

**MINUTES OF MEETING  
CORAL BAY OF LEE COUNTY  
COMMUNITY DEVELOPMENT DISTRICT**

An Organizational Meeting of the Coral Bay of Lee County Community Development District will be held on February 24, 2022 at 10:00 A.M., at the office of Banks Engineering, 10511 Six Mile Cypress Parkway, Fort Myers, Florida 33966.

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

Christian Cotter	Chair
Mary Moulton	Vice Chair
Ted Gadoury	Assistant Secretary

**Also present were:**

Chuck Adams	District Manager
Meredith Hammock	District Counsel
Dave Underhill	District Engineer

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Mr. Adams called the meeting to order at 10:02 a.m. Supervisors Cotter, Moulton and Gadoury, who are three of the five named as members of the Initial Board of Supervisors, were present. Mr. Jake Hollinger and Ms. Ashley Koza, also named to the Initial Board, were not present.

**SECOND ORDER OF BUSINESS**

**Public Comments**

No members of the public spoke.

**GENERAL DISTRICT ITEMS**

**THIRD ORDER OF BUSINESS**

**Administration of Oath of Office to Initial Board of Supervisors *(the following will also be provided in a separate package)***

Mr. Adams, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. Cotter, Ms. Moulton and Mr. Gadoury. He asked if the Board wished to receive compensation. All Board Members declined the allowable \$200 per meeting compensation.

Mr. Adams discussed guidelines for interactions and communications with other Supervisors, recordkeeping, email and public records requests and reviewed the following:

- A. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees**
- B. Membership, Obligations and Responsibilities**
- C. Chapter 190, Florida Statutes**
- D. Financial Disclosure Forms**
  - I. Form 1: Statement of Financial Interests**
  - II. Form 1X: Amendment to Form 1, Statement of Financial Interests**
  - III. Form 1F: Final Statement of Financial Interests**
- E. Form 8B: Memorandum of Voting Conflict**

Ms. Hammock discussed the ethics laws and stated they include both prohibitions and disclosures. Prohibitions generally include use of a public office for one’s own private gain or benefit, promoting or advancing of relatives, accepting gifts and lobbying the CDD within two years of leaving office. She presented Form 8B and encouraged the Supervisors to contact her office with questions or concerns.

**FOURTH ORDER OF BUSINESS**

**Consideration of Resolution 2022-01, Designating Certain Officers of the District, and Providing for an Effective Date**

Mr. Adams presented Resolution 2022-01. Mr. Cotter nominated the following slate of officers:

Chair	Christian Cotter
Vice Chair	Mary Moulton
Secretary	Chesley Adams, Jr.
Assistant Secretary	Ted Gadoury
Assistant Secretary	Vacant
Assistant Secretary	Vacant
Assistant Secretary	Craig Wrathell
Treasurer	Craig Wrathell
Assistant Treasurer	Jeff Pinder

No other nominations were made.

Mr. Adams stated that Seats for the two Supervisors named as Initial Board Members, who were not sworn in today, would remain vacant. Those Seats would be elected at the future Landowners’ Meeting.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-01, Designating Certain Officers of the District, as nominated, and Providing for an Effective Date, was adopted.**

**FIFTH ORDER OF BUSINESS**

**Consideration of Resolution 2022-02, Designating a Date, Time, and Location for Landowners’ Meeting of the District, and Providing for an Effective Date**

Mr. Adams presented Resolution 2022-02.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury with all in favor, Resolution 2022-02, Designating a Date, Time and Location of March 31, 2022 at 10:00 a.m., at the office of Banks Engineering, 10511 Six Mile Cypress Parkway, Fort Myers, Florida 33966, for a Landowners’ Meeting of the District, and Providing for an Effective Date, was adopted.**

