

SHADOWLAWN

**COMMUNITY DEVELOPMENT
DISTRICT**

May 28, 2024

**BOARD OF SUPERVISORS
REGULAR
MEETING AGENDA**

SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT

AGENDA
LETTER

Shadowlawn Community Development District
OFFICE OF THE DISTRICT MANAGER
2300 Glades Road, Suite 410W•Boca Raton, Florida 33431
Phone: (561) 571-0010•Toll-free: (877) 276-0889•Fax: (561) 571-0013

May 21, 2024

Board of Supervisors
Shadowlawn Community Development District

Dear Board Members:

The Board of Supervisors of the Shadowlawn Community Development District will hold a Regular Meeting on May 28, 2024 at 2:00 p.m., at Reinhold Corporation, 1845 Town Center Blvd, Suite 105, Fleming Island, Florida 32003. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments
3. Consideration of Resolution 2024-13, Approving a Proposed Budget for Fiscal Year 2024/2025 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date
4. Consideration of Resolution 2024-14, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2024/2025 and Providing for an Effective Date
5. Acceptance of Unaudited Financial Statements as of April 30, 2024
6. Approval of March 26, 2024 Public Hearing, Regular Meeting and Audit Committee Meeting Minutes
7. Staff Reports
 - A. District Counsel: *Kutak Rock LLP*
 - B. District Engineer: *England-Thims & Miller, Inc.*
 - C. District Manager: *Wrathell, Hunt and Associates, LLC*
 - 0 Registered Voters in District as of April 15, 2024
 - NEXT MEETING DATE: August 20, 2024 at 2:00 PM

ATTENDEES:

Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

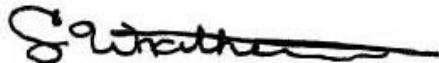
○ QUORUM CHECK

SEAT 1	GEORGE M. EGAN	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 2	JACOB F. BRYAN, V	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 3	P. COOPER MURPHY	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 4	F. PETER WILLIAMS	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 5	LIAM O'REILLY	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO

8. Board Members' Comments/Requests
9. Public Comments
10. Adjournment

If you should have any questions or concerns, please do not hesitate to contact me directly at (561) 719-8675 or Cindy Cerbone at (561) 346-5294.

Sincerely,



Craig Wrathell
District Manager

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE

CALL-IN NUMBER: 1-888-354-0094

PARTICIPANT PASSCODE: 413 553 5047

SHADOWLAWN

COMMUNITY DEVELOPMENT DISTRICT

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RESOLUTION 2024-13

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SHADOWLAWN COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2024/2025 AND SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has heretofore prepared and submitted to the Board of Supervisors ("**Board**") of the Shadowlawn Community Development District ("**District**") prior to June 15, 2024, a proposed budget ("**Proposed Budget**") for the fiscal year beginning October 1, 2024 and ending September 30, 2025 ("**Fiscal Year 2024/2025**"); and

WHEREAS, the Board has considered the Proposed Budget and desires to set the required public hearing thereon.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE SHADOWLAWN COMMUNITY DEVELOPMENT DISTRICT:

1. **PROPOSED BUDGET APPROVED.** The Proposed Budget prepared by the District Manager for Fiscal Year 2024/2025 attached hereto as **Exhibit A** is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.

2. **SETTING A PUBLIC HEARING.** A public hearing on said approved Proposed Budget is hereby declared and set for the following date, hour and location:

DATE:	August 20, 2024
HOUR:	2:00 p.m.
LOCATION:	Reinhold Corporation 1845 Town Center Blvd, Suite 105 Fleming Island, Florida, 32003

3. **TRANSMITTAL OF PROPOSED BUDGET TO LOCAL GENERAL PURPOSE GOVERNMENT.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Clay County at least 60 days prior to the hearing set above.

4. **POSTING OF PROPOSED BUDGET.** In accordance with Section 189.016, *Florida Statutes*, the District's Secretary is further directed to post the approved Proposed Budget on the District's website at least two days before the budget hearing date as set forth in Section 2, and shall remain on the website for at least 45 days.

5. **PUBLICATION OF NOTICE.** Notice of this public hearing shall be published in the manner prescribed in Florida law.

6. **SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

7. **EFFECTIVE DATE.** This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 28TH DAY OF MAY, 2024.

ATTEST:

**SHADOWLAWN COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

Exhibit A: Fiscal Year 2024/2025 Proposed Budget

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
PROPOSED BUDGET
FISCAL YEAR 2025**

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
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**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND BUDGET
FISCAL YEAR 2025**

	Fiscal Year 2024				Proposed Budget FY 2025
	Adopted Budget FY 2024	Actual through 3/31/2024	Projected through 9/30/2024	Total Actual & Projected	
REVENUES					
Landowner contribution*	\$ 106,102	\$ 15,822	\$ 69,987	\$ 85,809	\$ 298,446
Total revenues	106,102	15,822	69,987	85,809	298,446
EXPENDITURES					
Professional & administrative					
Supervisors	8,612	2,153	3,230	5,383	7,536
Management/accounting/recording	48,000	12,000	24,000	36,000	48,000
Legal	25,000	3,028	19,450	22,478	25,000
Engineering	2,000	-	1,500	1,500	2,000
Audit	5,500	-	3,200	3,200	4,800
Arbitrage rebate calculation	500	-	-	-	500
Dissemination agent	1,000	-	500	500	1,000
Trustee	5,500	-	-	-	5,500
Telephone	200	100	100	200	200
Postage	500	191	250	441	500
Printing & binding	500	250	250	500	500
Legal advertising	1,700	2,173	1,200	3,373	1,700
Annual special district fee	175	175	-	175	175
Insurance	5,500	5,200	-	5,200	5,500
Contingencies/bank charges	500	56	444	500	500
Website hosting & maintenance	705	-	705	705	705
Website ADA compliance	210	-	210	210	210
Total professional & administrative	106,102	25,326	55,039	80,365	104,326
Field operations					
Management	-	-	-	-	5,000
Accounting	-	-	-	-	3,500
Cathedral Oak Parkway					
Mowing	-	-	5,000	5,000	36,400
Arbor care					15,904
Tree replacement	-	-	-	-	5,000
Landscape maintenance - Parcel 61 phase 1					
Maintenance contract	-	-	-	-	76,448
Plant replacement	-	-	-	-	5,000
Irrigation sprinklers repairs	-	-	-	-	3,000
Stormwater Management					
Maintenance contract - wet ponds	-	-	-	-	5,800
Conservation area maintenance	-	-	-	-	2,750
Main Entry					
Repairs, maintenance, & pressure washing	-	-	-	-	2,500
Electricity	-	-	-	-	2,000
Irrigation water supply - CDD phase 1	-	-	-	-	20,818
Insurance	-	-	-	-	5,000
Contingency	-	-	-	-	5,000
Total field operations	-	-	5,000	5,000	194,120
Total expenditures	106,102	25,326	60,039	85,365	298,446

