

**DIAMOND HILL
COMMUNITY DEVELOPMENT DISTRICT**

**FEBRUARY 12, 2024
AGENDA PACKAGE**

Diamond Hill Community Development District

Board of Supervisors

Ferdinand Ramos, Chairman
James Oliver, Vice Chairman
Linda Dunn, Assistant Secretary
John Pollard, Assistant Secretary
Dough Taggerty, Assistant Secretary

David Wenck, District Manager
John Vericker, District Counsel
Stephen Brletic, District Engineer

Regular Meeting Agenda

Monday, February 12, 2024 – 2:00 p.m.

-
- 1. Call to Order and Roll Call**
 - 2. Audience Comments (Limit of 3 Minutes)**
 - 3. Approval of the Minutes of the December 11, 2023 Meeting**
 - 4. Acceptance of the November 2023 Financial Report**
 - 5. Old Business**
 - A. Landscape RFP
 - i. Brightview Proposal
 - ii. LMP Proposal
 - iii. Rainmaker Proposal
 - iv. Yellowstone Proposal
 - 6. Attorney's Report**
 - 7. Engineer's Report**
 - A. SWFMWD ERP Report
 - B. Historical SOI Report
 - 8. Landscape Report**
 - A. Wet Check Report
 - B. Yellowstone Irrigation Mapping Proposal #387389
 - C. Blue Line Tree Co. Proposal #23-741
 - 9. Aquatic Report**
 - 10. District Manager's Report**
 - A. First Look Budget (to be sent under separate cover)
 - 11. Supervisor Requests and Comments**
 - 12. Adjournment**

The Next Meeting is scheduled to be held on
Monday, April 8, 2024 at 2:00 p.m.

District Office:

Inframark
210 North University Drive, Suite 702
Coral Springs, Florida, 33071
954-603-0033

Meeting Location:

Diamond Hill Community Center
2902 Copper Height Court
Valrico, Florida 33594

Third Order of Business

43
44
45
46
47
48
49
50
51
52
53
54
55
56
57
58
59
60
61
62
63
64
65
66
67
68
69
70
71
72
73
74
75
76

FOURTH ORDER OF BUSINESS **Acceptance of October 2023 Financial Report**

On MOTION by Mr. Ramos seconded by Mr. Taggerty with all in favor the October 2023 Financial Report was accepted. (4-0)

- Mr. Ramos inquired about Inframark’ s incurred expenses in the financial report, which Mr. Wenck clarified. Further discussion ensued.

EIGHTH ORDER OF BUSINESS **Landscape Report**

- The landscape report was presented by a Yellowstone representative.
- A. Yellowstone Proposal #370931**
- B. Blue Line Tree Co. Proposal #23-741**
- The Board requested that Blue Line Tree Co. present a map indicating where the tree trimming is to be. This item was tabled until the February meeting if the information requested is provided.
- Yellowstone is to provide a proposal for a complete inventory of the irrigation system.

FIFTH ORDER OF BUSINESS **Old Business**

- A. Review of Landscape Bids**
 - i. Brightview Proposal**
 - ii. LMP Proposal**
 - iii. Yellowstone Proposal**
 - iv. Rainmaker Proposal**
- This item was table until the next meeting.

SIXTH ORDER OF BUSINESS **Attorney’s Report**

- There being no report, the next order of business followed.

SEVENTH ORDER OF BUSINESS **Engineer’s Report**

- Mr. Brletic noted he does not have an exact date for previously approved work to begin, he stated he will follow up with Mr. Wenck.
- It was requested that the attorney provide a recommendation on transferring land to the golf course.

NINTH ORDER OF BUSINESS **Aquatic Report**

- There being none, the next order of business followed.

TENTH ORDER OF BUSINESS **District Manager’s Report**

77 • There being none, the next order of business followed.

78 **ELEVENTH ORDER OF BUSINESS** **Supervisor Request and Comments**

79 • Mr. Ramos noted items on the CDD website that need to be changed.

80 **TWELFTH ORDER OF BUSINESS** **Audience Comments**

81 • There being none, the next order of business followed.

82
83 **THIRTEENTH ORDER OF BUSINESS** **Adjournment**

84
85 On MOTION by Mr. Ramos seconded by Mr. Taggerty with all in
86 favor the meeting was adjourned. (4-0)

87
88
89
90
91

David Wenck
Secretary

Fourth Order of Business

DIAMOND HILL
Community Development District

Financial Report

December 31, 2023

(unaudited)

Prepared by



Table of Contents

<u>FINANCIAL STATEMENTS</u>	<u>Page #</u>
Balance Sheet - All Funds	1
Statement of Revenues, Expenditures and Changes in Fund Balances	
General Fund	2 - 4
Debt Service Fund	5
<u>SUPPORTING SCHEDULES</u>	
Non-Ad Valorem Special Assessments	6
Cash & Investment Report	7
Bank Reconciliation (Pending)	8
Payment Register by Bank Account	9 -10

DIAMOND HILL
Community Development District

Financial Statements

(Unaudited)

December 31, 2023

Balance Sheet
December 31, 2023

ACCOUNT DESCRIPTION	GENERAL FUND	RESERVE FUND	SERIES 2013 DEBT SERVICE FUND	TOTAL
<u>ASSETS</u>				
Cash - Checking Account	\$ 582,753	\$ -	\$ -	\$ 582,753
Due From Other Funds	-	46,695	187,334	234,029
Investments:				
Money Market Account	1,024,399	-	-	1,024,399
Interest Account	-	-	4	4
Reserve Fund	-	-	20,770	20,770
Revenue Fund	-	-	82,048	82,048
TOTAL ASSETS	\$ 1,607,152	\$ 46,695	\$ 290,156	\$ 1,944,003
<u>LIABILITIES</u>				
Accounts Payable	\$ 9,952	\$ -	\$ 189,013	\$ 198,965
Accrued Taxes Payable	122	-	-	122
Due To Other Funds	234,029	-	-	234,029
TOTAL LIABILITIES	244,103	-	189,013	433,116
<u>FUND BALANCES</u>				
Restricted for:				
Debt Service	-	-	101,143	101,143
Unassigned:	1,363,049	46,695	-	1,409,744
TOTAL FUND BALANCES	\$ 1,363,549	\$ 46,695	\$ 101,143	\$ 1,510,887
TOTAL LIABILITIES & FUND BALANCES	\$ 1,607,652	\$ 46,695	\$ 290,156	\$ 1,944,503

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
REVENUES				
Interest - Investments	\$ -	\$ -	\$ 17,896	\$ 17,896
Special Assmnts- Tax Collector	192,821	134,975	174,511	39,536
Special Assmnts- Discounts	(7,713)	(5,399)	(6,982)	(1,583)
TOTAL REVENUES	185,108	129,576	185,425	55,849
EXPENDITURES				
Administration				
P/R-Board of Supervisors	7,000	2,000	800	1,200
FICA Taxes	536	153	61	92
ProfServ-Engineering	7,000	1,750	1,415	335
ProfServ-Legal Services	7,500	1,875	563	1,312
ProfServ-Mgmt Consulting	20,678	5,169	11,739	(6,570)
ProfServ-Trustee Fees	4,000	4,000	1,778	2,222
Assessment Roll	5,569	5,569	-	5,569
Administrative Services	5,012	1,253	-	1,253
Accounting Services	18,935	4,734	-	4,734
Auditing Services	3,300	-	-	-
Website Hosting/Email services	3,100	775	384	391
Public Officials Insurance	3,196	3,196	2,839	357
Legal Advertising	2,000	500	-	500
Misc-Assessment Collection Cost	3,856	2,699	3,351	(652)
Financial & Revenue Collections	5,569	1,392	-	1,392
Miscellaneous Expenses	300	300	-	300
Annual District Filing Fee	175	175	175	-
Total Administration	97,726	35,540	23,105	12,435
Electric Utility Services				
Utility Services	1,000	250	268	(18)
Total Electric Utility Services	1,000	250	268	(18)

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>Stormwater Control</u>				
R&M-Stormwater System	1,000	250	-	250
R&M Lake & Pond Bank	2,250	563	-	563
Aquatic Maintenance	9,300	2,325	2,250	75
Aquatic Plant Replacement	1,000	250	-	250
Miscellaneous Expenses	1,000	250	-	250
Total Stormwater Control	14,550	3,638	2,250	1,388
<u>Other Physical Environment</u>				
Insurance - General Liability	3,342	3,342	3,196	146
Property Insurance	1,962	1,962	1,962	-
R&M-Irrigation	2,000	500	-	500
R&M-Well Maintenance	2,000	500	-	500
Landscape Maintenance	48,351	12,088	10,868	1,220
Landscape Replacement	5,000	1,250	-	1,250
Entry & Walls Maintenance	1,000	250	-	250
Holiday Decoration	1,500	1,500	-	1,500
Ornamental Lighting & Maint.	1,000	250	-	250
Miscellaneous Expenses	1,000	250	-	250
Total Other Physical Environment	67,155	21,892	16,026	5,866
<u>Contingency</u>				
Misc-Contingency	4,799	1,200	-	1,200
Total Contingency	4,799	1,200	-	1,200
TOTAL EXPENDITURES	185,230	62,520	41,649	20,871
Excess (deficiency) of revenues Over (under) expenditures	(122)	67,056	143,776	76,720
<u>OTHER FINANCING SOURCES (USES)</u>				
Contribution to (Use of) Fund Balance	(122)	-	-	-
TOTAL FINANCING SOURCES (USES)	(122)	-	-	-
Net change in fund balance	\$ (122)	\$ 67,056	\$ 143,776	\$ 76,720
FUND BALANCE, BEGINNING (OCT 1, 2023)	1,218,773	1,218,773	1,218,773	
FUND BALANCE, ENDING	\$ 1,218,651	\$ 1,285,829	\$ 1,362,549	

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ -	\$ -	\$ -
Special Assmnts- Tax Collector	20,000	14,000	18,023	4,023
Special Assmnts- Discounts	(800)	(560)	(721)	(161)
TOTAL REVENUES	19,200	13,440	17,302	3,862
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessment Collection Cost	400	280	346	(66)
Misc-Contingency	20,000	5,000	-	5,000
Total Administration	20,400	5,280	346	4,934
TOTAL EXPENDITURES	20,400	5,280	346	4,934
Excess (deficiency) of revenues Over (under) expenditures	(1,200)	8,160	16,956	8,796
<u>OTHER FINANCING SOURCES (USES)</u>				
Contribution to (Use of) Fund Balance	(1,200)	-	-	-
TOTAL FINANCING SOURCES (USES)	(1,200)	-	-	-
Net change in fund balance	\$ (1,200)	\$ 8,160	\$ 16,956	\$ 8,796
FUND BALANCE, BEGINNING (OCT 1, 2023)	29,739	29,739	29,739	
FUND BALANCE, ENDING	\$ 28,539	\$ 37,899	\$ 46,695	

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending December 31, 2023

ACCOUNT DESCRIPTION	ANNUAL ADOPTED BUDGET	YEAR TO DATE BUDGET	YEAR TO DATE ACTUAL	VARIANCE (\$) FAV(UNFAV)
<u>REVENUES</u>				
Interest - Investments	\$ -	\$ -	\$ 1,592	\$ 1,592
Special Assmnts- Tax Collector	220,961	154,673	199,116	44,443
Special Assmnts- Discounts	(8,838)	(6,187)	(7,967)	(1,780)
TOTAL REVENUES	212,123	148,486	192,741	44,255
<u>EXPENDITURES</u>				
<u>Administration</u>				
Misc-Assessment Collection Cost	4,419	3,093	3,823	(730)
Total Administration	4,419	3,093	3,823	(730)
<u>Debt Service</u>				
Principal Debt Retirement	145,000	-	-	-
Interest Expense	61,066	30,533	30,533	-
Total Debt Service	206,066	30,533	30,533	-
TOTAL EXPENDITURES	210,485	33,626	34,356	(730)
Excess (deficiency) of revenues Over (under) expenditures	1,638	114,860	158,385	43,525
<u>OTHER FINANCING SOURCES (USES)</u>				
Contribution to (Use of) Fund Balance	1,638	-	-	-
TOTAL FINANCING SOURCES (USES)	1,638	-	-	-
Net change in fund balance	\$ 1,638	\$ 114,860	\$ 158,385	\$ 43,525
FUND BALANCE, BEGINNING (OCT 1, 2023)	131,771	131,771	131,771	
FUND BALANCE, ENDING	\$ 133,409	\$ 246,631	\$ 290,156	

DIAMOND HILL
Community Development District

Supporting Schedules

December 31, 2023

**Non-Ad Valorem Special Assessments - Hillsborough County Tax Collector
(Monthly Collection Distributions)
For the Fiscal Year Ending September 30, 2024**

Date Received	Net Amount Received	Discount / (Penalties) Amount	Collection Costs	Gross Amount Received	ALLOCATION BY FUND		
					General Fund	Reserve Assmnts	Debt Service Fund
Assessments Levied FY2024				\$ 434,619	\$ 193,657	\$ 20,000	\$ 220,962
Allocation %				100%	45%	5%	51%
11/07/23	\$ 6,240	\$ 311	\$ 127	\$ 6,678	\$ 2,976	\$ 307	\$ 3,395
11/16/23	\$ 26,736	\$ 1,137	\$ 546	\$ 28,419	\$ 12,663	\$ 1,308	\$ 14,448
11/21/23	\$ 12,355	\$ 525	\$ 252	\$ 13,133	\$ 5,852	\$ 604	\$ 6,677
12/06/23	\$ 284,645	\$ 12,103	\$ 5,809	\$ 302,556	\$ 134,813	\$ 13,923	\$ 153,820
12/06/23	\$ 30,929	\$ 1,315	\$ 631	\$ 32,875	\$ 14,648	\$ 1,513	\$ 16,714
12/15/23	\$ 7,555	\$ 279	\$ 154	\$ 7,989	\$ 3,560	\$ 368	\$ 4,062
TOTAL	\$ 368,460	\$ 15,670	\$ 7,520	\$ 391,649	\$ 174,511	\$ 18,023	\$ 199,116
% COLLECTED				90%	90%	90%	90%
TOTAL OUTSTANDING				\$ 42,970	\$ 19,147	\$ 1,977	\$ 21,846

Cash and Investment Report
December 31, 2023

General Fund

<u>Account Name</u>	<u>Bank Name</u>	<u>Investment Type</u>	<u>Maturity</u>	<u>Yield</u>	<u>Balance</u>
Checking Acct - Operating	Valley Bank	Public Funds Checking	n/a	5.00%	\$ 582,753
Money Market Account	BankUnited	Business MMA	n/a	5.45%	\$ 1,024,399
GF Subtotal					\$ 1,607,152

Debt Service Fund

<u>Account Name</u>	<u>Bank Name</u>	<u>Investment Type</u>	<u>Maturity</u>	<u>Yield</u>	<u>Balance</u>
Series 2013 Interest Fund	US Bank	US Money Markets	NA	5.25%	\$ 4
Series 2013 Reserve Fund	US Bank	US Money Markets	NA	5.25%	\$ 20,770
Series 2013 Revenue Fund	US Bank	US Money Markets	NA	5.25%	\$ 82,048
DS Subtotal					\$ 102,822
Total					\$ 1,709,974

DIAMOND HILL CDD

Bank Reconciliation

Bank Account No. 7828 Valley National - GF
 Statement No. 12/23A
 Statement Date 12/31/2023

G/L Balance (LCY)	582,753.28	Statement Balance	588,837.57
G/L Balance	582,753.28	Outstanding Deposits	0.00
Positive Adjustments	0.00		
	<hr/>		
Subtotal	582,753.28	Subtotal	588,837.57
Negative Adjustments	0.00	Outstanding Checks	6,084.29
	<hr/>	Differences	0.00
Ending G/L Balance	582,753.28	Ending Balance	582,753.28
Difference	0.00		

Posting Date	Document Type	Document No.	Description	Amount	Cleared Amount	Difference
Outstanding Checks						
12/22/2023	Payment	DD104	Payment of Invoice 000050	96.61	0.00	96.61
12/28/2023	Payment	1024	AQUATIC WEED CONTROL, INC	1,500.00	0.00	1,500.00
12/28/2023	Payment	1025	STRALEY ROBIN VERICKER	640.50	0.00	640.50
12/28/2023	Payment	1027	YELLOWSTONE LANDSCAPE	3,847.18	0.00	3,847.18
Total Outstanding Checks.....				6,084.29		6,084.29

DIAMOND HILL COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Bank Account

For the Period from 11/1/23 to 12/31/23

(Sorted by Check / ACH No.)

Date	Payee Type	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
VALLEY NATIONAL - GF - (ACCT#XXXXX7828)							
CHECK # 1013							
11/08/23	Vendor	BRLETIC DVORAK INC	1265	ENGINEER SERV 10/2/23	ProfServ-Engineering	001-531013-51501	\$115.00
							Check Total
							<u>\$115.00</u>
CHECK # 1014							
11/08/23	Vendor	INFRAMARK	103689	MANAGEMENT SRV OCT 2023	ProfServ-Mgmt Consulting	001-531027-51201	\$3,913.00
							Check Total
							<u>\$3,913.00</u>
CHECK # 1015							
11/08/23	Vendor	YELLOWSTONE LANDSCAPE	TM 598484	LANDSCAPE MAINTENANCE OCT 2023	Landscape Maintenance	001-546300-53901	\$3,258.68
							Check Total
							<u>\$3,258.68</u>
CHECK # 1016							
11/22/23	Employee	JAMES A. OLIVER	PAYROLL	November 22, 2023 Payroll Posting			\$369.40
							Check Total
							<u>\$369.40</u>
CHECK # 1017							
11/22/23	Employee	LINDA L. DUNN	PAYROLL	November 22, 2023 Payroll Posting			\$369.40
							Check Total
							<u>\$369.40</u>
CHECK # 1018							
11/22/23	Employee	RAMOS-FAURE FERDINAND	PAYROLL	***Voided Voided****			\$0.00
							Check Total
							<u>\$0.00</u>
CHECK # 1019							
11/30/23	Vendor	FLORIDA DEPARTMENT OF ECONOMIC OPPORTUNITY	88724	DISTRICT FILLING FEE FY23-24	Annual District Filing Fee	001-554007-51301	\$175.00
							Check Total
							<u>\$175.00</u>
CHECK # 1020							
11/30/23	Vendor	INFRAMARK	104890	MANAGEMENT SRV NOV 2023	ProfServ-Mgmt Consulting	001-531027-51201	\$3,913.00
11/30/23	Vendor	INFRAMARK	99984	MANAGEMENT SRV AUG 2023	August and September Fees	001-532001-51301	\$6,614.58
							Check Total
							<u>\$10,527.58</u>
CHECK # 1021							
12/12/23	Vendor	BRLETIC DVORAK INC	1310	***Voided Voided****			\$0.00
							Check Total
							<u>\$0.00</u>
CHECK # 1022							
12/12/23	Vendor	BRLETIC DVORAK INC	1310	ENGINEER SERV 10/30-10/31/2023	ProfServ-Engineering	001-531013-51501	\$1,085.00
							Check Total
							<u>\$1,085.00</u>

DIAMOND HILL COMMUNITY DEVELOPMENT DISTRICT

Payment Register by Bank Account

For the Period from 11/1/23 to 12/31/23

(Sorted by Check / ACH No.)

Date	Payee Type	Payee	Invoice No.	Payment Description	Invoice / GL Description	G/L Account #	Amount Paid
CHECK # 1023							
12/22/23	Vendor	VOID		***Voided Voided****			\$0.00
12/22/23	Vendor	VOID		***Voided Voided****			\$0.00
Check Total							\$0.00
CHECK # 1024							
12/28/23	Vendor	AQUATIC WEED CONTROL, INC	88426	OCT 23 WATERWAY SERVICE	Aquatic Plant Replacement	001-546997-53805	\$750.00
12/28/23	Vendor	AQUATIC WEED CONTROL, INC	87334		Aquatic Plant Replacement	001-546997-53805	\$750.00
Check Total							\$1,500.00
CHECK # 1025							
12/28/23	Vendor	STRALEY ROBIN VERICKER	23462	LEGAL SRVC 8/5/23	ProfServ-Legal Services	001-531023-51401	\$640.50
Check Total							\$640.50
CHECK # 1026							
12/28/23	Vendor	TECO	083023	***Voided Voided****			\$0.00
12/28/23	Vendor	TECO	100223	***Voided Voided****			\$0.00
12/28/23	Vendor	TECO	112123	***Voided Voided****			\$0.00
12/28/23	Vendor	TECO	120123	***Voided Voided****			\$0.00
Check Total							\$0.00
CHECK # 1027							
12/28/23	Vendor	YELLOWSTONE LANDSCAPE	TM 633197	LANDSCAPE MAINTENANCE NOV 2023	Landscape Maintenance	001-546300-53901	\$3,847.18
Check Total							\$3,847.18
ACH #DD101							
12/22/23	Vendor	TECO	083023	SRVC PRD 07/27-08/24/23	Utility Services	001-543063-53100	\$79.79
ACH Total							\$79.79
ACH #DD102							
12/22/23	Vendor	TECO	100223	SRVC PRD 08/25-09/26/23	Utility Services	001-543063-53100	\$87.97
ACH Total							\$87.97
ACH #DD103							
12/22/23	Vendor	TECO	112123	***Voided Voided****			\$0.00
ACH Total							\$0.00
ACH #DD104							
12/22/23	Vendor	TECO	120123	SRVC PRD 10/26-11/27/23	Utility Services	001-543063-53100	\$96.61
ACH Total							\$96.61
ACH #DD105							
11/30/23	Vendor	TECO	112123	SRVC PRD 09/27-10/25/23	Utility Services	001-543063-53100	\$83.03
ACH Total							\$83.03
Account Total							\$26,148.14

Fifth Order of Business

**LANDSCAPE RFP TO BE SENT
UNDER SEPARATE COVER**

Seventh Order of Business



DIAMOND HILL CDD
ENGINEER'S REPORT FOR FEBRUARY 12TH, 2024 BOARD MEETING

Ongoing Projects Report and Updates:

Stormwater System Cleanouts:

The curb inlet on Brilliant Cut Way was serviced on 01-05-2024. A skateboard and the top to a water meter box we're both found and may have created or contributed to the clog. The section of pipe and curb inlet on Emerald Hill Way that was clogged was also serviced on 01-05-2024 to clear the pipe obstruction.

Pond ERP Permit Inspection & Reconciliation:

A report on Diamond Hill CDD ponds including site visit observations and pictures, historical inspection reports, permit information, elevation analysis and a reconciliation of current defects and items of interest have been provided to the Board for review and discussion at the February meeting.



Permit Inspection History:

The stormwater ponds within the community have maintained a relatively stable condition over the years, according to historical records checks. There has been no major repair work undertaken, indicating that the ponds have not experienced significant structural or functional issues. Minor repairs have been carried out on occasion, targeting specific structures within the pond systems to ensure their continued operation and efficiency. These small-scale interventions aim to prevent larger problems by addressing issues promptly as they arise.

ERP Permit Inspection History			
Permit #	24679.000	24679.003	24679.004
Inspection History:	8/28/2007	4/9/2008	4/9/2008
	2/10/2009	8/6/2009	1/11/2012
	12/15/2010	12/15/2010	1/16/2017
	5/17/2012	5/17/2012	5/2/2022
	4/29/2015	2/25/2014	
	8/19/2016	4/29/2015	
	5/31/2018	8/19/2016	
	3/2/2020	7/10/2019	
	9/10/2021	1/20/2021	
		11/7/2022	
Current Due Date:	3/10/2023	5/7/2024	5/2/2027

Brilliant Cut Way Cleanout





Emerald Hill Way Cleanout





7A



DIAMOND HILL CDD

POND INSPECTION REPORT

Prepared for:
Diamond Hill Community Development District

Prepared by:
Stephen Brletic, PE
Brletic Dvorak Inc.
436 4th Ave. S., Unit 4
St. Petersburg, FL 33701

February 2024



Contents

- 1.0 ERP PERMIT INFORMATION
- 2.0 PERMIT INSPECTION HISTORY
- 3.0 RECONCILIATION OF CURRENT DEFECT OBSERVATIONS
- 4.0 POND ELEVATION SUMMARY
- 5.0 INSPECTION REPORTS & PICTURES

Appendices

- APPENDIX A – HISTORICAL POND INSPECTION REPORTS



Technical Memorandum

Date: 1/30/2024

To: Diamond Hill CDD

Project Name: SWFWMD ERP Permit Report

From: BDi

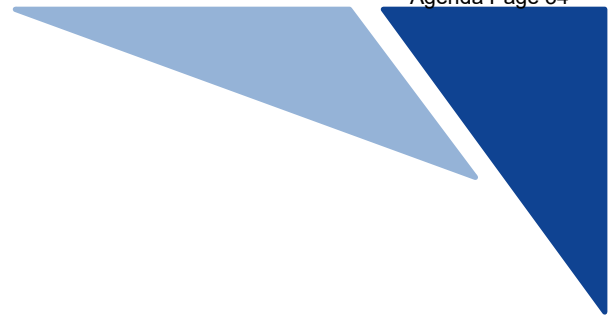
Subject: Site Visit – Inspection

Site visits were conducted by BDi on 01/05/2024 & 01/11/2024 to observe the conditions of the ponds and storm water structures related to the Diamond Hill CDD's SWFWMD permits. There are three active ERP permits requiring inspections that the District is the Operation & Maintenance Entity for. Below is a reconciliation of the permit information and a description of the District's obligations as it relates to the storm water ponds.

