

1 Ms. Falkowitz spoke about the City run-off elections which had just be held two days
2 before.

3 **FOURTH ORDER OF BUSINESS – CDD Focus For 2023.**

4 Mr. Field reviewed the topics that are front and center for the CDD for 2022-23.
5

6 **FIFTH ODER OF BUSINESS – Approval of Minutes**
7

8 On MOTION by Mr. Gibson, SECONDED by Ms. Falkowitz WITH ALL IN FAVOR, the
9 Board approved the Minutes of the April 12, 2023 CDD Board Meeting.
10

11 **SIXTH ODER OF BUSINESS - Approval of District Disbursements**

12 Gene Field noted that the checks had been reviewed for consistency and the missing
13 checks appropriately reported as void.
14

15 On MOTION by Ms. Falkowitz SECONDED by Mr. Gibson WITH ALL IN FAVOR, the
16 Board approved the Disbursements for the month ending March 31, 2023 in the amount of
17 \$240,848.69.
18

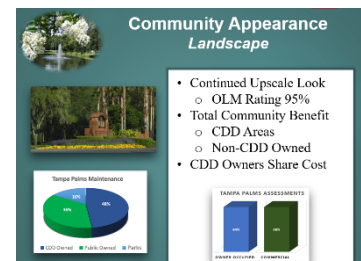
19 **SEVENTH ORDER OF BUSINESS - Consultant Reports**
20

21 **◆ Neighborhood Updates**

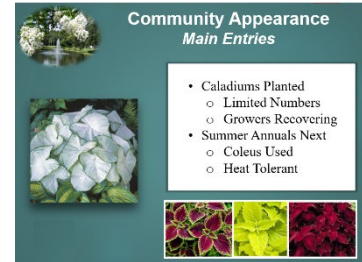
22 Ms. Wilson reported on the results of the OLM inspection
23 that occurred earlier in the week. It was a 93.5.

24 She reviewed the ownership profile of the property
25 maintained by the CDD and noted that 36% of the property that is
26 under the care of Tampa Palms is actually public-owned along the
27 boulevards and spine roads.

28 She further discussed the fact that both the single family owners and commercial
29 owners share the cost of the community maintenance with the commercial (retail and
30 apartments paying 36% of the cost.
31



1 Ms. Wilson reported that the caladiums were being planted
2 this week. She noted that in a normal year 1/3 of the bulbs are
3 replaced but this year there is a shortage of bulbs, attributable to
4 the damage to grower facilities during the 2022 hurricanes.



**Community Appearance
Main Entries**

- Caladiums Planted
 - Limited Numbers
 - Growers Recovering
- Summer Annuals Next
 - Coleus Used
 - Heat Tolerant

The slide features a title, a list of bullet points, and three small images: a pond with flowers, a close-up of white caladiums, and a row of colorful summer annuals.

5 The summer annuals, coleus are scheduled to be planted in
6 June. That plant is chosen because of the variety of colors and its heat tolerance.

7
8 Ms. Wilson reviewed fast acting disease damage that has
9 appeared on some Area 1 main entry palms. There are four palms
10 affected. The palms have been tested for palm bores and are
11 negative.



**Community Appearance
Palm Concerns**

- Area 1 Entry
 - Multiple Palms
 - Fast Acting
- Action
 - Tested For Bores
 - Remove Dead (1)
 - Drench Remaining

The slide features a title, a list of bullet points, and three small images: a pond with flowers, a row of palm trees, and a close-up of a palm frond.

12 Joe Laird is drenching them with Heritage, a powerful
13 fungicide and will give them some time to see if recovering but they may have

14
15 Ms. Wilson advised that the situation with summer fertilizer
16 ban. The legislature has enacted some legislation limiting bans to
17 protect waterways but the language is not clear; it may apply only to
18 new bans so ABM is proceeding to get the fertilizer in place before
19 June 1.