Excess/(deficiency) of revenues over/(under) expenditures	-	(9,504)	9,948	444	-
Fund balance - beginning (unaudited)	-	(444)	(9,948)	(444)	-
Fund balance - ending (projected)					
Assigned					
Working capital	-	-	-	-	-
Unassigned	-	(9,948)	-	-	-
Fund balance - ending	<u>\$ -</u>	<u>\$ (9,948)</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>

*Cathedral Oak, LLC. to fund administrative and O&M expenses through December 31, 2024. Parcel 61 Ventures to fund administrative and O&M expenses from January 1, 2025 through September 30, 2025 (pending completion of Cathedral Oak Parkway).

<u>Developer Contributions</u>			
	Units	Developer Contribution per Unit	Total Developer Contribution
Phase 1 Units			
Single-Family 40'	130	806.61	104,859
Single-Family 50'	175	806.61	141,157
Single-Family 60'	65	806.61	52,430
	<u>370</u>		<u>298,446</u>
Total	370		298,446

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES

Professional & administrative

Supervisors	\$ 7,536
Statutorily set at \$200 for each meeting of the Board of Supervisors not to exceed \$4,800 for each fiscal year.	
Management/accounting/recording	48,000
Wrathell, Hunt and Associates, LLC (WHA), specializes in managing community development districts by combining the knowledge, skills and experience of a team of professionals to ensure compliance with all of the District's governmental requirements. WHA develops financing programs, administers the issuance of tax exempt bond financings, operates and maintains the assets of the community.	
Legal	25,000
General counsel and legal representation, which includes issues relating to public finance, public bidding, rulemaking, open meetings, public records, real property dedications, conveyances and contracts.	
Engineering	2,000
The District's Engineer will provide construction and consulting services, to assist the District in crafting sustainable solutions to address the long term interests of the community while recognizing the needs of government, the environment and maintenance of the District's facilities.	
Audit	4,800
Statutorily required for the District to undertake an independent examination of its books, records and accounting procedures.	
Arbitrage rebate calculation	500
To ensure the District's compliance with all tax regulations, annual computations are necessary to calculate the arbitrage rebate liability.	
Dissemination agent	1,000
The District must annually disseminate financial information in order to comply with the requirements of Rule 15c2-12 under the Securities Exchange Act of 1934. Wrathell, Hunt & Associates serves as dissemination agent.	
Trustee	5,500
Annual fee for the service provided by trustee, paying agent and registrar.	
Telephone	200
Telephone and fax machine.	
Postage	500
Mailing of agenda packages, overnight deliveries, correspondence, etc.	
Printing & binding	500
Letterhead, envelopes, copies, agenda packages	
Legal advertising	1,700
The District advertises for monthly meetings, special meetings, public hearings, public bids, etc.	
Annual special district fee	175
Annual fee paid to the Florida Department of Economic Opportunity.	
Insurance	5,500
The District will obtain public officials and general liability insurance.	
Contingencies/bank charges	500
Bank charges and other miscellaneous expenses incurred during the year and automated AP routing etc.	

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
DEFINITIONS OF GENERAL FUND EXPENDITURES**

EXPENDITURES (continued)

Website hosting & maintenance	705
Website ADA compliance	210
Field Operations	
Management	5,000
Part-time management firm managing District common elements (possibly per agreement with MHOA).	
Accounting	3,500
Cathedral Oak Parkway	
Mowing	36,400
Bahia turf at 30 mowings per year. Includes edging, weed eating, and blow off hard surfaces.	
Arbor care	15,904
Anticipates minimal pruning for first year and one application of mulch to the tree rings annually.	
Tree replacement	5,000
Intended to cover the costs of tree replacement for trees that have expired or are not performing and are out of warranty.	
Landscape maintenance - Parcel 61 phase 1	
Maintenance contract	76,448
All inclusive; including 42 mowings per year, shrub/arbor care, fertilizer/chemical, irrigation checks, mulch once and flowers twice for 3.9 acres at \$.45 per sq. ft. per year.	
Plant replacement	5,000
Irrigation sprinklers repairs	3,000
Covers the costs of repairs to CDD sprinkler systems such as line breaks and replacement of heads and valves.	
Stormwater Management	
Maintenance contract - wet ponds	5,800
Once monthly visits and treatments as needed for wet ponds; assumes 14.5 acres.	
Conservation area maintenance	2,750
Once a year maintenance and signage review/repair for 11 acres.	
Main Entry	
Repairs, maintenance, & pressure washing	2,500
Includes 1 entry monument and lighting.	
Electricity	2,000
Covers monument LED lighting and low voltage landscape lighting.	
Irrigation water supply - CDD phase 1	20,818
Covers the costs of purchasing pressurized effluent water from Clay County Utilities at a base rate cost of \$.92 per thousand gallons for .5" application of water for 26 watering weeks a year and a base monthly \$46.45 per each 1" meter assuming 6-1" meter connections.	
Insurance	5,000
Increase to general liability and property insurance.	
Contingency	5,000
Total expenditures	<u><u>\$ 298,446</u></u>

