

**MINUTES OF MEETING
SILVERLAKE
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Silverlake Community Development District held a Public Hearing and Regular Meeting on November 6, 2023 at 5:00 p.m., at the Lake Alfred Public Library, 245 N Seminole Avenue, Lake Alfred, Florida 33850.

Present at the meeting were:

Brady Lefere	Chair
Katarina (Kat) Diggs	Assistant Secretary
Connor Gallagher	Assistant Secretary

Also present:

Kristen Suit	District Manager
Alyssa Willson (via telephone)	District Counsel
Kate John (via telephone)	Kutak Rock LLP

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Ms. Suit called the meeting to order at 5:14 p.m.

Supervisors Lefere, Diggs and Gallagher were present. Supervisors Aponte and Law were not present.

SECOND ORDER OF BUSINESS

Public Comments

There were no public comments.

THIRD ORDER OF BUSINESS

Public Hearing to Hear Public Comments and Objections to the Adoption of the Policies and Rates Regarding District Amenity Facilities

- A. Affidavit of Publication**
- B. Consideration of Resolution 2024-01, Adopting Amenity Facilities Policies and Rates; Providing for Severability and an Effective Date**

On MOTION by Mr. Lefere and seconded by Ms. Diggs, with all in favor, the Public Hearing was opened.

Ms. Suit reviewed District Counsel’s additional modifications to the Annual User Fee on Page 18, Paragraph 3, from the version in the agenda package, which provides standard language to provide consistency with the City’s requirements. She pointed out various rates.

Mr. Lefere’s asked for the following additional revisions to be made to the Amenity Facilities Policies and Rates:

- Page 3, Residents: Clarify language that resident payments will be made through its payment of Operation and Maintenance (O&M) assessments.
- Page 6, Item 7, Pets: Clarify language about emotional support animals.

Ms. Willson will research to confirm that Statute governs emotional support animals and advise at the next meeting.

- Page 7, Item 2, Operating Hours: Clarify language about “dawn to dusk” swimming pool hours consists of 30 minutes before dawn and after dusk, respectively.

Ms. Willson will include the reference “these hours formed as required by statute” to the Operating Hours. Mr. Lefere wanted signage to include “30 minutes before dawn and after dusk.”

No affected property owners or members of the public spoke.

On MOTION by Mr. Lefere and seconded by Ms. Diggs, with all in favor, the Public Hearing was closed.

On MOTION by Mr. Lefere and seconded by Ms. Diggs, with all in favor, Resolution 2024-01, Adopting Amenity Facilities Policies and Rates, in substantial form and authorizing District Counsel to incorporate the revisions discussed and requested by the Board, and to secure final sign off on the final language; Providing for Severability and an Effective Date, was adopted.

FOURTH ORDER OF BUSINESS

Consideration of Resolution 2024-02, Designating the Primary Administrative Office and Principal Headquarters of the District and Providing an Effective Date

This item was deferred.

FIFTH ORDER OF BUSINESS

Consideration of Resolution 2024-03, Designating the Location of the Local District Records Office and Providing an Effective Date

This item was deferred.

SIXTH ORDER OF BUSINESS

Ratify Acceptance of Bill of Sale and General Assignment for Fence/Signs

On MOTION by Mr. Lefere and seconded by Ms. Diggs, with all in favor, acceptance of the Bill of Sale and General Assignment for the Fence/Signs, was ratified.

SEVENTH ORDER OF BUSINESS

Authorization of RFQ for Engineering Services

Ms. Suit stated that no one responded to the advertised Request for Qualifications (RFQ) for District Engineering Services.

Management will email Colliers Engineering & Design, Inc., the Interim District Engineer, when the RFQ is re-advertised.

On MOTION by Mr. Lefere and seconded by Ms. Diggs, with all in favor, authorizing Staff to re-advertise the Request for Qualifications (RFQ) for District Engineering Services, was approved.

EIGHTH ORDER OF BUSINESS

Consideration of City of Lake Alfred Developer's Agreement (Phase 2)

Ms. John reviewed updates to the City of Lake Alfred Developer's Agreement related to constructing the monument sign in Phase 2, within the City's public right-of-way (ROW). The Agreement is similar to the Agreement for Phase 1.

On MOTION by Mr. Lefere and seconded by Ms. Diggs, with all in favor, the City of Lake Alfred Developer’s Agreement related to the Phase 2 monument sign, in substantial form and subject to pending edits by the City, Chair and District Counsel, was approved.

NINTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of September 30, 2023

On MOTION by Mr. Lefere and seconded by Ms. Diggs, with all in favor, the Unaudited Financial Statements as of September 30, 2023, were accepted.

TENTH ORDER OF BUSINESS

Approval of August 7, 2023 Public Hearings and Regular Meeting Minutes

The following change was made:
Line 19: Change “Conner” to “Connor”

On MOTION by Mr. Lefere and seconded by Ms. Diggs, with all in favor, the August 7, 2023 Public Hearings and Regular Meeting Minutes, as amended, were approved.

ELEVENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel: Kutak Rock LLP

Ms. Willson will work with Mr. Lafere and the City to finalize the Developer Agreement and update the District’s Amenity Policies.

B. District Engineer (Interim): Colliers Engineering & Design

There was no report.

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

- **NEXT MEETING DATE: December 4, 2023 at 5:00 PM**
 - **QUORUM CHECK**

The December 4, 2023 meeting will be cancelled. The next meeting will be on February 5, 2024.

TWELFTH ORDER OF BUSINESS

Board Members' Comments/Requests

There were no Board Members' comments or requests.

THIRTEENTH ORDER OF BUSINESS

Public Comments

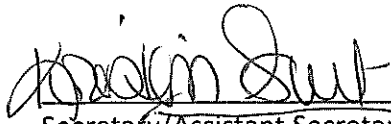
There were no public comments.

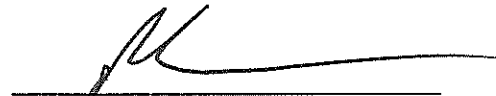
FOURTEENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Lefere and seconded by Ms. Diggs, with all in favor, the meeting adjourned at 5:34 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]


Secretary/Assistant Secretary


Chair/Vice Chair