

Meadow Pointe Community Development District

Board of Supervisors

Michael Smith, Chairman
Alicia Willis, Vice-Chairman
Alan Sourk, Assistant Secretary
Nathaniel Kirkland, Assistant Secretary

David Wenck, District Manager
Kathryn “KC” Hopkinson, District Counsel
Tonja Stewart, District Engineer
Keith Fisk, Operations Manager

Regular Meeting Agenda

Thursday, May 16, 2024, 7:00 P.M.

Meeting URL: <https://us06web.zoom.us/j/81341763227>

Meeting ID: 813 4176 3227

If you do not have a way to join Zoom via a device connected to the internet you can also call into the meeting **Dial In (305) 224-1968**

A hybrid meeting procedure using media technology communications to allow audience members to attend via ZOOM.

Regular Meeting

1. Call to Order and Roll Call
2. Pledge of Allegiance
3. Audience Comments (3-Minute Time Limit)
4. Consent Agenda
 - A. Approval of the Minutes of the April 18, 2024 Meeting
 - B. Acceptance of April 2024 Financials
5. Deed Restriction and Architectural Review Matters
6. Operations Matters
 - A. Brick by the Mile, Inc - The Woodlands
 - B. Brick by the Mile, Inc – Summerbrook
7. Community Council Update
8. District Manager
 - A. Discussion of the Proposed Fiscal Year 2025 Budget and Consideration of Resolution 2024-02 Approving the FY 2025 Budget, and Setting the Public Hearing
 - B. Number of Registered Voters from Pasco County SOE – 2674
9. New Business
10. Old Business
 - A. Discussion of Spectrum Agreement
 - B. Deed Restriction Changes
11. Supervisor Comments
12. Audience Comments (3-Minute Time Limit)
13. Adjournment

Note: The next meeting is scheduled for June 20, 2024

Meeting Location: 28245 County Line Road Wesley Chapel, FL 33544

**MINUTES OF MEETING
MEADOW POINTE
COMMUNITY DEVELOPMENT DISTRICT**

1 The regular meeting of the Board of Supervisors of the Meadow Pointe Community
2 Development District was held Thursday, April 18, 2024 at 7:00 p.m. at the Meadow Pointe
3 Community Park, Clubhouse A 28245 County Line Road Wesley Chapel, FL 33544.

4
5 Present and constituting a quorum were:

- | | | |
|----|--------------------|---------------------|
| 6 | | |
| 7 | Michael Smith | Chairperson |
| 8 | Alicia Willis | Vice Chairperson |
| 9 | Alan Sourk | Assistant Secretary |
| 10 | Nathaniel Kirkland | Assistant Secretary |

11
12 Also present were:

- | | | |
|----|-------------|----------------------------|
| 13 | David Wenck | Inframark District Manager |
| 14 | Keith Fisk | Operations Manager |

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16 *The following is a summary of the discussions and actions taken.*

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18 **FIRST ORDER OF BUSINESS** **Call to Order and Roll Call**

- 19 • Mr. Smith called the meeting to order, and a quorum was established.

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21 **SECOND ORDER OF BUSINESS** **Pledge of Allegiance**

- 22 • The Pledge of Allegiance was recited.

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24 **THIRD ORDER OF BUSINESS** **Audience Comments**

- 25 • Joe Willis would like to do developmental basketball coaching for residents with
26 small groups. Discussion ensued.
- 27 • Joan requested status of the changes to the deed restrictions.
- 28 • Peggy inquired about the conditions of the monument signs at the entrances and if
29 any repairs are being considered.
- 30 • Rosanne asked about three uninhabited houses and about the rules to wait one
31 year before they can be rented.

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33 *Let the record reflect Ms. Alicia Willis, has left the meeting.*

- 34 • Alan commented on Mr. Joe Willis leaving the meeting. He would also like the
35 meeting rearranged so they can face the Board.

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37 **FOURTH ORDER OF BUSINESS** **Consent Agenda**
 38 **A. Approval of the Minutes of the February 15, 2024 Meeting**
 39 **B. Acceptance of February 2024 Financials**
 40 **C. Consideration of Resolution 2024-01 – General Election**

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 42 On MOTION by Ms. Willis seconded by Mr. Kirkland, with all in favor,
 43 Consent Agenda was approved including Resolution 2024-01-General
 44 Elections which was adopted. 4-0

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 46 **FIFTH ORDER OF BUSINESS** **Deed Restrictions and Architectural**
 47 **Review Matters**

48 Regarding resident: Mr. Robert Sperrazza of #1135 Big Sky Drive.

- 49 • The violations were discussed by the Board.
- 50 • Mr. Sperrazza reported he was ill with Covid.
- 51 • Mr. Fisk reviewed the timeline of correspondence with the residents.
- 52 • The home is now in compliance.

53
 54 On MOTION by Ms. Willis seconded by Mr. Kirkland, with all in favor,
 55 to refund the amount of \$1,000 in fines already paid by the resident.
 56 Motion withdrawn.

- 57
- 58 • Discussion ensued with regards to the amount for refund.
- 59

60 On MOTION by Ms. Willis seconded by Mr Smith, with Ms. Willis, Mr.
 61 Sourk and Mr. Kirkland voting aye and Mr. Smith voting Nay, to refund
 62 \$500 for fines paid by resident was approved. 3-1

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 65 **SIXTH ORDER OF BUSINESS** **Operations Matters**
 66 **A. Brick by the Mile, Inc – The Meadowlands**

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 68 On MOTION by Mr. Smith seconded by Ms. Willis, with all in favor,
 69 Meadowland proposal to include the removal of the tree, not to exceed
 70 the amount of \$7,550 was approved. 4-0

- 71
- 72 **B. Brick by the Mile, Inc - The Woodlands**
 73 This item was continued to the next meeting.
- 74 **C. Brick by the Mile, Inc – Summerbrook**
 75 This item was continued to the next meeting.
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D. Southscape Landscape – #1096

On MOTION by Ms. Willis seconded by Mr. Kirkland, with all in favor, Southscape Landscape proposal #1096 to include the removal of item #1 in the amount of \$1,700 and not to exceed the amount of \$7,700 was approved. 4-0

E. The Pool Works

- Mr. Fisk introduced another proposal by 12 Strong Company.

