



Rizzetta & Company

Copperstone Community Development District

**Board of Supervisors' Special Meeting
January 24, 2024**

**District Office:
2700 S. Falkenburg Road, Suite 2745
Riverview, Florida 33578
813-533-2950**

copperstonecdd.org

COPPERSTONE COMMUNITY DEVELOPMENT DISTRICT AGENDA

Eagle Pointe Clubhouse located at 11450 Moonsail Dr, Parrish, FL 34219

Board of Supervisors	Adam Bailey Gerard Litrenta Ryan Stulman Michael Fondario Tom Fretz	Chair Vice Chair Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Christina Newsome	Rizzetta & Company, Inc.
District Attorney	Mark Barnebey	Blalock Walters
District Engineer	Antonio Serbia	Halff Associates, Inc.

All Cellular phones and pagers must be turned off 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 (813)-533-2950. 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.

COPPERSTONE COMMUNITY DEVELOPMENT DISTRICT

District Office · Riverview, Florida · (813) 533-2950

Mailing Address – 3434 Colwell Avenue, Suite 200, Tampa, Florida 33614

www.copperstonecdd.org

**Board of Supervisors
Copperstone Community
Development District**

January 17, 2024

REVISED FINAL AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Copperstone Community Development District will be held on **Wednesday, January 24, 2024, at 6:30 p.m.** at the Eagle Pointe Clubhouse located at 11450 Moonsail Dr, Parrish, Florida 34219. The following is the final agenda for the meeting:

- 1. CALL TO ORDER**
- 2. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 3. STAFF REPORTS**
 - A. Aquatic Maintenance**
 - 1. Presentation of Waterway Inspection Report.....Tab 1
 - 2. Presentation of Pond 1 Electrical RepairsTab 2
 - 3. Pond 1 Fountain Motor Update
 - 4. Pond 8 New Fountain Update
 - 5. Pond 9 and 20 Update
 - B. District Engineer**
 - 1. District Engineer Report
 - 2. Task Order #5 RFP Update
 - C. District Counsel**
 - D. District Manager**
 - 1. Review of District Manager’s Report.....Tab 3
 - 2. Review of Updated Action Item ListTab 4
 - 3. Presentation of Website Audit.....Tab 5
- 4. BUSINESS ITEMS**
 - A. Update on the County Grant**
 - B. Discussion of Landscape Cost Share Agreement**
 - C. Discussion of Election of Officers**
 - C. Consideration of Erosion Restoration and Swale Maintenance Proposal.....Tab 6**
- 5. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of the Board of Supervisors Special Meeting held on December 12, 2023Tab 7**
 - B. Consideration of Operations and Maintenance Expenditures For November and December 2023.....Tab 8**
- 6. SUPERVISOR REQUESTS**
- 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 (813) 533-2950.

Sincerely,

Christina Newsome

Christina Newsome
District Manager

Tab 1



Copperstone Community Development District

Waterway Inspection Report

Reason for Inspection:

Quality Assurance

Inspection Date:

12/20/2023

Prepared for:

Copperstone
Community Development District

Prepared by:

Tom Donaghy, Service Manager
Doug Agnew, Senior Environmental Consultant

www.AdvancedAquatic.com
lakes@advancedaquatic.com

292 S. Military Trail, Deerfield Beach, FL 33442
Locations in: Deerfield Beach, Fort Myers, Port St. Lucie, and Clearwater/Tampa
1-800-491-9621



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Site Assessments

Pond 1

Comments:

Normal Growth Observed

Trace amounts of Torpedograss and algae observed and treated.

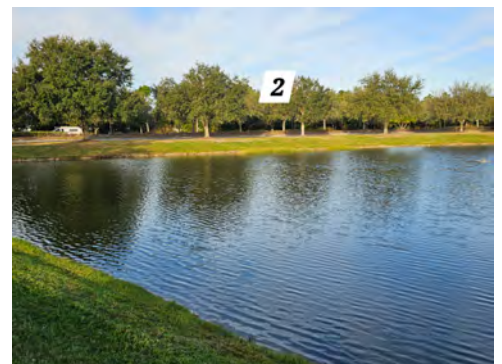


Pond 2

Comments:

Site Looks Good

Trace amount of Torpedograss observed and treated.



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Site Assessments

Pond 3

Comments:

Normal Growth Observed

Torpedograss observed and treated.

Native Jointed Spikerush is healthy and providing numerous benefits to the pond ecosystem.



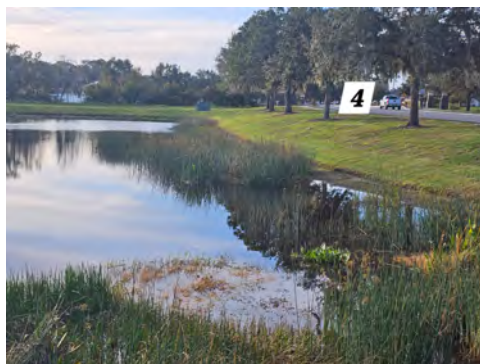
Pond 4

Comments:

Normal Growth Observed

Torpedograss observed and treated.

Native Jointed Spikerush is healthy and providing numerous benefits to the pond ecosystem.



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Site Assessments

Pond 5

Comments:

Site Looks Good

Trace amount of Torpedograss observed and treated.



Dry Retention Area 6

Comments:

Normal Growth Observed

Torpedograss observed and treated.



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Site Assessments

Dry Retention Area 7

Comments:

Normal Growth Observed

Torpedograss observed and treated.



Pond 8

Comments:

Site Looks Good

Trace amount of Torpedograss observed and treated. New Fountain installed on 12/20.



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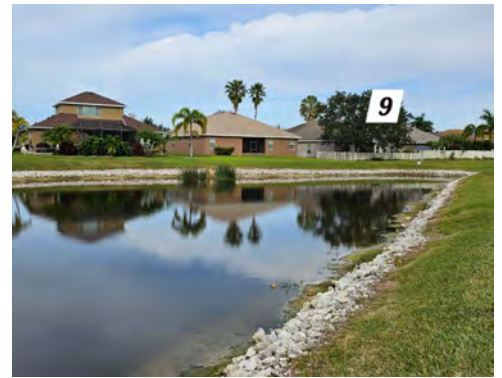
Site Assessments

Pond 9

Comments:

Normal Growth Observed

Torpedograss and Algae observed and treated.



