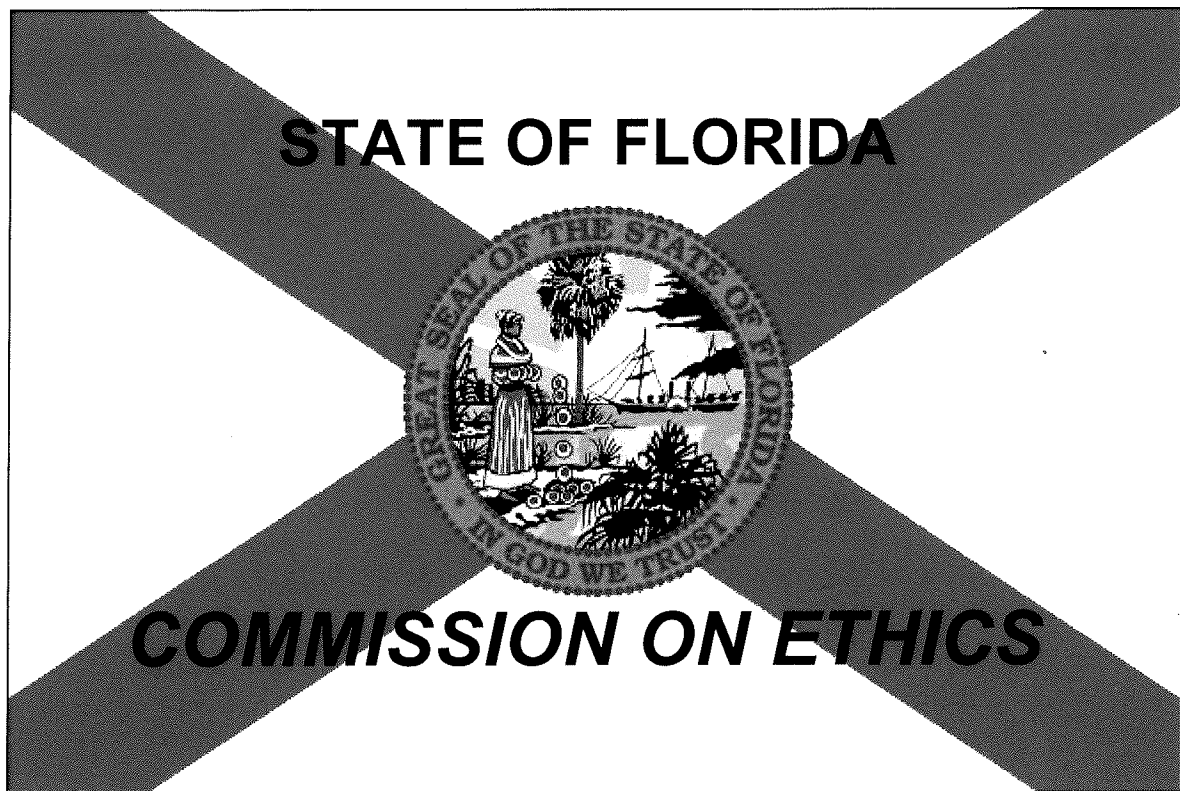


# **REPORT OF INVESTIGATION**



**Complaint Number 21-188**

## **NOTICE CONCERNING CONFIDENTIALITY**

This report of investigation concerns an alleged violation of Chapter 112, Part III, Florida Statutes, or other breach of public trust under provisions of Article II, Section 8, Florida Constitution. The Report and any exhibits may be confidential (exempt from the public records law) pursuant to Section 112.324, Florida Statutes, and Chapter 34-5, F.A.C., the rules of the Commission on Ethics. Unless the Respondent has waived the confidentiality in writing, this report will remain confidential until one of the following occurs: (1) the complaint is dismissed by the Commission; (2) the Commission finds sufficient evidence to order a public hearing; or (3) the Commission orders a public report as a final disposition of the matter. \*See Section 112.3215, Florida Statutes, regarding executive branch lobbying matters and confidentiality.

STATE OF FLORIDA  
COMMISSION ON ETHICS  
Post Office Drawer 15709  
Tallahassee, Florida 32317-5709



## REPORT OF INVESTIGATION

TITLE: JOHN KINSEY  
Board of Supervisors Member  
Creekside at Twin Creeks and  
Twin Creeks North Community  
Development Districts  
Delray Beach, Florida

COMPLAINT NO.: 21-188  
Exhibits A through J

INVESTIGATED BY:   
Robert G. Malone

Distribution: Commission on Ethics  
Respondent  
Advocate  
File

Releasing Authority:   
Kerrie J. Stillman  
Executive Director  
  
Date

\* \* \* \*

**REPORT OF INVESTIGATION  
COMPLAINT NO. 21-188**

(1) The Respondent, John Kinsey, serves as a member of the Board of Supervisors of Creekside at Twin Creeks Community Development District, and as a member of the Board of Supervisors of the Twin Creeks North Community Development District, positions requiring the annual filing of a CE Form 1, "Statement of Financial Interests."

(2) The Respondent failed or refused to file a 2018 CE Form 1 within 60 days of September 3, 2019, the date automatic fines of \$25 per day began to accrue under Section 112.3145(7)(f) [now Section 112.3145(8)(g)], Florida Statutes. As of November 2, 2019, the Respondent accrued the maximum fine (\$1,500) authorized under Section 112.3145(7)(f) [now Section 112.3145(8)(g)], Florida Statutes.

(3) In addition, during the year 2019, the Respondent continued to serve in both of the aforementioned positions, which required the filing of a 2019 CE Form 1, "Statement of Financial Interests." However, the Respondent failed or refused to file a 2019 CE Form 1, on or before September 1, 2020, the date automatic fines of \$25 per day began to accrue under Section 112.3145(8)(g), Florida Statutes. As of October 31, 2020, the Respondent accrued the maximum fine (\$1,500) authorized under Section 112.3145(8)(g), Florida Statutes.

(4) Pursuant to Section 112.3145(9)(c) [formerly Section 112.3145(8)(c)], Florida Statutes, if a person holding public office or public employment fails or refuses to file an annual statement for any year in which the person received notice from the Commission on Ethics (Commission) regarding the failure to file and has accrued the maximum automatic fine authorized under Section 112.3145(8)(g), regardless of whether the fine imposed was paid or collected, the Commission shall initiate an investigation and conduct a public hearing without receipt of a complaint to determine whether the person's failure to file was willful.

(5) Ms. Daphne Gillyard, the Director of Administrative Services for Wrathell, Hunt, & Associates, LLC, who serves as the Financial Disclosure Coordinator for both Community Development Districts, verified by telephone that the Respondent continues to serve as the Chairman (Seat 1) of the Board of Supervisors for both of the Community Development Districts. She stated he became the Chair for both Districts in 2016. Ms. Gillyard noted that the Board of Supervisors for both Community Development Districts meet on the same date. The websites for both Districts reflect that the Board of Supervisors consist of five members on each Board. The websites further reflect that the Boards for both Districts share four of the same members: the Respondent; his son, Mr. Bryan Kinsey; Mr. Steven Jordan; and Mr. Jared Bouskila.

**2018 CE Form 1 Investigative Findings**

(6) In May 2019, the Broward County Supervisor of Elections (BCSOE) mailed the Respondent an initial filing packet containing a blank 2018 CE Form 1 and information regarding the Respondent's obligation to file financial disclosure. All correspondence mailed

to the Respondent from the BCSOE was mailed to 16772 Strasbourg Lane, Delray Beach, Florida, 33446.

(7) On July 30, 2019, the BCSOE mailed the Respondent a "Delinquency Notice" by certified mail. The notice appears to have been signed for; however, the signature is illegible.

(8) On August 19, 2019, the Commission mailed the Respondent a courtesy postcard to remind him of his obligation to file a 2018 CE Form 1, and to inform the Respondent about potential fines if the disclosure form was not timely filed. All correspondence from the Commission to the Respondent pertaining to the 2018 CE Form 1 filing was mailed to 16772 Strasbourg Lane, Delray Beach, Florida, 33446-3698.

(9) On September 6, 2019, the Commission mailed the Respondent a "Courtesy Notice of Fines Accruing," (appended as Exhibit A) informing him that an automatic fine of \$25 per day was accruing, as the 2018 CE Form 1 had not been received by the BCSOE.

(10) On March 19, 2021, the Commission levied a \$1,500 fine against the Respondent.

(11) On July 19, 2021, the Commission sent the Respondent a "Notice of Assessment of Automatic Fine," (appended as Exhibit B) by certified mail. The notice indicated the Respondent had accrued the maximum fine of \$1,500, and included a notice of his right to appeal the fine. United States Postal Service (USPS) records reflect the above-referenced notice was delivered on July 23, 2021. The mail was signed for, however, the "Signature of the Recipient" (appended as Exhibit C) is not legible.

(12) On August 16, 2021, the Respondent submitted his 2018 CE Form 1 (appended as Exhibit D) to the Commission, and paid a \$1,500 fine relative to his failure to timely file the 2018 CE Form 1.

(13) On March 30, 2022, after leaving two voicemails and receiving no response from the Respondent, this investigator was successful in reaching Mr. Kinsey via telephone. He stated he could not answer any questions because he was in line at a security checkpoint at an airport, but indicated he would return the call the following day. After receiving no return call the following day, this investigator left voicemail messages at 561-289-8552, on April 1, 2022, and April 4, 2022. However, the Respondent never returned either call. Mr. Kinsey is an attorney and a member of the Florida Bar. According to the Florida Bar records, the Respondent's mailing address is 16772 Strasbourg Lane, Delray Beach, and his office telephone number is listed as 561-289-8552. Palm Beach County Property Appraiser records reflect the Respondent purchased the property located at 16772 Strasbourg Lane on November 23, 2016, and this is his homesteaded property.

### **2019 CE Form 1 Investigative Findings**

(14) On May 29, 2020, the BCSOE mailed the Respondent an initial filing packet containing a blank 2019 CE Form 1 and information regarding the Respondent's obligation to file financial disclosure. All correspondence from the BCSOE to the Respondent relative to

his 2019 CE Form 1 was mailed to the Respondent's home address of 16772 Strasbourg Lane, Delray Beach, Florida, 33446.