Districts with storm water ponds that are permitted by the Southwest Florida Water Management District (SWFWMD) have specific obligations to ensure the proper maintenance and functionality of these systems. These obligations are critical for managing storm water runoff, preventing flooding, protecting water quality, and preserving aquatic ecosystems. The District must adhere to the guidelines and requirements set forth by the SWFWMD, which typically include regular inspections, routine maintenance tasks and structural repairs to ensure the ponds' integrity and efficiency. They must also address any identified issues promptly to prevent adverse environmental impacts and potential legal repercussions. Ensuring the storm water ponds are functioning as designed is not only a regulatory requirement but also a community responsibility to protect public safety, property, and the environment.

Permit Information:

Diamond Hill CDD - ERP Permits			
Permit Number	Description	Number of Ponds	Inspection Interval Months
24679.000	Diamond Hill, Phase 1B	3	18
24769.003	Diamond Hill, Phase 1A	9	18
24769.004	Diamond Hill, Phase 2	2	60



Current Deficiency Reconciliation:

During the inspection, there was observed to be deficiencies within the stormwater system, some needing repair in order to recertify the SWFWMD permits. Below, please find a reconciliation of all observed deficiencies in the Stormwater system at this time.

CURRENT DEFICIENCY RECONCILIATION					
Pond ID	Permit Number	Deficiency Type	Description	Location	Required for Recertification
1100	24679.003	Shorline	There was a section of pond bank observed to have a large hole of undermined turf that should be investigated further. I would anticipate there being wildlife in the hole.	West side of the Northern most pond	No - It's recommended to investigate for wildlife.
1100	24679.003	Control Structure	The control structure was observed to have a broken grate boarder. The piece is mangled and jutting off the structure. There is also broken off concrete from the structure with exposed skimmer mounting hardware behind.	North End	No - Safety issue. It's recommended to remove warped grate collar.
1400	24679.003	Damaged Concrete Struture	There is a section of concrete that is broken off exposing some of the grate hardware.	SE End	No - Safety issue. It's recommended the area be repaired.
1400	24679.003	Erosion	Minor erosion behind control struture.	West End	No - It's recommended surrounding shoreline be stabalized.
1450	24679.003	Skimmer Repair	Skimmer hardware has failed.	South End	No - Safety issue. It's recommended to replace hardware.
1500	24679.003	Access & Buried Structure	FES on NE side of pond appears to have been covered up or burried by debris. There is a need to uncover the FES to avoid issues with the curb inlets flooding the adjacent streets.	NE End	Yes - Access must be provided and maintained. Must clear vegetation to provide access to MES & Control Structure. Recommend full pond quarterly maintenance.
1500	24679.003	Control Structure	One control structure observed to have cracks in the concrete and skimmer hardware is completely exposed on one side.	West End	No - Safety issue. It's recommended the area be repaired.
40	24679.004	Control Struture	One of the grates is rusted and warped topping the control structure. Some cracks in concrete structure. Behind struture is eroding away	SW End	No - Its's recommended to monitor grate at next inspection for degredation. Recomened to repair concrete cracks and stabalize shoreline around structure.
40	24679.004	Skimmer Repair	There is a control structure (525 in plans) that is adjacent to pond 40 and has a broken skimmer in need of repair.	Across Street	Yes - Skimmer needs to be repaired.
1600	24679.004	Access	There is one grate inlet that is not accessible due to vegetation overgrowth.	SW End	Yes - Access must be provided and maintained. Must clear vegetation to provide access to grate inlet in SW corner. Recommend full pond quarterly maintenance.

Pond Elevation Investigation:

During the pond inspections, a pond elevation investigation was completed by measuring water depths with a sonar device and comparing the data gathered with original design plans for the pond. A reconciliation of this data for each pond is enclosed in the following report. In summary, there were no defects or concerning findings in the pond evaluation analysis that would point to any immediate need for the District to consider pond dredging at this time. If the District desires, BDi can monitor the elevation numbers whenever ERP permit inspections are completed to gather data on elevations regularly for a long-term comparison of possible sediment accumulation.

There are several best practices focused on preventing sedimentation, controlling nutrient levels, and managing plant and wildlife populations. Here are some key strategies:

1. **Erosion Control:** Erosion is a major contributor to sediment buildup in ponds. Implementing erosion control measures around the pond's perimeter can significantly reduce sediment inflow. This might include planting vegetation, using erosion control mats, or installing riprap (large stones) along the shoreline.
2. **Vegetation Management:** Aquatic plants can contribute to organic sediment buildup as they die and decompose. Managing these plants to prevent overgrowth can help. This might involve mechanical removal, careful use of approved aquatic herbicides, or introducing plant-eating fish species in controlled numbers.
3. **Nutrient Management:** Excessive nutrients (like nitrogen and phosphorus) can lead to algae blooms and increased plant growth, contributing to sediment buildup and the need for dredging. Nutrient sources include fertilizer runoff, animal waste, and septic systems. Implementing buffer strips of vegetation around the pond can help absorb and filter out nutrients before they reach the water. Regularly testing water quality can also help identify nutrient issues early on.
4. **Water Inflow and Outflow Management:** Properly managing the water entering and exiting the pond can help control sedimentation. This might involve designing or modifying inflow streams to slow water velocity, allowing sediment to settle before it enters the pond, or ensuring that outflow structures are properly placed and maintained to prevent erosion.
5. **Aeration:** Proper aeration can improve water quality and reduce sediment buildup by increasing oxygen levels in the water. This helps decompose organic matter more efficiently, preventing it from accumulating as muck at the bottom of the pond.
6. **Regular Monitoring and Maintenance:** Regularly inspecting the pond and its surroundings can help identify potential issues before they become significant problems. This includes checking for signs of erosion, monitoring water quality, and managing vegetation and wildlife populations.
7. **Debris Removal:** Regularly removing debris such as fallen leaves, branches, and trash can prevent organic material from accumulating and decomposing on the pond bottom.
8. **Use of Beneficial Bacteria and Enzymes:** Adding beneficial bacteria and enzymes can help break down organic matter more efficiently, reducing muck buildup.

Consulting with a pond management professional can provide guidance tailored to your pond's unique ecosystem and needs.

More pictures and videos from the inspection are available on request.

INSPECTION REPORT

Diamond Hill CDD

Diamond Hill Subdivision I - Phase 1B

PERMIT/REVISION NUMBER: 24679.000

DIAMOND HILL CDD ATTN: David Wenck

210 N. University Drive, Suite 702
Coral Springs, FL 33071

Prepared By:



Brletic Dvorak, Inc.

536 4th Ave. S. Unit #4
St. Petersburg, FL 33701
813-361-1466

CDD POND EVALUATION			
INSPECTION DATE:	1/5/2024	PERMIT NUMBER:	24679.000
INSPECTED BY:	Jerry Whited	POND PERIMETER:	843 ft
POND NUMBER:	10	POND AREA:	36,541 sq ft
Full Pond Access:	Yes	Trash Observed:	No
Beneficial Vegetaion Present:	No	Water Quality:	Average
Tailwater Issue Observed:	No	Water Quality Notes:	NA
Observed Depth:	4' 4"	Observed Temperature:	66.2
POND ELEVATION ANALYSIS			
Treatment Type:	Wet Detention	Design Bottom Elevation:	62.5
Weir Elevation:	69.4	Observed Bottom Elevation:	61.50
Skimmer Bottom Elevation:	68.9	Elevation Difference:	-1.00
Pond Elevation Notes: Pond was observed to have approximately 1' more elevation than the design elevation. The elevation difference does not appear to effect the functionality of the pond. *Note - SOI pictures taken 1/5/2024 and pond depth measurement taken 01/11/2024 after rainfall.			
BANK EROSION AND SCOUR			
Severity Ranking:	NA		
Type of Erosion:	None		
Bank Erosion Notes: No erosion or shoreline defects observed. Seasonal high water table at lowest point during inspection and exposed banks are expected this time of year.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	N/A		
Type of Damage:	None		
Structures Notes: One control structure with skimmer and two FES's observed to be in operational condition with no defects.			









CDD POND EVALUATION			
INSPECTION DATE:	1/5/2024	PERMIT NUMBER:	24679.000
INSPECTED BY:	Jerry Whited	POND PERIMETER:	759 ft
POND NUMBER:	20	POND AREA:	27,468 sq ft
Full Pond Access:	Yes	Trash Observed:	No
Beneficial Vegetaion Present:	No	Water Quality:	Average
Tailwater Issue Observed:	No	Water Quality Notes:	NA
Observed Depth:	4' 2"	Observed Temperature:	66.92
POND ELEVATION ANALYSIS			
Treatment Type:	Wet Detention	Design Bottom Elevation	66
Weir/Orifice Elevation:	72	Observed Bottom Elevation:	66.75
Skimmer Bottom Elevation:	71.5	Elevation Difference:	0.75
Pond Elevation Notes: Pond elevation observed to be approximately within 1' of design elevation. The elevation difference does not appear to affect the functionality of the pond. *Note - SOI pictures taken on 01/05/2024 and pond depth measurement taken on 01/11/2024 after rainfall.			
BANK EROSION AND SCOUR			
Severity Ranking:	NA		
Type of Erosion:	None		
Bank Erosion Notes: No erosion or shoreline erosion observed. Seasonal high water table at lowest point during inspection and exposed banks are expected this time of year.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	Minor		
Type of Damage:	FES Eroded		
Structures Notes: One control structure with skimmer and one FES observed to be in operational condition. FES is extended into pond and has eroded behind with exposed pipe. Recommended to monitor this site.			







CDD POND EVALUATION			
INSPECTION DATE:	1/5/2024	PERMIT NUMBER:	24679.000
INSPECTED BY:	Jerry Whited	POND PERIMETER:	2,393 ft
POND NUMBER:	30	POND AREA:	87,526 sq ft
Full Pond Access:	Yes	Trash Observed:	No
Beneficial Vegetaion Present:	No	Water Quality:	Average
Tailwater Issue Observed:	No	Water Quality Notes:	NA
Observed Depth:	3' 8"	Observed Temperature:	66.92
POND ELEVATION ANALYSIS			
Treatment Type:	Wet Detention	Design Bottom Elevation:	65.6
Weir/Orifice Elevation:	69.1	Observed Bottom Elevation:	62.35
Skimmer Bottom Elevation:	68.06	Elevation Difference:	-3.25
Pond Elevation Notes: Pond elevation was observed to be approximately 3.25' more than the designed elevation. The elevation difference does not appear to affect the functionality of the pond. *Note: SOI pictures taken 01/05/2024 and pond depth measurement taken 01/11/2024 to allow for rainfall.			
BANK EROSION AND SCOUR			
Severity Ranking:	NA		
Type of Erosion:	None		
Bank Erosion Notes: No erosion or pond bank defects observed. Seasonal high water table at lowest point during inspection and exposed banks are expected this time of year.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	N/A		
Type of Damage:	None		
Structures Notes: One control structure with skimer and 5 FES's observed to be in operational condition with no defects.			



















INSPECTION REPORT

Diamond Hill CDD

Diamond Hill, Phase 1A

PERMIT/REVISION NUMBER: 24679.003

DIAMOND HILL CDD ATTN: David Wenck

210 N. University Drive, Suite 702

Coral Springs, FL 33071

Prepared By:



Brletic Dvorak, Inc.

536 4th Ave. S. Unit #4

St. Petersburg, FL 33701

813-361-1466

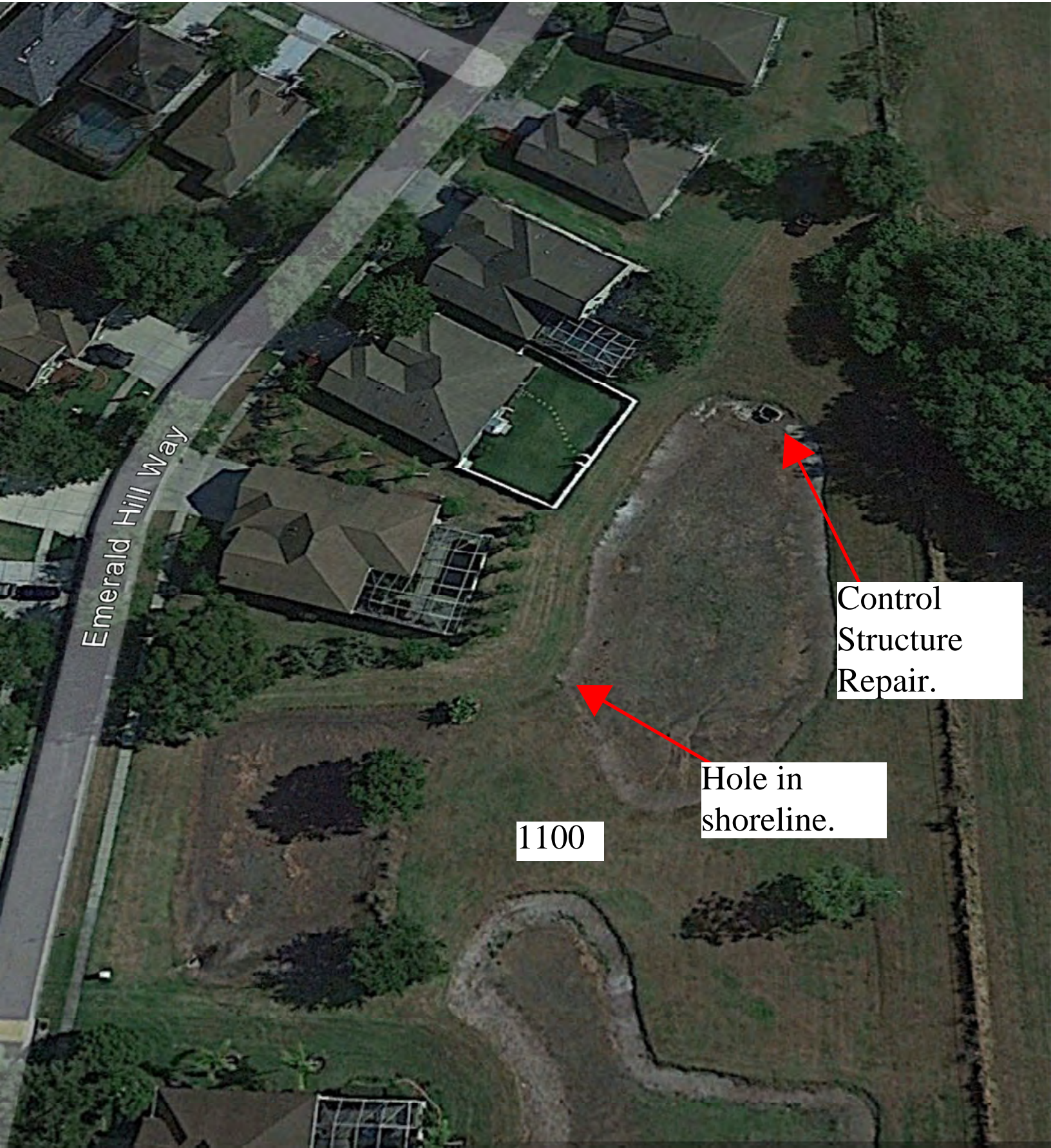
CDD POND EVALUATION			
INSPECTION DATE:	1/11/2024	PERMIT NUMBER:	24679.003
INSPECTED BY:	Jerry Whited	POND PERIMETER:	851 ft
POND NUMBER:	1000	POND AREA:	30,047 sq ft
Full Pond Access:	Yes	Trash Observed:	No
Beneficial Vegetaion Present:	No	Water Quality:	NA
Tailwater Issue Observed:	No	Water Quality Notes:	NA
Observed Depth:	0	Observed Temperature:	NA
POND ELEVATION ANALYSIS			
Treatment Type:	Dry (NA)	Design Bottom Elevation:	105
Weir/Orifice Elevation:	105	Observed Bottom Elevation:	105
Skimmer Bottom Elevation:	104.5	Elevation Difference:	0
Pond Depth Notes: This is a dry pond.			
BANK EROSION AND SCOUR			
Severity Ranking:	NA		
Type of Erosion:	None		
Bank Erosion Notes: No erosion or shoreline defects observed.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	N/A		
Type of Damage:	None		
Structures Notes: One control structure with skimmer and one FES observed in operational condition with no defects.			







CDD POND EVALUATION			
INSPECTION DATE:	1/11/2024	PERMIT NUMBER:	24679.003
INSPECTED BY:	Jerry Whited	POND PERIMETER:	1,049 ft
POND NUMBER:	1100	POND AREA:	42,923 sq ft
Full Pond Access:	Yes	Trash Observed:	Yes
Benifitial Vegetaion Present:	No	Water Quality:	Average
Tailwater Issue Observed:	No	Water Quality Notes:	NA
Observed Depth:	Less than 1'	Observed Temperature:	65
POND ELEVATION ANALYSIS			
Treatment Type:	Wet (Wetland)	Design Bottom Elevation:	104
Weir/Orifice Elevation:	106.5	Observed Bottom Elevation:	104
Skimmer Bottom Elevation:	106	Elevation Difference:	0
Pond Elevation Notes: Pond 1100 is a wet pond with wetland. There are 3 separate pond areas surrounding the wetland. Two of the pond areas we're dry and the third pond area had less than 1' of water. Normal season high water level is 1' which was within what was observed.			
BANK EROSION AND SCOUR			
Severity Ranking:	Minor		
Type of Erosion:	Hole in bank		
Bank Erosion Notes: There was a section of pond bank observed to have a large hole of undermined turf on the West side of the Northern most pond that should be investigated further.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	Moderate		
Type of Damage:	Control Strutre Repair		
Structures Notes: The control structure in the northern most pond was observed to have a broken grate boarder. The piece is mangled and jutting off the structure. There is also broken off concrete from the structure with exposed skimmer mounting hardware behind. Two FES were observed in operational condition with no defects.			



Emerald Hill Way

1100

Hole in shoreline.

Control Structure Repair.























CDD POND EVALUATION			
INSPECTION DATE:	1/11/2024	PERMIT NUMBER:	24679.003
INSPECTED BY:	Jerry Whited	POND PERIMETER:	803 ft
POND NUMBER:	1200	POND AREA:	33,997 sq ft
Full Pond Access:	Yes	Trash Observed:	No
Beneficial Vegetaion Present:	Yes	Water Quality:	Above Average
Tailwater Issue Observed:	No	Water Quality Notes:	Lots of fish, plants
Observed Depth:	3' 1"	Observed Temperature:	66.92
POND ELEVATION ANALYSIS			
Treatment Type:	Wet Detention	Design Bottom Elevation:	90
Weir/Orifice Elevation:	96	Observed Bottom Elevation:	92.75
Skimmer Bottom Elevation:	95.5	Elevation Difference:	2.75
Pond Elevation Notes: Pond elevation was observed to be 2.75' less than design elevation. The majority of the pond is a littoral shelf that is in good condition. Based on the design elevations the main part of the pond may possibly call for a need to dredge in the future, however the pond is functioning properly. Recommended to monitor levels over time.			
BANK EROSION AND SCOUR			
Severity Ranking:	NA		
Type of Erosion:	None		
Bank Erosion Notes: No erosion or shoreline defects observed.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	N/A		
Type of Damage:	None		
Structures Notes: One control structure with skimmer and three FES's observed all in operational condition with no defects.			













CDD POND EVALUATION			
INSPECTION DATE:	1/11/2024	PERMIT NUMBER:	24679.003
INSPECTED BY:	Jerry Whited	POND PERIMETER:	573 ft
POND NUMBER:	1300	POND AREA:	12,949 sq ft
Full Pond Access:	Yes	Trash Observed:	Yes
Benifitial Vegetaion Present:	No	Water Quality:	Below Average
Tailwater Issue Observed:	No	Water Quality Notes:	Algae
Observed Depth:	2' 9"	Observed Temperature:	67.28
POND ELEVATION ANALYSIS			
Treatment Type:	Dry Filter	Design Bottom Elevation:	66
Weir/Orifice Elevation:	67.4	Observed Bottom Elevation:	63.65
Skimmer Bottom Elevation:	66.9	Elevation Difference:	-2.35
Pond Elevation Notes: Pond elevation was observed to be approximately 2.35' more than design elevation. The difference in the design elevation does not appear to have an impact on pond functionality and it's not recommended to fill in the pond at this time. Monitor.			
BANK EROSION AND SCOUR			
Severity Ranking:	NA		
Type of Erosion:	None		
Bank Erosion Notes: No erosion or shoreline defects observed.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	N/A		
Type of Damage:	None		
Structures Notes: One control struture with skimmer observed in operational condition with no defects. One ADS section in East coner of the pond is called out in the plans but must be submerged or under vegetation as it is not visable.			







CDD POND EVALUATION			
INSPECTION DATE:	1/11/2024	PERMIT NUMBER:	24679.003
INSPECTED BY:	Jerry Whited	POND PERIMETER:	885 ft
POND NUMBER:	1350	POND AREA:	19,032 sq ft
Full Pond Access:	Yes	Trash Observed:	Yes
Beneficial Vegetaion Present:	No	Water Quality:	NA
Tailwater Issue Observed:	No	Water Quality Notes:	Dry Pond
Observed Depth:	0	Observed Temperature:	NA
POND ELEVATION ANALYSIS			
Treatment Type:	Dry Filter	Design Bottom Elevation:	80.1
Weir/Orifice Elevation:	81.1	Observed Bottom Elevation:	80.1
Skimmer Bottom Elevation:	80.6	Elevation Difference:	0
Pond Elevation Notes: This is a dry pond.			
BANK EROSION AND SCOUR			
Severity Ranking:	NA		
Type of Erosion:	None		
Bank Erosion Notes: No erosion or shoreline defects observed.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	N/A		
Type of Damage:	None		
Structures Notes: One FES with grates observed to be in operational condition with no defects. One control structure with skimmer observed to be in operational condition with no defects.			









CDD POND EVALUATION			
INSPECTION DATE:	1/11/2024	PERMIT NUMBER:	24679.003
INSPECTED BY:	Jerry Whited	POND PERIMETER:	815.27 ft
POND NUMBER:	1400	POND AREA:	32,622.11 sq ft
Full Pond Access:	Yes	Trash Observed:	No
Benifitial Vegetaion Present:	No	Water Quality:	Average
Tailwater Issue Observed:	No	Water Quality Notes:	NA
Observed Depth:	2' 6"	Observed Temperature:	65.12 Degrees
POND ELEVATION ANALYSIS			
Treatment Type:	Dry Filter	Design Bottom Elevation:	97
Weir/Orifice Elevation:	98.4	Observed Bottom Elevation:	95.90
Skimmer Bottom Elevation:	97.9	Elevation Difference:	-1.10
Pond Elevation Notes: Pond elevation was observed to be approximately 1.10' more than design elevation. The elevation difference does not appear to affect the functionality of the pond.			
BANK EROSION AND SCOUR			
Severity Ranking:	Minor		
Type of Erosion:	Water Level Fluctuation		
Bank Erosion Notes: Minor erosion around control structure. Seasonal high water table at lowest point during inspection and exposed banks are expected this time of year.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	Minor		
Type of Damage:	Concrete damage on structure.		
Structures Notes: One FES with grate observed to be in operational condition however there is a section of concrete that is broken off exposing some of the grate hardware. One control structure with skimmer observed to be in operational condition.			

















Minor erosion behind control structure

1400

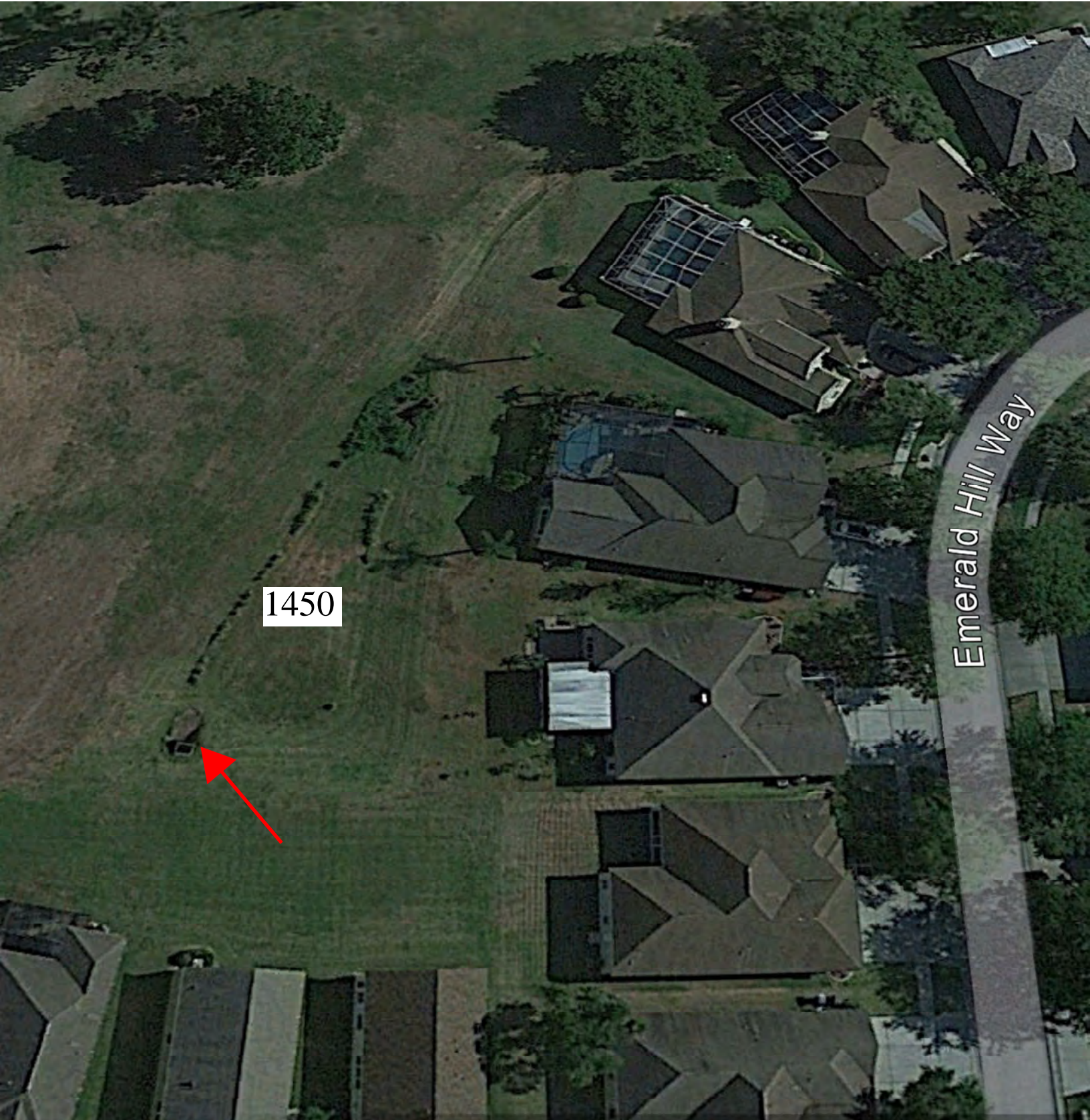
Exposed hardware.