Pond 10

Comments:

Normal Growth Observed

Torpedograss observed and treated.



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Site Assessments

Pond 11

Comments:

Site Looks Good

Trace amount of Torpedograss observed and treated.



Pond 12

Comments:

Site Looks Good

Trace amount of Torpedograss observed and treated.



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Site Assessments

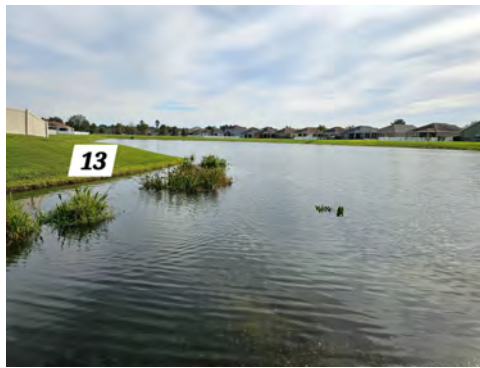
Pond 13

Comments:

Normal Growth Observed

Torpedograss observed and treated.

Small groupings of native aquatic plants are healthy and providing numerous benefits to the pond ecosystem.



Pond 14

Comments:

Site Looks Good

Trace amount of Torpedograss observed and treated.

Native Jointed Spikerush is healthy and providing numerous benefits to the pond ecosystem.



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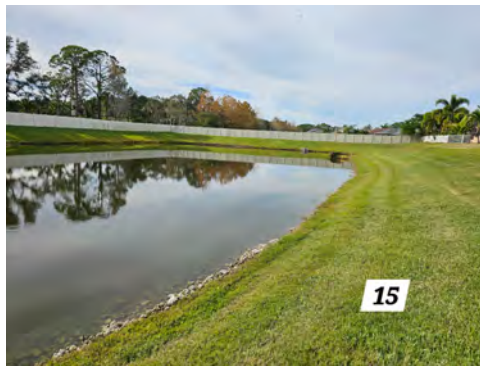
Site Assessments

Pond 15

Comments:

Site Looks Good

Trace amount of Torpedograss observed and treated.



Dry Retention Area 16

Comments:

Site Looks Good

Out flow free of any vegetation obstruction.



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Site Assessments

Pond 17

Comments:

Site Looks Good

Trace amount of Torpedograss observed and treated.



Pond 18

Comments:

Normal Growth Observed

Torpedograss and Duckweed observed and treated.



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Site Assessments

Pond 19

Comments:

Normal Growth Observed

Algae observed and treated.

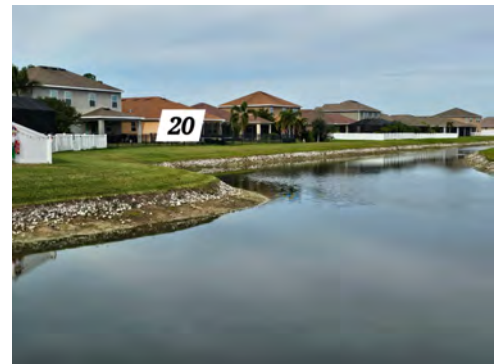
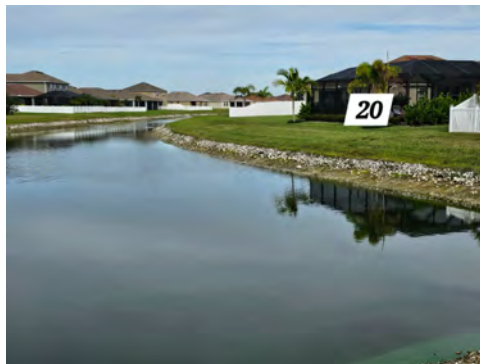


Pond 20

Comments:

Normal Growth Observed

Planktonic algae observed and treated.



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Site Assessments

Pond 21

Comments:

Normal Growth Observed

Torpedograss within and around native aquatic plants observed and treated.



Pond 22

Comments:

Normal Growth Observed

Algae observed and treated.



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Site Assessments

Pond 23

Comments:

Normal Growth Observed

Water lettuce observed and treated.

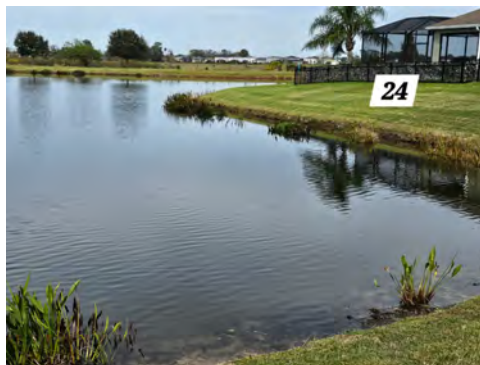


Pond 24

Comments:

Site Looks Good

Trace amount of Torpedograss observed and treated.



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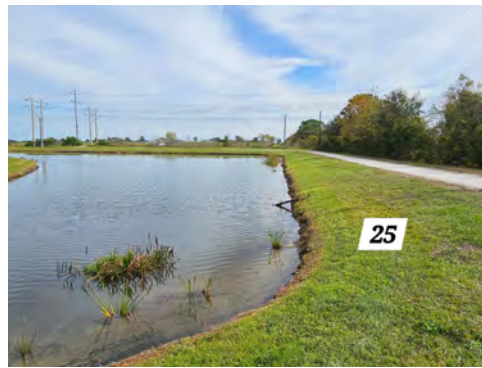
Site Assessments

Pond 25

Comments:

Normal Growth Observed

Torpedograss observed and treated.



Littoral Area 26

Comments:

Normal Growth Observed

Torpedograss and weed growth observed and treated.



