

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

The regular meeting of the Board of Supervisors of the Lake Deer Community Development District was held Tuesday, **May 3, 2022** at 2:00 p.m. at 346 E. Central Avenue, Winter Haven, Florida.

Present and constituting a quorum:

Rennie Heath	Chairman
Justin Frye	Assistant Secretary
Patrick Marone	Assistant Secretary
Andrew Rhinehart	Assistant Secretary

Also present were:

Jill Burns	District Manager, GMS
Roy Van Wyk <i>by Zoom</i>	KE Law Group
Rey Malave <i>by Zoom</i>	Dewberry

FIRST ORDER OF BUSINESS

Roll Call

Ms. Burns called the meeting to order and called the roll. Four Board members were present constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment Period

Ms. Burns asked the Zoom members if they had any comments and there were none.

THIRD ORDER OF BUSINESS

**Approval of Minutes of the March 1, 2022
Board of Supervisors Meeting**

Ms. Burns presented the minutes of the March 1, 2022 Board of Supervisors meeting and asked for any comments or corrections from the Board. There being no changes, there was a motion of approval.

On MOTION by Mr. Heath, seconded by Mr. Rhinehart, with all in favor, the Minutes of the March 1, 2022 Board of Supervisors, were approved.

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FOURTH ORDER OF BUSINESS

Consideration of Series 2022 Developer's Agreements and Notice of Special Assessments

- A. Completion Agreement**
- B. Acquisition Agreement**
- C. True-Up Agreement**
- D. Collateral Assignment Agreement**
- E. Declaration of Consent**
- F. Notice of Special Assessments**

This item was tabled until the June meeting.

FIFTH ORDER OF BUSINESS

Consideration of Resolution 2022-03 Approving the Proposed Fiscal Year 2022/2023 Budget and Setting the Public Hearing to Adopt the Budget (Suggested Date: August 2, 2022)

Ms. Burns gave an overview of the budget to the Board and offered to answer any questions. The date for the public hearing will be August 2, 2022 at the regular time and location.

On MOTION by Mr. Rhinehart, seconded by Mr. Frye, with all in favor, Resolution 2022-03 Approving the Proposed Fiscal Year 2022/2023 Budget and Setting the Public Hearing to Adopt the Budget for August 2, 2022 at 2:00 p.m., was approved.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2022-04 Authorizing the Use of Electronic Documents and Signatures

Ms. Burns stated that this resolution would allow the Board to use DocuSign for the majority of the District's agreements.

On MOTION by Mr. Heath, seconded by Mr. Rhinehart, with all in favor, Resolution 2022-04 Authorizing the Use of Electronic Documents and Signatures, was approved.

SEVENTH ORDER OF BUSINESS

Staff Reports

- A. Attorney**

Mr. Van Wyk stated that he did not have anything further to report.

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B. Engineer

i. Consideration of Stormwater Management Analysis Proposal from Dewberry

Mr. Malave stated that the Stormwater Needs Analysis Report was not needed due to the District still being under construction. Ms. Burns stated that the engineer would send a letter saying there was no stormwater system that has been conveyed to the District at this time.

C. District Manager’s Report

i. Ratification of Fiscal Year 2022 Funding Request #3

Ms. Burns stated that this funding request had already been approved and needed to be ratified by the Board.

On MOTION by Mr. Heath, seconded by Mr. Rhinehart, with all in favor, the Fiscal Year 2022 Funding Request #3, was ratified.

ii. Balance Sheet & Income Statement

Ms. Burns stated that the financials were included in the package for review but that there was no action required by the Board. She offered to answer any questions.

iii. Presentation of Number of Registered Voters – 0

Ms. Burns stated that the number of registered voters in the District was zero.

EIGHTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

NINTH ORDER OF BUSINESS

Supervisors Requests and Audience Comments

There being none, the next item followed.

TENTH ORDER OF BUSINESS

Adjournment

Ms. Burns adjourned the meeting.

On MOTION by Mr. Frye, seconded by Mr. Rhinehart, with all in favor, the meeting was adjourned.

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Jill Burns

Secretary/Assistant Secretary

Rennie Heath

Chairman/Vice Chairman