

MIROMAR LAKES COMMUNITY DEVELOPMENT DISTRICT

**Monthly Asset Manager's Report
August 2023**

Prepared For:
**James Ward
District Manager**

Prepared By:



Calvin, Giordano & Associates, Inc.

A SAFEbuilt® COMPANY

CGA Project No. 13-5692
September 1, 2023

**MIROMAR LAKES
COMMUNITY DEVELOPMENT DISTRICT**

TABLE OF CONTENTS

I. PURPOSE 3

II. CURRENT ASSET UPDATES3

III. LOCATION MAP.....5

IV. DISTRICT ASSET MANAGER PHOTOS.....6

MIROMAR LAKES

COMMUNITY DEVELOPMENT DISTRICT

I. PURPOSE

The purpose of this report is to provide the District Manager with an update on recent inspection-related activities. We will continue to provide updated monthly inspection reports on the status of ongoing field activities.

II. CURRENT ASSET UPDATES

The following items are currently outstanding:

1. Lake Maintenance

- Aquatic vendor treated submerged/emergent aquatic vegetation around the peninsula marina and treated planktonic algae in lake #6R, treated surface algae in lakes #3C, 6H, and 6L. The aquatic vendor also treated surface algae and submerged aquatic vegetation in Lake #6C. Grasses and weeds along the Beach Club shoreline and the Bellini Marina were also treated. Vendor Inspected the golf course lakes during the visit.
- Lakes 2A, 3B, 3A, 3C, 1A, 1C, 1B, 6D, 6C, and 6E were treated along the entire shoreline for unwanted invasive weeds such as torpedo grass, alligator weed, sedge, pennywort, weeds, grasses, primrose, vines, Thalia, dogfennel, bulrush, the lakes will continue to be treated to clean the entire shoreline,
- The aquatic vendor also spot-treated submerged aquatic vegetation (Hydrilla) by beach club marina. Also treated grasses, brushes, and invasive weeds along the shoreline of lakes #6, 6I, 6M, 6N, 6O, and 6P. Water levels were normal but rising from recent rains. Previous treatment for Hydrilla in Lake #6C was effective. Earlier treatments for algae in lakes #6B and 6G were also effective. We will continue to monitor lakes for algae and invasive submerged vegetation.
- Tadpoles are still in full swing until the temps drop below 70. The vendor is skimming all lakes in a schedule in an attempt to keep as many tadpoles as possible from crawling on the shore.

2. Capital

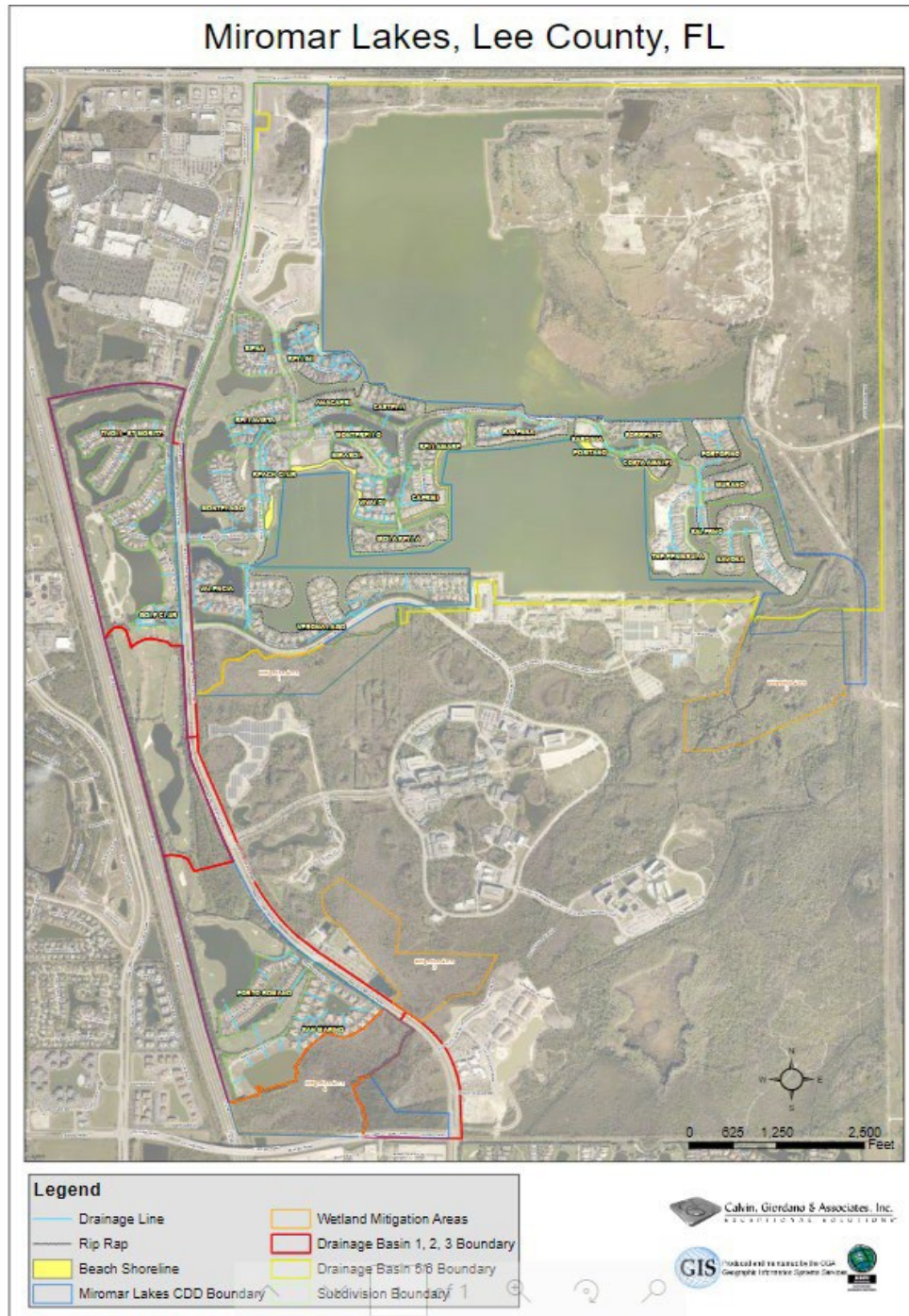
- The fishery vendor is working to control submersed aquatic vegetation coverage at 75-80 acres, in the main canal and coves on lake 5-6 south. With a low tolerance for plants growing in beaches/common areas. Over the next couple of weeks, they will be treating/reducing some of the vegetation.
- The eel grass floating up and getting windblown in areas is a challenge that will require ongoing focus/monitoring and removal.

