



**HYPOLUXO/HAVERHILL
COMMUNITY DEVELOPMENT
DISTRICT**

**PALM BEACH COUNTY
REGULAR BOARD MEETING
& PUBLIC HEARING
MAY 10, 2022
9:00 A.M.**

Special District Services, Inc.
The Oaks Center
2501A Burns Road
Palm Beach Gardens, FL 33410

www.hypoluxohaverhillcdd.org

561.630.4922 Telephone
877.SDS.4922 Toll Free
561.630.4923 Facsimile

AGENDA
HYPOLUXO/HAVERHILL
COMMUNITY DEVELOPMENT DISTRICT
Special District Services, Inc. Conference Room
2501A Burns Road,
Palm Beach Gardens, FL 33410
REGULAR BOARD MEETING & PUBLIC HEARING
May 10, 2022
9:00 a.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 8, 2022 Regular Board Meeting.....Page 3
- G. Public Hearing
 - 1. Proof of Publication.....Page 6
 - 2. Receive Public Comments on Fiscal Year 2022/2023 Final Budget
 - 3. Consider Resolution No. 2022-02 – Adopting a Fiscal Year 2022/2023 Final Budget.....Page 7
- H. Old Business
 - 1. Update on Tree Trimming Policy
 - 2. Update on Irrigation Permit Policy
- I. New Business
 - 1. Consider Resolution No. 2022-03 – Adopting a Fiscal Year 2022/2023 Meeting Schedule.....Page 14
- J. Administrative Matters
- K. Board Members Comments
- L. Adjourn

PROOF OF PUBLICATION STATE OF FLORIDA

PUBLIC NOTICE

Before the undersigned authority, personally appeared Teal Pontarelli, who on oath, says that he/she is a Legal Advertising Representative of The Palm Beach Post, a daily and Sunday newspaper, published in West Palm Beach and distributed in Palm Beach County, Martin County, and St. Lucie County, Florida; that the attached copy of advertising for a Legal - PublicNotice was published in said newspaper in issues dated: first date of Publication 12/30/2021 and last date of Publication 12/30/2021. Affiant further says that the said The Palm Beach Post is a newspaper published in West Palm Beach, in said Palm Beach County, Florida and that the said newspaper has heretofore been continuously published in said Palm Beach County, Florida, daily and Sunday and has been entered as second class mail matter at the post office in West Palm Beach, in said Palm Beach County, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he/she has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in said newspaper.

HYPOLUXO HAVERHILL COMM DEV
2501 BURNS RD
STE A
PALM BEACH GARDENS, FL 33410-5207

Invoice/Order Number:	0000677498
Ad Cost:	\$258.00
Paid:	\$0.00
Balance Due:	\$258.00

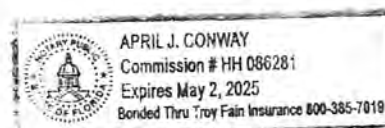
Signed



(Legal Advertising Agent)

Sworn or affirmed to, and subscribed before me, this 3rd day of January, 2022 in Testimony whereof, I have hereunto set my hand and affixed my official seal, the day and year aforesaid.

Signed



Please see Ad on following page(s).

Invoice/Order Number:	0000677498
Ad Cost:	\$258.00
Paid:	\$0.00
Balance Due:	\$258.00

**HYPOLUXO/HAVERHILL
COMMUNITY DEVELOPMENT DISTRICT
REVISED FISCAL YEAR 2021/2022
REGULAR MEETING SCHEDULE**

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Hypoluxo/Haverhill Community Development District will hold Regular Meetings in the Conference Room of Special District Services, Inc. located at the Oaks Center at 2501A Burns Road, Palm Beach Gardens, Florida 33410 at 9:00 a.m. on the following dates:

January 11, 2022
February 8, 2022
March 8, 2022
April 12, 2022
May 10, 2022
June 7, 2022
July 12, 2022
August 9, 2022
September 13, 2022

The purpose of the meetings is to conduct any business coming before the Board. Meetings are open to the public and will be conducted in accordance with the provisions of Florida law. Copies of the Agendas for any of the meetings may be obtained from the District's website or by contacting the District Manager at (561) 630-4922 and/or toll free at 1-877-737-4922 prior to the date of the particular meeting.

