



**THOUSAND OAKS
COMMUNITY DEVELOPMENT
DISTRICT**

**PALM BEACH COUNTY
REGULAR BOARD MEETING
DECEMBER 13, 2021
4:15 P.M.**

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

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AGENDA
THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT
Thousand Oaks HOA Office
1034 Center Stone Lane
Riviera Beach, Florida 33404
REGULAR BOARD MEETING
December 13, 2021
4:15 p.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. November 8, 2021 Regular Board Meeting Minutes.....Page 3
- G. Old Business
 - 1. Pictures and Resumes
 - 2. Discussion Regarding District Mission Statement
- H. New Business
 - 1. Consider Approval of Tree Trimming Proposals
- I. Administrative Matters
- J. Board Members Comments
- K. Adjourn

PALM BEACH DAILY BUSINESS REVIEW

Published Daily except Saturday, Sunday and
Legal Holidays
West Palm Beach, Palm Beach County, Florida

STATE OF FLORIDA
COUNTY OF PALM BEACH:

Before the undersigned authority personally appeared ANGELINA GARAY, who on oath says that he or she is the LEGAL CLERK, Legal Notices of the Palm Beach Daily Business Review f/k/a Palm Beach Review, a daily (except Saturday, Sunday and Legal Holidays) newspaper, published at West Palm Beach in Palm Beach County, Florida; that the attached copy of advertisement, being a Legal Advertisement of Notice in the matter of

THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT
FISCAL YEAR 2021/2022 REGULAR MEETING SCHEDULE -
NOTICE IS HEREBY GIVEN THAT THE BOARD OF
SUPERVISORS OF THE THOUSAND OAKS COMMUNITY
DEVELOPMENT DISTRICT, ET AL.

in the XXXX Court,
was published in said newspaper in the issues of

10/06/2021

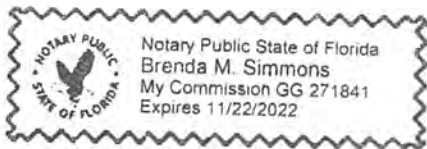
Affiant further says that the said Palm Beach Daily Business Review is a newspaper published at Palm Beach, in said Palm Beach County, Florida and that the said newspaper has heretofore been continuously published in said Palm Beach County, Florida each day (except Saturday, Sunday and Legal Holidays) 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 or 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 the said newspaper.

Angelina Garay

Sworn to and subscribed before me this
6 day of OCTOBER, A.D. 2021

Brenda M. Simmons

(SEAL)
ANGELINA GARAY personally known to me



**THOUSAND OAKS
COMMUNITY DEVELOPMENT
DISTRICT
FISCAL YEAR 2021/2022
REGULAR MEETING
SCHEDULE**

NOTICE IS HEREBY GIVEN that the Board of Supervisors of the Thousand Oaks Community Development District will hold Regular Meetings at 4:15 p.m. in the Thousand Oaks HOA Office located at 1034 Center Stone Lane, Riviera Beach, Florida 33404, on the following dates:

- October 18, 2021
- November 8, 2021
- December 13, 2021
- January 10, 2022
- February 7, 2022
- March 14, 2022
- April 11, 2022
- May 9, 2022
- June 13, 2022
- July 11, 2022
- August 8, 2022
- September 12, 2022

The purpose of the meetings is to conduct any business coming before the Board. The 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, at the location of these meetings there will be a speaker telephone present so that interested persons can attend the meetings at the above location and be fully informed of the discussions taking place either in person or by telephone communication. 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.
THOUSAND OAKS COMMUNITY
DEVELOPMENT DISTRICT
10/6 21-29/0000554783P

**THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT
REGULAR BOARD MEETING
NOVEMBER 8, 2021**

A. CALL TO ORDER

The November 8, 2021, Regular Board Meeting of the Thousand Oaks Community Development District (the “District”) was called to order at 4:16 p.m. in the Thousand Oaks HOA Office located at 1034 Center Stone Lane, Riviera Beach, Florida 33404.