**ORGANIZATIONAL MATTERS**

**SIXTH ORDER OF BUSINESS**

**Consideration of the Following Organizational Matters:**

- A. Resolution 2022-03, Appointing and Fixing the Compensation of the District Manager and Methodology Consultant; Providing an Effective Date**
  - **Agreement for District Management Services: *Wrathell, Hunt and Associates, LLC***

Mr. Adams presented Resolution 2022-03 and reviewed the Fee Schedule and Management Agreement. He stated, as noted in red in the Fee Schedule, the fees listed on the “Exhibit B – Fee Schedule” would be:

Item 1: “District Management, Recording, Financial Accounting and Assessment Roll Services” fee would be reduced to \$2,000 per month prior to issuance of first series of bonds.

Item 2: “Assessment Methodology Consultant Services [Assessment Methodology Report]” fee would be \$21,300 per bond issue.

Item 3: "Issuance of Bonds, and Placement of Loans and Other District Indebtedness" fee would be "Not to exceed \$35,000 minus \$3,700 per issue" essentially reducing the not-to-exceed amount to \$31,300 per issuance.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-03, Appointing and Fixing the Compensation of Wrathell, Hunt and Associates, LLC as the District Manager, as amended; Appointing a Methodology Consultant; and Providing an Effective Date, was adopted.**

**B. Resolution 2022-04, Appointing District Counsel for the District, and Authorizing Compensation; and Providing for an Effective Date**

- **Fee Agreement: *KE Law Group PLLC***

Mr. Adams presented Resolution 2022-04.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-04, Appointing KE Law Group PLLC, as District Counsel for the District, and Authorizing Compensation; and Providing for an Effective Date, was adopted.**

**C. Resolution 2022-05, Designating a Registered Agent and Registered Office of the District; and Providing for an Effective Date**

Mr. Adams presented Resolution 2022-05.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-05, Designating Craig Wrathell as the Registered Agent and 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 as the Registered Office of the District; and Providing for an Effective Date, was adopted.**

**D. Resolution 2022-06, Appointing an Interim District Engineer for the Coral Bay of Lee County Community Development District, Authorizing Its Compensation and Providing an Effective Date**

- **Interim Engineering Services Agreement: *Banks Engineering, Inc.***

Mr. Adams presented Resolution 2022-06.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-06, Appointing Banks Engineering, Inc., as Interim District Engineer for the Coral Bay of Lee County Community Development District, Authorizing Its Compensation and Providing an Effective Date, was adopted.**

**E. Authorization of Request for Qualifications (RFQ) for Engineering Services**

Mr. Adams presented the RFQ and the Competitive Selection Criteria.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, the Request for Qualifications (RFQ) for District Engineering Services and Competitive Selection Criteria, was approved.**

**F. Board Member Compensation: 190.006 (8), F.S.**

As noted during the Third Order of Business, the Board Members declined compensation.

**G. Resolution 2022-07, Designating the Primary Administrative Office and Principal Headquarters of the District and Providing an Effective Date**

Mr. Adams presented Resolution 2022-07.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-07, Designating 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 as the Primary Administrative Office and 9220 Bonita Beach Road, Suite 214, Bonita Springs, Florida 34135, as the Principal Headquarters of the District and Providing an Effective Date, was adopted.**

**H. Resolution 2022-08, Setting Forth the Policy of the District Board of Supervisors with Regard to the Support and Legal Defense of the Board of Supervisors and District Officers, and Providing for an Effective Date**

Mr. Adams presented Resolution 2022-08.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-08, Setting Forth the Policy of the District Board of Supervisors with Regard to the Support and Legal Defense of the Board of Supervisors and District Officers, and Providing for an Effective Date, was adopted.**

- **Authorization to Obtain General Liability and Public Officers' Insurance**

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, authorizing Staff to obtain General Liability and Public Officers' Insurance, was approved.**

- I. Resolution 2022-09, Providing for the Public's Opportunity to Be Heard; Designating Public Comment Periods; Designating a Procedure to Identify Individuals Seeking to Be Heard; Addressing Public Decorum; Addressing Exceptions; and Providing for Severability and an Effective Date**

