

**MINUTES OF MEETING
BUCKEYE PARK
COMMUNITY DEVELOPMENT DISTRICT**

The Regular Meeting of the Board of Supervisors of the Buckeye Park Community Development District was held on Tuesday, June 10, 2025, at the Country Inn and Suites, Bradenton-Lakewood Ranch, 5610 Manor Hill Lane, Bradenton, Florida 34203. It began at 11:00 a.m. and was presided over by Mr. Kompothecras, Chairperson, and James P. Ward as Secretary.

Present and constituting a quorum:

Gary Kompothecras	Chairperson
Michael Nole	Vice Chairperson
Anthony Sansone	Assistant Secretary
Richard Fischer	Assistant Secretary

Absent:

Dale Bucy	Assistant Secretary
-----------	---------------------

Also present were:

James P. Ward	District Manager
Scott Steady	District Attorney
Maritza Stonebraker	Berger, Toombs, Elam, Gaines & Frank

Audience:

All residents' names were not included with the minutes. If a resident did not identify themselves or the audio file did not pick up the name, the name was not recorded in these minutes. Portions of these minutes may be transcribed in verbatim.

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. James Ward called the meeting to order at approximately 11:13 a.m. He conducted roll call; all Members of the Board were present, with the exception of Supervisor Bucy, constituting a quorum.

SECOND ORDER OF BUSINESS

Notice of Advertisement

Notice of Advertisement of Public Hearings

THIRD ORDER OF BUSINESS

Consideration of Minutes

February 6, 2025 - Regular Meeting Minutes

Mr. Ward asked if there were any additions, corrections, or deletions to the Minutes; hearing none, he called for a motion.

On MOTION made by Richard Fischer, seconded by Gary Kompothecras, and with all in favor, the February 6, 2025 Regular Meeting Minutes were approved.

FOURTH ORDER OF BUSINESS

Consideration of Audited Financial Statements

Consideration and Acceptance of the Audited Financial Statements for the Fiscal Year 2024, which ended September 30, 2024

Mr. Ward indicated the next item was acceptance of the Audited Financial Statements for Fiscal Year 2024.

On MOTION made by Richard Fischer, seconded by Gary Kompothecras, and with all in favor, the Audited Financial Statements for Fiscal Year 2024, which ended September 30, 2024, were accepted into the record.

FIFTH ORDER OF BUSINESS

PUBLIC HEARINGS

Mr. Ward explained the Public Hearing process noting there were two public hearings, the first related to the Budget itself.

a) FISCAL YEAR 2026 BUDGET

I. Public Comment and Testimony

Mr. Ward called for a motion to open the Public Hearing.

On MOTION made by Gary Kompothecras, seconded by Richard Fischer, and with all in favor, the Public Hearing was opened.

Mr. Ward noted there were no members of the public present in person or via audio or video. He called for a motion to close the public hearing.

On MOTION made by Gary Kompothecras, seconded by Richard Fischer, and with all in favor, the Public Hearing was closed.

II. Board Comment

Mr. Ward asked if there were any questions or comments from the Board; there were none. He noted the assessment was lowered this year in order to accommodate using some of the cash next year.

III. Consideration of Resolution 2025-5, a resolution of the Board of Supervisors adopting the Annual Appropriation and Budget for Fiscal Year 2026

Mr. Ward called for a motion to approve the budget beginning October 1, 2025 and ending on September 30, 2026.

On MOTION made by Gary Kompothecras, seconded by Richard Fischer, and with all in favor, Resolution 2025-5 was adopted, and the Chair was authorized to sign.

b) FISCAL YEAR 2026 IMPOSING SPECIAL ASSESSMENTS; CERTIFYING AN ASSESSMENT ROLL,

Mr. Ward indicated this public hearing set into place the assessment rates and certified an assessment roll.

I. Public Comment and Testimony

Mr. Ward called for a motion to open the Public Hearing.

On MOTION made by Gary Kompothecras, seconded by Richard Fischer, and with all in favor, the Public Hearing was opened.

Mr. Ward asked if there were any questions.

Discussion ensued regarding the assessment rate and the cash on hand.

