



Rizzetta & Company

Veranda Community Development District II

Board of Supervisors Meeting January 4, 2023

**District Office:
8529 South Park Circle
Suite 330
Orlando, FL 32819**

VERANDA COMMUNITY DEVELOPMENT DISTRICT II

Board of Supervisors	Grady Miars Austin Burr Robert Nelson James Jahna Ben Meyers	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Brian Mendes	Rizzetta & Company, Inc.
District Counsel	Jonathan Johnson	Kutak Rock LLP.
District Engineer	Roberto Cabrera	Culpepper & Terpening, Inc.

All cellular phones must be placed on mute while in the meeting room.

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 (407) 472-2471. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), 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.

VERANDA COMMUNITY DEVELOPMENT DISTRICT II
District Office · Orlando, Florida · (407) 472-2471
Mailing Address · 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

www.verandacdd2.org

December 28, 2023

Board of Supervisors
**Veranda Community
Development District II**

FINAL AGENDA

Dear Board Members:

The meeting of the Board of Supervisors of the Veranda Community Development District II will be held on **January 4, 2023, at 11:00 a.m.** at the **Office of Greenpointe Communities, LLC** located at **864 S.E. Becker Road, Port St. Lucie Florida 34984**. The following is the final agenda for the meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT**
- 3. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of Meeting from the Board of Supervisors Meeting held on November 16, 2023..... Tab 1
 - B. Consideration of Minutes of Meeting from the Board of Supervisors Continued Meeting held on November 20, 2023 Tab 2
 - C. Ratification of Operation and Maintenance Expenditures for November 2023..... Tab 3
- 4. BUSINESS ITEMS**
- 5. STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 1. Discussion of Superior Waterways Addendum
 - C. District Manager
 1. Superior Waterways Pond Reports..... Tab 4
 2. Update on Veranda Sails
- 6. SUPERVISOR REQUESTS AND COMMENTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (407) 472-2471.

Very truly yours,
Brian Mendes
Brian Mendes
District Manager

cc: Johnthan Johnson, Kutak Rock

Tab 1

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

**VERANDA
COMMUNITY DEVELOPMENT DISTRICT II**

The meeting of the Board of Supervisors of the Veranda Community Development District II was held on **Thursday, November 16, 2023, at 2:30 p.m.** at the Office of Greenpointe Communities located at 864 South East Becker Road, Port St Lucie, FL 34984. Following is the agenda for the meeting.

Austin Burr	Board Supervisor, Vice Chairman
Bo Jahna	Board Supervisor, Assistant Secretary
Ben Meyers	Board Supervisor, Assistant Secretary

Also present were:

Scott Brizendine	District Manager, Rizzetta & Company, Inc.
Brian Mendes	District Manager, Rizzetta & Company, Inc.
Jonathan Johnson	District Counsel, Kutak Rock
Roberto Cabrera	District Engineer, Culpepper & Terpening
Kinan Husainy	District Engineer, Kimley-Horn
Butch	District Engineer, Kimley-Horn
Tim Bramwell	Bond Counsel, Akerman LLP

Audience	Present
----------	----------------

FIRST ORDER OF BUSINESS**Call to Order/Roll Call**

Mr. Mendes called the meeting to order at 2:33 p.m. and confirmed a quorum.

SECOND ORDER OF BUSINESS**Audience Comments on the Agenda Items**

A member of the audience inquired about sail lights.

Mr. Burr stated to the audience member Bollard reported having the light out and recommended comet being contacted.

Mr. Mendes stated that he will follow up on this inquiry.

THIRD ORDER OF BUSINESS**Consideration of Minutes of the Regular Meeting held on October 10, 2023**

Mr. Mendes presented the minutes from the meeting held on October 10, 2023. No changes were requested.

On a motion by Mr. Burr, seconded by Mr. Jahna, with all in favor, the Board approved the Minutes of the Meeting held on October 10, 2023, for Veranda Community Development District II.

FOURTH ORDER OF BUSINESS

Ratification of Operation and Maintenance Expenditures for September and October 2023

Mr. Mendes presented the operation and maintenance expenditures for September and October 2023. There were no questions regarding any of the expenditures.

On a motion by Mr. Burr, seconded by Mr. Jahna, with all in favor, the Board ratified Operation and Maintenance Expenditures for September 2023 (\$67,397.57) and October 2023 (\$78,178.05), for Veranda Community Development District II.