From time to time one or more Supervisors may participate by telephone; therefore a speaker telephone will be present at the meeting location so that Supervisors may be fully informed of the discussions taking place. Meetings may be continued as found necessary to a time and place specified on the record.

If any person decides to appeal any decision made with respect to any matter considered at these meetings, such person will need a record of the proceedings and such person may need to insure that a verbatim record of the proceedings is made at his or her own expense and which record includes the testimony and evidence on which the appeal is based.

In accordance with the provisions of the Americans with Disabilities Act, any person requiring special accommodations or an interpreter to participate at any of these meeting should contact the District Manager at (561) 630-4922 and/or toll-free at 1-877-737-4922 at least seven (7) days prior to the date of the particular meeting.

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

HYPOLUXO/HAVERHILL
COMMUNITY DEVELOPMENT DISTRICT
www.hypoluxohaverhillcdd.org
12-30/2021

0000677498-01

HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
MARCH 8, 2022

A. CALL TO ORDER

District Manager Michael McElligott called the March 8, 2022, Regular Board Meeting of the Hypoluxo/Haverhill Community Development District to order at 9:18 a.m. at the Conference Room at Special District Services, Inc, located at 2501 A Burns Road, Palm Beach Gardens, Florida, 33410.

B. PROOF OF PUBLICATION

Mr. McElligott presented proof of publication that notice of the Regular Board Meeting had been published in *The Palm Beach Post* on December 30, 2021, as legally required.

C. ESTABLISH A QUORUM

Mr. McElligott determined that the attendance of the following Supervisors constituted a quorum, and it was in order to proceed with the meeting: Vice Chairman Bernard Gatlin, and Supervisors Brett Osinski and Paul Patton.

Staff in attendance were District Manager Michael McElligott of Special District Services, Inc., and District Counsel Scott Cochran 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. February 8, 2022, Regular Board Meeting

Mr. McElligott presented the minutes of the February 8, 2022, Regular Board Meeting and asked if there were any changes and/or corrections. There were no corrections noted. A **motion** was then made by Mr. Osinski, seconded by Mr. Gatlin and unanimously passed to approve the minutes of the February 8, 2022, Regular Board Meeting, as presented.

G. OLD BUSINESS

1. Update on Tree Policy

Mr. McElligott informed the Board that the District Engineer, Mr. Roth is working on a policy with the landscape architect and we will bring that to the Board at a future meeting for final approval.

HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
MARCH 8, 2022

2. Update on Irrigation Policy

Mr. McElligott informed the Board that the District Engineer, Mr. Roth is working on a policy that will mainly consist of resident requesting a permit from the CDD if they are going to add or change irrigation pulling from the lake. The permit will be similar to one already used by the County with modifications specific for the CDD. That policy will be brought to the Board at a future meeting for final approval.

H. NEW BUSINESS

1. Consider Resolution No. 2022-01 – Adopting a Fiscal Year 2022/2023 Proposed Budget

Mr. McElligott presented Resolution No. 2022-01, entitled:

RESOLUTION NO. 2022-01

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE
HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT
APPROVING A PROPOSED BUDGET FOR FISCAL YEAR 2022/2023;
AND PROVIDING AN EFFECTIVE DATE.**

Mr. McElligott presented the budget and answered some questions from the Board.. After some discussion, a **motion** was made by Mr. Osinski, seconded by Mr. Gatlin, and passed unanimously to adopt Resolution No. 2022-01 as presented, and set the Public Hearing for the Final Budget for May 10, 2022.