On MOTION by Mr. Smith seconded by Ms. Willis, with all in favor, 12 Strong proposal in the amount of \$10,215 was approved. 4-0

F. USA Fire Door, LLC Proposal

- A consensus of the Board for Mr. Fisk will move forward on USA Fire Door.
- Mr. Fisk reviewed a proposal, not on the agenda, by Creative Shades for \$7,300 to replace the Shades.

On MOTION by Mr. Smith seconded by Ms. Willis, with all in favor, Creative Shades proposal in the amount of \$7,300 was approved. 4-0

SEVENTH ORDER OF BUSINESS

Community Council Update

- The Spring event went well.
- Planning a Bourbon Tasting Event in May.
- June Community Pool Party scheduled for June 22nd. Mr. Fisk will need to confirm there are no conflicting events.
- July Community Pool Party scheduled for July 20th.
- August Community Pool Party scheduled for August 17th.

EIGHTH ORDER OF BUSINESS

District Manager

A. Discussion of the Proposed Fiscal Year 2025 Budget

- The proposed Fiscal Year 2025 Budget was discussed.
- The consensus of the Board is to set the high-water mark to keep the budget flat.

NINTH ORDER OF BUSINESS

New Business

- Mr. Smith requested Mr. Wenck contact attorney firms for rate sheets.

- 115 • Mr. Smith reported that the Pasco County Sheriff's Department is willing to be
- 116 contracted for patrols.

117

118 On MOTION by Mr. Smith seconded by Ms. Willis, with all in favor,
 119 Mr. Fisk was authorized to schedule an additional ten hours for
 120 contracted patrols with the Paso County Sheriff's Department, in the
 121 amount of \$600 was approved. 4-0

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- 123 • Mr. Smith addressed Peggy's question that was brought up during public
- 124 comments, about the condition of the monument neighborhood name signs.
- 125 • Mr. Fisk said they can get them repainted but will need help with picking colors. Mr. Fisk
- 126 will get some pictures from other communities for examples.
- 127 • Mr. Costa will do some examples of different colors.

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TENTH ORDER OF BUSINESS

Supervisor Comments

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

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ELEVENTH ORDER OF BUSINESS

Audience Comments

- 134 • Katrina commented that she has alligators coming into her yard.
- 135 • Alan commented the house on Storm Cloud Pass has not been taken care of.

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TWELFTH ORDER OF BUSINESS

Adjournment

- 138 • There being no further business,

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140 On MOTION by Ms. Willis seconded by Mr. Kirkland, with all in favor,
 141 the meeting adjourned. 4-0

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David Wenck
District Manager

Meadow Pointe

Community Development District

Notes to the Financial Statements**Financial Overview / Highlights**

- ▶ Total revenues are currently at 103.02% of the annual budget. 98.81% of special assessments have been collected through April.
- ▶ Total expenditures are at approximately 52.86% of the annual budget.

Variance Analysis

Account Name	YTD Actual	Annual Budget	% of Budget	Explanation
Expenditures - General Fund				
<u>Administrative</u>				
ProfServ-Mgmt Consulting Serv	\$37,615	\$64,483	58%	Budget includes monthly management fee and annual fee for assessment roll preparation.
Web Hosting/Email services	\$1,553	\$1,553	100%	Annual Website Services for FY2024.
Insurance-General Liability	\$43,735	\$35,364	124%	EGIS Insurance premium has been paid for FY2024.
Annual District Filing Fee	\$175	\$175	100%	Annual Filing for FY 2024.
<u>Field</u>				
Contracts-Security Services	\$7,840	\$1,600	490%	All payments to Florida Highway Patrol Off Duty Police.
R&M-General	\$27,129	\$36,000	75%	Neptune Multi Services - pressure wash sidewalk/fences.
R&M-Lake	\$16,030	\$27,500	58%	All payments for monthly lake maintenance and repairs.
R&M-Landscape Renovations	\$7,036	\$20,000	35%	Greenview Landscaping - remove dirt/debris, add SOD, install seasonal flowers \$5,736; Southscapes Landscape Maintenance - install mulch beds, clearing grass \$1,300.
R&M-Mulch	\$15,000	\$13,000	115%	Southscapes Landscape Maintenance - spread 300 yards of cypress mulch.
R&M-Trees	\$3,575	\$15,000	24%	Two Men & A Chainsaw - removal of trees - \$1,700; Greenview Landscaping - bamboo removal - \$1,200.
<u>Parks and Recreation</u>				
ProfServ-Pool Maintenance	\$20,051	\$30,000	67%	Triangle Pool Service - replace flow switch; install chemical controller, pool lights, haywood seperation tank, board/ph controller, install splash pad, general maintenance - \$10,396; Specialty Surfaces - install splash pad - \$9,655.
Communication - Telephone	\$2,443	\$6,000	41%	Spectrum and Verizon monthly charges.
R&M-General	\$9,381	\$38,200	25%	The Pool Works of FL - 4 inch deco drain - \$6,507; other misc expenses.
Holiday Decorations	\$12,275	\$13,000	94%	Events Done Bright - holiday decorations.
Op Supplies - General	\$29,705	\$36,287	82%	Includes pool chemicals - \$9,111, employee bonuses - \$2,400, cleaning supplies and misc expenses.
Capital Outlay	\$37,217	\$41,700	89%	Fitrev - equipment install & pad reupholstery - \$3,265; Complete IT - install phone, gym intercom, speaker, alarm - \$5,655; Keith Fisk - furniture purchase - \$5,613; Gameroom Superstores - elite gameroom -\$10,400; other misc expenses.
Reserve	\$8,271	\$176,190	5%	Aquaworx - deposit for new splash features.

The notes are intended to provide additional information helpful when reviewing the financial statements.