FIFTH ORDER OF BUSINESS

Consideration of Supplemental Engineer's Report (Under Separate Cover)

The district engineer did not send the report.

Counsel advised the board to table this for a follow up meeting on November 20th.

The board requested to table this agenda item.

SIXTH ORDER OF BUSINESS

Consideration of Preliminary Supplemental Methodology Assessment (Under Separate Cover)

The board requested to table this agenda item.

SEVENTH ORDER OF BUSINESS

Consideration of Resolution 2024-02, Delegation Resolution

Mr. Mendes opened the floor to bond counsel.

Mr. Bramwell reported to the board.

On a motion by Mr. Burr, seconded by Mr. Jahna, with all in favor, the Board adopted Resolution 2024-02, Delegation Resolution, for Veranda Community Development District II.

EIGHTH ORDER OF BUSINESS**Staff Reports**A. District Counsel

Inquired if the board has any questions regarding scheduling Mondays meeting.

B. District Engineer

It is stated that an emergency install is needed for the drainage structure.

Mr. Burr inquired in regard to the liner poll. The district engineer responded to the inquiry.

On a motion by Mr. Burr, seconded by Mr. Jahna, with all in favor, the Board approved emergency installation for the drainage structure, for Veranda Community Development District II.

C. District Manager

It is stated the district engineer will coordinate on accepting the new lakes by superior.

NINTH ORDER OF BUSINESS**Audience Comments and
Supervisor Requests**

There were no audience comments put forward.

There were no Supervisor requests put forward.

TENTH ORDER OF BUSINESS**Adjournment**

On a motion by Mr. Burr, seconded by Mr. Jahna, with all in favor, the Board adjourned the Board of Supervisors' Meeting at 2:55 p.m. to be continued on November 20th, for Veranda Community Development District II.

Secretary / Assistant Secretary

Chairman / Vice Chairman

Tab 2

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

**VERANDA
COMMUNITY DEVELOPMENT DISTRICT II**

The continued meeting of the Board of Supervisors of the Veranda Community Development District II was held on **Monday, November 20, 2023, at 3:00 p.m.** at the Office of Greenpointe Communities located at 864 South East Becker Road, Port St Lucie, FL 34984. Following is the agenda for the meeting.

Austin Burr	Board Supervisor, Vice Chairman
Bo Jahna	Board Supervisor, Assistant Secretary
Ben Meyers	Board Supervisor, Assistant Secretary

Also present were:

Brian Mendes	District Manager, Rizzetta & Company, Inc.
Johnathan Johnson	District Counsel, Kutak Rock

Audience	Present
----------	----------------

FIRST ORDER OF BUSINESS**Call to Order/Roll Call**

Mr. Mendes called the meeting to order at 3:00 p.m. and confirmed a quorum.

SECOND ORDER OF BUSINESS**Audience Comments on the Agenda Items**

No comments from the audience.

THIRD ORDER OF BUSINESS**Consideration of Bond Related Items**

Mr. Mendes presented the reports to the board of supervisors and asked if there were any questions. There were none.

On a motion by Mr. Burr, seconded by Mr. Meyers, with all in favor, the Board accepted the district engineer's supplement No. 3 report in substantial form, for Veranda Community Development District II.

On a motion by Mr. Burr, seconded by Mr. Meyers, with all in favor, the Board accepted the preliminary supplemental special assessment allocation report in substantial form, for Veranda Community Development District II.

Counsel requested to provide if there is anything else to be considered that is bond related for the meeting. There was nothing else to be considered.

FOURTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

No Report.

B. District Engineer

No Report.

C. District Manager

No Report.

FIFTH ORDER OF BUSINESS

Audience Comments and Supervisor Requests

There were no audience comments put forward.

There were no Supervisor requests put forward.

SIXTH ORDER OF BUSINESS

Adjournment

On a motion by Mr. Burr, seconded by Mr. Meyers, with all in favor, the Board adjourned the Board of Supervisors' Meeting at 3:10 p.m. for Veranda Community Development District II.

Secretary / Assistant Secretary

Chairman / Vice Chairman

Tab 3

VERANDA COMMUNITY DEVELOPMENT DISTRICT II

District Office · St. Augustine, FL 32084

MAILING ADDRESS · 3434 COLWELL AVENUE, SUITE 200 · TAMPA, FLORIDA 33614

WWW.VERANDACDD2.ORG

Operation and Maintenance Expenditures November 2023 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from November 1, 2023 through November 30, 2023. This does not include expenditures previously approved by the Board.