Mr. Adams presented Resolution 2022-09. This Resolution sets forth the CDD's policy for public comments at meetings and outlines the procedures for public comments.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-09, Providing for the Public's Opportunity to Be Heard; Designating Public Comment Periods; Designating a Procedure to Identify Individuals Seeking to Be Heard; Addressing Public Decorum; Addressing Exceptions; and Providing for Severability and an Effective Date, was adopted.**

- J. Resolution 2022-10, Providing for the Appointment of a Records Management Liaison Officer; Providing the Duties of the Records Management Liaison Officer; Adopting a Records Retention Policy; and Providing for Severability and Effective Date**

Mr. Adams presented Resolution 2022-10.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-10, Providing for the Appointment of a Records Management Liaison Officer; Providing the Duties of the Records Management Liaison Officer; Adopting a Records Retention Policy; and Providing for Severability and Effective Date, was adopted.**

- K. Resolution 2022-11, Granting the Chair and Vice Chair the Authority to Execute Real and Personal Property Conveyance and Dedication Documents, Plats and Other Documents Related to the Development of the District's Improvements; Approving the Scope and Terms of Such Authorization; Providing a Severability Clause; and Providing an Effective Date**

Mr. Adams presented Resolution 2022-11. This Resolution grants the Chair and Vice Chair authority to work with the District Engineer, District Counsel and District Staff and to execute certain documents in between meetings, to avoid delays in construction.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-11, Granting the Chair and Vice Chair the Authority to Execute Real and Personal Property Conveyance and Dedication Documents, Plats and Other Documents Related to the Development of the District’s Improvements; Approving the Scope and Terms of Such Authorization; Providing a Severability Clause; and Providing an Effective Date, was adopted.**

**L. Resolution 2022-12, Ratifying, Confirming and Approving the Recording of the Notice of Establishment of the District, and Providing for an Effective Date**

Mr. Adams presented Resolution 2022-12.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-12, Ratifying, Confirming and Approving the Recording of the Notice of Establishment of the District, and Providing for an Effective Date, was adopted.**

**M. Authorization of Request for Proposals (RFP) for Annual Audit Services**

Mr. Adams presented the RFP For Annual Audit Services.

- **Designation of Board of Supervisors as Audit Committee**

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, the Request for Proposals for Annual Audit Services, authorizing the District Manager to advertise and designating the Board of Supervisors as the Audit Committee, was approved.**

**N. Strange Zone, Inc., Quotation #M22-1006 for District Website Design, Maintenance and Domain Web-Site Design Agreement**

Mr. Adams presented the Strange Zone, Inc. (SZI) proposal for website creation and annual maintenance, hosting, email domain registration and SSL certificates.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, the Strange Zone, Inc., Quotation #M22-1006 for District Website Design, Maintenance and Domain Web-Site Design Agreement, in the amount of \$1,679.99, was approved.**

**O. ADA Site Compliance Proposal for Website Compliance Shield, Accessibility Policy and One (1) Annual Technological Audit**

Mr. Adams stated that Management engaged ADA Site Compliance (ADASC) to assist in bringing the CDD’s website into compliance with the Americans with Disabilities Act (ADA) requirements and affix a compliance seal on the homepage.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, the ADA Site Compliance Proposal for Website Compliance Shield, Accessibility Policy and One (1) Annual Technological Audit, in the amount of \$210 per year, was approved.**

**P. Resolution 2022-13, to Designate Date, Time and Place of Public Hearing and Authorization to Publish Notice of Such Hearing for the Purpose of Adopting Rules of Procedure; and Providing an Effective Date**

**I. Rules of Procedure**

**II. Notices**

- **Notice of Rule Development**
- **Notice of Rulemaking**

These items were provided for informational purposes.

