



**TWO LAKES
COMMUNITY DEVELOPMENT
DISTRICT**

**MIAMI-DADE COUNTY
REGULAR BOARD MEETING
SEPTEMBER 16, 2020
9:45 A.M.**

**Special District Services, Inc.
6625 Miami Lakes Drive, Suite 374
Miami Lakes, FL 33014**

**305.777.0761 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile**

AGENDA
TWO LAKES COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING

September 16, 2020

9:45 a.m.

Join by URL for VIDEO ACCESS at: <https://us02web.zoom.us/j/3341025011>

Meeting Id: 334 102 5011

Dial In: 1 929 436 2866

- 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. August 19, 2020 Regular Board Meeting & Public Hearing.....Page 2
- G. Old Business
 - 1. Staff Report: As Required
- H. New Business
 - 1. Consider Amendment to True-Up Agreement – Expansion Area Project, Series 2019 Bonds
(to be presented under separated cover)
- I. Administrative & Operational Matters
 - 1. Staff Report: As Required
- J. Board Member & Staff Closing Comments
- K. Adjourn

**TWO LAKES COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF THE REGULAR BOARD MEETING OF**

NOTICE IS HEREBY GIVEN that the Two Lakes Community Development District (the "District") will hold a Regular Board Meeting (the "Meeting") of its Board of Supervisors (the "Board") on September 16, 2020, at 9:45 a.m. to be conducted by telephonic and video conferencing communications media technology pursuant to Executive Orders 20-52, 20-69, 20- 112, 20-150, 20-179 and 20-193, issued by Governor DeSantis on March 9, 2020, March 20, 2020, April 29, 2020, June 23, 2020, July 29, 2020, and August 7, 2020, respectively, and pursuant to Section 120.54(5)(b)2., Florida Statutes. The purpose of the Meeting is for the necessary public purpose of considering any agenda items related to the District. At such time the Board is so authorized and may consider any business that may properly come before it.

While it is necessary to hold the Meeting utilizing communications media technology due to the current COVID-19 public health emergency, the District fully encourages public participation in a safe and efficient manner. Participants may attend the Meeting by accessing the District's website, www.twolakescdd.org and clicking on the meeting link you will find on the homepage, or utilizing the following login information:

Join by URL for VIDEO ACCESS at: <https://us02web.zoom.us/j/3341025011>

OR

Call In at: 1-929-436-2866

Meeting ID: 334 102 5011

A copy of the agenda for the Meeting may be obtained at the offices of the District Manager, c/o Special District Services, Inc., at (561) 630-4922 or asilva@sdsinc.org (the "District Manager's Office") during normal business hours. The Meeting is open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The Meeting may be continued to a date, time, and place to be specified on the record at the Meeting.

Any person requiring special accommodations in order to access and participate in the Meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the Meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

As indicated above, this Meeting will be conducted by media communications technology. Anyone requiring assistance in order to obtain access to the telephonic, video conferencing, or other communications media technology being utilized to conduct this Meeting should contact the District Manager's Office at least forty-eight (48) hours prior to the Meeting. Similarly, any person requiring or that otherwise may need assistance accessing or participating in this Meeting because of a disability or physical impairment is strongly encouraged to contact the District Manager's Office at least forty-eight (48) hours in advance so that arrangements may be made.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the Meeting is advised that person will need a record of 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 such appeal is to be based.

Meetings may be cancelled from time to time without advertised notice.

District Managers

TWO LAKES COMMUNITY DEVELOPMENT DISTRICT

www.twolakescdd.org

9/8 20-33/0000486744M

**TWO LAKES COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING AND PUBLIC HEARING
AUGUST 19, 2020**

Note: The Two Lakes Community Development District (the “District”) Special Board Meeting was held via video conferencing as a result of the public health emergency that exists in the State of Florida as a consequence of the COVID-19 coronavirus. In light of the guidelines established by the Centers for Disease Control for the protection of all members of the community and with the authority granted by Executive Orders issued by Governor Ron DeSantis, including Executive Order 20-69 (Emergency Management—COVID-19—Local Government Public Meetings), extended by EO 20-112, EO 20-123, EO 20-139, 20-150, 20-179, and 20-193 authorizing the use of communications technology, telephonic conferencing was used, as provided in Section 120.54(5)(b)2, Florida Statutes.

A. CALL TO ORDER

District Manager Armando Silva called the August 19, 2020, Regular Board Meeting of the Two Lakes Community Development District to order at 9:46 a.m. via video conferencing.

B. PROOF OF PUBLICATION

Mr. Silva presented proof of publication that notice of the Regular Board Meeting had been published in the *Miami Daily Business Review* on July 30, 2020 and August 6, 2020, as legally required.

C. ESTABLISH A QUORUM

Mr. Silva determined that the virtual attendance of the following Board Members constituted a quorum and it was in order to proceed with the meeting: Vice Chairperson Teresa Baluja and Supervisor’s Vanessa Perez and Carmen Orozco (formerly known as “Carmen Herrera”).

Staff in virtual attendance included: District Manager Armando Silva of Special District Services, Inc.; and District Counsel Michael Pawelczyk of Billing, Cochran, Lyles, Mauro & Ramsey, P.A.

D. ADDITIONS OR DELETIONS TO THE AGENDA

There were no additions or deletions to the agenda.

E. COMMENTS FROM THE PUBLIC FOR ITEMS NOT ON THE AGENDA

There were no comments from the public for items not on the agenda.