**Community Appearance
Uncertain Summer Fertilizer**

- Last Weekend Change In 2023 State Budget
 - Fertilizer Lobby
 - Stops Summer Bans
- Language Not Clear
 - Can't Amend Existing
 - No New Ordinance
- Unsure If Allowed or Not
 - ABM Applying Now

The slide features a title, a list of bullet points, and a small image of a fertilizer bag with a red 'X' over it.

20
21 **◆ Financial Conditions**

22
23 As part of the normal monthly financial update Ms. Wilson
24 reviewed the status of the investments of CDD. These investments
25 are providing crucial revenue that is essential to moderating the
26 impact of the inflationary conditions on the residents.



**Financial Conditions
Monthly Update**

- Board Investments
 - Vital Revenue
 - \$109 K FY 2023
 - Bank Perils No Danger
 - Rates Drilling Less Favorable
- Evaluating 2023-24 Options
 - Replace Maturing Instruments
 - Chairman Evaluating

The slide features a title, a list of bullet points, and a small image of a stack of green bills and gold coins.

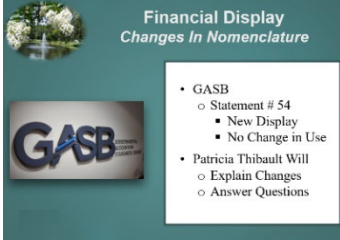
27 The total income from these insured and safe investment for
28 FY 2022-23 is \$109,000.

29 The chairman is evaluating options to replace maturing instruments for and contributes
30 to revenue generation for the upcoming FY 2023-24.

31
32
33

1 ♦ **Financial Display**

2
3 Patricia Thibault, Area Manager for Breeze, Tampa
4 Palm’s management company, reviewed a change in the display
5 of the reserve and other carry-forward funds that has been
6 instituted by Government Accounting Standards Board (GASBP).
7 Essentially the funds that are put aside for specific purposes can



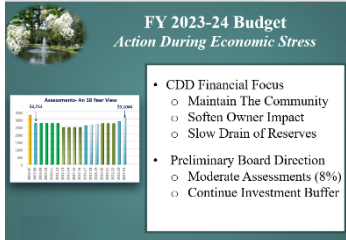
**Financial Display
Changes In Nomenclature**

- GASB
 - Statement # 54
 - New Display
 - No Change in Use
- Patricia Thibault Will
 - Explain Changes
 - Answer Questions

8 be designated as Assigned Funds on the balance sheet, noting. At any time that the Board chose
9 to do so, the Assigned Funds could be modified, by motion of the Board. This more properly
10 identifies

11
12 ♦ **FY 2023-24 Budget**

13
14 Ms. Wilson summarized the strategies behind the
15 development of a budget during a time of financial stress She
16 recapped the discussions of the April meeting which focused on
17 properly maintain the community while at the same time being
18 sensitive to the needs of the owners and slowing the drain on
19 necessary reserves.

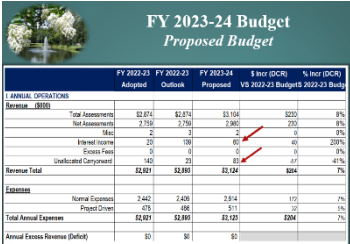


**FY 2023-24 Budget
Action During Economic Stress**

- CDD Financial Focus
 - Maintain The Community
 - Soften Owner Impact
 - Slow Drain of Reserves
- Preliminary Board Direction
 - Moderate Assessments (8%)
 - Continue Investment Buffer

20 She noted that the principal strategies used were to moderate assessments at the 8%
21 level and continue to buffer the revenue with safe but effective investments.

22
23 There followed a discussion of the proposed budget during which
24 Chairman Field discussed the impact of potential investment
25 revenue on the use of carry-forward funds and reviewed the
26 changing opportunities for investments. The Chairman answered
27 questions of Mr. Diaz about callability of investments in a changing
28 interest environment.



