

Seminole Palms

Community Development District

Meeting Agenda

Friday
July 17, 2026
12:30 PM

Hilton Garden Inn Palm Coast/Town Center
55 Town Center Blvd.
Palm Coast, Florida

Board of Supervisors Meeting

1. Roll Call
2. Public Comment Period
3. Approval of June 19, 2026 Meeting Minutes
4. New Business Items
 - A. Presentation of Fiscal Year 2025 Financial Audit
 - B. Consideration of Fiscal Year 2026 Deficit Funding Agreement
5. Staff Reports
 - A. Attorney
 - B. Engineer
 - C. Field Manager
 - i. Field Manager Packet
 - ii. Presentation of Bi-Annual and Quarterly Preventative Maintenance Proposal with Gym-Works and Life Fitness
 - iii. Presentation of HVAC Preventive Maintenance Agreement Proposal with Sunshine State Heating and Air Conditioning
 - iv. Ratification of Agreement for Pool Maintenance Services with PoolSure
 - D. District Manager's Report
 - i. Approval of Check Registers
 - ii. Balance Sheet and Income Statement
 - iii. Review of Updated Amenity Rules of Procedure
 - iv. Approval of Fiscal Year 2027 Meeting Schedule
 - v. Reminder of Form 1 Filing Requirement Deadline
6. Other Business
7. Supervisor's Requests
8. Next Meeting Date – August 21, 2026
9. Adjournment