

**GRAND OAKS  
COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS  
REGULAR MEETING  
NOVEMBER 10, 2022**

**GRAND OAKS**  
**COMMUNITY DEVELOPMENT DISTRICT AGENDA**  
**NOVEMBER 10, 2022 AT 3:00 P.M.**  
**Grand Oaks Amenity Center**  
**Located at 1055 Turnbull Creek Road, St. Augustine, FL 32092**

<b>District Board of Supervisors</b>	Chair Vice-Chair Supervisor Supervisor Supervisor	Keith Hyatt Dennis Smith Marc Harris Amy Corob Vacant
<b>District Manager</b>	Inframark	Brian Lamb Robert Koncur
<b>District Attorney</b>	Kutak Rock	Jonathan Johnson
<b>District Engineer</b>	Dominion Engineering Group	William E. Schaefer II

*All cellular phones and pagers must be turned off while in the meeting room*

The meeting will begin at **3:00 p.m.** Following the **Call to Order**, the public has the opportunity to comment on posted agenda items during the second section called **Public Comments on Agenda Items**. Each individual is limited to **three (3) minutes** for such comment. The Board is not required to take action at this time, but will consider the comments presented as the agenda progresses. The third section is called **Business Items**. This section contains items for approval by the District Board of Supervisors that may require discussion, motions, and votes on an item-by-item basis. If any member of the audience would like to speak on one of the business items, they will need to register with the District Administrator prior to the presentation of that agenda item. Agendas can be reviewed by contacting the Manager's office at (813) 873-7300 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The fourth section is called **Consent Agenda**. The Consent Agenda section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The fifth section is called **Vendor/Staff Reports**. This section allows the District Administrator, Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action. The sixth section is called **Supervisor Requests**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet the District's needs. The final section is called **Audience Questions, Comments and Discussion Forum**. This portion of the agenda is where individuals may comment on matters that concern the District. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 873-7300, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1, who can aid you in contacting the District Office.

Any person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

Agendas can be reviewed by contacting the Manager's office at (813) 873-7300 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting

Board of Supervisors  
**Grand Oaks Community Development District**

Dear Board Members:

The Regular Meeting for the Grand Oaks Community Development District will be held on **November 10, 2022 at 3:00 p.m. at the Grand Oaks Amenity Center located at 1055 Turnbull Creek Road, St. Augustine, FL 32092.** Please let us know 24 hours before the meeting if you wish to call in for the meeting. Following is the agenda for the meeting:

**Call In Number: 1-866-906-9330**

**Access Code: 4863181**

- 1. CALL TO ORDER/ROLL CALL**
- 2. ADMINISTER OATH OF OFFICES**
- 3. PUBLIC COMMENT ON AGENDA ITEMS**
- 4. BUSINESS ITEMS**
  - A. Consideration of Resolution 2023-01; Canvassing & Certifying the Results from the Landowners Election.....Tab 01
  - B. Consideration of Resolution 2023-02; Redesignating Officers.....Tab 02
  - C. Consideration of Resolution 2023-03; Setting Public Hearing to Adopt Amenity Center Rules of Procedures & Policies.....Tab 03
  - D. Acceptance of Financial Report for Fiscal Year Ended September 30, 2021.....Tab 04
  - E. Discussion on Amendment to Management Agreement – Project Manager.....Tab 05
  - F. General Matters of the District
- 5. CONSENT AGENDA ITEMS**
  - A. Consideration of Minutes of the Public Hearing & Regular Meeting August 24, 2022.....Tab 06
  - B. Consideration of Operations and Maintenance Expenditures August 2022.....Tab 07
  - C. Consideration of Operations and Maintenance Expenditures September 2022.....Tab 08
  - D. Review of Financial Statements for Month Ending September 30, 2022.....Tab 09
- 6. STAFF & VENDOR REPORTS**
  - A. District Manager
  - B. District Counsel
  - C. District Engineer
- 7. BOARD MEMBERS COMMENTS**
- 8. PUBLIC COMMENTS**
- 9. ADJOURNMENT**

We look forward to speaking with you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 873-7300.

Sincerely,

*Bob Koncar,*  
District Manager