

**MINUTES OF MEETING
KELLY PARK COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Kelly Park Community Development District held Public Hearings and a Regular Meeting on August 21, 2024 at 1:30 p.m., at the offices of Poulos & Bennett, LLC, 2602 E Livingston Street, Orlando, Florida 32803.

Present were:

Seth Bennett
Quint “Robert” Noordstar
Alex Gross

Chair
Vice Chair
Assistant Secretary

Also present:

Ernesto Torres
Ashley Ligas (via telephone)

District Manager
District Counsel

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Torres called the meeting to order at 1:30 p.m.

Supervisors Bennett, Noordstar and Gross were present. Supervisor Avelli and Supervisor-Appointee Taryn Galvin were not present.

SECOND ORDER OF BUSINESS

Public Comments

No members of the public spoke.

THIRD ORDER OF BUSINESS

**Acceptance of Taryn Galvin Notice of
Intent to Decline Election/Appointment to
Board [Seat 3]**

Mr. Torres presented Ms. Taryn Galvin’s Notice of Intent to decline appointment to Seat 3.

On MOTION by Mr. Noordstar and seconded by Mr. Gross, with all in favor, Ms. Taryn Galvin’s Notice of Intent to Decline Appointment to Seat 3, was accepted.
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FOURTH ORDER OF BUSINESS

**Consider Appointment to Fill Unexpired
Term of Seat 3; Term Expires November
2024**

- **Administration of Oath of Office (the following will be provided in a separate package)**
 - A. Required Ethics Training and Disclosure Filing**
 - **Sample Form 1 2023/Instructions**
 - B. Membership, Obligations and Responsibilities**
 - C. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees**
 - D. Form 8B: Memorandum of Voting Conflict for County, Municipal and other Local Public Officers**

These items were deferred.

FIFTH ORDER OF BUSINESS

**Consideration of Resolution 2024-09,
Electing and Removing Officers of the
District and Providing for an Effective Date**

This item was deferred.

SIXTH ORDER OF BUSINESS

**Public Hearing on Adoption of Fiscal Year
2024/2025 Budget**

- A. Proof/Affidavit of Publication**

The affidavit of publication was included for informational purposes.
- B. Consideration of Resolution 2024-10, Relating to the Annual Appropriations and Adopting the Budget(s) for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025; Authorizing Budget Amendments; and Providing an Effective Date**

Mr. Torres presented Resolution 2024-10. He distributed and reviewed the proposed Fiscal Year 2025 budget, highlighting any increases, decreases and adjustments, compared to the Fiscal Year 2024 budget, and explained the reasons for any changes. The revenues from the cost shares with DHIC and PRM will help defray Field Operations expenses. This is a Landowner-funded budget with expenses funded as they are incurred. It was noted that the Field Operations expenditures will not begin until CDD maintenance contracts become effective.

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

No affected property owners or members of the public spoke.

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

On MOTION by Mr. Noordstar and seconded by Mr. Gross, with all in favor, Resolution 2024-10, Relating to the Annual Appropriations and Adopting the Budget(s) for the Fiscal Year Beginning October 1, 2024, and Ending September 30, 2025; Authorizing Budget Amendments; and Providing an Effective Date, was adopted.

SEVENTH ORDER OF BUSINESS

Public Hearing to Hear Comments and Objections on the Imposition of Maintenance and Operation Assessments to Fund the Budget for Fiscal Year 2024/2025, Pursuant to Florida Law

- A. Proof/Affidavit of Publication**
- B. Mailed Notice(s) to Property Owners**

These items were included for informational purposes.

- C. Consideration of Resolution 2024-11, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2024/2025; Providing for the Collection and Enforcement of Special Assessments, Including but Not Limited to Penalties and Interest Thereon; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date**

Mr. Torres presented Resolution 2024-11, which allows the CDD to impose and collect the assessments utilizing the services of the Property Appraiser and Tax Collector.

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

No affected property owners or members of the public spoke.

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

On MOTION by Mr. Noordstar and seconded by Mr. Gross, with all in favor, Resolution 2024-11, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2024/2025; Providing for the Collection and Enforcement of Special Assessments, Including but Not Limited to Penalties and Interest Thereon; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date, was adopted.

EIGHTH ORDER OF BUSINESS

Consideration of Resolution 2024-08, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2024/2025 and Providing for an Effective Date

Mr. Torres presented Resolution 2024-08.

The consensus was to continue meeting on an as-needed basis and not adopt a formal meeting schedule.

NINTH ORDER OF BUSINESS

Consideration of Goals and Objectives Reporting [HB7013 - Special Districts Performance Measures and Standards Reporting]

Mr. Torres presented the Memorandum explaining the new requirement for special districts to develop goals and objectives annually and develop performance measures and standards to assess the achievement of the goals and objectives. Community Communication and Engagement, Infrastructure and Facilities Maintenance, and Financial Transparency and Accountability will be the key categories to focus on for Fiscal Year 2025. He presented the Performance Measures/Standards & Annual Reporting Form developed for the CDD, which explains how the CDD will meet the goals.

On MOTION by Mr. Gross and seconded by Mr. Noordstar, with all in favor, the Goals and Objectives and the Performance Measures/Standards & Annual Reporting Form, were approved.

TENTH ORDER OF BUSINESS

**Acceptance of Unaudited Financial
Statements as of June 30, 2024**

On MOTION by Mr. Gross and seconded by Mr. Noordstar, with all in favor, the Unaudited Financial Statements as of June 30, 2024, were accepted.

ELEVENTH ORDER OF BUSINESS

**Approval of May 23, 2024 Regular Meeting
Minutes**

On MOTION by Mr. Gross and seconded by Mr. Bennett, with all in favor, the May 23, 2024 Regular Meeting Minutes, as presented, were approved.

TWELFTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel: Kutak Rock LLP**
- B. District Engineer: Poulos & Bennett, LLC**
- C. District Manager: Wrathell, Hunt and Associates, LLC**
 - **NEXT MEETING DATE: TBD**
 - **QUORUM CHECK**

There were no Staff reports.

THIRTEENTH ORDER OF BUSINESS

Board Members' Comments/Requests

There were no Board Members' comments or requests.

FOURTEENTH ORDER OF BUSINESS

Public Comments

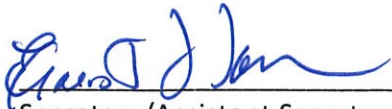
No members of the public spoke.

FIFTEENTH ORDER OF BUSINESS

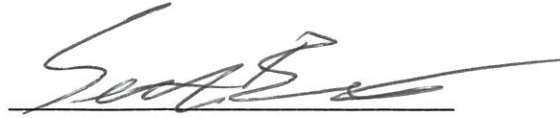
Adjournment

On MOTION by Mr. Noordstar and seconded by Mr. Gross, with all in favor, the meeting adjourned at 1:41 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

A handwritten signature in blue ink, appearing to be "Linda J. [unclear]", written over a horizontal line.

Secretary/Assistant Secretary

A handwritten signature in black ink, appearing to be "Scott [unclear]", written over a horizontal line.

Chair/Vice Chair