

MIRADA CDD - Driving to Results
Breeze Community Updates – August 8, 2022

1. **The Fountains:** By direction of the County, the District was required to change from potable water to reclaimed water for the approximately one million gallons of water needed for the fountains. As the reclaimed water is highly treated wastewater, it retains minerals such as nitrogen and phosphorus and other constituents that have led to an increase in the man-hours for their maintenance and cleaning from 1 person, two days a week to 2 persons, 5 days a week. The mechanical components of the fountains have been undergoing a detailed review and a report of recommended actions is expected within the next few weeks. For a future Mirada CDD meeting, representatives from Epperson Club, LLC will be invited to attend and provide an update to the Board of Supervisors and the residents regarding the fountains.
2. **Fountain Lights – white lights and yellow lights:**
The lights that appeared to be yellow were due to excess algae on the lens of the lamps. This has been resolved, and the lights are on a more frequent cleaning schedule to avoid this.
3. **Fountain Warranty - Is there any warranty on the fountain at all?**
The respective warranties for the structural components and the mechanical components have expired.
4. **Streetlights at Old 52 & Setter Palm** – Streetlights will be installed. Streetleaf work has begun at Setter Palm moving north to Old 52 completed by September
5. **Solution Center not responding with answers –**
We have improved our internal communication system to provide better follow-up.
6. **Wilderness trail needs maintenance** – Including this August and September, will commence monthly mowing the trail from May through September and quarterly from October through April.
7. **Trees Lights blocking streetlights** – StreetLeaf - if and when the trees grow to a height that they block the solar panels they can be moved or the trees trimmed.
8. **Mirada Blvd trees dying:** Certified arborists took a look at the trees, and we are waiting on a report to determine the next steps.
9. **October 1 Meet & Greet** - Patricia, Tom, and Michael from Breeze to be present at the meeting.
10. **What can they do when a ticket is closed?** – Residents can reply to the ticket if they have additional questions. The ticket will reopen and a Breeze Team Member will respond. A new field service maintenance tool is underway. This will provide residents

the opportunity to submit service tickets, view real-time status updates, and see what else is happening in the community at their own leisure.

11. **[Dirty Streets - Street sweeping – where builders are building.](#)**
Metro will discuss with the builders and the site work contractors to ensure they are street sweeping.
12. **[Wets Checks being performed - Pasco County – when are the wet checks being performed?](#)** Grandview runs and tests the system constantly to make necessary adjustments. (More details forthcoming)
13. **[Mirada & Setter Palm Water Leak](#)** - Being worked on by Pasco County
14. **[Golf Cart access from Kenton Rd](#)** - The ramp to the trail by the dog park – project construction management confirmed that a golf cart ramp will be installed once the applicable permits are received. Timing will be provided in a future update.
15. **[Weeds on whirligig – huge amounts of weeds.](#)** The field team will further comment with Grandview and verify the frequency and when and if they are performing. The Whirligigs can't sustain any type of mulch because the wind "up there" blows it away. So we added staked ground cover a year after they were installed. The wind also shredded that product along with residents using them as a playground. Some of the ground cover is still in place. The Astro turf cannot sustain any mechanical equipment on it because it would tear the fabric. So, we apply herbicide to both areas and pull weeds by hand. At least monthly, sometimes more often than that. Example, all of them were worked on the last two weeks. The plant beds around the fountains will be scheduled for re-mulching. The flooding at the base of one of them that I discussed last week is coming from either a leak, overflow, or drainage onto ground from the fountain cleaning crew. I spoke to them this morning as they were draining that entire fountain.
16. **[Sidewalk missing at NE end of Echo Dock](#)** - Project is being scheduled for completion within the next 30 days.
17. **[Landscaping at Canyon Rush inside Kenton gate](#)** - Medley HOA responsibility. They have been advised to contact landscapers (Down to Earth)
18. **[Welcome Center for rent](#)** - The welcome center is a private party associated with the lagoon and is not available for rentals.
19. **[Epperson Lagoon no longer \\$5 for Mirada Guests –](#)** The Lagoon is a private entity, separate from the CDD and HOA. The Lagoon has the right to make changes to its policies at its discretion. Residents are encouraged to reach out to the Lagoon directly to voice their concerns. Their email is Hello@MetroLagoons.com

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