(15) On July 30, 2020, the BCSOE mailed the Respondent a "Delinquency Notice" by certified mail. The certified mail receipt reflects that it was not signed and it appears the notice was not successfully delivered.

(16) On August 20, 2020, the Commission mailed the Respondent a courtesy postcard, to remind him of his obligation to file a 2019 CE Form 1, and to inform the Respondent about potential fines if the disclosure form was not timely filed. All correspondence from the Commission to the Respondent pertaining to his 2019 CE Form 1 was mailed to the Respondent's address at 16772 Strasbourg Lane, Delray Beach, Florida, 33446-3698.

(17) On September 9, 2020, the Commission mailed the Respondent a "Courtesy Notice of Fines Accruing," (appended as Exhibit E) informing the Respondent that an automatic fine of \$25 per day was accruing, as the 2019 CE Form 1 had not been filed by the Respondent.

(18) On June 11, 2021, the Commission levied a \$1,500 fine against the Respondent.

(19) On July 20, 2021, the Commission sent the Respondent a "Notice of Assessment of Automatic Fine," by certified mail (appended as Exhibit F). The mailing indicated the Respondent had accrued the maximum fine of \$1,500, and included a notice of his right to appeal the fine. This Notice was sent by certified mail in conjunction with the above-referenced 2018 Notice of Assessment of Automatic Fine and was delivered on July 23, 2021. The certified mail receipt (appended as Exhibit G) reflects an unidentified individual signed for it.

(20) On August 16, 2021, the Respondent submitted his 2019 CE Form 1 (appended as Exhibit H), and paid a \$1,500 fine relative to his failure to timely file the 2019 CE Form 1.

(21) Commission records reflect the Respondent previously was investigated for failure to file his 2016 (Complaint Number 18-159) and 2017 (Complaint Number 19-155) CE Form 1s. Regarding the 2016 CE Form 1, the Respondent claimed he did not timely file the disclosure form because he overlooked filing it as a result of medication he was taking, and also because he was away from his home where he received his mail from July through October 2017. On April 17, 2019, the Commission found probable cause to believe the Respondent willfully failed to timely file his 2016 CE Form 1, but took no further action due to the circumstances presented. Commission on Ethics records reflect the Respondent paid the \$1,500 fine relative to his 2016 CE Form 1 on April 22, 2019, and filed the 2016 CE Form 1 on March 11, 2018.

(22) Regarding the Respondent's failure to timely file the 2017 CE Form 1, Commission records reflect that a "Determination of Investigative Jurisdiction and Order to Investigate," was issued by the Commission on October 22, 2019. A "Report of Investigation," was completed on November 7, 2019. The Report of Investigation notes that the Respondent refused to talk to the investigator when contacted about the 2017 CE Form 1. On January 24, 2020, the Commission found probable cause that the Respondent willfully failed or refused to

timely file his 2017 CE Form 1. The matter subsequently was scheduled for a hearing before a Division of Administrative Hearings judge, and on March 2, 2020, Commission Advocate Elizabeth A. Miller submitted "Advocate's Motion to Cancel Final Hearing, Relinquish Jurisdiction, and Close File," citing as the reason that the Respondent tendered his resignation as Chairman and member of the Board of Supervisors of the Twin Creeks North Community Development District, thereby causing the Commission to lose jurisdiction in this matter. The Commission dismissed the complaint for lack of jurisdiction on June 5, 2020. The Respondent filed the 2017 CE Form 1 on March 11, 2019. The \$1,500 fine associated with the untimely filing of his 2017 CE Form 1 was referred to a collection agency and the Respondent paid the fine on January 13, 2022.

(23) Financial Disclosure Coordinator Gillyard confirmed that the Respondent tendered his resignation from both Community Development Districts on February 28, 2020, with the stipulation that it would be "effective as of the time a quorum of the remaining members of the Board of Supervisors accept it at a duly noticed meeting of the Board of Supervisors." Ms. Gillyard provided a copy of the Respondent's resignation letters (appended as composite Exhibit I). The minutes of the May 19, 2020 Board of Supervisors' meetings for both Districts reflect that both Boards voted to accept the Respondent's resignation. Ms. Gillyard stated that the Respondent resigned and was reappointed back on the Board of Supervisors for both Community Development Districts on May 19, 2020 (the same day). She noted that the Respondent's current term for both District Boards ends in 2024.

(24) The minutes of the May 19, 2020 District meetings for both Districts (composite Exhibit J) reflect that the Respondent's resignation for both Districts was the "Third Order of Business" on the agenda for both meetings, and the "Fourth Order of Business" involved reappointing the Respondent back on the Board of Supervisors for each District. The minutes reflect that the Board took three minutes to accept the Respondent's resignation and subsequently reappoint him to the Board of Supervisors for Creekside at Twin Creeks. No time is noted in the minutes for Twin Creeks North May 19, 2020 meeting for how long it took the Board to accept the Respondent's resignation and reappoint him back on the Board.

(25) On May 19, 2020, after the Respondent was reappointed to the boards of the Creekside at Twin Creeks and the Twin Creeks North Community Development Districts, he filled out oaths of office forms (appended as Exhibit J, pages J7 and J16), on which he listed his address as 16772 Strasbourg Lane, Delray Beach, Florida, 33446.

(26) Commission records reflect the Respondent filed his 2020 CE Form 1 with the Broward County Supervisor of Elections on August 17, 2021.

## **END OF REPORT OF PRELIMINARY INVESTIGATION**

# EXHIBIT A

# EXHIBIT A

Kimberly Bonder Rezanka  
*Chair*  
Daniel Brady, Ph.D.  
*Vice Chair*  
Jason David Berger  
Antonio Carvajal  
Glenton "Glen" Gilzean, Jr.  
John Grant  
JoAnne Leznoff  
F. Shields McManus  
William "Willie" N. Meggs



State of Florida  
COMMISSION ON ETHICS  
P.O. Drawer 15709  
Tallahassee, Florida 32317-5709

325 John Knox Road  
Building E, Suite 200  
Tallahassee, Florida 32303

*"A Public Office is a Public Trust"*

C. Christopher Anderson, III  
*Executive Director/  
General Counsel*

Kerrie J. Stillman  
*Deputy Executive Director*

(850) 488-7864 Phone  
(850) 488-3077 (FAX)  
[www.ethics.state.fl.us](http://www.ethics.state.fl.us)

September 6, 2019

John Kinsey - 261407  
Chair  
Creekside at Twin Creeks Community Development District  
Board of Supervisors  
16772 Strasbourg Lane  
Delray Beach FL 33446 -3698

RE: Financial Disclosure (Form 1, Statement of Financial Interests -- 2018)

Earlier this year, you were noticed of your obligation to file a Form 1, Statement of Financial Interests, for the year ending December 31, 2018. The grace period for filing expired on September 3, 2019 and according to records in our office you have not filed Form 1. I am writing to advise you, that pursuant to State law, an automatic fine of \$25.00 per day for each day late (\$1,500 maximum fine) is being assessed against you for your failure to timely file Form 1. Please file the form as soon as possible with the Broward County Supervisor of Elections.

Sincerely,

A handwritten signature in cursive script, reading "Charles Christopher Anderson, III".

Charles Christopher Anderson, III  
Executive Director



# **EXHIBIT B**

**EXHIBIT B**

**BEFORE THE  
STATE OF FLORIDA  
COMMISSION ON ETHICS**

In re     **John Kinsey**  
           **Chair**  
           **Board of Supervisors**  
           **Twin Creeks North Community Development District**

**PID#: 261407**

**NOTICE OF ASSESSMENT OF AUTOMATIC FINE**

The Commission on Ethics hereby gives notice of an assessment of a fine against you pursuant to Section 112.3145(8)(g), Florida Statutes, due to your failure to timely file your 2018 CE Form 1, Statement Of Financial Interests. Under the law, your 2018 CE Form 1, Statement of Financial Interests, was due by July 1, 2019. The law provided for a penalty-free grace period extending the due date to September 3, 2019. After that date, you accrued fines of \$25.00 per day for each day your financial disclosure was late, up to the maximum fine of \$1,500.00 (60 days late), pursuant to Section 112.3145(8)(g), Florida Statutes.

Inasmuch as your 2018 CE Form 1 has not been filed with the Supervisor of Elections for Broward County within the 60 days of the grace period date (September 3, 2019), you have accrued the maximum fine amount of \$1,500.00. This fine must be paid to the Commission on Ethics within 30 days of the date of this notice unless you appeal the fine to the Commission. The Commission has the authority to consider the appeal and waive the fine in whole or in part if your failure to file on time was due to "unusual circumstances" surrounding the failure to file. Unless the fine is successfully appealed, the Commission is required to investigate public officers and employees who receive the maximum \$1,500 fine, to determine whether their failure to file was willful. The penalty for willfully failing to file disclosure is removal from public office or employment.

