

**MINUTES OF MEETING
POINCIANA WEST
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Poinciana West Community Development District was held on Wednesday, **May 20, 2026**, at 9:30 a.m. via Zoom Communication Media Technology and in The Gator Room, 385 Village Drive, Poinciana, Florida.

Present and constituting a quorum were:

Roy LaRue
Dr. Maneck Master
Irene Stecher

Vice Chairman
Assistant Secretary
Assistant Secretary

Also present were:

Tricia Adams
Scott Clark *via Zoom*
Chase Arrington *via Zoom*
Joel Blanco
Residents

District Manager
District Counsel
District Engineer
GMS Field Staff

The following is a summary of the discussions and actions taken at the May 20, 2026, Poinciana West Community Development District's Board of Supervisors Meeting.

FIRST ORDER OF BUSINESS

Roll Call

Ms. Adams called the meeting to order and called the roll at 9:30 a.m. A quorum was present.

SECOND ORDER OF BUSINESS

Pledge of Allegiance

The Pledge of Allegiance was recited.

THIRD ORDER OF BUSINESS

Public Comment Period on Agenda Items

There being no comments, the next item followed.

May 20, 2026

Poinciana West CDD

FOURTH ORDER OF BUSINESS**Approval of Minutes of the March 18, 2026, Board of Supervisors Meeting**

Ms. Adams presented the minutes of the March 18, 2026, Board of Supervisors Meeting, a draft copy of which was included in the agenda package. There were no corrections.

On MOTION by Mr. LaRue seconded by Dr. Master with all in favor the Minutes of the March 18, 2026, Board of Supervisors Meeting were approved as presented.

FIFTH ORDER OF BUSINESS**Consideration of Resolution 2026-02 Relating to 2026 General Election and Notice**

Ms. Adams presented Resolution 2026-02 memorializing that Seats 1 and 2, were scheduled for the General Election in November of 2026. The qualifying period was from Noon on June 8, 2026, through Noon on June 12, 2026, at the Polk County Supervisor of Elections office. Both seats were four-year terms. A notice would be published in a newspaper of general circulation in Polk County.

On MOTION by Dr. Master seconded by Ms. Stecher with all in favor Resolution 2026-02 Relating to the General Election and Qualifying Procedure was adopted.

SIXTH ORDER OF BUSINESS**Discussion of Request for Proposals for Pond Maintenance**

Ms. Adams recalled that at the last Poinciana CDD meeting, the Board requested that staff prepare a Request for Proposals (RFP) for pond maintenance services, due to deficiencies with the current pond maintenance vendor. In the meantime, Mr. Blanco was continuing to meet with Solitude for curative action and as a result, an additional technician was added at no cost. There has been an improvement in services. The Board discussed the current pond maintenance program, recent service improvements, fish kill concerns, and proposed revisions to the draft pond maintenance RFP scope. Staff was directed to revise the scope and return an updated version for future consideration.

May 20, 2026

Poinciana West CDD

On MOTION by Mr. LaRue seconded by Ms. Stecher with all in favor the preparation of a Request for Proposals for pond maintenance services was approved.

SEVENTH ORDER OF BUSINESS**Staff Reports****A. Attorney**

District Counsel provided an update regarding newly enacted legislation establishing procedures for the recall of CDD supervisors and discussed pending sovereign immunity legislation that may impact future insurance costs.

B. Engineer**i. Review of Fiscal Year 2026 Goals & Objectives Report**

Ms. Adams recalled that at last month's meeting, the CDD Board approved a Work Authorization for an annual inspection of the District's stormwater system and requested feedback on Pond P-5. Mr. Arrington presented the Report, which was included in the agenda package. Mr. Arrington reported that an annual inspection was conducted, as requested by the Board. Overall, the ponds were in good condition, but a few ponds were in poor condition and needed maintenance. Ms. Adams pointed out that the results of the report were reviewed by field management staff and they were creating a scope for the repairs, which they would provide along with a proposal to the next meeting.

Mr. LaRue asked if overflow lines were identified on each pond. Ms. Adams indicated that it was not part of the scope. Mr. Arrington would ask the inspector if the overflow lines were recorded. Mr. LaRue requested that the overflow line be included on the stormwater plans or as built for Pond 10 and asked if there were a full set of plans for the ponds. Mr. Arrington indicated that Water Management District retains a set of design plans. Mr. LaRue requested a current set of plans. Ms. Adams would have the engineering firm provide a Work Authorization at the next meeting, to obtain the plans and coordinate them in an electronic format. Mr. LaRue questioned whether Clarke was treating Ponds 5 and 6 instead of Ponds 1 and 2 and whether the ponds had the proper mapping.

C. District Manager**i. Approval of Check Register**

May 20, 2026

Poinciana West CDD

Ms. Adams presented the Check Register for March 1, 2026, through March 31, 2026, totaling \$20,944.03, which was included in the agenda package. Mr. LaRue questioned where Clarke was charging for their services. Ms. Adams indicated that there was a monthly tracking for contracted services, such as midge management and would confirm why it was not reflected.

