

# ANTHEM PARK COMMUNITY DEVELOPMENT DISTRICT

Meeting Date: Friday, September 8, 2023

Time: 9:00 a.m.

Location: Anthem Park Clubhouse  
2090 Continental Street  
St. Cloud, FL 34769

[Click Here to Join the Meeting Online](#)

Dial-in Number: 1-904-348-0776

Phone Conference ID: 862 156 243#

(Mute/Unmute: \*6)

## Agenda

*For the full agenda packet, please contact: [sconley@vestapropertyservices.com](mailto:sconley@vestapropertyservices.com)*

### I. Roll Call

### II. Audience Comments – Agenda Items & New Business *(Limited to 3 minutes per individual for agenda items)*

### III. Staff Reports

#### A. District Counsel – *Neysa Borkert, Garganese, Weiss, D’Agresta & Salzman*

1. Consideration and Ratification of Breeze District Manager Agreement [Exhibit 1](#)

2. Consideration and Ratification of Breeze Amenity Manager Agreement [Exhibit 2](#)

#### B. District Engineer – *Greg Woodcock, Stantec*

#### C. District Manager – *Raymond J. Lotito, Vesta District Services*

1. Supervisor Request Response – Copy of Gym Equipment Proposal Purchased FY 2020 [Exhibit 3](#)

#### D. Amenity Manager – *Amber Hand, Vesta* [Exhibit 4](#)

1. [Update on Security Camera](#)

2. Update on Gym Equipment

3. Update on Basketball Fence

4. Update on Pool

5. Landscape Maintenance Report – *Nate Anderson, Yellowstone* [Exhibit 5](#)

a. [Irrigation Repair Proposal - \\$3,990.29](#)

b. [Volleyball Court Sod - \\$3,949.19](#)

### IV. Business Items

#### A. Recognition of a Vacancy in Seat 1 and Discussion on Appointing a New Supervisor

1. Acceptance of Supervisor Resignation [Exhibit 6](#)

2. Discussion on Appointing a New Supervisor

**V. Consent Agenda**

- A. Consideration and Approval of the Minutes of the Board of Supervisors Regular Meeting Held August 11, 2023 [Exhibit 7](#)
- B. Consideration and Approval of the Minutes of the Board of Supervisors Special Meeting Held August 25, 2023 [Exhibit 8](#)
- C. Consideration and Acceptance of the July 2023 Unaudited Financial Report [Exhibit 9](#)

**VI. Supervisor Requests** *(Includes Next Meeting Agenda Item Requests)*

**VII. Action Items Summary Review** [Exhibit 10](#)

**VIII. Next Meeting Quorum Check**      *9:00 a.m. on October 13, 2023*  
*Anthem Park Clubhouse*  
*2090 Continental Street, St. Cloud, FL 34769*

**IX. Adjournment**