Balance Sheet

April 30, 2024

ACCOUNT DESCRIPTION	GENERAL FUND	RESIDENTIAL SERVICES FUND	TOTAL
ASSETS			
Cash - Checking Account	\$ 413,619	\$ 403	\$ 414,022
Cash On Hand/Petty Cash	300	-	300
Due From Other Funds	-	285,420	285,420
Investments:			
Money Market Account	1,693,869	-	1,693,869
Prepaid Items	4,178	-	4,178
Utility Deposits - TECO	18,775	-	18,775
TOTAL ASSETS	\$ 2,130,741	\$ 285,823	\$ 2,416,564
LIABILITIES			
Accounts Payable	\$ 1,843	\$ 13,297	\$ 15,140
Accrued Expenses	2,290	-	2,290
Accrued Taxes Payable	238	-	238
Sales Tax Payable	51	-	51
Deposits	600	-	600
Due To Other Funds	285,420	-	285,420
TOTAL LIABILITIES	290,442	13,297	303,739
FUND BALANCES			
Nonspendable:			
Prepaid Items	4,178	-	4,178
Deposits	18,775	-	18,775
Assigned to:			
Operating Reserves	300,713	72,242	372,955
Reserves - Park	176,190	-	176,190
Unassigned:	1,340,443	200,284	1,540,727
TOTAL FUND BALANCES	\$ 1,840,299	\$ 272,526	\$ 2,112,825
TOTAL LIABILITIES & FUND BALANCES	\$ 2,130,741	\$ 285,823	\$ 2,416,564

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>VARIANCE (\$) FAV(UNFAV)</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>
REVENUES					
Interest - Investments	\$ 2,500	\$ 1,458	\$ 38,415	\$ 36,957	1536.60%
Interest - Tax Collector	-	-	1,709	1,709	0.00%
Special Assmnts- Tax Collector	1,427,125	1,421,417	1,410,179	(11,238)	98.81%
Special Assmnts- Discounts	(57,085)	(57,085)	(54,645)	2,440	95.73%
Other Miscellaneous Revenues	5,500	3,208	17,532	14,324	318.76%
Access Cards	1,000	583	2,380	1,797	238.00%
Amenities Revenue	-	-	5,079	5,079	0.00%
TOTAL REVENUES	1,379,040	1,369,581	1,420,649	51,068	103.02%
EXPENDITURES					
Administration					
P/R-Board of Supervisors	12,000	7,000	6,535	465	54.46%
FICA Taxes	918	536	311	225	33.88%
ProfServ-Engineering	10,000	5,833	532	5,301	5.32%
ProfServ-Legal Services	10,000	5,833	2,738	3,095	27.38%
ProfServ-Mgmt Consulting	64,483	37,615	37,615	-	58.33%
ProfServ-Property Appraiser	150	150	150	-	100.00%
ProfServ-Recording Secretary	1,500	875	-	875	0.00%
Auditing Services	5,200	5,200	-	5,200	0.00%
Website Hosting/Email services	1,553	1,553	1,553	-	100.00%
Postage and Freight	2,000	1,167	419	748	20.95%
Insurance - General Liability	35,364	35,364	43,735	(8,371)	123.67%
Printing and Binding	1,500	875	-	875	0.00%
Legal Advertising	1,100	642	143	499	13.00%
Miscellaneous Services	100	58	-	58	0.00%
Misc-Assessment Collection Cost	28,543	28,429	27,111	1,318	94.98%
Misc-Taxes	3,300	3,300	3,363	(63)	101.91%
Annual District Filing Fee	175	175	175	-	100.00%
Total Administration	177,886	134,605	124,380	10,225	69.92%
Field					
Contracts-Security Services	1,600	933	7,840	(6,907)	490.00%
Contracts-Landscape	158,421	92,412	92,412	-	58.33%
Contracts-Landscape Consultant	6,720	3,920	3,920	-	58.33%
Utility - General	20,000	11,667	9,221	2,446	46.11%
R&M-General	36,000	21,000	27,129	(6,129)	75.36%
R&M-Irrigation	10,000	5,833	1,800	4,033	18.00%
R&M-Lake	27,500	16,042	16,030	12	58.29%
R&M-Landscape Renovations	20,000	11,667	7,036	4,631	35.18%
R&M-Mulch	13,000	7,583	15,000	(7,417)	115.38%
R&M-Sidewalks	10,000	5,833	-	5,833	0.00%
R&M-Trees	15,000	8,750	3,575	5,175	23.83%
Cap Outlay-Machinery and Equip	5,000	2,917	-	2,917	0.00%
Total Field	323,241	188,557	183,963	4,594	56.91%

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>VARIANCE (\$) FAV(UNFAV)</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>
<u>Road and Street Facilities</u>					
Electricity - Streetlights	162,314	94,683	96,206	(1,523)	59.27%
Total Road and Street Facilities	162,314	94,683	96,206	(1,523)	59.27%
<u>Parks and Recreation</u>					
Payroll-Salaries	270,000	157,500	147,783	9,717	54.73%
Payroll-Benefits	4,500	2,625	-	2,625	0.00%
FICA Taxes	20,655	12,049	11,528	521	55.81%
Life and Health Insurance	9,000	5,250	3,725	1,525	41.39%
Workers' Compensation	8,611	8,611	3,768	4,843	43.76%
ProfServ-Pool Maintenance	30,000	17,500	20,051	(2,551)	66.84%
Contracts-Pest Control	1,113	649	525	124	47.17%
Communication - Telephone	6,000	3,500	2,443	1,057	40.72%
Utility - General	40,000	23,333	28,882	(5,549)	72.21%
R&M-General	38,200	22,283	9,381	12,902	24.56%
R&M-Mulch	5,000	2,917	5,664	(2,747)	113.28%
R&M-Fitness Equipment	1,800	1,050	-	1,050	0.00%
Holiday Decoration	13,000	13,000	12,275	725	94.42%
Misc-News Letters	7,500	4,375	-	4,375	0.00%
Special Events	5,000	2,917	3,050	(133)	61.00%
Op Supplies - General	36,287	21,167	29,705	(8,538)	81.86%
Subscriptions and Memberships	1,043	609	145	464	13.90%
Capital Outlay	41,700	24,325	37,217	(12,892)	89.25%
Reserve	176,190	176,190	8,271	167,919	4.69%
Total Parks and Recreation	715,599	499,850	324,413	175,437	45.33%
TOTAL EXPENDITURES	1,379,040	917,695	728,962	188,733	52.86%
Excess (deficiency) of revenues Over (under) expenditures	-	451,886	691,687	239,801	0.00%
Net change in fund balance	\$ -	\$ 451,886	\$ 691,687	\$ 239,801	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)	1,148,612	1,148,612	1,148,612		
FUND BALANCE, ENDING	\$ 1,148,612	\$ 1,600,498	\$ 1,840,299		