The total items being presented: **\$34,125.11**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Veranda Community Development District II

Paid Operation & Maintenance Expenditures

November 1, 2023 Through November 30, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Benjamin Meyers	100135	BM111623	Board of Supervisors Meeting 11/16/23	\$ 200.00
Bo Jahna	100136	BJ111623	Board of Supervisors Meeting 11/16/23	\$ 200.00
Caulfield & Wheeler Inc.	100138	444983	Engineering Services 08/23	\$ 1,650.00
Comet Electric & Automation	100139	91529	Installed 2 Bollard Replacements 11/23	\$ 1,077.00
Florida Department of Commerce	100133	89288	Special District Fee FY23-24	\$ 175.00
Impact Landscaping & Irrigation, LLC	100130	INV-61740	Landscape Maintenance 10/23	\$ 2,544.90
Impact Landscaping & Irrigation, LLC	100140	INV-62281	Irrigation Repairs 10/23	\$ 740.00
Impact Landscaping & Irrigation, LLC	100140	INV-62452	Landscape Maintenance 11/23	\$ 14,878.00
Impact Landscaping & Irrigation, LLC	100140	INV-62453	Landscape Maintenance 11/23	\$ 4,272.00
Kutak Rock, LLP	100131	3297178	Legal Services 09/23	\$ 620.00
Rizzetta & Company, Inc.	100129	INV0000084904	District Management Fees 11/23	\$ 4,298.99
Robert A Burr	100137	RB111623	Board of Supervisors Meeting 11/16/23	\$ 200.00
Superior Waterway Services, Inc.	100132	90338	Lake Maintenance 10/23	\$ 1,253.51
Superior Waterway Services, Inc.	100132	90339	Lake Maintenance 10/23	\$ 200.85

Veranda Community Development District II

Paid Operation & Maintenance Expenditures

November 1, 2023 Through November 30, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Superior Waterway Services, Inc.	100132	90415	Lake Maintenance 10/23	\$ 360.50
Superior Waterway Services, Inc.	100141	91001	Lake Maintenance 11/23	\$ 1,253.51
Superior Waterway Services, Inc.	100141	91002	Lake Maintenance 11/23	<u>\$ 200.85</u>
Report Total				<u>\$ 34,125.11</u>

Veranda CDD II

Meeting Date: November 16, 2023

SUPERVISOR PAY REQUEST

<u>Name of Board Supervisor</u>	<u>Check if paid</u>
Grady Miars	<input checked="" type="checkbox"/>
Austin Burr	<input checked="" type="checkbox"/>
Bo Jahna	<input checked="" type="checkbox"/>
Robert Nelson	<input type="checkbox"/>
Ben Meyers	<input checked="" type="checkbox"/>

(*) Does not get paid

NOTE: Supervisors are only paid if checked.

RECEIVED
11/17/2023**EXTENDED MEETING TIMECARD**

Meeting Start Time:	10 am
Meeting End Time:	
Total Meeting Time:	

Time Over _____ (?) Hours:	
----------------------------	--

Total at \$ _____ per Hour:	
-----------------------------	--

ADDITIONAL OR CONTINUED MEETING TIMECARD

Meeting Date:	
Additional or Continued Meeting?	
Total Meeting Time:	
Total at \$175 per Hour:	\$0.00

Business Mileage Round Trip	
IRS Rate per Mile	\$0.625
Mileage to Charge	\$0.00

DM Signature: _____



CAULFIELD & WHEELER INC.
Consulting Engineers, Surveyors & Mappers, Landscape Architecture

Celebrating
30
years

Engineering EB0003591
Surveying LB0003591
Landscape Architecture LC0000318

RECEIVED

NOV 15 2023

Caulfield & Wheeler
7900 Glades Road
Suite 100
Boca Raton, FL 33434
561-392-1991

Veranda CDD II
3434 Colwell Ave.
Tampa, FL 33614

Invoice number 4449983
Date 08/25/2023

Project 8341-26 VERANDA PRESERVE WEST
(VERANDA CDD II)

For Professional Services Through August 25, 2023

Description	Contract Amount	Completed To Date	%	Less Prev. Billed	%	Amt. Due This Inv.
1.) Topo 3 Full Section with Boat and provide a asbuilt survey	\$1,650.00	\$1,650.00	100%	\$0.00	0%	\$1,650.00
Total	\$1,650.00	\$1,650.00	100%	\$0.00	0%	\$1,650.00

