



**VERANDA
COMMUNITY DEVELOPMENT
DISTRICT**

**CITY OF PORT ST. LUCIE
LANDOWNERS' MEETING &
REGULAR BOARD MEETING
NOVEMBER 14, 2022
10:30 A.M.**

Special District Services, Inc.
The Oaks Center
2501A Burns Road
Palm Beach Gardens, FL 33410

www.verandacdd.org
561.630.4922 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile

AGENDA
VERANDA COMMUNITY DEVELOPMENT DISTRICT
Veranda Clubhouse
238 SE Courances Drive
Port St. Lucie, Florida 34984
LANDOWNERS' MEETING
November 14, 2022
10:30 a.m.

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Establish Quorum
- D. Consider Adoption of Election Procedures.....Page 4
- E. Election of Chairperson for Landowners' Meeting
- F. Election of Secretary for Landowners' Meeting
- G. Approval of Minutes
 - 1. November 9, 2020 Landowners' Meeting Minutes.....Page 7
- H. Election of Supervisors
 - 2. Determine Number of Voting Units Represented or Assigned by Proxy.....Page 10
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 - 4. Casting of Ballots.....Page 11
 - 5. Ballot Tabulations
- I. Certification of the Results
- J. Landowners' Closing Comments
- K. Adjourn

St Lucie News Tribune
1801 U.S. 1, Vero Beach, FL 32960

AFFIDAVIT OF PUBLICATION

VERANDA COMMUNITY DEVELOPMENT DIST
2501 BURNS RD # A

PALM BEACH GARDENS, FL 33410-5207

STATE OF WISCONSIN
COUNTY OF BROWN

Before the undersigned authority personally appeared, said legal clerk, who on oath says that he/she is a legal clerk of the St Lucie News Tribune, a daily newspaper published at Fort Pierce in St. Lucie County, Florida: that the attached copy of advertisement was published in the St Lucie News Tribune in the following issues below. Affiant further says that the said St Lucie News Tribune is a newspaper published in Fort Pierce in said St. Lucie County, Florida, and that said newspaper has heretofore been continuously published in said St. Lucie County, Florida, daily and distributed in St. Lucie County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid or promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper. The St Lucie News Tribune has been entered as Periodical Matter at the Post Offices in Fort Pierce, St. Lucie County, Florida and has been for a period of one year next preceding the first publication of the attached copy of advertisement.

Issue(s) dated before where the dates are noted or by publication on the newspaper's website, if authorized, on :

10/21/2022, 10/28/2022

Rona Kanitz

Subscribed and sworn to before on October 28, 2022:

Kathleen Allen

Notary, State of WI, County of Brown

1-7-25

My commission expires

KATHLEEN ALLEN
Notary Public
State of Wisconsin

Publication Cost: \$454.86
Ad No: 0005452104
Customer No: 2223160
PO #: 11/14

NOTICE OF LANDOWNERS
MEETING AND ELECTION AND
MEETING OF THE BOARD OF
SUPERVISORS OF THE VERAN-
DA COMMUNITY DEVELOP-
MENT DISTRICT

Notice is hereby given to the public and all landowners within Veranda Community Development District (the "District") the location of which is generally described as comprising a parcel or parcels of land containing approximately 131.251 acres, located west of the Sunshine State Parkway, south of Becker Road and north of the Martin County line in St. Lucie County, Florida, advising that a meeting of landowners will be held for the purpose of electing three (3) persons to the District Board of Supervisors. Immediately following the landowners' meeting there will be convened a meeting of the Board of Supervisors for the purpose of considering certain matters of the Board to include election of certain District officers, and other such business which may properly come before the Board.