F. APPROVAL OF MINUTES

1. May 20, 2020, Special Board Meeting

Mr. Silva presented the May 20, 2020, Special Board Meeting minutes and asked if there were any comments and/or changes. There being no changes, a **motion** was made by Ms. Baluja, seconded

by Ms. Orozco and unanimously passed to approve the May 20, 2020, Special Board Meeting minutes, *as presented*.

Note: At approximately 9:48 a.m., Mr. Silva recessed the Regular Board Meeting and simultaneously opened the Public Hearing.

G. PUBLIC HEARING

1. Proof of Publication

Mr. Silva presented proof of publication that notice of the Public Hearing had been published in the *Miami Daily Business Review* on July 30, 2020 and August 6, 2020, as legally required.

2. Receive Public Comment on the Fiscal Year 2020/2021 Final Budget & Assessments

Mr. Silva opened the public comment portion of the Public Hearing to receive comments on the fiscal year 2020/2021 budget and non-ad valorem special assessments. There being no public in attendance or public comments, Mr. Silva closed the public comment portion of the Public Hearing

3. Consider Resolution No. 2020-02 – Adopting a Fiscal Year 2020/2021 Final Budget

Mr. Silva presented Resolution No. 2020-02, entitled:

RESOLUTION NO. 2020-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE TWO LAKES COMMUNITY DEVELOPMENT DISTRICT APPROVING AND ADOPTING A FISCAL YEAR 2020/2021 FINAL BUDGET INCLUDING NON-AD VALOREM SPECIAL ASSESSMENTS; AND PROVIDING AN EFFECTIVE DATE.

Mr. Silva read the title of the resolution into the record and stated that the document provides for the adoption of the fiscal year 2020/2021 final budget and non-ad valorem special assessment tax roll. A copy of the tax roll was provided at the meeting. A discussion ensued after which:

A **motion** was made by Ms. Baluja, seconded by Ms. Orozco and unanimously passed to approve and adopt Resolution No. 2020-02, *as presented*, thereby setting the Two Lakes Community Development District fiscal year 2020/2021 final budget and approving the non-ad valorem special assessment tax roll.

Note: At approximately 9:50 a.m., Mr. Silva closed Public Hearing and simultaneously reconvened the Regular Board Meeting.

H. OLD BUSINESS

1. Staff Report, as Required

There was no Staff Report at this time.

I. NEW BUSINESS

1. Consider Resolution No. 2020-03 – Adopting a Fiscal Year 2020/2021 Regular Meeting Schedule

Mr. Silva presented Resolution No. 2020-03, entitled:

RESOLUTION NO. 2020-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE TWO LAKES COMMUNITY DEVELOPMENT DISTRICT, ESTABLISHING A REGULAR MEETING SCHEDULE FOR FISCAL YEAR 2020/2021 AND SETTING THE TIME AND LOCATION OF SAID DISTRICT MEETINGS; AND PROVIDE AN EFFECTIVE DATE.

Mr. Silva provided an explanation for the document. A discussion ensued after which:

A **motion** was made by Ms. Baluja, seconded by Ms. Orozco and unanimously passed to approve and adopt Resolution No. 2020-03, *as presented*, thereby setting the Two Lakes Community Development District fiscal year 2020/2021 regular meeting schedule and authorizing the publication of said schedule, as required by law.

2. Consider Resolution No. 2020-04 – Ordering and Calling for a Second Landowners’ Meeting

Mr. Silva presented Resolution No. 2020-04, entitled:

RESOLUTION NO. 2020-04

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE TWO LAKES COMMUNITY DEVELOPMENT DISTRICT ORDERING AND CALLING FOR THE LANDOWNERS’ MEETING AND PUBLIC NOTICE THEREOF FOR THE TWO LAKES COMMUNITY DEVELOPMENT DISTRICT’S ELECTION OF MEMBERS TO THE BOARD OF SUPERVISORS; AND PROVIDING AN EFFECTIVE DATE.

Mr. Silva gave an explanation and purpose for the resolution and provided at the meeting the Election Procedures, proxy forms and sample ballots. Furthermore, Mr. Silva stated that information related to the Landowners’ Election (Terms of office expiring for assigned Seats 1 [Herrera], 2 [Baluja] and 5 [Orozco]) will be available in the District’s official records office located at 6625 Miami Lakes Drive, Suite 374, Miami Lakes, Florida 33014. A discussion ensued after which;

A **motion** was made by Ms. Orozco, seconded by Ms. Baluja and passed unanimously to approve and adopt Resolution No. 2020-04, *as presented* and sets the Landowners’ Meeting on November 18, 2020 at 9:45 a.m. in the Third Floor Conference Room located at 730 N.W. 107th Avenue, Suite 300, Miami, Florida 33172; and authorizes publication of the Second Landowners’ Meeting as required by law.

J. ADMINISTRATIVE & OPERATIONAL MATTERS

1. Staff Report, as Required

There was no Staff Report at this time.

K. BOARD MEMBER & STAFF CLOSING COMMENTS

Mr. Silva stated, unless an emergency were to arise, the District would not meet again until September or October.

L. ADJOURNMENT

There being no further business to come before the Board, a **motion** was made by Ms. Baluja, seconded by Ms. Orozco and unanimously passed to adjourn the Regular Board Meeting at 9:53 a.m.

Secretary/Assistant Secretary

Chairperson/Vice-Chairperson