

**Meadow View at Twin Creeks  
Community Development District**  
475 West Town Place, Suite 114  
St. Augustine, Florida 32092  
[www.meadowviewattwincreeksbdd.com](http://www.meadowviewattwincreeksbdd.com)

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May 14, 2026

Board of Supervisors  
Meadow View at Twin Creeks CDD

Dear Board Members:

The Meadow View at Twin Creeks Community Development District Board of Supervisors meeting is scheduled for **Thursday, May 21, 2026 at 10:00 a.m. at the Lake Houses at Beacon Lake, 850 Beacon Lake Parkway St. Augustine, Florida 32095.**

Following is the agenda for the meeting:

- I. Roll Call
- II. Public Comment
- III. Approval of Minutes of the April 16, 2026 Meeting
- IV. Update from MBS Capital Markets on Refunding the Series 2016 Bonds
- V. Staff Reports
  - A. Landscape
  - B. District Engineer
  - C. District Counsel
  - D. District Manager
    1. Report on the Number of Registered Voters (2,398)
    2. Reminder of Upcoming Election
  - E. Amenity Manager
  - F. Operations Manager – Report
- VI. Consideration of Amended Towing Policy

- VII. Consideration of Resolution 2026-05, Approving the Proposed Budget for Fiscal Year 2027 and Setting a Public Hearing Date
- VIII. Consideration of Resolution 2026-06, Setting a Public Hearing Date to Adopt Revised Rules of Procedure
- IX. Financial Reports
  - A. Financial Statements as of March 31, 2026
  - B. Assessment Receipts Schedule
  - C. Check Register
- X. Other Business
- XI. Supervisors' Requests and Audience Comments
- XII. Next Scheduled Meetings – June 18, 2026 at 10:00 a.m. at the Lake House at Beacon Lake, 850 Beacon Lake Parkway, St. Augustine, Florida 32095
- XIII. Adjournment