DATE:
November 14, 2022
TIME:
10:30 a.m.
PLACE:
Veranda Clubhouse

238 SE Courances Drive
Port St Lucie, FL 34984

Each landowner may vote in person or by written proxy. Proxy forms may be obtained upon request at the office of the District Manager, 2501A Burns Road, Palm Beach Gardens, Florida 33410. At said meeting each landowner or his or her proxy shall be entitled to nominate persons for the position of Supervisor and cast one vote per acre of land, or fractional portion thereof, owned by him or her and located within the District for each person to be elected to the position of Supervisor. A fraction of an acre shall be treated as one acre, entitling the landowner to one vote with respect thereto. Platted lots shall be counted individually and rounded up to the nearest whole acre. The acreage of platted lots shall not be aggregated for determining the number of voting units held by a landowner or a landowner's proxy. At the landowners' meeting the landowners shall select a person to serve as the meeting chair and who shall conduct the meeting.

The landowners' meeting and the Board of Supervisors meeting are open to the public and will be conducted in accordance with the provisions of Florida law. One or both of the meetings may be continued to a date, time, and place to be specified on the record at such meeting. A copy of the agenda for these meetings may be obtained from 2501A Burns Road, Palm Beach Gardens, Florida 33410. There may be an occasion where one or more supervisors will participate by speaker telephone.

Any person requiring special

accommodations to participate in these meetings is asked to contact the District Office at (561) 630-4922 and/or toll free at 1-877-737-4922, at least 48 hours before the hearing. If you are hearing or speech impaired, please contact the Florida Relay Service at (800) 955-8770 for aid in contacting the District Office.

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

Michael McElligott
District Manager
Pub Oct 21st, 28th 2022
TCN5452104



SPECIAL DISTRICT (CDD) ELECTION PROCEDURES

1. Landowners' Meeting

In accordance with the provisions of Chapter 190, Florida Statutes, it is required that an initial meeting of the Landowners of the District be held within ninety (90) days following the effective date of the rule or ordinance establishing the District and thereafter every two (2) years during the month of November for the purpose of electing Supervisors. The second election by landowners shall be held on the first Tuesday in November; thereafter, there shall be an election of supervisors every two (2) years in November on a date established by the Board of Supervisors. The assembled Landowners shall organize by electing a Chairperson, who shall preside over the meeting; and a Secretary shall also be elected for recording purposes.

2. Establishment of Quorum

Any Landowner(s) present or voting by proxy shall constitute a quorum at the meeting of the Landowners.

3. Nomination of Candidates

At the meeting, the Chairperson shall call for nominations from the floor for Candidates for the Board of Supervisors. When there are no further nominations, the Chairperson shall close the floor for nominations. The names of each Candidate and the spelling of their names shall be announced. Nominees need not be present to be nominated.

4. Voting

Each Landowner shall be entitled to cast one (1) vote for each acre (or lot parcel), or any fraction thereof, of land owned by him or her in the District, for each open position on the Board. (For example, if there are three (3) positions open, an owner of one (1) acre or less (or one lot parcel) may cast one (1) vote for each of the three (3) positions. An owner of two (2) acres (or two lot parcels) may cast two (2) votes for each of the three (3) positions.) Each Landowner shall be entitled to vote either in person or by a representative present with a lawful written proxy.

5. Registration for Casting Ballots

The registration process for the casting of ballots by Landowners or their representatives holding their proxies shall be as follows:

- a) At the Landowners' Meeting and prior to the commencement of the first casting of ballots for a Board of Supervisor position, each Landowner, or their representative if proxies are being submitted in lieu thereof, shall be directed to register their attendance and the total number of votes by acreage (or lot parcels) to which each claims to be entitled, with the elected Secretary of the meeting or the District's Manager.

- b) At such registration, each Landowner, or their representative with a lawful proxy, shall be provided a numbered ballot for the Board of Supervisor position(s) open for election. A District representative will mark on the ballot the number of votes that such Landowner, or their representative, is registered to cast for each Board of Supervisor position open for election.
- c) All Landowner proxies shall be collected at the time of registration and retained with the Official Records of the District for subsequent certification or verification, if required.

6. Casting of Ballots

Registration and the issuance of ballots shall cease once the Chairperson calls for the commencement of the casting of ballots for the election of a Board of Supervisor(s) and thereafter no additional ballots shall be issued.