**HOW TO APPEAL**

1. Read these instructions carefully before submitting your appeal.
2. **LEGAL AUTHORITY:** Appeals are governed by Section 112.3145(8)(g)3., Florida Statutes, and Commission Rule 34-8.215, Florida Administrative Code.
3. **FORMAT:** Your appeal must be in writing and mailed to Florida Commission on Ethics, P. O. Drawer 15709, Tallahassee, FL 32317-5709, or delivered to Florida Commission on Ethics, 325 John Knox Road, Building E, Suite 200, Tallahassee, FL 32303. The appeal may take the form of a letter or you may use the appeal form included in this mailing. The appeal form also is available at the Commission's website: www.ethics.state.fl.us. Click on "Financial Disclosure" and then the link to the sample appeal form.
4. **DUE DATE:** Your appeal must be received by the Commission on Ethics on or before **August 18, 2021**.  
**NOTE:** Failure to timely file an appeal will constitute a waiver of your right to appeal and will result in the entry of a default order against you.
5. **UNUSUAL CIRCUMSTANCES:** An appeal must demonstrate that you submitted your CE Form 1 after the extended due date because of "unusual circumstances." "Unusual circumstances" is defined in Commission Rule 34-8.215(4), Florida Administrative Code, as "uncommon, rare, or sudden events over which the reporting individual had no control and which directly result in the failure to act in accordance with the filing requirements." Therefore, circumstances that allowed for time to take steps necessary to file on time do not constitute "unusual circumstances" that will allow the Commission to waive the fine. You have the burden to establish "unusual circumstances." Your appeal must specifically state the circumstances that led to your not filing by September 3, 2019, and must include any documentation or evidence supporting your appeal, such as:
  - a. **SICKNESS/INJURY:** a statement from attending physician, including dates and nature of the illness or injury;
  - b. **LACK OF NOTICE (WRONG ADDRESS):** documentation that you did not reside at the address to which notice was sent;

B 1

- c. **LACK OF NOTICE (ABSENCE FROM HOME):** documentation establishing the period of time of your absence covering the notification period;
  - d. **CLAIM OF TIMELY FILING OF FINANCIAL DISCLOSURE:** (1) an affidavit from you attesting under oath or affirmation that you filed your financial disclosure and your recollection of when and how you filed and (2) a copy of a certified mail receipt and/or a copy of the completed form which was filed. If you have witnesses to your filing, we also will need an affidavit from each witness. NOTE: A claim of having filed the CE Form 1F for the current year does not satisfy the CE Form 1 filing requirement or excuse a late filing;
  - e. **LEFT PUBLIC POSITION BEFORE DECEMBER 31, 2018:** confirmation of your last date of office or employment by your former agency, showing the last date to be before December 31, 2018; or
  - f. **UNCLAIMED CERTIFIED MAIL:** if delinquency notice was addressed correctly but not received, you must explain why.
6. **YOUR RIGHT TO A HEARING:** You have the right to have your appeal heard by the Commission and to appear before the Commission at the hearing, but, to exercise this right, you must specifically request a hearing in your appeal. If you do not request a hearing, you will waive your right to a hearing, the Commission will determine the outcome of your appeal based upon the written record (including the documentation you provide and any documentation in your case file), and you will receive no further notice until after the Commission decides your appeal.

#### **FAILURE TO PAY FINE OR FILE APPEAL WITHIN 30 DAYS**

If you do not timely file an appeal or pay the assessed fine within 30 days of this Notice, a default order will be entered against you and the Commission will take the steps provided by law to collect the fine, including:

- Referral to the CFO of the Department of Financial Services, if you are a salaried state officer or employee, for withholding of a portion of your salary until the fine is satisfied; or
- Referral to your agency's governing body for withholding of a portion of your salary until the fine is satisfied;
- Referral to a collection agency, which can seek garnishment of your wages; and/or
- An additional civil penalty, not limited by this automatic fine, may be imposed if your disclosure statement is filed more than 60 days late and a complaint is filed against you pursuant to Section 112.324, Florida Statutes.

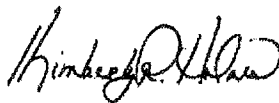
Please contact our office if you have any questions about this matter.

#### **CERTIFICATE OF MAILING**

I certify that a copy of the foregoing Notice of Assessment of Automatic Fine was furnished to:

**John Kinsey  
16772 Strasbourg Lane  
Delray Beach, FL 33446 -3698**

by Certified Mail on this Monday, July 19, 2021.



**KIMBERLY R. HOLMES**  
Program Administrator

Florida Commission on Ethics  
P. O. Drawer 15709  
Tallahassee, FL 32317-5709

-or-

Florida Commission on Ethics  
325 John Knox Road, Building E, Ste. 200  
Tallahassee, FL 32303

Tel.: (850) 488-7864

Fax: (850) 488-3077

Email: [disclosure@leg.state.fl.us](mailto:disclosure@leg.state.fl.us)

B2

# EXHIBIT C

EXHIBIT C



July 23, 2021

Dear MAIL MAIL:

The following is in response to your request for proof of delivery on your item with the tracking number:  
**9214 8901 0661 5400 0164 7112 51.**

**Item Details**

**Status:** Delivered, Left with Individual  
**Status Date / Time:** July 23, 2021, 1:15 pm  
**Location:** DELRAY BEACH, FL 33446  
**Postal Product:** First-Class Mail®  
**Extra Services:** Certified Mail™  
Return Receipt Electronic  
**Recipient Name:** JOHN KINSEY

**Recipient Signature**

Signature of Recipient:	JK R2#21 C-19
Address of Recipient:	16701 cabernet dr mallow

Note: Scanned image may reflect a different destination address due to Intended Recipient's delivery instructions on file.

Thank you for selecting the United States Postal Service® for your mailing needs. If you require additional assistance, please contact your local Post Office™ or a Postal representative at 1-800-222-1811.

Sincerely,  
United States Postal Service®  
475 L'Enfant Plaza SW  
Washington, D.C. 20260-0004

The customer reference information shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Reference ID: 92148901066154000164711251  
261407  
JOHN KINSEY  
16772 Strasbourg Ln  
Delray Beach, FL 33446-3698

C1

## Mail Piece Details



Print this page

### Recipient Address

JOHN KINSEY  
16772 STRASBOURG LN  
DELRAY BEACH, FL 33446-3698

**Record / Case Number:**  
261407

### Return Address

STATE OF FLORIDA  
COMMISSION ON ETHICS  
PO DRAWER 15709  
TALLAHASSEE, FL 32317-5709

**Entry Point ZIP:**  
32317

### Mail Piece Information

**Tracking Number:** 92148901066154000164711251  
**Date Created:** 07/19/2021 01:57:43 PM  
**Mail Class:** USPS First Class Mail  
**Special Services:** Certified Mail  
Return Receipt Electronic  
**Memo:** --  
**Created By:** Kimberly Holmes - Commission on Ethics

### Signature Information

**Signed For By:** JOHN KINSEY  
**Signature Status:** Available (Click Here)

*Having issues viewing the signature file?  
Make sure you are using the latest version of Adobe Acrobat Reader*

### Tracking Information

Mailed, July 19, 2021, 01:57:43 PM, TALLAHASSEE,FL 32317  
Pre-Shipment Info Sent To Usps, Usps Awaiting Item, July 19, 2021, 12:00:00 AM  
Pre-Shipment Info Sent Usps Awaits Item, July 19, 2021, 01:17:00 PM, TALLAHASSEE,FL 32317  
Accepted At Usps Origin Facility, July 19, 2021, 07:36:00 PM, TALLAHASSEE,FL 32317  
Origin Acceptance, July 19, 2021, 07:36:00 PM, TALLAHASSEE,FL 32317  
Arrived At Usps Regional Origin Facility, July 19, 2021, 08:51:00 PM  
Processed Through Usps Facility, July 19, 2021, 08:51:00 PM, TALLAHASSEE FL DISTRIBUTION CEN 32301  
Departed Usps Regional Facility, July 19, 2021, 11:03:00 PM  
Depart Usps Facility, July 19, 2021, 11:03:00 PM, TALLAHASSEE FL DISTRIBUTION CEN 32301  
In Transit, Arriving On Time, July 20, 2021, 12:00:00 AM  
Arrived At Usps Regional Destination Facility, July 21, 2021, 08:37:00 AM  
Processed Through Usps Facility, July 21, 2021, 08:37:00 AM, WEST PALM BEACH FL DISTRIBUTION 33416  
Processed Through Usps Facility, July 21, 2021, 06:36:00 PM, WEST PALM BEACH FL DISTRIBUTION 33416  
Departed Usps Regional Destination Facility, July 21, 2021, 09:03:00 PM  
Processed Through Usps Facility, July 21, 2021, 09:03:00 PM, WEST PALM BEACH FL DISTRIBUTION 33416  
In Transit, Arriving On Time, July 22, 2021, 12:00:00 AM  
Delivered Left With Individual, July 23, 2021, 01:15:00 PM, DELRAY BEACH,FL 33446

## **EXHIBIT D**

**EXHIBIT D**

**FORM 1****STATEMENT OF  
FINANCIAL INTERESTS****2018**Please print or type your name, mailing  
address, agency name, and position below:

FOR OFFICE USE ONLY:

LAST NAME -- FIRST NAME -- MIDDLE NAME :

Kinsey John Thomas

MAILING ADDRESS :

16772 Strasbourg Lane

CITY :

Delray Beach

ZIP :

33446

COUNTY :

Palm Beach

NAME OF AGENCY :

Creskide at Twin Creeks Community Development District

NAME OF OFFICE OR POSITION HELD OR SOUGHT :

Chairman

You are not limited to the space on the lines on this form. Attach additional sheets, if necessary.

CHECK ONLY IF ☐ CANDIDATE OR ☐ NEW EMPLOYEE OR APPOINTEE

261407

FLORIDA  
COMMISSION ON ETHICS

AUG 16 2021

RECEIVED

**PROCESSED**\*\*\*\* **BOTH PARTS OF THIS SECTION MUST BE COMPLETED** \*\*\*\***DISCLOSURE PERIOD:**

THIS STATEMENT REFLECTS YOUR FINANCIAL INTERESTS FOR THE PRECEDING TAX YEAR, WHETHER BASED ON A CALENDAR YEAR OR ON A FISCAL YEAR. PLEASE STATE BELOW WHETHER THIS STATEMENT IS FOR THE PRECEDING TAX YEAR ENDING EITHER (must check one):



DECEMBER 31, 2018

OR



SPECIFY TAX YEAR IF OTHER THAN THE CALENDAR YEAR: \_\_\_\_\_

**MANNER OF CALCULATING REPORTABLE INTERESTS:**

FILERS HAVE THE OPTION OF USING REPORTING THRESHOLDS THAT ARE ABSOLUTE DOLLAR VALUES, WHICH REQUIRES FEWER CALCULATIONS, OR USING COMPARATIVE THRESHOLDS, WHICH ARE USUALLY BASED ON PERCENTAGE VALUES (see instructions for further details). CHECK THE ONE YOU ARE USING (must check one):



COMPARATIVE (PERCENTAGE) THRESHOLDS

OR



DOLLAR VALUE THRESHOLDS

**PART A -- PRIMARY SOURCES OF INCOME** [Major sources of income to the reporting person - See instructions]

(If you have nothing to report, write "none" or "n/a")