Mr. Ward explained the assessment rate went from \$126,600 dollars to \$72,300 dollars. He stated he anticipated having approximately \$200,000 dollars in cash reserves by the end of this year, and that would be reduced by the \$72,000 dollar assessment rate next year.

Mr. Ward noted there were no members of the public present in person or on audio or video. He called for a motion to close the public hearing.

On MOTION made by Gary Kompothecras, seconded by Richard Fischer, and with all in favor, the Public Hearing was closed.

II. Board Comment

Mr. Ward noted Resolution 2025-6 set the assessment rate and certified the assessment roll.

III. Consideration of Resolution 2025-6, a resolution of the Board of Supervisors imposing special assessments, and adopting an assessment roll

Mr. Ward called for a motion.

On MOTION made by Gary Kompothecras, seconded by Richard Fischer, and with all in favor, Resolution 2025-6 was adopted, and the Chair was authorized to sign.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2025-7

Consideration of Resolution 2025-7, a resolution of the Board of Supervisors designating dates, time, and location for regular meetings of the Board of Supervisors for Fiscal Year 2026

Mr. Ward noted the meeting dates would be the first Tuesday of each month at 11:00 a.m. at the Country Inn and Suites, Bradenton-Lakewood Ranch, 5610 Manor Hill Lane, Bradenton, Florida 34203. He noted the Resolution allowed the CDD to advertise all meetings once in September, it did not bind the Board to the use of these dates, it simply set the dates, time, and location; the dates, time or location could be changed and readvertised at the discretion of the Board. He asked if there were any questions; hearing none, he called for a motion.

On MOTION made by Gary Kompothecras, seconded by Richard Fischer, and with all in favor, Resolution 2025-7 was adopted, and the Chair was authorized to sign.

SEVENTH ORDER OF BUSINESS

Staff Reports

I. District Attorney

No report.

II. District Engineer

No report.

III. District Manager

- a) Supervisor of Elections Qualified Elector Report as of April 15, 2025**
- b) Special District Reporting: Goals and Objectives for Fiscal Year 2026**

- c) **Important Board Meeting Dates for Balance of Fiscal Year 2025**
 - 1) **June/July - Look for Commission on Ethics email (Form 1 Financial Disclosure)**
- d) **Financial Statement for period ending March 31, 2025 (unaudited)**
- e) **Financial Statement for period ending April 30, 2025 (unaudited)**
- f) **Financial Statement for period ending May 31, 2025 (unaudited)**

Mr. Ward: I am required to report to you the number of qualified electors on a yearly basis. You have zero. This comes up April 15th every year. There are no requirements you need to implement. You will never hit the statutory threshold of 250 qualified electors, so this will simply be on your agenda every year. The second item is your performance measures and standards. They are the same as what you adopted last year. I'd just ask for a motion to adopt them again for the fiscal year ending September 30, 2026.

On MOTION made by Gary Kompothecras, seconded by Richard Fischer, and with all in favor, the performance measures and standards were adopted.

Mr. Ward reminded the Board to file Form 1 financial disclosures by July 1, 2025 on the ethics website. He reminded the Board they had to complete the ethics training requirement again this year before the calendar year ended. He indicated he would send out emails with links for the free ethics training classes.

EIGHTH ORDER OF BUSINESS

Supervisor's Requests

Mr. Ward asked if there were any Supervisor's requests.

NINTH ORDER OF BUSINESS

Audience Comments

Public Comments: - Public comment period is for items NOT listed on the Agenda, and comments are limited to three (3) minutes per person and assignment of speaking time is not permitted; however, the Presiding Officer may extend or reduce the time for the public comment period consistent with Section 286.0114, Florida Statutes

There were no members of the public present.

TENTH ORDER OF BUSINESS

Adjournment

Mr. Ward adjourned the meeting at approximately 11:21 p.m.

On MOTION made by Gary Kompothecras, seconded by Richard Fischer, and with all in favor, the meeting was adjourned.

Buckeye Park Community Development District

James P. Ward

James P. Ward (Mar 13, 2026 15:22:14 EDT)

James P. Ward, Secretary

Gary Kompothecras

Gary Kompothecras (Mar 5, 2026 13:53:26 EST)

Gary Kompothecras, Chairman