

**MINUTES OF MEETING  
WEIBERG ROAD  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Weiberg Road Community Development District was held **Wednesday, September 25, 2024**, at 10:30 a.m. at 346 E. Central Ave., Winter Haven, FL 33880.

Present and constituting a quorum:

Rennie Heath  
Lauren Schwenk  
Bobbie Henley  
Lindsey Roden

Chairman  
Vice Chairperson  
Assistant Secretary  
Appointed as Assistant Secretary

Also present were:

Jill Burns  
Patrick Collins  
Rey Malave *by phone*

District Manager, GMS  
District Counsel, Kilinski Van Wyk  
District Engineer, Dewberry

**FIRST ORDER OF BUSINESS**

**Roll Call**

Ms. Burns called the meeting to order at 10:30 a.m. and called roll. Three Board members were present constituting a quorum.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

There were no members of the public present.

**THIRD ORDER OF BUSINESS**

**Organizational Matters**

**A. Acceptance of Resignation of Chuck Cavaretta**

Ms. Burns asked for acceptance of resignation from Chuck Cavaretta.

On MOTION by Ms. Henley, seconded by Mr. Heath, with all in favor, Accepting the Resignation of Chuck Cavaretta, was approved.

**B. Appointment to Fill Vacant Board Seat #5**

Ms. Burns asked for a nomination to fill seat #5. Ms. Henley nominated Lindsey Roden.

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On MOTION by Ms. Henley, seconded by Mr. Heath, with all in favor, the Appointment of Lindsey Roden to Seat #5, was approved.

**C. Administration of Oath to Newly Appointed Supervisor**

Ms. Burns administered the Oath of Office to Lindsey Roden.

**D. Consideration of Resolution 2024-10 Appointing an Assistant Secretary**

Ms. Burns stated this appoints Lindsey Roden as Assistant Secretary.

On MOTION by Ms. Henley, seconded by Ms. Schwenk, with all in favor, Resolution 2024-10 Appointing Lindsey Roden as Assistant Secretary, was approved.

**FOURTH ORDER OF BUSINESS**

**Approval of Minutes of the July 24, 2024,  
Board of Supervisors Meeting**

Ms. Burns presented the minutes of the July 24, 2024, Board of Supervisors meeting and asked for any questions, comments or corrections. The Board had no changes to the minutes.

On MOTION by Ms. Henley, seconded by Ms. Roden, with all in favor, the Minutes of the July 24, 2024, Board of Supervisors Meeting, were approved.

**FIFTH ORDER OF BUSINESS**

**Consideration of Underwriter Services  
Engagement Letter from FMS Bonds for  
Series 2024 Bonds**

Ms. Burns asked for a motion to approve the Engagement Letter with FMS Bonds.

On MOTION by Ms. Schwenk, seconded by Ms. Roden, with all in favor, the Underwriter Services Engagement Letter from FMS Bonds for Series 2024 Bonds, was approved.

**SIXTH ORDER OF BUSINESS**

**Consideration of Fiscal Year 2024/2025  
Budget Funding Agreements:**

- A. GLK Real Estate, LLC (Alford Ridge – 178 Lots)**
- B. Cassidy Land Development, LLC (Eagle Landing – 206 Lots)**
- C. GLK Lake Trask, LLC (Landing at Lake Trask – 572 Lots)**

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Ms. Burns noted this was revised from the version on the budget adoption agenda and splits out three funding agreements based on lots.

On MOTION by Ms. Schwenk, seconded by Ms. Roden, with all in favor, the Fiscal Year 2024/2025 Budget Funding Agreements - Revised, was approved.

## **SEVENTH ORDER OF BUSINESS**

### **Staff Reports**

#### **A. Attorney**

Mr. Collins had nothing to report.

#### **B. Engineer**

##### **i. Consideration of Work Authorization for District Engineering Services**

Ms. Burns noted this is the annual renewal for engineering services.

On MOTION by Ms. Roden, seconded by Ms. Henley, with all in favor, Consideration of Work Authorization for District Engineering Services, was approved.

#### **C. District Manager's Report**

##### **i. Approval of the Check Register**

Ms. Burns presented the check register that is in the agenda package for review. She offered to answer any questions.

On MOTION by Ms. Henley, seconded by Ms. Roden, with all in favor, the Check Register, was approved.

##### **ii. Balance Sheet & Income Statement**

Ms. Burns presented the financial statements which were included in the agenda package for review. There was no action necessary from the Board.

## **EIGHTH ORDER OF BUSINESS**

### **Other Business**

There being no comments, the next item followed.

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**NINETH ORDER OF BUSINESS**

**Supervisor Requests and Audience  
Comments**

There being no comments, the next item followed.

**TENTH ORDER OF BUSINESS**

**Adjournment**

Ms. Burns asked for a motion to adjourn.

On MOTION by Ms. Schwenk, seconded by Ms. Henley, with all in favor, the meeting was adjourned.
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Secretary/Assistant Secretary

Signed by:  
  
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Chairman/Vice Chairman