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**c/o Governmental Management Services  
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CDD Update 2009-06

July 1, 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:** This project is 100% complete. All of the new solar-powered school zone flashers have been installed. As of June 16, 2009, the guard house construction in this area has begun in an effort to complete the basic building's shell prior to the beginning of the school year.
- 2. New Coral Veneers:** The District's guard house contractors will be installing decorative coral veneers on the gravity walls along the recently completed road widening project along Waterstone Way (near Campbell Drive). We are considering installation on the Waterstone Way Bridge walls. This project is scheduled to be completed by the end of July 2009. These same veneers will also be utilized on the lower portion of the new guardhouses and the Waterstone Blvd monument upgrade.
- 3. Mosquito Control:** Approximately 15,000 mosquito larva-eating fish were purchased and placed in all 13 lakes within the District. These fish should greatly reduce the amount of mosquitoes within the District.
- 4. Guardhouse Project:** Although inclement weather has delayed some progress, a great majority of the road widening and utility runs have been completed at the entrance to Waterstone Boulevard as well as the main entrance on Waterstone Way and SW 137 Avenue. By mid July 2009, construction of both of these guard houses is expected to begin. As mentioned before, the guard house at Waterstone Way; just north of Campbell Drive, has already begun in anticipation of the upcoming school year. Careful consideration has been given to minimize traffic concerns in all areas.

The District's computer programmer has developed an on-line pre-registration program that will allow residents to register their vehicles on our website. Passes will then be made available at the

residents' respective clubhouse where staff will verify the information and affix these passes on the vehicles' windshields. District management will meet with clubhouse staff soon to coordinate these efforts and a letter advising of this process is expected to be mailed to all the Waterstone residents by late August 2009.

- 5. Irrigation Upgrades:** ValleyCrest and management are still coordinating with officials from South Florida Water Management to seek the appropriate grants to support an upgraded irrigation system that would not only conserve water, but save on operating costs.
- 6. Community Magazine:** The Summer issue of Waterstone Living magazine has been mailed and is also available at both clubhouses and posted on our website: [www.SouthDadeCDD.com](http://www.SouthDadeCDD.com). Interested advertisers for the fall issue should contact our manager at [pwinkeljohn@govmgtsvc.com](mailto:pwinkeljohn@govmgtsvc.com) or call 786-271-9208.
- 7. New Flowers:** The previous orange and yellow Marigolds have been replaced with pink and purple Periwinkles (Vincas).
- 8. Fence Repairs:** The fence repairs and additions have been completed. Most lakeside fences have been extended to prevent foot traffic along the back of the homes located near the lakes.
- 9. Entry Feature/Landscape for Waterstone Blvd:** During the month of July 2009, contractors will be modifying the current monument to look like a smaller scale of the monuments at Waterstone Way, adding new reverse channel LED lit graphics, and adding new berms and landscape that will act as a buffer for both sides of Waterstone Boulevard.
- 10. 2009/2009 District Budget:** The District Board of Supervisors approved the new budget during their June 25<sup>th</sup> meeting. The annual assessments will remain the same for the new fiscal year.
- 11. New Fences at the C-103 Canal Easements:** The work has already begun and these new fences should be completed by July 5, 2009. Special thanks to Mr. Robbie Speers (SFWMD) and Major Scott Kennedy (Homestead Police) for their assistance with this matter.
- 12. Website Upgrades:** A new community map feature has been added to our website to help identify areas of responsibility and provide an overview of the Waterstone community. The District will also be adding a, "Lost and Found" page and an online vehicle registration feature for the new entry gates.
- 13. New Green Golf Cart:** In effort to conduct quality on-site inspections of the District while adhering to our green initiatives, the District is currently in the process of selecting a solar-powered golf cart. This new street legal vehicle will also be made available for free landscape tours for all Waterstone residents.
- 14. New Curbing at Waterstone Way and NE 23 Road:** In an effort to restrict vehicles from driving on the easements in the area of Waterstone Way and NE 23 Road, the District's engineer has conducted an on-site assessment

regarding the feasibility of installing curbing on all four corners. It has been determined that curbing in this area is feasible and management will be obtaining a cost estimate from the District's current road contractors for the board's final review and approval.

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