NAME OF SOURCE OF INCOME	SOURCE'S ADDRESS	DESCRIPTION OF THE SOURCE'S PRINCIPAL BUSINESS ACTIVITY
NBD Development Services, LLC	16772 Strasbourg Lane, Delray Beach, FL 33446	Real Estate Development
Brybar Property Services, LLC	16772 Strasbourg Lane, Delray Beach, FL 3344	Real Estate Development
Twin Creeks Development Associates, LLC	16772 Strasbourg Lane, Delray Beach, FL 3344	Real Estate Development

**PART B -- SECONDARY SOURCES OF INCOME**

[Major customers, clients, and other sources of income to businesses owned by the reporting person - See instructions]

(If you have nothing to report, write "none" or "n/a")

NAME OF BUSINESS ENTITY	NAME OF MAJOR SOURCES OF BUSINESS' INCOME	ADDRESS OF SOURCE	PRINCIPAL BUSINESS ACTIVITY OF SOURCE
NBD Development Services, LLC	Encore Housing Opportunity Fund II, LLC	One Town Center Road, Ste. 600 Boca Raton, FL 33488	Real Estate Development Services
Brybar Property Services, LLC	Encore Housing Opportunity Fund II, LLC	One Town Center Road, Ste. 600 Boca Raton, FL 33488	Real Estate Development Services

**PART C -- REAL PROPERTY** [Land, buildings owned by the reporting person - See instructions]

(If you have nothing to report, write "none" or "n/a")

16772 Strasbourg Lane, Delray Beach, FL 33446

991 Donald Road Fort Myers, FL 33917

Twin Creeks Development of Regional Impact, St. Johns County, Florida

**FILING INSTRUCTIONS** for when  
and where to file this form are  
located at the bottom of page 2.**INSTRUCTIONS** on who must file  
this form and how to fill it out  
begin on page 3.

01



<b>PART D — INTANGIBLE PERSONAL PROPERTY</b> [Stocks, bonds, certificates of deposit, etc. - See instructions] (If you have nothing to report, write "none" or "n/a")		
TYPE OF INTANGIBLE	BUSINESS ENTITY TO WHICH THE PROPERTY RELATES	
See attached Schedule		
<b>PART E — LIABILITIES</b> [Major debts - See instructions] (If you have nothing to report, write "none" or "n/a")		
NAME OF CREDITOR	ADDRESS OF CREDITOR	
See attached schedule		
<b>PART F — INTERESTS IN SPECIFIED BUSINESSES</b> [Ownership or positions in certain types of businesses - See instructions] (If you have nothing to report, write "none" or "n/a")		
	BUSINESS ENTITY # 1	BUSINESS ENTITY # 2
NAME OF BUSINESS ENTITY		
ADDRESS OF BUSINESS ENTITY		
PRINCIPAL BUSINESS ACTIVITY		
POSITION HELD WITH ENTITY		
I OWN MORE THAN A 5% INTEREST IN THE BUSINESS		
NATURE OF MY OWNERSHIP INTEREST		
<b>PART G — TRAINING</b> For elected municipal officers required to complete annual ethics training pursuant to section 112.3142, F.S.		
<input type="checkbox"/> I CERTIFY THAT I HAVE COMPLETED THE REQUIRED TRAINING.		
IF ANY OF PARTS A THROUGH G ARE CONTINUED ON A SEPARATE SHEET, PLEASE CHECK HERE <input type="checkbox"/>		
<b><u>SIGNATURE OF FILER:</u></b>  Signature: _____  Date Signed: <u>8-8-21</u>		<b><u>CPA or ATTORNEY SIGNATURE ONLY</u></b>  If a certified public accountant licensed under Chapter 473, or attorney in good standing with the Florida Bar prepared this form for you, he or she must complete the following statement:  I, _____, prepared the CE Form 1 in accordance with Section 112.3145, Florida Statutes, and the instructions to the form. Upon my reasonable knowledge and belief, the disclosure herein is true and correct.  CPA/Attorney Signature: _____  Date Signed: _____
<b><u>FILING INSTRUCTIONS:</u></b>  If you were mailed the form by the Commission on Ethics or a County Supervisor of Elections for your annual disclosure filing, return the form to that location. To determine what category your position falls under, see page 3 of instructions.  <b>Local officers/employees</b> file with the Supervisor of Elections of the county in which they permanently reside. (If you do not permanently reside in Florida, file with the Supervisor of the county where your agency has its headquarters.) Form 1 filers who file with the Supervisor of Elections may file by mail or email. Contact your Supervisor of Elections for the mailing address or email address to use. <u>Do not email your form to the Commission on Ethics, it will be returned.</u>  <b>State officers or specified state employees</b> who file with the Commission on Ethics may file by mail or email. To file by mail, send the completed form to P.O. Drawer 15709, Tallahassee, FL 32317-5709; physical address: 325 John Knox Rd, Bldg E, Ste 200, Tallahassee, FL 32303. To file with the Commission by email, scan your completed form and any attachments as a pdf (do not use any other format) and send it to CEForm1@leg.state.fl.us. <u>Do not file by both mail and email. Choose only one filing method.</u> Form 6s will not be accepted via email.  <b>Candidates</b> file this form together with their filing papers. <b>MULTIPLE FILING UNNECESSARY:</b> A candidate who files a Form 1 with a qualifying officer is not required to file with the Commission or Supervisor of Elections. <b>WHEN TO FILE: Initially,</b> each local officer/employee, state officer, and specified state employee must file <b>within 30 days</b> of the date of his or her appointment or of the beginning of employment. Appointees who must be confirmed by the Senate must file prior to confirmation, even if that is less than 30 days from the date of their appointment. <b>Candidates</b> must file at the same time they file their qualifying papers. <b>Thereafter,</b> file by July 1 following each calendar year in which they hold their positions. <b>Finally,</b> file a final disclosure form (Form 1F) within 60 days of leaving office or employment. Filing a CE Form 1F (Final Statement of Financial Interests) does <u>not</u> relieve the filer of filing a CE Form 1 if the filer was in his or her position on December 31, 2018.		

02

<b>Part D</b>	
<b>Type of Intangible</b>	<b>Business Entity to Which the Property Relates</b>
LLC Membership Interest	Kinsey Family Management, LLC
LLC Membership Interest	Baysahore Corner Associates, LLC
LLC Membership Interest	Twin Creeks Development Associates, LLC
Limited Partnership Interest	Kinsey Family Holdings, L.P.
Trust Beneficiary	Kinsey Family Trust
Trust Beneficiary	Charles E. Kinsey Irrevocable Trust

<b>Part E</b>	
<b>Name of Creditor</b>	<b>Address of Creditor</b>
Axos Bank	P.O. Box 80471, City of Industry, CA 91716
Gorham Savings Bank	10 Wentworth Drive, Gorham, ME 04038

# **EXHIBIT E**

**EXHIBIT E**

Daniel Brady, Ph.D.  
*Chair*  
F. Shields McManus  
*Vice Chair*  
Antonio Carvajal  
Don Gaetz  
Glenton "Glen" Gilzean, Jr.  
John Grant  
JoAnne Leznoff  
William "Willie" N. Meggs  
Kimberly Bonder Rezanka



State of Florida  
COMMISSION ON ETHICS  
P.O. Drawer 15709  
Tallahassee, Florida 32317-5709

325 John Knox Road  
Building E, Suite 200  
Tallahassee, Florida 32303

*"A Public Office is a Public Trust"*

C. Christopher Anderson, III  
*Executive Director/  
General Counsel*

Kerrie J. Stillman  
*Deputy Executive Director*

(850) 488-7864 Phone  
(850) 488-3077 (FAX)  
[www.ethics.state.fl.us](http://www.ethics.state.fl.us)

September 9, 2020

John Kinsey - 261407  
Chair  
Creekside at Twin Creeks Community Development District  
Board of Supervisors  
16772 Strasbourg Lane  
Delray Beach FL 33446 -3698

RE: Financial Disclosure (Form 1, Statement of Financial Interests -- 2019)

Earlier this year, you were noticed of your obligation to file a Form 1, Statement of Financial Interests, for the year ending December 31, 2019. The grace period for filing expired on September 1, 2020 and according to records in our office you have not filed Form 1. I am writing to advise you, that pursuant to State law, an automatic fine of \$25.00 per day for each day late (\$1,500 maximum fine) is being assessed against you for your failure to timely file Form 1. Please file the form as soon as possible with the Broward County Supervisor of Elections.

Sincerely,

Charles Christopher Anderson, III  
Executive Director

E1

# EXHIBIT F

# EXHIBIT F

In re **John Kinsey** **PID#: 26140**  
**Chair**  
**Board of Supervisors**  
**Crescenta at Twin Creeks Community Development District**

The Commission on Ethics hereby gives notice of an assessment of a fine against you pursuant to Section 112.3145(8)(g), Florida Statutes, due to your failure to timely file your 2019 CE Form 1, Statement Of Financial Interests. Under the law, your 2019 CE Form 1, Statement of Financial Interests, was due by July 1, 2020. The law provided for a penalty-free grace period extending the due date to September 1, 2020. After that date, you accrued fines of \$25.00 per day for each day your financial disclosure was late, up to the maximum fine of \$1,500.00 (60 days late), pursuant to Section 112.3145(8)(g), Florida Statutes.

## HOW TO APPEAL

- F1*

- c. **LACK OF NOTICE (ABSENCE FROM HOME):** documentation establishing the period of time of your absence covering the notification period;
- d. **CLAIM OF TIMELY FILING OF FINANCIAL DISCLOSURE:** (1) an affidavit from you attesting under oath or affirmation that you filed your financial disclosure and your recollection of when and how you filed and (2) a copy of a certified mail receipt and/or a copy of the completed form which was filed. If you have witnesses to your filing, we also will need an affidavit from each witness. **NOTE:** A claim of having filed the CE Form 1F for the current year does not satisfy the CE Form 1 filing requirement or excuse a late filing;
- e. **LEFT PUBLIC POSITION BEFORE DECEMBER 31, 2019:** confirmation of your last date of office or employment by your former agency, showing the last date to be before December 31, 2019; or
- f. **UNCLAIMED CERTIFIED MAIL:** if delinquency notice was addressed correctly but not received, you must explain why.
6. **YOUR RIGHT TO A HEARING:** You have the right to have your appeal heard by the Commission and to appear before the Commission at the hearing, but, to exercise this right, you must specifically request a hearing in your appeal. If you do not request a hearing, you will waive your right to a hearing, the Commission will determine the outcome of your appeal based upon the written record (including the documentation you provide and any documentation in your case file), and you will receive no further notice until after the Commission decides your appeal.