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lakes@advancedaquatic.com

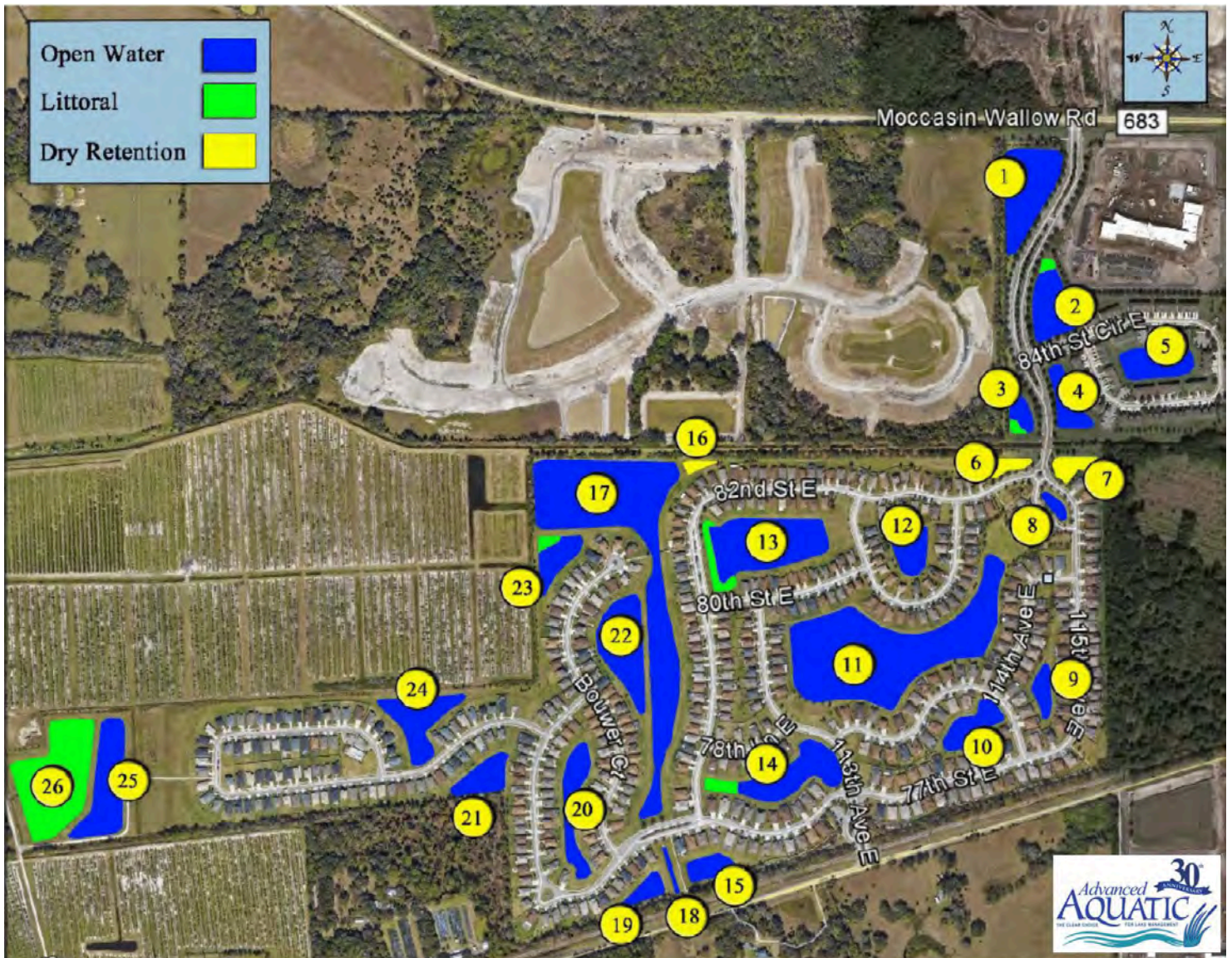
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Map



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Tab 2

MANDY ELECTRIC, INC.
 6201 N Nebraska
 TAMPA, FL 33604
 813-264-9234
 carie@mandyselectric.com
 www.mandyselectric.com

Estimate



ADDRESS
Copperstone CDD 3434 Colwell Ave Suite 200 Tampa, FL 33614

SHIP TO
Copperstone CDD 3434 Colwell Ave Suite 200 Tampa, FL 33614

ESTIMATE #	DATE	EXPIRATION DATE
1652	01/08/2024	02/08/2024

DESCRIPTION	QTY	RATE	AMOUNT
1. Remove/replace damaged wiring to fountain control panel at pond 1.	1	2,450.00	2,450.00
2. Test and repair (3) light poles			
** Due upon completion **			

I hereby accept this proposal and authorize you to do the work

TOTAL

\$2,450.00

Accepted By

Accepted Date





Tab 3



Rizzetta & Company

January 9

District Manager's Report

2024

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UPCOMING DATES TO REMEMBER

- **Next Meeting:** February 6, 2024 @ 630p
- **Next Election:** November 2024

C
D
D

<u>FINANCIAL SUMMARY</u>	<u>11/30/2023</u>
General Fund Cash & Investment Balance:	\$27,337
Reserve Fund Cash & Investment Balance:	\$309,181
Debt Service Fund Investment Balance:	\$31,715
Total Cash and Investment Balances:	\$910,850
General Fund Expense Variance: \$43,189	Under Budget

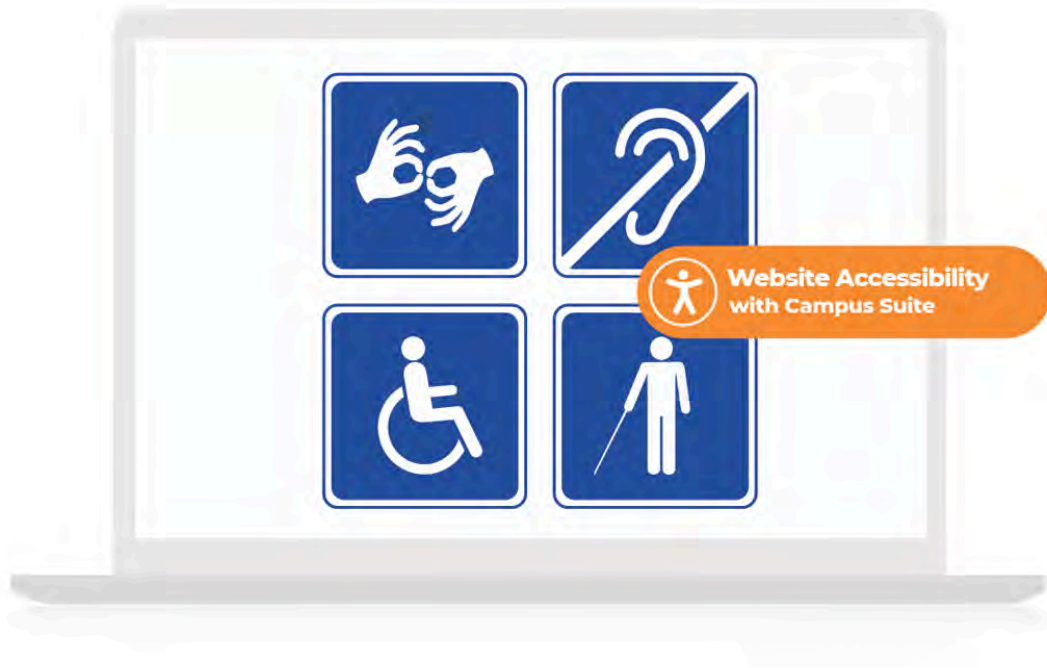
RASI Reports rasireports@rizzetta.com • CDD Finance Team CDDFinTeam@rizzetta.com

