WINDING CYPRESS
COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
FEBRUARY 6, 2025

A. CALL TO ORDER

The February 6, 2025, Regular Board Meeting of the Winding Cypress Community Development District (the "District") was called to order at 1:00 p.m. at the Clubhouse at Winding Cypress located at 7180 Winding Cypress Drive, Naples, Florida 34114.

B. PLEDGE OF ALLEGIANCE

C. PROOF OF PUBLICATION

Proof of publication was presented that Notice of the Regular Board Meeting had been published in the *Naples Daily News* on January 28, 2025, as legally required.

D. ESTABLISH A QUORUM

It was determined that the attendance of the following Supervisors constituted a quorum and it was in order to proceed with the meeting:

Chairperson	Barbara Powell	Present
Vice Chairman	Alex Petrovsky	Present
Supervisor	Gerard O'Donohue	Present
Supervisor	Patrick Cirello	Present
Supervisor	Susan Broucek	Present

Also present were the following Staff members:

District Manager	Michelle Krizen	Special District Services, Inc.
District Counsel	Alyssa Willson (via phone)	Kutak Rock
District Engineer	Ted Tryka	LJA Engineering

Also present were those on the attached sign-in sheet.

E. ADDITIONS OR DELETIONS TO THE AGENDA

There were no additions or deletions to the agenda.

F. APPROVAL OF MINUTES

1. December 5, 2024, Regular Board Meeting

A **motion** was made by Supervisor Ciriello, seconded by Supervisor O'Donohue and passed unanimously approving the minutes of the December 5, 2024, Regular Board Meeting, as presented.

G. OLD BUSINESS

1. Update on Fall 2024 Lake Bank Remediation

Mr. Tryka advised that he had met with the site superintendent and project manager to go over the project. The team looked at access points and storing equipment. There is one lake that will require a concrete pipe and will need more space than the other lakes. The anticipated start date is within the next two weeks. The Supervisors and residents were reminded that the superintendent and project manager were working with a set of plans from which they cannot vary. If any issue arises, the District Manager should be the point of contact. The Supervisors should direct resident questions to Ms. Krizen. A discussion ensued regarding the process if residents are tying into the system. No tie-ins should be done until the work has been completed and accepted by the District Engineer. Mr. Tryka will create a specification sheet to provide the Architectural Review Committee and residents who wish to tie-in to the system. This process will be further discussed to decide how to inspect tie-ins as they are competed.

H. NEW BUSINESS

1. Discussion Regarding Preserve Maintenance

The District owns and maintains approximately 583 acres of preserve, which is separate from the preserve owned and maintained by the HOA. The District's preserve has permits from South Florida Water Management and the Army Corps of Engineers. The first five years the permits required to treat the preserve (Collier Environmental Services) for invasive species as well as hire a company to complete inspection reports (Passarella and Associates). After the first five years, the requirement to complete inspection reports is no longer required, however treatments to ensure less the 5% invasive are still an obligation of the permits. There is a Preserve Account that was provided to the District to be interest generating to support the preserves. The principal of this account cannot be used without written permission from the Army Corps of Engineers.

At the Workshop, the invoice from Collier Environmental was shared with the Board as well as a discussion regarding reporting. At that time, the Board requested a more detailed invoice from Collier Environmental. Ms. Krizen reached out to Passarella to request a proposal to be used for discussion purposes.

The itemized invoice from Collier Environmental provided the Board with the details to assure them that the work had been completed as per the contract. A discussion ensued regarding inspection reports. Since they are not required, the purpose would be double-checking the preserves. There was a consensus of the Board to take no further action at this time.

I. ADMINISTRATIVE MATTERS

1. Manager's Report

- **Financials**

The financials were presented to the Board. There were no questions at this time.

It was noted that there was a Workshop scheduled for February 20, 2025. There was a consensus of the Board to cancel this Workshop, if not necessary.

The next Regular Board Meeting is scheduled for March 6, 2025.

2. Attorneys' Report

Ms. Willson had nothing to report but was available for questions. Chairperson Powell asked about the training requirements. Ms. Willson noted that there was an annual 4 hour requirement. Ms. Krizen will recirculate the memo regarding this item. The same training videos can be completed this year as last year.

J. COMMENTS FROM THE PUBLIC

There were questions from the public regarding the littoral shelf and water levels. Mr. Tryka explained the water levels vary during the year based on rainfall. The "lakes" are part of the water retention system and are also used for irrigation.

K. BOARD MEMBER COMMENTS

There were no further comments from the Board Members.

L. ADJOURNMENT

There being no further business to address, the Regular Board Meeting was adjourned at 2:02 p.m. by Chairperson Powell, seconded by Supervisor Petrovsky. There were no objections.

Chairperson/Vice Chairman

Michelle Krizen
Secretary/Assistant Secretary

Date Approved 2/6/25

WINDING CYPRESS COMMUNITY DEVELOPMENT DISTRICT

REGULAR BOARD MEETING

SIGN-IN SHEET

MEETING DATE: February 6, 2025

Please print your name & address below.

Print Name	Address
MICHAEL KOVARIK	7491 Blackberry Dr.
MICHAEL DYCKMAN	677 BROMELIAD DR.
Marcia Palmer	7525 Geranium Way
Lorraine Buckley	7467 Blackberry Dr
BC Bell / Bonnie	7554 Geranium Way