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
DEBT SERVICE FUND BUDGET - SERIES 2024
FISCAL YEAR 2025**

	Fiscal Year 2024				Proposed Budget FY 2025
	Proposed Budget FY 2024	Actual through 3/31/2024	Projected through 9/30/2024	Total Actual & Projected	
REVENUES					
Assessment levy: off-roll	\$ -	\$ -	\$ -	\$ -	\$ 1,384,276
Total revenues	-	-	-	-	1,384,276
EXPENDITURES					
Debt service					
Principal	-	-	-	-	280,000
Interest	-	-	99,731	99,731	1,087,975
Cost of issuance	-	168,318	112,485	280,803	-
Total expenditures	-	168,318	212,216	380,534	1,367,975
Excess/(deficiency) of revenues over/(under) expenditures	-	(168,318)	(212,216)	(380,534)	16,301
OTHER FINANCING SOURCES/(USES)					
Bond proceeds	-	2,720,008	-	2,720,008	-
Underwriter's Discount	-	(392,700)	-	(392,700)	-
Total other financing sources/(uses)	-	2,327,308	-	2,327,308	-
Net increase/(decrease) in fund balance	-	2,158,990	(212,216)	1,946,774	16,301
Fund balance:					
Beginning fund balance (unaudited)	-	(39,074)	2,119,916	(39,074)	1,907,700
Ending fund balance (projected)	\$ -	\$2,119,916	\$1,907,700	\$ 1,907,700	1,924,001
Use of fund balance:					
Debt service reserve account balance (required)					(1,363,713)
Interest expense - November 1, 2025					(537,408)
Projected fund balance surplus/(deficit) as of September 30, 2025					\$ 22,880

Please note that the interest on the Series 2024 Bonds is capitalized until 11/01/2024

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2024 AMORTIZATION SCHEDULE**

	Principal	Coupon Rate	Interest	Debt Service	Bond Balance
05/01/24			99,731.04	99,731.04	19,635,000.00
11/01/24			543,987.50	543,987.50	19,635,000.00
05/01/25	280,000.00	4.700%	543,987.50	823,987.50	19,355,000.00
11/01/25			537,407.50	537,407.50	19,355,000.00
05/01/26	295,000.00	4.700%	537,407.50	832,407.50	19,060,000.00
11/01/26			530,475.00	530,475.00	19,060,000.00
05/01/27	310,000.00	4.700%	530,475.00	840,475.00	18,750,000.00
11/01/27			523,190.00	523,190.00	18,750,000.00
05/01/28	320,000.00	4.700%	523,190.00	843,190.00	18,430,000.00
11/01/28			515,670.00	515,670.00	18,430,000.00
05/01/29	340,000.00	4.700%	515,670.00	855,670.00	18,090,000.00
11/01/29			507,680.00	507,680.00	18,090,000.00
05/01/30	355,000.00	4.700%	507,680.00	862,680.00	17,735,000.00
11/01/30			499,337.50	499,337.50	17,735,000.00
05/01/31	370,000.00	4.700%	499,337.50	869,337.50	17,365,000.00
11/01/31			490,642.50	490,642.50	17,365,000.00
05/01/32	390,000.00	4.700%	490,642.50	880,642.50	16,975,000.00
11/01/32			481,477.50	481,477.50	16,975,000.00
05/01/33	410,000.00	4.700%	481,477.50	891,477.50	16,565,000.00
11/01/33			471,842.50	471,842.50	16,565,000.00
05/01/34	430,000.00	4.700%	471,842.50	901,842.50	16,135,000.00
11/01/34			461,737.50	461,737.50	16,135,000.00
05/01/35	450,000.00	5.500%	461,737.50	911,737.50	15,685,000.00
11/01/35			449,362.50	449,362.50	15,685,000.00
05/01/36	475,000.00	5.500%	449,362.50	924,362.50	15,210,000.00
11/01/36			436,300.00	436,300.00	15,210,000.00
05/01/37	505,000.00	5.500%	436,300.00	941,300.00	14,705,000.00
11/01/37			422,412.50	422,412.50	14,705,000.00
05/01/38	530,000.00	5.500%	422,412.50	952,412.50	14,175,000.00
11/01/38			407,837.50	407,837.50	14,175,000.00
05/01/39	560,000.00	5.500%	407,837.50	967,837.50	13,615,000.00
11/01/39			392,437.50	392,437.50	13,615,000.00
05/01/40	590,000.00	5.500%	392,437.50	982,437.50	13,025,000.00
11/01/40			376,212.50	376,212.50	13,025,000.00
05/01/41	625,000.00	5.500%	376,212.50	1,001,212.50	12,400,000.00
11/01/41			359,025.00	359,025.00	12,400,000.00
05/01/42	660,000.00	5.500%	359,025.00	1,019,025.00	11,740,000.00
11/01/42			340,875.00	340,875.00	11,740,000.00
05/01/43	700,000.00	5.500%	340,875.00	1,040,875.00	11,040,000.00
11/01/43			321,625.00	321,625.00	11,040,000.00
05/01/44	740,000.00	5.500%	321,625.00	1,061,625.00	10,300,000.00
11/01/44			301,275.00	301,275.00	10,300,000.00
05/01/45	780,000.00	5.850%	301,275.00	1,081,275.00	9,520,000.00
11/01/45			278,460.00	278,460.00	9,520,000.00
05/01/46	830,000.00	5.850%	278,460.00	1,108,460.00	8,690,000.00
11/01/46			254,182.50	254,182.50	8,690,000.00
05/01/47	880,000.00	5.850%	254,182.50	1,134,182.50	7,810,000.00
11/01/47			228,442.50	228,442.50	7,810,000.00