#	Start Date	Responsible Entity and Points of Contact	Summary of Complete Action Items	Resolution - Status	Next Target or Completion Date	Notes or Questions
	6/21/2022	DC/DE/Crosscreek Environmental	Bank Restoration Prject - Crosscreek Litigation	In progress	On Going	Supporting documents sent to counsel for review as requested. No current action being taken.
	2/7/2023	DM/DE	County Grant for Drainage canal at Erie entrance - W side, N bank erosion.	In progress	Update due 01/09/24	Currently working on project plans to submit to county
	3/7/2023	DM/DC/HOA	CEPRA Landscaping Contract Renewal (Cost Share Agreement)	Pending	Update due 01/09/24	12/04/23 - During meeting HOA member Terry Abbas agrees to recreate the cancelled cost share agreement to be presented to the board at the next meeting for consideration.
	3/7/2023	DE/DM/DC	Ask DE for any feedback on temporary pond remediation efforts	Pending	On going	Task Order #5 Draft Report has been submitted to counsel for review and feedback
	6/6/2023	DM, Advanced Aquatic	Pond 8 New Fountain Proposal	Pending	On Hold	Supply, deliver, and install one (1) Airmax EcoSeries ½ HP, 3 pattern fountains with control panel, and (4) Airmax RGBW LED light set. Includes one (1) Airmax fountain cord 100' 16/3 with disconnect and one (1) fountain mooring kit 100'. The project is currently on hold due to more pressing issues in the district.
	4/4/2023	DM, Advanced Aquatic	Pond 1 Fountain Motor Replacement	Pending	Install By: 10/13/2023	AA will need to install a new 5hp, 230v, single phase 4" motor on the lake fountain. The proposal was approved on 08/01/2023 for \$3861.42. Replacement is on hold until the roadway project on Moccasin Wallow is complete.10/03/2023 - AA informed that Franklin Motor has bee ordered and and will installed by Oct 13th.
	5/2/2023	DM/DE	Signage for Ponds 9, 10, 12, 17 and 21	Pending	On going	Verbiage to say "Caution Unstable Banks" on a white background with Black letters, 24 Signs. 1 sign to say #Unstable Banks" as well. Poles for install should be white galvanized and unpainted. 25 total signs. DM is working with Mike Signs for quote and proofs for signage. Tom will be providing locations for sign locations.
	9/5/2023	DE	Pond Recertification	Pending	On going	Nothing is needed from the district at this time. DE team informed that an extension can be obtained if needed.
	9/5/2023	DE	Resident Drainage Issue	Pending	On going	DE to follow up on the drainage issue behind residents home on 115th Ave. DM requested follow up on 10/06/23 from DE's covering team.
	10/3/2023	Advanced Aquatic	Ponds 13 and 19 have shallow ends and Doug recommends planting aquatic plants in those areas	Pending	Target Date April or May 2024	AA to follow up with proposal for Aquatic Plants when it is closer to the target date.
	10/3/2023	Advanced Aquatic/DM	Pond 8 Power Phase Switch	Pending	Update due 01/09/24	AA to send DM a scope of work to request for electrician for quotes. DM currently awaiting proposals for work (Electricians are tied up due to holidays)
	10/3/2023	DE	Washout mound of dirt in pond 5 has not been cleared	Pending	Update due 01/09/24	Awaiting for qupte from Finn Outdoor
	10/3/2023	DM/TomF	Mulch Bid	Pending	Pending	An updated trenching quote was received for 2024 mulch install. The board approved a trenching quote for 60% or \$3k whichever is less.

