

**MINUTES OF MEETING  
BOYETTE PARK  
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Boyette Park Community Development District held a Public Hearing and Regular Meeting on July 24, 2023, at 6:00 p.m., at the Hilton Garden Inn Tampa/Riverview/Brandon, 4328 Garden Vista Drive, Riverview, Florida 33578.

**Present were:**

|                |                     |
|----------------|---------------------|
| Joshua Yearout | Chair               |
| Greg Murphy    | Vice Chair          |
| Bob Windheuser | Assistant Secretary |
| David Puzzo    | Assistant Secretary |

**Others present were:**

|                                   |                  |
|-----------------------------------|------------------|
| Kristen Suit                      | District Manager |
| Lindsay Whelan (via telephone)    | District Counsel |
| Bennett Davenport (via telephone) | Kutak Rock LLP   |

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Ms. Suit called the meeting to order at 6:00 p.m.

Supervisors Yearout, Puzzo, Windheuser and Murphy, were present. Supervisor Allen was not present.

**SECOND ORDER OF BUSINESS**

**Public Comments**

No members of the public spoke.

**THIRD ORDER OF BUSINESS**

**Public Hearing on Adoption of Fiscal Year  
2023/2024 Budget**

- A. Affidavit of Publication**
- B. Consideration of Resolution 2023-06, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2023, and Ending**

**September 30, 2024; Authorizing Budget Amendments; and Providing an Effective Date**

**On MOTION by Mr. Yearout and seconded by Mr. Murphy, with all in favor, the Public Hearing was opened.**

Ms. Suit reviewed the proposed Fiscal Year 2024 budget and noted that no adjustments were made to the budget since it was last presented.

No affected property owners or members of the public spoke.

**On MOTION by Mr. Yearout and seconded by Mr. Murphy, with all in favor, the Public Hearing was closed.**

Ms. Suit presented Resolution 2023-06 and read the title.

**On MOTION by Mr. Windheuser and seconded by Mr. Yearout, with all in favor, Resolution 2023-06, Relating to the Annual Appropriations and Adopting the Budget for the Fiscal Year Beginning October 1, 2023, and Ending September 30, 2024; Authorizing Budget Amendments; and Providing an Effective Date, was adopted.**

**FOURTH ORDER OF BUSINESS**

**Consideration of Resolution 2023-07, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2023/2024; Providing for the Collection and Enforcement of Special Assessments; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date**

Ms. Suit presented Resolution 2023-07 and read the title.

**On MOTION by Mr. Yearout and seconded by Mr. Murphy, with all in favor, Resolution 2023-07, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2023/2024; Providing for the Collection and Enforcement of Special Assessments; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date, was adopted.**

**FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2023-08, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2023/2024 and Providing for an Effective Date**

Ms. Suit presented Resolution 2023-08.

Discussion ensued regarding changing the meeting location, re-advertising a new meeting location, meeting room rental costs, ratification process and changing the July 2024 meeting date to avoid a quorum issue.

Ms. Whelan recommended adopting the Resolution and directing a Board representative and Ms. Suit to research alternative meeting locations. If a new location is found, it will be published in the newspaper and ratified at the next meeting.

The Fiscal Year 2023/2024 meeting schedule will be amended as follows:

DATE: Change "July 22, 2024" to "June 24, 2024"

**On MOTION by Mr. Yearout and seconded by Mr. Murphy, with all in favor, Resolution 2023-08, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2023/2024, as amended, and Providing for an Effective Date, was adopted.**

**SIXTH ORDER OF BUSINESS**

**Update: General Election - November 5, 2024 [Seats 1, 4 & 5]**

- **Qualifying Period: Noon, Monday, June 10, 2024 - Noon, Friday, June 14, 2024**

Ms. Suit stated Seats 1, 4 and 5 are up for election in 2024; two of the three seats are general election seats and one is a Landowner-elected seat with a four-year term. The General Election will be on November 5, 2024.

Ms. Whelan stated that Board Members whose seats will be up for election in the General Election and who are interested in remaining on the Board must qualify with the Supervisor of Elections (SOE) office in order for their name to appear on the ballot.

**SEVENTH ORDER OF BUSINESS**

**Acceptance of Unaudited Financial Statements as of June 30, 2023**

Ms. Suit presented the Unaudited Financial Statements as of June 30, 2023.

**On MOTION by Mr. Windheuser and seconded by Mr. Yearout, with all in favor, the Unaudited Financial Statements as of June 30, 2023, were accepted.**

**EIGHTH ORDER OF BUSINESS**

**Approval of April 24, 2023 Regular Meeting Minutes**

**On MOTION by Mr. Murphy and seconded by Mr. Yearout, with all in favor, the April 24, 2023 Regular Meeting Minutes, as presented, were approved.**

**NINTH ORDER OF BUSINESS**

**Staff Reports**

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

Ms. Whelan introduced Mr. Bennett Davenport, who will assist her in servicing the CDD. She reported that the Ethics Bill was passed by the Florida Legislature, which means that, beginning in 2024, Supervisors are required to attend ethics training annually. The Ethics Commission is preparing a training module. The requirements are still being researched; updates will be provided.

**B. District Engineer: Clearview Land Design, P.L.**

There was no report.

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

- **644 Registered Voters in District as of April 15, 2023**
- **NEXT MEETING DATE: February 26, 2024 at 6:00 P.M.**
  - **QUORUM CHECK**

**TENTH ORDER OF BUSINESS**

**Board Members' Comments/Requests**

There were no Board Members' comments or requests.

**ELEVENTH ORDER OF BUSINESS**

**Public Comments**

There were no public comments.


**TWELFTH ORDER OF BUSINESS**

**Adjournment**

**On MOTION by Mr. Yearout and seconded by Mr. Windheuser, with all in favor, the meeting adjourned at 6:22 p.m.**

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

  
Secretary/Assistant Secretary

  
Chair/Vice Chair