

**MINUTES OF MEETING
LOWERY HILLS COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Lowery Hills Community Development District held a Regular Meeting on February 12, 2025 at 1:30 p.m., at the Lake Alfred Public Library, 245 N Seminole Avenue, Lake Alfred, Florida 33850.

Present:

Bill Fife
Owen Budorick
Candice Bain
Baron Woodard

Chair
Vice Chair
Assistant Secretary
Assistant Secretary

Also present:

Ernesto Torres
Jere Earlywine (via telephone)
Eric Morrisette

District Manager
District Counsel
Supervisor-Appointee

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Torres called the meeting to order at 1:30 p.m. Supervisors Woodard, Bain, Budorick, Fife and Supervisor-Appointee Eric Morrisette were present.

SECOND ORDER OF BUSINESS

Public Comments

No members of the public spoke.

THIRD ORDER OF BUSINESS

**Administration of Oath to Eric Morisette
[Seat 5]; Term Expires November 2026**

- **Administration of Oath of Office (the following will be provided in a separate package)**
Mr. Torres, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. Eric Morisette. Mr. Morisette is familiar with the following:
 - A. Required Ethics Training and Disclosure Filing**

- **Sample Form 1 2023/Instructions**
- B. Membership, Obligation and Responsibilities**
- C. Guide to Sunshine Amendments and Code of Ethics for Public Officers and Employees**
- D. Form 8B: Memorandum of Voting Conflict for County, Municipal and other Local Public Officers**

FOURTH ORDER OF BUSINESS

Ratification of Resolution 2025-01, Electing and Removing Officers of the District and Providing for an Effective Date

Mr. Torres presented Resolution 2025-01. The elected slate is as follows:

Bill Fife	Chair
Owen Budorick	Vice Chair
Baron Woodard	Assistant Secretary
Candice Bain	Assistant Secretary
Erick Morrisette	Assistant Secretary

No other nominations were made.

The following prior appointments by the Board remain unaffected by this Resolution:

Craig Wrathell	Secretary
Ernesto Torres	Assistant Secretary
Craig Wrathell	Treasurer
Jeff Pinder	Assistant Treasurer

On MOTION by Mr. Fife and seconded by Mr. Budorick, with all in favor, Resolution 2025-01, Electing, as nominated, and Removing Officers of the District and Providing for an Effective Date, was ratified.

FIFTH ORDER OF BUSINESS

Consideration of Resolution 2025-04, Designating the Location of the Local District Records Office and Providing an Effective Date

This item was deferred.

SIXTH ORDER OF BUSINESS

**Acceptance of Unaudited Financial
Statements as of December 31, 2024**

On MOTION by Mr. Fife and seconded by Mr. Woodard, with all in favor, the Unaudited Financial Statements as of December 31, 2024, were accepted.

SEVENTH ORDER OF BUSINESS

**Approval of November 13, 2024 Regular
Meeting Minutes**

On MOTION by Mr. Fife and seconded by Mr. Woodard, with all in favor, the November 13, 2024 Regular Meeting Minutes, as presented, were approved.

EIGHTH ORDER OF BUSINESS

Staff Reports

- A. District Counsel: Kutak Rock, LLP**
- B. District Engineer (Interim): Stephens Barrios Engineering**
There were no District Counsel or District Engineer reports.
- C. District Manager: Wrathell, Hunt and Associates, LLC**
 - **NEXT MEETING DATE: March 12, 2025 at 1:30 PM**
 - **QUORUM CHECK**

The next meeting will be held on March 12, 2025, unless canceled.

NINTH ORDER OF BUSINESS

Board Members' Comments/Requests

There were no Board Members' comments or requests.

TENTH ORDER OF BUSINESS

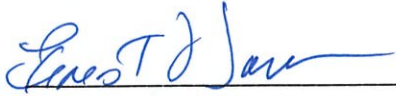
Public Comments

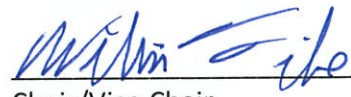
No members of the public spoke.

ELEVENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Fife and seconded by Mr. Budorick, with all in favor, the meeting adjourned at 1:34 p.m.


Secretary/Assistant Secretary


Chair/Vice Chair