Tab 4

#	Start Date	Responsible Entity and Points of Contact	Summary of Complete Action Items	Resolution - Status	Next Target or Completion Date	Notes or Questions
	6/21/2022	DC/DE/Crosscreek Environmental	Bank Restoration Prject - Crosscreek Litigation	In progress	On Going	Supporting documents sent to counsel for review as requested. No current action being taken.
	2/7/2023	DM/DE	County Grant for Drainage canal at Erie entrance - W side, N bank erosion.	In progress	Update due 01/09/24	Currently working on project plans to submit to county
	3/7/2023	DM/DC/HOA	CEPRA Landscaping Contract Renewal (Cost Share Agreement)	Pending	Update due 01/09/24	12/04/23 - During meeting HOA member Terry Abbas agreed to recreate the canceled cost share agreement to be presented to the board at the next meeting for consideration. 01/03/2024 - The HOA board meeting after the CDD meeting but in speaking with the members of the HOA board, the intent will be that we will continue to work under the 2021 Cost Share agreement and work with the CDD to come up with a new cost share agreement. I will be at the CDD meeting to update the CDD board members.
	3/7/2023	DE/DM/DC	Task Order #5 Temporary Pond Remediation	Pending	On going	12/15/23 - RFP for Task Order #5 was received sent to counsel for review. Follow Up emails were sent to counsel on 12/24/23 and 01/05/24
	6/6/2023	DM, Advanced Aquatic	Pond 8 New Fountain Proposal	Pending	On Hold	Supply, deliver, and install one (1) Airmax EcoSeries ½ HP, 3 pattern fountains with control panel, and (4) Airmax RGBW LED light set. Includes one (1) Airmax fountain cord 100' 16/3 with disconnect and one (1) fountain mooring kit 100'. The project is currently on hold due to more pressing issues in the district.
	4/4/2023	DM, Advanced Aquatic	Pond 1 Fountain Motor Replacement	Pending	Install By: 10/13/2023	AA will need to install a new 5hp, 230v, single phase 4" motor on the lake fountain. The proposal was approved on 08/01/2023 for \$3861.42. Replacement is on hold until the roadway project on Moccasin Wallow is complete.10/03/2023 - AA informed that Franklin Motor has been ordered and will be installed by Oct 13th.
	5/2/2023	DM/DE	Signage for Ponds 9, 10, 12, 17 and 21	Pending	On going	Tom will be providing locations for sign locations.
	9/5/2023	DE	Pond Recertification	Pending	On going	Nothing is needed from the district at this time. DE team informed that an extension can be obtained if needed.
	10/3/2023	Advanced Aquatic	Ponds 13 and 19 have shallow ends and Doug recommends planting aquatic plants in those areas	Pending	Target Date April or May 2024	AA to follow up with proposal for Aquatic Plants when it is closer to the target date.
	10/3/2023	Advanced Aquatic/DM	Pond 8 Power Phase Switch	Pending	Update due 01/09/24	AA to send DM a scope of work to request for electrician for quotes. DM currently awaiting proposals for work (Electricians are tied up due to holidays)
	10/3/2023	DE	Washout mound of dirt in pond 5 has not been cleared	Pending	Update due 01/09/24	Proposal Received 01/04/2024
	9/5/2023	DE	Resident Drainage Issue	Pending	On going	Proposal Received 01/04/2024. Resident has been updated.
	12/12/2023	DM	Electrician Work on Ponds 1 and 8	Pending	Update due 01/09/24	Work on Pond 8 is complete. Work on Pond 1 needs extensive work. Report with pictures will be provided at the meeting.

Tab 5



Quarterly Compliance Audit Report

Copperstone

Date: December 2023 - 4th Quarter

Prepared for: Scott Brizendine

Developer: Rizzetta

Insurance agency:



Preparer:

Jason Morgan - *Campus Suite Compliance*

ADA Website Accessibility and Florida F.S. 189.069 Requirements

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Compliance Audit

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Compliance Audit Overview

The Community Website Compliance Audit (CWCA) consists of a thorough assessment of Florida Community Development District (CDD) websites to assure that specified district information is available and fully accessible. Florida Statute Chapter 189.069 states that effective October, 2015, every CDD in the state is required to maintain a fully compliant website for reporting certain information and documents for public access.

The CWCA is a reporting system comprised of quarterly audits and an annual summary audit to meet full disclosure as required by Florida law. These audits are designed to assure that CDDs satisfy all compliance requirements stipulated in Chapter 189.069.

Compliance Criteria

The CWCA focuses on the two primary areas – website accessibility as defined by U.S. federal laws, and the 16-point criteria enumerated in [Florida Statute Chapter 189.069](#).



ADA Website Accessibility

Several federal statutes (American Disabilities Act, Sec. 504 and 508 of the Rehabilitation Act of 1973) require public institutions to ensure they are not discriminating against individuals on the basis of a person's disability. Community websites are required to conform to web content accessibility guidelines – [WCAG 2.1](#), which is the international standard established to keep websites barrier-free and the recognized standard for ADA-compliance.



Florida Statute Compliance

Pursuant to F.S. [189.069](#), every CDD is required to maintain a dedicated website to serve as an official reporting mechanism covering, at minimum, 16 criteria. The information required to report and have fully accessible spans: establishment charter or ordinance, fiscal year audit, budget, meeting agendas and minutes and more. For a complete list of statute requirements, see page 3.

Audit Process

The Community Website Compliance Audit covers all CDD web pages and linked PDFs.* Following the [WCAG 2.1](#) levels A, AA, and AAA for web content accessibility, a comprehensive scan encompassing 312 tests is conducted for every page. In addition, a human inspection is conducted to assure factors such as navigation and color contrasts meet web accessibility standards. See page 4 for complete accessibility grading criteria.

In addition to full ADA-compliance, the audit includes a 16-point checklist directly corresponding with the criteria set forth in Florida Statute Chapter 189.069. See page 5 for the complete compliance criteria checklist.

* **NOTE:** Because many CDD websites have links to PDFs that contain information required by law (meeting agendas, minutes, budgets, miscellaneous and ad hoc documents, etc.), audits include an examination of all associated PDFs. **PDF remediation** and ongoing auditing is critical to maintaining compliance.



ADA Website Accessibility

Result: **PASSED**

Accessibility Grading Criteria

Passed	Description
Passed	Website errors* 0 WCAG 2.1 errors appear on website pages causing issues**
Passed	Keyboard navigation The ability to navigate website without using a mouse
Passed	Website accessibility policy A published policy and a vehicle to submit issues and resolve issues
Passed	Color contrast Colors provide enough contrast between elements
Passed	Video captioning Closed-captioning and detailed descriptions
Passed	PDF accessibility Formatting PDFs including embedded images and non-text elements
Passed	Site map Alternate methods of navigating the website

*Errors represent less than 5% of the page count are considered passing

**Error reporting details are available in your Campus Suite Website Accessibility dashboard



Florida F.S. 189.069 Requirements

Result: **PASSED**

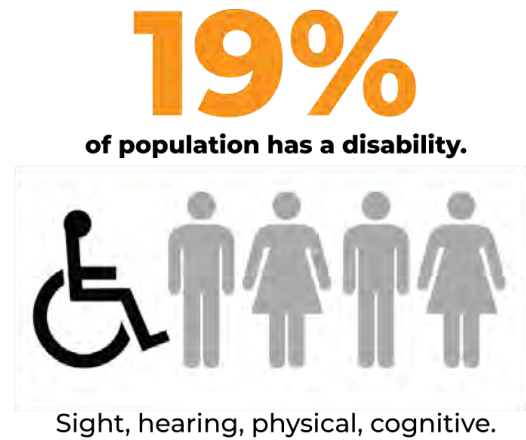
Compliance Criteria

Passed	Description
Passed	Full Name and primary contact specified
Passed	Public Purpose
Passed	Governing body Information
Passed	Fiscal Year
Passed	Full Charter (Ordinance and Establishment) Information
Passed	CDD Complete Contact Information
Passed	District Boundary map
Passed	Listing of taxes, fees, assessments imposed by CDD
Passed	Link to Florida Commission on Ethics
Passed	District Budgets (Last two years)
Passed	Complete Financial Audit Report
Passed	Listing of Board Meetings
Passed	Public Facilities Report, if applicable
Passed	Link to Financial Services
Passed	Meeting Agendas for the past year, and 1 week prior to next

Accessibility overview

Everyone deserves equal access.