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
SERIES 2024 AMORTIZATION SCHEDULE**

	Principal	Coupon Rate	Interest	Debt Service	Bond Balance
05/01/48	930,000.00	5.850%	228,442.50	1,158,442.50	6,880,000.00
11/01/48			201,240.00	201,240.00	6,880,000.00
05/01/49	985,000.00	5.850%	201,240.00	1,186,240.00	5,895,000.00
11/01/49			172,428.75	172,428.75	5,895,000.00
05/01/50	1,045,000.00	5.850%	172,428.75	1,217,428.75	4,850,000.00
11/01/50			141,862.50	141,862.50	4,850,000.00
05/01/51	1,110,000.00	5.850%	141,862.50	1,251,862.50	3,740,000.00
11/01/51			109,395.00	109,395.00	3,740,000.00
05/01/52	1,175,000.00	5.850%	109,395.00	1,284,395.00	2,565,000.00
11/01/52			75,026.25	75,026.25	2,565,000.00
05/01/53	1,245,000.00	5.850%	75,026.25	1,320,026.25	1,320,000.00
11/01/53			38,610.00	38,610.00	1,320,000.00
05/01/54	1,320,000.00	5.850%	38,610.00	1,358,610.00	-
11/01/54			-	-	-
Total	19,635,000.00		21,840,646.04	41,475,646.04	

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
ASSESSMENT COMPARISON
PROJECTED FISCAL YEAR 2025 ASSESSMENTS**

Off-Roll Assessments					
<u>Series 2024</u>					
<u>Product/Parcel</u>	<u>Units</u>	<u>FY 2025 O&M Assessment per Unit</u>	<u>FY 2025 DS Assessment per Unit</u>	<u>FY 2025 Total Assessment per Unit</u>	<u>FY 2024 Total Assessment per Unit</u>
Single-Family 40'	130	\$ -	\$ 3,055.94	\$ 3,055.94	n/a
Single-Family 50'	175	-	3,901.20	3,901.20	n/a
Single-Family 60'	65	-	4,681.44	4,681.44	n/a
Total	370				

SHADOWLAWN

COMMUNITY DEVELOPMENT DISTRICT

4

RESOLUTION 2024-14

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT DESIGNATING DATES, TIMES AND
LOCATIONS FOR REGULAR MEETINGS OF THE BOARD OF SUPERVISORS OF THE
DISTRICT FOR FISCAL YEAR 2024/2025 AND PROVIDING FOR AN EFFECTIVE DATE**

WHEREAS, the Shadowlawn Community Development District (“**District**”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*; and

WHEREAS, the District is required by Section 189.015, *Florida Statutes*, to file quarterly, semi-annually, or annually a schedule (including date, time, and location) of its regular meetings with local governing authorities; and

WHEREAS, further, in accordance with the above-referenced statute, the District shall also publish quarterly, semi-annually, or annually the District’s regular meeting schedule in a newspaper of general paid circulation in the county in which the District is located.

WHEREAS, the Board desires to adopt the Fiscal Year 2024/2025 meeting schedule attached as **Exhibit A**.

**NOW THEREFORE BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE
SHADOWLAWN COMMUNITY DEVELOPMENT DISTRICT:**

1. **ADOPTING FISCAL YEAR 2024/2025 ANNUAL MEETING SCHEDULE.** The Fiscal Year 2024/2025 annual meeting schedule attached hereto and incorporated by reference herein as **Exhibit A** is hereby approved and shall be published in accordance with the requirements of Florida law and also provided to applicable governing authorities.

2. **EFFECTIVE DATE.** This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED this 28th day of May, 2024.

ATTEST:

**SHADOWLAWN COMMUNITY
DEVELOPMENT DISTRICT**

Secretary/Assistant Secretary

Chair/Vice Chair, Board of Supervisors

EXHIBIT "A"

SHADOWLAWN COMMUNITY DEVELOPMENT DISTRICT		
BOARD OF SUPERVISORS FISCAL YEAR 2024/2025 MEETING SCHEDULE		
LOCATION		
<i>Reinhold Corporation, 1845 Town Center Blvd., Suite 105, Fleming Island, Florida 32003</i>		
DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October __, 2024	Regular Meeting	__:__ AM/PM
November 5, 2024	Landowners' Meeting	2:00 PM
November __, 2024	Regular Meeting	__:__ AM/PM
December __, 2024	Regular Meeting	__:__ AM/PM
January __, 2025	Regular Meeting	__:__ AM/PM
February __, 2025	Regular Meeting	__:__ AM/PM
March __, 2025	Regular Meeting	__:__ AM/PM
April __, 2025	Regular Meeting	__:__ AM/PM
May __, 2025	Regular Meeting	__:__ AM/PM
June __, 2025	Regular Meeting	__:__ AM/PM
July __, 2025	Regular Meeting	__:__ AM/PM
August __, 2025	Regular Meeting	__:__ AM/PM
September __, 2025	Regular Meeting	__:__ AM/PM

SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT

UNAUDITED
FINANCIAL
STATEMENTS

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
FINANCIAL STATEMENTS
UNAUDITED
APRIL 30, 2024**

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
BALANCE SHEET
GOVERNMENTAL FUNDS
APRIL 30, 2024**

