

**Board of Supervisors:**

Michael Lawson - Chairman  
Doug Draper - Vice Chairman  
Lori Price - Assistant Secretary  
Christie Ray - Assistant Secretary  
Brittany Crutchfield - Assistant Secretary

**District Staff:**

Heather Dilley - District Manager  
Michael Sakellarides - Operations Director  
Gaby Arroyo - Community Director  
Robert Stone - Community Director  
John Vericker - District Counsel  
Tonya Stewart - District Engineer

## Zephyr Lakes Community Development District

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### Regular Meeting Agenda

Tuesday, March 5, 2024 at 6:00 P.M.

Hilton Garden Inn 26640 Silver Maple Parkway Wesley Chapel, Florida 33544

Zoom:

Dial In: +1 312-626-6799

Meeting ID: 283 184 3050

Passcode: 54321

Dear Supervisors:

A meeting of the Board of Supervisors of the Zephyr Lakes Community Development District is scheduled for **Tuesday, March 5, 2024, at 6:00 p.m.** at the **Hilton Garden Inn 26640 Silver Maple Parkway Wesley Chapel, Florida 33544**. The following is the agenda for this meeting for your review and consideration. The Advanced Meeting Package is a working document, and thus all materials are considered drafts. Any additional support material will be distributed at the meeting.

1. Roll Call
2. Audience Comments – (limited to 3 minutes per individual for agenda items)
3. Business Items
4. Consent Agenda
  - A. Annual Arbitrage Report for June 28, 2022 to June 28, 2023 – Series 2021 (Assessment Area Two) – Arbitrage Rebate Counselors, LLC Exhibit 1
  - B. Consideration for Approval – The Meeting Minutes of the Board of Supervisors Regular Meeting Held February 6, 2024 Exhibit 2
  - C. Ratification of Proposals
    - Floralawn – Bubblers, Spray and Flushed Nozzles - \$499.16 Exhibit 3
    - Floralawn – Irrigation Repair - \$87.24 Exhibit 4

**District Office:**

BreezeHome  
1540 International Parkway  
Suite 2000, Lake Mary, FL 32745

**Meeting Location:**

Hilton Garden Inn  
26640 Silver Maple Parkway  
Wesley Chapel, Florida 33544

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5. Staff Reports

- A. District Counsel
- B. District Engineer
- C. Breeze Field Staff

➤ Field Report conducted on February 27, 2024

Exhibit 5

- D. District Manager

➤ Series 2019 Debt Service Reserve Release Conditions

- Certificate of District Engineer
- Certificate of District Manager

Exhibit 6

Exhibit 7

6. Supervisors Requests

- 7. Audience Comments – New Business – (limited to 3 minutes per individual for non-agenda items)

8. Adjournment

We look forward to seeing you at the meeting. In the meantime, if you have any questions or would like to obtain a copy of the full agenda, please do not hesitate to call us at 813-565-4663.

Sincerely,

Heather Dilley  
District Manager

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