

**MINUTES OF MEETING
RIVER HALL
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the River Hall Community Development District held a Regular Meeting on March 5, 2026 at 3:30 p.m., at the River Hall Town Hall Center, Kids Room, located at 3089 River Hall Parkway, Alva, Florida 33920.

Present:

Ken Mitchell	Chair
Paul D. Asfour	Vice Chair
Daniel J. Block	Assistant Secretary
Bob Cunningham	Assistant Secretary
Patrick F. Infante	Assistant Secretary

Also present:

Chuck Adams	District Manager
Cleo Adams	District Manager
Shane Willis	Operations Manager
Greg Urbancic (via telephone)	District Counsel
Charlie Krebs	District Engineer
Andy Nott	Superior Waterways
Anthony Wilson	Resident

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 3:31 p.m.

All Supervisors were present.

SECOND ORDER OF BUSINESS

Public Comments – Non-Agenda Items (3 minutes per speaker)

Resident Anthony Wilson recalled that, several years ago, the speed limit was lowered from 55 miles per hour (mph) to 50 mph at the SR-80 intersection. He noted that the speed limit sign was not reinstalled following recent roadwork. He asked for the CDD to ask the Lee County Sheriff's Office (LCSO) to install the speed limit sign. Mr. Willis will contact LCSO.

Mr. Krebs voiced his belief that the speed limit at the SR-80 intersection might have been increased due to a new Traffic Study. Mr. Willis stated construction in the area was completed. Mr. Krebs will look into this matter.

THIRD ORDER OF BUSINESS

**Update: Superior Waterway Services, Inc.
Treatment Report – Andy Nott**

Mr. Nott presented the Monthly Report and stated many exposed lake banks were observed. Minor weeds were addressed. Due to high winds, more trash was observed and removed from lake banks. Littoral damage was observed due to cold weather and drought. Littorals will continue to be impacted until the rainy season but they are expected to recover.

Discussion ensued regarding trash in the lakes from residences, including fencing fragments from Portico. Residents appreciated that the debris was removed.

FOURTH ORDER OF BUSINESS

Update: School Zone Signage

Mr. Krebs stated that Lykins-Signtek (Lykins) will upgrade the receivers to improve reliability of the school zone signage; the updated hardware was not received yet. Signs that were to be relocated on February 27, 2026 have not been moved yet; an update is pending.

Mr. Mitchell asked if Lykins was receptive to penalty fees. Mr. Krebs stated that Lykins indicated that, in lieu of a penalty, they will attempt to upgrade the communications system to improve reliability and performance. Responding to questions, Mr. Willis stated that the system was programmed, including for daylight savings time.

Discussion ensued regarding failure of the flashing lights, equipment installed, a communication upgrade, ongoing cell tower upgrades, and ongoing issues with the one sign.

Discussion ensued regarding service delays, lack of competitive bidders, etc.

Mr. Willis stated the lights were not flashing yesterday because it was a school holiday according to the school calendar Staff was provided.

Regarding LCSO reports, Mr. Willis stated that, over the last few reports received, LCSO conducted over 15 traffic stops and issued five tickets. Going forward, biweekly reports will be emailed to the Board.

FIFTH ORDER OF BUSINESS

Discussion: Additional Street Lights on NW Corner of Hampton Blvd and River Hall Pkwy

Mr. Infante discussed resident complaints about children waiting in the dark at bus stops and areas in need of additional lighting, including the northwest corner of Hampton Boulevard and River Hall Parkway. Mr. Krebs stated that he and Mr. Adams requested pricing to add bollards and adding to the existing fixtures. This item will be included on a future agenda.

SIXTH ORDER OF BUSINESS

Discussion: River Hall Pkwy Lift Station Odor

Mr. Mitchell stated he spoke with Commissioner Trish Petrosky, and received a call from Lee County Utilities advising that they are not near capacity. He was advised that non-dissolving wipes can clog the system and necessitate pumping and cleanouts; technicians will clean the brushes and check for issues. Asked if any additional complaints were received, Mr. Cunningham reported that some complaints were received about Chestnut Grove, Hole #8. It was noted that no additional complaints were received about the master lift station.