Invoice total **1,650.00**

Aging Summary

Invoice Number	Invoice Date	Outstanding	Current	Over 30	Over 60	Over 90	Over 120
4449983	08/25/2023	1,650.00	1,650.00				
	Total	1,650.00	1,650.00	0.00	0.00	0.00	0.00

Approved by:

Michael A. Vermeal
Project Manager

**FOR YOUR CONVENIENCE, WE NOW ACCEPT VISA, MASTERCARD, DISCOVER AND AMERICAN EXPRESS.
PLEASE USE OUR SECURE WEBSITE <https://cwi-assoc.com> TO MAKE YOUR CREDIT CARD PAYMENT.**



197 65th Terrace N
West Palm Beach, FL 33413
561-689-4400
office@cometelectricinc.com

Invoice

Invoice#: 91529

Date: 11/10/2023

Billed To: Veranda Community Development District 2
3434 Colwell Ave
Suite 200
Tampa FL 33614

Project:

Becker Rd Roundabout
Port St Lucie FL

Electrical Service

PO#:

Description	Quantity	Price	Ext Price
Supply & install (2) replacement bollards in place Remaining balance after initial deposit - work completed	0.25	4,308.00	1,077.00

Notes

*A service charge of 1.5 % per annum will be charged
on all amounts overdue on regular statement dates.*

Thank you for your prompt payment!

RECEIVED
11/10/2023

Non-Taxable Amount:	1,077.00
Taxable Amount:	0.00
Sales Tax:	0.00
Amount Due	1,077.00

Florida Department of Economic Opportunity, Special District Accountability Program

Fiscal Year 2023 - 2024 Special District State Fee Invoice and Profile Update

Required by sections 189.064 and 189.018, Florida Statutes, and Chapter 73C-24, Florida Administrative Code

Date Invoiced: 10/02/2023				Invoice No: 89288
Annual Fee: \$175.00	1st Late Fee: \$0.00	2nd Late Fee: \$0.00	Received: \$0.00	Total Due, Postmarked by 12/01/2023: \$175.00

STEP 1: Review the following profile and make any needed changes.

1. Special District's Name, Registered Agent's Name and Registered Office Address:

001798

Veranda Community Development District II

Mr. William Rizzetta

3434 Colwell Avenue, Suite 200

Tampa, Florida 33614

OCT 5 2023



2. Telephone: 813-514-0400 Ext:
3. Fax: 813-514-0401
4. Email: brizzetta@rizzetta.com
5. Status: Independent
6. Governing Body: Elected
7. Website Address: verandacdd2.org
8. County(ies): St. Lucie
9. Special Purpose(s): Community Development
10. Boundary Map on File: 08/03/2018
11. Creation Document on File: 08/03/2018
12. Date Established: 07/09/2018
13. Creation Method: Local Ordinance
14. Local Governing Authority: City of Port St. Lucie
15. Creation Document(s): City Ordinance 18-30
16. Statutory Authority: Chapter 190, Florida Statutes
17. Authority to Issue Bonds: Yes
18. Revenue Source(s): Assessments

STEP 2: Sign and date to certify accuracy and completeness.

By signing and dating below, I do hereby certify that the profile above (changes noted if necessary) is accurate and complete:

Registered Agent's Signature: William A. Rizzetta Date 11/13/23

STEP 3: Pay the annual state fee or certify eligibility for zero annual fee.

a. Pay the Annual Fee: Pay the annual fee online by following the instructions at www.Floridajobs.org/SpecialDistrictFee or by check payable to the Florida Department of Economic Opportunity.

b. Or, Certify Eligibility for the Zero Fee: By initialing both of the following items, I, the above signed registered agent, do hereby certify that to the best of my knowledge and belief, **BOTH** of the following statements and those on any submissions to the Department are true, correct, complete, and made in good faith. I understand that any information I give may be verified.

1. ☐ This special district is not a component unit of a general purpose local government as determined by the special district and its Certified Public Accountant; and,

2. ☐ This special district is in compliance with its Fiscal Year 2023 - 2024 Annual Financial Report (AFR) filing requirement with the Florida Department of Financial Services (DFS) and that AFR reflects \$3,000 or less in annual revenues or, is a special district not required to file a Fiscal Year 2023 - 2024 AFR with DFS and has included an income statement with this document verifying \$3,000 or less in revenues for the current fiscal year.