With nearly 1-in-5 Americans having some sort of disability – visual, hearing, motor, cognitive – there are literally millions of reasons why websites should be fully accessible and compliant with all state and federal laws. Web accessibility not only keeps board members on the right side of the law, but enables the entire community to access all your web content. The very principles that drive accessible website design are also good for those without disabilities.



The legal and right thing to do

Several federal statutes (American Disabilities Act, Sec. 504 and 508 of the Rehabilitation Act of 1973) require public institutions to ensure they are not discriminating against individuals on the basis of a person's disability. Community websites are required to conform to web content accessibility guidelines, WCAG 2.1, the international standard established to keep websites barrier-free. Plain and simple, any content on your website must be accessible to everyone.



ADA Compliance Categories

Most of the problems that occur on a website fall in one or several of the following categories.



Contrast and colors

Some people have vision disabilities that hinder picking up contrasts, and some are color blind, so there needs to be a distinguishable contrast between text and background colors. This goes for buttons, links, text on images – everything. Consideration to contrast and color choice is also important for extreme lighting conditions.

Contract checker: <http://webaim.org/resources/contrastchecker>



Using semantics to format your HTML pages

When web page codes are clearly described in easy-to-understand terms, it enables broader sharing across all browsers and apps. This ‘friendlier’ language not only helps all the users, but developers who are striving to make content more universal on more devices.



Text alternatives for non-text content

Written replacements for images, audio and video should provide all the same descriptors that the non-text content conveys. Besides helping with searching, clear, concise word choice can make vivid non-text content for the disabled.

Helpful article: <http://webaim.org/techniques/alttext>



Ability to navigate with the keyboard

Not everyone can use a mouse. Blind people with many with motor disabilities have to use a keyboard to make their way around a website. Users need to be able to interact fully with your website by navigating using the tab, arrows and return keys only. A “skip navigation” option is also required. Consider using [WAI-ARIA](#) for improved accessibility, and properly highlight the links as you use the tab key to make sections.

Helpful article: www.nngroup.com/articles/keyboard-accessibility

Helpful article: <http://webaim.org/techniques/skipnav>



Easy to navigate and find information

Finding relevant content via search and easy navigation is a universal need. Alt text, heading structure, page titles, descriptive link text (no ‘click here’ please) are just some ways to help everyone find what they’re searching for. You must also provide multiple ways to navigate such as a search and a site map.

Helpful article: <http://webaim.org/techniques/sitertools/>



Properly formatting tables

Tables are hard for screen readers to decipher. Users need to be able to navigate through a table one cell at a time. In addition to the table itself needing a caption, row and column headers need to be labeled and data correctly associated with the right header.

Helpful article: <http://webaim.org/techniques/tables/data>



Making PDFs accessible

PDF files must be tagged properly to be accessible, and unfortunately many are not. Images and other non-text elements within that PDF also need to be ADA-compliant. Creating anew is one thing; converting old PDFs – called PDF remediation – takes time.

Helpful articles: <http://webaim.org/techniques/acrobat/acrobat>



Making videos accessible

Simply adding a transcript isn't enough. Videos require closed captioning and detailed descriptions (e.g., who's on-screen, where they are, what they're doing, even facial expressions) to be fully accessible and ADA compliant.

Helpful article: <http://webaim.org/techniques/captions>



Making forms accessible

Forms are common tools for gathering info and interacting. From logging in to registration, they can be challenging if not designed to be web-accessible. How it's laid out, use of labels, size of clickable areas and other aspects need to be considered.

Helpful article: <http://webaim.org/techniques/forms>



Alternate versions

Attempts to be fully accessible sometimes fall short, and in those cases, alternate versions of key pages must be created. That is, it is sometimes not feasible (legally, technically) to modify some content. These are the 'exceptions', but still must be accommodated.



Feedback for users

To be fully interactive, your site needs to be able to provide an easy way for users to submit feedback on any website issues. Clarity is key for both any confirmation or error feedback that occurs while engaging the page.



Other related requirements

No flashing

Blinking and flashing are not only bothersome, but can be disorienting and even dangerous for many users. Seizures can even be triggered by flashing, so avoid using any flashing or flickering content.

Timers

Timed connections can create difficulties for the disabled. They may not even know a timer is in effect, it may create stress. In some cases (e.g., purchasing items), a timer is required, but for most school content, avoid using them.

Fly-out menus

Menus that fly out or down when an item is clicked are helpful to dig deeper into the site's content, but they need to be available via keyboard navigation, and not immediately snap back when those using a mouse move from the clickable area.

No pop-ups

Pop-up windows present a range of obstacles for many disabled users, so it's best to avoid using them altogether. If you must, be sure to alert the user that a pop-up is about to be launched.

Web Accessibility Glossary

Assistive technology	Hardware and software for disabled people that enable them to perform tasks they otherwise would not be able to perform (e.g., a screen reader)
WCAG 2.0	Evolving web design guidelines established by the W3C that specify how to accommodate web access for the disabled
504	Section of the Rehabilitation Act of 1973 that protects civil liberties and guarantees certain rights of disabled people
508	An amendment to the Rehabilitation Act that eliminates barriers in information technology for the disabled
ADA	American with Disabilities Act (1990)
Screen reader	Software technology that transforms the on-screen text into an audible voice. Includes tools for navigating/accessing web pages.
Website accessibility	Making your website fully accessible for people of all abilities
W3C	World Wide Web Consortium – the international body that develops standards for using the web

Tab 6

From: [Robb](#)
To: [Christina Newsome](#)
Subject: RE: [EXTERNAL]Re: Drainage Issue
Date: Thursday, January 4, 2024 12:02:43 PM
Attachments: [image005.png](#)
[image006.png](#)
[image007.png](#)
[Copperstone CDD Quote 2110 1.4.24.pdf](#)

Hi Christina,

Attached is the quote for both areas. On the first one, I actually found 4 spots with the same problem to varying degrees. The line item is for fixing all 4. For some reason they are getting some piping of soil out from under the turf to the pond. To fix this, we need to dig down to expose the hidden erosion and get back to firm soil, then refill and compact before adding protection.