I. ADMINISTRATIVE MATTERS

Mr. McElligott noted that this is an election year and informed the Board of the qualifying period in June.

J. BOARD MEMBER COMMENTS

There were no comments from the Board Members.

K. ADJOURNMENT

There being no further business to come before the Board, a **motion** was made by Mr. Gatlin, seconded by Mr. Osinski and unanimously passed to adjourn the Regular Board Meeting at 9:31 a.m.

HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
MARCH 8, 2022

Secretary/Assistant Secretary

Chair/Vice-Chair

Miscellaneous Notices



Published in The Palm Beach Post on April 27, 2022

Location

Palm Beach County, Florida

Notice Text

Notice of Public Hearing and
Regular Board Meeting of the
Hypoluxo Haverhill Community Development District

The Board of Supervisors of the Hypoluxo Haverhill Community Development District (District) will hold a public hearing on May 10, 2022, at 9:00 a.m. in the Conference Room of The Oaks Center located at 2501A Burns Road, Palm Beach Gardens, Florida 33410 for the purpose of hearing comments and objections on the adoption of the budget of the District for Fiscal Year 2022/2023. A regular board meeting of the District will also be held at that time where the Board may consider agenda items and any other business that may properly come before it.

A copy of the agenda and budget may be obtained from the District s website www.hypoluxohaverhillcdd.org) or at the offices of the District Manager, Special District Services, located at 2501A Burns Road, Palm Beach Gardens, Florida 33410 during normal business hours.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when staff or Supervisors may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (561) 630-4922 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings or 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 Manager

Hypoluxo Haverhill Community Development District

www.hypoluxohaverhillcdd.org

Apr. 20, 27, 2022 #7164214

RESOLUTION NO. 2022-02

A RESOLUTION OF THE HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT ADOPTING A FISCAL YEAR 2022/2023 BUDGET.

WHEREAS, the Hypoluxo/Haverhill Community Development District (“District”) has prepared a Proposed Budget and Final Special Assessment Roll for Fiscal Year 2022/2023 and has held a duly advertised Public Hearing to receive public comments on the Proposed Budget and Final Special Assessment Roll; and,

WHEREAS, following the Public Hearing and the adoption of the Proposed Budget and Final Assessment Roll, the District is now authorized to levy non ad-valorem assessments upon the properties within the District.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT THAT:

Section 1. The Final Budget and Final Special Assessment Roll for Fiscal Year 2022/2023 attached hereto as Exhibit “A” is approved and adopted, and the assessments set forth therein shall be levied.

Section 2. The Secretary of the District is authorized to execute any and all necessary transmittals, certifications or other acknowledgements or writings, as necessary, to comply with the intent of this Resolution.

PASSED, ADOPTED and EFFECTIVE this 10th day of May, 2022.

ATTEST:

**HYPOLUXO/HAVERHILL
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

Hypoluxo/Haverhill Community Development District

**Final Budget For
Fiscal Year 2022/2023
October 1, 2022 - September 30, 2023**

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- II DETAILED FINAL BUDGET**
- III DETAILED FINAL DEBT SERVICE FUND BUDGET**
- IV ASSESSMENT COMPARISON**

FINAL BUDGET
HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2022/2023
OCTOBER 1, 2022 - SEPTEMBER 30, 2023

	FISCAL YEAR 2022/2023 BUDGET
REVENUES	
O & M Assessments	82,627
Debt Assessments	99,827
Other Revenues	0
Interest Income	120
TOTAL REVENUES	\$ 182,574
EXPENDITURES	
Supervisor Fees	5,000
Payroll Taxes (Employer)	400
Engineering	2,500
Management	26,940
Secretarial	4,200
Legal	7,000
Assessment Roll	5,000
Audit Fees	3,600
Insurance	6,000
Legal Advertisements	1,000
Miscellaneous	700
Postage	225
Office Supplies	350
Dues & Subscriptions	175
Trustee Fee	3,400
Website Management	2,000
Lake Maintenance	10,000
TOTAL EXPENDITURES	\$ 78,490
REVENUES LESS EXPENDITURES	\$ 104,084
Bond Payments	(93,837)
BALANCE	\$ 10,247
County Appraiser & Tax Collector Fee	(3,649)
Discounts For Early Payments	(7,298)
EXCESS/ (SHORTFALL)	\$ (700)
Carryover From Prior Year	700
NET EXCESS/ (SHORTFALL)	\$ -