#### **FAILURE TO PAY FINE OR FILE APPEAL WITHIN 30 DAYS**

If you do not timely file an appeal or pay the assessed fine within 30 days of this Notice, a default order will be entered against you and the Commission will take the steps provided by law to collect the fine, including:

- Referral to the CFO of the Department of Financial Services, if you are a salaried state officer or employee, for withholding of a portion of your salary until the fine is satisfied; or
- Referral to your agency's governing body for withholding of a portion of your salary until the fine is satisfied;
- Referral to a collection agency, which can seek garnishment of your wages; and/or
- An additional civil penalty, not limited by this automatic fine, may be imposed if your disclosure statement is filed more than 60 days late and a complaint is filed against you pursuant to Section 112.324, Florida Statutes.


Please contact our office if you have any questions about this matter.

#### **CERTIFICATE OF MAILING**

I certify that a copy of the foregoing Notice of Assessment of Automatic Fine was furnished to:

**John Kinsey**  
**16772 Strasbourg Lane**  
**Delray Beach, FL 33446 -3698**

by Certified Mail on this Tuesday, July 20, 2021.



**KIMBERLY R. HOLMES**  
Program Administrator

Florida Commission on Ethics  
P. O. Drawer 15709  
Tallahassee, FL 32317-5709

-or-

Florida Commission on Ethics  
325 John Knox Road, Building E, Ste. 200  
Tallahassee, FL 32303

Tel.: (850) 488-7864

Fax: (850) 488-3077

Email: [disclosure@leg.state.fl.us](mailto:disclosure@leg.state.fl.us)

F2

# **EXHIBIT G**

# **EXHIBIT G**





July 23, 2021

Dear MAIL MAIL:

The following is in response to your request for proof of delivery on your item with the tracking number:  
**9214 8901 0661 5400 0164 7800 04.**

#### Item Details

<b>Status:</b>	Delivered, Left with Individual
<b>Status Date / Time:</b>	July 23, 2021, 1:15 pm
<b>Location:</b>	DELRAY BEACH, FL 33446
<b>Postal Product:</b>	First-Class Mail®
<b>Extra Services:</b>	Certified Mail™ Return Receipt Electronic
<b>Recipient Name:</b>	JOHN KINSEY

#### Recipient Signature

Signature of Recipient:	JK R2Hyl L-19
Address of Recipient:	16701 cabernet dr mail h up

Note: Scanned image may reflect a different destination address due to Intended Recipient's delivery instructions on file.

Thank you for selecting the United States Postal Service® for your mailing needs. If you require additional assistance, please contact your local Post Office™ or a Postal representative at 1-800-222-1811.

Sincerely,  
United States Postal Service®  
475 L'Enfant Plaza SW  
Washington, D.C. 20260-0004

The customer reference information shown below is not validated or endorsed by the United States Postal Service. It is solely for customer use.

Reference ID: 92148901066154000164780004  
261407  
JOHN KINSEY  
16772 Strasbourg Ln  
Delray Beach, FL 33446-3698

61

## Mail Piece Details



[Print this page](#)

### Recipient Address

JOHN KINSEY  
16772 STRASBOURG LN  
DELRAY BEACH, FL 33446-3698

**Record / Case Number:**  
261407

### Return Address

STATE OF FLORIDA  
COMMISSION ON ETHICS  
PO DRAWER 15709  
TALLAHASSEE, FL 32317-5709

**Entry Point ZIP:**  
32317

### Mail Piece Information

**Tracking Number:** 92148901066154000164780004

**Date Created:** 07/20/2021 03:24:04 PM

**Mail Class:** USPS First Class Mail

**Special Services:** Certified Mail  
Return Receipt Electronic

**Memo:** --

**Created By:** Kimberly Holmes - Commission on Ethics

### Signature Information

**Signed For By:** JOHN KINSEY

**Signature Status:** Available (Click Here)

**Having issues viewing the signature file?**

Make sure you are using the latest version of Adobe Acrobat Reader

### Tracking Information

**Mailed,** July 20, 2021, 03:24:04 PM, TALLAHASSEE,FL 32317

**Pre-Shipment Info Sent To Usps, Usps Awaiting Item,** July 20, 2021, 12:00:00 AM

**Pre-Shipment Info Sent Usps Awaits Item,** July 20, 2021, 02:32:00 PM, TALLAHASSEE,FL 32317

**Accepted At Usps Origin Facility,** July 20, 2021, 07:56:00 PM, TALLAHASSEE,FL 32317

**Origin Acceptance,** July 20, 2021, 07:56:00 PM, TALLAHASSEE,FL 32317

**Arrived At Usps Regional Origin Facility,** July 20, 2021, 09:11:00 PM

**Processed Through Usps Facility,** July 20, 2021, 09:11:00 PM, TALLAHASSEE FL DISTRIBUTION CEN 32301

**Departed Usps Regional Facility,** July 20, 2021, 11:22:00 PM

**Depart Usps Facility,** July 20, 2021, 11:22:00 PM, TALLAHASSEE FL DISTRIBUTION CEN 32301

**In Transit, Arriving On Time,** July 21, 2021, 12:00:00 AM

**Arrived At Usps Regional Destination Facility,** July 22, 2021, 08:30:00 AM

**Processed Through Usps Facility,** July 22, 2021, 08:30:00 AM, WEST PALM BEACH FL DISTRIBUTION 33416

**Departed Usps Regional Destination Facility,** July 22, 2021, 04:47:00 PM

**Processed Through Usps Facility,** July 22, 2021, 04:47:00 PM, WEST PALM BEACH FL DISTRIBUTION 33416

**Departed Usps Regional Destination Facility,** July 22, 2021, 10:33:00 PM

**Processed Through Usps Facility,** July 22, 2021, 10:33:00 PM, WEST PALM BEACH FL DISTRIBUTION 33416

**Delivered Left With Individual,** July 23, 2021, 01:15:00 PM, DELRAY BEACH,FL 33446

**EXHIBIT H**

**EXHIBIT H**

**FORM 1****STATEMENT OF  
FINANCIAL INTERESTS****2019**Please print or type your name, mailing  
address, agency name, and position below:

FOR OFFICE USE ONLY:

LAST NAME -- FIRST NAME -- MIDDLE NAME :

Kinsey John Thomas

MAILING ADDRESS :

16772 Strasbourg Lane

CITY :

Delray Beach

ZIP :

33446

COUNTY :

Palm Beach

NAME OF AGENCY :

Creskide at Twin Creeks Community Development District

NAME OF OFFICE OR POSITION HELD OR SOUGHT :

Chairman

CHECK ONLY IF ☐ CANDIDATE OR ☐ NEW EMPLOYEE OR APPOINTEEFLORIDA  
COMMISSION ON ETHICS

AUG 16 2021

RECEIVED

**PROCESSED**

261407

\*\*\*\* THIS SECTION MUST BE COMPLETED \*\*\*\***DISCLOSURE PERIOD:**

THIS STATEMENT REFLECTS YOUR FINANCIAL INTERESTS FOR CALENDAR YEAR ENDING DECEMBER 31, 2019.

**MANNER OF CALCULATING REPORTABLE INTERESTS:**

FILERS HAVE THE OPTION OF USING REPORTING THRESHOLDS THAT ARE ABSOLUTE DOLLAR VALUES, WHICH REQUIRES FEWER CALCULATIONS, OR USING COMPARATIVE THRESHOLDS, WHICH ARE USUALLY BASED ON PERCENTAGE VALUES (see instructions for further details). CHECK THE ONE YOU ARE USING (must check one):

☐

COMPARATIVE (PERCENTAGE) THRESHOLDS OR

☒

DOLLAR VALUE THRESHOLDS

**PART A -- PRIMARY SOURCES OF INCOME** [Major sources of income to the reporting person - See instructions]  
(If you have nothing to report, write "none" or "n/a")

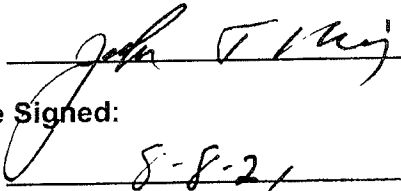
NAME OF SOURCE OF INCOME	SOURCE'S ADDRESS	DESCRIPTION OF THE SOURCE'S PRINCIPAL BUSINESS ACTIVITY
NBD Development Services, LLC	16772 Strasbourg Lane, Delray Beach, FL 33446	Real Estate Development
Brybar Property Services, LLC	16772 Strasbourg Lane, Delray Beach, FL 33446	Real Estate Development
Twin Creeks Development Associates, LLC	16772 Strasbourg Lane, Delray Beach, FL 33446	Real Estate Development

**PART B -- SECONDARY SOURCES OF INCOME**[Major customers, clients, and other sources of income to businesses owned by the reporting person - See instructions]  
(If you have nothing to report, write "none" or "n/a")

NAME OF BUSINESS ENTITY	NAME OF MAJOR SOURCES OF BUSINESS' INCOME	ADDRESS OF SOURCE	PRINCIPAL BUSINESS ACTIVITY OF SOURCE
NBD Development Services, LLC	Encore Housing Opportunity Fund II	One Town Center Road, Ste 600 Boca Raton FL 33486	Real Estate Development Services
Brybar Property Services, LLC	Encore Housing Opportunity Fund II	One Town Center Road, Ste 600 Boca Raton FL 33486	Rewal Estate Development Services

**PART C -- REAL PROPERTY** [Land, buildings owned by the reporting person - See instructions]  
(If you have nothing to report, write "none" or "n/a")16772 Strasbourg Lane, Delray Beach, FL 33446  
991 Donald Road, Ft. Myers, FL 33917  
Twin Creeks Development of Regional Impact, St. Johns County, FLYou are not limited to the space on the  
lines on this form. Attach additional  
sheets, if necessary.FILING INSTRUCTIONS for when  
and where to file this form are  
located at the bottom of page 2.INSTRUCTIONS on who must file  
this form and how to fill it out  
begin on page 3.

