

**MINUTES OF MEETING
GRIFFIN LAKES
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Griffin Lakes Community Development District was held Thursday, April 8, 2021 and called to order at 12:35 p.m. at the Villas at Harbor Isles HOA Office, located at 2317 Clipper Place, Fort Lauderdale, Florida 33312.

Present and constituting a quorum were:

Teresa West	Chairperson
Linda Armstrong	Vice Chairperson
Benny Barak	Assistant Secretary
Madeline DiComo	Assistant Secretary
Danielle Christie	Assistant Secretary

Also present were:

Kenneth Cassel	District Manager
Ginger Wald	District Counsel
Harry Goldberg	HOA Manager
Juliana Duque	Governmental Management Services
Michael Eckert	Hopping Green & Sams
D.J. Doody	Goren, Cherof, Doody & Ezrol, P.A.
Sean Swartz	Goren, Cherof, Doody & Ezrol, P.A.

Following is a summary of the discussions and actions taken at the April 8, 2021 Griffin Lakes Community Development District's Board of Supervisors Meeting.

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

Mr. Cassel called the meeting to order and called the roll. A quorum was established.

SECOND ORDER OF BUSINESS

Public Comment

Hearing no comments from the public, the next order of business followed.

THIRD ORDER OF BUSINESS

District Manager's Report

A. Presentations by Legal Firms for District Legal Services

Mr. Michael Eckert of Hopping Green & Sams presented their services.

- They are based in Tallahassee, Florida.
- They represent approximately 260 Districts.
- They represent some Districts in Miami-Dade County.
- Mr. Eckert discussed the methods in which they conduct operations.
- They work closely with the Commission on Ethics.
- There are automatic increases, which are presented to the Board for negotiations.
- There are five trained Paralegals strictly associated with CDD work.
- They would review the website.

Mr. D.J. Doody and Mr. Sean Swartz of Goren, Cherof, Doody & Ezrol, P.A. presented their services.

- They represent four Special Districts and 10 municipalities.
- There are 14 attorneys, each with their own specialties.
- The Statutes are similar between Special Districts and CDDs.
- They charge \$225 per hour.

Representatives from Genovese Joblove & Battista were not present.

Ms. Ginger Wald, representing the current District Counsel, presented their services.

- They have been the District's attorney since its inception in 2002.
- They currently charge the District \$125 per hour for associate rates, which have not increased since its inception. The District also pays \$200 for partner rates.
- They are local in Fort Lauderdale.
- Almost half of their Districts are with GMS.
- They will not increase rates if the Board selects them.
- Mr. Cassel commented that changing both the District Manager and Counsel at the same time would be counterproductive.
- Ms. Wald commented she believes it is important to have an attorney at every meeting in the event an issue arises.
- The District is considering changing their meetings to 2:30 p.m.

There was Board discussion.

On MOTION by Ms. Armstrong, seconded by Ms. West, with all in favor, the District shall retain the services of Billing, Cochran, Lyles, Mauro & Ramsey, P.A. as District Counsel.

- Mr. Cassel made the other law firms' aware of the Board's decision, and thanked them for their time and effort.

B. Discussion of Aquatic Treatment Report

Mr. Cassel presented the Aquatic Treatment Reports for February 2021.

- Everything appears to be normal.
- The Board does not want the aquatic company to clean the lakes anymore. The contract will be modified.
- Inspection of the lakes is done by an engineer.
- The CDD is still responsible for the lakes and their functionality until the District enters into a maintenance agreement with the HOA.
- The budget will not change.
- They currently pick up trash once per month.
- The agreement has not yet been executed. Assignment will take place in May.
- Ms. Wald provided an explanation of how everything will be handled.

C. Ratification of the Fiscal Year 2020 Audit Engagement Letter

- This letter was executed to authorize the auditor to commence work on the Audit.

On MOTION by Mr. Barak, seconded by Ms. Christie, with all in favor, the Fiscal Year 2020 Audit Engagement Letter was ratified.