Statement of Revenues, Expenditures and Changes in Fund Balances
For the Period Ending April 30, 2024

<u>ACCOUNT DESCRIPTION</u>	<u>ANNUAL ADOPTED BUDGET</u>	<u>YEAR TO DATE BUDGET</u>	<u>YEAR TO DATE ACTUAL</u>	<u>VARIANCE (\$) FAV(UNFAV)</u>	<u>YTD ACTUAL AS A % OF ADOPTED BUD</u>
REVENUES					
Interest - Investments	\$ -	\$ -	\$ 8,999	\$ 8,999	0.00%
Special Assmnts- Tax Collector	330,649	329,326	326,723	(2,603)	98.81%
Special Assmnts- Discounts	(13,226)	(13,226)	(12,661)	565	95.73%
TOTAL REVENUES	317,423	316,100	323,061	6,961	101.78%
EXPENDITURES					
Administration					
ProfServ-Administrative	2,100	1,225	-	1,225	0.00%
ProfServ-Legal Services	7,000	4,083	-	4,083	0.00%
Deed Restrictions	7,200	4,200	-	4,200	0.00%
Deed Restrictions-Printing & Postage	7,200	4,200	366	3,834	5.08%
Misc-Assessment Collection Cost	6,613	6,587	6,281	306	94.98%
Office Supplies	3,000	1,750	-	1,750	0.00%
Total Administration	33,113	22,045	6,647	15,398	20.07%
Garbage/Solid Waste Services					
Utility - Refuse Removal	284,310	165,848	151,871	13,977	53.42%
Total Garbage/Solid Waste Services	284,310	165,848	151,871	13,977	53.42%
TOTAL EXPENDITURES	317,423	187,893	158,518	29,375	49.94%
Excess (deficiency) of revenues Over (under) expenditures	-	128,207	164,543	36,336	0.00%
Net change in fund balance	\$ -	\$ 128,207	\$ 164,543	\$ 36,336	0.00%
FUND BALANCE, BEGINNING (OCT 1, 2023)	107,983	107,983	107,983		
FUND BALANCE, ENDING	\$ 107,983	\$ 236,190	\$ 272,526		

Meadow Pointe

Community Development District

**Non-Ad Valorem Special Assessments
(Pasco 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	
					General Fund Assessments	Residential Services Fund Assessments
Assessments Levied				\$1,757,774	\$ 1,427,125	\$ 330,649
Allocation %				100%	81%	19%
11/07/23	\$ 14,848	\$ 807	\$ 303	\$ 15,958	\$ 12,956	\$ 3,002
11/14/23	\$ 92,809	\$ 3,946	\$ 1,894	\$ 98,649	\$ 80,092	\$ 18,557
11/21/23	\$ 56,671	\$ 2,409	\$ 1,157	\$ 60,237	\$ 48,906	\$ 11,331
11/29/23	\$ 279,455	\$ 11,882	\$ 5,703	\$ 297,039	\$ 241,164	\$ 55,875
12/01/23	\$ 126,483	\$ 5,378	\$ 2,581	\$ 134,442	\$ 109,153	\$ 25,289
12/07/23	\$ 960,471	\$ 40,798	\$ 19,601	\$ 1,020,871	\$ 828,838	\$ 192,033
12/14/23	\$ 9,525	\$ 337	\$ 194	\$ 10,056	\$ 8,164	\$ 1,892
12/29/23	\$ 10,684	\$ 346	\$ 218	\$ 11,248	\$ 9,132	\$ 2,116
01/09/24	\$ 31,843	\$ 1,005	\$ 650	\$ 33,497	\$ 27,196	\$ 6,301
02/08/24	\$ 14,998	\$ 310	\$ 306	\$ 15,614	\$ 12,677	\$ 2,937
03/08/24	\$ 7,854	\$ 79	\$ 160	\$ 8,093	\$ 6,571	\$ 1,522
04/05/24	\$ 30,564	\$ 9	\$ 624	\$ 31,197	\$ 25,328	\$ 5,868
TOTAL	\$ 1,636,205	\$ 67,305	\$ 33,392	\$ 1,736,902	\$ 1,410,179	\$ 326,723
% COLLECTED				99%	99%	99%
TOTAL OUTSTANDING				\$ 20,872	\$ 16,946	\$ 3,926

Meadow Pointe

Community Development District

Cash and Investment Report
April 30, 2024

<u>ACCOUNT NAME</u>	<u>BANK NAME</u>	<u>YIELD</u>	<u>MATURITY</u>	<u>BALANCE</u>
GENERAL FUND				
Checking Account - Operating	SouthState	0.00%	n/a	161,620
Checking Account - Operating	Valley National	5.38%	n/a	222,537
Checking Account - Operating	Regions	0.00%	n/a	29,866
		Subtotal		<u>414,022</u>
Petty Cash		0.00%	n/a	300
Money Market Account	Bank United	5.25%	n/a	1,693,869
		Subtotal		<u>1,693,869</u>
		Total		<u>\$ 2,108,191</u>

