

**MINUTES OF MEETING
SWEETWATER CREEK
COMMUNITY DEVELOPMENT DISTRICT**

A workshop of the Board of Supervisors of the Sweetwater Creek Community Development District was held on **Wednesday, May 14, 2025**, at 4:00 p.m. at the Fitness Center, 1865 N. Loop Parkway, St. Augustine, Florida.

Present were:

Ron Cervelli	Chairman
John Smith	Vice Chairman
Stephen Handler	Supervisor
Rob Lisotta	Supervisor
Dan Colin	Supervisor

Also present were:

Jim Oliver	District Manager, GMS
Mary Grace Henley <i>by Zoom</i>	District Counsel, KVW
Jennifer Kilinski <i>by Zoom</i>	District Counsel, KVW
Erin Gunia	Director of Amenities, RMS
Richard Gray	Riverside Management Services, Inc.

The following is a summary of the discussions taken at the May 14, 2025, Sweetwater Creek Community Development District's Workshop.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Cervelli called the workshop to order at 4:00 p.m.

SECOND ORDER OF BUSINESS

Public Comment

There being none, the next item followed.

THIRD ORDER OF BUSINESS

Discussion of the Fiscal Year 2026 Budget

The Board went over the proposed budget for fiscal year 2026 and discussed making the following changes before the budget is presented for approval at the next board meeting:

- Increasing supervisor fees by \$2,000 to allow for extra workshops
- Increasing district counsel fees to \$65,000

May 14, 2025

Sweetwater Creek CDD

- Increasing irrigation repairs and maintenance to \$50,000
- Reducing tree replacements to \$2,000
- Increasing tree pruning to \$17,000
- Increasing amenity landscape maintenance and improvements to \$50,000 to include pine straw for the fitness center
- Increasing gate repairs and maintenance to \$5,000
- Reducing miscellaneous field supplies to \$2,000
- Increasing the outside fitness professional services to \$60,000
- Reducing fitness equipment repairs and maintenance to \$5,000
- Reducing fitness equipment rental to \$30,000
- Reducing cleaning supplies to \$10,000
- Reducing the capital reserve contribution to \$100,000

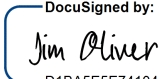
Additional comments were that the mulch line item should be changed to pine straw. Ms. Henley noted that the automatic renewals for the landscape maintenance contract end this year, so the District will need to issue a request for proposals.

THIRD ORDER OF BUSINESS

Next Scheduled Meeting – Thursday, June 5, 2025, at 4:00 p.m. at the Fitness Center, 1865 N. Loop Parkway, St. Augustine, Florida 32095

FOURTH ORDER OF BUSINESS**Adjournment**

The workshop was adjourned at approximately 5:38 p.m.

DocuSigned by:

D18A6E5E7410418...
Secretary/Assistant Secretary

Signed by:

77008D09A185420...
Chairman/Vice Chairman