**MINUTES OF MEETING**
**STUART CROSSING**
**COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Stuart Crossing Community Development District held a Regular Meeting on April 1, 2024 at 11:00 a.m., at the Hampton Inn Bartow, 205 Old Bartow Eagle Lake Rd., Bartow, Florida 33830.

**Present:**

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| Garth Noble | Chair |
| Martha Schiffer | Vice Chair |
| Megan Germino | Assistant Secretary |

**Also present:**

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| Kristen Suit | District Manager |
| Jonathan Johnson (via telephone) | District Counsel |
| Mel Wang | Supervisor-Appointee |

**FIRST ORDER OF BUSINESS** **Call to Order/Roll Call**

Ms. Suit called the meeting to order at 11:03 a.m.

Supervisors Noble, Schiffer and Germino were present. Supervisor Kakridas was not present. One seat was vacant.

**SECOND ORDER OF BUSINESS** **Public Comments**

There were no public comments.

**THIRD ORDER OF BUSINESS** **Consideration of Appointment of Mel Wang to Fill Unexpired Term of Seat 2; Term Expires November 2024**

Mr. Noble nominated Mr. Mel Wang to fill Seat 2.

No other nominations were made.

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| **On MOTION by Mr. Noble and seconded by Ms. Schiffer, with all in favor, the appointment of Mr. Mel Wang to Seat 2, was approved.** |

- **Administration of Oath of Office (the following will also be provided in a separate package)**

Ms. Suit, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. Mel Wang. She provided and reviewed the following items:

**A. Required Ethics Training and Disclosure Filing**

- **Sample Form 1 2023/Instructions**

**B. Membership, Obligation 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**

Mr. Johnson discussed the requirement for the Board Members to complete the four-hour ethics continuing education course by December 31, 2024 and every year thereafter; completion of the requirement will be noted when filing Form 1 in 2025. The links to free online courses will be emailed.

**FOURTH ORDER OF BUSINESS** **Consideration of Resolution 2024-05, Appointing and Removing Officers of the District and Providing for an Effective Date**

Ms. Suit presented Resolution 2024-05. Mr. Noble nominated the following slate:

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| Garth Noble | Chair |
| Martha Schiffer | Vice Chair |
| Megan Germino | Assistant Secretary |
| John Kakridas | Assistant Secretary |
| Mel Wang | Assistant Secretary |

No other nominations were made.

This Resolution does not remove any Board Members.

The following prior appointments by the Board remain unaffected:

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| Craig Wrathell | Secretary |
| Kristen Suit | Assistant Secretary |
| Craig Wrathell | Treasurer |
| Jeffrey Pinder | Assistant Treasurer |

**On MOTION by Mr. Noble and seconded by Ms. Schiffer, with all in favor, Resolution 2024-05, Appointing, as nominated, and Removing Officers of the District and Providing for an Effective Date, was adopted.**

**FIFTH ORDER OF BUSINESS** **Presentation of Supplemental Engineer's Report (for informational purposes)**

Ms. Suit stated that there were no substantial changes to the Supplemental Engineer's Report dated March 1, 2024 or the Final First Supplemental Special Assessment Methodology Report dated March 12, 2024; both were included for informational purposes.

**SIXTH ORDER OF BUSINESS** **Presentation of Final First Supplemental Special Assessment Methodology Report (for informational purposes)**

This item was discussed during the Fifth Order of Business.

**SEVENTH ORDER OF BUSINESS** **Consideration of Resolution 2024-07, Setting Forth the Specific Terms of the District's Special Assessment Bonds, Series 2024 (Assessment Area One Project) ("Series 2024 Bonds"); Making Certain Additional Findings and Confirming and/or Adopting a Supplemental Engineer's Report and a Supplemental Assessment Report; Confirming the Maximum Assessment Lien Securing the Bonds; Addressing the Allocation and Collection of the Assessments Securing the Series 2024 Bonds; Addressing Prepayments; Addressing True-Up Payments; Providing for the**

**Supplementation of the Improvement Lien Book; and Providing for Conflicts, Severability and an Effective Date**

Ms. Suit presented Resolution 2024-07 and read the title.

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| **On MOTION by Ms. Schiffer and seconded by Mr. Noble, with all in favor, Resolution 2024-07, Setting Forth the Specific Terms of the District's Special Assessment Bonds, Series 2024 (Assessment Area One Project) ("Series 2024 Bonds"); Makin Certain Additional Findings and Confirming and/or Adopting a Supplemental Engineer's Report and a Supplemental Assessment Report; Confirming the Maximum Assessment Lien Securing the Bonds; Addressing the Allocation and Collection of the Assessments Securing the Series 2024 Bonds; Addressing Prepayments; Addressing True-Up Payments; Providing for the Supplementation of the Improvement Lien Book; and Providing for Conflicts, Severability and an Effective Date, was adopted.** |

**EIGHTH ORDER OF BUSINESS** **Consideration of Resolution 2024-02, Designating the Location of the Local District Records Office and Providing an Effective Date**

This item was deferred.

**NINTH ORDER OF BUSINESS** **Acceptance of Unaudited Financial Statements as of February 29, 2024**

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| **On MOTION by Ms. Schiffer and seconded by Ms. Germino, with all in favor, the Unaudited Financial Statements as of February 29, 2024, were accepted.** |

**TENTH ORDER OF BUSINESS** **Approval of March 4, 2024 Regular Meeting Minutes**

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| **On MOTION by Ms. Schiffer and seconded by Ms. Germino, with all in favor, the March 4, 2024 Regular Meeting Minutes, as presented, were approved.** |

**ELEVENTH ORDER OF BUSINESS** **Staff Reports**

**A. District Counsel: Kutak Rock LLP**

There was no report.

**B. District Engineer: Rayl Engineering & Surveying, LLC**

The following change will be made to this agenda item:

Change: "Rayl Engineering & Surveying, LLC" to "Kimley-Horn and Associates, Inc."

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

- **NEXT MEETING DATE: May 6, 2024 at 11:00 AM [Presentation of FY2025 Proposed Budget]**
  - **QUORUM CHECK**

The next meeting will be on May 6, 2024; the Proposed Fiscal Year 2025 budget will be on the agenda.

**TWELFTH ORDER OF BUSINESS** **Board Members' Comments/Requests**

There were no Board Members' comments or requests.

**THIRTEENTH ORDER OF BUSINESS** **Public Comments**

There were no public comments.

**FOURTEENTH ORDER OF BUSINESS** **Adjournment**

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| **On MOTION by Ms. Schiffer and seconded by Ms. Germino, with all in favor, the meeting adjourned at 11:19 a.m.** |

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

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Secretary/Assistant Secretary

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Chair/Vice Chair