approval of Yellowstone Landscape Fall Annuals Proposal - \$5,394.63

[Exhibit 6](#)

C. Consideration & Approval of Yellowstone Landscape Fountain Area Re-landscaping Proposal - \$38,105.98

[Exhibit 7](#)

D. Discussion of Pasco County residents' petition for the County to expedite the Overpass Road extension project

E. **Consideration of Basin Wall Leak Repair - NTE \$2,500.00**

*To be
Distributed*

VII. Staff Reports

A. Field Services Manager

B. District Manager

➤ Presentation and Discussion of Mach Form Grievances

[Exhibit 8](#)

- Next Meeting Quorum Check: December 6, 2023, 6:15 PM at the Hilton Garden Inn

Supervisor	YES	NO
Pullen		
Koceja		
Bartels		
Mendelsohn		

C. District Counsel

D. District Engineer

- Tuscan Bay Inlet and Road Repair Report and Proposal Summary *(tabled from previous meeting)*
1. Shenandoah Construction Pipe Joint Seal Catch Basin Stabilization *(new proposal)*

[Exhibit 9](#)

VII. Audience Comments – New Business – *(limited to 3 minutes per individual)*

VIII. Supervisor Requests

IX. Adjournment