

**Lake St. Charles Community Development District
Board of Supervisors' General Meeting Agenda**

7:00 p.m., November 2, 2021

Lake St. Charles Clubhouse, 6801 Colonial Lake Dr., Riverview, Florida 33578

Board of Supervisors

Sabrina Peacock, Chair 951-8327

Robb Fannin, Vice Chair, 785-5423

Dave Nelson, Secretary/Treasurer, 293-7979

Virginia Gianakos, Supervisor, 293-4728

Marlon K. Brownlee, Supervisor, 813-485-5685

LSC CDD Staff

Adriana Urbina, District Manager,
741-9768

Mark Cooper, Property Manager, 990-7555

Luis Martinez, Facilities Monitor, 990-7250

<i>Time</i>	<i>Item</i>
7:00 – 7:05	<ol style="list-style-type: none"> 1. CALL TO ORDER 2. PLEDGE OF ALLEGIANCE 3. INVOCATION (CHAIR PEACOCK) 4. ACKNOWLEDGMENT OF SUPERVISORS AND STAFF PRESENT 5. INTRODUCTION OF HOMEOWNERS, RESIDENTS AND PUBLIC AND IDENTIFICATION OF PARTIES WISHING TO MAKE PUBLIC COMMENTS
7:05 – 7:15	6. PUBLIC COMMENTS (UP TO 3 MINUTES PER SPEAKER, 10 MINUTES DESIGNATED)
	1. Homeowners Requesting to Speak (Please State Name Prior to Remarks)
7:15 – 7:20	7. CONSENT AGENDA (5 Minutes)
	<ol style="list-style-type: none"> 1. Approval of additions to the agenda and removal of additional consent agenda items with questions as requested by board members. 2. Approval of Consent Item Agenda <ol style="list-style-type: none"> a. October 5, 2021 Meeting Minutes b. Committee Meeting Minutes for October 2021 <ol style="list-style-type: none"> i. Treasurer's Review Committee ii. Security and Grounds Committee iii. Management Committee iv. Strategic Committee c. September 2021 Financial Statements d. October 2021 Property Manager Report e. October 2021 Facilities Monitor Report (Separate from packet)

7:20-7:35	8. JOE CHIELLINI (ASI REPRESENTATIVE) (15 Minutes)
7:35-8:05	9. COMMITTEE REPORTS (30 Minutes)
	<ol style="list-style-type: none"> 1. Treasurer's Review Committee – Treasurer Nelson <ol style="list-style-type: none"> a. The Treasurer's Review Committee recommends waiving Policy #3200-3200.7 Allocation of Cash Back Rewards. \$2,104.18 is to be deposited into the District's Checking account (Operations & Maintenance). b. The Treasurer's Review Committee recommends transferring \$35,000 from the District's Money Market account (reserve account) into the District's Checking account (operations & maintenance). This transaction will be needed to prevent a cash flow shortage. Funds will be transferred back into the Money Market account once the District receives an assessment distribution form Hillsborough County's Tax Collector. 2. Grounds/Security Committee – Committee Chair Fannin 3. Management Committee – Committee Chair Peacock 4. Strategic Planning Committee – Committee Chair Brownlee <ol style="list-style-type: none"> a. District Assessment Discussion
8:05-8:10	10. APPOINTMENT OF BOARD OFFICE POSITIONS & SUB-COMMITTEE APPOINTMENTS (5 Minutes) <ol style="list-style-type: none"> a. The Management Committee nominates; <ul style="list-style-type: none"> Supervisor Rob Fannin as Chairman Supervisor Dave Nelson as Vice-Chairman Supervisor Virginia Gianakos as Secretary/Treasurer b. The Management Committee nominates; <ul style="list-style-type: none"> Supervisor Rob Fannin as Chair of the Management Committee Supervisor Dave Nelson as Chair of the Security/Grounds Committee Supervisor Virginia Gianakos as Chair of the Treasurer's Review Committee Supervisor Marlon Brownlee as Chair of the Strategic Planning Committee
8:10- 8:20	11. MATTERS RELATING TO CDD ADMINISTRATION: CHAIR (10 Minutes)
	GENERAL REMARKS – Chair of The Board of Supervisors
8:20-8:30	12. PROPERTY MANAGER (10 Minutes)
	Items for Consideration by Property Manager - Mark Cooper <ol style="list-style-type: none"> 1. Property Management Report
8:30–8:35	13. DISTRICT MANAGER (5 Minutes)

	Items for Consideration by District Manager – Adriana Urbina 1. District Manager Report
8:35 –8:45	14. REMAINING CONSENT ITEMS REMOVED FOR DISCUSSION (10 Minutes)
8:45	ADJOURN