

Minutes of Meeting  
Darby  
Community Development District

The regular meeting of the Board of Supervisors of the Darby Community Development District was held Tuesday, February 11, 2025 at 10:30 a.m. at the offices of Corner Lot Development, 1000 Riverside Avenue, Suite 600, Jacksonville, Florida

Present and constituting a quorum were:

George Leone	Chairman
William English	Supervisor
Andre Green	Supervisor
Matt Allen	Supervisor

Also present were:

Daniel Laughlin	District Manger
Wes Haber	District Counsel by telephone
Beth Leaptrott	Engineer, Connelly & Wicker by telephone
Walt Schwartz	Corner Lot Development
Jeremy Wannamaker	Corner Lot Development
Justin Holmes	Corner Lot Development

Following is a summary of the actions taken at the February 11, 2025 meeting.

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Laughlin called the meeting to order at 10:30 a.m. and called the roll.

**SECOND ORDER OF BUSINESS**

**Audience Comments**

There being none, the next item followed.

**THIRD ORDER OF BUSINESS**

**Approval of the Minutes of the January 14  
2025 Meeting**

On MOTION by Mr. English seconded by Mr. Leone with all in favor the minutes of the January 14, 2025 meeting were approved as presented.
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**FOURTH ORDER OF BUSINESS**

**Staff Reports**

**A. Attorney**

Mr. Haber joined the meeting at this time by telephone and there being no report, the next item followed.

**B. Engineer**

Ms. Leaptrott joined the meeting at this time by telephone and stated things are moving along in Phase 2. We are preparing the closeout documents. Phase 3 and 4 are still waiting on finalization before construction starts. Phase 1 has been closed out with all agencies. That is now in operation and maintenance. We are going to start the bi-annual operation and maintenance on the stormwater ponds in Phase 1.

**C. Manager**

There being none, the next item followed.

**FIFTH ORDER OF BUSINESS**

**Supervisors Requests**

There being none, the next item followed.

**SIXTH ORDER OF BUSINESS**

**Audience Comments**

There being none, the next item followed.

**SEVENTH ORDER OF BUSINESS**

**Financial Statements as of December 31, 2024**

A copy of the financials was included in the agenda package.

**EIGHTH ORDER OF BUSINESS**

**Check Register**

On MOTION by Mr. English seconded by Mr. Green with all in favor the check register was approved.
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**NINTH ORDER OF BUSINESS**

**Next Meeting Scheduled – March 11, 2025 at 10:30 a.m.**

Mr. Laughlin stated the next meeting is scheduled for March 11, 2025 at 10:30 a.m. in the same location.

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On MOTION by Mr. Leone seconded by Mr. English with all in favor  
the meeting adjourned at 10:34 a.m.

Signed by:

*Daniel Laughlin*

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Secretary/Assistant Secretary

DocuSigned by:

*George Leone*

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Chairman/Vice Chairman