

**MINUTES OF MEETING
COBBLESTONE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Cobblestone Community Development District was held on Friday, May 24, 2024, and called to order at 10:01 a.m. at The Residence Inn Northpointe located at 2101 Northpointe Parkway, Lutz, FL 33558.

Present and constituting a quorum were:

Tatiana Pagan	Chairperson
Stephen Bennett	Vice Chairperson
Lee Thompson	Assistant Secretary
John Blakley	Assistant Secretary
Betty Valenti	Assistant Secretary

Also present were:

Bryan Radcliff	District Manager
Erin McCormick	District Counsel
Frank Prete	SecuriTeam

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

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

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

SECOND ORDER OF BUSINESS

Business Items

A. Approval of Construction Requisition No. 3 and Associated Documents, in Substantial Form, and Subject to Final Review by District staff and Counsel, and Execution by the Chair

On MOTION by Ms. Valenti seconded by Ms. Pagan, with all in favor, the Construction Requisition No. 3, was approved in substantial form, subject to final review by District Staff, and District Counsel with Chairperson being authorized to execute said Requisition. 5-0

B. Approval of Bill of Sale for Certain Improvements for Phase 2, in Substantial Form, and Subject to Final Review by District Counsel, and Execution by the Chair

On MOTION by Ms. Pagan seconded by Mr. Blakley, with all in favor, the Bill of Sale for Certain Improvements for Phase 2, was approved in substantial form, subject to final review by Mr. McCormick with Chairperson being authorized to execute. 5-0

C. Any Additional Matters Related to the Series 2024 Bonds, Construction Requisition(s) for the Series 2024 Bonds, and/or the Acquisition and/or Construction of Infrastructure Improvements, and General Matters Related to the District, If Necessary

There being none, the next item followed.

D. Consideration of Resolution 2024-07, Approving FY 2025 Proposed Budget and Setting Public Hearing

On MOTION by Mr. Thompson seconded by Ms. Pagan, with all in favor, Resolution 2024-07, Approving FY 2025 Proposed Budget and Setting Public Hearing for Friday, July 26, 2024 at 10:00 am at the Springhill Suites by Marriot located at 16615 Crosspointe Run, Land O Lakes, Florida 34638, was adopted. 5-0

E. Consideration of Camera Monitoring Proposals

On MOTION by Ms. Pagan seconded by Mr. Thompson, with all in favor, Camera Monitoring Proposals from Red Wire with MHD in second were approved, and the District Manager and District Counsel were authorized to work with vendor. 5-0

F. Announcement of Qualified Electors

- Mr. Radcliff announced to the Board that as of April 15, 2024 the District had 153 qualified electors.

THIRD ORDER OF BUSINESS

Consent Agenda

- A. Approval of Minutes of the April 26, 2024 Public Hearing & Regular Meeting**
- B. Consideration of Operation and Maintenance Expenditures April 2024**
- C. Acceptance of the Financials and Approval of the Check Register for April 2024**

On MOTION by Ms. Pagan seconded by Ms. Valenti, with all in favor, the Consent Agenda was approved. 5-0

FOURTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

B. District Manager

There being no reports, the next item followed.

i. Community Inspections Report

- The Board requested that some declining plant life at the main entrance median be replaced.

C. District Engineer

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

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COBBLESTONE CDD

FIFTH ORDER OF BUSINESS

**Board of Supervisors' Requests or
Comments**

There being none, the next order of business followed.

SIXTH ORDER OF BUSINESS

BOS Resignation

- The Board accepted the resignation of Mr. Stephen Bennett from the Board of Supervisors of Cobblestone CDD.

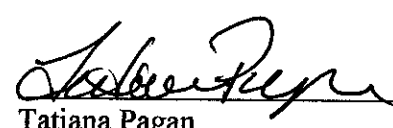
On MOTION by Mr. Thompson seconded by Ms. Pagan, with all in favor the resignation of Mr. Stephen Bennett, was accepted. 5-0

SIXTH ORDER OF BUSINESS

Adjournment

There being no further business, the meeting was adjourned at 10:39 a.m.


Bryan Radcliff
District Manager


Tatiana Pagan
Chairperson