The Chairperson will declare that the Landowners, or their representatives, be requested to cast their ballots for the Board of Supervisor(s). Once the ballots have been cast, the Chairperson will call for a collection of the ballots.

7. Counting of Ballots

Following the collection of ballots, the Secretary or District Manager shall be responsible for the tabulation of ballots in order to determine the total number of votes cast for each candidate that is seeking election.

At the second and subsequent landowner elections*, the two (2) candidates receiving the highest number of votes will be declared by the Chairperson as elected to the Board of Supervisors for four-year terms. The candidate receiving the next highest number of votes will fill the remaining open position on the Board of Supervisors for a two-year term, as declared by the Chairperson.

* At the final landowner election (*after the 6th or 10th year*), the candidate receiving the highest number of votes will be elected to the Board of Supervisors for a four-year term (two (2) supervisors are elected by General Election).

8. Contesting of Election Results

Following the election and announcement of the votes, the Chairperson shall ask the Landowners present, or those representatives holding proxies for Landowners, whether they wish to contest the election results. If no contests are received, said election results shall thereupon be certified.

If there is a contest, the contest must be addressed to the Chairperson and thereupon the individual casting a ballot that is being contested will be required to provide proof of ownership of the acreage (or lot parcels) for which they voted at the election within five (5) business days of the Landowners' Meeting. The proof of ownership shall be submitted to the District Manager who will thereupon consult with the District's General Counsel and together they will review the material provided and will determine the legality of the contested ballot(s). Once the contests are resolved, the Chairperson shall reconvene the Landowners' Meeting and thereupon certify the election results.

9. Recessing of Annual Landowners' Meeting

In the event there is a contest of a ballot or of the election, the Landowners' Meeting shall be recessed to a future time, date and location, at which time the election findings on the contest shall be reported in accordance with the procedure above and the newly elected Supervisor(s) shall thereupon take their Oath of Office.

10. Miscellaneous Provisions

- a) Each Landowner shall only be entitled to vote in person or by means of a representative attending in person and holding a lawful written proxy in order to cast said Landowner's votes.
- b) Proxies will not require that proof of acreage (or lot parcel) ownership be attached. Rather, proof of ownership must be provided timely by the holder of the proxy, if the proxy is contested in accordance with the procedure above.

VERANDA COMMUNITY DEVELOPMENT DISTRICT
LANDOWNERS' MEETING
NOVEMBER 9, 2020

A. CALL TO ORDER

District Manager Michael McElligott called the November 9, 2020, Landowners' Meeting of the Veranda Community Development District to order at 10:30 a.m. in the Veranda Clubhouse located at 238 SE Courances, Port St. Lucie, Florida 34984

B. PROOF OF PUBLICATION

Mr. McElligott presented proof of publication that notice of the Landowners' Meeting had been published in *St. Lucie News Tribune* on October 13, 2020, and October 20, 2020, as legally required.

C. ESTABLISH A QUORUM

One properly executed proxy form was submitted by DiVosta Homes, LP appointing David Kanarek as its duly authorized representative for 25 acres of land within the Veranda CDD. No other landowners were in attendance.

Mr. McElligott indicated that the proxy from DiVosta Homes, LP satisfied the quorum requirements and that the meeting could proceed.

Mr. McElligott explained that this Landowners' Election would be for Seats 1, 2 and 4, with the two candidates with the highest number of votes receiving four (4) year terms, and the third highest number of votes receiving a two (2) year term.

D. CONSIDER ADOPTION OF ELECTION PROCEDURES

Mr. McElligott presented and reviewed the proposed Election Procedures contained in the Landowners' packet.

A **motion** was made by Mr. Dinsmore, seconded by Mr. Kanarek and passed unanimously to adopt the Election Procedures, as presented.

E. ELECTION OF CHAIR FOR LANDOWNERS' MEETING

Mr. Dinsmore **elected** David Kanark as Chair for the Landowners' Meeting, seconded by Mr. Maxey and the **motion** passed unanimously.

F. ELECTION OF SECRETARY FOR LANDOWNERS' MEETING

Mr. Maxey **elected** Mr. McElligott as Secretary for the Landowners' Meeting, seconded by Mr. Dinsmore and the **motion** passed unanimously.

