

**MINTES OF MEETING
CYPRESS MILL
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Cypress Mill Community Development District was held on Thursday, December 14, 2023, at 9:30 a.m. at the Offices of Inframark located at 2005 Pan Am Circle, Suite 300, Tampa, FL 33607.

Present and constituting a quorum were:

Anthony Seabrook	Vice Chairperson
Elissa Martin	Assistant Secretary
Jason Robare	Assistant Secretary

Also present were:

Gene Roberts	District Manager
Michael Broadus	District Counsel

The following is a summary of the discussions and actions taken.

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Roberts called the meeting to order, and a quorum was established.

SECOND ORDER OF BUSINESS

Public Comments

There being no member of the public present, the next order of business followed.

THIRD ORDER OF BUSINESS

Attorney's Report

A. Update on Amenity Policies

- The Board discussed the policy, Ms. Martin noted a grammatical error on line 20 of the pool policy.

On MOTION by Mr. Seabrook seconded by Ms. Martin, with all in favor, Amenity Pool Policy was approved, as amended.
3-0

FOURTH ORDER OF BUSINESS

Manager's Report

A. Community Inspection Report

The topics discussed included:

- Leaning trees, trash around pond banks, landscapers mowing over trash and adding landscape on Char Island where the fence continues to be breached.

FIFTH ORDER OF BUSINESS

Engineer's Report

There being no report, the next order of business followed.

SIXTH ORDER OF BUSINESS**Action Items****A. Consideration of Arbitrage Engagement Letters-Bond Series 2018 & 2023**

On MOTION by Mr. Robare seconded by Mr. Seabrook, with all in favor, Arbitrage Engagement Letters-Bond Series 2018 & 2023 with *Grau & Associates*, were approved. 3-0

B. Discussion on Mulch Proposals

On MOTION by Mr. Robare seconded by Mr. Seabrook, with all in favor, the *Steadfast Alliance* mulch proposal, was approved. 3-0

C. Discussion on Amenity Center Maintenance

- Mr. Robare requested the staff provide cost of the Amenity Center in-house.
- Mr. Roberts will also provide resumes for potential On-site Manager vacancy.

SEVENTH ORDER OF BUSINESS**Consent Agenda****A. Approval of Minutes of the November 9, 2023, Regular Meeting****B. Consideration of Operation and Maintenance Expenditures October 2023****C. Acceptance of the Financials and Approval of the Check Register for October 2023**

On MOTION by Mr. Seabrook seconded by Mr. Robare, with all in favor, the Consent Agenda, was approved. 3-0


Supervisor Requests:

- Provide *Neptune's* schedule.
- Provide patio furniture update and towel dispenser for handicap stall.

EIGHTH ORDER OF BUSINESS**Adjournment**

There being no further business,

On MOTION by Mr. Robare seconded by Ms. Martin, with all in favor, meeting was adjourned. 3-0


Gene Roberts
District Manager


Anthony Seabrook
Vice Chairperson