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**c/o Governmental Management Services  
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CDD Update 2008-12

January 9, 2009

In an effort to keep our residents informed of the current issues of the District, the following information is respectfully provided for your review. Please contact our management firm (GMS) if you have any questions regarding these items.

- 1. Road Widening Project:** Although work on this project stopped for the winter holidays, Contractors will resume work on the remaining 40% of the project. A main sewer line will be redirected during the week of January 12<sup>th</sup>, 2009. Additionally, in the coming weeks: stone veneers will be installed on the retention walls, the berms on the west side will be completed, a new fence will be installed on the newly formed berms, new landscape will be installed along these berms, a traffic circle with brick pavers will be installed at the intersection of NE 10 Court and Waterstone Way, the remaining center median along Waterstone Way will be installed, the final asphalt will be laid, new road markings will be placed, and the proper signs and solar powered signals will be installed.
- 2. Guardhouse Project:** The County has approved the plans after some required modifications were made. Homestead officials have reviewed the plans and a formal review will be held at a Planning and Zoning (P&Z) Committee meeting scheduled for Wednesday, January 21, 2009. Mailed notice of this meeting will be sent out by the City a week prior. The P&Z will make their recommendations and the project will seek final approval from the city council at the next available council meeting. Once approved, the District will advertise the final plans for public bidding. Contractors will then have 30-days to submit their bids for this project. The winning bid will be selected by the CDD Board of Supervisors and it will be up to the selected contractor to schedule construction of the three guardhouses.
- 3. Installation of "Fill-In" Shrubs:** The Board has approved a proposal to install new matching plant materials where they are needed along the fence lines within the District.

4. **New Traffic Signal at Waterstone Way and SW 137 Ave:** Miami-Dade County contractors are waiting the required 28-days to allow the underground cement bases to cure prior to completing the project. Contractors expect to complete this project by mid February 2009.
5. **Utility Poles Removed:** All of the utility poles that were left by the developers along SW 137 Avenue have been removed.
6. **Community Magazine:** The winter issue of Waterstone Living has been delivered to our residents and is also available on our website and at the two Waterstone clubhouses.
7. **New Lakeside Enhancements:** All approved lakeside enhancements have been completed to date. No further enhancements will be made until the guardhouse project has finalized its bidding process and an accurate budget has been confirmed.
8. **Comcast Easement Agreement:** The final draft of the agreement between Comcast and the District is awaiting approval from the Board of Supervisors.
9. **Holiday Decorations:** The District's new holiday lights and décor have been a large success with residents and locals alike. The decorations have been scheduled for removal, maintenance and storage. This should be completed by Sunday, January 18, 2009.

We appreciate any comments or suggestions on this or any other items of concern. It should be noted that these are just "highlights" of items we are currently working. For a full depiction of items discussed at our public meetings, please review the minutes posted on our website, [www.SouthDadeCDD.com](http://www.SouthDadeCDD.com) or contact our management service at 954-721-8681.

Thank You,

Alexander Diaz de Villegas, Chairman  
South Dade Venture Community Development District