

Bayside Improvement and Bay Creek

Community Development Districts

OFFICE OF THE DISTRICT MANAGER

2300 Glades Road, Suite 410W • Boca Raton, Florida 33431

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<https://pelicanlandingcdds.net/>

October 20, 2025

ATTENDEES:

Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

Boards of Supervisors

Bayside Improvement and Bay Creek Community Development Districts

Dear Board Members:

The Boards of Supervisors of the Bayside Improvement Community Development District and Bay Creek Community Development District will hold a Joint Regular Meeting on October 27, 2025 at 2:00 p.m., at the Pelican Landing Community Center, 24501 Walden Center Drive, Bonita Springs, Florida 34134. Members of the public may participate in the meeting, via Zoom, at <https://us02web.zoom.us/j/84137772934>, Meeting ID: **841 3777 2934** or via conference call at **1-929-205-6099**, Meeting ID: **841 3777 2934**. The agenda is as follows:

1. Call to Order/Phone Silent Mode/Pledge of Allegiance
2. Roll Call
3. Public Comments: *Agenda Items*

JOINT BUSINESS ITEM(S)

4. Staff Report: District Engineer - *Barraco and Associates, Inc.*
5. Treatment Report: September 2025 - *Superior Waterway Services, Inc. (Andy Nott)*
6. Committee Reports
 - A. PLCA Landscape Committee
 - B. Colony Landscape Committee
7. Discussion/Consideration of Aquatics Maintenance Agreement [expires 01/31/26] *Superior will hold current cost of \$274,516.63 per year for a 2-year renewal starting 02/01/26*
8. Discussion/Consideration of Wetlands Maintenance Agreement [expired 09/30/25, currently on month to month] *EarthBalance will hold current cost of \$54,609.72 for a 2-year renewal*
9. Acceptance of Unaudited Financial Statements as of September 30, 2025
 - Review of Year End Forecast Report

10. Approval of Minutes

- A. September 11, 2025 Joint Public Hearings and Joint Regular Meeting
- B. September 22, 2025 Joint Regular Meeting

11. Old Business

12. Staff Reports

- A. District Counsel: *Coleman Yovanovich Koester, P.A. (Gregory Urbancic, Esq.)*
 - Memorandum Regarding Ethics Training Requirements [Updated 2025]
- B. District Manager: *Wrathell, Hunt and Associates, LLC*
 - I. Monthly Status Report: Field Operations
 - II. NEXT MEETING DATE: December 8, 2025 at 2:00 PM [Adoption of Bay Creek CDD Irrigation Rates/Charges]

○ QUORUM CHECK: *BAYSIDE IMPROVEMENT CDD*

SEAT 1	KAREN MONTGOMERY	☐ IN-PERSON	☐ PHONE	☐ NO
SEAT 2	GAIL GRAVENHORST	☐ IN-PERSON	☐ PHONE	☐ NO
SEAT 3	WALTER MCCARTHY	☐ IN-PERSON	☐ PHONE	☐ NO
SEAT 4	BERNIE CRAMER	☐ IN-PERSON	☐ PHONE	☐ NO
SEAT 5		☐ IN-PERSON	☐ PHONE	☐ NO

○ QUORUM CHECK: *BAY CREEK CDD*

SEAT 1	JERRY ADDISON	☐ IN-PERSON	☐ PHONE	☐ NO
SEAT 2	ROBERT TRAVERS	☐ IN-PERSON	☐ PHONE	☐ NO
SEAT 3	JIM JANEK	☐ IN-PERSON	☐ PHONE	☐ NO
SEAT 4	MARY MCVAY	☐ IN-PERSON	☐ PHONE	☐ NO
SEAT 5	GARY DURNEY	☐ IN-PERSON	☐ PHONE	☐ NO

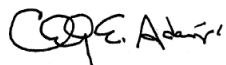
13. Supervisors' Requests

14. Public Comments: *Non-Agenda Items*

15. Adjournment

Should you have any questions, please do not hesitate to contact me directly at (239) 464-7114.

Sincerely,



Chesley E. Adams, Jr.
District Manager