

**GREENEWAY IMPROVEMENT DISTRICT
BOARD OF SUPERVISORS' MEETING MINUTES**

FIRST ORDER OF BUSINESS

Roll Call to Confirm Quorum

The Board of Supervisors' Meeting for the Greenway Improvement District was called to order on Tuesday, December 16, 2025, at 2:31 p.m. at 6900 Tavistock Lakes Blvd., Ste 200, Orlando, FL 32827.

Present:

Chad Tinetti
Karen Duerr
Antoinette Munroe

Chairperson
Vice Chairperson
Assistant Secretary

Also attending:

Jennifer Walden	PFM	
Lynne Mullins	PFM	(via phone)
Amanda Lane	PFM	(via phone)
Blake Firth	PFM	(via phone)
Brent Wilder	PFM	(via phone)
Tucker Mackie	Kutak Rock	(via phone)
Bob Schanck	Donald W. McIntosh Associates	(via phone)
DJ Batten	Berman	
Carlos Negron	Berman	
Edgard Morales	Berman	
Pete Fussell	Berman	
Dan Young	Tavistock	
Rudy Bautista	Tavistock	
Will Stafford	Tavistock	

SECOND ORDER OF BUSINESS

Public Comment Period

Ms. Walden called for public comments. She noted there was no one from the public present.

THIRD ORDER OF BUSINESS

**Consideration of the Minutes of the
November 18, 2025, Board of
Supervisors' Meeting**

The Board reviewed the minutes of the November 18, 2025, Board of Supervisors' Meeting.

On motion by Ms. Duerr, seconded by Ms. Munroe, with all in favor, the Board of Supervisors for the Greenway Improvement District approved the Minutes of the November 18, 2025, Board of Supervisors' Meeting.

FOURTH ORDER OF BUSINESS

**Consideration of Tavistock Lakes
Boulevard and Narcoossee Road
Landscape Revamp**

Mr. Stafford gave an overview of the proposed landscape revamp at Tavistock Lakes Boulevard and Narcoossee Road and the Board reviewed the rendering and proposal.

It was noted this is not within the current budget, but there are reserves that could be used. The proposal is for \$42,327.53.

Ms. Duerr asked if this was requested by the homeowners. Mr. Tinetti replied that this request came from him walking the property. He felt it wasn't up to District standards and did not look as aesthetically appealing as the community across the street.

There was discussion regarding the proposal, the need for the work, the scope of work, and the available funds for the project.

The Board expressed concern over the current proposal and would like to see a revised rendering. Mr. Stafford replied that he will work on a new rendering and obtain a new proposal from Juniper to share with the Board at the next meeting.

It was recommended to add more color, possible sculptures and use plant life that is sustainable in that location.

FIFTH ORDER OF BUSINESS

Ratification of Operation and Maintenance Expenditures Paid in November 2025 in an amount totaling \$28,748.71

Ms. Walden noted these have previously been approved and need Board ratification.

On motion by Ms. Munroe, seconded by Ms. Duerr, with all in favor, the Board of Supervisors for the Greenway Improvement District ratified the Operation and Maintenance Expenditures Paid in November 2025 in an amount totaling \$28,748.71.

SIXTH ORDER OF BUSINESS

Recommendation of Work Authorizations/Proposed Services

Ms. Walden noted there were no Work Authorizations.

SEVENTH ORDER OF BUSINESS

Review of District's Financial Position and Budget to Actual YTD

Ms. Walden stated the financials are updated through November 2025. The District has spent approximately 13% of the budget for Fiscal Year 2026. No action was required.

EIGHTH ORDER OF BUSINESS

Staff Reports

District Counsel – No report.

District Manager – Ms. Walden noted the next meeting is scheduled for January 20, 2026. She reminded the Board of the required annual 4-hour ethics training that is due December 31.

District Engineer – No report.

Landscape Supervisor – No report.

Construction Supervisor – No report.

Irrigation Supervisor –

No report.

NINTH ORDER OF BUSINESS

Supervisor Requests

Mr. Tinetti requested an update on the bridge lighting on Tavistock Boulevard. Mr. Battten replied that they are awaiting the final price from the electrician. Ms. Walden noted that there is no warranty.

Mr. Tinetti requested an update on the bridge caulking on Laureate Boulevard. Mr. Batten replied that should be completed by the end of the month.

Mr. Tinetti noted that on Tavistock Boulevard there is a 4x4 cut out piece of asphalt that is not repaired and someone needs to follow up with the City to get repaired.

Ms. Walden asked if the fire ant hills were treated. Mr. Batten replied that they were treated.

Ms. Walden asked Berman to follow up on the right-of-way signage that needed to be painted.

There were no further Supervisor requests at this time.

TENTH ORDER OF BUSINESS

Adjournment

Ms. Walden requested a motion to adjourn.

On motion by Ms. Duerr, seconded by Ms. Munroe, with all in favor, the December 16, 2025, Meeting of the Board of Supervisors for the Greenway Improvement District was adjourned.


Secretary/Assistant Secretary


Chair/Vice Chair