Meadow Pointe

Community Development District

Cash Receipts Schedule
April 30, 2024

<u>Date</u>	<u>Source</u>	<u>Amount</u>	<u>Misc. Income</u>	<u>Other</u>	<u>Description</u>
10/31/23	Rentals / Fobs / Parking / Vending Sales	2,070	2,070		
11/07/23	Tax Collector	12,956		12,956	See assessment collection worksheet
11/14/23	Tax Collector	80,092		80,092	See assessment collection worksheet
11/21/23	Tax Collector	48,906		48,906	See assessment collection worksheet
11/29/23	Tax Collector	241,165		241,165	See assessment collection worksheet
11/30/23	Rentals / Fobs / Parking / Vending Sales / Agreements	1,374	1,374		
11/30/23	Deed Violations	4,050	4,050		
12/01/23	Tax Collector	109,153		109,153	See assessment collection worksheet
12/07/23	Tax Collector	828,838		828,838	See assessment collection worksheet
12/14/23	Tax Collector	8,164		8,164	See assessment collection worksheet
12/21/23	Rentals / Fobs / Parking / Vending Sales	590	590		
12/21/23	Fines-Deed Violation Payments	4,700	4,700		
12/29/23	Tax Collector	9,132		9,132	See assessment collection worksheet
01/09/24	Tax Collector	27,196		27,196	See assessment collection worksheet
01/30/24	Rentals / Fobs / Parking / Attorney Fees	1,179	1,179		
02/08/24	Tax Collector	12,677		12,677	See assessment collection worksheet
02/15/24	Est Dues	2,470	2,470		
02/29/24	Vending Sales / Fines	2,633	2,633		
02/29/24	Rentals / Fobs / Agreements	1,708	1,708		
03/08/24	Tax Collector	6,571		6,571	See assessment collection worksheet
03/26/24	Rentals / Fobs / Vending	912	912		
03/26/24	Fines-Deed Violation Payments	1,250	1,250		
04/05/24	Tax Collector	25,328		25,328	See assessment collection worksheet
04/10/24	Rentals / Fobs / Parking / Vending Sales	1,005	1,005		
04/10/24	Fines-Deed Violation Payments	1,550	1,550		
04/19/24	Refund Fines-Deed Violation	(500)	(500)		
Total		1,435,170	24,991	1,410,179	

MEADOW POINTE
Community Development District

Annual Operating Budget

Fiscal Year 2025

Proposed Budget

Prepared by:



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Meadow Pointe
Community Development District

Operating Budget
Fiscal Year 2025

Summary of Revenues, Expenditures and Changes in Fund Balances
 General Fund
 Fiscal Year 2025 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL	ACTUAL	ADOPTED	ACTUAL	PROJECTED	TOTAL	ANNUAL
	FY 2022	FY 2023	BUDGET FY 2024	THRU 4/30/2024	May- 9/30/2024	PROJECTED FY 2024	BUDGET FY 2025
REVENUES							
Interest - Investments	6,142	28,743	2,500	38,415	-	38,415	40,000
Interest - Tax Collector	75	1,083	-	1,709	-	1,709	-
Special Assmnts- Tax Collector	1,119,334	1,427,125	1,427,125	1,410,179	16,946	1,427,125	1,427,125
Special Assmnts- Discounts	(42,843)	(54,754)	(57,085)	(54,645)	(2,440)	(57,085)	(57,085)
Other Miscellaneous Revenues	4,202	3,872	5,500	17,532	-	17,532	5,500
Access Cards	2,700	4,979	1,000	2,380	-	2,380	1,000
Insurance Reimbursements	-	10,500	-	-	-	-	-
Amenities Revenue	13,752	16,076	-	5,079	-	5,079	-
TOTAL REVENUES	1,103,362	1,437,624	1,379,040	1,420,649	14,506	1,435,155	1,416,540
EXPENDITURES							
<i>Administrative</i>							
P/R-Board of Supervisors	20,202	13,470	12,000	6,535	5,465	12,000	12,000
FICA Taxes	1,331	643	918	311	607	918	918
ProfServ-Engineering	7,147	3,179	10,000	532	9,468	10,000	10,000
ProfServ-Legal Services	12,489	17,477	10,000	2,738	7,262	10,000	10,000
ProfServ-Mgmt Consulting	77,826	65,208	64,483	37,615	26,868	64,483	64,483
ProfServ-Property Appraiser	150	150	150	150	-	150	150
ProfServ-Recording Secretary	625	-	1,500	-	1,500	1,500	1,500
Auditing Services	4,245	4,245	5,200	-	5,200	5,200	5,000
Website Hosting/Email services	1,553	1,553	1,553	1,553	-	1,553	1,553
Postage and Freight	3,431	4,880	2,000	419	1,581	2,000	2,000
Insurance - General Liability	30,454	32,204	35,364	43,735	-	43,735	35,364
Printing and Binding	53	2	1,500	-	1,500	1,500	1,500
Legal Advertising	3,406	1,898	1,100	143	957	1,100	1,100
Miscellaneous Services	1,713	89	100	-	100	100	100
Misc-Assessment Collection Cost	17,332	22,660	28,543	27,111	1,432	28,543	28,543
Misc-Reserve Study	3,900	-	-	-	-	-	-
Misc-Taxes	2,298	2,298	3,300	3,363	-	3,363	3,300
Annual District Filing Fee	175	175	175	175	-	175	175
Total Administrative	188,330	170,131	177,886	124,380	61,940	186,320	177,686
<i>Field</i>							
Contracts-Security Services	-	1,840	1,600	7,840	-	7,840	12,000
Contracts-Landscape	144,017	170,421	158,421	92,412	66,009	158,421	170,000
Contracts-Landscape Consultant	6,720	6,720	6,720	3,920	2,800	6,720	6,720
Utility - General	13,719	15,537	20,000	9,221	10,779	20,000	23,500
R&M-General	77,874	21,350	36,000	27,129	8,871	36,000	36,000
R&M-Irrigation	450	3,710	10,000	1,800	8,200	10,000	10,000
R&M-Lake	21,120	26,960	27,500	16,030	11,470	27,500	27,500
R&M-Landscape Renovations	19,706	39,435	20,000	7,036	12,964	20,000	20,000
R&M-Mulch	14,850	14,850	13,000	15,000	-	15,000	18,000
R&M-Sidewalks	-	-	10,000	-	10,000	10,000	10,000
R&M-Trees	-	34,160	15,000	3,575	11,425	15,000	15,000
Cap Outlay-Machinery and Equip	112,305	-	5,000	-	5,000	5,000	5,000
Total Field	396,561	334,983	323,241	183,963	147,518	331,481	353,720

