

**East Palm Drive
Community Development District**

**Miami-Dade County Ordinance No. 24-3
Established February 16, 2024**

Agenda

Seat 1 (11/28): Teresa Baluja – C	
Seat 5 (11/26): Raisa Krause – VC	
Seat 3 (11/26): Vanessa Perez – AS	
Seat 4 (11/26): Marc Szasz – AS	
Seat 2 (11/28): Carmen Orozco – AS	

**Wednesday
September 9, 2026
10:30 a.m.
Lennar Homes
5505 Waterford District Drive Miami, Florida**

**Microsoft Teams
Meeting ID: 289 124 416 130 4
Passcode: XE7LB9pE
by phone: 1-929-352-1542
Phone conference ID: 967 175 942#**

1. Roll Call
2. Approval of Minutes of August 12, 2026 Meeting
3. Golf Course and Club Matters Discussion Items:
 - A. Consideration of Fee Schedule and Setting of Rules - *public hearing to be set*
 - B. Concerns with Trespassing on the Golf Course Areas
 - C. Any Other Updates and Required Actions related to the Golf Course
4. Field Maintenance
 - A. Landscaping Maintenance in Residential Areas
 - B. Consideration of Proposal from BrightView – *need for porter service*
 - C. Irrigation for Common Areas in the Residential Side
 - D. Any Other Actions Needed for Field Maintenance
5. Discussion of Performance Measures and Standards
 - A. Review of Adopted 2025-2026 Performance Measures and Standards
 - B. Consideration of the 2026-2027 Proposed Performance Measures and Standards
6. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Manager - Presentation of the Revision to the District's Budget to include additional expenses that will be financed with a Developer Funding Agreement
7. Financial Reports
 - A. Acceptance of Check Register
 - B. Acceptance of Unaudited Financials
8. Supervisors Requests and Audience Comments
9. Adjournment

Meetings are open to the public and may be continued to a time, date, and place certain. For more information regarding this CDD please visit the website: <http://www.eastpalmdrivecdd.com>