Mr. Adams presented Resolution 2022-13.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-13, to Designate March 31, 2022 at 10:00 a.m., at the office of Banks Engineering, 10511 Six Mile Cypress Parkway, Fort Myers, Florida 33966 as the Date, Time and Place of the Public Hearing and Authorization to Publish Notice of Such Hearing for the Purpose of Adopting Rules of Procedure; and Providing an Effective Date, was adopted.**



**Q. Resolution 2022-14, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2021/2022 and Providing for an Effective Date**

Mr. Adams presented Resolution 2022-14. The following would be inserted into the Fiscal Year 2021/2022 Meeting Schedule:

DATE: March 31, 2022 and fourth Thursday of the month for all others

TIME: at 10:00 a.m.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury with all in favor, Resolution 2022-14, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2021/2022 and Providing for an Effective Date, was adopted.**

**R. Resolution 2022-15, Approving the Florida Statewide Mutual Aid Agreement; Providing for Severability; and Providing for an Effective Date**

Mr. Adams presented Resolution 2022-15. The Agreement provides that, in case of a natural disaster, the CDD can request assistance from other governmental entities.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury with all in favor, Resolution 2022-15, Approving the Florida Statewide Mutual Aid Agreement; Providing for Severability; and Providing for an Effective Date, was adopted.**

**S. Stormwater Management Needs Analysis Reporting Requirements**

Mr. Adams discussed new legislation that requires CDDs to prepare a 20-Year Stormwater Needs Analysis Report. Ms. Hammock stated the Report, which must be submitted to document the CDD’s anticipated future stormwater system needs, is due by June 30, 2022, and every five years thereafter. Mr. Underhill would submit a proposal for completion of the Report.

**BANKING MATTERS**

**SEVENTH ORDER OF BUSINESS**

**Consideration of the Following Banking Matters:**

**A. Resolution 2022-16, Designating a Public Depository for Funds of the District and Providing an Effective Date**

Mr. Adams presented Resolution 2022-16.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-16, Designating Truist Bank as the Public Depository for Funds of the District and Providing an Effective Date, was adopted.**

**B. Resolution 2022-17, Directing the District Manager to Establish a Local Bank Account and Appoint Signors on the Account; and Providing an Effective Date**

Mr. Adams presented Resolution 2022-17. The Resolution designates the account signers as, specifically, the Chair, Treasurer and Assistant Treasurer.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-17, Directing the District Manager to Establish a Local Bank Account and Appoint Signors on the Account; and Providing an Effective Date, was adopted.**

**BUDGETARY MATTERS**

**EIGHTH ORDER OF BUSINESS**

**Consideration of the Following Budgetary Matters:**

**A. Resolution 2022-18, Approving the Proposed Budget for Fiscal Year 2021/2022 and Fiscal Year 2022/2023 and Setting a Public Hearing Thereon Pursuant to Florida Law and Providing for an Effective Date**

Mr. Adams presented Resolution 2022-18.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-18, Approving the Proposed Budget for Fiscal Year 2021/2022 and Fiscal Year 2022/2023 and Setting a Public Hearing Thereon Pursuant to Florida Law for April 28, 2022 at 10:00 a.m., at the office of Banks Engineering, 10511 Six Mile Cypress Parkway, Fort Myers, Florida 33966 and Providing for an Effective Date, was adopted.**

**B. Fiscal Year 2021/2022 and Fiscal Year 2022/2023 Budget Funding Agreements**

Mr. Adams presented the Fiscal Year 2022 and Fiscal Year 2023 Budget Funding Agreements. The budgets would be Developer-funded; expenses would be funded as incurred.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, the Fiscal Year 2022 and Fiscal Year 2022/2023 Budget Funding Agreements, in substantial form, were approved.**

- C. Resolution 2022-19, Adopting the Alternative Investment Guidelines for Investing Public Funds in Excess of Amounts Needed to Meet Current Operating Expenses, in Accordance with Section 218.415(17), Florida Statutes**