Department Use Only: Approved: ☐ Denied: ☐ Reason: _____

STEP 4: Make a copy of this document for your records.

STEP 5: Mail this document and payment (if paying by check) to the Florida Department of Economic Opportunity, Bureau of Budget Management, 107 East Madison Street, MSC #120, Tallahassee, FL 32399-4124. Direct questions to (850) 717-8430.

Impact Landscaping & Irrigation, LLC
1562 Park Lane South
Suite 700
Jupiter FL 33458
United States
(561) 575-9501



Invoice

#INV-61740

10/23/2023

Bill To

LTC Ranch West Residential CDD
3434 Colwell Avenue Suite 200
Tampa, FL 33614

TOTAL

\$2,544.90

PO #	Terms
------	-------

Item	Quantity	Rate	Amount
------	----------	------	--------

Wylder Parkway
Landscaping Maintenance per Contract
October 2023

Wylder Parkway Maintenance	0.34	\$6,685.00	\$2,272.90
Irrigation Wet Check	0.34	\$800.00	\$272.00
Bahia Mowing - Toe of Berms to Sidewalk	0	\$2,240.00	\$0.00

Subtotal	\$2,544.90
Payments/Credits	\$0.00
Total	\$2,544.90

RECEIVED
10/23/2023

Impact Landscaping & Irrigation, LLC
1562 Park Lane South
Suite 700
Jupiter FL 33458
United States
(561) 575-9501



Invoice

#INV-62281

10/31/2023

Bill To

Veranda Community Development District II
3434 Colwell Ave. Suite 200
Tampa FL 33614
United States

TOTAL

\$740.00

PO #**Terms**

Due on receipt

Item	Quantity	Rate	Amount
Becker Road Oct. 2023 Irrigation Repairs - per attached schedule			
Spray Head 6"	16	\$12.50	\$200.00
Spray Head 12"	0	\$25.00	\$0.00
Nozzle	0	\$3.00	\$0.00
MP Rotator	20	\$10.00	\$200.00
Rotor Head	10	\$20.00	\$200.00
Decoder	0	\$175.00	\$0.00
Valve Box w/ Lid	0	\$35.00	\$0.00
Solenoid	0	\$75.00	\$0.00
Riser Pipe	0	\$10.00	\$0.00
Bubbler	14	\$10.00	\$140.00

Subtotal \$740.00

Payments/Credits \$0.00

Total \$740.00

RECEIVED
11/07/2023

IMPACT IRRIGATION MONTHLY MAINTENANCE WET CHECK & REPAIR LOG

PROPERTY NAME: BECKER ROAD
 MONTH: October 2023

COMMON AREA

Address	Street	WO # / WC	6" Spray	12" Spray	Spray Nozzle	MP Rotator	Rotor	Decoder	Valve Box/ Lid	Solenoid	Riser Pipe	Bubbler
	east treelawn	wc	3			5	4					4
	west treelawn	wc	6			7	6					6
	center island	wc	7			8						4
TOTAL ITEMS			16	0	0	20	10	0	0	0	0	14
TOTAL TO BILL			\$200.00	\$0.00	\$0.00	\$200.00	\$200.00	\$0.00	\$0.00	\$0.00	\$0.00	\$140.00

NO CHARGE ITEMS

Address	Street	WO # / WC	6" Spray	12" Spray	Spray Nozzle	MP Rotator	Rotor	Decoder	Valve Box/ Lid	Solenoid	Riser Pipe	Bubbler
TOTAL ITEMS			0	0	0	0	0	0	0	0	0	0
TOTAL DEDUCTION			\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

MISCELLANEOUS REPAIRS

Address	Street	Man Hours @ \$50.00	Pipe Size	Coupling	Elbow	Tee	Slip Fix	Valve	Feet of Pipe	Misc. Fitting/ Notes	TOTAL TO BILL

Total No Charges	\$0.00
GRAND TOTAL TO BILL:	\$740.00

Impact Landscaping & Irrigation, LLC
1562 Park Lane South
Suite 700
Jupiter FL 33458
United States
(561) 575-9501



Invoice
#INV-62452
11/13/2023

Bill To

Veranda Community Development District II
3434 Colwell Ave. Suite 200
Tampa FL 33614
United States