Note: Estimated Fund Balance As Of 9-30-22 is \$30,000.

DETAILED FINAL BUDGET
HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2022/2023
OCTOBER 1, 2022 - SEPTEMBER 30, 2023

	FISCAL YEAR 2020/2021	FISCAL YEAR 2021/2022	FISCAL YEAR 2022/2023	
REVENUES	ACTUAL	BUDGET	BUDGET	COMMENTS
O & M Assessments	69,064	82,649	82,627	Expenditures Less Interest & Carryover/.94
Debt Assessments	99,870	99,827	99,827	Bond Payments/.94
Other Revenues	0	0	0	
Interest Income	162	120	120	Projected At \$10 Per Month
TOTAL REVENUES	\$ 169,096	\$ 182,596	\$ 182,574	
EXPENDITURES				
Supervisor Fees	3,400	5,000	5,000	No Change From 2021/2022 Budget
Payroll Taxes (Employer)	260	400	400	Projected At 8% Of Supervisor Fees
Engineering	9,887	2,500	2,500	No Change From 2021/2022 Budget
Management	25,800	26,160	26,940	CPI Adjustment (Capped At 3%)
Secretarial	4,200	4,200	4,200	No Change From 2021/2022 Budget
Legal	7,844	7,000	7,000	No Change From 2021/2022 Budget
Assessment Roll	5,000	5,000	5,000	As Per Contract
Audit Fees	3,400	3,500	3,600	Accepted Amount For 2021/2022 Audit
Insurance	5,513	6,000	6,000	Insurance Estimate
Legal Advertisements	767	1,100	1,000	\$100 Decrease From 2021/2022 Budget
Miscellaneous	382	700	700	No Change From 2021/2022 Budget
Postage	216	225	225	No Change From 2021/2022 Budget
Office Supplies	289	350	350	No Change From 2021/2022 Budget
Dues & Subscriptions	175	175	175	No Change From 2021/2022 Budget
Trustee Fee	3,180	3,500	3,400	\$100 Decrease From 2021/2022 Budget
Website Management	2,000	2,000	2,000	No Change From 2021/2022 Budget
Lake Maintenance	7,916	10,000	10,000	No Change From 2021/2022 Budget
TOTAL EXPENDITURES	\$ 80,229	\$ 77,810	\$ 78,490	
REVENUES LESS EXPENDITURES	\$ 88,867	\$ 104,786	\$ 104,084	
Bond Payments	(95,059)	(93,837)	(93,837)	2023 P & I Payments Less Earned Interest
BALANCE	\$ (6,192)	\$ 10,949	\$ 10,247	
County Appraiser & Tax Collector Fee	(1,335)	(3,650)	(3,649)	Two Percent Of Total Assessment Roll
Discounts For Early Payments	(6,522)	(7,299)	(7,298)	Four Percent Of Total Assessment Roll
EXCESS/ (SHORTFALL)	\$ (14,049)	\$ -	\$ (700)	
Carryover From Prior Year	0	0	700	Carryover Balance From Prior Years
NET EXCESS/ (SHORTFALL)	\$ (14,049)	\$ -	\$ -	

Note: Estimated Fund Balance As Of 9-30-22 is \$30,000.