CDD POND EVALUATION			
INSPECTION DATE:	1/11/2024	PERMIT NUMBER:	24679.003
INSPECTED BY:	Jerry Whited	POND PERIMETER:	398 ft
POND NUMBER:	1450	POND AREA:	6,744 sq ft
Full Pond Access:	Yes	Trash Observed:	No
Beneficial Vegetaion Present:	NA	Water Quality:	NA
Tailwater Issue Observed:	No	Water Quality Notes:	Dry Pond
Observed Depth:	NA	Observed Temperature:	NA
POND ELEVATION ANALYSIS			
Treatment Type:	Dry (NA)	Design Bottom Elevation:	110
Weir/Orifice Elevation:	110	Observed Elevation:	110
Skimmer Bottom Elevation:	109.5	Elevation Difference:	0
Pond Elevation Notes: This is a dry pond.			
BANK EROSION AND SCOUR			
Severity Ranking:	NA		
Type of Erosion:	None		
Bank Erosion Notes: Dry Pond - no erosion or shoreline defects observed.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	Minor		
Type of Damage:	Skimmer Repair		
Structures Notes: One control structure observed with a skimmer that has connection hardware that has failed. Hardware should be replaced on skimmer. One FES observed in operational condition with no defects.			









1450

Emerald Hill Way

CDD POND EVALUATION			
INSPECTION DATE:	1/11/2024	PERMIT NUMBER:	24679.003
INSPECTED BY:	Jerry Whited	POND PERIMETER:	441 ft
POND NUMBER:	1475	POND AREA:	10,374 sq ft
Full Pond Access:	Yes	Trash Observed:	No
Beneficial Vegetaion Present:	No	Water Quality:	Average
Tailwater Issue Observed:	No	Water Quality Notes:	NA
Observed Depth:	4' 2"	Observed Temperature:	66.92
POND ELEVATION ANALYSIS			
Treatment Type:	Dry Filter	Design Bottom Elevation:	99.4
Weir/Orifice Elevation:	104.4	Observed Bottom Elevation:	100.15
Skimmer Bottom Elevation:	103.9	Elevation Difference:	0.75
Pond Elevation Notes: The pond elevation was observed to be approximately 0.75" less than the design elevation. The elevation difference does not appear to affect the functionality of the pond.			
BANK EROSION AND SCOUR			
Severity Ranking:	NA		
Type of Erosion:	None		
Bank Erosion Notes: No erosion or shoreline defects observed.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	N/A		
Type of Damage:	None		
Structures Notes: One control structure with two skimmers observed to be in operational condition with no defects. One FES completely submerged from view.			







CDD POND EVALUATION			
INSPECTION DATE:	1/11/2024	PERMIT NUMBER:	24679.003
INSPECTED BY:	Jerry Whited	POND PERIMETER:	620 ft
POND NUMBER:	1500	POND AREA:	21,733 sq ft
Full Pond Access:	Yes	Trash Observed:	Yes
Benifitial Vegetaion Present:	Np	Water Quality:	NA
Tailwater Issue Observed:	No	Water Quality Notes:	NA
Observed Depth:	0	Observed Temperature:	NA
POND ELEVATION ANALYSIS			
Treatment Type:	Dry Filter	Design Bottom Elevation:	100
Weir/Orifice Elevation:	102.1	Observed Bottom Elevation:	100
Skimmer Bottom Elevation:	101.6	Elevation Difference:	0
Pond Depth Notes: This is a dry pond.			
BANK EROSION AND SCOUR			
Severity Ranking:	NA		
Type of Erosion:	None		
Bank Erosion Notes: Dry pond. No erosion or shoreline defects observed.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	Moderate		
Type of Damage:	FES covered and concrete failing.		
Structures Notes: FES on NE side of pond appears to have been covered up or buried by debris. There is a need to uncover the FES to avoid issues with the curb inlets flooding the adjacent streets. Historical records show this pond was not overgrown like this until after 2016. One control structure observed to have cracks in the concrete and skimmer hardware is completely exposed on one side. Vegetation must be cleared to provide access to MES & Control Structure. Recommend full pond quarterly maintenance.			

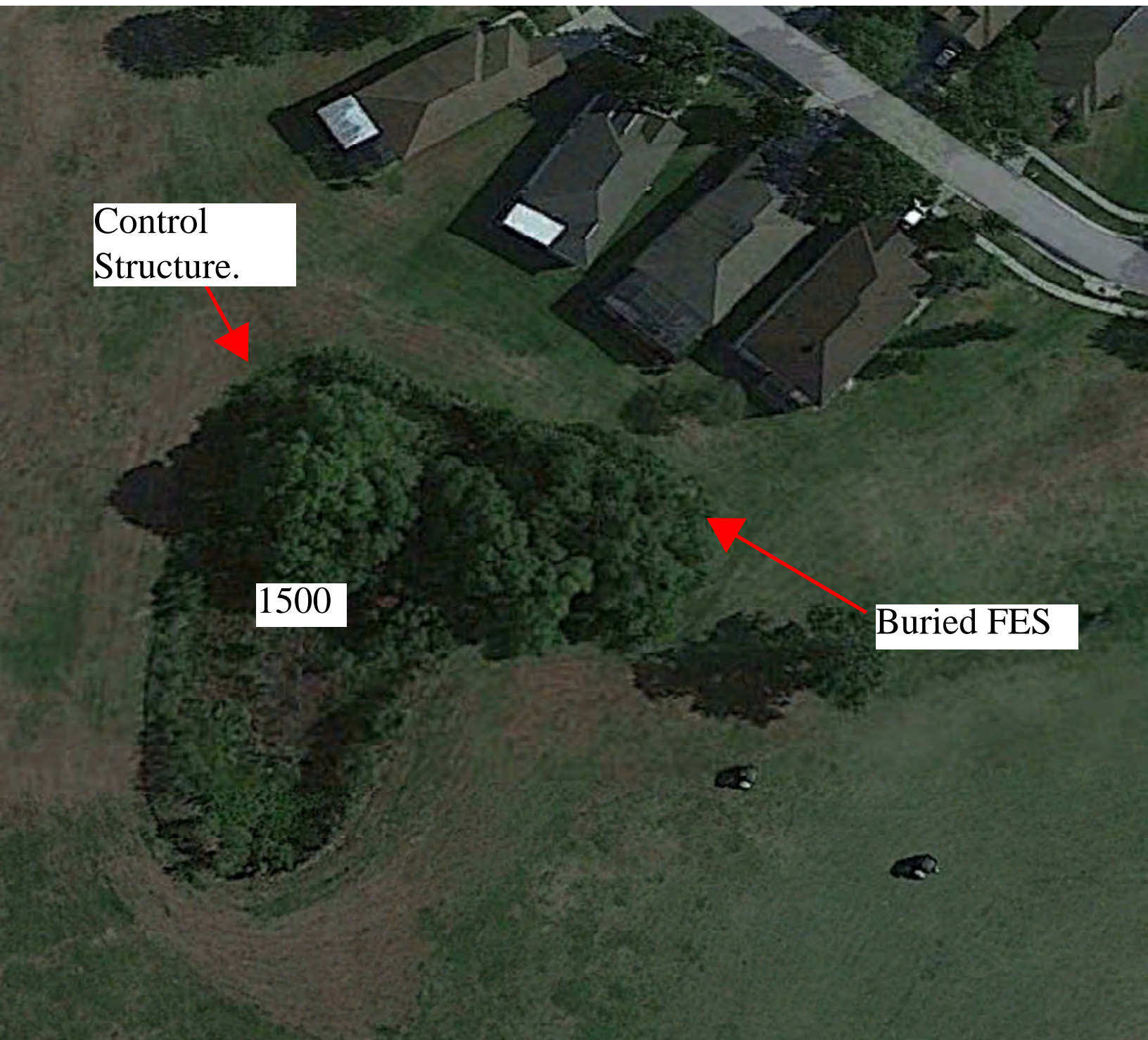












Control
Structure.

1500

Buried FES

INSPECTION REPORT

Diamond Hill CDD

Diamond Hill, Phase 2

PERMIT/REVISION NUMBER: 24679.004

DIAMOND HILL CDD ATTN: David Wenck

210 N. University Drive, Suite 702

Coral Springs, FL 33071

Prepared By:



Brletic Dvorak, Inc.

536 4th Ave. S. Unit #4

St. Petersburg, FL 33701

813-361-1466

CDD POND EVALUATION			
INSPECTION DATE:	1/5/2024	PERMIT NUMBER:	24679.004
INSPECTED BY:	Jerry Whited	POND PERIMETER:	1,542 ft
POND NUMBER:	40	POND AREA:	112,591 sq ft
Full Pond Access:	Yes	Trash Observed:	No
Beneficial Vegetaion Present:	No	Water Quality:	Average
Tailwater Issue Observed:	No	Water Quality Notes:	NA
Observed Depth:	2' 9"	Observed Temperature:	66.92
POND ELEVATION ANALYSIS			
Treatment Type:	Wet Detention	Design Bottom Elevation:	47
Weir/Orifice Elevation:	52.9	Observed Bottom Elevation:	46.15
Skimmer Bottom Elevation:	53.9	Elevation Difference:	-0.85
Pond Elevation Notes: Pond elevation was observed to be approximately 0.85' more than the design elevation. The elevation difference does not appear to affect the functionality of the pond.			
BANK EROSION AND SCOUR			
Severity Ranking:	Minor		
Type of Erosion:	None		
Bank Erosion Notes: Some erosion behind control structure. Typical water level fluctuation related erosion. Seasonal high water table at lowest point during inspection and exposed banks are expected this time of year.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	Minor		
Type of Damage:	Control Structure		
Structures Notes: One control structure with skimmer observed. One of the grates is rusted and warped topping the control structure. Some cracks in concrete structure. Behind structure is eroding away and will soon expose pipe. Two FES's observed in operational condition with no defects. There is a control structure (525 in plans) that is adjacent to pond 40 and has a broken skimmer in need of repair.			



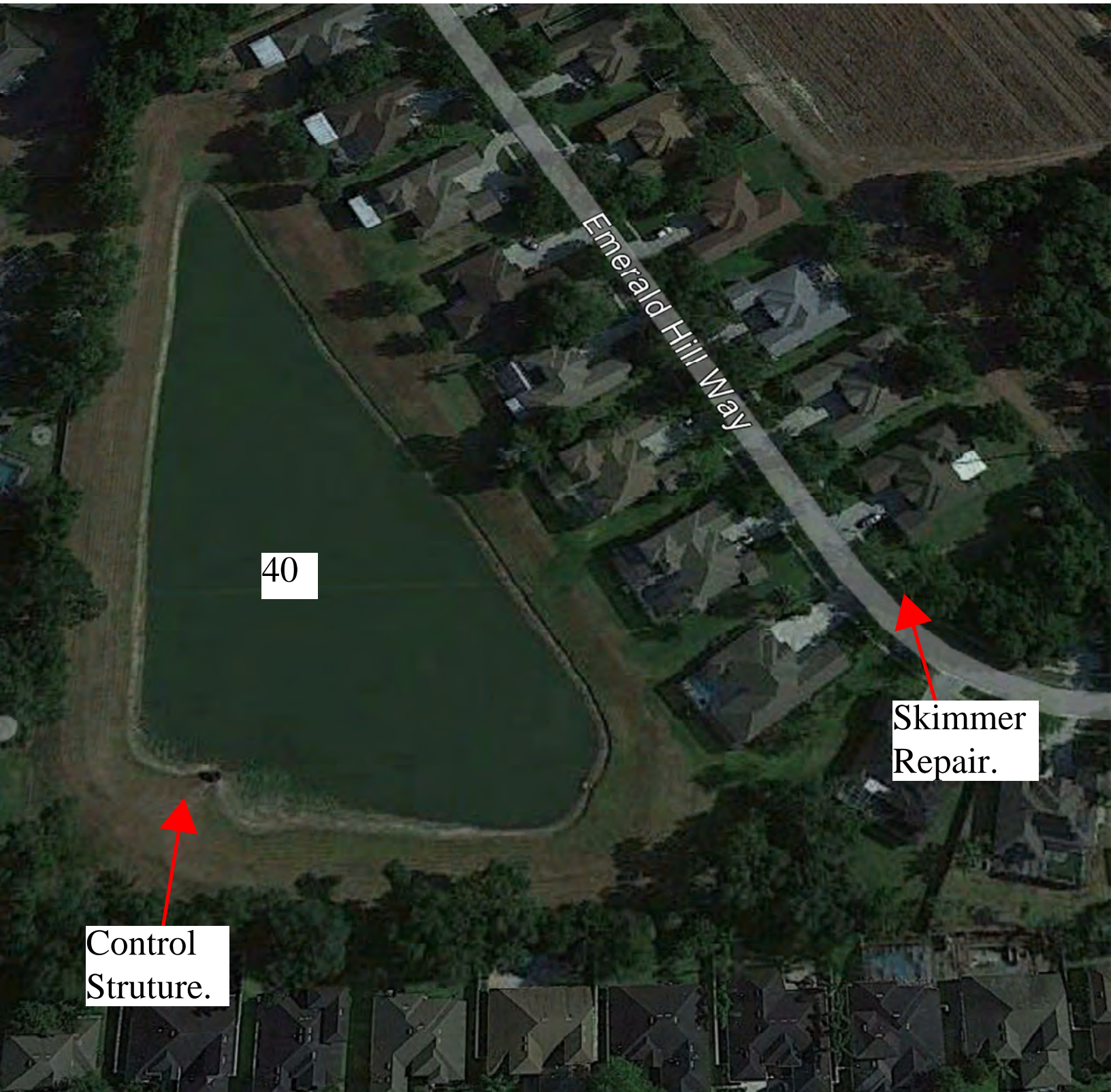










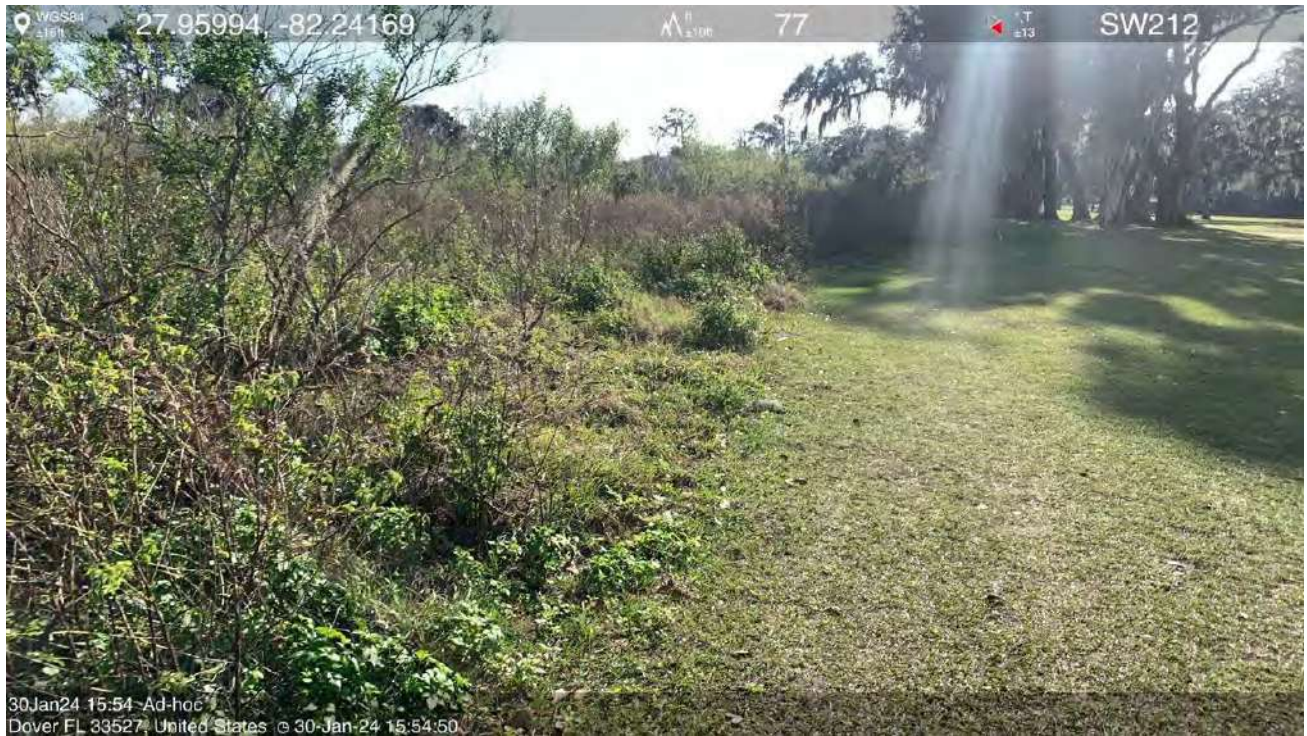


40

Control
Struture.

Skimmer
Repair.

CDD POND EVALUATION			
INSPECTION DATE:	1/30/2024	PERMIT NUMBER:	24679.003
INSPECTED BY:	Jerry Whited	POND PERIMETER:	2,190 ft
POND NUMBER:	1600	POND AREA:	234,643 sq ft
Full Pond Access:	No	Trash Observed:	No
Benifitial Vegetaion Present:	No	Water Quality:	NA
Tailwater Issue Observed:	No	Water Quality Notes:	NA
Observed Depth:	0	Observed Temperature:	NA
POND ELEVATION ANALYSIS			
Treatment Type:	Dry Filter	Design Bottom Elevation:	60
Weir/Orifice Elevation:	71.5	Observed Bottom Elevation:	60
Skimmer Bottom Elevation:	71	Elevation Difference:	0
Pond Elevation Notes: This is a dry pond.			
BANK EROSION AND SCOUR			
Severity Ranking:	NA		
Type of Erosion:	None		
Bank Erosion Notes: No erosion or pond bank defects observed.			
CONDITION OF POND STRUCTURES (CONTROL STRUCTURES, MITERED END SECTIONS, INLETS)			
Severity Ranking:	Access		
Type of Damage:	Grate Inlet		
Structures Notes: There is one grate inlet that is not accessible due to vegetation overgrowth. From historical records it looks like the area stopped being maintained or mowed in 2016-17. The lack of maintenance the golf course is doing is effecting our access as well. Grate inlet needs to be uncovered. Vegetation must be cleared to provide access. Access needs to be maintained regularly. Recommend full pond quarterly maintenance.			









1600

Inlet grate is buried in vegetation, need access.

APPENDIX A

Historical Pond Inspection Reports

7B.



DIAMOND HILL CDD

Historical Pond Inspections

Reconciled for:
Diamond Hill Community Development District

Prepared by:
Stephen Brletic, PE
Brletic Dvorak Inc.
436 4th Ave. S., Unit 4
St. Petersburg, FL 33701

February 2024

May 15, 2012

Mr. Greg Cox
Diamond Hill CDD
c/o Rizzetta & Company, Inc.
8529 South Park Circle, Suite 330
Orlando, FL 32819

Re: Statement of Inspection for Proper Operation and Maintenance
Project: Diamond Hill Phase 1B
ERP No.: 44024679.000
County: Hillsborough

Dear Greg:

An Operation and Maintenance inspection was conducted on May 15, 2012. At the time of the inspection, we found that the surface water management system and facilities appeared to be operated and maintained in substantial accordance with the permit. However, the inspection revealed some minor deviations that will not prevent the system from functioning, but needs to be addressed as soon as practically possible. See attached inspection form for details.


Please find the attached copy of the Statement of Inspection for Proper Operation and Maintenance form. One original and one signed and sealed copy has been forwarded to SWFWMD on your behalf.

If you have any questions, please feel free to contact me or Rick Neidert at the above number.

Sincerely,
Bayside Engineering, Inc.

Stuart M. Rogers, P.E.
Program Manager

cc: file

	<p>STATEMENT OF INSPECTION FOR PROPER OPERATION AND MAINTENANCE</p>	
	<p>SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT</p>	
	<p>2379 BROAD STREET • BROOKSVILLE, FL 34604-6899 (352) 796-7211 OR FLORIDA WATS 1 (800) 423-1476</p>	

Within 30 days after completion of the inspection for proper operation and maintenance, the operation and maintenance entity or its authorized agent must SEND THE ORIGINAL PLUS ONE COPY OF THIS FORM to the Southwest Florida Water Management District, 2379 Broad Street, Brooksville, Florida 34604-6899. Upon receipt, the District will review this statement and may inspect the system for compliance with the approved permit and as-built drawings.

(1) SURFACE WATER MANAGEMENT SYSTEM INFORMATION:

Permit No. _____ County: _____

Project Name: _____

Permittee: _____

Address: _____

City _____ State _____ Zip _____

Telephone: (_____) _____

(2) I hereby certify that an inspection of the above-referenced system was performed on _____ and further certify based on my observations that all above-ground facilities are being operated and maintained as authorized by the Southwest Florida Water Management District. I further state that it is my opinion based on my observations, knowledge, experience and any other available information that the below-ground facilities are being operated and maintained as authorized.

By: _____

Signature of Engineer	Name (Please Type)	FL P.E. No.
------------------------------	---------------------------	--------------------

(Affix Seal)

Company Name

Company Address

City, State, Zip

Phone: (_____) _____ Date: _____

Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 44024679.000

Comments: View of the NW entrance pond control structure



Comments: Easterly view of the NE entrance pond



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 44024679.000

Comments: Easterly view of the NE entrance pond



Comments: View of the control structure within the NE entrance pond



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 44024679.000

Comments: Southerly view of Pond 10



Comments: View of the control structure within the Pond 10



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 44024679.000

Comments: Northerly view of Pond 10



Comments: View of the excessive erosion within the south end of Pond 10



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 44024679.000

Comments: Southerly view of Pond 20



Comments: View of the control structure within Pond 20



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 44024679.000

Comments: Southerly view of north end of Pond 30



Comments: Northerly view of the north pond of Pond 30



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 44024679.000

Comments: Southerly view of south pond of Pond 30



Comments: View of erosion along the slope of Pond 30



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 44024679.000

Comments: Northerly view of south pond of Pond 30



Comments: View of control structure OCS 301



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 44024679.000

Comments: Southerly view of control structure OCS 300 within Pond 30



Comments: Northerly view of the south pond of Pond 30



November 11, 2013

Kim Schwartz
Southwest Florida Water Management District
Tampa Service Office
7601 Highway 301 North
Tampa, Florida 33637-6759

Re: Statement of Inspection for Proper Operation and Maintenance
Project: Diamond Hill Phase 1B
ERP No.: 44024679,000
County: Hillsborough

Dear Kim:

On behalf of the Diamond Hill CDD, an Operation and Maintenance inspection was conducted on September 27, 2013. At the time of the inspection, we found that the surface water management system and facilities appeared to be operated and maintained to function substantially in accordance with the permit. However, the inspection revealed some minor deviations that will not prevent the system from functioning, but is scheduled to be address by the Diamond Hill CDD.

Attached is one original, plus one signed and sealed copy of the Statement of Inspection for Proper Operation and Maintenance form for the above referenced permit.

Please note that we have an active Complaint Investigation (attached) on this pond site and we are addressing.

If you have any questions, please feel free to contact me or Rick Neidert at the number above.

Sincerely,
Bayside Engineering, Inc.



Jordan L. Caviggia, P.E.
Program Manager

cc: File
Mr. Greg Cox, Diamond Hill CDD

	<p>STATEMENT OF INSPECTION FOR PROPER OPERATION AND MAINTENANCE</p>	
<p>SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT</p>		
<p>2379 BROAD STREET • BROOKSVILLE, FL 34604-6899 (352) 796-7211 OR FLORIDA WATS 1 (800) 423-1476</p>		

Within 30 days after completion of the inspection for proper operation and maintenance, the operation and maintenance entity or its authorized agent must SEND THE ORIGINAL PLUS ONE COPY OF THIS FORM to the Southwest Florida Water Management District, 2379 Broad Street, Brooksville, Florida 34604-6899. Upon receipt, the District will review this statement and may inspect the system for compliance with the approved permit and as-built drawings.

(1) SURFACE WATER MANAGEMENT SYSTEM INFORMATION:

Permit No. 44024679.000 County: Hillsborough

Project Name: Diamond Hill Phase 1B


Permittee: Diamond Hill CDD c/o Rizzetta & Company, Inc.

