

**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 **Tuesday, April 1, 2025**, at 10:00 a.m. at 346 E. Central Ave., Winter Haven, FL 33880.

Present and constituting a quorum:

Lauren Schwenk *via Zoom*  
Bobbie Henley  
Lindsey Roden  
Mike Cassidy

Vice Chair  
Assistant Secretary  
Assistant Secretary  
Assistant Secretary

Also, present were:

Jill Burns  
Roy Van Wyk  
Meredith Hammock  
Rey Malave *via Zoom*  
Chace Arrington *via Zoom*  
Joey Duncan *via Zoom*

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

**FIRST ORDER OF BUSINESS**

**Roll Call**

Ms. Burns called the meeting to order at 10:00 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. Administration of Oaths of Office to Newly Elected Board Members, Elected at the November 5, 2024, Landowners' Meeting**

Ms. Burns administered the oath of office to Bobbie Henley in Seat 3, Mike Cassidy in Seat 4, and Lindsey Roden in Seat 5.

**B. Consideration of Resolution 2025-01 Canvassing and Certifying the Results of the Landowners' Election**

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Ms. Burns stated the results of the landowners' election were outlined in the resolution.

On MOTION by Ms. Henley, seconded by Ms. Roden, with all in favor, Resolution 2025-01 Canvassing and Certifying the Results of the Landowners' Election, was approved.

**C. Election of Officers**

**D. Consideration of Resolution 2025-02 Election of Officers**

Ms. Burns stated previously Rennie Heath was Chairman and Lauren Schwenk was Vice Chair. She asked if the Board wanted to make changes. The Board made no changes to the officers.

On MOTION by Ms. Roden, seconded by Ms. Henley, with all in favor, Resolution 2025-02 Election of Officers as slated above, was approved.

**FOURTH ORDER OF BUSINESS**

**Approval of Minutes of the September 25, 2024, Board of Supervisors Meeting and November 5, 2024 Landowners' Meeting**

Ms. Burns presented the minutes of the September 25, 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. Roden, seconded by Ms. Henley, with all in favor, the Minutes of the September 25, 2024, Board of Supervisors Meeting and November 5, 2024 Landowners' Meeting, were approved.

**FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2025-03 Approving the Proposed Fiscal 2025/2026 (Suggested Date: July 8, 2025) and Setting the Public Hearing on the Adoption of the Fiscal Year 2025/2026 Budget**

Ms. Burns presented the resolution asked for any questions. Mr. Van Wyk asked if they were keeping the 3 same entities. Ms. Schwenk confirmed they were.

On MOTION by Ms. Henley, seconded by Ms. Roden, with all in favor, Resolution 2025-03 Approving the Proposed Fiscal 2025/2026 and Setting the Public Hearing on the Adoption of the Fiscal Year 2025/2026 Budget on July 8, 2025, was approved.

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**SIXTH ORDER OF BUSINESS**

**Consideration of Resolution 2025-04  
Authorizing the Publication of Legal  
Advertisements and Public Notices on a  
Publicly Accessible Website in Polk County**

Ms. Burns stated this resolution will authorize the Board to use the county's website for their notices.

On MOTION by Ms. Roden, seconded by Ms. Henley, with all in favor, Resolution 2025-04 Authorizing the Publication of Legal Advertisements and Public Notices on a Publicly Accessible Website in Polk County, was approved.

**SEVENTH ORDER OF BUSINESS**

**Ratification of 2025 Data Sharing and Usage  
Agreement With Polk County Property  
Appraiser**

**EIGHTH ORDER OF BUSINESS**

**Ratification of 2025 Contract Agreement with  
Polk County Property Appraiser**

Ms. Burns stated that both agreements in Item 7 and Item 8 have already been executed.

On MOTION by Ms. Roden, seconded by Ms. Henley, with all in favor, the 2025 Data Sharing and Usage Agreement and the 2025 Contract Agreement with the Polk County Property Appraiser, were ratified.

**NINTH ORDER OF BUSINESS**

**Ratification of Audit Services Engagement  
Letter with Grau & Associates for Fiscal Year  
2024 Audit**

Ms. Burns stated this is based on their previous contract and has already been executed.

On MOTION by Ms. Henley, seconded by Ms. Roden, with all in favor, the Audit Services Engagement Letter with Grau & Associates for Fiscal Year 2024 Audit, was ratified.

**TENTH ORDER OF BUSINESS**

**Staff Reports**

**A. Attorney**

Mr. Van Wyk reminded the Board of the ethics training that is due by the end of the year and of their goals and objectives.

**B. Engineer**

Mr. Malave had nothing further to report.

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**C. District Manager's Report**

**i. Approval of the Check Register**

**a. September 15, 2024, through February 23, 2025**

**b. February 24, 2025, through March 2025**

Ms. Burns presented the check registers that are 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 Registers, were 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.

**ELEVENTH ORDER OF BUSINESS**

**Other Business**

There being no comments, the next item followed.

**TWELFTH ORDER OF BUSINESS**

**Supervisor Requests and Audience Comments**

There being no comments, the next item followed.

**THIRTEENTH ORDER OF BUSINESS**

**Adjournment**

Ms. Burns asked for a motion to adjourn.

On MOTION by Ms. Henley, seconded by Ms. Roden, with all in favor, the meeting was adjourned.

Jill Burns  
Secretary/Assistant Secretary

Signed by:  
Rennie Heath  
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Chairman/Vice Chairman