Summary of Revenues, Expenditures and Changes in Fund Balances
 General Fund
 Fiscal Year 2025 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2022	ACTUAL FY 2023	ADOPTED BUDGET FY 2024	ACTUAL	PROJECTED	TOTAL	ANNUAL
				THRU 4/30/2024	May- 9/30/2024	PROJECTED FY 2024	BUDGET FY 2025
Road and Street Facilities							
Electricity - Streetlights	163,998	184,086	162,314	96,206	66,108	162,314	195,000
Total Road and Street Facilities	163,998	184,086	162,314	96,206	66,108	162,314	195,000
Parks and Recreation							
Payroll-Salaries	243,242	257,129	270,000	147,783	122,217	270,000	270,000
Payroll-Benefits	-	-	4,500	-	4,500	4,500	4,500
FICA Taxes	18,925	20,059	20,655	11,528	9,127	20,655	20,655
Life and Health Insurance	3,620	1,223	9,000	3,725	5,275	9,000	9,000
Workers' Compensation	4,389	4,098	8,611	3,768	4,843	8,611	8,611
ProfServ-Pool Maintenance	-	41,923	30,000	20,051	9,949	30,000	35,000
Contracts-Pest Control	-	75	1,113	525	588	1,113	1,113
Communication - Telephone	6,142	6,561	6,000	2,443	3,557	6,000	6,000
Utility - General	39,979	44,483	40,000	28,882	11,118	40,000	55,000
R&M-General	-	26,125	38,200	9,381	28,819	38,200	38,200
R&M-Mulch	-	-	5,000	5,664	-	5,664	5,000
R&M-Fitness Equipment	-	1,350	1,800	-	1,800	1,800	4,500
Holiday Decorations	-	6,926	13,000	12,275	725	13,000	13,000
Misc-News Letters	1,259	-	7,500	-	7,500	7,500	6,500
Special Events	-	3,920	5,000	3,050	1,950	5,000	6,000
Op Supplies - General	153,086	55,488	36,287	29,705	6,582	36,287	60,000
Subscriptions and Memberships	-	-	1,043	145	898	1,043	1,043
Capital Outlay	-	41,725	41,700	37,217	4,483	41,700	41,700
Reserves	-	-	176,190	8,271	167,919	176,190	104,312
Total Parks and Recreation	438,286	511,085	715,599	324,413	391,850	716,263	690,134
TOTAL EXPENDITURES	1,187,175	1,200,285	1,379,040	728,962	667,416	1,396,378	1,416,540
Excess (deficiency) of revenues							
Over (under) expenditures	(83,813)	237,339	-	691,687	(652,910)	38,777	(0)
Net change in fund balance	(83,813)	237,339	-	691,687	(652,910)	38,777	(0)
FUND BALANCE, BEGINNING	995,086	911,273	1,148,612	1,148,612	-	1,148,612	1,187,389
FUND BALANCE, BEGINNING	\$ 911,273	\$ 1,148,612	\$ 1,148,612	\$ 1,840,299	\$ (652,910)	\$ 1,187,389	\$ 1,187,389

Exhibit "A"
Allocation of Fund Balances

AVAILABLE FUNDS

	<u>Amount</u>
Beginning Fund Balance - Fiscal Year 2025	\$ 1,187,389
Net Change in Fund Balance - Fiscal Year 2025	-
Reserves - Fiscal Year 2025 Additions	104,312
Total Funds Available (Estimated) - 9/30/2025	1,291,701

ALLOCATION OF AVAILABLE FUNDS

Nonspendable Fund Balance

Deposits	18,775
Subtotal	<u>18,775</u>

Assigned Fund Balance

Operating Reserve - First Quarter Operating Capital	354,135 ⁽¹⁾
Reserves (FY 2024)	176,190
Reserves - Expensed (FY 2024)	(8,271)
Reserves (FY 2025)	104,312
Subtotal	<u>626,366</u>

Total Allocation of Available Funds	645,141
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Total Unassigned (undesignated) Cash	<u><u>\$ 646,560</u></u>
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Notes

(1) Represents approximately 3 months of operating expenditures

Budget Narrative
Fiscal Year 2025

REVENUES

Interest-Investments

The District earns interest on the monthly average collected balance for their operating accounts.

Special Assessments-Tax Collector

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the operating expenditures during the Fiscal Year.

Special Assessments-Discounts

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

Other Miscellaneous Revenues

The District receives amounts for parking permits and other miscellaneous items.

Access Cards

The District receives amounts for key fobs.

Amenities Revenues

The District receives amounts for rental of clubhouse facilities and class fees.

EXPENDITURES

Administrative**P/R-Board of Supervisors/FICA Taxes**

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated \$200 per meeting at which they are in attendance. The amount for the Fiscal Year is based upon all supervisors attending all of the meetings. The members will participate with payroll taxes.

Professional Services-Engineering

The District's engineer provides general engineering services to the District, i.e. attendance and preparation for monthly board meetings when requested, review of invoices, and other specifically requested assignments.

Professional Services-Legal Services

The District's Attorney provides general legal services to the District, i.e., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research as directed or requested by the Board of Supervisors and the District Manager.

Professional Services-Management Consulting Services

The District receives Management, Accounting and Administrative services as part of a Management Agreement with Inframark Infrastructure Management Services. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement.

Professional Services-Property Appraiser

The Property Appraiser provides the District with a listing of the legal description of each property parcel within the District boundaries, and the names and addresses of the owners of such property. The District reimburses the Property Appraiser for necessary administrative costs incurred to provide this service. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The budgeted amount for property appraiser costs was based on a flat fee of \$150.

Budget Narrative
Fiscal Year 2025

EXPENDITURES

Administrative (continued)**Professional Services-Recording Secretary**

The District will use the services of Inframark to transcribe the minutes of the monthly meetings.

Auditing Services

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on contracted fees from an existing engagement letter, including for a moderate increase.

Website Hosting

This represents the expenditure of the District's website and data standards.

Postage and Freight

Actual postage and/or freight used for District mailings including agenda packages, vendor checks and other correspondence.

Insurance-General Liability

The District's General Liability & Public Officials Liability Insurance policy is with Preferred Governmental Insurance Trust. They specialize in providing insurance coverage to governmental agencies. The budgeted amount allows for a projected increase in the premium.

Printing and Binding

Copies used in the preparation of agenda packages, required mailings, and other special projects.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings and other public hearings in a newspaper of general circulation.

Miscellaneous Services

This includes monthly bank charges and other miscellaneous expenses that may be incurred during the year.

Miscellaneous-Assessment Collection Costs

The District reimburses the Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The budgeted amount for collection costs was based on a maximum of 2% of the anticipated assessment collections.

Miscellaneous-Taxes

This includes charges for non ad-valorem property taxes.

Annual District Filing Fee

The District is required to pay an annual fee of \$175 to the Department of Community Affairs.

Field**Contracts-Landscape**

The District currently has a contract with a landscape firm to provide landscaping services for the District. Also included in this are miscellaneous landscape repairs and maintenance items.