Address: 8529 South Park Circle, Suite 330

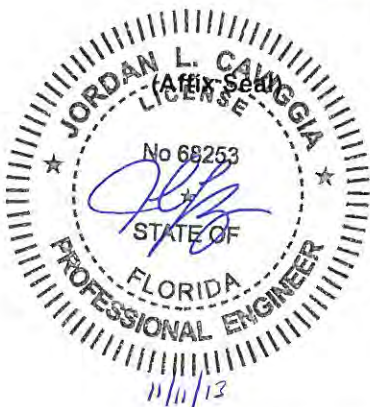
City Orlando State FL Zip 32819

Telephone: (813) 933-5571

(2) I hereby certify that an inspection of the above-referenced system was performed on September 27, 2013 and further certify based on my observations that all above-ground facilities are being operated and maintained as authorized by the Southwest Florida Water Management District. I further state that it is my opinion based on my observations, knowledge, experience and any other available information that the below-ground facilities are being operated and maintained as authorized.

By:  Jordan L. Caviggia, P.E. 68253
 Signature of Engineer Name (Please Type) FL P.E. No.

Bayside Engineering, Inc.
 Company Name
1104 East Twiggs Street, Suite 100
 Company Address
Tampa, FL 33602
 City, State, Zip
 Phone: (813) 314-0314 Date: 10-11-13



**STORM WATER
FACILITY INSPECTIONS REPORT**

Project Diamond Hill Phase 1B

Location: _____

Permit No.: 44024679.000

Prepared By:



Tampa, Florida

**Bayside Engineering, Inc.
110 North 11th Street, 1st Floor
Tampa, Florida 33602-3135
(813) 314-0314**

Date: 10-11-13

Storm Water Facility Inspections Maintenance Report

Facility Summary

Project Name: Diamond Hill Phase 1B

County: Hillsborough

Consists of: 3- Wet Detention Ponds

INSPECTION SUMMARY

<u>PROBLEM</u>	<u>RESOLUTION</u>	<u>RESPONSIBILITY</u>
No plants in littoral shelf for Ponds 10,20 and30	Allow natural recruitment	Diamond Hill CDD
Excessive erosion within Pond 10	Regrade and stabilize the excessive erosion occurring within Pond 10	Diamond Hill CDD
Skimmer detached from OCS NW	Attach skimmer to OCS NW with the NW Entrance Pond	Diamond Hill CDD

STORM WATER FACILITIES INSPECTION DATA FORM

Database ID: 352-001.001 Permit No: 44024679.000
 Project Location: Diamond Hill Phase 2
 from MP: _____ to MP: _____
 Facility ID: Pond 10,20,30, NW & NE Entrance
 Type of Treatment: Wet Detention
 Date of Last Inspection: 05-15-12 Required Inspection Frequency: _____
 Date of Last Maint. Event: _____

Inspector: Rick Neidert Date: 09-27-13 Facility Age: _____
BAYSIDE ENGINEERING INC.

EROSION AND SEDIMENT CONTROL, SCOUR, FILLING:

Excessive erosion at on the South end of Pond 10 1 2 3 4 5

HYDROLOGY:

Fluctuation: Normal 1 2 3 4 5
 Water Levels: Low
 Other: _____

VEGETATION:

Slopes and adjacent areas: Good ground cover 1 2 3 4 5
 In Pond: Natural recruitment needed
 Nuisance Species: _____
 Exotic Species: _____
 % cover (native vegetation): _____ Total % cover: _____

AESTHETICS:

Good 1 2 3 4 5

STRUCTURAL CONDITION:

Skimmer needs attached at OSC NW (NW Entrance Pond) 1 2 3 4 5

WATER QUALITY:

Turbidity: None 1 2 3 4 5
 Color: Clear
 Smell: None
 Other: _____

ACTION ITEMS:

Allow natural recruitment in littoral shelf for Ponds 10,20 and 30
Attach skimmer to OCS NW control structure. Regrade and stabilize excessive erosion in Pond 10

Facility Compliance at Time of Inspection: In compliance Not in compliance

RATING LEGEND: 1 - Poor 3 - Fair 5 - Excellent
 2 - Below Acceptable 4 - Good

Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 9-27-13

Permit/CN#: 44024679.000

Comments: View of the NW entrance pond



Comments: Northwestern view of NE entrance pond



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 9-27-13

Permit/CN#: 44024679.000

Comments: Southerly view of Pond 10 (CDD # 1)



Comments: Westerly view of the south end of Pond 10 (CDD # 1) erosion issue



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 9-27-13

Permit/CN#: 44024679.000

Comments: Northerly view of Pond 10 (CDD # 1)



Comments: Southerly view of Pond 20 (CDD # 2)



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 9-27-13

Permit/CN#: 44024679.000

Comments: Northerly view of Pond 30(CDD # 3) North side



Comments: Southerly view of Pond 30 (CDD # 4) southwest end



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 9-27-13

Permit/CN#: 44024679.000

Comments: Southeasterly view of Pond 30(CDD # 4) Southside side



Comments: Northerly view of Pond 30 (CDD # 4) southeast end



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 9-27-13

Permit/CN#: 44024679.000

Comments: Southeasterly view of Pond 30(CDD # 4) Southside



Comments: Northerly view of Pond 30 (CDD # 4) southwest end




	STATEMENT OF INSPECTION FOR PROPER OPERATION AND MAINTENANCE
	SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT 2379 BROAD STREET • BROOKSVILLE, FL 34604-6899 (352) 796-7211 OR FLORIDA WATS 1 (800) 423-1476

Within 30 days after completion of the inspection for proper operation and maintenance, the operation and maintenance entity or its authorized agent must SEND THE ORIGINAL PLUS ONE COPY OF THIS FORM to the Southwest Florida Water Management District, 2379 Broad Street, Brooksville, Florida 34604-6899. Upon receipt, the District will review this statement and may inspect the system for compliance with the approved permit and as-built drawings.

(1) SURFACE WATER MANAGEMENT SYSTEM INFORMATION:

Permit No. 44024679.000 County: Hillsborough
 Project Name: Diamond Hill Phase 1B
 Permittee: Diamond Hill CDD c/o Rizzetta & Company, Inc.
 Address: 8529 South Park Circle, Suite 330
 City Orlando State FL Zip 32819
 Telephone: (813) 933-5571

(2) I hereby certify that an inspection of the above-referenced system was performed on April 22, 2015 and further certify based on my observations that all above-ground facilities are being operated and maintained as authorized by the Southwest Florida Water Management District. I further state that it is my opinion based on my observations, knowledge, experience and any other available information that the below-ground facilities are being operated and maintained as authorized.


By:  Jordan Caviggia, P.E. 68253
 Signature of Engineer Name (Please Type) FL P.E. No.



Bayside Engineering, Inc.
 Company Name
 1104 East Twiggs Street, Suite 100
 Company Address
 Tampa, FL 33602-3103
 City, State, Zip
 Phone: (813) 314-0314 Date: 04-23-15

TAMPA FOR

Southwest Florida
 Water Management District
 APR 29 2015
 Received
 TAMPA RSB

USM
 11:15


1104 East Twiggs Street, Suite 100
Tampa, FL 33602
813.314.0314 Phone
813.314.0345 Fax
www.baysideng.com

April 22, 2015

Kim Schwartz
Southwest Florida Water Management District
Tampa Service Office
7601 Highway 301 North
Tampa, Florida 33637-6759

Re: Statement of Inspection for Proper Operation and Maintenance
Project: Diamond Hill Phase 1B
ERP No.: 44024679.000
County: Hillsborough

Dear Kim:

On behalf of the Diamond Hill CDD, an Operation and Maintenance inspection was conducted on April 22, 2015. At the time of the inspection, we found that the surface water management system and facilities appeared to be operated and maintained to function substantially in accordance with the permit. However, the inspection revealed some minor deviations that will not prevent the system from functioning, but is scheduled to be address by the Diamond Hill CDD.

Attached is one original, plus one signed and sealed copy of the Statement of Inspection for Proper Operation and Maintenance form for the above referenced permit.

If you have any questions, please feel free to contact me or Rick Neidert at the number above.

Sincerely,
Bayside Engineering, Inc.



Jordan L. Caviggia, P.E.
Program Manager

cc: File
Mr. Greg Cox, Diamond Hill CDD

Southwest Florida
Water Management District

APR 29 2015

Received
TAMPA RSB

Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 04-22-15

Permit/CN#: 44024679.000

Comments: View of the NW entrance pond



Comments: Northwesterly view of NE entrance pond



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 4-22-15

Permit/CN#: 44024679.000

Comments: Southerly view of Pond 10 (CDD # 1)



Comments: Northerly view of the south end of Pond 10 (CDD # 1)



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 4-22-15

Permit/CN#: 44024679.000

Comments: Southerly view of Pond 20 (CDD # 2)



Comments: Northerly view of Pond 20 (CDD # 2)



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 4-22-15

Permit/CN#: 44024679.000

Comments: Southerly view of Pond 30(CDD # 3) North side



Comments: Southerly view of Pond 30 (CDD # 4) Northwest end



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 4-22-15

Permit/CN#: 44024679.000

Comments: Southeasterly view of Pond 30(CDD # 4) Northwest side



Comments: Northerly view of Pond 30 (CDD # 4) southwest end



	<p>STATEMENT OF INSPECTION FOR PROPER OPERATION AND MAINTENANCE</p>	
<p>SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT</p>		
<p>2379 BROAD STREET • BROOKSVILLE, FL 34604-6899 (352) 796-7211 OR FLORIDA WATS 1 (800) 423-1476</p>		

Within 30 days after completion of the inspection for proper operation and maintenance, the operation and maintenance entity or its authorized agent must SEND THE ORIGINAL PLUS ONE COPY OF THIS FORM to the Southwest Florida Water Management District, 2379 Broad Street, Brooksville, Florida 34604-6899. Upon receipt, the District will review this statement and may inspect the system for compliance with the approved permit and as-built drawings.

(1) SURFACE WATER MANAGEMENT SYSTEM INFORMATION:

Permit No. 44024679.000 County: Hillsborough

Project Name: Diamond Hill Phase 1B

Permittee: Diamond Hill CDD c/o Rizzetta & Company, Inc.

Address: 8529 South Park Circle, Suite 330

City Orlando State FL Zip 32819

Telephone: (813) 933-5571

(2) I hereby certify that an inspection of the above-referenced system was performed on August 12, 2016 and further certify based on my observations that all above-ground facilities are being operated and maintained as authorized by the Southwest Florida Water Management District. I further state that it is my opinion based on my observations, knowledge, experience and any other available information that the below-ground facilities are being operated and maintained as authorized.

By: [Signature] Jordan Caviggia, P.E. 68253

Signature of Engineer Name (Please Type) FL P.E. No.



JMT

Company Name _____

1104 East Twiggs Street, Suite 100

Company Address _____

Tampa, FL 33602-3103

City, State, Zip _____

Phone: (813) 314-0314 Date: 08-15-16

44024679.000

TAMPA

FOR

Southwest Florida
Water Management District

AUG 19 2016 *USM*
11:45

Received
Tampa RSB *jc*



Engineering A Brighter Future®

August 15, 2016

Kim Schwartz
Southwest Florida Water Management District
Tampa Service Office
7601 Highway 301 North
Tampa, Florida 33637-6759

Re: Statement of Inspection for Proper Operation and Maintenance
Project: Diamond Hill Phase 1B
ERP No.: 44024679.000
County: Hillsborough

Dear Kim:

On behalf of the Diamond Hill CDD, an Operation and Maintenance inspection was conducted on August 12, 2016. At the time of the inspection, we found that the surface water management system and facilities appeared to be operated and maintained to function substantially in accordance with the permit. However, the inspection revealed some minor deviations that will not prevent the system from functioning, but is scheduled to be address by the Diamond Hill CDD.

Attached is one original, plus one signed and sealed copy of the Statement of Inspection for Proper Operation and Maintenance form for the above referenced permit.

If you have any questions, please feel free to contact me or Rick Neidert at the number above.

Sincerely,
JMT

A handwritten signature in black ink, appearing to read 'J. Caviggia', written over a light blue circular stamp.

Jordan L. Caviggia, P.E.
Program Manager

cc: File
Mr. Greg Cox, Diamond Hill CDD

FOR
Southwest Florida
Water Management District

AUG 19 2016

Received
Tampa USB

Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16

Permit/CN#: 44024679.000

Comments: Northwesterly view of the NW entrance pond



Comments: Northwesterly view of the NE entrance pond



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16

Permit/CN#: 44024679.000

Comments: Southerly view of Pond 10 (CDD # 1)



Comments: Northerly view of the south end of Pond 10 (CDD # 1)



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16

Permit/CN#: 44024679.000

Comments: Southerly view of Pond 20 (CDD # 2)



Comments: Northerly view of Pond 20 (CDD # 2)



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16

Permit/CN#: 44024679.000

Comments: Southerly view of Pond 30(CDD # 3) North side



Comments: Southeasterly view of Pond 30 (CDD # 4) Northwest end



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16

Permit/CN#: 44024679.000

Comments: Northwesterly view of Pond 30(CDD # 4) southeast end



Comments: Northerly view of Pond 30 (CDD # 4) southwest end





May 18, 2018

Jennifer McDaniel
 Southwest Florida Water Management District
 Tampa Service Office
 7601 Highway 301 North
 Tampa, Florida 33637-6759

Re: Statement of Inspection for Proper Operation and Maintenance
Project: Diamond Hill Phase 1B
Permit No.: 44024679.000
County: Hillsborough

Dear Jennifer:

On behalf of the Diamond Hill CDD, an Operation and Maintenance inspection was conducted on May 18, 2018. At the time of the inspection, we found that the surface water management system and facilities appeared to be operated and maintained to function substantially in accordance with the permit. However, the inspection revealed some minor deviations that will not prevent the system from functioning but are scheduled to be addressed by the Diamond Hill CDD.

Attached is one original, plus one signed and sealed copy of the Statement of Inspection for Proper Operation and Maintenance form for the above referenced permit.

If you have any questions, please feel free to contact me or Rick Neidert at the number above.

Sincerely,

Jordan L. Caviggia, P.E.
 Program Manager

cc: File
 Mr. Greg Cox, Diamond Hill CDD

FOR TAMPA

Southwest Florida
 Water Management District

MAY 31 2018

Received
 Tampa RSB

44024679.000


	STATEMENT OF INSPECTION FOR PROPER OPERATION AND MAINTENANCE	
	SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT	
	2379 BROAD STREET • BROOKSVILLE, FL 34604-6899 (352) 796-7211 OR FLORIDA WATS 1 (800) 423-1476	

Within 30 days after completion of the inspection for proper operation and maintenance, the operation and maintenance entity or its authorized agent must SEND THE ORIGINAL PLUS ONE COPY OF THIS FORM to the Southwest Florida Water Management District, 2379 Broad Street, Brooksville, Florida 34604-6899. Upon receipt, the District will review this statement and may inspect the system for compliance with the approved permit and as-built drawings.

(1) SURFACE WATER MANAGEMENT SYSTEM INFORMATION:

Permit No. 44024679.000 County: Hillsborough
 Project Name: Diamond Hill Phase 1B
 Permittee: Diamond Hill CDD c/o Rizzetta & Company, Inc.
 Address: 8529 South Park Circle, Suite 330
 City Orlando State FL Zip 32819
 Telephone: (813) 933-5571

(2) I hereby certify that an inspection of the above-referenced system was performed on May 18, 2018 and further certify based on my observations that all above-ground facilities are being operated and maintained as authorized by the Southwest Florida Water Management District. I further state that it is my opinion based on my observations, knowledge, experience and any other available information that the below-ground facilities are being operated and maintained as authorized.

By:  Jordan Caviggia, P.E. 68253
 Signature of Engineer Name (Please Type) FL P.E. No.



JMT
 Company Name _____
 2000 East 11th Avenue, Suite 300
 Company Address _____
 Tampa, FL 33605
 City, State, Zip _____
 Phone: (813) 314-0314 Date: 05-18-18

Southwest Florida
 Water Management District

MAY 31 2018

Received
 Tampa RSB

STORM WATER FACILITY INSPECTIONS REPORT

Project
Location: Diamond Hill Phase 1B

Permit No.: 44024679.000

Prepared By:



Tampa, Florida

Johnson, Mirmiran & Thompson, Inc.
2000 East 11th Avenue, Suite 300
Tampa, Florida 33605-3830
(813) 314-0314

Date: May 18, 2018

Storm Water Facility Inspections Maintenance Report

Facility Summary

Project Name: Diamond Hill Phase 1B

County: Hillsborough

Consists of: 3- Wet Detention Ponds

INSPECTION SUMMARY

PROBLEM

RESOLUTION

RESPONSIBILITY

No plants in littoral shelf for
Ponds 10, 20, and 30

Allow natural recruitment

Diamond Hill CDD

Skimmer detached from OCS NW

Attach skimmer to OCS NW with the
NW Entrance Pond

Diamond Hill CDD

Sediment build up around OCS
100 orifice

Remove sediment from around
OCS 100 orifice

Diamond Hill CDD

STORM WATER FACILITIES INSPECTION DATA FORM

Database ID: _____
 Project Location: Diamond Hill Phase 1B Permit No.: 44024679.000
 from MP: _____ to MP: _____
 Facility ID: Pond 10, 20, 30, NW & NE Entrance
 Type of Treatment: Wet Detention
 Date of Last Inspection: 8-12-16 Required Inspection Frequency: _____
 Date of Last Maint. Event: _____

Inspector: RICK NEIDERT Date: 5-18-18 Facility Age: _____
 JMT

EROSION AND SEDIMENT CONTROL, SCOUR, FILLING:

No erosion or sediment _____ 1 2 3 4 5

HYDROLOGY:

Fluctuation: Normal _____ 1 2 3 4 5
 Water Levels: High (Recent rains) _____

 Other: _____

VEGETATION:

Slopes and adjacent areas: Good cover all slopes. _____ 1 2 3 4 5

 In Pond Natural recruitment needed. _____
 Nuisance Species: _____
 Exotic Species: _____
 % cover (native vegetation): _____ Total % cover: _____

AESTHETICS:

Good. _____ 1 2 3 4 5

STRUCTURAL CONDITION:

Skimmer detached from OCS NW _____ 1 2 3 4 5
Sediment build-up around OCS 100 orifice _____

WATER QUALITY:

Turbidity: None _____
 Color: Clear _____ 1 2 3 4 5
 Smell: None _____

 Other: _____

ACTION ITEMS:

- Attach skimmer to OCS NW within the NW Entrance Pond
- Remove sediment from around OCS 100 orifice

Facility Compliance at Time of Inspection: In compliance Not in compliance

RATING LEGEND: 1 - Poor 3 - Fair 5 - Excellent
 2 - Below Acceptable 4 - Good

Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 05-18-18

Permit/CN#: 44024679.000

Comments: Southeasterly view of the NW entrance pond



Comments: Northwesterly view of the NE entrance pond



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 05-18-18

Permit/CN#: 44024679.000

Comments: Southerly view of Pond 10 (CDD # 1)



Comments: Northerly view of the south end of Pond 10 (CDD # 1)



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 05-18-18

Permit/CN#: 44024679.000

Comments: Southerly view of Pond 20 (CDD # 2)



Comments: Northerly view of Pond 20 (CDD # 2)



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 05-18-18

Permit/CN#: 44024679.000

Comments: Southerly view of Pond 30 (CDD # 3) North side



Comments: Northerly view of Pond 30 (CDD # 4) Northwest end



Diamond Hill Phase 1B

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 05-18-18

Permit/CN#: 44024679.000

Comments: Northwesterly view of Pond 30 (CDD # 4) southeast end



Comments: Northerly view of Pond 30 (CDD # 4) southwest end



	<p>STATEMENT OF INSPECTION FOR PROPER OPERATION AND MAINTENANCE</p>	
<p>SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT</p>		
<p>2379 BROAD STREET • BROOKSVILLE, FL 34604-6899 (352) 796-7211 OR FLORIDA WATS 1 (800) 423-1476</p>		

Within 30 days after completion of the inspection for proper operation and maintenance, the operation and maintenance entity or its authorized agent must SEND THE ORIGINAL PLUS ONE COPY OF THIS FORM to the Southwest Florida Water Management District, 2379 Broad Street, Brooksville, Florida 34604-6899. Upon receipt, the District will review this statement and may inspect the system for compliance with the approved permit and as-built drawings.

(1) SURFACE WATER MANAGEMENT SYSTEM INFORMATION:

Permit No. 44024679.000 County: Hillsborough

Project Name: Diamond Hill Phase 1B


Permittee: Diamond Hill CDD c/o Rizzetta & Company, Inc. - Greg Cox

Address: 12750 Citrus Park Lane, Suite 115

City Tampa State FL Zip 33625

Telephone: (813) 933-5571

(2) I hereby certify that an inspection of the above-referenced system was performed on February 28, 2020 and further certify based on my observations that all above-ground facilities are being operated and maintained as authorized by the Southwest Florida Water Management District. I further state that it is my opinion based on my observations, knowledge, experience and any other available information that the below-ground facilities are being operated and maintained as authorized.

By:  Stephen D. Brletic, PE 81281
 Signature of Engineer Name (Please Type) FL P.E. No.

JMT

Company Name _____

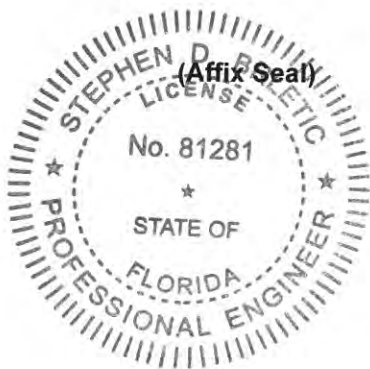
2000 East 11th Avenue, Suite 300

Company Address _____

Tampa, FL 33605

City, State, Zip _____

Phone: (813) 314-0314 Date: 02-28-2020



INSPECTION REPORT

Diamond Hill, Phase 1B

Hillsborough

PERMIT/REVISION NUMBER: 44024679

Prepared For:



Diamond Hill CDD

12750 Citrus Park Lane, Suite 115

Tampa, FL 33625

Prepared By:



JOHNSON, MIRMIRAN & THOMPSON, INC.

2000 East 11th Street, Suite 300

Tampa, FL 33605-3830

813.314.0314

JMT Project Number: 16-B048-001

February 28, 2020

Diamond Hill CDD

**Facility Inspection
Maintenance Report**

February 28, 2020

Facility Summary

Project Name:	Diamond Hill, Phase 1B		
PERMIT NUMBER:	44024679		
COUNTY:	Hillsborough	CONSTRUCTION COMPLETE:	1/0/1900
INSPECTION FREQUENCY:	18 Months	NEXT RECERT DUE DATE:	1/0/1900

Consists of:

0 WET DETENTION POND

INSPECTION SUMMARY

0

<u>PROBLEM</u>	<u>RESOLUTION</u>	<u>RESPONSIBILITY</u>
1 NO PLANTS IN LITTORAL SHELF FOR PONDS 10, 20, AND 30	ALLOW NATURAL RECRUITMENT	DIAMOND HILL CDD
2 SKIMMER DETACHED FROM OCS NW	ATTACHED SKIMMER TO OCS NW WITHIN THE NW ENTRANCE POND	DIAMOND HILL CDD
3 SEDIMENT BUILD UP AROUND OCS 100 & 300 ORIFICE	REMOVE SEDIMENT FROM AROUND OCS 100 & 300 ORIFICE	DIAMOND HILL CDD
4		
5		
6		
7		

Diamond Hill CDD INSPECTION DATA FORM

Permit No.: 44024679
Inspection Frequency: 18 Months
Project Location: Diamond Hill, Phase 1B
0
Type of Treatment: WET DETENTION POND **Const Completed:** 1/0/1900

Suspicious Activity: None

Inspector: RICK NEIDERT

Date: February 28, 2020

EROSION AND SEDIMENT CONTROL, SCOUR, FILLING: RATING * 0 1 2 3 4 5

Erosion Notes: Typical shoreline erosion.
Rating List
Select 3

HYDROLOGY:

Fluctuation: Low
Rating List
Select 4

 Water Levels: Low
 Other:

VEGETATION:

Slopes and adjacent areas: Good cover all slopes.
Rating List
Select 3

 In Pond: No vegetation on littorial shelf for Ponds 10, 20, 30.
 % cover (native vegetation): Total % cover: 0
 % cover (exotic vegetation):

AESTHETICS:

Aesthetics Notes: Good.
Rating List
Select 4

STRUCTURAL CONDITION:

Structural Condition Notes: Skimmer detached from OCS NW Entrance Pond. Sediment build-up around OCS 100 and 300 orifice.
Rating List
Select 3

WATER QUALITY:

Turbidity: Clear
Rating List
Select 4

 Color: Clear
 Smell: None
 Other:

ACTION ITEMS:

Maintenance Activity	Qty	Ordered On	Performed
Miscellaneous Tasks 498	1	02/28/20	
Comments	Remove sediment from around OCS 100 & 300 skimmer		

Facility Compliance at Time of Inspection: In Compliance
Maintenance: Required

*** RATING LEGEND:**
1 - Poor
3 - Fair
5 - Excellent
2 - Below Acceptable
4 - Good

		Qty	Ordered On	Performed
Maintenance Activity	Miscellaneous Tasks 498	1	02/28/20	
Comments	Allow natural recruitment on littoral shelf for Ponds 10, 20, 30			

		Qty	Ordered On	Performed
Maintenance Activity	Miscellaneous Tasks 498	1	02/28/20	
Comments	Attached skimmer to OCS NW within the NW Entrance Pond			

Diamond Hill, Phase 1B
0



Photo 1
Easterly View of Pond NW Entrance



Photo 2
View of OCS NW (detached skimmer)



Photo 3
Southeasterly View of NE Entrance Pond



Photo 4
View of OCS NE



Photo 5
Southernly View of Pond 10



Photo 6
View of OCS 100 (Blocked Orifice)