On the second one, the rise is pretty small, so we won't be pulling out much soil there, not enough to use at the other spot. Since there is very little fall to the inlet, even a small rise can cause pooling. For that one we will need to over-excavate by a couple inches to be able to fit the sod in at the perfect grade to keep water moving. Unfortunately, there wasn't any savings in moving dirt from one to the next, but since they are both pretty small I was able to keep the prices down a bit by combining them to one mobilization and together they make a full day. Please let me know if you have any questions! Thanks!

Robb Brown – Owner
Finn Outdoor
813.957.6075



ESTIMATE

Finn Outdoor
730 20th Ave N
Saint Petersburg, FL 33704

robb@finnoutdoor.com
(813)957-6075



Copperstone CDD

Bill to

Copperstone CDD
3434 Colwell Ave., Suite 200
Tampa, FL 33614

Ship to

Copperstone CDD
3434 Colwell Ave., Suite 200
Tampa, FL 33614

Estimate details

Estimate no.: 2110
Estimate date: 01/04/2024

#	Date	Product or service	SKU	Qty	Rate	Amount
1.		Erosion/Pond Bank Restoration Pond 5 - 11515 84th St Cir E and surroundings -- Restore 4 eroding areas -- Finn Outdoor will excavate by hand and/or machinery from the hole in the pond bank to the water's edge to expose piping / eroding under the turf. Areas will be filled, graded, and compacted with imported soil, and erosion control fabric will be installed to prevent reoccurrence of erosion. Sod will be reinstalled or replaced as needed.		1	\$2,950.00	\$2,950.00
2.		Swale Maintenance 7804 115th Ave E -- Swale grading -- Finn Outdoor will remove small rise in the swale at the above address and laser measure the area to ensure proper fall from the area to the nearby inlet to alleviate standing water in the area. Disturbed area will be re-sodded with Bahia sod		1	\$1,250.00	\$1,250.00
					Total	\$4,200.00

Tab 7

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 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.

**COPPERSTONE
COMMUNITY DEVELOPMENT DISTRICT**

The special meeting of the Board of Supervisors of the Copperstone Community Development District was held on **Tuesday, December 12, 2023, at 6:32 p.m.** at the Eagle Pointe Clubhouse located at 11450 Moonsail Dr, Parrish, FL 34219. The following is the agenda for this meeting:

Present and constituting a quorum:

Adam Bailey	Board Supervisor; Chair
Gerard Litrenta	Board Supervisor, Vice Chair
Michael Fondario	Board Supervisor, Assistant Secretary
Ryan Stulman	Board Supervisor, Assistant Secretary
Tom Fretz	Board Supervisor, Assistant Secretary

Also present were:

Christina Newsome	District Manager, Rizzetta & Company, Inc.
Marisa Powers	District Counsel, Blalock Walters
Antonio Serbia	District Engineer, Half Associates, Inc.
Doug Agnew	Representative, Advanced Aquatics

Audience **Present.**

FIRST ORDER OF BUSINESS

Call to Order

Ms. Newsome called the meeting to order and conducted roll call.

SECOND ORDER OF BUSINESS

Audience Comments

An audience was present. A resident addressed the Board on behalf of the HOA to discuss the ongoing landscape contract and the cost-share agreement. The CDD advised the resident that since the HOA wants to revert to the 2007 cost-share agreement, they should get the HOA counsel to draw up the new agreement to be presented to the CDD at their next meeting.

THIRD ORDER OF BUSINESS

Staff Reports

A. Aquatic Maintenance

1. Presentation of Waterway Inspection Report

49 Mr. Agnew presented the Waterway Inspection Report to the Board.
50

51 **2. Presentation of Aeration Report**
52

On a Motion by Mr. Stulman, seconded by Mr. Fondario, the Board of Supervisors motioned to approve the proposal from Advanced Aquatics to improve the conditions of Ponds 9 and 20, for the Copperstone Community Development District.

53 **B. District Engineer**
54

55 Mr. Serbia was present; he informed the Board that the RFQ for Task Order #5 has
56 been drafted and is with Mr. Thornton for final review. A line for the District
57 Engineer Reports will be added to the agenda going forward.
58

59 **C. District Counsel**
60

61 **1. Update on RFP for District Engineer**
62

63 There were no updates from Ms. Powers. The Board requested that the District
64 Counsel review the 2021 cost-share agreement to ensure that there is no provision
65 stating that if it's canceled, the 2007 cost-share agreement will be reinstated.
66 Additionally, the landscape topic will be discussed at the January meeting. The
67 Board also asked the District Counsel to have a backup plan in case Mr. Barnebey
68 was unavailable.
69

On a Motion by Mr. Bailey, seconded by Mr. Stulman, with all in favor, the Board of Supervisors motioned to table this action item indefinitely, for the Copperstone Community Development District.

70 **D. District Manager**
71

72 **1. Review of District Manager's Report**
73

74 Ms. Newsome informed the Board that the next regular meeting is scheduled for
75 Tuesday, January 9, 2023, at 6:30 p.m. at the Eagle Pointe Clubhouse.
76

77 Ms. Newsome presented the District Manager's Report to the Board. The Board
78 directed all action item lists to be added under staff reports.
79

80 **FOURTH ORDER OF BUSINESS**

**Consideration of
Fountain Proposal for Pond 8**

On a Motion by Mr. Stulman, seconded by Mr. Fondario, with all in favor, the Board of Supervisors motioned to approve the fountain proposal for pond 8 from Advanced Aquatics for \$4,501.50, for the Copperstone Community Development District.