Mr. Adams presented Resolution 2022-19.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-19, Adopting the Alternative Investment Guidelines for Investing Public Funds in Excess of Amounts Needed to Meet Current Operating Expenses, in Accordance with Section 218.415(17), Florida Statutes, was adopted.**

- D. Resolution 2022-20, Authorizing the Disbursement of Funds for Payment of Certain Continuing Expenses Without Prior Approval of the Board of Supervisors; Authorizing the Disbursement of Funds for Payment of Certain Non-Continuing Expenses Without Prior Approval of the Board of Supervisors; Providing for a Monetary Threshold; and Providing for an Effective Date**

Mr. Adams presented the Resolution 2022-20.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-20, Authorizing the Disbursement of Funds for Payment of Certain Continuing Expenses Without Prior Approval of the Board of Supervisors; Authorizing the Disbursement of Funds for Payment of Certain Non-Continuing Expenses Without Prior Approval of the Board of Supervisors; Providing for a Monetary Threshold; and Providing for an Effective Date, was adopted.**

- E. Resolution 2022-21, Adopting a Policy for Reimbursement of District Travel Expenses; and Providing for Severability and an Effective Date**

Mr. Adams presented Resolution 2022-21.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-21, Adopting a Policy for Reimbursement of District Travel Expenses; and Providing for Severability and an Effective Date, was adopted.**

- F. **Resolution 2022-22, Adopting Prompt Payment Policies and Procedures Pursuant to Chapter 218, Florida Statutes; Providing a Severability Clause; and Providing an Effective Date**

Mr. Adams presented Resolution 2022-22.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-22, Adopting Prompt Payment Policies and Procedures Pursuant to Chapter 218, Florida Statutes; Providing a Severability Clause; and Providing an Effective Date, was adopted.**

- G. **Resolution 2022-23, Adopting an Internal Controls Policy Consistent with Section 218.33, Florida Statutes; Providing an Effective Date**

Mr. Adams presented Resolution 2022-23.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-23, Adopting an Internal Controls Policy Consistent with Section 218.33, Florida Statutes; Providing an Effective Date, was adopted.**

- H. **Consideration of E-Verify Memo with MOU**

Mr. Adams presented the E-Verify Memo related to the requirement for all employers to verify employment eligibility utilizing the E-Verify System and the requirement for the CDD to enroll with E-Verify and enter into a Memorandum of Understanding (MOU) with E-Verify.

Ms. Hammock stated her firm ensures that contractors are aware of this requirement.

**BOND FINANCING RELATED MATTERS**

**NINTH ORDER OF BUSINESS**

**Consideration of the Following Bond Financing Related Matters:**

- A. **Bond Financing Team Funding Agreement**

Mr. Adams presented the Bond Financing Team Funding Agreement. While limited actions could be taken today, he recommended entering into this Agreement with the major Developer in order to begin the bond issuance process.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, the Bond Financing Team Funding Agreement, was approved.**

**B. Engagement of Bond Financing Professionals**

**I. Underwriter/Investment Banker: *FMSbonds, Inc.***

Mr. Adams presented the FMSbonds, Inc. (FMS) Engagement Letter to serve as Underwriter and for G-17 Disclosure. The Underwriter's fee would be 2% of the par amount of the bonds issued.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, the FMSbonds, Inc., Engagement Letter for Underwriter Services and G-17 Disclosure, in an amount not-to-exceed 2% of the par amount of the bonds issued, was approved.**

**II. Bond Counsel: *Nabors Giblin & Nickerson, P.A.***

Mr. Adams presented the Nabors Giblin & Nickerson, P.A. Engagement Letter to serve as Bond Counsel. The fee would be \$40,000 per bond issuance, which is paid only if the bond closes. The fee for multiple series would be \$35,000 per bond issuance.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, the Nabors Giblin & Nickerson, P.A. Engagement Letter for Bond Counsel Services, was approved.**

