

**MINUTES OF MEETING
EMERALD LAKES
COMMUNITY DEVELOPMENT DISTRICT**

A Landowners' Meeting of the Emerald Lakes Community Development District was held on November 5, 2024 at 11:15 a.m., at AtkinsRéalis 2671 W. Eau Gallie Boulevard, Melbourne, Florida 32935.

Present were:

Andrew Kantarzhi
Kate John (via telephone)

District Manager & Proxy Holder
District Counsel

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Kantarzhi called the meeting to order at 11:15 a.m.

Mr. Kantarzhi stated that the Landowners' Meeting is being held at the CDD's normal meeting location of 2651 W. Eau Gallie Boulevard, Suite A, Melbourne, Florida 32935, rather than at the location referenced in the introductory paragraph. A notice of this location was posted at the prior location to alert anyone that might want to attend.

SECOND ORDER OF BUSINESS

Affidavit/Proof of Publication

The affidavit of publication was included for informational purposes.

THIRD ORDER OF BUSINESS

Election of Chair to Conduct Landowners' Meeting

Mr. Kantarzhi served as Chair to conduct the Landowners' meeting.

Mr. Kantarzhi is the designated Proxy Holder for the Landowner, Emerald Investment Holdings LLC, owner of 1,514.75 acres, equating to 1,515 voting units. Mr. Kantarzhi is eligible to cast up to 1,515 votes per Seat.

FOURTH ORDER OF BUSINESS

Election of Supervisors [Seats 3, 4, 5]

A. Nominations

Mr. Kantarzhi nominated the following:

Seat 3	David Kramer
Seat 4	Mel Scott
Seat 5	Alfredo Rodriguez-Walling

No other nominations were made.

B. Casting of Ballots**I. Determine Number of Voting Units Represented**

A total of 1,515 voting units were represented.

II. Determine Number of Voting Units Assigned by Proxy

All 1,515 voting units were assigned by proxy to Mr. Kantarzhi by the Landowner, Emerald Investment Holdings LLC.

Mr. Kantarzhi cast the following votes:

Seat 3	David Kramer	510 votes
Seat 4	Mel Scott	510 votes
Seat 5	Alfredo Rodriguez-Walling	495 votes

C. Ballot Tabulation and Results

Mr. Kantarzhi reported the following ballot tabulation, results and term lengths:

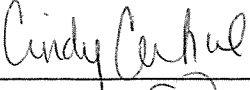
Seat 3	David Kramer	510 votes	4-year term
Seat 4	Mel Scott	510 votes	4-year term
Seat 5	Alfredo Rodriguez-Walling	495 votes	2-year term

FIFTH ORDER OF BUSINESS**Landowners' Questions/Comments**

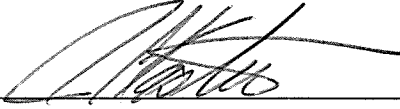
There were no Landowners' questions or comments.

SIXTH ORDER OF BUSINESS**Adjournment**

There being nothing further to discuss, the meeting adjourned at 11:17 a.m.



Secretary/Assistant Secretary



Chair/Vice Chair