86 **FIFTH ORDER OF BUSINESS**

**Consideration of LED
Bulb Replacement for
Pond 14 Proposal**

87
88
89

On a Motion by Mr. Stulman, seconded by Mr. Fondario, with all in favor, the Board of Supervisors motioned to accept the proposal for the LED bulb replacement for Pond 14 from Advanced Aquatics for \$862.42, for the Copperstone Community Development District.

90
91 **SIXTH ORDER OF BUSINESS**

Update on the Country Grant

92
93 District Manager and District Engineer will be meeting on-site to go over the plans for repair.

94
95 **SEVENTH ORDER OF BUSINESS**

**Consideration of Minutes of
the Board of Supervisors Meeting
held on November 7, 2023**

96
97
98
99 The Board requested that clarification be added to the minutes that Mr. Thornton is not
100 leaving HALFF, but that he accepted a new position.

101

On a Motion by Mr. Stulman, seconded by Mr. Litrenta with all in favor, the Board of Supervisors approved the minutes of the Board of Supervisors' meeting held on November 7, 2023, as amended, for the Copperstone Community Development District.

102
103 **EIGHTH ORDER OF BUSINESS**

**Consideration of Operations and
Maintenance Expenditures
for October 2023**

104
105
106

On a Motion by Mr. Litrenta, seconded by Mr. Fondario with all in favor, the Board of Supervisors ratified the Operations and Maintenance Expenditures for October 2023 (\$41,061.03), for the Copperstone Community Development District.

107
108 **NINTH ORDER OF BUSINESS**

Supervisors Requests

109
110 The Copperstone Clubhouse is still under construction and the meeting location needs to
111 be changed until renovations are completed.

112
113 **TENTH ORDER OF BUSINESS**

Adjournment

114

On a Motion by Mr. Bailey, seconded by Mr. Fondario, with all in favor, the Board of Supervisors agreed to adjourn the meeting at 7:50 p.m., for the Copperstone Community Development District.

115
116
117 _____
Assistant Secretary

Chairman/Vice Chairman

Tab 8

COPPERSTONE COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · RIVERVIEW, FLORIDA

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

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: \$ **41,061.03**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Copperstone Community Development District

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>
Adam E Bailey	100209	AB110723	Board of Supervisors Meeting 11/07/23	\$ 200.00
Advanced Aquatic Services, Inc.	100216	10551411	Monthly Lake Maintenance 10/23	\$ 2,480.00
Advanced Aquatic Services, Inc.	100218	10550258	Fountain Repair 10/23	\$ 3,861.42
Advanced Aquatic Services, Inc.	100218	10550586	Fountain Repair 11/23	\$ 2,480.00
Blalock Walters, P.A.	100221	44351-000-23	Legal Services 10/23	\$ 2,175.00
Blalock Walters, P.A.	100221	44351-002-11	Legal Services 10/23	\$ 1,217.00
Cepra Landscape, LLC	100208	TPA2965	Landscape Maintenance 10/23	\$ 9,945.00
Cepra Landscape, LLC	100222	TPA3129	Landscape Maintenance 11/23	\$ 9,945.00
Florida Department of Commerce	100217	88948	Special District Fee FY 23/24	\$ 175.00
Gerard Litrenta III	100210	GL110723	Board of Supervisors Meeting 11/07/23	\$ 200.00
Halff Associates, Inc	100219	10107707	District Engineering Services 10/23	\$ 1,217.45
Harrison Ranch CDD	100220	CS1123-1	Meeting Rental 11/23	\$ 100.00
Innersync Studio, Ltd	100214	21708	Website Compliance 10/01/23 to 09/30/24	\$ 1,537.50
McClatchy Company, LLC	100215	214831	Legal Ad 09/23	\$ 155.61

Copperstone Community Development District

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>
Michael Fondario	100211	MF110723	Board of Supervisors Meeting 11/07/23	\$ 200.00
Peace River Electric Cooperative, Inc.	20231102-01	Electric Summary 09/23 Auto Draft	Electric Summary 09/23	\$ 1,040.27
Rizzetta & Company, Inc.	100207	INV0000084894	District Management Fees 11/23	\$ 3,432.50
Ryan Stulman	100212	RS110723	Board of Supervisors Meeting 11/07/23	\$ 200.00
Thomas R Fretz	100213	TF110723	Board of Supervisors Meeting 11/07/23	\$ 200.00
Total Report				<u>\$ 41,061.03</u>

Tab 8A

COPPERSTONE COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · RIVERVIEW, FLORIDA

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

**Operation and Maintenance Expenditures
December 2023
For Board Approval**

Attached please find the check register listing the Operation and Maintenance expenditures paid from December 1, 2023 through December 31, 2023. This does not include expenditures previously approved by the Board.

The total items being presented: \$ **14,787.08**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Copperstone Community Development District

Paid Operation & Maintenance Expenditures

December 1, 2023 Through December 31, 2023

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Adam E Bailey	100226	AB121223	Board of Supervisors Meeting 12/12/23	\$ 200.00
Advanced Aquatic Services, Inc.	100231	10551506	Midge Fly Treatment 10/23	\$ 6,180.00
Cepra Landscape, LLC	100232	TPA3237	Irrigation Repair 11/23	\$ 413.40
Gerard Litrenta III	100227	GL121223	Board of Supervisors Meeting 12/12/23	\$ 200.00
Halff Associates, Inc	100224	10109276	District Engineering Services 11/23	\$ 1,268.87
Michael Fondario	100228	MF121223	Board of Supervisors Meeting 12/12/23	\$ 200.00
Peace River Electric Cooperative, Inc.	ACH	Electric Summary 10/23 ACH	Electric Summary 10/23	\$ 992.31
Rizzetta & Company, Inc.	100223	INV0000085698	District Management Fees 12/23	\$ 3,432.50
Ryan Stulman	100229	RS121223	Board of Supervisors Meeting 12/12/23	\$ 200.00
Thomas R Fretz	100230	TF121223	Board of Supervisors Meeting 12/12/23	\$ 200.00
Timber Intentions	100225	1	Repair - Timber Bridge Wear Deck 11/23	<u>\$ 1,500.00</u>
Total Report				<u>\$ 14,787.08</u>