VERANDA COMMUNITY DEVELOPMENT DISTRICT
LANDOWNERS' MEETING
NOVEMBER 9, 2020

G. APPROVAL OF MINUTES

1. November 13, 2017, Landowners Meeting

The November 13, 2017, Landowners Meeting Minutes were presented for approval.

A **motion** was then made by Mr. Maxey, seconded by Mr. Kanarek and passed unanimously to approve the November 13, 2017, Landowners Meeting Minutes, as presented

H. ELECTION OF SUPERVISORS

1. Determine Number of Voting Units Represented or Assigned by Proxy

Mr. McElligott determined that Mr. Maxey's proxy for the landowner, DiVosta Home's constituted Twenty-Five (25) votes present.

2. Nomination of Candidates

Mr. McElligott opened the floor for nominations. Mr. Maxey, nominated the following individuals as candidates for the Board of Supervisors:

Candidates
Garrett Dinsmore
David Kanarek
Jamaine Lemon

.
.

3. Casting of Ballots

Mr. McElligott advised the landowner to cast his votes for the candidates. The resulting vote was as follows:

Candidates	Votes Cast
Garrett Dinsmore	25
David Kanarek	25
Jamaine Lemon	24

4. Ballot Tabulations

VERANDA COMMUNITY DEVELOPMENT DISTRICT
LANDOWNERS' MEETING
NOVEMBER 9, 2020

After tabulating the results, Mr. McElligott announced that Garrett Dinsmore and David Kanarek have been elected for 4-year terms; and Jamaine Lemon has been elected for 2-year terms.

5. Certification of the Results

Mr. McElligott asked if there were any challenges to the election and, hearing none, certified the results of the election.

I. LANDOWNERS' COMMENTS

There were no comments from the landowner.

J. ADJOURNMENT

There being no further business, Mr. Maxey adjourned the Landowners' Meeting at 10:40 a.m., seconded by Mr. Kanarek and passed unanimously.

Secretary/Assistant Secretary

Chair/Vice-Chair

LANDOWNER PROXY
VERANDA
COMMUNITY DEVELOPMENT DISTRICT
LANDOWNERS' MEETING

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, the fee simple owner of the lands described herein, hereby constitutes and appoints _____ (“Proxy Holder”) for and on behalf of the undersigned, to vote as proxy at the meeting of the landowners of the Veranda Community Development District to be held on November 14, 2022 at 10:30 a.m. in the Veranda Clubhouse located at 238 SE Courances Drive, Port St. Lucie, Florida 34984, and at any adjournments thereof, according to the number of acres of unplatted land and/or platted lots owned by the undersigned landowner which the undersigned would be entitled to vote if then personally present, upon any question, proposition, or resolution or any other matter or thing which may be considered at said meeting including, but not limited to the Board of Supervisors. Said Proxy Holder may vote in accordance with their discretion on all matters not known or determined at the time of solicitation of this proxy, which may be legally considered at said meeting.

This proxy is to continue in full force and effect from the hereof until the conclusion of the above noted landowners’ meeting and any adjournment or adjournments thereof but may be revoked at any time by written notice of such revocation presented at the annual meeting prior to the Proxy Holder exercising the voting rights conferred herein.

Printed Name of Legal Owner

Signature of Legal Owner

Date

Parcel Description*

of Acres

* Insert in the space above the street address of each parcel, the legal description of each parcel, or the tax identification number of each parcel. [If more space is needed, identification of Parcels owned may be incorporated by reference to an attachment hereto.]

Pursuant to section 190.006(2) (b), Florida Statutes (2022), a fraction of an acre is treated as one (1) acre entitling the landowner to one vote with respect thereto.

TOTAL NUMBER OF AUTHORIZED VOTES: _____

Please note that each eligible acre of land or fraction thereof is entitled to only one vote, for example, a husband and wife are together entitled to only one vote per their residence if it is located on one acre or less of real property.

