

**MINUTES OF MEETING
SEATON CREEK RESERVE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Seaton Creek Reserve Community Development District was held on Tuesday, November 5, 2024, and called to order at 2:38 p.m. following the Landowners' Meeting at the Offices of Inframark, located at 12574 Flagler Center Boulevard, Suite 101, Jacksonville, Florida.

Present and constituting a quorum were:

Zenzi Rogers
Chris Mayo
Michael Della Penta
Ross Puzzitiello

Chairperson
Vice Chairperson
Assistant Secretary
Assistant Secretary

Also present were:

Bob Koncar
Wes Haber, Esq.

District Manager
District Counsel

The following is a summary of the discussions and actions taken.

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

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

SECOND ORDER OF BUSINESS

Organizational Matters

A. Consideration of Resolution 2025-01, Canvassing and Certifying the Results of the Landowners' Election

On MOTION by Ms. Rogers seconded by Mr. Della Penta with all in favor, Resolution 2025-01, Canvassing and Certifying the Results of the Landowners' Election of Supervisors with Mr. Della Penta receiving 152 votes, Mr. Mayo receiving 150 votes, and Ms. Rogers receiving 152 votes; held Pursuant to Section 190.006(2), Florida Statutes, and Providing an Effective Date was adopted. 4-0

B. Oath of Office

Mr. Koncar, being a Notary Public of the State of Florida, administered the Oaths of Office to Supervisors Della Penta, Seat #3, Supervisor Mayo, Seat #4 and Supervisor Rogers, Seat #5.

C. Consideration of Resolution 2025-02, Designating Officers

The Board concurred to retain the current officer structure.

On MOTION by Ms. Rogers seconded by Mr. Della Penta with all in favor, Resolution 2025-02, Election of Officers, with Ms. Zeni Rogers, Chairperson; Mr. Chris Mayo, Vice Chairperson; Mr. Michael Della Penta, Mr. Ross Puzzitiello and Mr. Rick Puzzitiello, Assistant Secretaries, Ms. Leah Popelka, Treasurer, Ms. Angel Montagna, Assistant Treasurer, and Mr. Bob Koncar, Secretary was adopted. 4-0

THIRD ORDER OF BUSINESS

Public Comments (Limited to three Minutes)

None.

FOURTH ORDER OF BUSINESS

Consent Agenda Item

A. Consideration of Meeting Minutes for October 22, 2024

On MOTION by Ms. Rogers seconded by Mr. Della Penta with all in favor, the Consent Agenda was approved as presented. 4-0

FIFTH ORDER OF BUSINESS

Vendor and Staff Reports

A. District Counsel

No report.

B. District Manager

No report.

C. District Engineer

No report.

SIXTH ORDER OF BUSINESS

Board Members' Comments

- There being no comments from Board members, the next order of business followed.

SEVENTH ORDER OF BUSINESS

Adjournment

There being no further business, the meeting was adjourned.


Secretary/Assistant Secretary


Chairperson/Vice Chairperson