

**MINUTES OF MEETING
LAKE FLORES
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Lake Flores Community Development District held a Public Hearing and Regular Meeting on August 26, 2022 at 11:00 A.M., at the office of ZNS Engineering, 1023 Manatee Avenue West, 7th Floor, Bradenton, Florida 34205.

Present at the meeting were:

Gary Walker	Chair
David Brasher	Vice Chair
Krystal Parsons (via telephone)	Assistant Secretary
Walter Preston (via telephone)	Assistant Secretary
Reggie Tisdale	Assistant Secretary

Also present were:

Craig Wrathell	District Manager
Kristen Suit	Wrathell, Hunt and Associates, LLC
Ashley Ligas (via telephone)	District Counsel
Katie Ibarra (via telephone)	KE Law Group, PLLC
Jeb Mulock	District Engineer- ZNS Engineering
Ed Hill	Developer Representative
Whiting Preston	Landowner

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Ms. Suit called the meeting to order at 11:04 a.m. Supervisors Walker, Brasher and Tisdale were present. Supervisors Parsons and Preston attended via telephone.

SECOND ORDER OF BUSINESS

Public Comments

No members of the public spoke.

THIRD ORDER OF BUSINESS

Public Hearing to Consider the Adoption of the Fiscal Year 2022/2023 Budget

A. Proof/Affidavit of Publication

The affidavit of publication was included for informational purposes.

B. Consideration of Resolution 2022-40, Relating to the Annual Appropriations and Adopting the Budgets for the Fiscal Year Beginning October 1, 2022, and Ending September 30, 2023; Authorizing Budget Amendments; and Providing an Effective Date

Ms. Suit presented the proposed Fiscal Year 2023 budget.

On MOTION by Mr. Walker and seconded by Mr. Brasher, with all in favor, the Public Hearing was opened.

No members of the public spoke.

On MOTION by Mr. Walker, and seconded by Mr. Tisdale, with all in favor, the Public Hearing was closed.

Ms. Suit presented Resolution 2022-40 and read the title.

On MOTION by Mr. Walker and seconded by Mr. Brasher, with all in favor, Resolution 2022-40, Relating to the Annual Appropriations and Adopting the Budgets for the Fiscal Year Beginning October 1, 2022, and Ending September 30, 2023; Authorizing Budget Amendments; and Providing an Effective Date, was adopted.

FOURTH ORDER OF BUSINESS

Consideration of Fiscal Year 2023 Budget Funding Agreement

Ms. Suit presented the Fiscal Year 2023 Budget Funding Agreement.

The following change was made:

Page 1, Recitals: Change "Fiscal Year 2022 budget" to "Fiscal Year 2023 budget"

On MOTION by Mr. Walker and seconded by Mr. Tisdale, with all in favor, the Fiscal Year 2023 Budget Funding Agreement, as amended, was approved.

FIFTH ORDER OF BUSINESS

Discussion Regarding Project and Bond Financing Timeline

Ms. Ligas stated Mr. Earlywine will schedule a call within the coming week to discuss the next steps in the bond financing. The Boundary Amendment hearing is tentatively scheduled for mid-November.

Ms. Ibarra stated the Boundary Amendment includes 5.26 acres.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2022-41, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2022/2023 and Providing for an Effective Date

Ms. Suit stated the consensus is that meetings will be scheduled on an as-needed basis until bonds are issued. Meetings will be held at the current location, the office of ZNS Engineering, 1023 Manatee Avenue West, 7th Floor, Bradenton, Florida 34205, until further notice.

This item was deferred.

SEVENTH ORDER OF BUSINESS

Update: Letter to Manatee County Regarding Stormwater Management Needs Analysis

Ms. Suit presented the letter notifying the County that the CDD recognizes the requirement but does not own or operate a stormwater system at this time. The County acknowledged receipt of the letter.

On MOTION by Mr. Walker and seconded by Mr. Brasher, with all in favor, the Letter to Manatee County regarding the Stormwater Management Needs Analysis Report requirement, was ratified.

EIGHTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of July 31, 2022

Ms. Suit presented the Unaudited Financial Statements as of July 31, 2022.

On MOTION by Mr. Walker and seconded by Mr. Tisdale, with all in favor, the Unaudited Financial Statements as of July 31, 2022, were accepted.

NINTH ORDER OF BUSINESS

Approval of April 29, 2022 Public Hearing and Regular Meeting Minutes

Ms. Suit presented the April 29, 2022 Public Hearing and Regular Meeting Minutes.

On MOTION by Ms. Parsons and seconded by Mr. Walker, with all in favor, the April 29, 2022 Public Hearing and Regular Meeting Minutes, as presented, were approved.

TENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel: *KE Law Group, PLLC.*

There was no report.

B. District Engineer: *ZNS Engineering, LC*

There was no report.

C. District Manager: *Wrathell, Hunt and Associates, LLC*

- **NEXT MEETING Date: TBD**
 - **QUORUM CHECK**

The next meeting will be scheduled and held when needed.

ELEVENTH ORDER OF BUSINESS

Board Members' Comments/Requests

Discussion ensued regarding Supervisors using their dedicated CDD email addresses for CDD correspondence.

Ms. Suit will ask Management’s staff to ensure CDD emails are set up for each Board Member and forward the appropriate information to each of them, individually.

Mr. Tisdale stated the Landowner transferred the Conceptual Permit and the Phase 1A Southwest Florida Water Management District (SWFWMD) Permits to the Lake Flores CDD. He noted that Mr. Earlywine submitted the required advertisements for publishing and requested that certified copies be sent to the SWFWMD.

TWELFTH ORDER OF BUSINESS

Public Comments

No members of the public spoke.

THIRTEENTH ORDER OF BUSINESS


Adjournment

There being nothing further to discuss, the meeting adjourned.

On MOTION by Mr. Preston and seconded by Mr. Tisdale, with all in favor, the meeting adjourned at 11:35 a.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]


Secretary/Assistant Secretary


Chair/Vice/Chair