

**MINUTES OF MEETING
EUREKA GROVE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Eureka Grove Community Development District was held on March 17, 2023 at 11:30 a.m. at Lennar Homes, 5505 Blue Lagoon Drive, Miami, Florida.

Present and constituting a quorum were:

Teresa Baluja	Chairperson
Carmen Orozco	Vice Chairperson
Vanessa Perez	Assistant Secretary
Raisa Krause	Assistant Secretary

Also present were:

Luis Hernandez	District Manager
Michael Pawelczyk	District Counsel

FIRST ORDER OF BUSINESS Roll Call

Mr. Hernandez called the meeting to order and called roll.

SECOND ORDER OF BUSINESS Organizational Matters

A. Acceptance of Resignation from Ms. Maria Carolina Herrera

Mr. Hernandez: Under Organizational Matters, the first item that we have is Acceptance of Resignation from Ms. Maria Carolina Herrera. At this time, it would be appropriate for the Board to accept her resignation.

On MOTION by Ms. Baluja seconded by Ms. Perez with all in favor, Ms. Maria Carolina Herrera's resignation was accepted.

B. Consideration of Appointment of Supervisor to Unexpired Term of Office – Seat #1 (11/2023)

Mr. Hernandez: Does the Board have anyone to appoint to the vacant seat, which is Seat #1?

Ms. Baluja: Marc.

On MOTION by Ms. Baluja seconded by Ms. Perez with all in favor, Mr. Marc Szasz was appointed the vacant seat.

C. Oath of Office for Newly Appointed Supervisor

D. Election of Officers

Mr. Hernandez: Since Marc is not here, we will table his oath until the next meeting, but because we don't have a Chair right now, we should consider the Election of Officers. Based on what has been done in other Districts, my recommendation is to have Tery Baluja as Chairperson, Carmen Orozco as Vice Chairperson, the remainder of the Board members and Rich Hans from my office as Assistant Secretaries, Luis Hernandez as Secretary, and Patti Powers from my office as Treasurer.

On MOTION by Ms. Baluja seconded by Ms. Perez with all in favor, the slate of officers was elected as follows: Teresa Baluja as Chairperson, Carmen Orozco as Vice Chairperson, Vanessa Perez, Raisa Krause, Marc Szasz, and Rich Hans as Assistant Secretaries, Luis Hernandez as Secretary, and Patti Powers as Treasurer.

E. Consideration of Resolution #2023-01 Adjusting Terms of Office of the Board of Supervisors

Mr. Hernandez: Resolution #2023-01 will adjust the terms to set everything up for the general election process. With that being said, unless anyone has any questions, a motion to approve Resolution #2023-01 would be in order.

On MOTION by Ms. Baluja seconded by Ms. Perez with all in favor, Resolution #2023-01 Adjusting Terms of Office of the Board of Supervisors was approved.

THIRD ORDER OF BUSINESS

Approval of Minutes of the August 19, 2022 Meeting

Mr. Hernandez: Moving on, next we have Approval of Minutes of the August 19, 2022 Meeting. This would be the time to make any changes, corrections, additions, or deletions. Hearing none, a motion to approve them would be in order.

On MOTION by Ms. Baluja seconded by Ms. Perez with all in favor, the Minutes of the August 19, 2022 Meeting were approved as-presented.

FOURTH ORDER OF BUSINESS

Consideration of Resolution #2023-02 Approving the Proposed Fiscal Year 2024 Budget and Setting the Public Hearing

Mr. Hernandez: Moving on, next we have Consideration of Resolution #2023-02 Approving the Proposed Fiscal Year 2024 Budget and Setting the Public Hearing. Before we look at the resolution, first we will discuss the proposed budget. This budget has the same level of assessments from the prior year with no increases or changes. The District will not have an increase and will be able to maintain the same level of services and the presented amount for the operations and maintenance correlates with the amounts in the District's restrictive covenants that the developer has with Miami-Dade County. Based on all of that, does anyone have any questions or comments about the budget? Hearing none, we can look at the resolution. We are requesting to have the meeting on May 19, 2023, which is our regular day, but at an earlier time, which would be 10:10 a.m. instead, and the meeting will be at Lennar Homes, 5505 Blue Lagoon Drive, Miami, Florida. If there are no objections, I am requesting a motion from the Board to approve Resolution #2023-02.

On MOTION by Ms. Baluja seconded by Ms. Perez with all in favor, Resolution #2023-02 Approving the Proposed Fiscal Year 2024 Budget and Setting the Public Hearing was approved; and the public hearing was scheduled to be held on May 19, 2023 at 10:10 a.m. at Lennar Homes, 5505 Blue Lagoon Drive, Miami, Florida.

FIFTH ORDER OF BUSINESS

Ratification of Engagement Letter with Grau & Associates to perform the Audit for Fiscal Year Ending September 30, 2022

Mr. Hernandez: Moving on, next we have Ratification of Engagement Letter with Grau & Associates to perform the Audit for Fiscal Year Ending September 30, 2022.

On MOTION by Ms. Baluja seconded by Ms. Perez with all in favor, the engagement letter with Grau & Associates to perform the audit for fiscal year ending September 30, 2022 was ratified.

SIXTH ORDER OF BUSINESS

Acceptance of Audit for Fiscal Year Ending September 30, 2022

Mr. Hernandez: The next item is the audit for fiscal year ending September 30, 2022. It is a clean audit, so unless there are questions or the Board wants me to go over it in further detail, I will just be asking the Board for a motion to accept it for the District's records.

On MOTION by Ms. Baluja seconded by Ms. Perez with all in favor, the audit for fiscal year ending September 30, 2022 was accepted.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Hernandez: Moving on, next we have Staff Reports. Mike?

Mr. Pawelczyk: Nothing to report for Eureka Grove.

B. Engineer

C. Manager

Mr. Hernandez: Same goes for the Engineer and Manager, no report from either or anything to discuss.

EIGHTH ORDER OF BUSINESS

Financial Reports

A. Acceptance of Summary of Invoices

B. Acceptance of Balance Sheet

Mr. Hernandez: Next we have the Financial Reports. Tab A is Acceptance of Summary of Invoices, and tab B is Acceptance of Balance Sheet. Unless anyone has any questions in regard to the financials, a motion to accept them would be in order at this time.

On MOTION by Ms. Baluja seconded by Ms. Perez with all in favor, the Summary of Invoices and the Balance Sheet were accepted.

NINTH ORDER OF BUSINESS

Supervisors Requests and Audience Comments

Mr. Hernandez: Are there any Supervisor's requests? Hearing none, I just want to indicate for the record that we don't have any audience today, so we are not skipping over this item.

TENTH ORDER OF BUSINESS

Adjournment

Mr. Hernandez: With no other District business to discuss, a motion to adjourn would be in order.

On MOTION by Ms. Baluja seconded by Ms. Perez with all in favor, the meeting was adjourned.



Secretary /Assistant Secretary



Teresa Baluja (May 22, 2023 12:05 EDT)

Chairman / Vice Chairman

05-19-23documentstobesigned-EurekaGrove

Final Audit Report

2023-05-22

Created:	2023-05-22
By:	Luis Hernandez (lhernandez@gmssf.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAACr1pylF1L_8dcj20YkjBtbhEAOsG6Umg

"05-19-23documentstobesigned-EurekaGrove" History

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Signature Date: 2023-05-22 - 3:58:36 PM GMT - Time Source: server- IP address: 50.196.79.65
-  Document emailed to teresa.baluja@lennar.com for signature
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-  Signer teresa.baluja@lennar.com entered name at signing as Teresa Baluja
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