

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

7:00 p.m., February 6, 2024

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

Board of Supervisors

Marlon K, Brownlee, Chair, 813-485-5685

Yvonne Brown, Vice-Chair, 813-503-8469

Virginia Gianakos, Treasurer, 293-4728

Robb Fannin, Supervisor, 785-5423

Benjamin Turinsky, Supervisor, 813-449-1560

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 BROWNLEE) 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 – 7:35	6. PUBLIC COMMENTS (UP TO 3 MINUTES PER SPEAKER, 30 MINUTES DESIGNATED)
	1. Homeowners Requesting to Speak (Please State Name Prior to Remarks)
7:35 – 7:40	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. January 9, 2024 Meeting Minutes b. Committee Meeting Minutes for January 2024 <ol style="list-style-type: none"> i. Treasurer's Review Committee ii. Security and Grounds Committee iii. Management Committee iv. Strategic Committee c. December 2023 Financial Statements d. January 2024 Facilities Monitor Report (Separate from packet)
7:40-8:30	8. COMMITTEE REPORTS (50 Minutes)

	<ol style="list-style-type: none"> 1. Treasurer’s Review Committee – Committee Chair Gianakos 2. Grounds/Security Committee – Committee Chair Turinsky 3. Management Committee – Committee Chair Brown <ol style="list-style-type: none"> a. The Management Committee recommends approving a 2% salary increase for all staff per the Approved Resolution 2023-04 Lake St. Charles District Budget and Assessment Roll Adoption. This increase will take effect retroactively to October 1, 2023. b. The Management Committee recommends approving a 5 year agreement with Appy Pie to continue maintaining the District’s app, not to exceed \$4,500. c. The Management Committee recommends updating the posted clubhouse hours to reflect District Administrator Assistant schedule. Monday 9AM to 3:30PM Tuesday 9AM to 3:30PM Wednesday 1PM to 7PM Thursday 10AM to 3:30PM Friday 9AM to 3:30PM 4. Strategic Planning Committee – Committee Chair Brownlee
8:30- 8:40	9. MATTERS RELATING TO CDD ADMINISTRATION: CHAIR BROWNLEE (10 Minutes)
	GENERAL REMARKS – Chair of The Board of Supervisors
8:40-8:45	10. PROPERTY MANAGER (5 Minutes)
	Items for Consideration by Property Manager - Mark Cooper <ol style="list-style-type: none"> 1. Property Management Report
8:45–8:50	11. DISTRICT MANAGER (5 Minutes)
	Items for Consideration by District Manager – Adriana Urbina <ol style="list-style-type: none"> 1. District Manager Report
8:50 –9:00	12. REMAINING CONSENT ITEMS REMOVED FOR DISCUSSION (10 Minutes)
9:00	ADJOURN