	General Fund	SRF - Cathedral Oak Pkwy.	Debt Service Fund	Capital Projects Fund	Total Governmental Funds
ASSETS					
Cash	\$ 13,528	\$ -	\$ -	\$ -	\$ 13,528
CR 218 Extension - CCUA	-	1,352,651	-	-	1,352,651
Investments					
Reserve	-	-	1,364,449	-	1,364,449
Capitalized interest	-	-	644,066	-	644,066
Construction	-	-	-	16,924,131	16,924,131
Cost of issuance	-	-	146,391	-	146,391
Due from Landowner - Reinhold	6,937	1,115,414	-	-	1,122,351
Total assets	<u>\$ 20,465</u>	<u>\$2,468,065</u>	<u>\$2,154,906</u>	<u>\$16,924,131</u>	<u>\$21,567,567</u>
LIABILITIES AND FUND BALANCES					
Liabilities:					
Accounts payable	14,938	1,235,526	-	-	1,250,464
Due to Landowner	431	9,285,117	39,073	-	9,324,621
Tax payable	245	-	-	-	245
Retainage payable	-	953,511	-	-	953,511
Landowner advance	6,000	-	-	-	6,000
Total liabilities	<u>21,614</u>	<u>11,474,154</u>	<u>39,073</u>	<u>-</u>	<u>11,534,841</u>
DEFERRED INFLOWS OF RESOURCES					
Deferred receipts	6,937	-	-	-	6,937
Unearned revenue	-	750,847	-	-	750,847
Total deferred inflows of resources	<u>6,937</u>	<u>750,847</u>	<u>-</u>	<u>-</u>	<u>757,784</u>
Fund balances:					
Restricted for:					
SRF - Cathedral Oak Pkwy.	-	(9,756,936)	-	-	(9,756,936)
Debt service	-	-	2,115,833	-	2,115,833
Capital projects	-	-	-	16,924,131	16,924,131
Unassigned	(8,086)	-	-	-	(8,086)
Total fund balances	<u>(8,086)</u>	<u>(9,756,936)</u>	<u>2,115,833</u>	<u>16,924,131</u>	<u>9,274,942</u>
Total liabilities, deferred inflows of resources and fund balances	<u>\$ 20,465</u>	<u>\$2,468,065</u>	<u>\$2,154,906</u>	<u>\$16,924,131</u>	<u>\$21,567,567</u>

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
GENERAL FUND
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
FOR THE PERIOD ENDED APRIL 30, 2024**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Landowner contribution	\$ 9,077	\$ 24,899	\$ 106,102	23%
Total revenues	<u>9,077</u>	<u>24,899</u>	<u>106,102</u>	23%
EXPENDITURES				
Professional & administrative				
Supervisors	-	1,722	8,612	20%
Management/accounting/recording**	4,000	16,000	48,000	33%
Legal	2,795	5,823	25,000	23%
Engineering	-	-	2,000	0%
Audit	-	-	5,500	0%
Arbitrage rebate calculation*	-	-	500	0%
Dissemination agent*	83	83	1,000	8%
Trustee*	-	-	5,500	0%
Telephone	17	117	200	59%
Postage	-	191	500	38%
Printing & binding	42	292	500	58%
Legal advertising	-	2,173	1,700	128%
Annual special district fee	-	175	175	100%
Insurance	-	5,200	5,500	95%
Contingencies	4	60	500	12%
Website				
Hosting & maintenance	705	705	705	100%
ADA compliance	-	-	210	0%
Total professional & administrative	<u>7,646</u>	<u>32,541</u>	<u>106,102</u>	31%
Excess/(deficiency) of revenues over/(under) expenditures	1,431	(7,642)	-	
Fund balances - beginning	(9,517)	(444)	-	
Fund balances - ending	<u>\$ (8,086)</u>	<u>\$ (8,086)</u>	<u>\$ -</u>	

*These items will be realized when bonds are issued

**WHA will charge a reduced management fee of \$2,000 per month until bonds are issued.

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
SPECIAL REVENUE FUND - CATHEDRAL OAK PKWY.
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
FOR THE PERIOD ENDED APRIL 30, 2024**

:

	Current Month	Year to Date
REVENUES		
CCUA interlocal agreement	\$ 637,272	\$ 5,606,002
Total revenues	<u>637,272</u>	<u>5,606,002</u>
EXPENDITURES		
Other fees & charges		
Construction costs	1,194,479	6,987,485
Construction costs - CCUA	<u>(629,778)</u>	<u>8,159,462</u>
Total expenditures	<u>564,701</u>	<u>15,146,947</u>
Excess/(deficiency) of revenues over/(under) expenditures	72,571	(9,540,945)
Fund balances - beginning	<u>(9,829,507)</u>	<u>(215,991)</u>
Fund balances - ending	<u><u>\$ (9,756,936)</u></u>	<u><u>\$ (9,756,936)</u></u>

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND SERIES 2024
FOR THE PERIOD ENDED APRIL 30, 2024**

	Current Month	Year To Date
REVENUES		
Interest	\$ 1,166	\$ 1,166
Total revenues	<u>1,166</u>	<u>1,166</u>
EXPENDITURES		
Debt service		
Cost of issuance	<u>5,250</u>	<u>173,567</u>
Total debt service	<u>5,250</u>	<u>173,567</u>
Excess/(deficiency) of revenues over/(under) expenditures	(4,084)	(172,401)
OTHER FINANCING SOURCES/(USES)		
Bond proceeds	-	2,720,008
Underwriter's discount	<u>-</u>	<u>(392,700)</u>
Total other financing sources	<u>-</u>	<u>2,327,308</u>
Net change in fund balances	(4,084)	2,154,907
Fund balances - beginning	<u>2,119,917</u>	<u>(39,074)</u>
Fund balances - ending	<u><u>\$ 2,115,833</u></u>	<u><u>\$ 2,115,833</u></u>

**SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES
CAPITAL PROJECTS FUND SERIES 2024
FOR THE PERIOD ENDED APRIL 30, 2024**

	Current Month	Year To Date
REVENUES		
Interest	\$ 9,139	\$ 9,139
Total revenues	<u>9,139</u>	<u>9,139</u>
EXPENDITURES	<u>-</u>	<u>-</u>
Total expenditures	<u>-</u>	<u>-</u>
Excess/(deficiency) of revenues over/(under) expenditures	9,139	9,139
OTHER FINANCING SOURCES/(USES)		
Bond proceeds	-	16,914,992
Total other financing sources/(uses)	<u>-</u>	<u>16,914,992</u>
Net change in fund balances	9,139	16,924,131
Fund balances - beginning	16,914,992	-
Fund balances - ending	<u>\$ 16,924,131</u>	<u>\$ 16,924,131</u>

SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT

MINUTES

DRAFT

**MINUTES OF MEETING
SHADOWLAWN COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Shadowlawn Community Development District held a Public Hearing, Regular Meeting and Audit Committee Meeting on March 26, 2024 at 2:00 p.m., at Reinhold Corporation, 1845 Town Center Blvd, Suite 105, Fleming Island, Florida 32003.