TOTAL

\$14,878.00

PO #

Terms

Due on receipt

Item	Quantity	Rate	Amount
Becker Road November 2023 Maintenance			
Becker Road Phase 2 Maintenance	1	\$6,370.00	\$6,370.00
Becker Road Phase 3 Maintenance	1	\$7,020.00	\$7,020.00
Irrigation Wet Checks	1	\$1,488.00	\$1,488.00

Subtotal \$14,878.00

Payments/Credits \$0.00

Total \$14,878.00

RECEIVED
11/13/2023

Impact Landscaping & Irrigation, LLC
1562 Park Lane South
Suite 700
Jupiter FL 33458
United States
(561) 575-9501



Invoice
#INV-62453
11/13/2023

Bill To

Veranda Community Development District II
3434 Colwell Ave. Suite 200
Tampa FL 33614
United States

TOTAL

\$4,272.00

PO #

Terms

Due on receipt

Item	Quantity	Rate	Amount
Veranda Preserve - Outside Berm, Entryway November 2023 Maintenance			
Monthly Contract Maintenance	1	\$4,272.00	\$4,272.00

Subtotal	\$4,272.00
Payments/Credits	\$0.00
Total	\$4,272.00

RECEIVED
11/13/2023

KUTAK ROCK LLP**TALLAHASSEE, FLORIDA**

Telephone 404-222-4600

Facsimile 404-222-4654

Federal ID 47-0597598

October 26, 2023

Check Remit To:

Kutak Rock LLP

PO Box 30057

Omaha, NE 68103-1157

ACH/Wire Transfer Remit To:

ABA #104000016

First National Bank of Omaha

Kutak Rock LLP

A/C # 24690470

Reference: Invoice No. 3297178

Client Matter No. 21123-1

Notification Email: eftgroup@kutakrock.com

Ms. Melissa Dobbins
Veranda CDD II
Rizzetta & Company, Inc. St. Augustine/Daytona Beach
Unit 403
2806 N. 5th Street
St. Augustine, FL 32084

Invoice No. 3297178
21123-1

Re: General Counsel

For Professional Legal Services Rendered

09/02/23	L. Whelan	0.10	38.50	Testa Research regarding CDD meetings
09/11/23	J. Gillis	0.40	68.00	Coordinate response to auditor letter update
09/13/23	J. Johnson	0.50	197.50	Review multiple correspondence on drainage issues
09/16/23	J. Johnson	0.50	197.50	Review audit from district management
09/21/23	J. Johnson	0.30	118.50	Review financial statements
TOTAL HOURS		1.80		

TOTAL FOR SERVICES RENDERED \$620.00

TOTAL CURRENT AMOUNT DUE \$620.00**RECEIVED**
10/26/2023

Rizzetta & Company, Inc.
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Invoice

Date	Invoice #
11/1/2023	INV0000084904

RECEIVED
10/30/2023

Bill To:

Veranda CDD II
3434 Colwell Avenue
Suite 200
Tampa FL 33614

Services for the month of	Terms	Client Number
November	Upon Receipt	00199

Description	Qty	Rate	Amount
Accounting Services	1.00	\$1,670.75	\$1,670.75
Administrative Services	1.00	\$397.83	\$397.83
Financial & Revenue Collections	1.00	\$353.58	\$353.58
Management Services	1.00	\$1,776.83	\$1,776.83
Website Compliance & Management	1.00	\$100.00	\$100.00
		Subtotal	\$4,298.99
		Total	\$4,298.99

**Superior Waterway Services, INC.
6701 Garden Rd, Suite #1
Riviera Beach FL 33404**

INVOICE #
90339

Veranda II CDD
C/O Rizzetta & Company
3434 Colwell Ave, Suite 200
Tampa, FL 33614

RECEIVED
10/30/2023

Office: (561) 844-0248 Fax: (561) 844-9629
www.superiorwaterway.com

Thank you for your business.
Please note that there will be an additional processing fee of 3.5% for
all payments made using a credit card.

**Superior Waterway Services, INC.
6701 Garden Rd, Suite #1
Riviera Beach FL 33404**

INVOICE #
90415

Thank you for your business.
Please note that there will be an additional processing fee of 3.5% for
all payments made using a credit card.

