

MINUTES OF MEETING
GARDENS AT HAMMOCK BEACH
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Gardens at Hammock Beach Community Development District was held on Friday, March 22, 2024 at 12:30 p.m. at the Hilton Garden Inn Palm Coast, 55 Town Center Boulevard, Palm Coast, Florida.

Present and constituting a quorum were:

Clint Smith	Chairman
David Lusby	Vice Chairman
William Livingston	Assistant Secretary

Also present was:

George Flint	District Manager
Jeremy LeBrun	GMS
Vincent Sullivan	District Counsel

The following is a summary of the discussions and actions taken at the March 22, 2024 Gardens at Hammock Beach Community Development District's Meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. LeBrun called the meeting to order at 12:30 p.m. A quorum was present.

SECOND ORDER OF BUSINESS

Public Comment Period

There being no comments, the next item followed.

THIRD ORDER OF BUSINESS

Approval of Minutes of the July 21, 2023 Meeting

Mr. LeBrun presented the minutes of the July 21, 2023 meeting, which were included in the agenda package. There were no corrections.

On MOTION by Mr. Smith seconded by Mr. Livingston with all in favor the Minutes of the July 23, 2023 Meeting were approved, as presented.

FOURTH ORDER OF BUSINESS

**Consideration of Resolution 2024-01
Approving the Proposed Fiscal Year 2025
Budget and Setting a Public Hearing**

Mr. LeBrun explained that the CDD was required to approve a Proposed Budget by June 15th of each year and set the date, place and time of the public hearing for final consideration. Resolution 2024-01, which was included in the agenda package, included Exhibit A, the Proposed Budget. The public hearing was scheduled for July 19, 2024 at 12:30 p.m. at this location. It was similar to last year’s budget, contemplating that the District would continue to operate under a Developer Funding Agreement in lieu of imposing assessments. Mr. Flint indicated that the budget was not binding on the Board. Mr. Smith was concerned about the postage. Mr. Flint pointed out that they try to limit the postage as much as possible.

On MOTION by Mr. Smith seconded by Mr. Lusby with all in favor Resolution 2024-01 Approving the Proposed Budget for Fiscal Year 2025 and Setting a Public Hearing for July 19, 2024 at 12:30 p.m. at this location was approved.

FIFTH ORDER OF BUSINESS

Staff Reports

A. Attorney

There being no comments, the next item followed.

B. Engineer

There being no comments, the next item followed.

C. District Manager’s Report

i. Balance Sheet and Income Statement

Mr. LeBrun presented the Unaudited Financials through February 29, 2024, which were included in the agenda package. No action was required by the Board. Mr. Flint noted that there was \$694 in the Operating Account.

ii. Ratification of Funding Requests #20 - #29

Mr. LeBrun presented Funding Request #20 through #29, which was included in the agenda package and transmitted to the developer under the Developer Funding Agreement.

On MOTION by Mr. Smith seconded by Mr. Livingston with all in favor Funding Requests #20 - #29 was ratified.

iii. CDD Ethics Training Requirement

Mr. LeBrun reported that the Florida Legislature, recently enacted a law that all CDD Board Members must complete four hours of ethics training each year, covering topics including the Ethics Law, Sunshine Law, Board of Constitution and public records. Board Members were required to self-certify, starting in 2025, that they completed those four hours of training on their annual Form 1 Financial Disclosure Statement by July 1st of each year. The training would start on January 1, 2024. A Memorandum was provided to the Board, including links to resources that would assist the Board of Supervisors to meet that requirement, which would be sent to the Board via email, for Board Members to click on. Free videos and audio recordings would be available online to complete the training on The Florida Commission on Ethics website, to complete the requirement in 50-minute increments. Mr. Livingston questioned how many times they must go through this process, if they served on multiple Boards. Mr. Flint confirmed that they were only required to complete the four hours. Mr. LeBrun recommended that, once the Supervisors completed the training, they note the date and time that they completed it. No certificate would be issued. Mr. LeBrun also reminded the Board that their Form 1 was due this year, as of July 1, 2024 and must be filed electronically, for this year. A link for registration, would be sent to the Board, from the Florida Commission on Ethics, versus filing a hard copy with the Supervisor of Elections. Mr. LeBrun advised the Board Members to inform his office, if they did not receive their Form 1 by April. Mr. Flint pointed out that the Supervisor of Elections was no longer involved in the process.

SIXTH ORDER OF BUSINESS

Other Business

There being no comments, the next item followed.

SEVENTH ORDER OF BUSINESS

Supervisor’s Request

There being no comments, the next item followed.

EIGHTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Smith seconded by Mr. Lusby with all in favor the meeting was adjourned.



Secretary/Assistant Secretary



Chairman/Vice Chairman