Present were:

Liam O'Reilly	Chair
George Egan	Vice Chair
Cooper Murphy	Assistant Secretary
Jacob (Jeff) Bryan	Assistant Secretary
Peter Williams (via telephone)	Assistant Secretary

Also present:

Craig Wrathell	District Manager
Katie Buchanan	District Counsel
Daniel Welch (via telephone)	District Engineer
Misty Taylor	Bond Counsel
Sete Zare	Underwriter
Kelly Fitzpatrick	Reinhold Corporation

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Wrathell called the meeting to order at 2:00 p.m.

Supervisors O'Reilly, Egan, Murphy and Bryan were present. Supervisor Williams attended via telephone.

SECOND ORDER OF BUSINESS

Public Comments

No members of the public spoke.

THIRD ORDER OF BUSINESS

Public Hearing to Consider the Adoption of an Assessment Roll and the Imposition of Special Assessments Relating to the Financing and Securing of Certain Public Improvements

A. Affidavit/Proof of Publication

B. Mailed Notice to Property Owner(s)

C. Capital Improvement Plan (for informational purposes)

These items were presented for informational purposes.

D. Amended and Restated Master Special Assessment Methodology Report (for informational purposes)

On MOTION by Mr. O'Reilly and seconded by Mr. Williams, with all in favor, the Public Hearing was opened.

Mr. Wrathell reviewed the Amended and Restated Master Special Assessment Methodology Report and the Tables describing the Development Program, Master Off-Site Infrastructure Costs, Master On-Site Infrastructure Costs, Neighborhood Infrastructure Costs, Preliminary Sources and Uses of Funds for validation purposes, Benefit Allocation, Equivalent Residential Unit (ERU) weightings and the Bond Assessment Apportionment showing the maximum par amount of bonds per unit.

- **Hear testimony from the affected property owners as to the propriety and advisability of making the improvements and funding them with special assessments on the property.**

No affected property owners or members of the public spoke.

- **Thereafter, the governing authority shall meet as an equalizing board to hear any and all complaints as to the special assessments on a basis of justice and right.**

Mr. Wrathell asked if the Board, sitting as the Equalizing Board, wanted to recommend any adjustments to the assessments being proposed. The response was no.

The following question was asked and answered:

Ms. Buchanan: Since you are the author of the Report, can you confirm that you think it is prepared appropriately and the assessments are allocated proportionately and in accordance with Florida Law.

Mr. Wrathell: Yes.

Mr. Wrathell asked if the Board had any questions or comments. The response was no.

On MOTION by Mr. O'Reilly and seconded by Mr. Williams, with all in favor, the Public Hearing was closed.

E. **Consideration of Resolution 2024-10, Authorizing District Projects for Construction and/or Acquisition of Infrastructure Improvements; Equalizing, Approving, Confirming, and Levying Special Assessments on Property Specially Benefitted by Such Projects to Pay the Cost Thereof; Providing for the Payment and the Collection of Such Special Assessments by the Methods Provided for by Chapters 170, 190 and 197, Florida Statutes; Confirming the District's Intention to Issue Special Assessment Bonds; Making Provisions for Transfers of Real Property to Homeowners Associations, Property Owners Association and/or Governmental Entities; Providing for the Recording of an Assessment Notice; Providing for Severability, Conflicts and an Effective Date**

Mr. Wrathell presented Resolution 2024-10 and read the title. Ms. Buchanan stated that Resolution 2024-10, known as the Master Assessment Resolution, accomplishes the following:

- Sets forth the total Capital Improvement Plan (CIP) and costs for the CDD improvements for the overall project and the assessments to construct project. The Board is essentially creating the cap going forward.
- Identifies the cap amount; adopts the Report, which identifies the projects; finalizes the assessment schedule of how it will be paid and incorporates provisions regarding how the true-up mechanism works.

On MOTION by Mr. O'Reilly and seconded by Mr. Murphy, with all in favor, Resolution 2024-10, Authorizing District Projects for Construction and/or Acquisition of Infrastructure Improvements; Equalizing, Approving, Confirming, and Levying Special Assessments on Property Specially Benefitted by Such Projects to Pay the Cost Thereof; Providing for the Payment and the Collection of Such Special Assessments by the Methods Provided for by Chapters 170, 190 and 197, Florida Statutes; Confirming the District's Intention to Issue Special Assessment Bonds; Making Provisions for Transfers of Real Property to Homeowners Associations, Property Owners Association and/or Governmental Entities; Providing for the Recording of an Assessment Notice; Providing for Severability, Conflicts and an Effective Date, was adopted.