If the Legal Owner is not an individual, and is instead a corporation, limited liability company, limited partnership or other entity, evidence that the individual signing on behalf of the entity has the authority to do so should be attached hereto. (e.g. bylaws, corporate resolution, etc.)

BALLOT

BALLOT # _____

**VERANDA
COMMUNITY DEVELOPMENT DISTRICT
LANDOWNERS' MEETING**

ELECTION OF BOARD SUPERVISORS

NOVEMBER 14, 2022

The undersigned certifies that he/she is the owner (___) or duly authorized **representative of lawful proxy of an owner** (___) of land in the **Veranda Community Development District**, constituting _____ acre(s) and hereby casts up to the corresponding number of his/her vote(s) for the following candidate/candidates to hold the above-named open position:

Name of Candidate

Number of Votes

Signature: _____

Printed Name: _____

Street Address or Tax Parcel Id Number for your Real Property:

AGENDA
VERANDA COMMUNITY DEVELOPMENT DISTRICT
Veranda Clubhouse
238 SE Courances Drive
Port St. Lucie, Florida 34984
REGULAR BOARD MEETING
November 14, 2022
10:30 a.m.

- A. Call to Order
- B. Proof of Publication.....Page 13
- C. Seat New Board Members
- D. Administer Oath of Office & Review Board Member Responsibilities and Duties
- E. Establish a Quorum
- F. Election of Officers
 - Chairman
 - Vice Chairman
 - Secretary/Treasurer
 - Assistant Secretaries
- G. Additions or Deletions to Agenda
- H. Comments from the Public for Items Not on the Agenda.
- I. Approval of Minutes
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- K. New Business
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- L. Administrative Matters
- M. Board Members Comments
- N. Adjourn

St Lucie News Tribune
1801 U.S. 1, Vero Beach, FL 32960

AFFIDAVIT OF PUBLICATION

VERANDA COMMUNITY DEVELOPMENT DIST
2501 BURNS RD # A

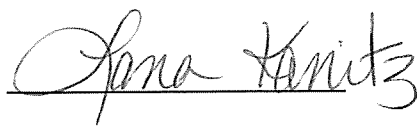
PALM BEACH GARDENS, FL 33410-5207

STATE OF WISCONSIN
COUNTY OF BROWN

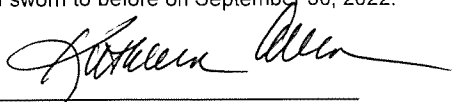
Before the undersigned authority personally appeared, said legal clerk, who on oath says that he/she is a legal clerk of the St Lucie News Tribune, a daily newspaper published at Fort Pierce in St. Lucie County, Florida: that the attached copy of advertisement was published in the St Lucie News Tribune in the following issues below. Affiant further says that the said St Lucie News Tribune is a newspaper published in Fort Pierce in said St. Lucie County, Florida, and that said newspaper has heretofore been continuously published in said St. Lucie County, Florida, daily and distributed in St. Lucie County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that she has neither paid or promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper. The St Lucie News Tribune has been entered as Periodical Matter at the Post Offices in Fort Pierce, St. Lucie County, Florida and has been for a period of one year next preceding the first publication of the attached copy of advertisement.

Issue(s) dated before where the dates are noted or by publication on the newspaper's website, if authorized, on :

09/30/2022



Subscribed and sworn to before on September 30, 2022:



Notary, State of WI, County of Brown

1-7-25

My commission expires

KATHLEEN ALLEN
Notary Public
State of Wisconsin

Publication Cost: \$160.74
Ad No: 0005422238
Customer No: 2223160
PO #: FY 2022/2023 Reg Mtg schedule

VERANDA COMMUNITY
DEVELOPMENT DISTRICT
FISCAL YEAR 2022/2023
REGULAR MEETING SCHEDULE

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Veranda Community Development District will hold Regular Board Meetings in the Veranda Clubhouse located at 238 SE Courances Drive, Port St. Lucie, Florida 34984 at 10:30 a.m. on the following dates:

October 10, 2022
November 14, 2022
December 12, 2022
January 9, 2023
February 13, 2023
March 13, 2023
April 10, 2023
May 8, 2023
June 12, 2023
July 10, 2023
August 14, 2023
September 11, 2023

The purpose of the meetings is to conduct any business coming before the Board. Meetings are open to the public and will be conducted in accordance with the provisions of Florida law. Copies of the Agendas for any of the meetings may be obtained from the District's website or by contacting the District Manager at 561-630-4922 and/or toll free at 1-877-737-4922 prior to the date of the particular meeting.