Photo 7
Southerly View of Pond 20



Photo 8
View of OCS 200



Photo 9
Northerly View of North Half of Pond 30



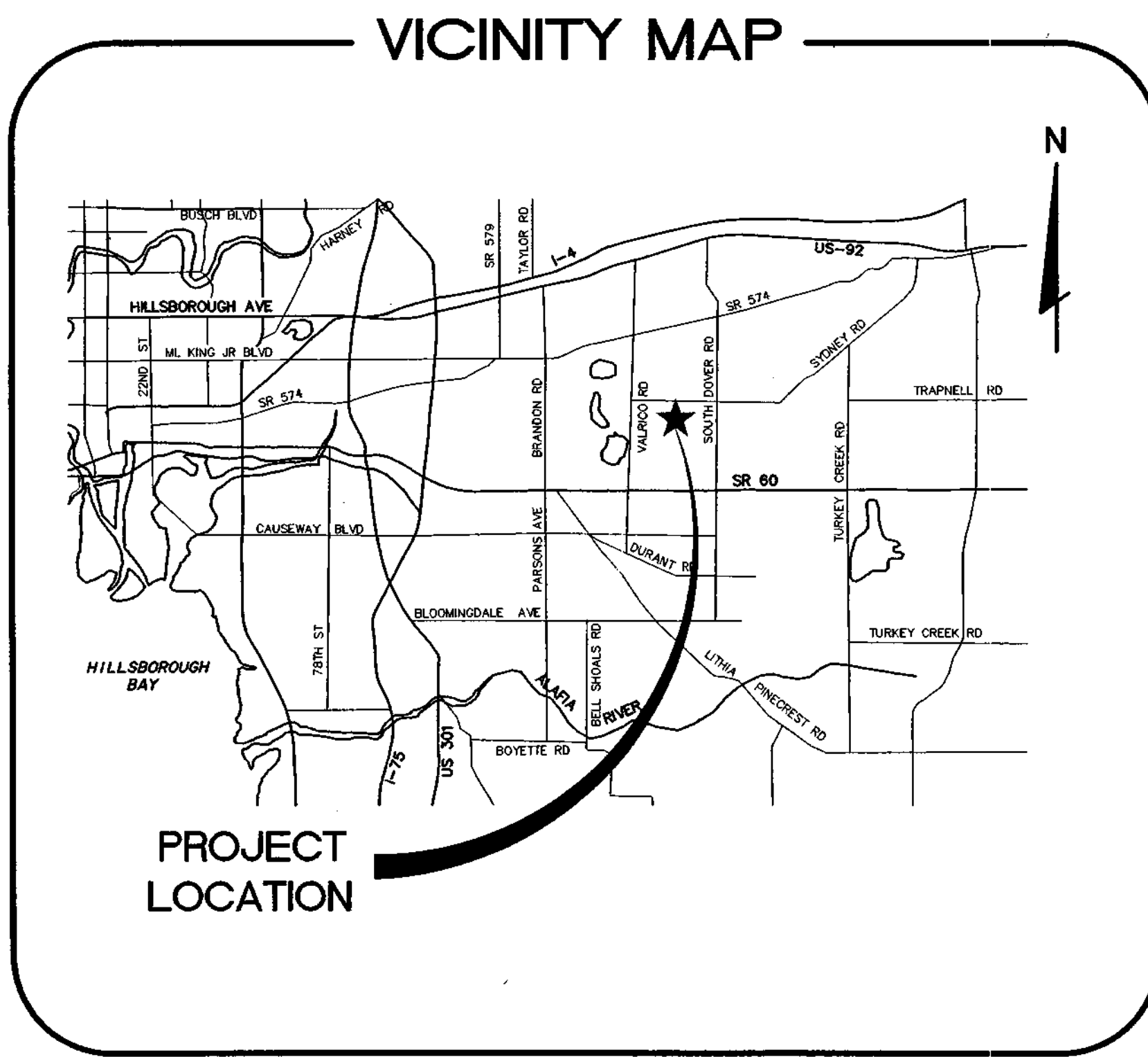
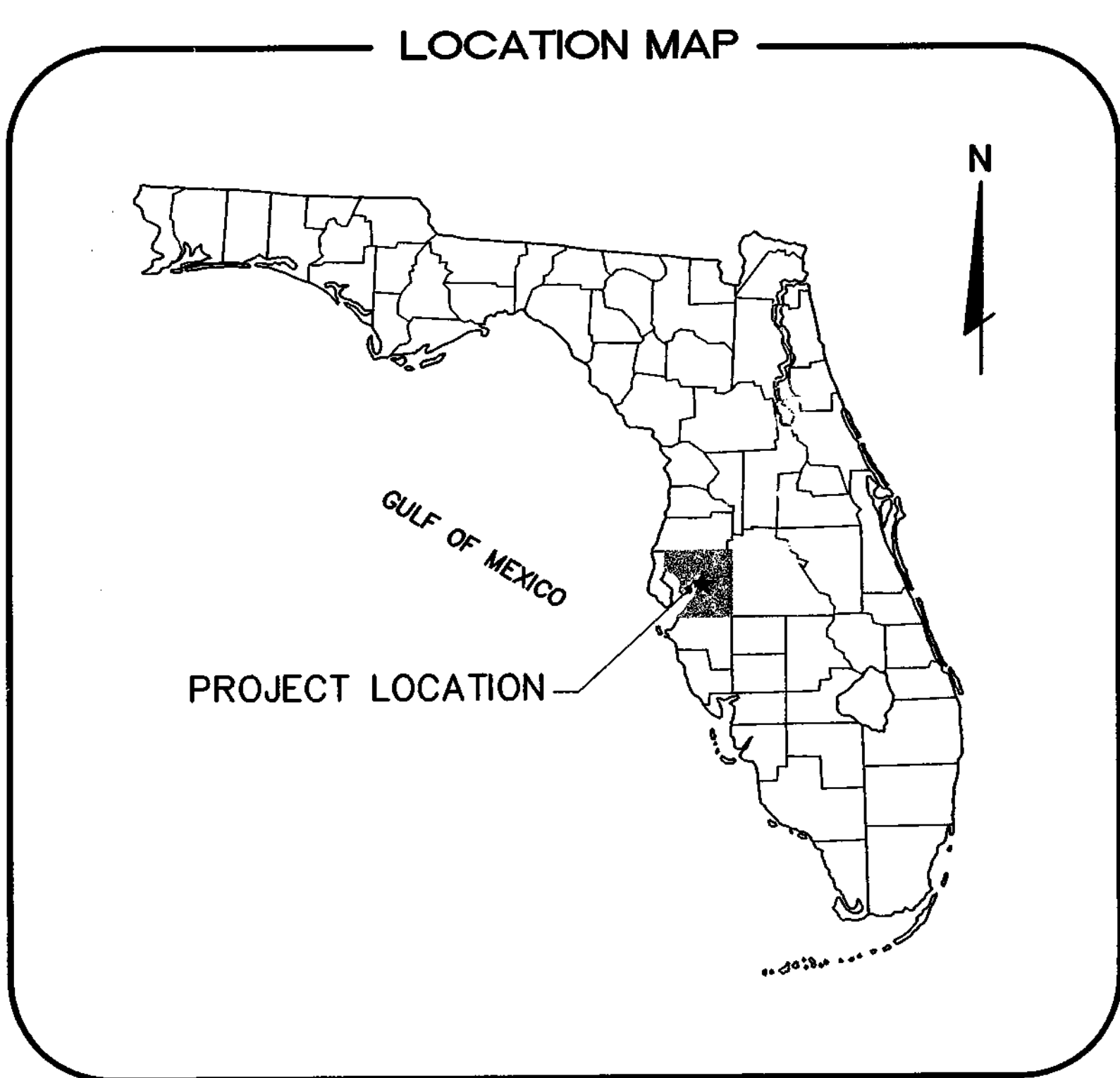
Photo 10
Southeasterly View of the South Half of Pond 30



Photo 11
View of OCS 300

DIAMOND HILL SUBDIVISION PHASE 1B - UNIT 1 / UNIT 2 AND OFF-SITE FORCE MAIN AND RECLAIMED WATER CONSTRUCTION PLANS

SECTION 17 & 18, TOWNSHIP 29 S, RANGE 21 E
HILLSBOROUGH COUNTY, FLORIDA



SHEET	TITLE
1	COVER SHEET
2	GENERAL NOTES
3	TYPICAL SECTIONS
4	HORIZONTAL CONTROL PLAN
5	OVERALL DRAINAGE PLAN
6 - 20	SYDNEY ROAD - PLAN AND PROFILE
21 - 23	PAVING, GRADING AND DRAINAGE PLAN
24	OVERALL UTILITY PLAN
25 - 27	WATER AND SANITARY SEWER PLAN
28	OFF SITE FORCE MAIN STA 45+15 TO 57+50
28A	OFF SITE FORCE MAIN STA 57+50 TO 69+50
28B	OFF SITE FORCE MAIN STA 69+50 TO 81+00
28C	OFF SITE FORCE MAIN STA 81+00 TO STA END
29 - 30	OFF SITE FORCE MAIN PROFILES
31	BRILLIANT CUT WAY PROFILES
32	BLUE STONE COURT PROFILE
33 - 34	PAVING, GRADING AND DRAINAGE DETAILS
35	OMITTED FROM PLANS
36 - 39	POND DETAILS
40	SANITARY SEWER DETAILS
41 - 42	WATER AND RECLAIMED WATER MAIN DETAILS
43	PUMP STATION NO. 1 - DESIGN PARAMETERS
44	PUMP STATION NO. 1 - ELECTRICAL/MECHANICAL LAYOUT
45	PUMP STATION NO. 1 - 8' DIA. WET WELL
46	PUMP STATION NO. 1 - MECHANICAL DETAILS
47 - 49	PUMP STATION NO. 1 - ELECTRICAL DETAILS
50 - 52	SIGNING AND PAVEMENT MARKINGS - SYDNEY ROAD
53	MAINTENANCE OF TRAFFIC - SYDNEY ROAD
53A	MAINTENANCE OF TRAFFIC - SYDNEY ROAD - STEP I
53B	MAINTENANCE OF TRAFFIC - SYDNEY ROAD - STEP I
54	MAINTENANCE OF TRAFFIC - SYDNEY ROAD- STEP II

LEGAL DESCRIPTION

LEGAL DESCRIPTION: DIAMOND HILL PHASE-1B

A parcel of land being a portion of Section 18, Township 29 South, Range 21 East, Hillsborough County, Florida, being more particularly described as follows:

COMMENCE at the Northwest corner of the Northeast 1/4 of Section 18, Township 29 South, Range 21 East, Hillsborough County, Florida; thence S00°25'24"W, along the North-South centerline of said Section 18 (being the basis of bearings for this description), for 934.77 feet to the POINT OF BEGINNING; thence leaving said North-South centerline of Section 18, S89°34'36"E, for 192.45 feet; thence S79°57'02"W, for 47.10 feet; thence S03°14'00"E, for 261.06 feet; thence S26°30'53"E, for 258.55 feet; thence S14°00'47"E, for 267.57 feet; thence S29°29'48"W, for 412.09 feet; thence S05°43'09"E, for 32.43 feet; thence S84°16'51"W, for 185.00 feet; thence S05°43'09"E, for 18.55 feet; thence S84°16'51"W, for 130.00 feet; thence S05°43'09"E, for 266.91 feet; thence S57°16'25"W, for 73.72 feet; thence N29°08'22"W, for 141.00 feet; thence N57°12'43"W, for 97.78 feet; thence N89°53'38"W, for 232.08 feet; thence N00°21'11"E, for 943.62 feet; thence N00°24'11"E, for 661.89 feet; thence N01°26'30"W, for 636.98 feet to the South Right-of-Way line of Sydney Road; thence S89°51'03"E, along said South Right-of-Way line of Sydney Road, same also being a line 25.00 feet South of and parallel with the North line of the Northwest 1/4 of said Section 18, for 575.87 feet to the West Right-of-Way line of Vickers Road, according to Official Records Book 1163, page 481 of the Public Records of Hillsborough County, Florida; thence S00°25'24"W, along said West Right-of-Way line of Vickers Road, same also being a line 25.00 feet West of and parallel with aforesaid North-South centerline of Section 18, for 909.65 feet; thence leaving said West Right-of-Way line of Vickers Road, S89°34'36"E, for 25.00 feet to the POINT OF BEGINNING.

Containing 1,549,145 square feet or 35.563 acres, more or less.

Error of closure: 0.0096 feet (LCS)

PREPARED FOR:
RYLAND HOMES
255 PINE AVE. N.
OLDSMAR, FL 34667
PHONE: (813) 329-7600 FAX: (813) 329-7689

PREPARED BY:
FLORIDA DESIGN CONSULTANTS, INC.
ENGINEERS, ENVIRONMENTALISTS, SURVEYORS & PLANNERS
2639 McCormick Dr. Clearwater, FL 33759
Tel: (727) 724-8422- Fax: (727) 724-8606

7/14/03 REVISED SYDNEY ROAD FORCEMAIN LOCATION TO NORTH SIDE OF ROAD

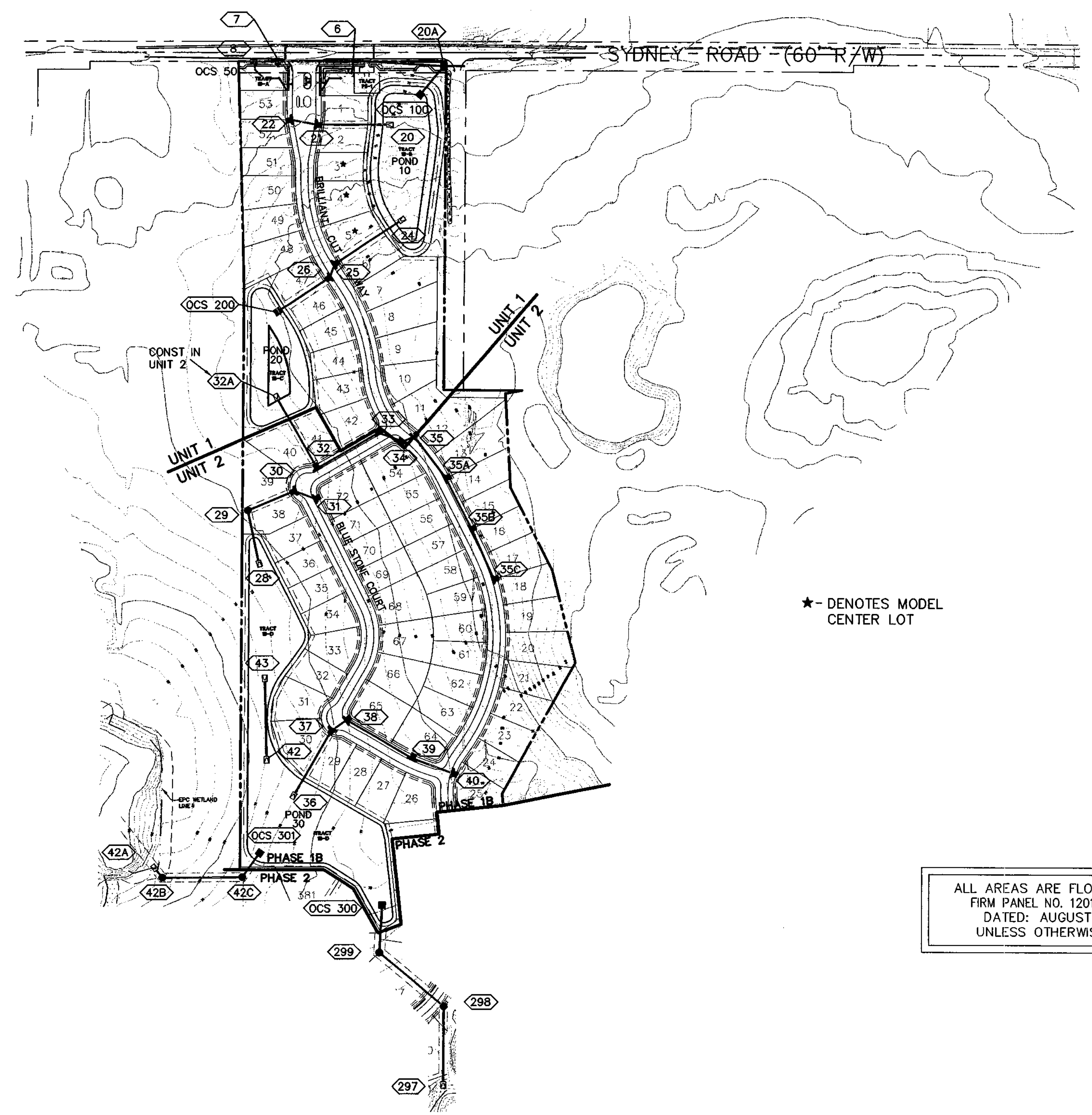
INSPECTION CONDUCTED BY DISTRICT 4/23/05 Lynn Miller, District Inspector
INSPECTION NOT CONDUCTED BY DISTRICT
FRONT RESERVED FOR FUTURE INSPECTION
24124679.000

TRANSFERRED TO OPERATION PHASE

Record Drawing Note:
These Record Drawings have been compiled utilizing selected field determined elevations, as noted on the plans, and with Contractor furnished data, noting deviations made during the Construction Process.

CONSTRUCTION SHALL CONFORM TO THE HILLSBOROUGH COUNTY STANDARD INDECIES AND SUBDIVISION REGULATIONS (OR SITE DEVELOPMENT REGULATIONS) OF THE LAND DEVELOPMENT CODE

Edyard Mazur, J.
SEP 02 2005
No. 2131
JOB NO. 506-30



LEGEND

	EXISTING CONTOUR
	LOT LINE
	BOUNDARY LINE
	EPC WETLAND LINE
	PROPOSED DRAINAGE PIPE
	UNIT LINE
	PHASE LINE
	FLARED END SECTION
	OUTFALL CONTROL STRUCTURE
	CURB INLET
	STORM MANHOLE
	STRUCTURE NUMBER

NOTE: ALL DRAINAGE STRUCTURES SHOWN AT APPROXIMATE LOCATIONS ONLY. (SEE PLAN SHEETS)

★ - DENOTES MODEL CENTER LOT

ALL AREAS ARE FLOOD ZONE "X"
 FIRM PANEL NO. 120112 0425 C
 DATED: AUGUST 3, 1992
 UNLESS OTHERWISE SHOWN

MASTER DRAINAGE PLAN NOTES

1. THE HILLSBOROUGH COUNTY STORMWATER MANAGEMENT TECHNICAL MANUAL, PUBLISHED BY THE PLANNING AND GROWTH MANAGEMENT DEPARTMENT WAS USED FOR DESIGN AND PREPARATION OF THE CONSTRUCTION PLANS.
2. EXISTING SITE INFORMATION WAS OBTAINED BY FIELD SURVEY DATA COLLECTION BY FLORIDA DESIGN CONSULTANTS, ALONG WITH TOPOGRAPHIC INFORMATION FROM THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT.
3. SEASONAL HIGH WATER AND NORMAL POOL ELEVATIONS WERE FIELD DETERMINED BY FLORIDA DESIGN CONSULTANTS AND VERIFIED BY HILLSBOROUGH COUNTY ENVIRONMENTAL PROTECTION COMMISSION STAFF.

Edward Mazur, Jr.
 SEP 02 2005
 P.E. No. 21318

Record Drawing Note:
 These Record Drawings have been compiled utilizing selected field determined elevations, as noted on the plans, along with Contractor furnished data noting deviations made during the Construction Phase.

K:\AS\Projects\Diamond Hill\PHB\506301B-P1.dwg - Jun 01, 2004 @ 11:28am - jmb

DESIGNED	RAW
DRAWN	RK
CHECKED	
A.C.	

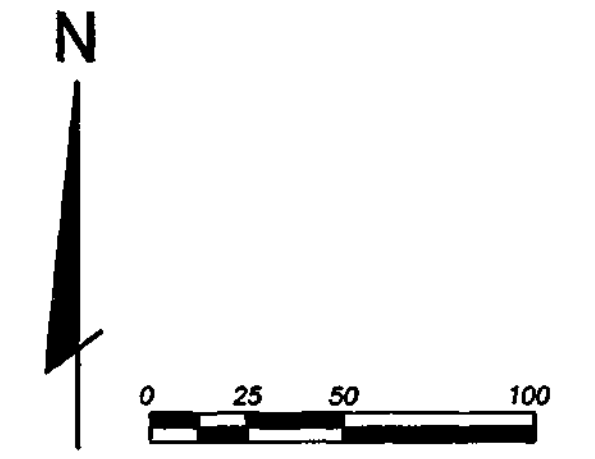
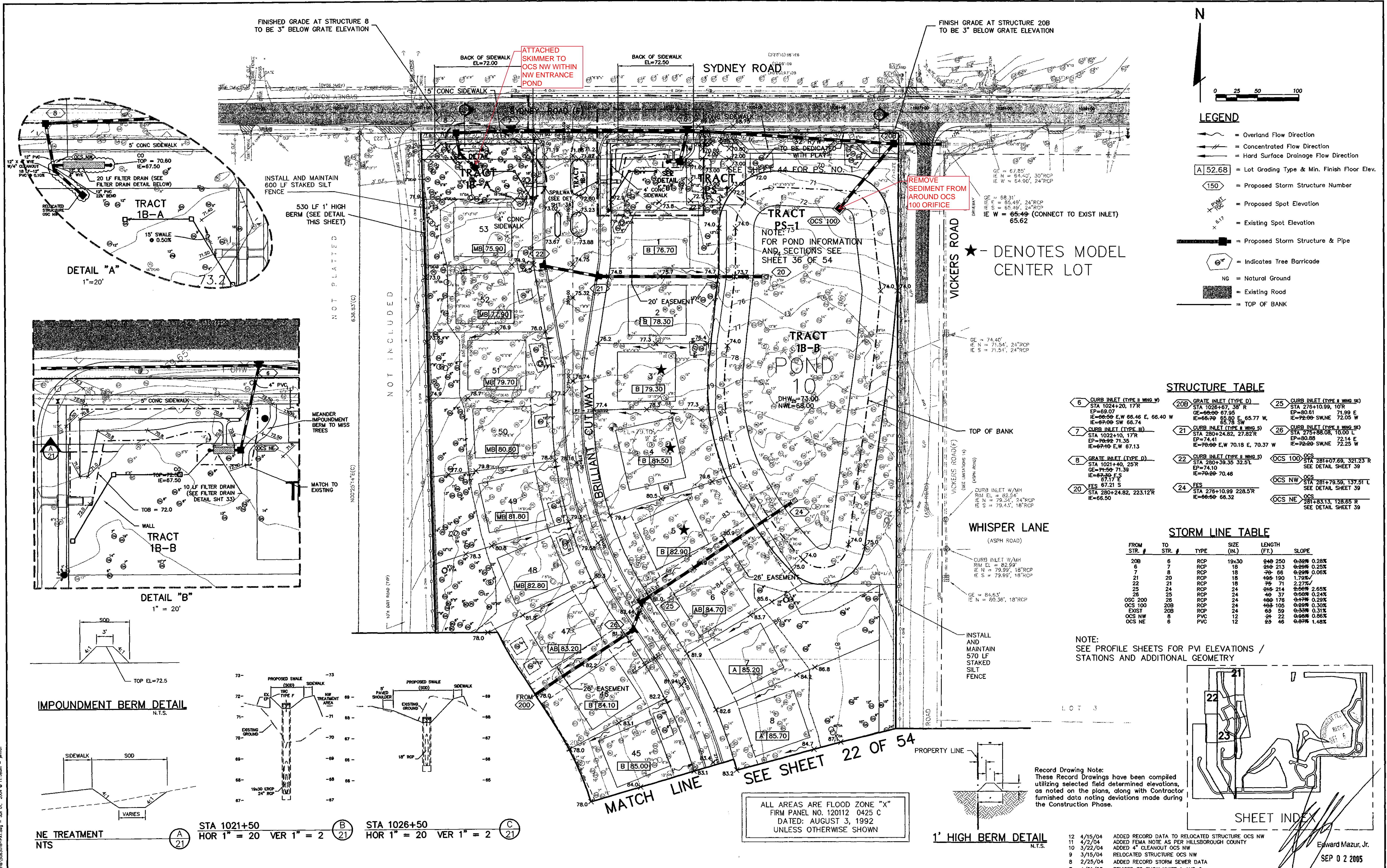
FLORIDA DESIGN CONSULTANTS, INC.
 ENGINEERS, ENVIRONMENTALISTS, SURVEYORS & PLANNERS
 2639 McCormick Dr. Clearwater FL 33759
 Tel: (727) 724-8422 - Fax: (727) 724-8606
 E.B. No. 7421

PREPARED FOR:
RYLAND HOMES
 255 PINE AVE. N.
 OLDSMAR, FL 34677
 MAIN PHONE: (813) 329-7600 FAX: 813-329-7689

SHEET DESCRIPTION:
DIAMOND HILL SUBDIVISION PHASE 1B - UNIT 1 / UNIT 2
OVERALL DRAINAGE PLAN

JOB NO.	506-30	SHT.	5
DATE	12/12/02	OF	54
NO.	DATE	REVISIONS	APP'D BY
2	4/2/03	REVISED TO SHOW UNITS 1 AND 2	
1	2/05/03	REVISED PER HILLSBOROUGH COUNTY COMMENTS	

© Copyright 2004 Florida Design Consultants, Inc. Drawings and concepts may not be used or reproduced without written permission.