**III. Trustee, Paying Agent and Registrar: *U.S. Bank Trust Company, N.A.***

Mr. Adams presented the U.S. Bank Trust Company, N.A., Engagement Letter to serve as Trustee, Paying Agent and Registrar.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, the U.S. Bank Trust Company, N.A., Engagement Letter and Fee Schedule to serve as Trustee, Paying Agent and Registrar, was approved.**

- C. Resolution 2022-24, Designating a Date, Time, and Location of a Public Hearing Regarding the District’s Intent to Use the Uniform Method for the Levy, Collection, and Enforcement of Non-Ad Valorem Special Assessments as Authorized by Section 197.3632, Florida Statutes; Authorizing the Publication of the Notice of Such Hearing; and Providing an Effective Date
- D. Presentation of Engineer’s Report
- E. Presentation of Master Special Assessment Methodology Report
- F. Resolution 2022-25, Declaring Special Assessments; Designating the Nature and Location of the Proposed Improvements; Declaring the Total Estimated Cost of the Improvements, the Portion To Be Paid By Assessments, and the Manner and Timing in Which the Assessments Are to be Paid; Designating the Lands Upon Which the Assessments Shall Be Levied; Providing for an Assessment Plat and a Preliminary Assessment Roll; Addressing the Setting of Public Hearings; Providing for Publication of this Resolution; And Addressing Conflicts, Severability and an Effective Date
- G. Resolution 2022-26, Authorizing the Issuance of Not to Exceed \$\_\_\_\_\_ Coral Bay of Lee County Community Development District Capital Improvement Revenue Bonds, In One Or More Series; Approving the Form of A Master Trust Indenture; Appointing A Trustee, Registrar And Paying Agent; Approving A Capital Improvement Program; Authorizing the Commencement Of Validation Proceedings Relating To The Bonds; And Providing An Effective Date

Items 9C through 9G were deferred.

**CONSTRUCTION RELATED MATTERS**

**TENTH ORDER OF BUSINESS**

**Consideration of the Following Construction Related Matters:**

**A. Acquisition Agreement**

Mr. Adams presented the Acquisition Agreement, which sets forth the process by which the CDD will acquire work product and infrastructure, such as the stormwater system, lakes, interconnecting pipes, off-site improvements and landscaping.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, the Acquisition Agreement, was approved.**

**B. Land Acquisition**

- **Resolution 2022-27, Approving in Substantial Form the Plat Titled “Coral Bay”; Authorizing the Chairperson to Execute the Plat; and Addressing Conflicts, Severability, and an Effective Date**

Mr. Adams presented Resolution 2022-27. Lake tracts, real estate and part of the stormwater system will be acquired. An appraisal needed for the bond issue would be ordered.

**On MOTION by Mr. Cotter and seconded by Mr. Gadoury, with all in favor, Resolution 2022-27, Approving in Substantial Form the Plat Titled “Coral Bay”; Authorizing the Chairperson to Execute the Plat; and Addressing Conflicts, Severability, and an Effective Date, was adopted.**

**ELEVENTH ORDER OF BUSINESS**

**Staff Reports**

**A. District Counsel: *KE Law Group, PLLC***

There was no report.

**B. District Engineer (Interim): *Banks Engineering, Inc.***

There was no report.

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

The next meeting and the Landowners’ meeting will be held on March 31, 2022.

**TWELFTH ORDER OF BUSINESS**

**Board Members’ Comments/Requests**

There were no Board Members’ comments or requests.

**THIRTEENTH ORDER OF BUSINESS**

**Public Comments**

No members of the public spoke.

**FOURTEENTH ORDER OF BUSINESS**

**Adjournment**

There being nothing further to discuss, the meeting adjourned.

**On MOTION by Mr. Gadoury and seconded by Mr. Cotter, with all in favor, the meeting adjourned at 10:52 a.m.**

  
Secretary/Assistant Secretary

  
Chair/Vice Chair