From time to time one or two Supervisors may participate by telephone; therefore, a speaker telephone will be present at the meeting location so that Supervisors may be fully informed of the discussions taking place. Said meeting(s) may be continued as found necessary to a time and place specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meetings should contact the District Manager at 561-630-4922 and/or toll free at 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

Meetings may be cancelled from time to time without advertised notice.

VERANDA COMMUNITY
DEVELOPMENT DISTRICT
www.verandacdd.org
PUBLISH: ST. LUCIE NEWS
TRIBUNE 09/30/22
TCN5422238

**VERANDA COMMUNITY DEVELOPMENT DISTRICT
PUBLIC HEARING & REGULAR BOARD MEETING
JUNE 13, 2022**

A. CALL TO ORDER

The Regular Board Meeting of the Veranda Community Development District was called to order at 10:37 am at the Veranda Clubhouse at 238 SE Courances Drive, Port St. Lucie, Florida 34984

B. PROOF OF PUBLICATION

Proof of publication was presented which showed that notice of the Regular Board Meeting had been published in the *St. Lucie News Tribune* on 5/24/2022 & 5/31/2022, as legally required.

C. ESTABLISH A QUORUM

It was determined that the attendance of Chairman David Kanarek, and Supervisors Garrett Dinsmore, and Andrew Maxey constituted a quorum, and it was in order to proceed with the meeting.

Also in attendance were District Managers Michael McElligott of Special District Services, Inc., and District Council Katie Buchanan from Kutack Rock LLP, via phone.

D. ADDITIONS OR DELETIONS TO THE AGENDA

There were no additions or deletions.

E. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA

There were no comments from the public for items not on the agenda.

F. APPROVAL OF MINUTES

1. March 14, 2022, Regular Board Meeting

The March 4, 2022, Regular Board Meeting Minutes were presented for approval.

A **motion** was then made by Mr. Maxey, seconded by Mr. Dinsmore and passed unanimously to approve the March 14, 2022, Regular Board Meeting Minutes, as presented.

Mr. McElligott then recessed the Regular Board Meeting and opened the Public Hearing at 10:38 a.m.

**VERANDA COMMUNITY DEVELOPMENT DISTRICT
PUBLIC HEARING & REGULAR BOARD MEETING
JUNE 13, 2022**

G. PUBLIC HEARING

1. Proof of Publication

Proof of publication was presented which showed that notice of the Public Hearing had been published in the *St. Lucie News Tribune* on May 24, 2022, and May 31, 2022, as legally required.

2. Receive Public Comment on the Fiscal Year 2022/2023 Final Budget

Mr. McElligott noted that there were no members of the public present.

3. Consider Resolution No. 2022-02 – Adopting a Fiscal Year 2022/2023 Final Budget

Mr. McElligott presented Resolution No. 2022-02, entitled:

RESOLUTION 2022-02

THE ANNUAL APPROPRIATION RESOLUTION OF THE VERANDA COMMUNITY DEVELOPMENT DISTRICT (“DISTRICT”) RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2022, AND ENDING SEPTEMBER 30, 2023; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

A **motion** was made by Mr. Dinsmore, seconded by Mr. Kanarek and passed unanimously to adopt Resolution No. 2022-02, as presented.

4. Consider Resolution No. 2022-03 – Adopting a Fiscal Year 2022/2023 Assessment Roll

Mr. McElligott presented Resolution No. 2022-03, entitled:

RESOLUTION 2022-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE VERANDA COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2022/2023; 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.

