

**MINUTES OF MEETING  
COUNTY ROAD 33  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the County Road 33 Community Development District was held Wednesday, **May 28, 2025** at 9:30 a.m. at the Cooper Memorial Library, 2525 Oakley Seaver Drive, Clermont, Florida.

Present and constituting a quorum:

Tony Iorio	Chairman
Doug Beasley	Vice Chairman
Rocky Owen <i>by phone</i>	Assistant Secretary
Tom Franklin	Assistant Secretary
Jason Lonas <i>by phone</i>	Assistant Secretary

Also present were:

George Flint	District Manager, GMS
Sarah Sandy <i>by phone</i>	District Counsel, Kutak Rock
Kathy Leo <i>by phone</i>	District Engineer, GAI Engineering
Rob Szozda	Field Manager, GMS

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Flint called the meeting to order and called the roll. Three Board members were present in person constituting a quorum. Mr. Lonas and Mr. Owen joined by phone.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

Mr. Flint stated only Board members and staff are present.

**THIRD ORDER OF BUSINESS**

**Approval of Minutes of the March 26,  
2025 Board of Supervisors Meeting**

Mr. Flint presented the minutes from the March 26, 2025, Board of Supervisors meeting and asked for any comments, correction, or changes to those minutes. The Board had no changes to the minutes and there was a motion of approval.

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On MOTION by Mr. Iorio, seconded by Mr. Franklin, with all in favor, the Minutes of the March 26, 2025, Board of Supervisors Meeting, were approved.

**FOURTH ORDER OF BUSINESS**

**Consideration of Resolution 2025-02  
Resetting the Date, Time and Location of  
the Fiscal Year 2026 Budget Adoption  
Public Hearing**

Mr. Flint presented the resolution noted that the proposed budget had previously been approved in March and they are recommending the hearing be held at the regularly scheduled August meeting that would be in conjunction with the other hearing dates.

On MOTION by Mr. Franklin, seconded by Mr. Beasley, with all in favor, Resolution 2025-02 Resetting the Date, Time and Location of the Fiscal Year 2026 Budget Adoption Public Hearing, was approved.

**FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2025-03  
Designating the Date, Time and Location  
of the Landowner Meeting**

Mr. Flint stated that this meeting will need to be held on the first Tuesday in November which will be November 3, 2025 at 9:30 a.m. at the current location. There were no conflicts with the Board and there was a motion of approval.

On MOTION by Mr. Franklin, seconded by Mr. Beasley, with all in favor, Resolution 2025-03 Designation the Date, Time and Location of the Landowner Meeting, was approved.

**SIXTH ORDER OF BUSINESS**

**Appointment of Audit Committee**

Mr. Flint stated that the Board needs to select an independent auditor and in order to do that the process involves Appointing an Audit committee. Mr. Flint suggested that the Board appoint themselves as the Audit Committee for purposes of administrative efficiency. The Board agreed and appointed Mr. Iorio as the Chair and there was a motion of approval.

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On MOTION by Mr. Iorio, seconded by Mr. Franklin, with all in favor, Appointment of the Board of Supervisors as the Audit Committee and Mr. Iorio as Chairman, was approved.

**SEVENTH ORDER OF BUSINESS**

**Staff Reports**

**A. Attorney**

Ms. Sandy set up a call with the Chair to discuss moving forward with the boundary amendments and the Board will be updated at the next meeting.

**B. Engineer**

Ms. Leo stated that in coordination with GMS maintenance staff, they are providing a maintenance map. There being no questions for the engineer, the next item followed.

**C. District Manager’s Report**

**i. Balance Sheet and Income Statement**

Mr. Flint presented the unaudited financials through the end of March. He offered to answer any questions on the financials. There were none and no action was required on this item.

**ii. Ratification of Funding Requests No. 19 & 20**

Mr. Flint presented Funding Requests No. 19 & 20 to the Board. There were no questions, and a motion of approval was given for ratification.

On MOTION by Mr. Iorio, seconded by Mr. Beasley, with all in favor, Funding Requests No. 19 & 20, were ratified.

**iii. Presentation of Registered Voters – 0**

Mr. Flint presented the number of registered voters in the District as of April 15, 2025. That number is zero.

**iv. Reminder of Form 1 Filing Deadline – July 1<sup>st</sup>**

Mr. Flint reminded that the Form 1 financial disclosure is due July 1, 2025.

**EIGHTH ORDER OF BUSINESS**

**Other Business**

There being no comments, the next item followed.

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**NINTH ORDER OF BUSINESS**

**Supervisors Requests**

There being no comments, the next item followed.

**TENTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Franklin, seconded by Mr. Iorio, with all in favor, the meeting was adjourned.

DocuSigned by:

*George Flint*

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Secretary/Assistant Secretary

DocuSigned by:

*Tony Iorio*

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Chairman/Vice Chairman