- LEGEND**
- = Overland Flow Direction
 - = Concentrated Flow Direction
 - = Hard Surface Drainage Flow Direction
 - A 52.68 = Lot Grading Type & Min. Finish Floor Elev.
 - 150 = Proposed Storm Structure Number
 - = Proposed Spot Elevation
 - = Existing Spot Elevation
 - = Proposed Storm Structure & Pipe
 - = Indicates Tree Barricade
 - NG = Natural Ground
 - = Existing Road
 - = TOP OF BANK

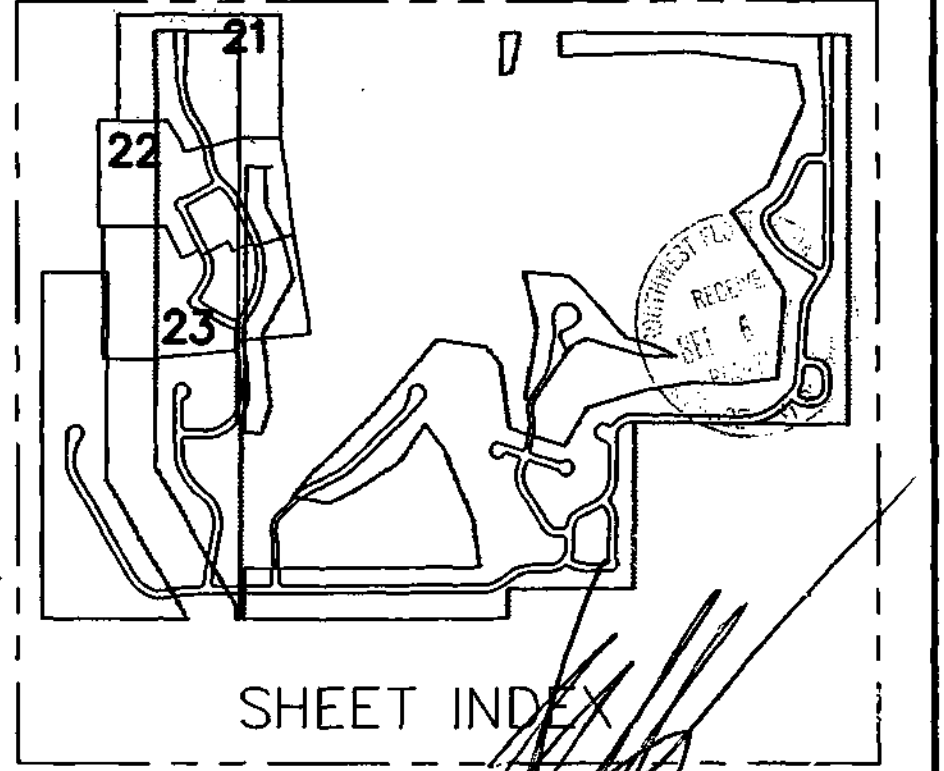
STRUCTURE TABLE

6	CURB INLET (TYPE II WING W)	20B	GRATE INLET (TYPE D)	25	CURB INLET (TYPE II WING W)
7	CURB INLET (TYPE III)	21	CURB INLET (TYPE II WING S)	26	CURB INLET (TYPE II WING S)
8	GRATE INLET (TYPE D)	22	CURB INLET (TYPE II WING S)	OCS 100	OCS
20	FES	24	FES	OCS NW	OCS
				OCS NE	OCS

STORM LINE TABLE

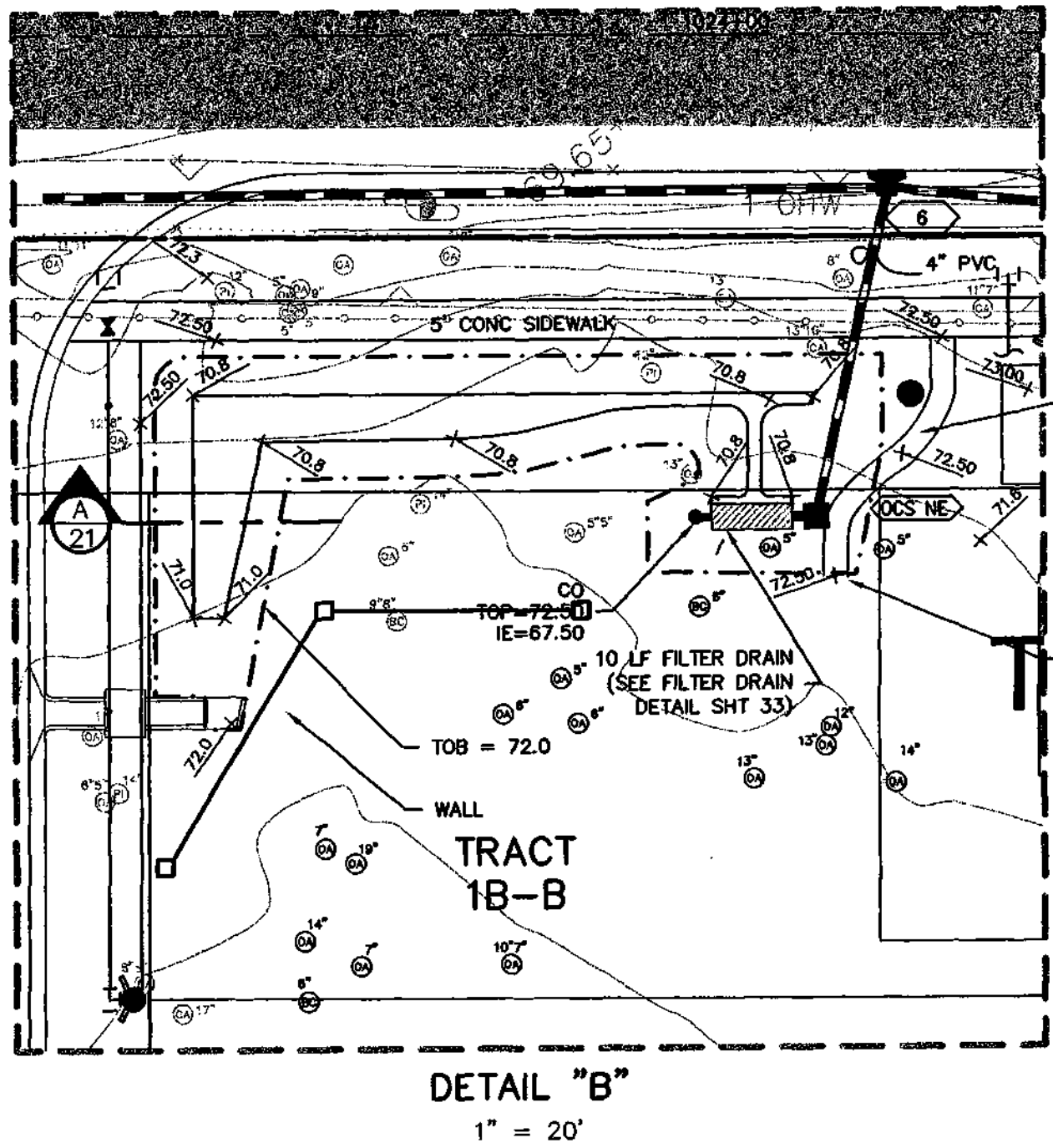
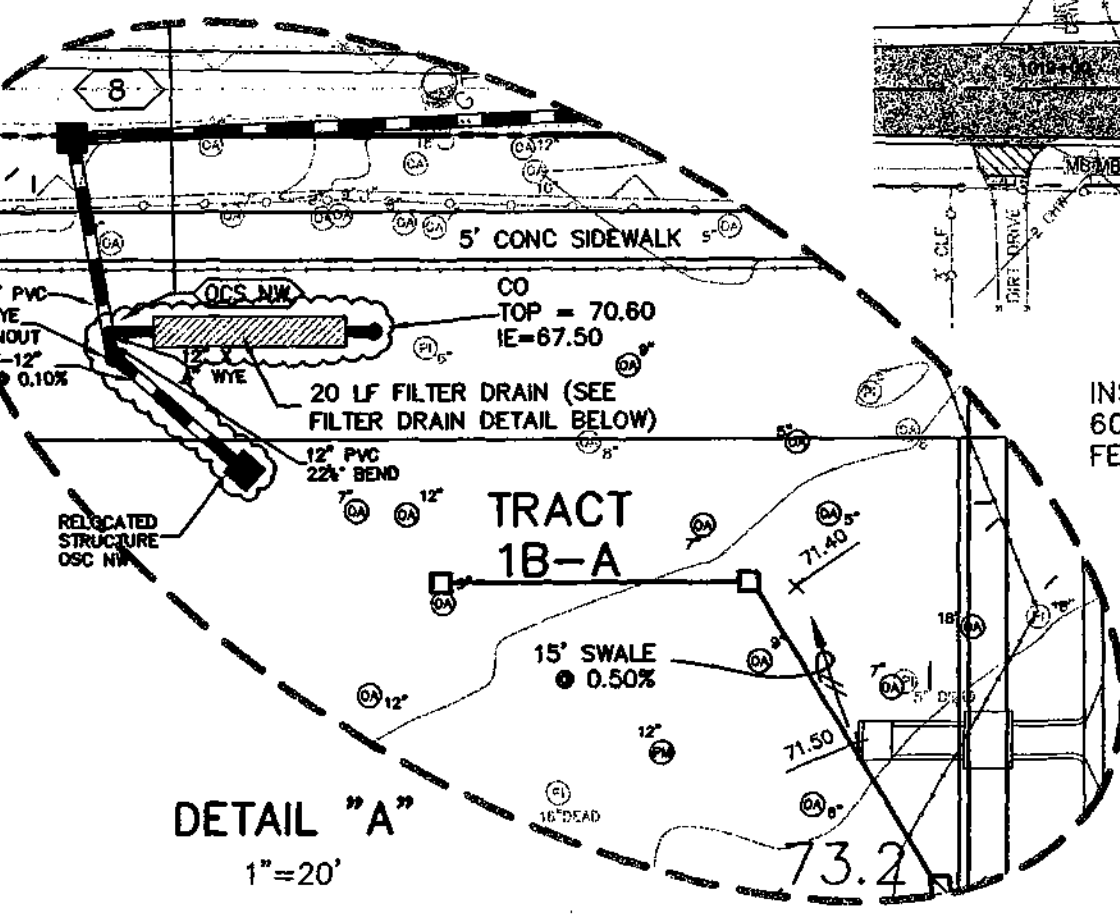
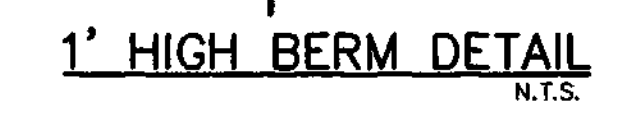
FROM STR.	TO STR.	TYPE	SIZE (IN.)	LENGTH (FT.)	SLOPE
20B	6	RCP	18	250	0.28%
6	7	RCP	18	213	0.25%
7	8	RCP	18	66	0.06%
21	20	RCP	18	190	1.79%
22	21	RCP	18	71	2.27%
24	24	RCP	24	214	2.65%
25	25	RCP	24	37	0.24%
26	26	RCP	24	176	0.23%
OCS 200	200	RCP	24	105	0.30%
OCS 100	20B	RCP	24	59	0.31%
EXIST	6	PVC	12	22	0.86%
OCS NW	8	PVC	12	46	1.48%

NOTE: SEE PROFILE SHEETS FOR PVI ELEVATIONS / STATIONS AND ADDITIONAL GEOMETRY



Record Drawing Note: These Record Drawings have been compiled utilizing selected field determined elevations, as noted on the plans, along with Contractor furnished data noting deviations made during the Construction Phase.

ALL AREAS ARE FLOOD ZONE "X"
 FIRM PANEL NO. 120112 0425 C
 DATED: AUGUST 3, 1992
 UNLESS OTHERWISE SHOWN



STA 1021+50 HOR 1" = 20 VER 1" = 2
 STA 1026+50 HOR 1" = 20 VER 1" = 2

DESIGNED: JHB / RAW
 DRAWN: RAW / RK
 CHECKED: [Signature]
 O.C. [Signature]

FLORIDA DESIGN CONSULTANTS, INC.
 ENGINEERS, ENVIRONMENTALISTS, SURVEYORS & PLANNERS
 2659 McCormick Dr. Clearwater, FL 33759
 Tel. (727) 724-8422 - Fax. (727) 724-8606
 E.B. No. 7421

PREPARED FOR:
RYLAND HOMES
 255 PINE AVE. N.
 OLDSMAR, FL 34677
 MAIN PHONE: (813) 329-7600 FAX: 813-329-7689

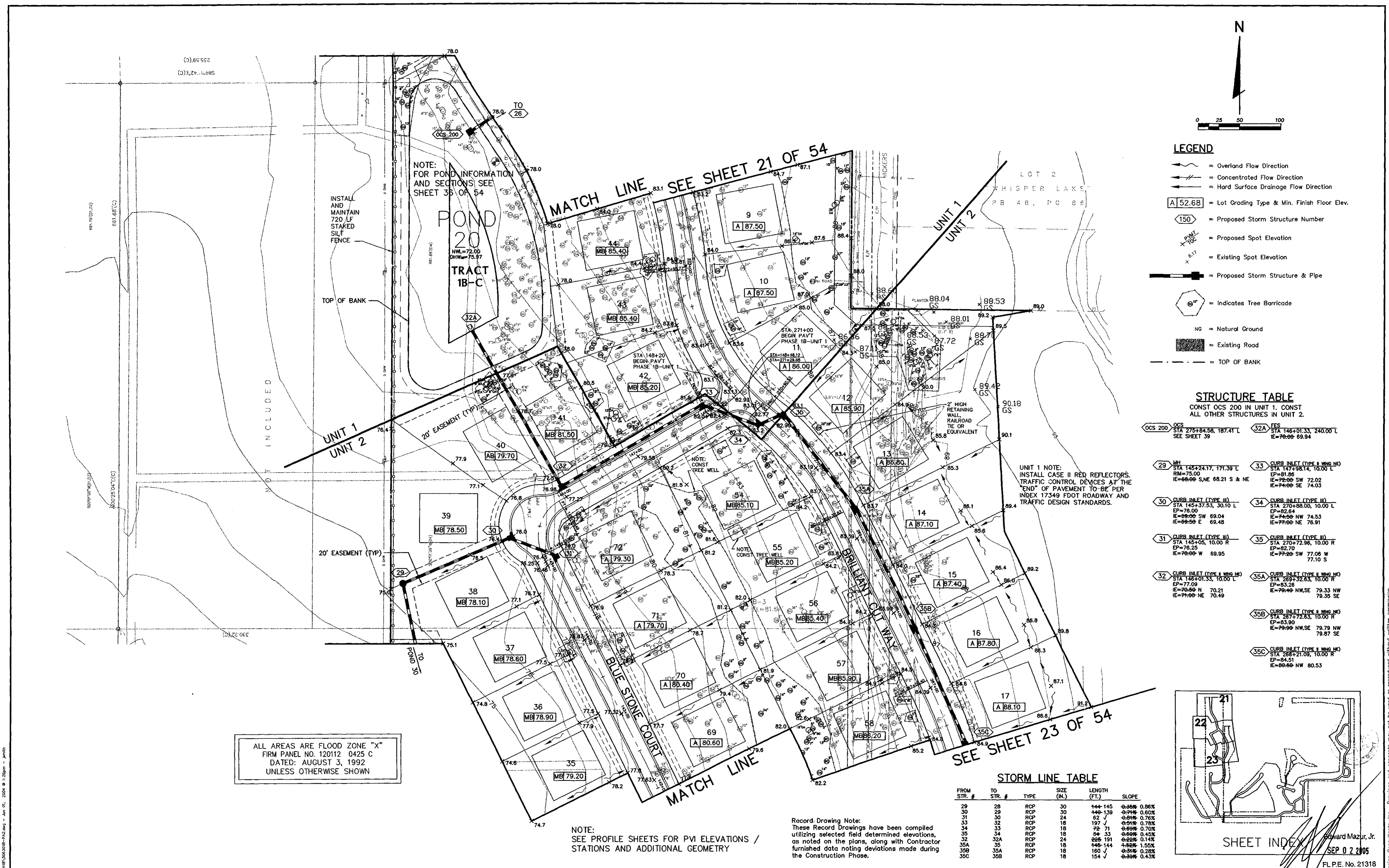
SHEET DESCRIPTION:
DIAMOND HILL SUBDIVISION PHASE IB - UNIT 1 / UNIT 2
PAVING, GRADING AND DRAINAGE

NO.	DATE	REVISIONS
12	4/15/04	ADDED RECORD DATA TO RELOCATED STRUCTURE OCS NW
11	4/2/04	ADDED FEMA NOTE AS PER HILLSBOROUGH COUNTY
10	3/22/04	ADDED 4" CLEANOUT OCS NW
9	3/15/04	RELOCATED STRUCTURE OCS NW
8	2/25/04	ADDED RECORD STORM SEWER DATA
7	4/21/03	REVISED TO SHOW UNITS 1 AND 2
6	4/18/03	RELOCATED FILTER NE TREATMENT AREA
5	3/28/03	ADDED TREATMENT AREAS NW AND NE ENTRANCE
4	2/28/03	ADDED TREE BARRICADES
3	2/17/03	REV REAR LOT 1-2,4-5 EL. ELIMINATED THROAT INLETS 8, 20B
2	2/17/03	ADDED SIDEWALK
1	2/05/03	REVISED PER HILLSBOROUGH COUNTY COMMENTS

SEP 02 2005
 Edward Mazur, Jr.
 FL P.E. No. 241818
 506-30
 21
 DATE: 12/12/02
 54

I:\Projects\Diamond Hill\Drawings\Phase IB\506-30-IB-PAV.dwg - Jun 01, 2004 @ 11:58am - JHB

© Copyright 2004 Florida Design Consultants, Inc. Drawings and concepts may not be used or reproduced without written permission.



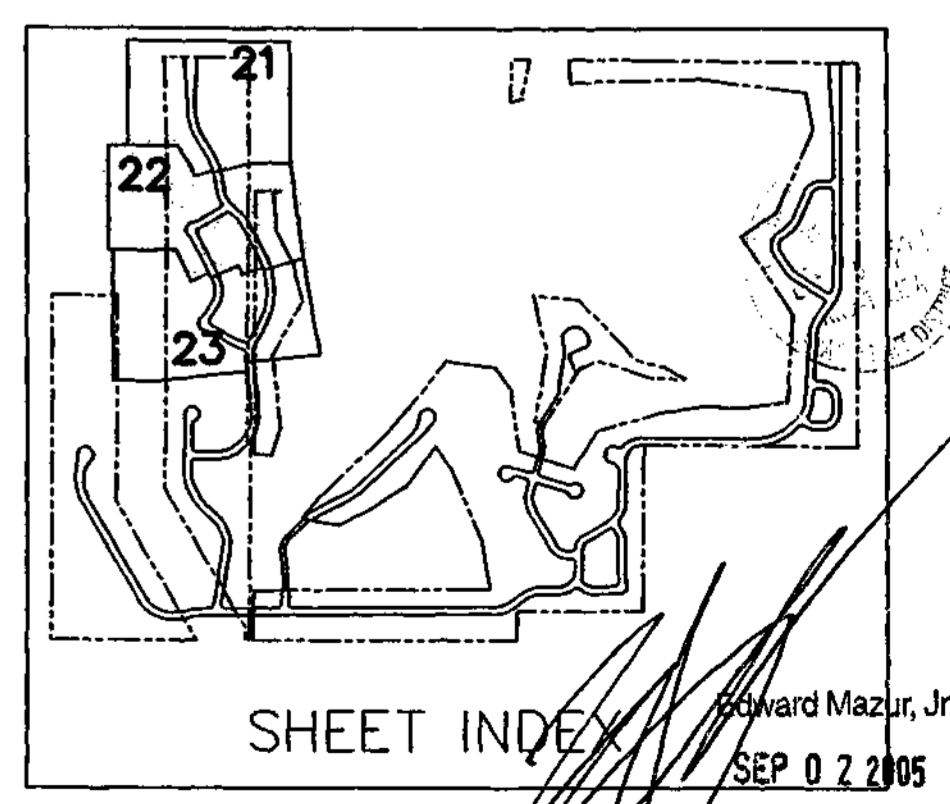
- LEGEND**
- = Overland Flow Direction
 - = Concentrated Flow Direction
 - = Hard Surface Drainage Flow Direction
 - [A] 52.68 = Lot Grading Type & Min. Finish Floor Elev.
 - 150 = Proposed Storm Structure Number
 - + P.M.T. 100 = Proposed Spot Elevation
 - x 61.7 = Existing Spot Elevation
 - = Proposed Storm Structure & Pipe
 - = Indicates Tree Barricade
 - NG = Natural Ground
 - = Existing Road
 - = TOP OF BANK

STRUCTURE TABLE
CONST OCS 200 IN UNIT 1. CONST ALL OTHER STRUCTURES IN UNIT 2.

32A	OCS	STA 275+84.58, 187.41 L SEE SHEET 39	32A	FES	STA 146+01.33, 240.00 L IE=78.00 SE 69.94
29	MB	STA 145+24.17, 171.39 L RM=75.00 IE=68.00 S,NE 68.21 S & NE	33	CURB INLET (TYPE II WING NE)	STA 147+98.14, 10.00 L EP=81.86 IE=72.00 SW 72.02 IE=74.00 SE 74.03
30	CURB INLET (TYPE III)	STA 145+37.53, 30.10 L EP=78.00 IE=68.00 SW 69.04 IE=69.50 E 69.48	34	CURB INLET (TYPE III)	STA 147+98.14, 10.00 L EP=82.64 IE=74.00 NW 74.53 IE=77.00 NE 76.91
31	CURB INLET (TYPE III)	STA 145+05, 10.00 R EP=78.25 IE=78.00 W 69.95	35	CURB INLET (TYPE III)	STA 270+72.96, 10.00 R EP=82.70 IE=77.20 SW 77.06 W IE=77.10 S 77.10 S
32	CURB INLET (TYPE II WING NE)	STA 146+01.33, 10.00 L EP=77.09 IE=70.00 N 70.21 IE=74.00 NE 70.49	35A	CURB INLET (TYPE II WING NE)	STA 269+32.63, 10.00 R EP=83.28 IE=70.40 NW,SE 79.33 NW IE=74.00 NE 79.35 SE
			35B	CURB INLET (TYPE II WING NE)	STA 267+72.63, 10.00 R EP=83.90 IE=70.00 NW,SE 79.79 NW IE=79.87 SE 79.87 SE
			35C	CURB INLET (TYPE II WING NE)	STA 268+21.09, 10.00 R EP=84.51 IE=66.00 NW 80.53

STORM LINE TABLE

FROM STR. #	TO STR. #	TYPE	SIZE (IN.)	LENGTH (FT.)	SLOPE
29	28	RCP	30	144-145	0.36% 0.86%
30	29	RCP	30	440-139	0.71% 0.50%
31	30	RCP	24	62	0.61% 0.78%
33	32	RCP	18	197	0.51% 0.78%
34	33	RCP	18	72	0.60% 0.43%
35	34	RCP	18	34	0.60% 0.70%
32	32A	RCP	24	225-191	0.22% 0.14%
35A	35	RCP	18	145-144	1.82% 1.55%
35B	35A	RCP	18	160	0.31% 0.28%
35C	35B	RCP	18	154	0.39% 0.43%



ALL AREAS ARE FLOOD ZONE "X"
FIRM PANEL NO. 120112 0425 C
DATED: AUGUST 3, 1992
UNLESS OTHERWISE SHOWN

DESIGNED: RAW
DRAWN: RK / JM
CHECKED:
G.C.

FLORIDA DESIGN CONSULTANTS, INC.
ENGINEERS, ENVIRONMENTALISTS, SURVEYORS & PLANNERS
2639 McCormick Dr. Clearwater, FL 33759
Tel. (727) 724-8422 - Fax: (727) 724-6606
E.B. No. 7421

PREPARED FOR:
RYLAND HOMES
255 PINE AVE. N.
OLDSMAR, FL 34677
MAIN PHONE: (813) 329-7600 FAX: 813-329-7689

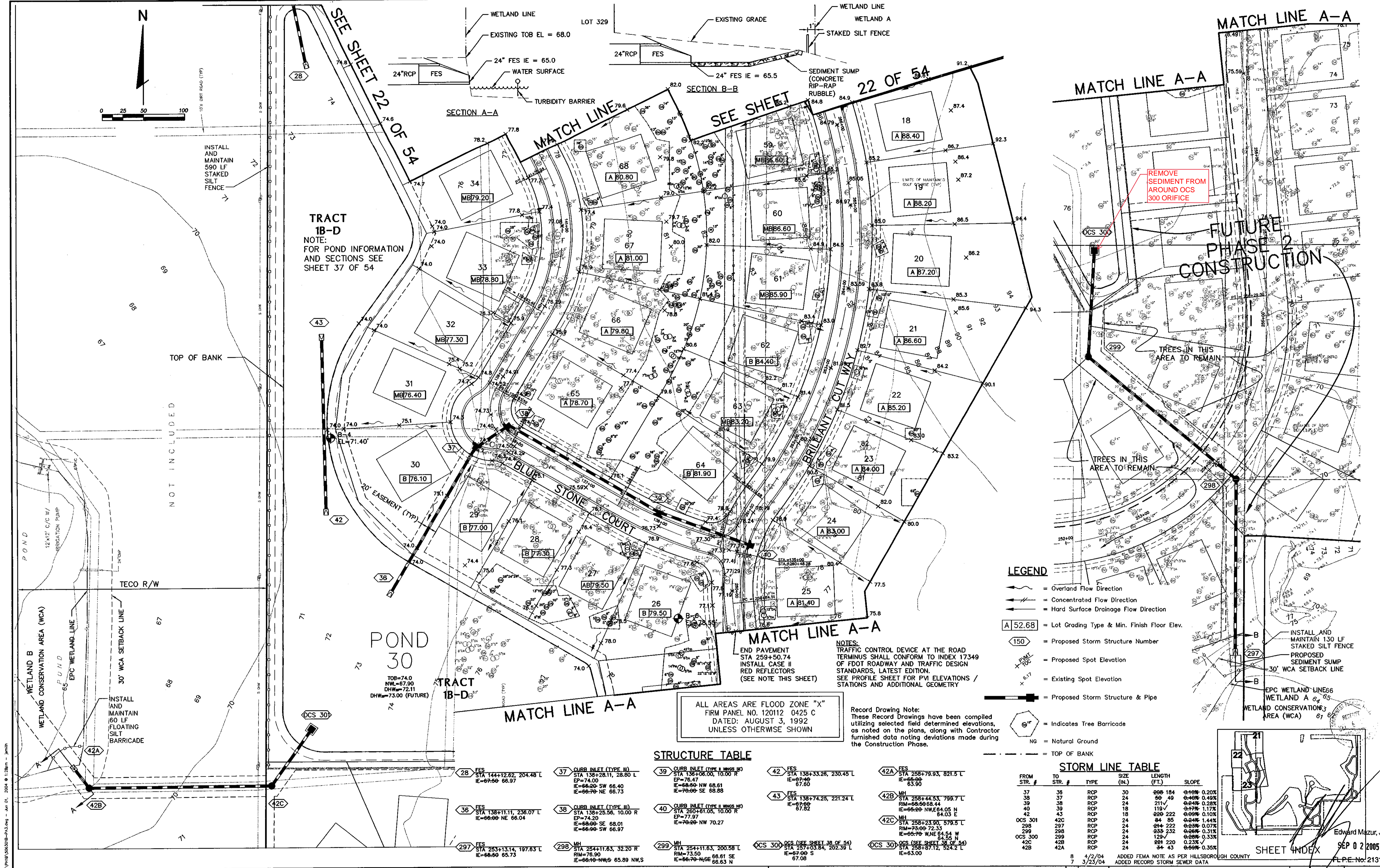
SHEET DESCRIPTION:
DIAMOND HILL SUBDIVISION PHASE IB - UNIT I / UNIT 2
PAVING, GRADING AND DRAINAGE

NO.	DATE	REVISIONS	APP'D BY
5	4/2/04	ADDED FEMO NOTE AS PER HILLSBOROUGH COUNTY	
4	2/25/04	ADDED RECORD STORM SEWER DATA	
3	4/21/03	REVISED TO SHOW UNITS 1 AND 2	
2	2/28/03	ADDED 2' HIGH RETAINING WALL	
1	2/05/03	REVISED PER HILLSBOROUGH COUNTY COMMENTS	

606-30
22
DATE: 12/12/02
54

K:\Projects\Diamond Hill\Diamond Hill\DWG\210101-PAVING.dwg - Jan. 01, 2004 @ 11:36am - jmh

Copyright 2004 Florida Design Consultants, Inc. Drawings and concepts may not be used or reproduced without written permission.