D. Governmental Management Services South Florida Management Agreement

- Ms. Wald briefly discussed the agreement.
- The fees were addressed, as presented by GMS.
- Some service fees were decreased.
- A GMS representative reviewed the Agreement.
- The Board discussed their meeting schedule.

On MOTION by Ms. Armstrong, seconded by Ms. Christie, with all in favor, the Agreement with Governmental Management Services South Florida for Management Services was approved.

- The automatic renewal does not include an increase.

FOURTH ORDER OF BUSINESS Attorney's Report

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

FIFTH ORDER OF BUSINESS Supervisor Requests

- Ms. Armstrong discussed the engineer's report regarding the lakes. All information will be turned over to GMS. She is concerned with erosion, and the new management firm should consider this a priority.
 - Ms. Wald explained the process for new District Engineering Services. She advised the Board GMS should contact the current District Engineer to handle this problem.

SIXTH ORDER OF BUSINESS Approval of February 2021 Financial Report and Check Register

Mr. Cassel presented the February 2021 Financial Report and Check Register for the Board's approval.

On MOTION by Ms. Armstrong, seconded by Mr. Barak, with all in favor, the February 2021 Financial Report and Check Register were approved.

SEVENTH ORDER OF BUSINESS Approval of the Minutes of the March 11, 2021 Meeting

Mr. Cassel stated each Board member received a copy of the Minutes of the March 11, 2021 Meeting and requested any additions, corrections or deletions.

- On Page 6, *District Manager* should replace *City Manager*.

On MOTION by Ms. Armstrong, seconded by Mr. Barak, with all in favor, the Minutes of the March 11, 2021 Meeting were approved as amended.

FIFTH ORDER OF BUSINESS Supervisor Requests (Continued)

- Ms. West discussed landscaping. Trees need to be trimmed. It was previously voted down by the Board. The trees were last trimmed in 2019.

- Mr. Cassel noted the Board would have to provide official notification they do not want the community mulched the second time.
- The Board assumed the tree trimming was done in 2020.
- The cost is approximately \$8,000.
- Mr. Cassel indicated the District currently does not have the funds in the budget.
- Ms. Wald discussed the motion.

On MOTION by Ms. Armstrong, seconded by Ms. DiComo, with all in favor, tree trimming in an amount not to exceed \$9,000 was approved, subject to verification by the new District Manager there are sufficient funds in the budget.

- The next mulching is due for June.
- The Palm Tree on Griffin Road will be removed.

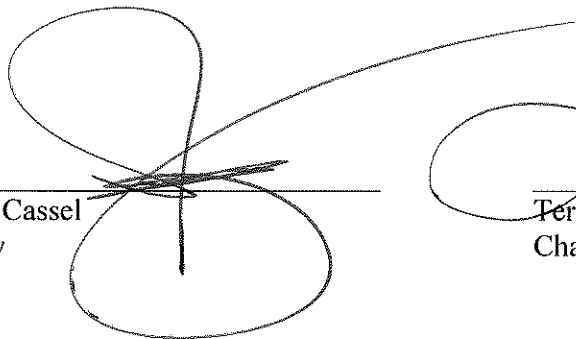
On MOTION by Ms. DiComo, seconded by Ms. Armstrong, with all in favor, cancellation of the second mulching was approved.

EIGHTH ORDER OF BUSINESS

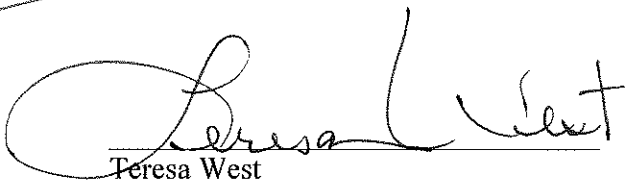
Adjournment

There being no further business,

On MOTION by Ms. Christie, seconded by Mr. Barak, with all in favor, the meeting was adjourned at approximately 1:45 p.m.



Kenneth Cassel
Secretary



Teresa West
Chairperson