



SADDLE CREEK PRESERVE OF POLK COUNTY COMMUNITY DEVELOPMENT DISTRICT



Meeting Date: Tuesday, September 23, 2025
 Time: 2:00 p.m.
 Location: The Hampton Inn–Lakeland
 4420 N. Socrum Loop Rd.
 Lakeland, FL 33809

Join via Computer or Mobile App
 Dial-in Number: 1-904-348-0776
 Phone Conference ID: 684 257 747#
 (Mute/Unmute: *6)
 (Raise/Lower Hand: *5)

Agenda

*The full draft agenda packet may be requested no earlier than 7 days prior to the meeting date
 by emailing sconley@vestapropertyservices.com*

FIRST ORDER OF BUSINESS:

Roll Call

Vickie Davis (1)

Erica Miro Smith (2-C)

Angela Martinez (3)

Veronica Thomas (4-VC)

Abby Morrobel (5)

SECOND ORDER OF BUSINESS:

Audience Comments – *Agenda Items - Not Public Hearing
 (Limited to 3 Minutes Per Person)*

THIRD ORDER OF BUSINESS:

Vendor Reports

- A. Aquatic Maintenance – *Sitex Aquatics* [Exhibit 1](#)
- B. Landscape Maintenance – *Raymond Bobrowiecki, Fast Property Services* [Exhibit 2](#)
 - 1. Consideration of Fast Property Services Proposals [Exhibit 3](#)
- C. Field Operations – *Michael Bush, Vesta District Services* [Exhibit 4](#)

FOURTH ORDER OF BUSINESS:

Business Items

- A. Consideration of Aquatic Maintenance and Wetland Mitigation/Monitoring/Reporting Proposals
 - 1. GHS Environmental (12 Visits) - \$18,480.00/Yr [Exhibit 5](#)
 Plus Quarterly Wetland Mitigation and Annual Monitoring/Reporting - \$4,600.00/Yr
 - 2. Premier Lakes (18 visits, Free Callbacks) - \$18,000.00/Yr [Exhibit 6](#)
 Plus Quarterly Wetland Mitigation and Annual Monitoring/Reporting - \$3,600.00/Yr
- B. Discussion on District's Performance Measures/Standards
 - 1. Review of FY 2025 Achieved Goals and Objectives [Exhibit 7](#)
 - 2. Consideration of FY 2026 Performance Measures/Standards & Annual Reporting Form [Exhibit 8](#)



FIFTH ORDER OF BUSINESS: Staff Reports

- A. District Engineer – *Todd Amaden, Landmark Engineering & Surveying Corp.*
 - 1. Update on Annual Reporting Requirements for Wetland Mitigation Areas
 - 2. Discussion on Paving Verge at Old Mining Road and Red Loop
- B. District Counsel – *Grace Rinaldi, Kilinski Van Wyk*
- C. District Manager – *Heath Beckett, Vesta District Services*
 - 1. Update on Request for Amenity Center Security Monitoring Proposals

SIXTH ORDER OF BUSINESS: Parking and Parking Enforcement Policy

- A. **Public Hearing - Amended and Restated Rules Related to Parking and Parking Enforcement**
 - 1. Open Public Hearing
 - 2. Presentation of Amended and Restated Parking and Parking Enforcement Policy
 - a. One-side Street Parking [Exhibit 9](#)
 - b. No Street Parking [Exhibit 10](#)
 - 3. Public Comments
 - 4. Close Public Hearing
- B. Consideration of **Resolution 2025-23 Adopting Amended and Restated Rules Relating to Parking and Parking Enforcement** [Exhibit 11](#)

SEVENTH ORDER OF BUSINESS: Consent Agenda

- A. Approval of the Minutes of the Board of Supervisors Regular Meeting Held August 26, 2025 [Exhibit 12](#)
- B. Acceptance of the August 2025 Unaudited Financial Report [Exhibit 13](#)

EIGHTH ORDER OF BUSINESS: Supervisor Requests

**NINTH ORDER OF BUSINESS: Audience Comments – Non-Agenda Items and New Business
(Limited to 3 Minutes Per Person)**

TENTH ORDER OF BUSINESS: Next Meeting Quorum Check

Tuesday, October 26, 2025

at 6:00 p.m.

Auburndale Historic Depot
120 W Park St,
Auburndale, FL 33823

	In Person	Virtually	Not
Vickie Davis			
Erica Miro Smith			
Angela Martinez			
Veronica Thomas			
Abby Morrobel			