H1

<b>PART D — INTANGIBLE PERSONAL PROPERTY</b> [Stocks, bonds, certificates of deposit, etc. - See instructions] (If you have nothing to report, write "none" or "n/a")		
TYPE OF INTANGIBLE	BUSINESS ENTITY TO WHICH THE PROPERTY RELATES	
See attached Schedule		
<b>PART E — LIABILITIES</b> [Major debts - See instructions] (If you have nothing to report, write "none" or "n/a")		
NAME OF CREDITOR	ADDRESS OF CREDITOR	
See attached schedule		
<b>PART F — INTERESTS IN SPECIFIED BUSINESSES</b> [Ownership or positions in certain types of businesses - See instructions] (If you have nothing to report, write "none" or "n/a")		
	BUSINESS ENTITY # 1	BUSINESS ENTITY # 2
NAME OF BUSINESS ENTITY		
ADDRESS OF BUSINESS ENTITY		
PRINCIPAL BUSINESS ACTIVITY		
POSITION HELD WITH ENTITY		
I OWN MORE THAN A 5% INTEREST IN THE BUSINESS		
NATURE OF MY OWNERSHIP INTEREST		
<b>PART G — TRAINING</b> For elected municipal officers required to complete annual ethics training pursuant to section 112.3142, F.S.		
<input type="checkbox"/> I CERTIFY THAT I HAVE COMPLETED THE REQUIRED TRAINING.		
IF ANY OF PARTS A THROUGH G ARE CONTINUED ON A SEPARATE SHEET, PLEASE CHECK HERE <input type="checkbox"/>		
<b><u>SIGNATURE OF FILER:</u></b>  Signature: _____    Date Signed: <u>8-8-21</u>		<b><u>CPA or ATTORNEY SIGNATURE ONLY</u></b>  If a certified public accountant licensed under Chapter 473, or attorney in good standing with the Florida Bar prepared this form for you, he or she must complete the following statement:  I, _____, prepared the CE Form 1 in accordance with Section 112.3145, Florida Statutes, and the instructions to the form. Upon my reasonable knowledge and belief, the disclosure herein is true and correct.  CPA/Attorney Signature: _____  Date Signed: _____
<b><u>FILING INSTRUCTIONS:</u></b> If you were mailed the form by the Commission on Ethics or a County Supervisor of Elections for your annual disclosure filing, return the form to that location. To determine what category your position falls under, see page 3 of instructions.  <b>Local officers/employees</b> file with the Supervisor of Elections of the county in which they permanently reside. (If you do not permanently reside in Florida, file with the Supervisor of the county where your agency has its headquarters.) Form 1 filers who file with the Supervisor of Elections may file by mail or email. Contact your Supervisor of Elections for the mailing address or email address to use. <u>Do not email your form to the Commission on Ethics, it will be returned.</u>  <b>State officers or specified state employees</b> who file with the Commission on Ethics may file by mail or email. To file by mail, send the completed form to P.O. Drawer 15709, Tallahassee, FL 32317-5709; physical address: 325 John Knox Rd, Bldg E, Ste 200, Tallahassee, FL 32303. To file with the Commission by email, scan your completed form and any attachments as a pdf (do not use any other format), send it to CEForm1@leg.state.fl.us and retain a copy for your records. <u>Do not file by both mail and email. Choose only one filing method.</u> Form 6s will not be accepted via email.  <b>Candidates</b> file this form together with their filing papers. <b>MULTIPLE FILING UNNECESSARY:</b> A candidate who files a Form 1 with a qualifying officer is not required to file with the Commission or Supervisor of Elections. <b>WHEN TO FILE: Initially,</b> each local officer/employee, state officer, and specified state employee must file <b>within 30 days</b> of the date of his or her appointment or of the beginning of employment. Appointees who must be confirmed by the Senate must file prior to confirmation, even if that is less than 30 days from the date of their appointment. <b>Candidates</b> must file at the same time they file their qualifying papers. <b>Thereafter,</b> file by July 1 following each calendar year in which they hold their positions. <b>Finally,</b> file a final disclosure form (Form 1F) within 60 days of leaving office or employment. Filing a CE Form 1F (Final Statement of Financial Interests) does <u>not</u> relieve the filer of filing a CE Form 1 if the filer was in his or her position on December 31, 2019.		

H2

<b>Part D</b>	
<b>Type of Intangible</b>	<b>Business Entity to Which the Property Relates</b>
LLC Membership Interest	Kinsey Family Management, LLC
LLC Membership Interest	Baysahore Corner Associates, LLC
LLC Membership Interest	Twin Creeks Development Associates, LLC
Limited Partnership Interest	Kinsey Family Holdings, L.P.
Trust Beneficiary	Kinsey Family Trust
Trust Beneficiary	Charles E. Kinsey Irrevocable Trust

<b>Part E</b>	
<b>Name of Creditor</b>	<b>Address of Creditor</b>
Axos Bank	P.O. Box 80471, City of Industry, CA 91716
Gorham Savings Bank	10 Wentworth Drive, Gorham, ME 04038

# **EXHIBIT I**

**EXHIBIT I**

NOTICE OF TENDER OF RESIGNATION

To: Board of Supervisors  
Creekside at Twin Creeks Community Development District  
Attn: Howard McGaffney, District Manager  
2300 Glades Road, Suite 410W  
Boca Raton, Florida 33431

From: John T. Kinsey  
Printed Name

Date: 2-28-2020  
Date

I hereby tender my resignation as a member of the Board of Supervisors of the *Creekside at Twin Creeks Community Development District*. My tendered resignation will be deemed to be effective as of the time a quorum of the remaining members of the Board of Supervisors accept it at a duly noticed meeting of the Board of Supervisors.

I certify that this Notice of Tender of Resignation has been executed by me and ☐ personally presented at a duly notice meeting of the Board of Supervisors, ☒ scanned and electronically transmitted to [gillyardd@whhassociates.com](mailto:gillyardd@whhassociates.com) or ☐ faxed to 561-571-0013 and agree that the executed original shall be binding and enforceable and the fax or email copy shall be binding and enforceable as an original.

John T. Kinsey  
Signature

FI



NOTICE OF TENDER OF RESIGNATION

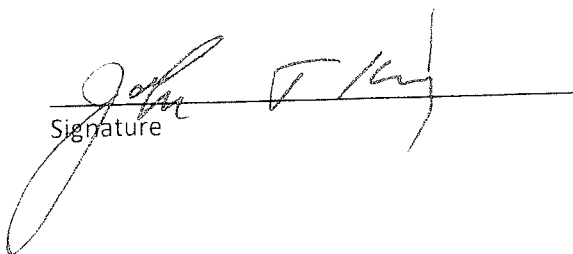
To: Board of Supervisors  
Twin Creeks North Community Development District  
Attn: Howard McGaffney, District Manager  
2300 Glades Road, Suite 410W  
Boca Raton, Florida 33431

From: John T. Kinsey  
Printed Name

Date: 2-28-2020  
Date

I hereby tender my resignation as a member of the Board of Supervisors of the *Twin Creeks North Community Development District*. My tendered resignation will be deemed to be effective as of the time a quorum of the remaining members of the Board of Supervisors accept it at a duly noticed meeting of the Board of Supervisors.

I certify that this Notice of Tender of Resignation has been executed by me and ☐ personally presented at a duly notice meeting of the Board of Supervisors, ☒ scanned and electronically transmitted to [gillyardd@whhassociates.com](mailto:gillyardd@whhassociates.com) or ☐ faxed to 561-571-0013 and agree that the executed original shall be binding and enforceable and the fax or email copy shall be binding and enforceable as an original.

  
Signature

# **EXHIBIT J**

**EXHIBIT J**

**MINUTES OF MEETING  
CREEKSIDE AT TWIN CREEKS  
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Creekside at Twin Creeks Community Development District held a Virtual Public Meeting on May 19, 2020, at 11:00 a.m., at <https://zoom.us/j/93055908549> and 1-929-205-6099, Meeting ID 930 5590 8549.

**Present at the meeting, via Zoom or telephone, were:**

John Kinsey	Chair
Bryan Kinsey	Vice Chair
Bob Furlong	Assistant Secretary
Jared Bouskila	Assistant Secretary

**Also present, via Zoom or telephone, were:**

Howard McGaffney	District Manager
Michael Woods	District Counsel

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Mr. McGaffney called the meeting to order at 11:06 a.m. In consideration of the COVID-19 pandemic, this meeting was being held virtually, via Zoom, and telephonically, as permitted under the Florida Governor's Executive Orders 20-52, 20-69 and 20-112, issued on March 9, 2020, March 20, 2020 and April 29, 2020, respectively, which allow local governmental public meetings to occur by means of communications media technology, including virtually and telephonically. The meeting was advertised to be held virtually and telephonically and the meeting agenda was posted on the District's website.

Supervisors Bryan Kinsey, Robert Furlong and Jared Bouskila were present. Supervisor John Kinsey was not present at roll call. Supervisor DiFiore was not present.

**SECOND ORDER OF BUSINESS**

**Public Comments**

There being no public comments, the next item followed.

**CREEKSIDE AT TWIN CREEKS CDD  
THIRD ORDER OF BUSINESS**

**May 19, 2020**

**Acceptance of Resignation of Supervisor  
John Kinsey, Seat 1 (Term Expires  
November, 2020)**

Mr. McGaffney presented the resignation of Mr. John Kinsey.

**On MOTION by Mr. Furlong and seconded by Mr. Bouskila, with all in favor, the resignation of Mr. John Kinsey from Seat 1, was accepted.**

**FOURTH ORDER OF BUSINESS**

**Discussion/Consideration of Candidate to  
Fill Unexpired Term of Seat 1**

Mr. Furlong nominated Mr. John Kinsey to fill the unexpired term of Seat 1. No other nominations were made.

**On MOTION by Mr. Furlong and seconded by Mr. Bouskila, with all in favor, the appointment of Mr. John Kinsey to Seat 1, term expires November 2024, was approved.**

Mr. John Kinsey joined the meeting at 11:09 a.m.