B. PROOF OF PUBLICATION

Proof of publication was presented that notice of the Regular Board Meeting had been published in *The Palm Beach Post* on October 6, 2021, as part of the District’s Fiscal Year 2021/2022 Regular Board Meeting, as legally required.

C. ESTABLISH A QUORUM

A quorum was established by the presence of Chairman Jeff Jackson, Vice Chairman Randy Hicks and Supervisors Malachi Knowles, Rance Gaede and Corey Smith.

Staff present included District Manager Andrew Karmeris of Special District Services, Inc.; and General Counsel Frank Palen of Caldwell Pacetti Edwards Schoech & Viator LLP.

D. ADDITIONS OR DELETIONS TO THE AGENDA

A discussion regarding Palm Beach Aquatics Contract was added to New Business #1.

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. September 13, 2021, Regular Board Meeting

The minutes of the September 13, 2021, Regular Board Meeting were presented for approval.

A **motion** was made by Mr. Hicks, seconded by Mr. Knowles and passed unanimously approving the September 13, 2021, Regular Board Meeting minutes, as presented.

G. OLD BUSINESS

1. Discussion Regarding Palm Beach Aquatics Contract

A discussion ensued amongst the Board members regarding the scope of work in the Palm Beach Aquatics monthly maintenance contract. The Board directed staff to request proposals from multiple vendors for a one time cut of the trees around both preserves.

H. NEW BUSINESS

1. Consider Resolution No. 2021-06 – Adopting a Fiscal Year 2020/2021 Amended Budget

Resolution No. 2021-06 was presented, entitled:

RESOLUTION NO. 2021-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE THOUSAND OAKS COMMUNITY DEVELOPMENT DISTRICT AUTHORIZING AND ADOPTING AN AMENDED FINAL FISCAL YEAR 2020/2021 BUDGET (“AMENDED BUDGET”), PURSUANT TO CHAPTER 189, FLORIDA STATUTES; AND PROVIDING AN EFFECTIVE DATE.

A **motion** was made by Mr. Smith, seconded by Mr. Gaede and unanimously passed approving Resolution No. 2021-06 – Adopting a Fiscal Year 2020/2021 Amended Budget, as presented.

2. Consider Approval of Audit Renewal – Grau & Associates

A **motion** was made by Mr. Gaede, seconded by Mr. Smith and unanimously passed approving the Audit Renewal with Grau & Associates, as presented.

3. Discussion Regarding Foliage Cutting Along Congress

Mr. Karmeris explained that the HOA is in charge of landscaping Thousand Oaks.

4. Discussion Regarding Contracting to Keep the Fountain and Light Going Behind Homes on South Center Stone Lane

Mr. Knowles informed the Board that the fountain cuts off after about 20 minutes and then turns back on. This process repeats itself during the day. Mr. Karmeris stated he would contact the lake vendor to have them check the fountains.

5. Discussion Regarding Pictures and Resumes of the Board Members

Mr. Knowles is going to provide a photographer at the next meeting to take photos of the board members for the District website.

6. Discussion Regarding District Community Participation Leading into the Holidays

Mr. Knowles asked if the Board participates in any holiday community participation such as tree lightings, food drives, etc? Mr. Palen explained that CDD’s do not have the power to do those things.

7. Discussion Regarding District Mission Statement

Mr. Jackson asked if the District had a mission statement. Mr. Palen stated there was no mission statement but there is a clear description of the purpose of the District per state statutes. Mr. Jackson asked if we can bring some mission statement examples back to the next meeting.

I. ADMINISTRATIVE MATTERS

There were no administrative matters to come before the board.

J. BOARD MEMBER COMMENTS

Mr. Knowles asked if the fountain lights could change for the holidays. Mr. Smith stated he would likely be resigning at the next meeting.

K. ADJOURNMENT

There being no further business to come before the Board, a **motion** was made by Mr. Jackson to adjourn the meeting at 5:11 p.m. Mr. Knowles seconded and the **motion** passed unanimously.

Secretary/Assistant Secretary

Chair/Vice Chair