On MOTION by Ms. Stecher seconded by Mr. LaRue with all in favor the Check Register for March 1, 2026, through March 31, 2026, in the amount of \$20,944.03 was approved.

ii. Financials

Ms. Adams presented the Unaudited Financial Statements through March 31, 2026, which were included in the agenda package for informational purposes. Staff reported that assessments were substantially collected and expenditures remained within budget.

iii. Action Items List

Ms. Adams presented the Action Items List, which was included in the agenda package. There was ongoing review of the investment options. Any surplus funds would be invested in the highest yield. If there was any unusual activity, the Chair would be notified. The HOA improvements on CDD tracts, such as irrigation and landscape improvements, were continuing to be maintained by the HOA. The annual engineer's inspection and including the link for the midge treatment option for private property on the CDD website, were completed.

iv. Presentation of Number of Registered Voters – 2,489

Ms. Adams reported that there were 2,489 registered voters in the District as of April 15, 2026, according to the Supervisor of Elections.

D. Field Manager's Report

i. Consideration of Proposal for Stump Grinding

Mr. Blanco presented a proposal from Floralawn for stump grinding, installation of sod and removal of roots in the amount of \$1,985.59, which was included in the agenda package. The scope was revised to only include CDD property and not any private property, as Mr. Clark notified him that CDD funds could not be used to do any work on a resident's property.

May 20, 2026

Poinciana West CDD

Mr. David Marks of 545 Indian Wells Avenue asked to speak and at Board direction, Ms. Adams opened a public comment period. Mr. Marks requested that the scope be expanded to include private property, as the removal of the Cypress trees caused damage to his property. Mr. Richard McKelvey of 747 Portofino Drive reported that at yesterday's HOA meeting, the HOA suspended the installation of sod, as the county notified them that they would restrict irrigation. Ms. Adams indicated that the vendor would wait until there was a persistent rain cycle for the sod to be established adequately. Regarding Mr. Marks request, Mr. Clark advised that the law indicated that the property owner was responsible for encroaching roots and overhanging branches. However, if the damage was created in the act of removal of the trees, then it would be appropriate for the CDD to pay for it, but not to eliminate roots on private property. Mr. LaRue questioned the cost to replace the damaged sod. Mr. Blanco would request a price from Floralawn.

On MOTION by Mr. LaRue seconded by Dr. Master with all in favor delegating authority to the Chair to approve stump grinding and restoration work on District property and any necessary restoration of private property directly damaged during the Cypress tree removal process was approved.

ii. Consideration of Proposal for Grass Removal on Pond 15

Mr. Blanco requested that the proposal for the grass removal on Pond 15 be deferred, as Mr. Dorn was not present. The deposit was sent for the littoral plantings that were approved for Pond P-21 and Mr. Blanco was waiting for the work to be scheduled. Mr. LaRue questioned whether there would be large or small littorals. Mr. Blanco indicated that they were small, as the inventory for littoral plants has been scarce, due to the freeze. As soon as the littorals were installed and established, which could take a couple of weeks, the clam, shrimp and gambusia fish stocking would be scheduled for Ponds P-21, P-22 and P-2. Staff reviewed Ponds P-16, P-15, P-8, P-19B and P-6, which had the most persistent issues of algae and weeds. The plan was for the weeds to turn brown and then have Floralawn remove them. Mr. LaRue requested a price for hydro raking.

iii. Field Manager's Report

iv. Pond Maintenance Report

May 20, 2026

Poinciana West CDD

Mr. Blanco presented the Field Manager and Pond Maintenance Reports, which were included in the agenda package. He would have Solitude provide a more detailed Aquatic Maintenance Report, including any notes and pictures. Mr. LaRue pointed out that it had the date of service but did not include what Solitude was doing. Mr. Blanco indicated that Mr. LaRue was looking at the treatment log and throughout March and April, Solitude treated grasses. It was mentioned that seven of the ponds were dry. Dr. Master requested that Solitude fill out the table. Ms. Stecher suggested that in the RFP, the vendor provide a complete treatment log monthly. Ms. Adams would include this under reporting requirements. Mr. Blanco reported that the grasses on Ponds P-8, P-15, P-16, P-19B were treated and now looked brown, except for Pond P-19B, which would be re-treated on May 22nd.

v. Midge Management Report

vi. Customer Complaint Log

Mr. Blanco presented the Midge Management Report and Customer Complaint Log, which were included in the agenda package. Mr. LaRue requested a meeting with Mr. Blanco regarding the four ponds that Clarke Midge Control was treating for midges. Mr. Blanco would meet with Ms. Cherrief Jackson of Clarke Midge Control, to ensure that their map had the correct pond numbers.

EIGHTH ORDER OF BUSINESS

Supervisor's Requests

There being no comments, the next item followed.

NINTH ORDER OF BUSINESS

General Audience Comments

Ms. Patricia Schmid of 772 San Rafael Street was surprised to see the lack of care of the ponds over the past six months and questioned the cause of the fish kill. Mr. Blanco would meet with Ms. Schmid after the meeting to discuss these items.

TENTH ORDER OF BUSINESS

Other Business

There being no comments, the next item followed.

ELEVENTH ORDER OF BUSINESS

Next Meeting Date – July 15, 2026, 9:30 a.m.; The Gator Room

May 20, 2026

Poinciana West CDD

Ms. Adams stated that the next meeting was scheduled for July 15, 2026, at 9:30 a.m. in The Gator Room. There would be a public hearing on the budget.

May 20, 2026

Poinciana West CDD

TWELFTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. LaRue seconded by Dr. Master with all in favor the meeting was adjourned at 10:58 a.m.

Signed by:

Tricia Adams

3F3E5FA5C67E43B...

Secretary / Assistant Secretary

Signed by:

Peggy Gregory

48D9AA1DA19D428...

Chair/Vice Chairman