**A. Administration of Oath of Office to Newly Appointed Supervisor *(the following will be provided in a separate package)***

Mr. McGaffney, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. John Kinsey. He briefly explained the following items:

- I. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees**
- II. Membership, Obligations and Responsibilities**
- III. Financial Disclosure Forms**
  - a. Form 1: Statement of Financial Interests**
  - b. Form 1X: Amendment to Form 1, Statement of Financial Interests**
  - c. Form 1F: Final Statement of Financial Interests**
- IV. Form 8B – Memorandum of Voting Conflict**

**B. Consideration of Resolution 2020-03, Designating a Chair, a Vice Chair, a Secretary, Assistant Secretaries, a Treasurer and an Assistant Treasurer of the District, and Providing for an Effective Date**

Mr. McGaffney presented Resolution 2020-03. Mr. Bouskila nominated the following slate of officers:

Chair	John Kinsey
Vice Chair	Robert Furlong
Secretary	Craig Wrathell
Assistant Secretary	Brian Kinsey
Assistant Secretary	Jared Bouskila
Assistant Secretary	Cora DiFiore
Assistant Secretary	Howard McGaffney
Treasurer	Craig Wrathell
Assistant Treasurer	Jeff Pinder

No other nominations were made.

**On MOTION by Mr. Bouskila and seconded by Mr. Furlong, with all in favor, Resolution 2020-03, Designating a Chair, a Vice Chair, a Secretary, Assistant Secretaries, a Treasurer and an Assistant Treasurer of the District, as nominated, and Providing for an Effective Date, was adopted.**

**FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2020-04, Approving a Proposed Budget for Fiscal Year 2020/2021 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date**

Mr. McGaffney presented Resolution 2020-04. He reviewed the proposed Fiscal Year 2021 budget and highlighted line item increases, decreases and adjustments, compared to the Fiscal Year 2020 budget, and explained the reasons for any adjustments.

On MOTION by Mr. Bryan Kinsey and seconded by Mr. Furlong, with all in favor, Resolution 2020-04, Approving a Proposed Budget for Fiscal Year 2020/2021 and Setting a Public Hearing Thereon Pursuant to Florida Law for September 1, 2020 at 11:00 a.m., at the Construction Trailer, 106 CR 210W, St. Johns, Florida 32259 or, if necessary, remotely by communications media technology and/or telephone, pursuant to the Florida Governor's Executive Orders; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date, was adopted.

**SIXTH ORDER OF BUSINESS**

Consideration of Resolution 2020-05, Extending the Terms of Office of All Current Supervisors to Coincide with the General Election Pursuant to Section 190.006, Florida Statutes; Providing for Severability; and Providing an Effective Date

Mr. McGaffney presented Resolution 2020-05.

On MOTION by Mr. John Kinsey and seconded by Mr. Bryan Kinsey, with all in favor, Resolution 2020-05, Extending the Terms of Office of All Current Supervisors to Coincide with the General Election Pursuant to Section 190.006, Florida Statutes; Providing for Severability; and Providing an Effective Date, was adopted.

**SEVENTH ORDER OF BUSINESS**

Consideration of Resolution 2020-06, Adopting an Internal Controls Policy Consistent with Section 218.33, Florida Statutes; Providing an Effective Date

Mr. McGaffney presented Resolution 2020-06.

On MOTION by Mr. Furlong and seconded by Mr. Bouskila, with all in favor, Resolution 2020-06, Adopting an Internal Controls Policy Consistent with Section 218.33, Florida Statutes; Providing an Effective Date, was adopted.

**EIGHTH ORDER OF BUSINESS****CONSENT AGENDA ITEMS**

- A. Acceptance of Unaudited Financial Statements as of March 31, 2020
- B. Approval of Minutes
  - I. November 8, 2019 Landowners' Meeting

**II. November 8, 2019 Regular Meeting**

Mr. McGaffney presented the Consent Agenda Items.

**On MOTION by Mr. Bryan Kinsey and seconded by Mr. Furlong, with all in favor, the Consent Agenda Items, as presented, were accepted and approved.**

**NINTH ORDER OF BUSINESS****Staff Reports****A. District Counsel: *Cobb Cole***

There being no report, the next item followed.

**B. District Engineer: *Prosser, Inc.***

There being no report, the next item followed.

**C. District Manager: *Wrathell, Hunt and Associates, LLC*****I. 374 Registered Voters in District as of April 15, 2020****II. NEXT MEETING DATE: July 14, 2020 at 11:00 A.M.**

Supervisors John Kinsey, Bryan Kinsey, Robert Furlong and Jared Bouskila confirmed their attendance at the July 14, 2020 meeting.

**TENTH ORDER OF BUSINESS****Board Members' Comments/Requests**

There being no Board Members' comments or requests, the next item followed.

**ELEVENTH ORDER OF BUSINESS****Public Comments**

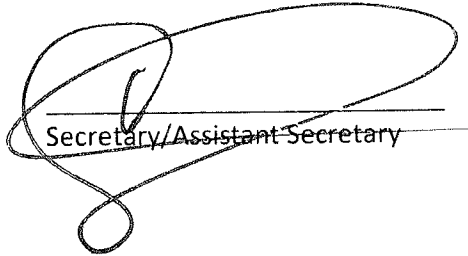
There being no public comments, the next item followed.

**TWELFTH ORDER OF BUSINESS****Adjournment**

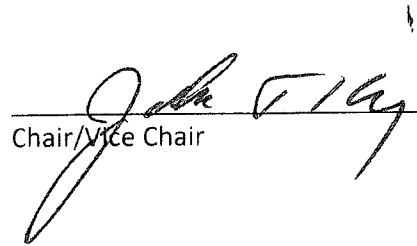
There being no further business to discuss, the meeting adjourned.

**On MOTION by Mr. Furlong and seconded by Mr. Bryan Kinsey, with all in favor, the meeting adjourned at 11:32 a.m.**

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]



Secretary/Assistant Secretary



Chair/Vice Chair



**CREEKSIDE AT TWIN CREEKS COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS  
OATH OF OFFICE**

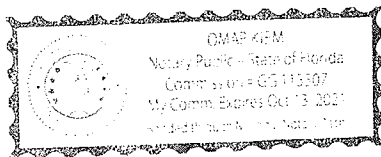
I, John T. Kinsey CITIZEN OF THE STATE OF FLORIDA AND OF THE UNITED STATES OF AMERICA, AND BEING AN OFFICER OF THE **CREEKSIDE AT TWIN CREEKS COMMUNITY DEVELOPMENT DISTRICT** AND A RECIPIENT OF PUBLIC FUNDS AS SUCH OFFICER, DO HEREBY SOLEMNLY SWEAR OR AFFIRM THAT I WILL SUPPORT THE CONSTITUTION OF THE UNITED STATES AND OF THE STATE OF FLORIDA.

Signature [Signature]  
Printed Name: John T. Kinsey

STATE OF FLORIDA  
COUNTY OF Palm Beach

Sworn to (or affirmed) before me by means of ☒ physical presence or ☐ online notarization, this 19<sup>th</sup> day of May, 2020, by John T. Kinsey whose signature appears hereinabove, who is personally known to me or has produced N/A as identification, and is described in and who took the aforementioned oath as a Member of the Board of Supervisors of **Creekside at Twin Creeks Community Development District** and acknowledged to and before me that he/she took said oath for purposes therein expressed.

(NOTARY SEAL)



[Signature]  
NOTARY PUBLIC, STATE OF FLORIDA

Print Name: \_\_\_\_\_

Commission No.: \_\_\_\_\_ Expires: \_\_\_\_\_

MAILING ADDRESS: ☒ Home ☐ Office County of Residence Palm Beach  
16772 Stragbour Lane 56-994-3346  
Street Phone Fax  
Delray Beach, FL 33446 jtk@TCDevelopment.net  
City, State/Zip Email Address

**DRAFT**

**MINUTES OF MEETING  
TWIN CREEKS NORTH  
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Twin Creeks North Community Development District held a Virtual Public Meeting on May 19, 2020 at 11:30 a.m., at <https://zoom.us/j/92747336935> and 1-929-205-6099 Meeting ID 927 4733 6935.

**Present at the meeting, via Zoom or telephone, were:**

John Kinsey	Chair
Robert Furlong	Vice Chair
Jared Bouskila	Assistant Secretary
Bryan Kinsey	Assistant Secretary

**Also present, via Zoom or telephone, were:**

Howard McGaffney	District Manager
Sue Delegal	District Counsel
Sherry McNees	Evergreen POA Manager
Mike Reynart	Public
Nicole Thompson	Pubic

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Mr. McGaffney called the meeting to order at 11:40 a.m. In consideration of the COVID-19 pandemic, this meeting was being held virtually, via Zoom, and telephonically, as permitted under the Florida Governor's Executive Orders 20-52, 20-69 and 20-112, issued on March 9, 2020, March 20, 2020 and April 29, 2020, respectively, which allow local governmental public meetings to occur by means of communications media technology, including virtually and telephonically. The meeting was advertised to be held virtually and telephonically and the meeting agenda was posted on the District's website.

Supervisors Furlong, Bouskila, John Kinsey and Bryan Kinsey were present. Supervisor Keiling was not present.

**SECOND ORDER OF BUSINESS**

**Public Comments**

JP

Ms. Nicole Thompson, a member of the public, asked when certain sections of streetlights would be installed and who would pay for them. Mr. John Kinsey stated that it is part of this year's plan and an obligation of the Developer to fund and install. Ms. Thompson asked if any updates on new commercial development could be provided. Mr. John Kinsey stated that some new commercial deals are bound by non-disclosures for confidentiality. Publix would be coming soon. Ms. Thompson asked if it would be possible to refinance the bonds since the current rates were so low. Mr. McGaffney stated that the bonds were very recently issued and there are call protections and provisions, usually 10 years, which prohibits refinancing at this time.

**THIRD ORDER OF BUSINESS**

**Acceptance of Resignation of Supervisor  
John Kinsey, Seat 1 (Term Expires  
November, 2020)**

Mr. McGaffney presented the resignation of Mr. John Kinsey.