**VERANDA COMMUNITY DEVELOPMENT DISTRICT
PUBLIC HEARING & REGULAR BOARD MEETING
JUNE 13, 2022**

A **motion** was made by Mr. Maxey, seconded by Mr. Kanarek and passed unanimously to adopt Resolution No. 2022-03, as presented.

Mr. McElligott then closed the Public Hearing and reconvened the Regular Board Meeting at 10:41.

H. OLD BUSINESS

There was no Old Business.

I. NEW BUSINESS

1. Consider Resolution No. 2022-04 – Adopting a Fiscal Year 2022/2023 Meeting Schedule

Mr. McElligott presented Resolution No. 2022-04, entitled:

RESOLUTION NO. 2022-04

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE VERANDA
COMMUNITY DEVELOPMENT DISTRICT, ESTABLISHING A REGULAR
MEETING SCHEDULE FOR FISCAL YEAR 2022/2023 AND SETTING THE
TIME AND LOCATION OF SAID DISTRICT MEETINGS; AND PROVIDING
AN EFFECTIVE DATE.**

Following a short discussion, a **motion** was made by Mr. Maxey, seconded by Mr. Kanarek and passed unanimously to adopt Resolution No. 2022-04 as presented.

2. Consider Approval of Retention and Fee Agreement with Kutak Rock LLP

District council Katie Buchanan presented the Retention and Fee Agreement to the Board. Following a short discussion, a **motion** was made by Mr. Maxey, seconded by Mr. Kanarek and passed unanimously to approve the Retention and Fee Agreement with Kutak Rock LLP, as presented.

K. ADMINISTRATIVE MATTERS

Mr. McElligott presented the current financial report. There was no action required.

Mr. McElligott reminded the Board members of to submit the required Form 1 by July 1st.

**VERANDA COMMUNITY DEVELOPMENT DISTRICT
PUBLIC HEARING & REGULAR BOARD MEETING
JUNE 13, 2022**

L. BOARD MEMBER COMMENTS

There were no comments from the Board Members.

M. ADJOURNMENT

There being no further business to come before the Board, a **motion** was made by Mr. Kanarek, seconded by Mr. Dinsmore and passed unanimously to adjourn the meeting at 10:47 am.

ATTESTED BY:

Secretary/Assistant Secretary

Chairperson/Vice-Chair

RESOLUTION NO. 2022-05

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE VERANDA COMMUNITY DEVELOPMENT DISTRICT AUTHORIZING AND ADOPTING AN AMENDED FINAL FISCAL YEAR 2021/2022 BUDGET (“AMENDED BUDGET”), PURSUANT TO CHAPTER 189, FLORIDA STATUTES; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Board of Supervisors of the Veranda Community Development District (“District”) is empowered to provide a funding source and to impose special assessments upon the properties within the District; and,

WHEREAS, the District has prepared for consideration and approval an Amended Budget.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE VERANDA COMMUNITY DEVELOPMENT DISTRICT, THAT:

Section 1. The Amended Budget for Fiscal Year 2021/2022 attached hereto as Exhibit “A” is hereby approved and adopted.

Section 2. The Secretary/Assistant Secretary of the District is authorized to execute any and all necessary transmittals, certifications or other acknowledgements or writings, as necessary, to comply with the intent of this Resolution.

PASSED, ADOPTED and EFFECTIVE this 14th day of November, 2022.

ATTEST:

**VERANDA
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

Veranda
Community Development District

**Amended Final Budget For
Fiscal Year 2021/2022
October 1, 2021 - September 30, 2022**

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- II **AMENDED FINAL DEBT SERVICE FUND BUDGET**