**FY 2023-24 Budget
Proposed Budget**

	FY 2022-23 Adopted	FY 2022-23 Outlook	FY 2023-24 Proposed	\$ Over (\$CR)	% Over (\$CR)
I ANNUAL OPERATIONS					
Revenue - (2023)					
Total Assessments	\$2,874	\$2,874	\$3,100	\$227	8%
Total Assessments	2,750	2,750	2,980	230	8%
Main	2	2	2	0	0%
Investment	25	136	45	(40)	(29%)
Special Fees	5	5	5	0	0%
Unallocated Component	140	33	83	(57)	(41%)
Revenue Total	\$2,891	\$2,899	\$3,124	\$224	8%
Expenses					
Normal Expenses	2,442	2,426	2,814	372	15%
Project Driven	479	486	511	32	7%
Total Annual Expenses	\$2,921	\$2,912	\$3,325	\$404	14%
Annual Excess Revenue (Deficit)	\$0	\$87	\$80		

29 Ms. Wilson reviewed the budget and budget noticing
30 process which includes both advertisement and letters to each
31 owner.



**FY 2023-24 Budget
Next Steps....**

- Set Budget Hearing Date
 - July 12, 2023
 - Two Newspaper Notices
 - Letter To Each Owner
- County Notice Due Now
- Approve Resolution 2023-4
 - Adopts Proposed Budget
 - Sets The Hearing Date
- Proposed Budget
 - Cannot Be Increased

1 She further noted that the notice to the County is due 60 days before the Budget Hearing and
2 that the proposed budget cannot be increased after the notice and date are set.

3

4 On MOTION by Ms. Falkowitz, SECONDED by Mr. Gibson, WITH ALL IN FAVOR, the
5 Board Approved the Proposed FY 2023-2024 Budget for Publication and Set the Public
6 Hearing as July 12, 2023 at 6:00 p.m. at the Compton Park Recreational Building by adopting
7 Resolution 2023-4.

8

9 ♦ **Florida Sunshine Laws**

10 Ms. Wilson reviewed the Sunshine Laws of Florida as they
11 apply to public officials. Essentially there may not be any
12 communication between board members on any matter that may
13 come before the board outside of a noticed meeting. Further no
14 intermediary may carry information between board members.



15

16 ♦ **Tampa Palms Blvd**

17 Ms. Wilson reviewed the progress with the Tampa Palms
18 Blvd paving project, in particular noting that the speed tables are
19 now complete and that the next work will focus on final markings,
20 news signs and the pedestrian activated crosswalk lights.



21

22

23 ♦ **Additional Advanced Board Package Materials:**

24 Information regarding financial reports were included in the Advance Board package;
25 copy of which is attached hereto and made a part of the public record.

26

27 **EIGHT ORDER OF BUSINESS – Other Matters**

28 There being none, the next item followed.

29

30 **NINTH ORDER OF BUSINESS – Public Comments**

31 Warren Dixon clarified the acreage from the discussions earlier as to the illegal
32 construction and upland areas.

1 **TENTH ORDER OF BUSINESS - Supervisor Comments**

2 Ms. Falkowitz mentioned the fact that school would soon be out and urged caution with
3 more children on the streets. She also mentioned the extensive array of summer camp options
4 offered by the City of Tampa.

5

6 **ELEVENTH ORDER OF BUSINESS - Adjournment**

7 There being no further business,

8 On MOTION by Mr. Diaz SECODED by Mr. Gibson ALL IN FAVOR, the meeting was
9 adjourned.

10 **These minutes were done in summation format, not verbatim.*

11 **Each person who decides to appeal any decision made by the Board with respect to any matter*
12 *considered at the meeting is advised that person may need to ensure that a verbatim record of*
13 *the proceedings is made, including the testimony and evidence upon which such appeal is to*
14 *be based.*

15 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a
16 publicly noticed meeting held on June 14, 2023.

17 
18 _____

19 **Signature**

20

21 Patricia Thibault

22 **Printed Name**

23 **Title:**

24 **Secretary**

25 **District Manager**



Signature

Gene Field

Printed Name

Title:

Vice Chairperson

Chairperson