

**MINUTES OF MEETING  
RHODINE ROAD NORTH  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Rhodine Road North Community Development District was held on Thursday, **July 13, 2023** at 1:30 p.m. at the Holiday Inn Express & Suites, 2102 N. Park Rd., Plant City, Florida.

Present and constituting a quorum:

Brian Walsh	Chairman
Milton Andrade	Vice Chairman
Jeff Shenefield	Assistant Secretary
Garret Parkinson	Assistant Secretary

Also present were:

Jill Burns	District Manager, GMS
Lauren Gentry <i>by Zoom</i>	District Counsel, KVV Law
Clayton Smith	Field Manager, GMS

**FIRST ORDER OF BUSINESS**

**Roll Call**

Ms. Burns called the meeting to order. Four Supervisors were present constituting a quorum.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

Ms. Burns stated that there were no members of the public present or joining via Zoom.

**THIRD ORDER OF BUSINESS**

**Approval of the Minutes of the May 11, 2023,  
Board of Supervisors Meeting**

Ms. Burns presented the minutes from the May 11, 2023 Board of Supervisors meeting and asked for any questions, comments, or corrections from the Board. The Board had no changes to the minutes.

On MOTION by Mr. Shenefield, seconded by Mr. Andrade, with all in favor, the Minutes of the May 11, 2023 Board of Supervisors Meeting, were approved.
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**FOURTH ORDER OF BUSINESS**

**Public Hearings**

**A. Public Hearing on the Adoption of the Fiscal Year 2024 Budget**

July 13, 2023

Rhodine Road North CDD

Ms. Burns stated that this public hearing was advertised in the paper.

On MOTION by Mr. Andrade, seconded by Mr. Walsh, with all in favor, Opening the Public Hearing, was approved.

Ms. Burns stated that there were no members of the public present or joining via Zoom.

On MOTION by Mr. Walsh, seconded by Mr. Andrade, with all in favor, Closing the Public Hearing, was approved.

**i. Consideration of Resolution 2023-04 Adopting the District’s Fiscal Year 2024 Budget and Appropriating Funds**

Ms. Burns stated that Resolution 2023-04 was in the agenda package for review. She stated that they didn’t have an increase on the platted lots within the community this year. They did lower the reserve transfer to offset and work within the existing budget. They may have to increase next year, but they feel they can work within the existing budget for this year. The increased items were landscape maintenance, which will account for the additional phase that will be coming online for the new phase as well as additional streetlights for the Ridgewood South Phase. They did slight increases on the pool maintenance and janitorial to account for the extra dog waste stations and things that were added. She noted that there were a couple of line items that they were able to decrease for actuals, etc.

On MOTION by Mr. Walsh, seconded by Mr. Andrade, with all in favor, Resolution 2023-04 Adopting the District’s Fiscal Year 2024 Budget and Appropriating Funds, was approved.

**B. Public Hearing on the Imposition of Operations and Maintenance Special Assessments**

Ms. Burns asked to open the public hearing on imposition of operations and maintenance special assessments.

On MOTION by Mr. Andrade, seconded by Mr. Parkinson, with all in favor, Opening the Public Hearing, was approved.

Ms. Burns stated that there were no members of the public present or joining via Zoom.

On MOTION by Mr. Walsh, seconded by Mr. Shenefield, with all in favor, Closing the Public Hearing, was approved.

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**i. Consideration of Resolution 2023-05 Imposing Special Assessments and Certifying an Assessment Roll**

Ms. Burns stated that Resolution 2023-05 was included in the agenda package for review. She explained that this resolution breaks down the assessment that would be collected on the Hillsborough County tax bill. She stated that she would be happy to answer any questions.

On MOTION by Mr. Walsh, seconded by Mr. Andrade, with all in favor, Resolution 2023-05 Imposing Special Assessments and Certifying an Assessment Roll, was approved.

**FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2023-06 Designation of a Regular Monthly Meeting Date, Time, and Location for Fiscal Year 2024**

Ms. Burns presented Resolution 2023-06 to the Board. She asked if the date, time and location schedule shown in the agenda package for Fiscal Year 2024 was good with the Board. The Board agreed.

On MOTION by Mr. Andrade, seconded by Mr. Shenefield, with all in favor, Resolution 2023-06 Designation of a Regular Monthly Meeting Date, Time, and Location for Fiscal Year 2024, was approved.

**SIXTH ORDER OF BUSINESS**

**Consideration of Resolution 2023-07 Designating a Date, Time, and Location for a Landowners' Meeting and Election**

Ms. Burns presented Resolution 2023-07 to the Board. She explained that this one did not need to be held the first Tuesday month and they could pick any date. Their regular November meeting would be November 9, 2023 at 1:30 p.m. The Board agreed to this date for the Landowners' Meeting and Election.

On MOTION by Mr. Walsh, seconded by Mr. Andrade, with all in favor, Resolution 2023-07 Designating a Date, Time, and Location for a Landowners' Meeting and Election for November 9, 2023 at 1:30 p.m. in their current location, was approved.

**SEVENTH ORDER OF BUSINESS**

**Acceptance of Fiscal Year 2022 Audit Report**

July 13, 2023

Rhodine Road North CDD

Ms. Burns reviewed the Fiscal Year 2022 audit report with the Board. She stated that the audit report was submitted to the state by the June 30<sup>th</sup> deadline and was considered a clean audit. She asked for any questions regarding the audit report. Hearing none,

On MOTION by Mr. Andrade, seconded by Mr. Walsh, with all in favor, Accepting the Fiscal Year 2022 Audit Report, was approved.

**EIGHTH ORDER OF BUSINESS****Staff Reports****A. Attorney**

Ms. Gentry had nothing to report to the Board.

**B. Engineer**

There being no comments, the next item followed.

**C. Field Manager's Report**

Mr. Smith presented the Field Manager's Report to the Board. The first item he reviewed was a developer item. He stated that the playground was adjusted to not be on the lift station parcel anymore so that the county can sign off on it. They installed two of the approved dog stations. He noted that the landscaping was a bit dry because they had not had much rain, but the vendor was going to bring in 4,000 square feet of bahia and make it work between the three entrances, the bare spot and other areas where sod needs to be done. He also stated that they would be mulching the community as well and it would be in the amenity area and the entrances. He stated that the crepe myrtles were planted and were exactly what they were looking for. He noted that people don't turn around there anymore, and that grass had started growing again on its own, but they were going to put sod there as well. He stated that the only irrigation was right in front of the monument and none of the turf anywhere had any irrigation. He offered to get some quotes for adding irrigation. He also stated that right now they would put the sod down and let the rain do its work. The Board agreed for Mr. Smith to get some quotes. He reviewed the aquatic maintenance update stating that because it was hot and the water temperatures were up in addition to the ponds being bit low, they had some blooms that were being treated and were dying. He also updated the Board on the property conveyance stating that they were keeping an eye on it, but they had not started maintaining it yet.

**D. District Manager's Report****i. Approval of Check Register**

July 13, 2023

Rhodine Road North CDD

Ms. Burns presented the check register totaling \$20,930.43 for the month of May. She offered to answer any questions for the Board. There being no comments, she asked for a motion of approval.

On MOTION by Mr. Walsh, seconded by Mr. Andrade, with all in favor, the Check Register, was approved.

**ii. Balance Sheet and Income Statement**

Ms. Burns stated that financial statements are included in the packet for review. There was no action necessary from the Board.

**NINTH ORDER OF BUSINESS**

**Other Business**

There being no comments, the next item followed.

**TENTH ORDER OF BUSINESS**

**Supervisors Requests and Audience Comments**

There being no comments, the next item followed.

**ELEVENTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Walsh, seconded by Mr. Andrade, with all in favor, the meeting was adjourned.

*Jill Burns*

Secretary / Assistant Secretary

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Chairman / Vice Chairman