

**CHAMPION'S RESERVE
COMMUNITY DEVELOPMENT DISTRICT
BOARD OF SUPERVISORS
CONTINUED PUBLIC HEARING &
REGULAR MEETING
SEPTEMBER 1, 2021**

**CHAMPION’S RESERVE
COMMUNITY DEVELOPMENT DISTRICT AGENDA**

Wednesday, September 1, 2021

11:00 A.M.

The My Offices & More

Located at 122 E Main Street, Lakeland, FL 33801

District Board of Supervisors	Chairman Vice-Chairman Supervisor Supervisor Supervisor	Kyle Davis James “Chip” Rohrbach Richard Von Hatten Vacant Vacant
District Manager	Meritus	Rick Reidt
District Attorney	Straley & Robin	John Vericker Vivek Babbar
District Engineer	Hanson Walter & Assoc. Inc	Mark Vincutonis

All cellular phones and pagers must be turned off while in the meeting room

The District Agenda is comprised of four different sections:

The meeting will begin at **11:00 a.m.** with the third section called **Business Items**. The business items section contains items for approval by the District Board of Supervisors that may require discussion, motion and votes on an item-by-item basis. If any member of the audience would like to speak on one of the business items, they will need to register with the District Administrator prior to the presentation of that agenda item. Agendas can be reviewed by contacting the Manager’s office at (813) 873-7300 at least seven days in advance of the scheduled meeting. Requests to place items on the agenda must be submitted in writing with an explanation to the District Manager at least fourteen (14) days prior to the date of the meeting. The fourth section is called **Consent Agenda**. The Consent Agenda section contains items that require the review and approval of the District Board of Supervisors as a normal course of business. The fifth section is called **Vendor/Staff Reports**. This section allows the District Administrator, Engineer, and Attorney to update the Board of Supervisors on any pending issues that are being researched for Board action. The sixth section is called **Supervisor Requests**. This is the section in which the Supervisors may request Staff to prepare certain items in an effort to meet residential needs. The final section is called **Audience Questions, Comments and Discussion Forum** portion of the agenda is where individuals may comment on matters that concern the District. Each individual is limited to **three (3) minutes** for such comment. The Board of Supervisors or Staff is not obligated to provide a response until sufficient time for research or action is warranted. **IF THE COMMENT CONCERNS A MAINTENANCE RELATED ITEM, THE ITEM WILL NEED TO BE ADDRESSED BY THE DISTRICT ADMINSTRATOR OUTSIDE THE CONTEXT OF THIS MEETING.**

Public workshops sessions may be advertised and held in an effort to provide informational services. These sessions allow staff or consultants to discuss a policy or business matter in a more informal manner and allow for lengthy presentations prior to scheduling the item for approval. Typically, no motions or votes are made during these sessions.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 873-7300, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, or 7-1-1 who can aid you in contacting the District Office.

Any person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which the appeal is to be based.

Board of Supervisors
Champion's Reserve Community Development District

Dear Board Members:

The Continued Public Hearing & Regular Meeting Champion's Reserve Community Development District will be held on **September 01, 2021 at 11:00 a.m. at the offices of MyOffice & More located at 122 E Main Street, Lakeland, FL 33801. Please let us know 24 hours before the meeting if you wish to call in for the meeting.** Following is the agenda for the meeting:

Call In Number: 1-866-906-9330

Access Code: 4863181

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT ON AGENDA ITEMS**
- 3. RECESS TO PUBLIC HEARINGS**
- 4. PUBLIC HEARING ON ADOPTING PROPOSED FISCAL YEAR 2022 BUDGET**
 - A. Open Public Hearing on Proposed Fiscal Year 2022 Budget
 - B. Staff Presentations
 - C. Public Comment
 - D. Consideration of Resolution 2021-05; Adopting Fiscal Year 2022 Budget Tab 01 Page 04
 - E. Close Public Hearing on Proposed Fiscal Year 2022 Budget
- 5. PUBLIC HEARING ON LEVYING O&M ASSESSMENTS**
 - A. Open Public Hearing on Levying O&M Assessments
 - B. Staff Presentations
 - C. Public Comment
 - D. Consideration of Resolution 2021-06; Levying O&M Assessments Tab 02 Page 16
 - E. Close Public Hearing on Levying O&M Assessments
- 6. RETURN TO REGULAR MEETING**
- 7. VENDORS/STAFF REPORTS**
 - A. District Counsel..... Tab 03 Page 19
 - i. Acceptance of First Amendment to Facility Maintenance Agreement with HOA
 - B. District Engineer
 - C. District Manager Tab 04 Page 30
 - i. Action Item List
 - ii. CDD Turn-Over Walk-Thru -Phase 2A-2B
- 8. BUSINESS ITEMS**
 - A. Discussion on Resident Resume for Open Board Seats..... Tab 05 Page 35
 - B. Consideration of Resolution 2021-07; Setting FY 2022 Meeting Schedule Tab 06 Page 36
 - C. Discussion on Bridge Loan
- 9. CONSENT AGENDA**
 - A. Consideration of Minutes of the Board of Supervisors Regular Meeting May 18, 2021 .Tab 07 Page 38
 - B. Consideration of Operations and Maintenance Expenditures May 2021 Tab 08 Page 44
 - C. Consideration of Operations and Maintenance Expenditures June 2021 Tab 09 Page 56
 - D. Consideration of Operations and Maintenance Expenditures July 2021 Tab 10 Page 62
 - E. Review of Financial Statements through July 31, 2021 Tab 11 Page 71
- 10. SUPERVISORS REQUESTS**
- 11. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM**
- 12. ADJORNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 873-7300.

Sincerely,
Rick Reidt
District Manager