- The fishery vendor is measuring the current surface area of emergent vegetation so they can better plan the next phase of installing desirable emergent vegetation. The long-term goal is to provide the lake/ecosystem with 15-20% coverage of aquatic vegetation in a manner that overlaps well with the community/homeowner goals. The majority of this 15-20% coverage should be composed of emergent species that Grass Carp do not eat. Once the estimates are received on the emergent vegetation the vendor will start looking at 2024 line-items and begin the discussions regarding the next budget items.
- The Grass Carp are on schedule to be stocked, which could be as late as October. The next 6-12 months are somewhat fragile since the submersed aquatic vegetation can thrive in the lake and is hitting an inflection point. The Fishery vendor will stay vigilant and ensure they are on top of vegetation growth and keep it suppressed enough. Herbicides will be used to suppress plant growth rather than overstock Grass Carp.

3. Future Items

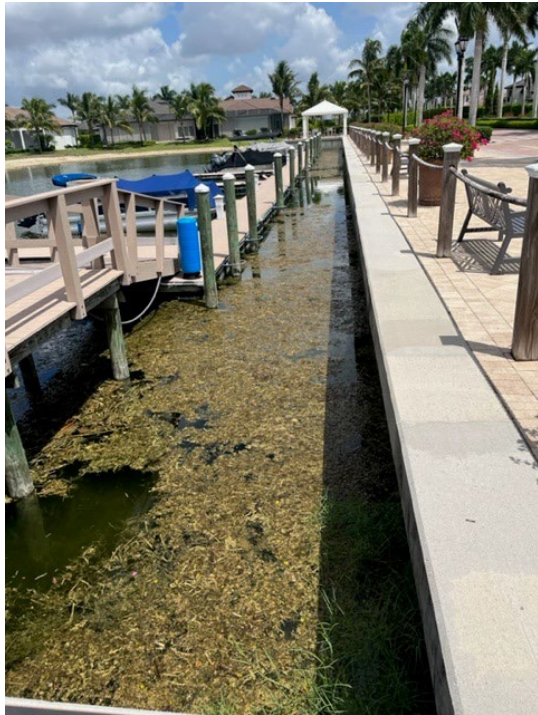
- Follow up on repair to fountain in 6C and get a time frame on installation date.
- Start working on next year's lake fishery budgeted line items bank.

III. LOCATION MAP



Calvin, Giordano & Associates, Inc.
 EXCEPTIONAL SOLUTIONS™
 1800 Eller Drive, Suite 600 · Fort Lauderdale, FL 33316
 (phone) 954.921.7781 · (fax) 954.266.6487
 Certificate of Authorization #514

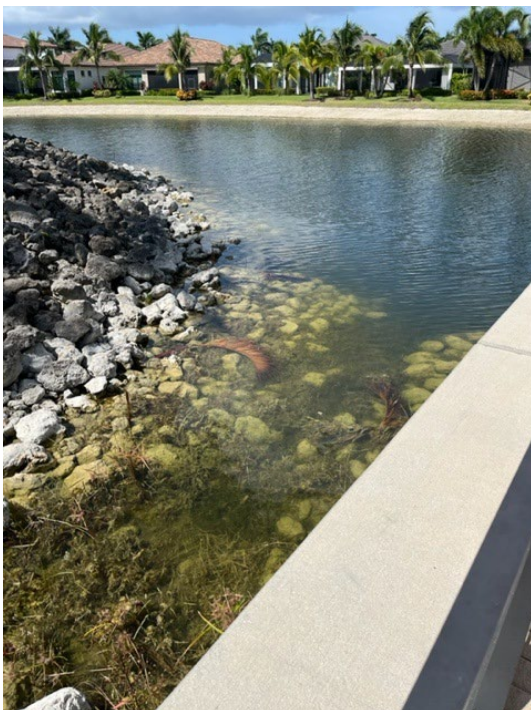
IV. DISTRICT ASSET MANAGERS PHOTOS



Marina Eel Grass (before)



Marina Eel Grass (After)



Floating Algae (Before)



New Fencing Installed at Concrete Weir
by FGCU



New Fencing Installed at Concrete Weir
by FGCU