FOURTH ORDER OF BUSINESS

Consideration of Resolution 2024-11, Setting Forth the Specific Terms of the District's Capital Improvement Revenue Bonds, Series 2024; Confirming the

District's Provision of the Phase 1 Project; Making Certain Findings and Confirming Engineer's Report and Supplemental Assessment Methodology Report; Confirming, Allocating and Authorizing the Collection of Special Assessments Securing the Series 2024 Bonds; Providing for the Application of True-Up Payments; Providing for a Supplement of the Improvement Lien Book; Providing for the Recording of a Notice of Series 2024 Special Assessments; Providing for Conflicts, Severability and an Effective Date

Ms. Buchanan stated that Resolution 2024-11 identifies the terms of the bonds and the specific assessments specific to the Phase 1 Project. She reviewed the following Exhibits and noted the following:

- Exhibits A and B, the Engineer's Report and the Methodology Report allocate financing a project specific to approximately \$19 million, plus financing costs and interest, to the lots within the CDD's right-of-ways (ROWs); instead of the total over \$91 million project costs.
- Sets forth the Series 2024 Bond Final Pricing, describes the three terms of the bond and interest rates. The total par amount of bonds is \$19,635,000.
- The Sources and Uses of Funds for the Series 2024 Bonds shows approximately \$16.9 million allocated to construct the improvements of the Phase 1 Project. The remaining expenses are necessary for the issuance of bonds.
- The Amortization Schedule lists the Annual Debt Service Payment due dates.

Mr. Wrathell stated that information on the final sources and uses of funds is also described in Table 3, on Page 15 of the Final Supplemental Methodology Report, Exhibit B to the Resolution, which was distributed in the meeting. Table 7 describes the par amount of bonds allocable to each unit type, the annual debt service and footnote describing the fact that the intent is for there to be partial paydowns of these bonds at closing.

On MOTION by Mr. O'Reilly and seconded by Mr. Bryan, with all in favor, Resolution 2024-11, Setting Forth the Specific Terms of the District's Capital Improvement Revenue Bonds, Series 2024; Confirming the District's Provision of the Phase 1 Project; Making Certain Findings and Confirming Engineer's Report and Supplemental Assessment Methodology Report; Confirming,

Allocating and Authorizing the Collection of Special Assessments Securing the Series 2024 Bonds; Providing for the Application of True-Up Payments; Providing for a Supplement of the Improvement Lien Book; Providing for the Recording of a Notice of Series 2024 Special Assessments; Providing for Conflicts, Severability and an Effective Date, was adopted.

FIFTH ORDER OF BUSINESS

Consideration of Issuer's Counsel Documents

Ms. Buchanan presented the following:

- A. Acquisition Agreement
- B. Collateral Assignment Agreement
- C. Completion Agreement
- D. Declaration of Consent
- E. True-Up Agreement

On MOTION by Mr. O'Reilly and seconded by Mr. Murphy, with all in favor, the Acquisition Agreement, Collateral Assignment Agreement, Completion Agreement, Declaration of Consent and True-Up Agreement, were approved.

Mr. Wrathell complimented Ms. Zare in a great job marketing and selling the bonds. Ms. Zare thanked everyone involved and stated that it was a team effort.

SIXTH ORDER OF BUSINESS

Consideration of England-Thims & Miller, Inc, Work Authorization No. 05 [General Consulting Engineering Services]

Mr. Wrathell presented ETM Work Authorization No. 05 to provide General Consulting Engineering Services for Fiscal Year 2024/2025. Mr. Welch stated that this is ETM's standard General Services Agreement.

On MOTION by Mr. O'Reilly and seconded by Mr. Bryan, with all in favor, the England-Thims & Miller, Inc Work Authorization No. 05 for General Consulting Engineering Services, in a not-to-exceed amount of \$13,000 without owner's authorization, was approved.

SEVENTH ORDER OF BUSINESS

Consideration of Resolution 2024-12, Granting the Chairman and/or Vice Chairman the Authority to Approve Certain Change Orders in Construction Contracts; Providing A Severability Clause; and Providing an Effective Date

Mr. Wrathell presented Resolution 2024-12. Ms. Buchanan stated that this Resolution authorizes the Chair and/or Vice Chair, upon a recommendation from the District Engineer, to approve certain change orders necessary to proceed with development.

On MOTION by Mr. O'Reilly and seconded by Mr. Murphy, with all in favor, Resolution 2024-12, Granting the Chairman and/or Vice Chairman the Authority to Approve Certain Change Orders in Construction Contracts; Providing A Severability Clause; and Providing an Effective Date, was adopted.

EIGHTH ORDER OF BUSINESS

**Recess Public Hearing Regular
Meeting/Commencement of Audit
Selection Committee Meeting**

The Regular Meeting recessed and the Audit Selection Committee Meeting convened at 2:27 p.m.

NINTH ORDER OF BUSINESS

Review of Response to Request for Proposals (RFP) for Annual Audit Services

A. Affidavit of Publication**B. RFP Package****C. Respondents****I. Berger, Toombs, Elam, Gaines & Frank****II. Grau & Associates**

Having worked with both respondents, Mr. Wrathell voiced his opinion that both are highly qualified to perform the CDD's audit. Due to staffing issues, Berger, Toombs, Elam, Gaines & Frank (BTEGF) was late filing the audits for about ten of Management's clients over the last two years. BTEGF bid \$4,600, with bonds. Grau & Associates (Grau) bid \$4,800, with bonds.

Mr. Wrathell recommended awarding the contract to Grau; as he is more confident that Grau will complete the audit timely. Mr. Williams stated that, of the 16 CDDs on which he is a Board Member, the firms are about even in not delivering audits timely. He asked if the contract can include a May 1 deadline for submitting the draft audit to the Board. Ms. Buchanan stated that she can add language to address it.

Mr. Williams shared his scores and ranking. He scored each respondent the full 20 points in each category except scoring BTEGF 19 points in the price category. He recommended the following scores and ranking:

#1	Grau	100 points
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#2	BTEGF	99 points
----	-------	-----------

Discussion ensued regarding other audit firms, such as Carr, Riggs & Ingram, LLC and their bids typically being more expensive than others and the Cathedral Oak Parkway project exceeding the threshold prompting the requirement for an audit.