**On MOTION by Mr. Furlong and seconded by Mr. Bouskila, with all in favor, the resignation of Mr. John Kinsey from Seat 1, was accepted.**

**FOURTH ORDER OF BUSINESS**

**Discussion/Consideration of Candidate to  
Fill Unexpired Term of Seat 1**

Mr. Furlong nominated Mr. John Kinsey to fill the unexpired term of Seat 1. No other nominations were made.

**On MOTION by Mr. Furlong and seconded by Mr. Bouskila, with all in favor, the appointment of Mr. John Kinsey to Seat 1, term expires November 2020, was approved.**

**A. Administration of Oath of Office to Newly Appointed Supervisor *(the following will be provided in a separate package)***

Mr. McGaffney, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. John Kinsey. He briefly explained the following items.

- 74 I. Guide to Sunshine Amendment and Code of Ethics for Public Officers and  
75 Employees  
76 II. Membership, Obligations and Responsibilities  
77 III. Financial Disclosure Forms  
78 a. Form 1: Statement of Financial Interests  
79 b. Form 1X: Amendment to Form 1, Statement of Financial Interests  
80 c. Form 1F: Final Statement of Financial Interests  
81 IV. Form 8B – Memorandum of Voting Conflict  
82 B. Consideration of Resolution 2020-02, Designating a Chair, a Vice Chair, a Secretary,  
83 Assistant Secretaries, a Treasurer and an Assistant Treasurer of the District, and  
84 Providing for an Effective Date

85 Mr. McGaffney presented Resolution 2020-02. Mr. Bouskila nominated the following  
86 slate of officers:

87	Chair	John Kinsey
88	Vice Chair	Robert Furlong
89	Secretary	Craig Wrathell
90	Assistant Secretary	Jared Bouskila
91	Assistant Secretary	Scott Keiling
92	Assistant Secretary	Brian Kinsey
93	Assistant Secretary	Howard McGaffney
94	Treasurer	Craig Wrathell
95	Assistant Treasurer	Jeff Pinder

96 No other nominations were made.  
97

98 On MOTION by Mr. Bouskila and seconded by Mr. Bryan Kinsey, with all in  
99 favor, Resolution 2020-02, Designating a Chair, a Vice Chair, a Secretary,  
100 Assistant Secretaries, a Treasurer and an Assistant Treasurer of the District,  
101 and Providing for an Effective Date, was adopted.

102  
103  
104 FIFTH ORDER OF BUSINESS

Ratify Termination of LandCare Group,  
Inc., Agreement for Landscape  
Maintenance Services and Engagement of  
Interim Landscaper

Mr. McGaffney stated that the Chair terminated the Agreement with LandCare Group, Inc. (LandCare) and, until a Request for Proposals (RFP) could be approved by the Board and a new landscape company selected, the Chair engaged Beachwalk Landscape Maintenance LLC (BLM), on an interim basis, to maintain the District's lawn and landscape areas. The purpose of this item was to ratify the termination of the Agreement with LandCare and hiring BLM, on an interim basis, to maintain the landscaping and to ratify the District's payment of the invoices through the Developer Funding Agreement.

**On MOTION by Mr. Furlong and seconded by Mr. Bryan Kinsey, with all in favor, the termination of the LandCare Group, Inc. Agreement for Landscape Maintenance Services, engagement of BLM as the Interim Landscaper and payment of invoices for monthly maintenance, was ratified.**

#### **SIXTH ORDER OF BUSINESS**

#### **Authorization of RFP for Landscape Maintenance Services**

Mr. McGaffney stated the RFP for Landscape Maintenance Services was 90% complete. He asked the Board appoint Mr. Furlong to work with Staff to finalize the scope of work and for the Board to approve advertising the RFP for Landscape and Irrigation Maintenance Services.

**On MOTION by Mr. John Kinsey and seconded by Mr. Bryan Kinsey, with all in favor, the Request for Proposals for Landscape and Irrigation Maintenance Services and authorizing Staff to advertise, was approved.**

#### **SEVENTH ORDER OF BUSINESS**

#### **Consideration of Resolution 2020-03, Approving a Proposed Budget for Fiscal Year 2020/2021 and Setting a Public Hearing Thereon Pursuant to Florida Law; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date**

Mr. McGaffney presented Resolution 2020-03. A late update would require adoption of the Resolution in substantial form. He reviewed the proposed Fiscal Year 2021 budget and

highlighted line item increases, decreases and adjustments, compared to the Fiscal Year 2020 budget, and explained the reasons for any adjustments.

On MOTION by Mr. John Kinsey and seconded by Mr. Furlong, with all in favor, Resolution 2020-03, in substantial form, Approving a Proposed Budget for Fiscal Year 2020/2021 and Setting a Public Hearing Thereon Pursuant to Florida Law for September 1, 2020 at 11:45 a.m., at the Construction Trailer, 106 CR 210W, St. Johns, Florida 32259 or, if necessary, remotely by communications media technology and/or telephone, pursuant to the Florida Governor's Executive Orders; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; and Providing an Effective Date, was adopted.

#### EIGHTH ORDER OF BUSINESS

Consideration of Resolution 2020-04, Adopting an Internal Controls Policy Consistent with Section 218.33, Florida Statutes; Providing an Effective Date

Mr. McGaffney presented Resolution 2020-04.

On MOTION by Mr. Furlong and seconded by Mr. John Kinsey, with all in favor, Resolution 2020-04, Adopting an Internal Controls Policy Consistent with Section 218.33, Florida Statutes; Providing an Effective Date, was adopted.

#### NINTH ORDER OF BUSINESS

Consideration of Developer's Funding and Reimbursement Agreement (Fiscal Year 2019-2020) (*retroactive October 1, 2019*)

Mr. McGaffney presented the Developer's Funding and Reimbursement Agreement.

On MOTION by Mr. John Kinsey and seconded by Mr. Bouskila, with all in favor, the Developer's Funding and Reimbursement Agreement, retroactive to October 1, 2019, was approved.

#### TENTH ORDER OF BUSINESS

Ratification of Payment of Invoices for Electrical and Pest Control Services

Mr. McGaffney presented invoices for electrical and pest control services and explained that these unbudgeted expenses were necessary to preserve landscape assets and to perform necessary repairs. These expenses were approved for payment by Mr. Furlong.

On MOTION by Mr. Bouskila and seconded by Mr. Bryan Kinsey, with all in favor, payment of invoices for electrical and pest control services, was ratified.

**ELEVENTH ORDER OF BUSINESS****Consent Agenda Items**

A. Acceptance of Unaudited Financial Statements as of March 31, 2020

B. Approval of November 8, 2019 Regular Meeting Minutes

Mr. McGaffney presented the Consent Agenda Items.

On MOTION by Mr. John Kinsey and seconded by Mr. Furlong, with all in favor, the Consent Agenda Items, as presented, were accepted and approved.

**TWELFTH ORDER OF BUSINESS****Staff Reports**

A. District Counsel: *Billing, Cochran, Lyles, Mauro & Ramsey, P.A.*

There being nothing additional to report, the next item followed.

B. District Engineer: *Prosser, Inc.*

There being no report, the next item followed.

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

I. 177 Registered Voters in District as of April 15, 2020

II. NEXT MEETING DATE: July 14, 2020 at 11:30 A.M.

o QUORUM CHECK

Supervisors John Kinsey, Robert Furlong, Bryan Kinsey and Jared Bouskila confirmed their attendance at the July 14, 2020 meeting. The meeting time was changed to 11:45 a.m.

**THIRTEENTH ORDER OF BUSINESS****Board Members' Comments/Requests**

There being no Board Members' comments or requests, the next item followed.

**FOURTEENTH ORDER OF BUSINESS****Public Comments**

Ms. Thompson asked about how the transfer of the electricity to pay the street lights would occur and who pays the electric now and who would pay it in the future. Mr. John Kinsey replied that the street lights are leased from JEA; currently, the Developer pays the electricity. Mr. McGaffney explained that, in the future, the District would acquire the electricity costs, through an acquisition agreement, and the meters would be turned over into the District's name. When that occurs, it would be a new budget item for the District and included in the assessments to the owners. The District would not reimburse the Developer for past electrical bills when the transfer occurs.

**FIFTEENTH ORDER OF BUSINESS****Adjournment**

There being nothing further to discuss, the meeting adjourned.

**On MOTION by Mr. Bryan Kinsey and seconded by Mr. Furlong with all in favor,  
the meeting adjourned at 12:20 p.m.**

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]



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Secretary/Assistant Secretary

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Chair/Vice Chair

**TWIN CREEKS NORTH COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS  
OATH OF OFFICE**

I, John T. Kinsley A CITIZEN OF THE STATE OF FLORIDA AND OF THE UNITED STATES OF AMERICA, AND BEING AN OFFICER OF THE **TWIN CREEKS NORTH COMMUNITY DEVELOPMENT DISTRICT** AND A RECIPIENT OF PUBLIC FUNDS AS SUCH OFFICER, DO HEREBY SOLEMNLY SWEAR OR AFFIRM THAT I WILL SUPPORT THE CONSTITUTION OF THE UNITED STATES AND OF THE STATE OF FLORIDA.

Signature

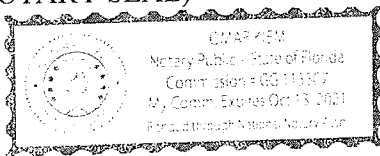
Printed Name: John T. Kinsley

STATE OF FLORIDA

COUNTY OF Palm Beach

Sworn to (or affirmed) before me by means of ☒ physical presence or ☐ online notarization, this 19th day of May, 2020, by John T. Kinsley whose signature appears hereinabove, who is personally known to me or has produced N/A, as identification, and is described in and who took the aforementioned oath as a Member of the Board of Supervisors of **Twin Creeks North Community Development District** and acknowledged to and before me that he/she took said oath for purposes therein expressed.

(NOTARY SEAL)



NOTARY PUBLIC, STATE OF FLORIDA

Print Name: \_\_\_\_\_

Commission No.: \_\_\_\_\_ Expires: \_\_\_\_\_

~~16772~~  
MAILING ADDRESS: ☒ Home

☐ Office

County of Residence Palm Beach

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Email Address