Mr. Krebs stated he was advised that additional equipment was installed. He will inform Lee County Utilities about the complaints about #8. This item will remain on the agenda.

SEVENTH ORDER OF BUSINESS

Continued Discussion: Lake Investigation

Mr. Krebs presented GulfScapes Proposal #5383 and responded to questions. Most of the issues relate to necessary regrading. He recommended proceeding.

On MOTION by Mr. Asfour and seconded by Mr. Cunningham, with all in favor, GulfScapes Proposal #5383 to repair lake erosion, to include the property at 17131 Easy Stream Court and the property next door, in a not-to-exceed amount of \$23,000, was approved.

EIGHTH ORDER OF BUSINESS

Consideration of Carter Fence Company, Inc. Estimate #67998 Entrance Fence Removal

Mr. Willis presented Carter Fence Company, Inc. Estimate #67998 for Entrance Fence Removal. Although a not-to-exceed amount of \$5,000 was approved at the last meeting, the cost is \$3,250 higher due to the removal and disposal costs of the concrete fence.

On MOTION by Mr. Block and seconded by Mr. Cunningham, with all in favor, increasing the approved amount by \$3,250 for Carter Fence Company, Inc. Estimate #67998 for Entrance Fence Removal, was approved.

NINTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of January 31, 2026

Discussion ensued regarding expenditures.

The financials were accepted.

TENTH ORDER OF BUSINESS

Approval of February 5, 2026 Regular Meeting Minutes

On MOTION by Mr. Block and seconded by Mr. Asfour, with all in favor, the February 5, 2026 Regular Meeting Minutes, as presented, were approved.

ELEVENTH ORDER OF BUSINESS

Staff Reports

A. District Engineer: Bowman Consulting Group LTD

There was no report.

B. District Counsel: Coleman, Yovanovich & Koester

Mr. Urbancic stated he continues monitoring the legislative session. The Board will be apprised of any bills that might impact the CDD.

C. District Manager: Wrathell, Hunt and Associates, LLC

- **NEXT MEETING DATE: April 2, 2026 at 3:30 PM**
 - **QUORUM CHECK**

All Supervisors confirmed their attendance at the April 2, 2026 meeting.

D. Operations Manager: Wrathell, Hunt and Associates, LLC

The February Field Operations Status Report was included for informational purposes.

Mr. Mitchell stated a resident emailed to report the presence of hogs in their backyard. Mr. Willis stated the traps were moved; they will be moved again to the appropriate area. All communities share the hog removal expenses.

Mr. Asfour noted the presence and location of a pothole on River Hall Parkway. Mr. Krebs will inspect the area and refer it to Collier Paving.

TWELFTH ORDER OF BUSINESS

Public Comments: Non-Agenda Items (3 minutes per speaker)

No members of the public spoke.

THIRTEENTH ORDER OF BUSINESS

Supervisors' Comments/Requests

Mr. Infante stated he received several complaints about wasting water and irrigation running on the wrong days. Mr. Adams stated it was confirmed that irrigation only runs on Sundays; a periodic stuck valve issue will be addressed. Mr. Infante stated he continues to receive complaints about water spraying in the roadway. Mr. Adams stated an irrigation wet check will be scheduled. It was noted that runoff can occur from the grass.

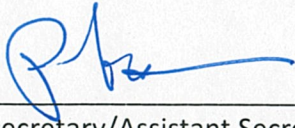
Mr. Mitchell stated the plaque ordered for Mr. Stark is delayed.

FOURTEENTH ORDER OF BUSINESS

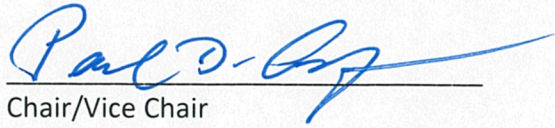
Adjournment

On MOTION by Mr. Asfour and seconded by Mr. Cunningham, with all in favor, the meeting adjourned at 4:04 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]



Secretary/Assistant Secretary



Chair/Vice Chair