

***HIGHLAND TRAILS  
COMMUNITY DEVELOPMENT DISTRICT***

*Advanced Meeting Package*  
*Regular Meeting*

*Date/Time:*  
***Monday, February 2, 2026***  
***6:00 P.M.***

*Location:*  
***Hilton Garden Inn***  
***26640 Silver Maple Parkway***  
***Wesley Chapel, Florida 33544***

*Note: The Advanced Meeting Package is a working document and thus all materials are considered DRAFTS prior to presentation and Board acceptance, approval, or adoption.*

**Highland Trails Community Development District**  
c/o Kai  
**2502 N. Rocky Point Dr. Suite 1000**  
**Tampa, FL 33607**  
**813-565-4663**

Board of Supervisors  
**Highland Trails Community Development District**

Dear Supervisors:

A Meeting of the Board of Supervisors of the Highland Trails Community Development District is scheduled for **Monday, February 2, 2026**, at **6:00 P.M.** at the **Hilton Garden Inn, 26640 Silver Maple Parkway, Wesley Chapel, Florida 33544**.

The advanced copy of the agenda for the meeting is attached along with associated documentation for your review and consideration. Any additional support material will be distributed at the meeting.

The agenda items are for immediate business purposes and for the health and safety of the community. Staff will present any reports at the meeting. If you have any questions, please contact me. I look forward to seeing you there.

Sincerely,

*Larry Krause*

Larry Krause  
District Manager  
813-565-4663

CC:      Attorney  
            Engineer  
            District Records

**District: HIGHLAND TRAILS COMMUNITY DEVELOPMENT DISTRICT**

**Date of Meeting:** Monday, February 2, 2026  
**Time:** 6:00 P.M.  
**Location:** Hilton Garden Inn  
26640 Silver Maple Parkway  
Wesley Chapel, Florida 33544

Supervisor	Position	
Michael Lawson	Chairman	
Doug Draper	Vice Chair	
Lori Price	Assistant Secretary	
Christie Ray	Assistant Secretary	
Brittany Crutchfield	Assistant Secretary	

**TEAMS:** [Join the meeting now](#)  
Meeting ID: 238 337 195 443 2  
Passcode: Y4VL9NB7  
Dial in by phone: [+1 312-667-7136,,344434474#](tel:+13126677136)  
Phone conference ID: 344 434 474#  
Mute/Unmute: \*6

## ***Regular Meeting Agenda***

*For the full agenda packet, please contact [highlandtrails@hikai.com](mailto:highlandtrails@hikai.com)*

**I. Call to Order / Roll Call**

**II. Audience Comments – (limited to 3 minutes per individual on agenda items)**

**III. Administrative Items**

- A. Consideration/Approval of the January 5, 2026, Regular Meeting Minutes [Exhibit 1](#)
- B. Consideration/Acceptance of the December 2025 Unaudited Financial Statements [Exhibit 2](#)
- C. Ratification of Landscape Maintenance Proposal – Florida Commercial Care - \$35,400.00/yr [Exhibit 3](#)

**IV. Business Items**

- A. Consideration/Adoption of Resolution 2026-03, Supplemental Assessment of Final Terms of Series 2025 Bonds [Exhibit 4](#)
  - 1. Exhibit A: Capital Improvement Revenue Bonds, Series 2025 (Assessment Area Two) Report of the District Engineer dated November 17, 2025
  - 2. Exhibit B: Second Supplemental Special Assessment Methodology Report dated December 2, 2025

**V. Staff & Vendor Reports**

- A. District Counsel
- B. District Project Manager
- C. Field Manager
  - 1. January 2026 Waterway Treatment Report – Steadfast
  - 2. Safety Culture Report conducted on January 20, 2026
- D. District Manager

[Exhibit 5](#)  
[Exhibit 6](#)

**VI. Audience Comments – New Business – (limited to 3 minutes per individual)**

**VII. Supervisor Requests**

**VIII. Adjournment**