

Cypress Creek Reserve Community Development District

OFFICE OF THE DISTRICT MANAGER

2300 Glades Road, Suite 410W • Boca Raton, Florida 33431

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<https://cypresscreekreservecdd.net/>

August 5, 2026

ATTENDEES:

Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

Board of Supervisors

Cypress Creek Reserve Community Development District

Dear Board Members:

The Board of Supervisors of the Cypress Creek Reserve Community Development District will hold Public Hearings and a Regular Meeting on August 12, 2026 at 11:00 a.m., or as soon thereafter as the matter may be heard, at the Albertus Maultsby Community Center, 655 3rd Street North, Lake Alfred, Florida 33850. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments
3. Public Hearing on Adoption of Fiscal Year 2026/2027 Budget
 - A. Proof/Affidavit of Publication
 - B. Consideration of Resolution 2026-06, Relating to the Annual Appropriations and Adopting the Budget(s) for the Fiscal Year Beginning October 1, 2026, and Ending September 30, 2027; Authorizing Budget Amendments; and Providing an Effective Date
4. Consideration of Resolution 2026-07, Providing for Funding for the Fiscal Year 2027 Adopted Budget(s); Providing for the Collection and Enforcement of Special Assessments, Including but Not Limited to Penalties and Interest Thereon; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date
5. Consideration of Fiscal Year 2026/2027 Budget Funding Agreement
6. Public Hearing to Hear Public Comments and Objections to the Adoption of the Rules of Procedure, Pursuant to Sections 120.54 and 190.035, Florida Statutes
 - A. Affidavits of Publication
 - B. Consideration of Resolution 2026-08, Adopting Rules of Procedure; Providing a Severability Clause; and Providing an Effective Date

7. Consideration of Resolution 2026-05, Designating the Location of the Local District Records Office and Providing an Effective Date
8. Ratification Items
 - A. Yellowstone Landscape, Inc. Landscape & Irrigation Services Agreement
9. Acceptance of Unaudited Financial Statement as of June 30, 2026
10. Approval of June 10, 2026 Regular Meeting Minutes
11. Staff Reports
 - A. District Counsel: *Kutak Rock LLP*
 - B. District Engineer: *LevelUp Consulting, LLC*
 - C. District Manager: *Wrathell, Hunt and Associates, LLC*
 - NEXT MEETING DATE: September 9, 2026 at 11:00 AM
 - QUORUM CHECK

SEAT 1	WILLIAM FIFE	☐ IN PERSON	☐ PHONE	☐ No
SEAT 2	CANDICE BAIN	☐ IN PERSON	☐ PHONE	☐ No
SEAT 3	BARON WOODARD	☐ IN PERSON	☐ PHONE	☐ No
SEAT 4	OWEN BUDORICK	☐ IN PERSON	☐ PHONE	☐ No
SEAT 5	ERIC MORRISSETTE	☐ IN PERSON	☐ PHONE	☐ No
 - Performance Measures/Standards & Annual Reporting Form (*for informational purposes*)
12. Board Members' Comments/Requests
13. Public Comments
14. Adjournment

If you should have any questions or concerns, please do not hesitate to contact me directly at (863) 510-8274 or Ernesto Torres at (904) 295-5714.

Sincerely,

Felix Rodriguez

Felix Rodriguez
District Manager

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE

CALL-IN NUMBER: 1-888-354-0094

PARTICIPANT PASSCODE: 280 2710