**Superior Waterway Services, INC.
6701 Garden Rd, Suite #1
Riviera Beach FL 33404**

INVOICE #
91001

Veranda II CDD
C/O Rizzetta & Company
3434 Colwell Ave, Suite 200
Tampa, FL 33614

RECEIVED
10/30/2023

Office: (561) 844-0248 Fax: (561) 844-9629
www.superiorwaterway.com

Thank you for your business.
Please note that there will be an additional processing fee of 3.5% for
all payments made using a credit card.

**Superior Waterway Services, INC.
6701 Garden Rd, Suite #1
Riviera Beach FL 33404**

INVOICE #
91002

P.O. No.	Terms
November ...	Due on receipt

RECEIVED
10/30/2023

Thank you for your business.
Please note that there will be an additional processing fee of 3.5% for
all payments made using a credit card.

Tab 4

WATERWAY MANAGEMENT REPORT

Superior Waterway Services, Inc.

Toll free: 1-877-966-9333 • Fax: (561) 844-9629
www.superiorwaterway.com

CUSTOMER Veranda CDD TECHNICIAN Burt DATE 11.20.23

TEMPERATURE (°F)

<55	55-65	66-75
76-85	86-95	96+

 CLOUD COVER

Clear	25-50%
50-75%	Overcast

 WIND

0-5	6-10
11-15	16+

Lake #'s	P2 P3 P4					
Weeds Treated	TB AW PW GL					

KEY A = Algae Ch = Chara Hyg = Hygrophila Pr = Primrose Ta = Tape Grass
Aw = Alligatorweed Co = Coontail Ip = Illinois Pondweed Ru = Ruppia Tg = Torpedograss
Bt = Baby Tears Cb = Cuban Bulrush Lm = Limnophila Sag = Sago Pondweed Wh = Water Hyacinths
Ba = Bacopa Dw = Duckweed Mf = Mosquito Fern Sa = Salvinia Wl = Water Lettuce
Bl = Banana Lilies Fw = Fanwort N = Naiad Sd = Sedges Wli = Water Lilies
Bw = Bladderwort Gb = Giant Bulrush Pw = Pennywort Ss = Slender Spikerush Wm = Water Meal
Ct = Cattails Hy = Hydrilla Pa = Planktonic Algae Sp = Spatterdock Wt = Wild Taro

REMARKS: I inspected the lakes & sprayed for bank vegetation.

WATER TESTING (COMBINED AVERAGE)

TEMPERATURE H₂O (°F) ☐ High 85-95 ☐ Normal 75-86 ☐ Low 75 <
DISSOLVED OXYGEN (ppm.) ☐ High 6-8 ☐ Normal 4 -6 ☐ Low 4 <
pH READING ☐ Acid 1-7 ☐ Neutral 7 ☐ Base 7 - 14
WATER CLARITY (Ft.) ☐ Good 6 > ☐ Fair 4-5 ☐ Poor 4 <

FISH/WILDLIFE OBSERVATIONS

FISH ☐ Largemouth Bass ☐ Bream ☐ Sunshine Bass ☐ Catfish ☐ Triploid Grass Carp
☐ Mosquitofish ☐ Oscar ☐ Suckermouth Catfish ☐ Peacock Bass ☐ Mayan Cichlid
☐ Snakehead ☐ Tilapia ☐ Florida Gar ☐ Piranha ☐ Clown Knife Fish

WILDLIFE ☐ Alligator ☐ Turtle ☐ Otter ☐ Iguana ☐ Fox
☐ Snake ☐ Wild Hog ☐ Raccoon ☐ Coyote ☐ Manatee

BIRDS ☐ Egret ☐ Muscovies ☐ Coot ☐ Bald Eagle ☐ Osprey
☐ Anhinga ☐ Cormorant ☐ Wild Ducks ☐ Ibis ☐ Wood Stork
☐ Limpkin ☐ Pelican ☐ Sandhill Crane ☐ Tricolored Heron ☐ Roseate Spoonbill
☐ Moorhen ☐ Snail Kite ☐ Little Blue Heron ☐ Green Heron ☐ Great Blue Heron

OTHER: _____

Weed & Algae Control • Fountains & Aeration • Preserve Restoration
Fish Stocking • Wetland Planting & Maintenance • Water Clarification