D. Auditor Evaluation Matrix/Ranking

Mr. Wrathell presented Mr. Williams' overall scores and ranking, as follows:

#1	Grau	100 points
----	------	------------

#2	BTEGF	99 points
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TENTH ORDER OF BUSINESS

Termination of Audit Selection Committee Meeting/Reconvene Regular Meeting

The Audit Selection Committee terminated and the Regular Meeting reconvened at 2:37 p.m.

ELEVENTH ORDER OF BUSINESS

Consider Recommendation of Audit Selection Committee

- Award of Contract**

On MOTION by Mr. O'Reilly and seconded by Mr. Williams, with all in favor, accepting the Audit Selection Committee's scores, ranking and recommendation as the CDD Boards scores and ranking, ranking Grau & Associates, as the #1 ranked respondent to the Request for Proposals for Annual Audit Services, and awarding the Annual Audit Services contract to Grau & Associates, the #1 ranked respondent, was approved.

TWELFTH ORDER OF BUSINESS**Ratification Items**

There was nothing to ratify.

THIRTEENTH ORDER OF BUSINESS**Acceptance of Unaudited Financial Statements as of February 29, 2024**

Mr. O'Reilly asked Ms. Fitzpatrick if the February financial statements were okay. Ms. Fitzpatrick stated that she did not have a chance to review the statements, as she did not receive it until today. Mr. O'Reilly asked for the statements to be sent to Ms. Fitzpatrick to approve prior to placing them in the agenda. Mr. Wrathell stated that he will have Ms. Fitzpatrick added to the agenda package distribution list.

On MOTION by Mr. O'Reilly and seconded by Mr. Bryan, with all in favor, the Unaudited Financial Statements as of February 29, 2024, subject to Ms. Fitzpatrick's review, were accepted.

FOURTEENTH ORDER OF BUSINESS**Approval of February 20, 2024 Special Meeting Minutes**

On MOTION by Mr. O'Reilly and seconded by Mr. Murphy, with all in favor, the February 20, 2024 Special Meeting Minutes, as presented, were approved.

FIFTEENTH ORDER OF BUSINESS**Staff Reports****A. District Counsel: Kutak Rock LLP**

- Ethics Training Requirements**

Ms. Buchanan highlighted key information in the Memorandum regarding fulfilling the ethics training requirement, which includes a link to online courses. The training must be completed by December 31, 2024 and reported when filing Form 1 in 2025.

Ms. Taylor stated that a certain amount of the funds held under the Bond Trust Indenture are yield restricted. She discussed types of arbitrage and the CDD having to select one of three following options when signing the tax certificate today:

- 1) Acknowledging that the CDD must engage a rebate analysis for the bonds;
- 2) Enter a firm name now, or;

3) Select Integrity, which is a subsidiary of her firm.

Ms. Taylor stated that the benefits with Integrity are that they have access to their Tax Attorney at no additional cost to the CDD, a relationship with US Bank to pull the financials without having to ask the CDD directly and typically price their computation to the computation credits. She will send information and proposal to Mr. Wrathell.

Mr. Wrathell stated that the standard procedure is typically to invest funds in a U.S. Treasury Government Agency money market and engage a separate CPA firm. He noted that an “Arbitrage rebate calculation” line item is included in the budget and that the calculation does not have to be done every year.

B. District Engineer: England-Thims & Miller, Inc.

There was no report.

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

- **NEXT MEETING DATE: May 21, 2024 at 2:00 p.m.**

- **QUORUM CHECK**

The next meeting will be held on May 21, 2024. Agenda items will include the proposed Fiscal Year 2025 budget to set the public hearing and the Master Site Contractor Agreement. Mr. Wrathell will coordinate with Mr. Kern to prepare a Field Operations budget.

SIXTEENTH ORDER OF BUSINESS

Board Members’ Comments/Requests

Regarding filing Form 1, Mr. Wrathell stated that Board Members should receive an email from the Commission on Ethics to register before electronically filing Form 1 by the July 1, 2024 deadline.

SEVENTEENTH ORDER OF BUSINESS

Public Comments

No members of the public spoke.

EIGHTEENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. O’Reilly and seconded by Mr. Murphy, with all in favor, the meeting adjourned at 2:52 p.m.

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Secretary/Assistant Secretary

Chair/Vice Chair

SHADOWLAWN
COMMUNITY DEVELOPMENT DISTRICT

STAFF
REPORTS



Chris H. Chambliss

Supervisor of Elections Clay County, Florida

April 15, 2024

Shadowlawn Community Development District
Attn: Craig Wrathell
2300 Glades Road, Suite 410W
Boca Raton, Florida 33431

Dear Mr. Wrathell:

I have queried the number of eligible voters residing within the Shadowlawn Community Development District as of April 15, 2024. At this time, there are no registered voters residing within the district.

Please provide the contact information and term expiration dates for the current CDD Board Members. I can be reached via the contact information at the bottom of this page or via email at Lynn.Gaver@ClayElections.gov.

In an effort to keep our records updated please notify us of any changes to the Board due to resignations or appointments.

Thank you,

Lynn Gaver, MFCEP
Clay County Supervisor of Elections Office
P.O. Box 337 | 500 North Orange Ave.
Green Cove Springs, FL 32043
(904) 269-6350 Fax (904) 284-0935

SHADOWLAWN COMMUNITY DEVELOPMENT DISTRICT		
BOARD OF SUPERVISORS FISCAL YEAR 2023/2024 MEETING SCHEDULE		
LOCATION		
<i>Reinhold Corporation, 1845 Town Center Blvd., Suite 105, Fleming Island, Florida 32003</i>		
DATE	POTENTIAL DISCUSSION/FOCUS	TIME
March 26, 2024	Regular Meeting	2:00 PM
May 21, 2024 <i>rescheduled to May 28, 2024</i>	Regular Meeting	2:00 PM
May 28, 2024	Regular Meeting	2:00 PM
August 20, 2024	Regular Meeting	2:00 PM