MEADOW POINTE

Community Development District

General Fund

Budget Narrative
Fiscal Year 2025**EXPENDITURES****Field** (continued)**Contracts-Landscape Consultant**

The District currently has a contract with a landscape consultant to monitor the quality of the landscaping services.

Utility-General

Electricity and water irrigation usage for District facilities and assets.

R&M-General

The District periodically implements needed repairs to ensure maintenance of District assets.

R&M-Irrigation

This includes repairs and maintenance of the irrigation system to ensure proper operation and adequate water for District plantings.

R&M-Lake

The District currently has a contract with a certified lake maintenance company to ensure the proper flow and function of the storm water system.

R&M-Landscape Renovations

This will include the cost to install any new landscapes within the District.

R&M-Mulch

This includes the cost of mulch for the District facilities.

R&M-Trees

This represents the expenditure of tree replacement with the District.

R&M-Sidewalks

This represents the expenditure of maintaining the sidewalks within the District.

Deed Restrictions

The expenditure of notice of the use of property within the District.

Deed Restriction-Printing & Postage

The expenditure of printing and mailing the deed restrictions to the recipients within the District.

Contracts-Security Services

This represents the expenditure of patrol services with the Florida Highway Patrol.

Capital Outlay-Machinery and Equipment

The District will replace existing equipment or purchase new equipment for District facilities.

Road and Street Facilities**Electricity-Streetlighting**

Streetlighting usage for District facilities and assets.

Parks and Recreation-General**Payroll-Salaries/FICA Taxes**

Payroll and payroll taxes for clubhouse employees.

MEADOW POINTE

Community Development District

General Fund

Budget Narrative
Fiscal Year 2025**EXPENDITURES****Parks & Recreation** (continued)**Life & Health Insurance**

Insurance for employees.

Employee Benefit-401K

The retirement benefit for the District's employees

Workers' Compensation

Workers' compensation for employees.

Communication-Telephone

Telephone and cable expenses for field services.

Utility-General

Electricity and water usage for District facilities and assets.

R&M-General

The District periodically implements needed repairs to ensure maintenance of District assets.

R&M-Mulch

This includes the cost of mulch for the District facilities.

R&M-Pool

The District expenditures related to the maintenance and repair of the pool and/or spa.

R&M-Fitness Equipment

This represents the repair and replacement of equipment within the District's fitness center.

Misc-Newsletters

Costs to publish the District's newsletter and website maintenance.

Operating Supplies-General

The District will provide necessary consumable supplies to operate District facilities.

Contracts-Pest Control

The District has contract with a pest control company to provide services on a monthly basis.

Special Events

This is for any special event the District may hold during the year.

Holiday Decorations

The cost associated with holiday lighting and decorations.

Subscriptions and Memberships

Various membership fees incurred by the District.

Reserves

To establish reserve funds for future repairs and maintenance for the Parks & Recreation area

Capital Outlay

The District will replace existing equipment or purchase new equipment or facilities.

Summary of Revenues, Expenditures and Changes in Fund Balances
Fiscal Year 2025 Proposed Budget

ACCOUNT DESCRIPTION	ACTUAL FY 2022	ACTUAL FY 2023	ADOPTED BUDGET FY 2024	ACTUAL THRU 4/30/2024	PROJECTED May- 9/30/2024	TOTAL PROJECTED FY 2024	ANNUAL BUDGET FY 2025
REVENUES							
Interest - Investments	-	6,742	-	8,999	6,428	15,427	-
Special Assmnts- Tax Collector	152,670	330,649	330,649	326,723	3,926	330,649	330,649
Special Assmnts- Discounts	(5,844)	(12,685)	(13,226)	(12,661)	-	(12,661)	(13,226)
TOTAL REVENUES	146,826	324,706	317,423	323,061	10,354	333,415	317,423
EXPENDITURES							
<i>Administrative</i>							
ProfServ-Administrative	3,575	-	2,100	-	2,100	2,100	2,100
ProfServ-Legal Services	3,339	458	7,000	-	7,000	7,000	7,000
Deed Restrictions	-	-	7,200	-	7,200	7,200	-
Deed Restrictions-Printing & Postage	-	3,730	7,200	366	6,834	7,200	7,200
Misc-Assessment Collection Cost	2,381	5,249	6,613	6,281	332	6,613	6,613
Office Supplies	383	58	3,000	-	3,000	3,000	3,000
Total Administrative	9,678	9,495	33,113	6,647	26,466	33,113	25,913
<i>Garbage/Solid Waste Services</i>							
Utility - Refuse Removal	159,564	298,010	284,310	151,871	132,439	284,310	291,510
Total Garbage/Solid Waste Services	159,564	298,010	284,310	151,871	132,439	284,310	291,510
TOTAL EXPENDITURES	169,242	307,505	317,423	158,518	158,905	317,423	317,423
Excess (deficiency) of revenues Over (under) expenditures	(22,416)	17,201	-	164,543	(148,551)	15,992	-
Net change in fund balance	(22,416)	17,201	-	164,543	(148,551)	15,992	-
FUND BALANCE, BEGINNING	113,198	90,782	107,983	107,983	-	107,983	123,975
FUND BALANCE, ENDING	\$ 90,782	\$ 107,983	\$ 107,983	\$ 272,526	\$ (148,551)	\$ 123,975	\$ 123,975

Exhibit "B"
Allocation of Fund Balances

AVAILABLE FUNDS

	<u>Amount</u>
Beginning Fund Balance - Fiscal Year 2025	\$ 123,975
Net Change in Fund Balance - Fiscal Year 2025	-
Reserves - Fiscal Year 2025 Additions	-
Total Funds Available (Estimated) - 9/30/2025	123,975

ALLOCATION OF AVAILABLE FUNDS

Assigned Fund Balance

Operating Reserve - First Quarter Operating Capital	79,356 ⁽¹⁾
Reserves	-
Subtotal	<u>79,356</u>
Total Allocation of Available Funds	79,356

Total Unassigned (undesignated) Cash	<u>\$ 44,619</u>
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Notes

(1) Represents approximately 3 months of operating expenditures

Budget Narrative
Fiscal Year 2025

REVENUES

Special Assessments-Tax Collector

The District will levy a Non-Ad Valorem assessment on all the assessable property within the District in order to pay for the deed restriction enforcement and trash collection during the Fiscal Year.