WATERWAY MANAGEMENT REPORT



Toll free: 1-877-966-9333 • Fax: (561) 844-9629
www.superiorwaterway.com

CUSTOMER Yelanda CDD TECHNICIAN Burt DATE 12-8-23

TEMPERATURE (°F)	<55	55-65	66-75	CLOUD COVER	Clear	25-50%	WIND	0-5	6-10
	76-85	86-95	96+		50-75%	Overcast		11-15	16+

Lake #'s	64, 3, 7					
Weeds Treated	AW PW					

KEY

A = Algae	Ch = Chara	Hyg = Hygrophila	Pr = Primrose	Ta = Tape Grass
Aw = Alligatorweed	Co = Coontail	Ip = Illinois Pondweed	Ru = Ruppia	Tg = Torpedograss
Bt = Baby Tears	Cb = Cuban Bulrush	Lm = Limnophila	Sag = Sago Pondweed	Wh = Water Hyacinths
Ba = Bacopa	Dw = Duckweed	Mf = Mosquito Fern	Sa = Salvinia	Wl = Water Lettuce
Bl = Banana Lilies	Fw = Fanwort	N = Naiad	Sd = Sedges	Wli = Water Lilies
Bw = Bladderwort	Gb = Giant Bulrush	Pw = Pennywort	Ss = Slender Spikerush	Wm = Water Meal
Ct = Cattails	Hy = Hydrilla	Pa = Planktonic Algae	Sp = Spatterdock	Wt = Wild Taro

REMARKS: I inspected the lakes & treated for invasive
bank vegetation

WATER TESTING (COMBINED AVERAGE)

TEMPERATURE H ₂ O (°F)	<input type="checkbox"/> High 85-95	<input type="checkbox"/> Normal 75-86	<input type="checkbox"/> Low 75 <
DISSOLVED OXYGEN (ppm.)	<input type="checkbox"/> High 6-8	<input type="checkbox"/> Normal 4 -6	<input type="checkbox"/> Low 4 <
pH READING	<input type="checkbox"/> Acid 1-7	<input type="checkbox"/> Neutral 7	<input type="checkbox"/> Base 7 - 14
WATER CLARITY (Ft.)	<input type="checkbox"/> Good 6 >	<input type="checkbox"/> Fair 4-5	<input type="checkbox"/> Poor 4 <

FISH/WILDLIFE OBSERVATIONS

FISH	<input type="checkbox"/> Largemouth Bass	<input type="checkbox"/> Bream	<input type="checkbox"/> Sunshine Bass	<input type="checkbox"/> Catfish	<input type="checkbox"/> Triploid Grass Carp
	<input type="checkbox"/> Mosquitofish	<input type="checkbox"/> Oscar	<input type="checkbox"/> Suckermouth Catfish	<input type="checkbox"/> Peacock Bass	<input type="checkbox"/> Mayan Cichlid
	<input type="checkbox"/> Snakehead	<input type="checkbox"/> Tilapia	<input type="checkbox"/> Florida Gar	<input type="checkbox"/> Piranha	<input type="checkbox"/> Clown Knife Fish
WILDLIFE	<input type="checkbox"/> Alligator	<input type="checkbox"/> Turtle	<input type="checkbox"/> Otter	<input type="checkbox"/> Iguana	<input type="checkbox"/> Fox
	<input type="checkbox"/> Snake	<input type="checkbox"/> Wild Hog	<input type="checkbox"/> Raccoon	<input type="checkbox"/> Coyote	<input type="checkbox"/> Manatee
BIRDS	<input type="checkbox"/> Egret	<input type="checkbox"/> Muscovies	<input type="checkbox"/> Coot	<input type="checkbox"/> Bald Eagle	<input type="checkbox"/> Osprey
	<input type="checkbox"/> Anhinga	<input type="checkbox"/> Cormorant	<input type="checkbox"/> Wild Ducks	<input type="checkbox"/> Ibis	<input type="checkbox"/> Wood Stork
	<input type="checkbox"/> Limpkin	<input type="checkbox"/> Pelican	<input type="checkbox"/> Sandhill Crane	<input type="checkbox"/> Tricolored Heron	<input type="checkbox"/> Roseate Spoonbill
	<input type="checkbox"/> Moorhen	<input type="checkbox"/> Snail Kite	<input type="checkbox"/> Little Blue Heron	<input type="checkbox"/> Green Heron	<input type="checkbox"/> Great Blue Heron

OTHER:

**Weed & Algae Control • Fountains & Aeration • Preserve Restoration
Fish Stocking • Wetland Planting & Maintenance • Water Clarification**