

**MINUTES OF MEETING
HAWTHORNE MILL NORTH
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Hawthorne Mill North Community Development District held a Public Hearing and Regular Meeting on August 10 2022 at 9:30 A.M., at the Ramada by Wyndham Davenport Orlando South, 43824 Highway 27, Davenport, Florida 33837-6808.

Present at the meeting were:

Mary Moulton	Vice Chair
Courtney Potter	Assistant Secretary
John (JC) Nowotny	Assistant Secretary

Also present were:

Cindy Cerbone	District Manager
Andrew Kantarzhi	Wrathell, Hunt and Associates, LLC (WHA)
Jere Earlywine (via telephone)	District Counsel

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Ms. Cerbone called the meeting to order at 9:56 a.m. Supervisors Moulton, Potter and Nowotny were present. Supervisors Tyree and Fife were not present.

SECOND ORDER OF BUSINESS

Public Comments

There were no public comments.

THIRD ORDER OF BUSINESS

**Public Hearing on Adoption of Fiscal Year
2022/2023 Budget**

A. Affidavit of Publication

The proof of publication was included for informational purposes.

B. Consideration of Resolution 2022-36, Relating to the Annual Appropriations and Adopting the Budgets for the Fiscal Year Beginning October 1, 2022, and Ending

September 30, 2023; Authorizing Budget Amendments; and Providing an Effective Date

Ms. Cerbone stated that the proposed Fiscal Year 2023 budget was unchanged since last presented. This is a Landowner-funded budget with expenses being funded as incurred.

On MOTION by Ms. Potter and seconded by Mr. Nowotny, with all in favor, the Public Hearing was opened.

No members of the public spoke.

On MOTION by Ms. Potter and seconded by Mr. Nowotny, with all in favor, the Public Hearing was closed.

Ms. Cerbone presented Resolution 2022-36 and read the title.

On MOTION by Ms. Potter and seconded by Mr. Nowotny, with all in favor, Resolution 2022-36, Relating to the Annual Appropriations and Adopting the Budgets for the Fiscal Year Beginning October 1, 2022, and Ending September 30, 2023; Authorizing Budget Amendments; and Providing an Effective Date, was adopted.

FOURTH ORDER OF BUSINESS

Consideration of Fiscal Year 2022/2023 Budget Funding Agreement

Ms. Cerbone presented the Budget Funding Agreement.

On MOTION by Ms. Potter and seconded by Mr. Nowotny, with all in favor, the Fiscal Year 2022/2023 Budget Funding Agreement, was approved.

FIFTH ORDER OF BUSINESS

Consideration of Dewberry Engineers, Inc., Response to Request for Qualifications (RFQ) for Engineering Services

Ms. Cerbone stated that Dewberry Engineers, Inc., was the sole respondent to the RFQ for Engineering Services.

On MOTION by Ms. Potter and seconded by Mr. Nowotny, with all in favor, ranking Dewberry Engineers, Inc., as the #1 ranked respondent to the RFQ for Engineering Services, entering into an Engineering Services Contract with Dewberry Engineers, Inc., and authorizing Staff to negotiate the terms of the Contract, was approved.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2022-16, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2022/2023 and Providing for an Effective Date

Ms. Cerbone presented Resolution 2022-16.

On MOTION by Ms. Potter and seconded by Mr. Nowotny, with all in favor, Resolution 2022-16, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2022/2023 and Providing for an Effective Date, was adopted.

SEVENTH ORDER OF BUSINESS

Consideration of Resolution 2022-12, Designating the Primary Administrative Office and Principal Headquarters of the District and Providing an Effective Date

This item was deferred.

EIGHTH ORDER OF BUSINESS

Update: Stormwater Management Needs Analysis

Ms. Cerbone stated that the District Engineer submitted a letter to the County indicating that the CDD does not have a stormwater system yet and that the Report will be submitted when necessary.

NINTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of June 30, 2022

Ms. Cerbone presented the Unaudited Financial Statements as of June 30, 2022.

On MOTION by Ms. Potter and seconded by Mr. Nowotny, with all in favor, the Unaudited Financial Statements as of June 30, 2022, were accepted.

TENTH ORDER OF BUSINESS

Approval of May 11, 2022 Public Hearing and Regular Meeting Minutes

Ms. Cerbone presented the May 11, 2022 Public Hearing and Regular Meeting Minutes.

On MOTION by Ms. Potter and seconded by Mr. Nowotny, with all in favor, the May 11, 2022 Public Hearing and Regular Meeting Minutes, as presented, were approved.

ELEVENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel: *KE Law Group, PLLC*

There was no report.

B. District Engineer: *Dewberry Engineers, Inc.*

There was no report.

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

- **NEXT MEETING DATE: September 14, 2022 at 9:30 A.M.**

- **QUORUM CHECK**

The next meeting will be September 14, 2022, unless canceled.

Ms. Cerbone distributed and asked the Board Members to complete Form 8B, which is the Memorandum of Voting Conflict to disclose that they are a CDD Board Member and an employee or business affiliate of a Landowner or Developer of the CDD. This is necessary because decisions potentially affecting the Landowner and/or Developer might come before the Board.

As discussed at the Fox Branch Ranch CDD meeting, Form 8B for each Supervisor with a potential conflict should be attached to each set of meeting minutes.

TWELFTH ORDER OF BUSINESS

Board Members' Comments/Requests

There were no Board Members' comments or requests.

THIRTEENTH ORDER OF BUSINESS

Public Comments

There were no public comments.

FOURTEENTH ORDER OF BUSINESS

Adjournment

On MOTION by Ms. Moulton and seconded by Mr. Nowotny, with all in favor, the meeting adjourned at 10:02 a.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]



Secretary/Assistant Secretary



Chair/Vice Chair