TRACT 1B-D
 NOTE:
 FOR POND INFORMATION
 AND SECTIONS SEE
 SHEET 37 OF 54

POND 30
 TOB=74.0
 NW=67.90
 DHW=72.11
 DHW=73.00 (FUTURE)

ALL AREAS ARE FLOOD ZONE "X"
 FIRM PANEL NO. 120112 0425 C
 DATED: AUGUST 3, 1992
 UNLESS OTHERWISE SHOWN

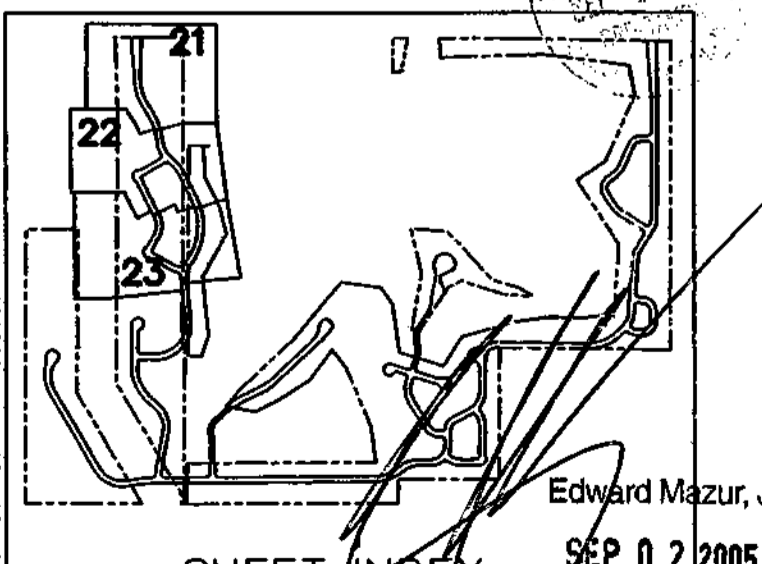
- LEGEND**
- = Overland Flow Direction
 - = Concentrated Flow Direction
 - = Hard Surface Drainage Flow Direction
 - = Lot Grading Type & Min. Finish Floor Elev.
 - = Proposed Storm Structure Number
 - = Proposed Spot Elevation
 - = Existing Spot Elevation
 - = Proposed Storm Structure & Pipe
 - = Indicates Tree Barricade
 - = Natural Ground
 - = TOP OF BANK

STRUCTURE TABLE

28 FES STA 144+12.62, 204.48 L IE=67.50 66.97	37 CURB INLET (TYPE III) STA 136+28.11, 28.80 L EP=74.00 IE=66.20 SW 66.40 IE=66.70 NE 68.73	39 CURB INLET (TYPE III WINGS) STA 136+06.00, 10.00 R EP=76.47 IE=68.40 NW 68.61 IE=70.00 SE 68.88	42 FES STA 138+33.26, 230.45 L IE=67.80 IE=67.60	42A FES STA 258+79.93, 821.5 L IE=66.90 IE=63.90
36 FES STA 138+11.11, 236.07 L IE=66.90 NE 66.04	38 CURB INLET (TYPE III) STA 138+25.56, 10.00 R EP=74.20 IE=68.00 SE 68.01 IE=66.90 SW 66.97	40 CURB INLET (TYPE III WINGS) STA 260+61.05, 10.00 R EP=77.97 IE=70.00 NW 70.27	43 FES STA 138+74.25, 221.24 L IE=67.80 IE=67.82	42B MH STA 258+44.53, 796.7 L RM=66.50 68.44 IE=66.20 NW 64.05 N IE=64.03 E
297 FES STA 253+13.14, 197.63 L IE=66.50 65.73	298 MH STA 254+11.63, 32.20 R RM=76.90 IE=66.10 NW 65.89 NW S	299 MH STA 254+11.63, 200.58 L RM=73.50 IE=66.70 NE 68.81 SE IE=67.00 S IE=63.00	OCS 300 OCS (SEE SHEET 38 OF 54) STA 237+03.84, 202.39 L IE=67.00 S IE=67.00 S IE=67.00 S	OCS 30 OCS (SEE SHEET 38 OF 54) STA 258+87.12, 524.2 L IE=63.00

STORM LINE TABLE

FROM STR.	TO STR.	TYPE	SIZE (IN.)	LENGTH (FT.)	SLOPE
37	38	RCP	30	206 184	0.10% 0.20%
38	37	RCP	24	50 49	0.40% 0.48%
39	38	RCP	24	211	0.24% 0.28%
40	39	RCP	18	119	0.75% 1.17%
42	43	RCP	18	220 222	0.09% 0.10%
42C	24	RCP	24	84 85	0.24% 1.44%
298	297	RCP	24	214 222	0.23% 0.07%
299	298	RCP	24	233 232	0.26% 0.31%
OCS 300	299	RCP	24	129	0.28% 0.33%
42C	24	RCP	24	291 220	0.23% 0.23%
42B	24	RCP	24	54 43	0.50% 0.35%



DESIGNED BY: [Signature]
 CHECKED BY: [Signature]
 DATE: 12/12/02

FLORIDA DESIGN CONSULTANTS, INC.
 ENGINEERS, ENVIRONMENTALISTS, SURVEYORS & PLANNERS
 2639 McCormick Dr. Clearwater, FL 33759
 Tel: (727) 724-8422 - Fax: (727) 724-8606
 E.B. No. 7421

PREPARED FOR:
RYLAND HOMES
 255 PINE AVE. N.
 OLDSMAR, FL 34677
 MAIN PHONE: (813) 329-7600 FAX: 813-329-7689

SHEET DESCRIPTION:
DIAMOND HILL SUBDIVISION PHASE IB - UNIT I / UNIT 2
PAVING, GRADING AND DRAINAGE

NO.	DATE	REVISIONS
1	2/05/03	REVISED PER HILLSBOROUGH COUNTY COMMENTS
2	2/21/03	REVISED EASEMENT - TECO R/W
3	2/26/03	ADDED TREE BARRICADES
4	3/24/03	REV PER SWF/MD COMMENTS
5	4/21/03	REVISED TO SHOW UNITS 1 AND 2
6	2/25/04	ADDED RECORD STORM SEWER DATA
7	3/23/04	ADDED FEMA NOTE AS PER HILLSBOROUGH COUNTY RECORD STORM SEWER DATA

DATE: 12/12/02
 SHEET INDEX: 23 OF 54

	<p>STATEMENT OF INSPECTION FOR PROPER OPERATION AND MAINTENANCE</p>	
<p>SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT</p>		
<p>2379 BROAD STREET • BROOKSVILLE, FL 34604-6899 (352) 796-7211 OR FLORIDA WATS 1 (800) 423-1476</p>		

Within 30 days after completion of the inspection for proper operation and maintenance, the operation and maintenance entity or its authorized agent must SEND THE ORIGINAL PLUS ONE COPY OF THIS FORM to the Southwest Florida Water Management District, 2379 Broad Street, Brooksville, Florida 34604-6899. Upon receipt, the District will review this statement and may inspect the system for compliance with the approved permit and as-built drawings.

(1) SURFACE WATER MANAGEMENT SYSTEM INFORMATION:

Permit No. 44024679.000 County: Hillsborough

Project Name: Diamond Hill Phase 1B


Permittee: Diamond Hill CDD c/o Rizzetta & Company, Inc. - Greg Cox

Address: 12750 Citrus Park Lane, Suite 115

City Tampa State FL Zip 33625

Telephone: (813) 933-5571

(2) I hereby certify that an inspection of the above-referenced system was performed on February 28, 2020 and further certify based on my observations that all above-ground facilities are being operated and maintained as authorized by the Southwest Florida Water Management District. I further state that it is my opinion based on my observations, knowledge, experience and any other available information that the below-ground facilities are being operated and maintained as authorized.

By:  Stephen D. Brletic, PE 81281

Signature of Engineer Name (Please Type) FL P.E. No.

JMT

Company Name _____

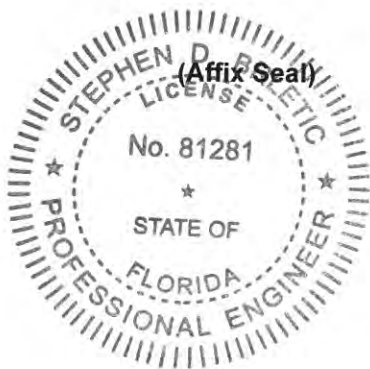
2000 East 11th Avenue, Suite 300

Company Address _____

Tampa, FL 33605

City, State, Zip _____

Phone: (813) 314-0314 Date: 02-28-2020






Environmental Resource Permitting Engineer Electronic Signature File

Permit.Rev	24679.0
eCompliance Confirmation Number	0000029906
ERP Application Identification Number	50302
Project Name	Diamond Hill, Phase 1B
Transaction Date	Monday, March 02, 2020
Professional Engineer	Stephen Brletic
Professional License Number	81281

The following documents have been submitted to the Southwest Florida Water Management District

- | | |
|--------------------|--|
| 1. Title | DH_Ph 1B_SOI_Signed |
| Description | Statement of Inspection |
| Key | 629E7CEECA791C717A13FBC28EF332E2D5F6E018 |



Signature 

Date 3-2-20

Professional Seal

For online submittals, please submit the manifest to the District via online upload or US postal mail to:
 Southwest Florida Water Management District
 Regulation Division
 7601 US Highway 301
 Tampa, FL 33637-6759

Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 43024679.003

Comments: Northerly view of Pond 1000



Comments: Southerly view of Pond 1000



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 43024679.003

Comments: Northerly view of the south end of Pond 1100



Comments: View of the control structure within Pond 1100



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 43024679.003

Comments: Northwesterly view of Pond 1200



Comments: Northeasterly view of Pond 1200



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 43024679.003

Comments: Easterly view of Pond 1300



Comments: Westerly view of Pond 1300



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 43024679.003

Comments: Northwesterly view of Pond 1400



Comments: Southeasterly view of Pond 1400



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 43024679.003

Comments: Northeasterly view of Pond 1450



Comments: Southwesterly view of Pond 1450



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 43024679.003

Comments: Westerly view of Pond 1475



Comments: Easterly view of Pond 1475



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 43024679.003

Comments: Southeasterly view of Pond 1500



Comments: Southwesterly view of Pond 1500



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 5-15-12

Permit/CN#: 43024679.003

Comments: Westerly view of Pond 1350



Comments: Easterly view of Pond 1350



November 11, 2013

Mr. Greg Cox
Diamond Hill CDD
c/o Rizzetta & Company, Inc.
8529 South Park Circle, Suite 330
Orlando, FL 32819

Re: Statement of Inspection for Proper Operation and Maintenance
Project: Diamond Hill Phase 1A
ERP No.: 43024679.003
County: Hillsborough

Dear Greg:

An Operation and Maintenance inspection was conducted on September 27, 2013. At the time of the inspection, we found that the surface water management system and facilities appeared to be operated and maintained in substantial accordance with the permit.

Please find the attached copy of the Statement of Inspection for Proper Operation and Maintenance form. One original and one signed and sealed copy has been forwarded to SWFWMD on your behalf.

If you have any questions, please feel free to contact me or Rick Neidert at the above number.

Sincerely,
Bayside Engineering, Inc.



Jordan L. Caviggia, P.E.
Program Manager

cc: file

	<p>STATEMENT OF INSPECTION FOR PROPER OPERATION AND MAINTENANCE</p>	
<p>SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT</p>		
<p>2379 BROAD STREET • BROOKSVILLE, FL 34604-6899 (352) 796-7211 OR FLORIDA WATS 1 (800) 423-1476</p>		

Within 30 days after completion of the inspection for proper operation and maintenance, the operation and maintenance entity or its authorized agent must SEND THE ORIGINAL PLUS ONE COPY OF THIS FORM to the Southwest Florida Water Management District, 2379 Broad Street, Brooksville, Florida 34604-6899. Upon receipt, the District will review this statement and may inspect the system for compliance with the approved permit and as-built drawings.

(1) SURFACE WATER MANAGEMENT SYSTEM INFORMATION:

Permit No. 43024679.003 County: Hillsborough

Project Name: Diamond Hill Phase 1A


Permittee: Diamond Hill CDD c/o Rizzetta & Company, Inc.

Address: 8529 South Park Circle, Suite 330

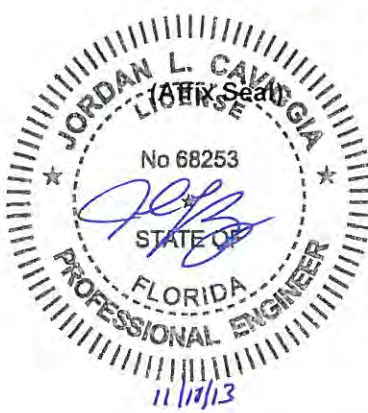
City Orlando State FL Zip 32819

Telephone: (813) 933-5571

(2) I hereby certify that an inspection of the above-referenced system was performed on September 27, 2013 and further certify based on my observations that all above-ground facilities are being operated and maintained as authorized by the Southwest Florida Water Management District. I further state that it is my opinion based on my observations, knowledge, experience and any other available information that the below-ground facilities are being operated and maintained as authorized.

By:  Jordan L. Caviggia, P.E. 68253

Signature of Engineer Name (Please Type) FL P.E. No.



Bayside Engineering, Inc.

Company Name

1104 East Twiggs Street, Suite 100

Company Address

Tampa, FL 33602

City, State, Zip

Phone: (813) 314-0314 Date: 10-11-13

STORM WATER FACILITY INSPECTIONS REPORT

Project Diamond Hill Phase 1A

Location: _____

Permit No.: 43024679.003

Prepared By:



Tampa, Florida

**Bayside Engineering, Inc.
110 North 11th Street, 1st Floor
Tampa, Florida 33602-3135
(813) 314-0314**

Date: 09-27-13

STORM WATER FACILITIES INSPECTION DATA FORM

Database ID:	352-001.001	Permit No.:	43024679.003
Project Location:	Diamond Hill Phase 1A		
	from MP: _____ to MP: _____		
Facility ID:	1000,1100,1200,1300,1350,1400,1450,1500		
Type of Treatment:	Wet Detention		
Date of Last Inspection:	05-15-12	Required Inspection Frequency:	
Date of Last Maint. Event:			

Inspector: Rick Neidert Date: 09-27-13 Facility Age: _____
 BAYSIDE ENGINEERING INC.

EROSION AND SEDIMENT CONTROL, SCOUR, FILLING:

None observed _____ 1 2 3 4 5

HYDROLOGY:

Fluctuation: Normal _____ 1 2 3 4 5
 Water Levels: High (Recent rains) _____
 Other: _____

VEGETATION:

Slopes and adjacent areas: Good ground cover _____ 1 2 3 4 5
 In Pond: Natural recruitment needed _____
 Nuisance Species: Native grasses in some of ponds _____
 Exotic Species: _____
 % cover (native vegetation): _____ Total % cover: _____

AESTHETICS:

Good _____ 1 2 3 4 5

STRUCTURAL CONDITION:

Good _____ 1 2 3 4 5

WATER QUALITY:

Turbidity: None _____ 1 2 3 4 5
 Color: Clear _____
 Smell: None _____
 Other: _____

ACTION ITEMS:

Allow natural recruitment in littoral shelf for all Ponds _____

Facility Compliance at Time of Inspection: In compliance Not in compliance

RATING LEGEND: 1 - Poor 3 - Fair 5 - Excellent
 2 - Below Acceptable 4 - Good

Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

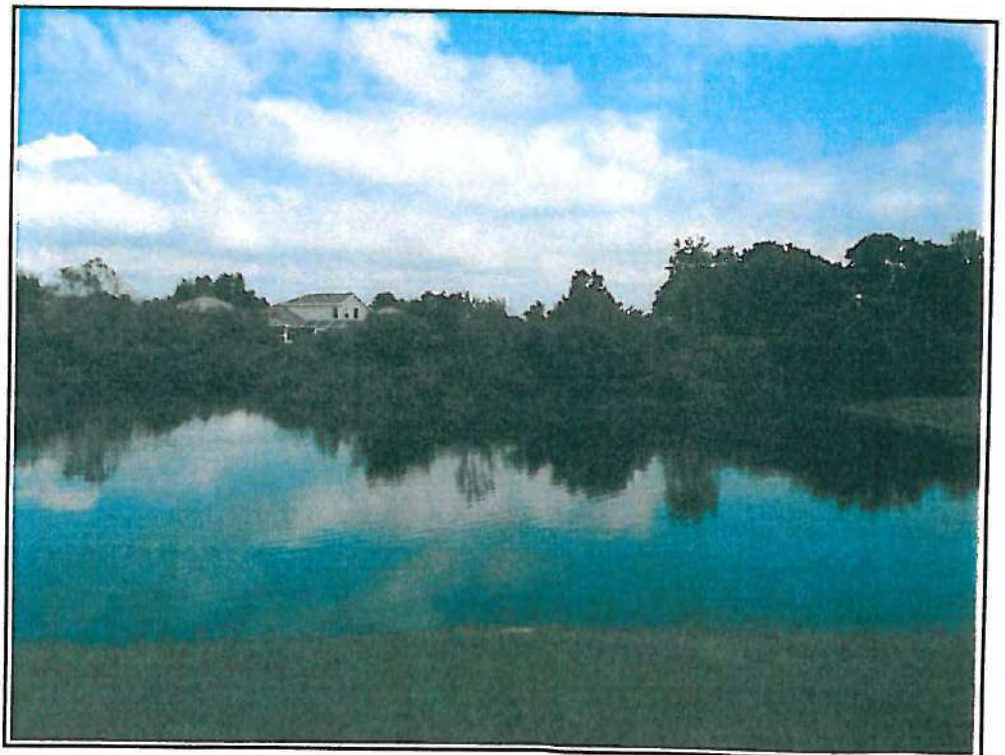
Inspection Date: 9-27-13

Permit/CN#: 43024679.003

Comments: Southerly view of Pond 1000 (CDD # 8)



Comments: Northerly view of Pond 1000 (CDD # 10)



Diamond Hill Phase 1A

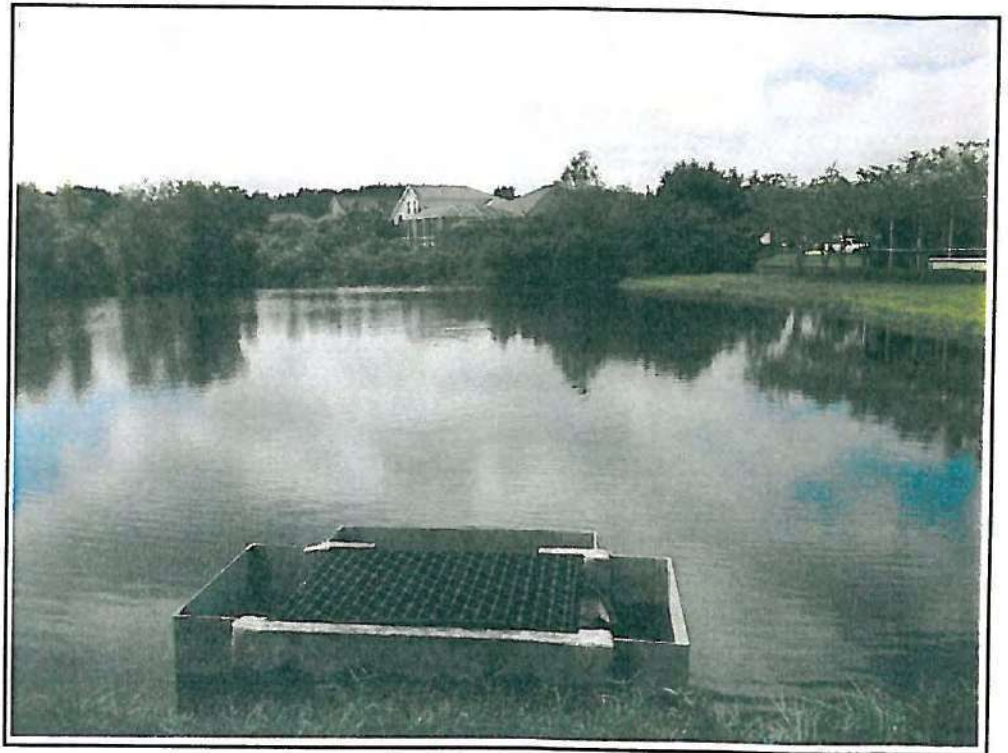
INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 9-27-13

Permit/CN#: 43024679.003

Comments: Southerly view of Pond 1000 (CDD # 11)



Comments: Northwesterly view of Pond 1200 (CDD # 12)



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 9-27-13

Permit/CN#: 43024679.003

Comments: Westerly view of Pond 1350 (CDD # 13)



Comments: Easterly view of Pond 1300 (CDD # 14)



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 9-27-13

Permit/CN#: 43024679.003

Comments: Northerly view of
Pond 1450 (CDD # 15)



Comments: Easterly view of
Pond 1500 (CDD # ?)



