

**MINUTES OF MEETING
CORAL CREEK
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Coral Creek Community Development District held a Public Hearing and Regular Meeting on August 17, 2023, at 2:00 p.m., or as soon thereafter as the matter may be heard at the Country Inn and Suites, 24244 Corporate Court, Port Charlotte, Florida 33954.

Present at the meeting were:

Jim McGowan	Chair
Robert Nelson	Vice Chair
Bruce Noble	Assistant Secretary
Carla Durand (via telephone)	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Lauren Gentry	District Counsel
Molly Maggiano (via telephone)	Kilinski Van Wyk, PLLC
Carl Barraco (via telephone)	District Engineer

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 2:08 p.m. Supervisors McGowan, Nelson and Noble were present. Supervisor Durand attended via telephone. Supervisor Burr 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 2023-03, Relating to the Annual Appropriations and Adopting the Budget(s) for the Fiscal Year Beginning October 1, 2023, and Ending September 30, 2024; Authorizing Budget Amendments; and Providing an Effective Date**

Mr. Adams presented Resolution 2023-03 and stated that the proposed Fiscal Year 2024 budget is unchanged from when it was last presented. It is a status quo budget, year-over-year and a Landowner-contribution budget, with expenses funded as they are incurred.

Asked how improvements that are developed for maintenance purposes, a plat and sold lots will be handled if they occur in the middle of the fiscal year, Mr. Adams stated Staff would simply amend the budget.

Mr. Adams opened the Public Hearing.

No members of the public spoke.

Mr. Adams closed the Public Hearing.

On MOTION by Mr. McGowan and seconded by Mr. Nelson, with all in favor, Resolution 2023-03, Relating to the Annual Appropriations and Adopting the Budget(s) 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 Fiscal Year 2023/2024 Budget Funding Agreement

Mr. Adams presented the Fiscal Year 2023/2024 Budget Funding Agreement between the CDD and GreenPointe Developers, LLC.

Mr. McGowan stated the Funding Agreement should be amended as follows:

Where necessary: Change “GreenPointe Developers, LLC” to “Burnt Store Developers LLC”

Mr. Adams will make the adjustment in the final document and forward it to the Chair or Vice Chair for execution.

On MOTION by Mr. McGowan and seconded by Mr. Noble, with all in favor, the Fiscal Year 2023/2024 Budget Funding Agreement, as amended, was approved.

FIFTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of June 30, 2023

Mr. Adams presented the Unaudited Financial Statements as of June 30, 2023.

The financials were accepted.

SIXTH ORDER OF BUSINESS

Approval of May 18, 2023 Regular Meeting Minutes

Mr. Adams presented the May 18, 2023 Regular Meeting Minutes.

On MOTION by Mr. McGowan and seconded by Mr. Nelson, with all in favor, the May 18, 2023 Regular Meeting Minutes, as presented, were approved.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel: Kilinski | Van Wyk, PLLC

There was no report.

B. District Engineer: Barraco and Associates, Inc.

There was no report.

Mr. McGowan stated the date of the first plat is pending and, without a date for the FSP, the bonds cannot be issued.

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

- **NEXT MEETING DATE: September 21, 2023**
 - **QUORUM CHECK**

EIGHTH ORDER OF BUSINESS

Board Members' Comments/Requests

There were no Board Members' comments or requests.

NINTH ORDER OF BUSINESS

Public Comments

No members of the public spoke.

TENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Nelson and seconded by Mr. Noble, with all in favor, the meeting adjourned at 2:07 p.m.


Secretary/Assistant Secretary


Chair/Vice Chair