

Osprey Oaks Community Development District
OFFICE OF THE DISTRICT MANAGER
2300 Glades Road, Suite 410W•Boca Raton, Florida 33431
Phone: (561) 571-0010•Toll-free: (877) 276-0889•Fax: (561) 571-0013
<https://ospreyoakscdd.net>

July 27, 2026

ATTENDEES:

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

Board of Supervisors
Osprey Oaks Community Development District

Dear Board Members:

The Board of Supervisors of the Osprey Oaks Community Development District will hold a Public Hearing and Regular Meeting on August 3, 2026 at 6:30 p.m., at the Clubhouse of Osprey Oaks, located at 7054 Muscovy Court, Lake Worth, Florida 33463. 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. Affidavit of Publication
 - B. Consideration of Resolution 2026-04, Relating to the Annual Appropriations and Adopting the Budget 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 2026-05, Making a Determination of Benefit and Imposing Special Assessments for Fiscal Year 2026/2027; Providing for the Collection and Enforcement of Special Assessments; Certifying an Assessment Roll; Providing for Amendments to the Assessment Roll; Providing a Severability Clause; and Providing an Effective Date
5. Presentation of Audited Financial Report for the Fiscal Year Ended September 30, 2025, Prepared by Grau & Associates
 - A. Consideration of Resolution 2026-06, Hereby Accepting the Audited Financial Report for the Fiscal Year Ended September 30, 2025
6. Acceptance of Unaudited Financial Statements as of June 30, 2026
 - A. Check Detail
 - B. Accounts Payable Invoices

7. Approval of May 4, 2026 Regular Meeting Minutes

8. Staff Reports

A. District Counsel: *Billing Cochran, P.A.*

- 2026 Legislative Update

B. District Engineer: *Schnars Engineering Corporation*

C. District Manager: *Wrathell, Hunt and Associates, LLC*

- Update: HOA Infrastructure Repairs Report
- 397 Registered Voters as of April 15, 2026
- NEXT MEETING DATE: November 2, 2026 at 6:30 PM

○ QUORUM CHECK

SEAT 1	JOHN FLAHERTY	☐ IN PERSON	☐ PHONE	☐ NO
SEAT 2	KEN NAIM	☐ IN PERSON	☐ PHONE	☐ NO
SEAT 3	NICHOLAS PATRONA	☐ IN PERSON	☐ PHONE	☐ NO
SEAT 4	JEFF FUCHS	☐ IN PERSON	☐ PHONE	☐ NO
SEAT 5	MEREDITH NAIM	☐ IN PERSON	☐ PHONE	☐ NO

- Performance Measures/Standards & Annual Reporting Form *(for informational purposes)*

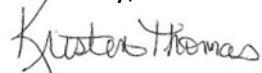
9. Public Comments

10. Supervisors' Requests

11. Adjournment

Should you have any questions or concerns, please do not hesitate to contact me directly at (561) 517-5111.

Sincerely,



Kristen Thomas
 District Manager

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE

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

PARTICIPANT CODE: 866 4977