



**LAKE FRANCES  
COMMUNITY DEVELOPMENT  
DISTRICT**

**MIAMI-DADE COUNTY  
REGULAR BOARD MEETING  
& PUBLIC HEARING  
MAY 24, 2023  
6:30 P.M.**

Special District Services, Inc.  
8785 SW 165<sup>th</sup> Avenue, Suite 200  
Miami, FL 33193

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**AGENDA**  
**LAKE FRANCES COMMUNITY DEVELOPMENT DISTRICT**  
Hampton Inn & Suites - Homestead  
1<sup>st</sup> Floor Conference Room (Cove Board Room)  
2855 N.E. 9<sup>th</sup> Street  
Homestead, Florida 33033  
**REGULAR BOARD MEETING & PUBLIC HEARING**  
May 24, 2023  
6:30 p.m.

- A. Call to Order
- B. Proof of Publication.....Page 1
- C. Establish Quorum
- D. Additions or Deletions to Agenda
- E. Comments from the Public for Items Not on the Agenda
- F. Approval of Minutes
  - 1. March 22, 2023 Regular Board Meeting.....Page 5
- G. Public Hearing
  - 1. Proof of Publication.....Page 0
  - 2. Receive Public Comments on Adopting a Fiscal Year 2023/2024 Final Budget
  - 3. Consider Resolution No. 2023-04 – Adopting a Fiscal Year 2023/2024 Final Budget.....Page 0
- H. Old Business
  - 1. Discussion Regarding MDFR Training Exercises – Cease & Desist Letter**
- I. New Business
  - 1. Consider Resolution No. 2023-05 – Adopting a Fiscal Year 2023/2024 Meeting Schedule.....Page 0
- J. Administrative & Operational Matters
  - 1. Staff Report, as Required
- K. Board Member & Staff Closing Comments
- L. Adjourn



**LAKE FRANCES COMMUNITY DEVELOPMENT DISTRICT  
REGULAR BOARD MEETING  
MARCH 22, 2023**

**A. CALL TO ORDER**

District Manager Nancy Nguyen called the March 22, 2023, Regular Board Meeting of the Lake Frances Community Development District (the “District”) to order at approximately 6:33 p.m. in the Hampton Inn & Suites – Homestead, 1<sup>st</sup> Floor Conference Room (Cove Board Room) located at 2855 NE 9<sup>th</sup> Street, Homestead, Florida 33033.

**B. PROOF OF PUBLICATION**

Ms. Nguyen presented proof of publication that notice of the Regular Board Meeting had been published in the *Miami Daily Business Review* on October 17, 2022, as part of the District’s Fiscal Year 2022/2023 Regular Meeting Schedule, *as legally required*.

**C. ESTABLISH A QUORUM**

Ms. Nguyen determined that the attendance of Supervisors Julio Morales, Gabriel Pedrini and Nelson Peña constituted a quorum and it was in order to proceed with the meeting.

Staff in attendance included: District Manager Nancy Nguyen of Special District Services, Inc.; and General Counsel Gregory George of Billing, Cochran, Lyles, Mauro & Ramsey, P.A.

**D. CONSIDER BOARD MEMBER RESIGNATION (DEMETRIUS YOUNG – EFFECTIVE 12/28/22)**

Ms. Nguyen stated that she was in possession of a resignation letter from Demetrius Young with an effective date of December 28, 2022, and it would be in order for the Board to consider same. A discussion ensued after which:

A **motion** was made by Mr. Peña, seconded by Mr. Pedrini and unanimously passed accepting the resignation of Demetrius Young, effective December 28, 2022.

Ms. Nguyen stated that there was now a vacancy in Seat #3, which term expires in November 2026.

**E. CONSIDER RESOLUTION NO. 2023-01 – DECLARING VACANCIES (SEATS 3 & 4)**

Ms. Nguyen presented Resolution No. 2023-01, entitled:

**RESOLUTION NO. 2023-01**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE  
LAKE FRANCES COMMUNITY DEVELOPMENT DISTRICT  
DECLARING VACANCIES ON THE BOARD OF SUPERVISORS  
PURSUANT TO SECTION 190.006(3)(b), FLORIDA STATUTES;  
AND PROVIDING AN EFFECTIVE DATE.**





