Special Assessments-Discounts

Per Section 197.162, Florida Statutes, discounts are allowed for early payment of assessments. The budgeted amount for the fiscal year is calculated at 4% of the anticipated Non-Ad Valorem assessments.

EXPENDITURES

Administrative**Professional Services - Administrative**

The District receives Accounting and Administrative services as part of a Management Agreement with Inframark. The amount is based on a fee of \$175 per month.

Professional Services-Legal Services

The District's Attorney provides general legal services to the District, i.e., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research as directed or requested by the Board of Supervisors and the District Manager including architectural review and deed restriction matters.

Miscellaneous-Assessment Collection Cost

The District reimburses the Tax Collector for her or his necessary administrative costs. Per the Florida Statutes, administrative costs shall include, but not be limited to, those costs associated with personnel, forms, supplies, data processing, computer equipment, postage, and programming. The District also compensates the Tax Collector for the actual cost of collection or 2% on the amount of special assessments collected and remitted, whichever is greater. The budgeted amount for collection costs was based on a maximum of 2% of the anticipated assessment collections.

Office Supplies

Supplies used in the administration of residential services.

Garbage/Solid Waste Services**Utility-Refuse Removal**

The District has a contract with Progressive Waste for residential trash collection.

Meadow Pointe
Community Development District

Supporting Budget Schedules
Fiscal Year 2025

**Comparison of Non-Ad Valorem Assessment Rates
Fiscal Year 2025 vs. Fiscal Year 2024**

Product Designation	General Fund						Total Assessments per Unit				Units
	General Services			Residential Services			FY 2025	FY 2024	Dollar Change	Percent Change	
	FY 2025	FY 2024	Percent Change	FY 2025	FY 2024	Percent Change					
Residential	\$646.22	\$646.22	0.00%	\$226.78	\$226.78	0.00%	\$873.00	\$873.00	\$0.00	0.00%	1458
Commercial	\$8,659.59	\$8,659.59	0.00%	\$0.00	\$0.00	n/a	\$8,659.59	\$8,659.59	\$0.00	0.00%	56
											1,514

NOTE: The assessments provided on this page are based on preliminary numbers and are for review purposes only. The final assessments will be computed with the financial consultant.

ASSESSMENT INCREASE ANALYSIS			
Product	Assessment Increase		
	Per Product	Per Unit O&M % Increase	Per Unit O&M \$ Increase
Residential	\$ -	0%	\$ -
Commercial	\$ -	0%	\$ -
Total	\$ -		Collection costs included

ASSESSMENT TREND ANALYSIS - GENERAL FUND				
FY 2025	FY 2024	FY 2023	FY 2022	FY 2021
\$ 646	\$ 646	\$ 646	\$ 507	\$ 507
\$ 8,660	\$ 8,660	\$ 8,660	\$ 6,792	\$ 6,792

RESOLUTION 2024-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE MEADOW POINTE COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED OPERATION AND MAINTENANCE BUDGET FOR FISCAL YEAR 2024/2025; SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING, AND PUBLICATION REQUIREMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager prepared and submitted to the Board of Supervisors (“**Board**”) of the Meadow Pointe Community Development District (“**District**”) prior to June 15, 2024 a proposed operation and maintenance budget for the fiscal year beginning October 1, 2024 and ending September 30, 2025 (“**Proposed Budget**”); and

WHEREAS, the Board has considered the Proposed Budget and desires to approve the Proposed Budget and set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE MEADOW POINTE COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget, including any modifications made by the Board, attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** The public hearing on said Proposed Budget is hereby declared and set for the following date, hour, and location:

DATE: August 15, 2024
HOUR: 7:00 p.m.
LOCATION: The Meadow Pointe Clubhouse C
28245 County Line Road
Wesley Chapel, FL 33543

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Pasco County at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, Florida Statutes, the District’s Secretary is further directed to post the Proposed Budget on the District’s website at least 2 days before the budget hearing date and shall remain on the website for at least 45 days.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed by Florida law.

6. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED ON MAY 16, 2024.

Attest:

**Meadow Pointe Community
Development District**

Print Name: _____
Secretary / Assistant Secretary

Print Name: _____
Chair/Vice Chair of the Board of Supervisors

Exhibit A: Proposed Budget for Fiscal Year 2024/2025



Brian E. Corley
Supervisor of Elections
 PO Box 300
 Dade City FL 33526-0300

1-800-851-8754
www.PascoVotes.gov

April 22, 2024

Ms. Sandra H. Demarco
 Inframark
 210 N University Dr Suite 702
 Coral Springs FL 33071

Dear Ms. Demarco:

Pursuant to your request, the following voter registration statistics are provided for their respective community development districts as of April 15, 2024.

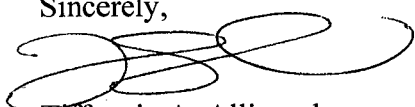
• Abbott Square Community Development District	490
• Chapel Crossing Community Development District	409
• Cobblestone Community Development District	153
• Cypress Preserve Community Development District	1,198
• Harvest Hills Community Development District	80
• Heritage Springs Community Development District	2,076
• Hillcrest Preserve Community Development District	0
• Hilltop Point Community Development District	53
• Lake Bernadette Community Development District	1,421
• Lexington Oaks Community Development District	2,866
• Longleaf Community Development District	1,276
• Meadow Pointe I Community Development District	2,674
• Meadow Pointe II Community Development District	3,297
• New River Community Development District	863
• Northwood Community Development District	1,203
• Oak Creek Community Development District	1,048
• Oakstead Community Development District	2,101
• Running Dog Ranch Community Development District	0
• Suncoast Community Development District	1,481
• The Groves Community Development District	1,098
• Two Rivers East Community Development District	0
• Two Rivers North Community Development District	119
• Two Rivers West Community Development District	0

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- Vista Walk Community Development District 0
- Watergrass I Community Development District 845
- Watergrass II Community Development District 2,071
- West Hillcrest Community Development District 0

As always, please call me if you have any questions or need additional information.

Sincerely,



Tiffannie A. Alligood
Chief Administrative Officer