AMENDED FINAL BUDGET
VERANDA COMMUNITY DEVELOPMENT DISTRICT
OPERATING FUND
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2021/2022 BUDGET 10/1/21 - 9/30/22	AMENDED FINAL BUDGET 10/1/21 - 9/30/22	YEAR TO DATE ACTUAL 10/1/21 - 9/29/22
REVENUES			
O & M Assessments	86,923	86,999	86,999
Debt Assessments	300,174	300,174	300,174
Other Revenue - Stormwater Fees	0	43,989	43,989
Interest Income	240	325	321
TOTAL REVENUES	\$ 387,337	\$ 431,487	\$ 431,483
EXPENDITURES			
Supervisor Fees	0	0	0
Payroll Taxes - Employer	0	0	0
Engineering/Inspections	2,000	3,000	0
Management	36,588	36,588	36,588
Legal	13,500	7,500	267
Assessment Roll	5,000	5,000	5,000
Audit Fees	3,700	3,700	3,700
Insurance	6,600	6,249	6,249
Legal Advertisements	1,200	1,600	1,298
Miscellaneous	1,200	750	121
Postage	225	100	87
Office Supplies	625	325	295
Dues & Subscriptions	175	175	175
Trustee Fee	3,500	350	3,500
Continuing Disclosure Fee	500	500	500
Water Management/Drainage	0	5,000	0
TOTAL EXPENDITURES	\$ 74,813	\$ 70,837	\$ 57,780
REVENUES LESS EXPENDITURES	\$ 312,524	\$ 360,650	\$ 373,703
Bond Payments	(282,164)	(282,784)	(282,784)
BALANCE	\$ 30,360	\$ 77,866	\$ 90,919
Tax Collector Fee	(7,590)	(7,441)	(7,441)
Property Appraiser Fee	(7,590)	(7,742)	(7,742)
Discounts For Early Payments	(15,180)	(14,988)	(14,988)
EXCESS/ (SHORTFALL)	\$ -	\$ 47,695	\$ 60,748
Carryover From Prior Year	0	0	0
NET EXCESS/ (SHORTFALL)	\$ -	\$ 47,695	\$ 60,748

TOTAL FUND BALANCE AS OF 9/30/21	\$221,818
FY 2021/2022 ACTIVITY	\$47,695
TOTAL FUND BALANCE AS OF 9/30/22	\$269,513
STORMWATER RESERVE AS OF 9/30/22	\$157,221
NET FUND BALANCE AS OF 9/30/22	\$112,292

NOTE

Stormwater Reserve Balance As Of 9/30/22 Is \$157,221 (Included In 9/30/22 Total Fund Balance)

AMENDED FINAL BUDGET
VERANDA COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND
FISCAL YEAR 2021/2022
OCTOBER 1, 2021 - SEPTEMBER 30, 2022

	FISCAL YEAR 2021/2022 BUDGET 10/1/21 - 9/30/22	AMENDED FINAL BUDGET 10/1/21 - 9/30/22	YEAR TO DATE ACTUAL 10/1/21 - 9/29/22
REVENUES			
Interest Income	25	1,595	967
NAV Tax Collection	282,164	282,784	282,784
Prepaid Bond Collection	0	0	0
Total Revenues	\$ 282,189	\$ 284,379	\$ 283,751
EXPENDITURES			
Principal Payments	85,000	85,000	85,000
Interest Payments	194,038	195,688	195,688
Bond Redemption	3,151	0	0
Total Expenditures	\$ 282,189	\$ 280,688	\$ 280,688
Excess/ (Shortfall)	\$ -	\$ 3,691	\$ 3,063

FUND BALANCE AS OF 9/30/21
FY 2021/2022 ACTIVITY
FUND BALANCE AS OF 9/30/22

\$370,260
\$3,691
\$373,951

Notes

Reserve Fund Balance = \$143,044*. Revenue Fund Balance = \$227,197*.

Prepayment Account = \$3,710*

Revenue Fund Balance To Be Used To Make 11/1/2022 Principal & Interest Payment Of \$181,888 -
Principal Payment Of \$85,000 & Interest Payment Of \$96,888.

* Approximate Amounts

Series 2015 Bond Information

Original Par Amount =	\$4,270,000	Annual Principal Payments Due:
Interest Rate =	4.00% - 5.25%	November 1st
Issue Date =	September 2015	Annual Interest Payments Due:
Maturity Date =	November 2045	May 1st & November 1st
 Par Amount As Of 9/30/22 =	 \$3,805,000	