DETAILED FINAL DEBT SERVICE FUND BUDGET

HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2022/2023

OCTOBER 1, 2022 - SEPTEMBER 30, 2023

	FISCAL YEAR 2020/2021	FISCAL YEAR 2021/2022	FISCAL YEAR 2022/2023	
REVENUES	ACTUAL	BUDGET	BUDGET	COMMENTS
Interest Income	3	25	25	Projected Interest For 2022/2023
NAV Tax Collection	95,059	93,837	93,837	Yearly Maximum Debt Assessment
Total Revenues	\$ 95,062	\$ 93,862	\$ 93,862	
EXPENDITURES				
Principal Payments	70,000	70,000	70,000	Principal Payment Due In 2023
Interest Payments	23,562	20,916	19,152	Interest Payments Due In 2023
Bond Redemption	0	2,946	4,710	Estimated Excess Debt Collections
Total Expenditures	\$ 93,562	\$ 93,862	\$ 93,862	
Excess/Shortfall	\$ 1,500	\$ -	\$ -	

Series 2017 Bond Refunding Information

Original Par Amount =	\$1,195,000	Annual Principal Payments Due =	May 1st
Interest Rate =	2.52% - 6.75%	Annual Interest Payments Due =	May 1st & November 1st
Issue Date =	January 2017		
Maturity Date =	May 2033		
Par Amount As Of 1/1/22 =	\$865,000		

Hypoluxo/Haverhill Community Development District Assessment Comparison

	Original Projected Assessment*	Fiscal Year 2019/2020 Assessment*	Fiscal Year 2020/2021 Assessment*	Fiscal Year 2021/2022 Assessment*	Fiscal Year 2022/2023 Projected Assessment*
O & M	\$ 188.30	\$ 252.03	\$ 251.91	\$ 301.64	\$ 301.57
Debt	\$ 457.71	\$ 364.33	\$ 364.33	\$ 364.33	\$ 364.33
Total	\$ 646.01	\$ 616.36	\$ 616.24	\$ 665.97	\$ 665.90

* Assessments Include the Following :

4% Discount for Early Payments

1% County Tax Collector Fee

1% County Property Appraiser Fee

Community Information:

Total Units 274

RESOLUTION NO. 2022-03

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT, ESTABLISHING A REGULAR MEETING SCHEDULE FOR FISCAL YEAR 2022/2023 AND SETTING THE TIME AND LOCATION OF SAID DISTRICT MEETINGS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, it is necessary for the Hypoluxo/Haverhill Community Development District ("District") to establish a regular meeting schedule for fiscal year 2022/2023; and

WHEREAS, the Board of Supervisors of the District has set a regular meeting schedule, location and time for District meetings for fiscal year 2022/2023 which is attached hereto and made a part hereof as Exhibit "A".

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT, PALM BEACH COUNTY, FLORIDA, AS FOLLOWS:

Section 1. The above recitals are hereby adopted.

Section 2. The regular meeting schedule, time and location for meetings for fiscal year 2022/2023 which is attached hereto as Exhibit "A" is hereby adopted and authorized to be published.

PASSED, ADOPTED and EFFECTIVE this 10th day of May, 2022.

ATTEST:

**HYPOLUXO/HAVERHILL
COMMUNITY DEVELOPMENT DISTRICT**

By: _____
Secretary/Assistant Secretary

By: _____
Chairperson/Vice Chairperson

**HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2022/2023 REGULAR MEETING SCHEDULE**

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Hypoluxo/Haverhill Community Development District will hold Regular Meetings in the Conference Room of Special District Services, Inc. located at 2501 A Burns Road, Palm Beach Gardens, Florida 33410 at 9:00 a.m. on the following dates:

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November 8, 2022
December 13, 2022
January 10, 2023
February 14, 2023
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HYPOLUXO/HAVERHILL COMMUNITY DEVELOPMENT DISTRICT

www.hypoluxohaverhillcdd.org

PUBLISH: THE PALM BEACH POST 10/01/22