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 04-22-15

Permit/CN#: 43024679.003

Comments: Southerly view of Pond 1000 (CDD # 8)



Comments: Northerly view of Pond 1000 (CDD # 10)



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 4-22-15

Permit/CN#: 43024679.003

Comments: Northerly view of the south end of Pond 1100 (CDD # 9)



Comments: Southerly view of Pond 1100 (CDD #11)



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 4-22-15

Permit/CN#: 43024679.003

Comments: Northwesterly view of Pond 1200 (CDD # 12)



Comments: Northeasterly view of Pond 1200



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 4-22-15

Permit/CN#: 43024679.003

Comments: Easterly view of Pond 1300 (CDD #14)



Comments: Westerly view of Pond 1300 (CDD #14)



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 4-22-15

Permit/CN#: 43024679.003

Comments: Northwesterly view of Pond 1400 (CDD #6)



Comments: Southeasterly view of Pond 1400



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

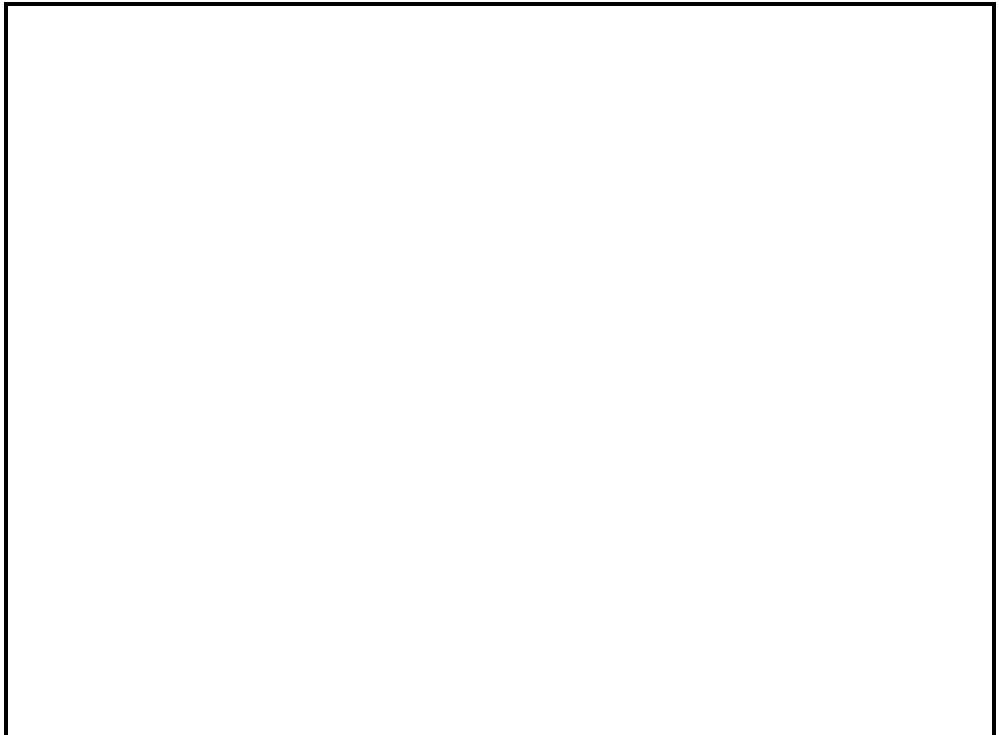
Inspection Date: 4-22-15

Permit/CN#: 43024679.003

Comments: Northeasterly view of Pond 1450 (CDD #15)



Comments:



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 4-22-15

Permit/CN#: 43024679.003

Comments: Westerly view of Pond 1350 (CDD # 13)



Comments: Easterly view of Pond 1350 (CDD # 13)



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 4-22-15

Permit/CN#: 43024679.003

Comments: Southeasterly view of Pond 1500



Comments: Southwesterly view of Pond 1500



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 4-22-15

Permit/CN#: 43024679.003

Comments: Easterly view of Pond 1475 (CDD #7)



Comments: Westerly view of Pond 1475



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16

Permit/CN#: 43024679.003

Comments: Southerly view of Pond 1000 (CDD # 8)



Comments: Northerly view of Pond 1000 (CDD # 10)



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16

Permit/CN#: 43024679.003

Comments: Northwesterly view of Pond 1200 (CDD # 12)



Comments: Northeasterly view of Pond 1200



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16

Permit/CN#: 43024679.003

Comments: Easterly view of Pond 1300 (CDD #14)



Comments: Westerly view of Pond 1300 (CDD #14)



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16

Permit/CN#: 43024679.003

Comments: Northwesterly view of Pond 1400 (CDD #6)



Comments: Southeasterly view of Pond 1400



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16

Permit/CN#: 43024679.003

Comments: Northeasterly view of Pond 1450 (CDD #15)



Comments: Southeasterly view of Pond 1450



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16

Permit/CN#: 43024679.003

Comments: Westerly view of Pond 1350 (CDD # 13)



Comments: Easterly view of Pond 1350 (CDD # 13)



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16

Permit/CN#: 43024679.003

Comments: Southeasterly view of Pond 1500



Comments: Northwesterly view of Pond 1500



Diamond Hill Phase 1A

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 08-12-16


Permit/CN#: 43024679.003

Comments: Easterly view of Pond 1475 (CDD #7)



Comments: Westerly view of Pond 1475



	<p>STATEMENT OF INSPECTION FOR PROPER OPERATION AND MAINTENANCE</p>	
	<p>SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT</p>	
	<p>2379 BROAD STREET • BROOKSVILLE, FL 34604-6899 (352) 796-7211 OR FLORIDA WATS 1 (800) 423-1476</p>	

Within 30 days after completion of the inspection for proper operation and maintenance, the operation and maintenance entity or its authorized agent must **SEND THE ORIGINAL PLUS ONE COPY OF THIS FORM** to the Southwest Florida Water Management District, 2379 Broad Street, Brooksville, Florida 34604-6899. Upon receipt, the District will review this statement and may inspect the system for compliance with the approved permit and as-built drawings.

(1) SURFACE WATER MANAGEMENT SYSTEM INFORMATION:

Permit No. _____ County: _____

Project Name: _____

Permittee: _____

Address: _____

City _____ State _____ Zip _____

Telephone: (____) _____

(2) I hereby certify that an inspection of the above-referenced system was performed on _____ and further certify based on my observations that all above-ground facilities are being operated and maintained as authorized by the Southwest Florida Water Management District. I further state that it is my opinion based on my observations, knowledge, experience and any other available information that the below-ground facilities are being operated and maintained as authorized.

By:  _____

Signature of Engineer	Name (Please Type)	FL P.E. No.
-----------------------	--------------------	-------------



Company Name

Company Address

City, State, Zip

Phone: (____) _____ Date: _____

SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

Environmental Resource Permit System




Environmental Resource Permitting Engineer Electronic Signature File


Permit.Rev	24679.3
eCompliance Confirmation Number	0000035317
ERP Application Identification Number	50305
Project Name	Diamond Hill, Phase 1A
Transaction Date	Wednesday, January 20, 2021
Professional Engineer	Stephen Brletic, PE
Professional License Number	81281

The following documents have been submitted to the Southwest Florida Water Management District

- | | |
|--------------------|--|
| 1. Title | DH-SOI_signedsealed 24679.003_111720 |
| Description | Statement of Inspection |
| Key | 306638543328F02031DAFFF7DDD7FD1CD829E83E |

Signature 

Date 1/20/21



For online submittals, please submit the manifest to the District via online upload or US postal mail to:
 Southwest Florida Water Management District
 Regulation Division
 7601 US Highway 301
 Tampa, FL 33637-6759

INSPECTION REPORT

Diamond Hill, Phase 1A

Hillsborough

PERMIT/REVISION NUMBER: 43024679.003

Prepared For:



Diamond Hill CDD c/o Rizzetta & Company, Inc. - Taylor Nielsen

9428 Camden Field Parkway

0

Prepared By:



JOHNSON, MIRMIRAN & THOMPSON, INC.

2000 East 11th Street, Suite 300

Tampa, FL 33605-3830

813.314.0314

JMT Project Number: 16-B044-003

November 17, 2020

Diamond Hill CDD c/o Rizzetta & Company, Inc. - Taylor Nielsen

Facility Inspection
Maintenance Report

November 17, 2020

Facility Summary

Project Name:	Diamond Hill, Phase 1A		
PERMIT NUMBER:	43024679.003	CONSTRUCTION COMPLETE:	-
COUNTY:	Hillsborough	NEXT RECERT DUE DATE:	1/0/1900
INSPECTION FREQUENCY:	18 Months		

Consists of:

9 WET DETENTION POND

INSPECTION SUMMARY

0

	<u>PROBLEM</u>	<u>RESOLUTION</u>	<u>RESPONSIBILITY</u>
1	POND 1200 OCS ORIFICE IS BLOCKED	REMOVE BLOCKAGE IN OCS 1200 ORIFICE REPAIRED 12/20	DIAMOND HILL CDD
2			
3			
4			
5			
6			
7			

		Qty	Ordered On	Performed
Maintenance Activity Comments	Engineering Duties 197 Investigate seepage into Pond 1300 from Pond 60(44024679.001) Previous	1	11/17/20	

Diamond Hill, Phase 1A



Photo 1
Southernly View of Pond 1000



Photo 2
Northernly View of Pond 1000



Photo 3
Northernly View of Pond 1100



Photo 4
Southwesterly View of Pond 1100



Photo 5
Northwesterly View of Pond 1200



Photo 6
View of OCS 1200



Photo 7
Westerly View of Pond 1300



Photo 8
Easterly View of Pond 1300



Photo 9
Easterly View of Pond 1350



Photo 10
Westerly View of Pond 1350



Photo 11
Southeasterly View of Pond 1400



Photo 12
Northwesterly View of Pond 1400



Photo 13
Northernly View of Pond 1450



Photo 14
Southernly View of Pond 1450



Photo 15
Easterly View of Pond 1475



Photo 16
Westerly View of Pond 1475



Photo 17
Southwesterly View of Pond 1500



Photo 18
View of OCS 1500

Diamond Hill Phase 2

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 1-6-12

Permit/CN#: 44024679.004

Comments: Northerly view of the south end of Pond 30



Comments: Southeasterly view of Pond 30



Diamond Hill Phase 2

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 1-6-12

Permit/CN#: 44024679.004

Comments: Northwesterly view of the SW corner of Pond 30



Comments: View of CS 300 within Pond 30



Diamond Hill Phase 2

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 1-6-12

Permit/CN#: 44024679.004

Comments: Westerly view of the south end of Pond 40



Comments: Northerly view of Pond 40



Diamond Hill Phase 2

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

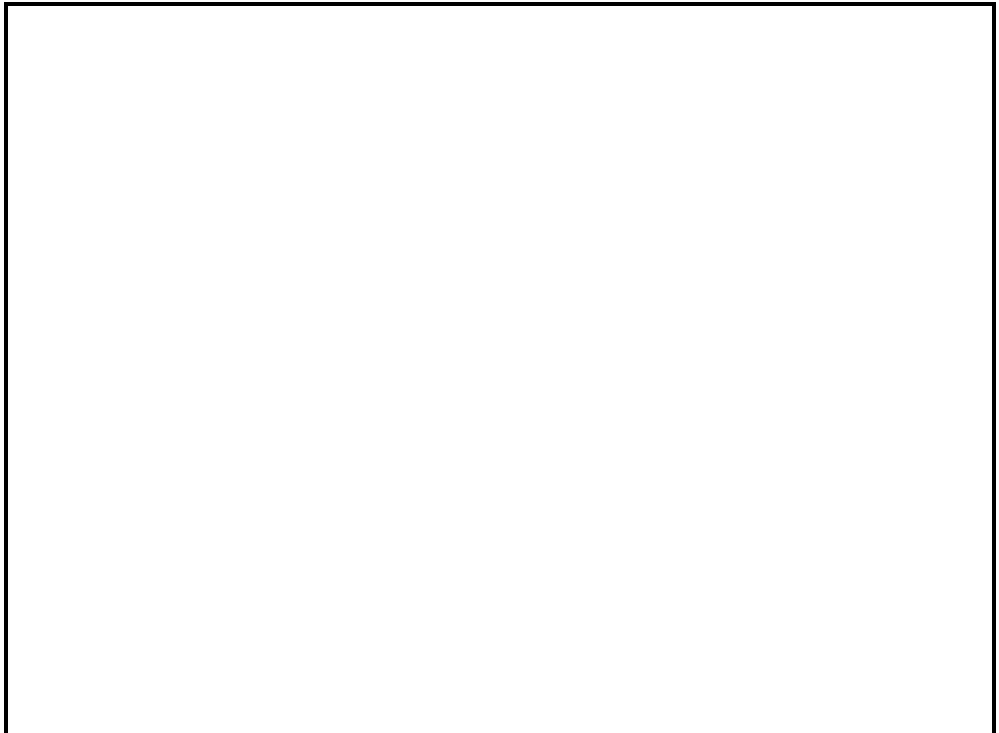
Inspection Date: 1-6-12

Permit/CN#: 44024679.004

Comments: Inside view of CS 400 within Pond 40



Comments:



Diamond Hill Phase 2

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 12-23-16

Permit/CN#: 44024679.004

Comments: Northerly view of the south end of Pond 30



Comments: Northerly view of the SW corner of Pond 30



Diamond Hill Phase 2

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 12-23-16

Permit/CN#: 44024679.004

Comments: Looking at the sediment build up at CS 30



Comments: Southerly view of the north part of Pond 30



Diamond Hill Phase 2

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 12-23-16

Permit/CN#: 44024679.004

Comments: Northerly view of Pond 40



Comments: Westerly view of Pond 40



Diamond Hill Phase 2

INSPECTION REPORT PHOTOGRAPHS

Inspector: Rick Neidert

Inspection Date: 12-23-16

Permit/CN#: 44024679.004

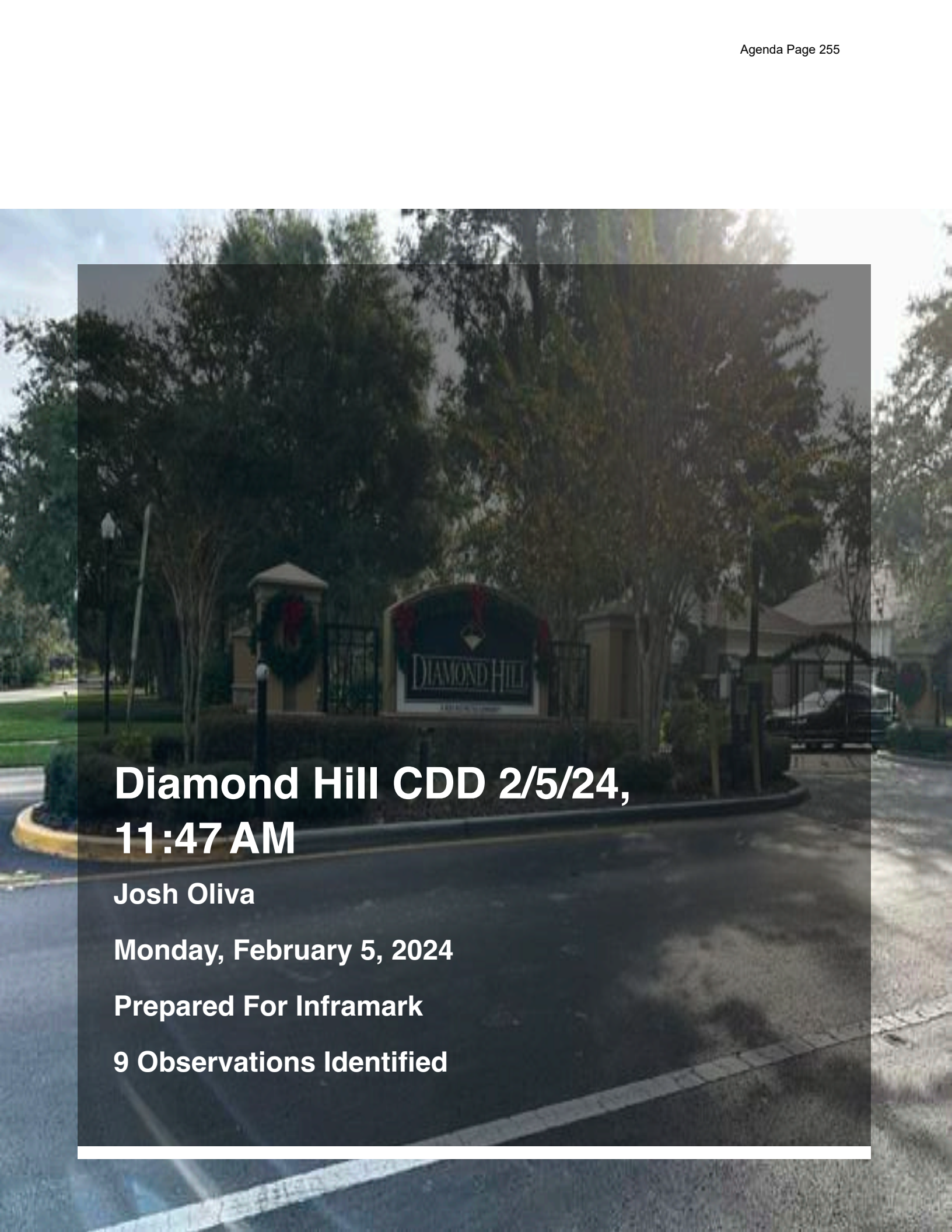
Comments: Dislodged grate from CS 40 within Pond 40



Comments: View of missing grate from CS 40



Eighth Order of Business



**Diamond Hill CDD 2/5/24,
11:47 AM**

Josh Oliva

Monday, February 5, 2024

Prepared For Inframark

9 Observations Identified



Replacement Of Aztec Grasses
May Be Needed
Cold damage to small Aztec grass.
Rejuvenation pruning will be
needed on plant material and
yellowstone will monitor recovery
into spring.



Trimming
Trimming is being completed.
Rejuvenation pruning will begin in
late February which will include
any crape Myrtle cutbacks.
Needed



Moss Removal

Remove any low hanging moss from both entrances and all common areas throughout CDD



Clean Entranceway



Pond Mowing

Pond mowing is being completed throughout property.

Spring Turf Fertilization

Turf at entrances will be treated and granular fertilizer will be applied with spring booster.

Cutbacks.

Continue cutting back all common areas wood lines to contracted height.

Pond Bank Signage

Ensure all pond signage is being string trimmed at bases.

Turf Fungus At Entrance

Turf fungus at entrance has been treated and recovering. Will continue to monitor recovery.

Josh Oliva

Yellowstone

8A

Yellowstone Landscape (Tampa)



30319 Commerce Drive, San Antonio, FL 33576 - 813.223.6999

Property

Diamond Hill CDD
1627 Emerald Hill Way
Valrico, FL 33594

Contact

Taylor Nielson
tnielson@rizzetta.com

Inspection

Date: 1/15/2024
Inspector: Jason Mixell

Estimate Summary

Labor:	30 minutes - \$37.50
Materials:	\$22.00
<hr/>	
Total:	\$59.50 (plus applicable taxes)

Service Summary

Service	Quantity	Cost
Replace Sprinkler Head	2	\$59.50
Total (plus applicable taxes):		\$59.50

Signature _____

Date _____

Service Detail

Controller 1 Gate code #5327 > Zone 1 Rotors					
Asset	Service	Notes	Labor	Materials	Total
No Services					

Controller 1 Gate code #5327 > Zone 2 Spray					
Asset	Service	Notes	Labor	Materials	Total
No Services					

Controller 1 Gate code #5327 > Zone 3 Spray					
Asset	Service	Notes	Labor	Materials	Total
Sprinkler Head 12	<u>Replace</u>	Part: Head & Nozzle Head Type: Spray Head Size: 6" Line Length (ft.): 0 Hours: 0.25 broken 6" pop up fixed on site	\$18.75	\$16.75	\$35.50
Sprinkler Head 13	<u>Replace</u>	Part: Head & Nozzle Head Type: Spray Head Size: 4" Line Length (ft.): 0 Hours: 0.25 broken 4" pop up fixed on site	\$18.75	\$5.25	\$24.00

Controller 1 Gate code #5327 > Zone 4 Drip					
Asset	Service	Notes	Labor	Materials	Total
No Services					

Controller 2 Gate code #5327					
Asset	Service	Notes	Labor	Materials	Total
No Services					

Controller 2 Gate code #5327 > Zone 1 Rotors					
Asset	Service	Notes	Labor	Materials	Total
No Services					

Controller 2 Gate code #5327 > Zone 2 Rotors					
Asset	Service	Notes	Labor	Materials	Total
No Services					

Controller 2 Gate code #5327 > Zone 3 Rotors					
Asset	Service	Notes	Labor	Materials	Total
<i>No Services</i>					

Controller 2 Gate code #5327 > Zone 4 Drip					
Asset	Service	Notes	Labor	Materials	Total
<i>No Services</i>					

Controller 2 Gate code #5327 > Zone 5 Rotors					
Asset	Service	Notes	Labor	Materials	Total
<i>No Services</i>					



8B



Proposal #387389

Date: 01/13/2024

From: Joshua Oliva

Proposal For

Diamond Hill CDD
 c/o Inframark
 2654 Cypress Ridge Blvd.
 Suite 101
 Wesley Chapel, FL 33544

main: 813-991-4014
 mobile: 813-781-7330
 andy.mendenhall@inframark.com

Location

1627 Emerald Hill Way
 Valrico, FL 33594

Property Name: Diamond Hill CDD

Mapping of Irrigation System Assets

Terms: Net 30

Provide a detailed map including the irrigation system components from both entrances. This will show locations of controllers, wells, valves, zones and heads.

DESCRIPTION	QUANTITY	UNIT PRICE	AMOUNT
Irrigation Mapping Labor	1.00	\$395.650	\$395.65

Client Notes

SUBTOTAL	\$395.65
SALES TAX	\$0.00
TOTAL	\$395.65

Signature

x

*Signature above authorizes Yellowstone Landscape to perform work as described above and verifies that the prices and specifications are hereby accepted. All overdue balances will be charge a 1.5% a month, 18% annual percentage rate.
 Limited Warranty: All plant material is under a limited warranty for one year. Transplanted plant material and/or plant material that dies due to conditions out of Yellowstone Landscape's control (i.e. Acts of God, vandalism, inadequate irrigation due to water restrictions, etc.) shall not be included in the warranty.*

Contact

Print Name: _____

Title: _____

Date: _____

Assigned To

Joshua Oliva
 Office:
 joliva@yellowstonelandscape.com

8C

Proposal

PROPOSAL# 23-741
DATE: 11/26/2023

Blue Line Tree Co



Mark Landry [813-600-0557]
John Laratta [813-317-8640]
jlaratta@bluelinetree.com
mlandry@bluelinetree.com

TO:
David R Wenck, CDM
District Manager
Inframark
2654 Cypress Ridge Blvd Suite 101
Wesley Chapel, FL 33544
Phone: 813-608-8230
Email: dwenck@inframark.com

COMMENTS OR SPECIAL INSTRUCTIONS:

All cuts will be made to ANSI A300 specifications and in compliance to industry standards.
All Permits and Certified Arborist assessments are included
All removals are contingent on permit approvals

DESCRIPTION	TOTAL
Diamond Hill CDD	
Crown Clean/ Crown Raise of the Various Oak trees located at each Entrances of the property and highlighted on the attached map in red. In addition to the entrances, the feature Southern Live Oak located on Facet View Way will also be included. <ul style="list-style-type: none"> - Ariel lift and loader required - Removal of water sprout branches (80% clearance to 16 feet) - 6-8 foot wall clearance and 10-12 foot roofline clearance - Cone clearance for street lights - Crown elevation of 12-16 feet - Removal of deadwood over 2 inches in diameter - All debris removed 	
Removal of small dead tree located in the common area along Gem Luster Ct and highlighted on the attached map in a blue circle. <ul style="list-style-type: none"> - Stump ground to a minimum depth of 8 inches - All debris removed 	
Concerns regarding workmanship or damage must be addressed within 14 days of notice of completion.	

TOTAL DUE \$2,400.00

If you have any questions concerning this invoice, contact Mark Landry (Sales) at 813-600-0557, John Laratta (Operations) at 813-317-8640, or Paul Mumford (Finances) at 813-796-0872.

Payment Options:

Checks: Make all checks payable to Blue Line Tree Co.
Mailing address is 3416 W. Beaumont St Tampa, FL 33611
Cash App \$BlueLineTreeCo Venmo @John-Laratta
Credit Cards are accepted with a 3% convenience fee.

CLIENT SIGNATURE: _____ **DATE:** _____



Proposal Information

This proposal is between the owner of the property located at (complete address) and the Blue Line Tree Company, LLC with a mailing address of 3416 W. Beaumont St., Tampa, FL 33611.

It is the responsibility of the owner to ensure the scope of the work listed is in fact the service the owner wishes to have performed.

The proposal is effective for 90 days from the date listed on the proposal.

Should the owner wish to accept the proposal, they need to notify the Sales Director, mlandry@bluelinetree.com. A Service Contract will then be sent to the owner. The signed copy shall return it to either the Sales Director or the Administrative Director at pmumford@bluelinetree.com. No work will be scheduled or completed until the signed Service Contract has been received by Blue Line Tree Company, LLC.

Ninth Order of Business

























Aquatic Weed Control, Inc.

Your **CLEAR** Choice Since 1992
 407-859-2020 or 800-543-6694
 www.aquaticweedcontrol.net
 Orlando—Tampa—Ft. Myers—Daytona Beach

Newsletter

January 2024

Mission Possible

We are members of an elite group that is dedicated to ridding Florida's waterways of nuisance and dangerous plants. Our not-so-secret agents are well trained in techniques that are used year round to control and destroy the enemy.

With a diverse team of specialists, we take on a new challenge everyday. The January cold weather gives us the opportunity to work on special missions.

Our mission, should we accept it, and we do, is to sterilize the banks and work on problematic submersed plants. With low water levels In January, the banks are exposed and defenseless. Agents use a pre-emergent weed killer to sterilize the ground in specific areas to prevent re-growth. Submersed plants are also exposed like Tangled Bladderwort and Slender Spikerush. Our agents can reduce their numbers so they don't come back as strong in the Spring. These winter months' attacks are very important to the overall success of our clean waterway mission.

At the end of Winter, we say,
 "Mission Accomplished!"

Top Secret

The profile of **Tangled Bladderwort** is that it makes thick, tangled mats that are problems for fishing and boating. It is a submersed, free-floating, rootless plant often found along the edges of ponds. They like shallow water and mucky bottoms. The plants have a main stem with a complex lace of leaf growth. They are a carnivorous plant that captures very tiny invertebrates in their bladders that are attached to each stem. Prey brush against the tiny hairs connected to the bladder's trapdoor. This opens and shuts the door within a quarter of a second.



Tangled Bladderwort



Over 32!

We are now in our 32nd year - providing aquatic services to Florida.

It all started with 1 teenager spraying with 1 backpack. This teenager has grown to a man and grown the company to 41 employees serving over 1000 accounts including:

- Home Owners Assoc
- Home Communities
- Condo and Apartment Complexes
- Golf Courses
- City, County & State Agencies
- Amusement Parks
- Small and Large businesses

Services provided included but not limited to:

- Lake and wetland restoration
- Removal of unwanted vegetation
- Ongoing maintenance
- Planting of native plants
- Algae and aquatic weed control
- Carp stocking and barrier building

Service with a Smile

- S** - Serving Florida for 32 years in Orlando - Ft. Myers - Tampa - Daytona Beach.
- M** - Maintaining a fleet of trucks, boats, ATVs and specialized equipment.
- I** - Individual service designed to fit every customer's needs.
- L** - Loyal customers, many we've enjoyed having since 1992 and every customer since.
- E** - Educated staff, both in the office and in the field. We are consistently striving to deliver service with a smile.

**Happy
 New Year!**

TENTH ORDER OF BUSINESS

10A

Budget to be Sent Under Separate Cover