

**MINUTES OF MEETING  
MIRABELLA  
COMMUNITY DEVELOPMENT DISTRICT**

The Public Hearing and Regular Meetings of the Board of the Supervisors of Mirabella Community Development District was held on Thursday, August 22, 2024, and called to order at 6:03 p.m. at the Mirabella Clubhouse located at 14306 Romeo Blvd., Wimauma, FL 33598.

Present and constituting a quorum were:

|                     |                     |
|---------------------|---------------------|
| Trivia M. Kimbrough | Chairperson         |
| Mindy Jacobson      | Vice Chairperson    |
| Mercedes Harrison   | Assistant Secretary |
| Gail Reese          | Assistant Secretary |
| Michael Pannullo    | Assistant Secretary |

Also, present were:

|               |                  |
|---------------|------------------|
| Lisa Castoria | District Manager |
| Residents     |                  |

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

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| <b>FIRST ORDER OF BUSINESS</b>  | <b>Call to Order/Roll Call</b> |
| Ms. Castoria called the meeting to order, and a quorum was established. |                                |

|   |                           |
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| <b>SECOND ORDER OF BUSINESS</b>             | <b>Approval of Agenda</b> |
| The Board consensus approval of the agenda. |                           |

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| <b>THIRD ORDER OF BUSINESS</b>                         | <b>Public Comments on Agenda Items</b> |
| There being none, the next order of business followed. |  |

|                                 |   |
|---------------------------------|---|
| <b>FOURTH ORDER OF BUSINESS</b> | <b>Public Hearing on Adopting Fiscal Year<br/>2025 Final Budget &amp; Levying O&amp;M<br/>Assessments</b> |
|---------------------------------|---|

**A. Open Public Hearing on Adopting Fiscal Year 2025 Final Budget & Levying O&M Assessments**

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| On MOTION by Ms. Reese seconded by Mr. Pannullo, with all in favor, open the public hearing, was approved. 5-0 |
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**B. Staff Presentations**

A presentation was made by staff.

**C. Public Comments**

There being none, the next item followed.

**D. Consideration of Resolution 2024-03; Adopting Final Fiscal Year 2025 Budget**

On MOTION by Ms. Jacobson seconded by Mr. Pannullo, with all in favor, Resolution 2024-03 Adopting Final Fiscal Year 2025 Budget was adopted. 5-0

**E. Consideration of Resolution 2024-04; Levying O&M Assessments**

On MOTION by Ms. Kimbrough seconded by Ms. Reese, with all in favor, Resolution 2024-04 Levying Assessments, was adopted. 5-0

**F. Close Public Hearing on Adopting Fiscal Year 2025 Final Budget & Levying O&M Assessments**

On MOTION by Ms. Kimbrough seconded by Mr. Pannullo with all in favor, close the public hearing, was approved. 5-0

**FIFTH ORDER OF BUSINESS**

**Business Items**

**A. Consideration of Onsite Security Proposals**

A discussion ensued.

On MOTION by Mr. Pannullo seconded by Ms. Jacobson with all in favor, for onsite security with WJ Worldwide at \$22.50 an hour for 4 hours per day, was approved. 5-0

On MOTION by Mr. Pannullo seconded by Ms. Jacobson with all in favor, terminate Signal Security contract, was approved. 5-0

**B. Consideration of South Shore Landscaping Monument Landscaping Proposal**

A discussion ensued.

On MOTION by Ms. Jacobson seconded by Ms. Reese with all in favor, the South Shore Landscaping Monument Landscaping Proposal, was approved. 5-0

**C. Consideration of Palm Tree trimming Proposal**

A discussion ensued.

On MOTION by Ms. Jacobson seconded by Ms. Reese with all in favor, the Palm Tree trimming Proposal, was approved. 5-0

**D. Consideration of Resolution 2024-05; Setting Fiscal Year 2025 Meeting Schedule**

On MOTION by Ms. Kimbrough seconded by Mr. Pannullo with all in favor of Resolution 2024-05 Setting Fiscal Year 2025 Meeting Schedule, was adopted. 5-0

**SIXTH ORDER OF BUSINESS**

**Consent Agenda**

- A. Consideration of Board of Supervisors’ Meeting Minutes of the June 6, 2024**
- B. Consideration of Operation and Maintenance Expenditures for June & July 2024**
- C. Review of Financial Statements as of June & July 2024**
- D. Ratification of JNJ Services Pressure Washing**

On MOTION by Ms. Jacobson seconded by Mr. Pannullo with all in favor the Consent Agenda items (A-D), were approved as presented. 5-0

**SEVENTH ORDER OF BUSINESS**

**Staff Reports**

**A. District Counsel**

There being none, the next item follows.

**B. District Engineer**

The Board would like to invite Phil Chang to next the meeting to discuss RFQ process with counsel.

**C. District Manager**

An update on pond bank erosion and response from Solitude Lake Management and continuing to wait until water levels decrease for a full report.

**EIGHTH ORDER OF BUSINESS**

**Board of Supervisors’ Requests and Comments**

The Board of Supervisors request that Ms. Castoria look into bond questions concerning assessments and the high school grounds.

August 22, 2024,

MIRABELLA CDD

**NINTH ORDER OF BUSINESS**

**Adjournment**

There being no further business,

On MOTION by Ms. Jacobson seconded by Mr. Pannullo with all in favor, the meeting was adjourned at 6:48 p.m. 5-0.

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Lisa Castoria  
Assistant Secretary

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Chairperson/Vice Chairperson