

**MINUTES OF MEETING
VIERA STEWARDSHIP DISTRICT**

The Board of Supervisors of the Viera Stewardship District held a Special Meeting on June 13, 2023, at 9:30 a.m., at The Viera Company, 7380 Murrell Road, Suite 201, Viera, Florida 32940. The public was able to participate via Zoom or mobile app, at <https://us06web.zoom.us/j/84116706100?pwd=ZDltbE03NUluWkdsNkpBNDJtTytYQT09>, and telephonically at 305-224-1968, Meeting ID: 841 1670 6100, Passcode: 305922 for both.

Present were:

Todd J. Pokrywa	Chair
Cathleen Conley	Secretary
Christopher Wright	Assistant Secretary
Tiffani Bissett (via telephone)	Assistant Secretary

Also present were:

Craig Wrathell	District Manager
Ernesto Torres	Wrathell, Hunt and Associates, LLC (WHA)
Lauren Gentry	District Counsel
Hassan Kamal	District Engineer
Paul Martell	Treasurer
Jay A. Decator, III	The Viera Company
Michael Arnold	The Viera Company
Ben Wilson	The Viera Company
Bill Lites	Zev Cohen & Associates, Inc. (ZCA)
Eva Rey	Community Manager
Sarah Warren	Bond Counsel
Brett Sealy	MBS Capital Markets, LLC (MBS)
Sara Zare	MBS Capital Markets, LLC
Aaron Fontinel	Resident
Theodore Veit	Resident

FIRST ORDER OF BUSINESS

Call to Order

Mr. Wrathell called the meeting to order at 9:32 a.m.

- **Administration of Oath of Office to Elected Supervisors, Amy Mitchell [SEAT 1], Todd Pokrywa [SEAT 3] and Cathleen Conley [SEAT 5]**

This item, previously the Fifth Order of Business, was presented out of order.

Mr. Wrathell, a Notary of the State of Florida and duly authorized, administered the Oath of Office to Mr. Pokrywa and Ms. Conley. He reviewed the items in the Supervisors' package and noted that an updated Form 1 is due by the end of this month.

SECOND ORDER OF BUSINESS

Roll Call

Supervisors Pokrywa, Conley and Wright were present. Supervisor Bissett attended via telephone. Supervisor-Elect Mitchell was not present.

THIRD ORDER OF BUSINESS

Public Comments (limited to 3 minutes per person)

There were no public comments.

Mr. Wrathell noted that Mr. Fontinel and Mr. Veit are present to discuss Item 18BIII and stated this item will be moved up in the agenda.

▪ **Trasona /Sendero Master Drainage System Ponds 203 and 204 - Water Level**

This item, previously Item 18BIII, was presented out of order.

Mr. Wrathell stated Mr. Kamal conducted a site visit in response to concerns about water levels in Ponds 203 and 204; Mr. Kamal will engage a site contractor to inspect and provide an estimate for the necessary work.

Mr. Kamal presented his Memorandum and reported the following:

- Some residents expressed concern about lake levels in two small stormwater ponds at the southwestern corner of the Trasona community.
- This issue arose in the past and it is complicated because a temporary drawdown effect was observed in the past when water was used for construction; however, in this case significant differences were observed between these two ponds and the two adjacent larger ponds, based upon the stormwater system design.
- There might be some partial blockage in one or more of the pipes or inlets that interconnect the two smaller ponds to the stormwater system but the only way to know is to have a contractor probe the areas and possibly perform some cleanout to determine if a blockage exists.
- He will meet a contractor on site to review drawings and obtain an estimate for the initial investigation.

Mr. Wrathell asked if the work needs to be authorized quickly due to the impending hurricane season. Mr. Kamal suggested not waiting until the next Board meeting due to scheduling issues and limited contractor availability. In the interest of time, he recommended approving a preliminary authorization and stated that, in the event a minor cleaning is needed, he hopes it will cost less than \$5,000.

Mr. Fontinel stated there have been numerous complaints from residents who purchased a home with a water view; he noted that the other lakes equalized.

Mr. Veit expressed his appreciation for the quick attention to this matter.

On MOTION by Mr. Wright and seconded by Ms. Conley, with all in favor, authorizing the Chair to engage a contractor as recommended by the District Engineer in a not-to-exceed amount of \$7,500, was approved.

FOURTH ORDER OF BUSINESS

Approval of Minutes

A. August 17, 2022 Public Hearing and Regular Meeting

The following changes were made:

Line 245: Change “habit” to “habitat”

Line 265: Change “Wriyth” to “Wright”

B. November 8, 2022 Landowners’ Meeting

On MOTION by Mr. Pokrywa and seconded by Mr. Wright, with all in favor, the August 17, 2022 Public Hearing and Regular Meeting Minutes, as amended, and the November 8, 2022 Landowners’ Meeting Minutes, as presented, were approved.

FIFTH ORDER OF BUSINESS

Administration of Oath of Office to Elected Supervisors, Amy Mitchell [SEAT 1], Todd Pokrywa [SEAT 3] and Cathleen Conley [SEAT 5] (the following to be provided in a separate package)

This item was addressed during the First Order of Business.

A. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees

B. Membership, Obligations and Responsibilities

C. 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
- D. Form 8B: Memorandum of Voting Conflict

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2023-01, Canvassing and Certifying the Results of the Landowners Meeting Held Pursuant to Chapter 2006-360, Laws of Florida, and Providing for an Effective Date

Mr. Wrathell presented Resolution 2023-01 and recapped the Landowners’ Election results as follows:

Seat 1	Amy Mitchell	9,040 Votes	4-year Term
Seat 3	Todd Pokrywa	9,040 Votes	4-year Term
Seat 5	Cathleen Conley	9,040 Votes	4-year Term

On MOTION by Mr. Pokrywa and seconded by Ms. Conley, with all in favor, Resolution 2023-01, Canvassing and Certifying the Results of the Landowners Meeting Held Pursuant to Chapter 2006-360, Laws of Florida, and Providing for an Effective Date, was adopted.

SEVENTH ORDER OF BUSINESS

Consideration of Resolution 2023-02, Designating Certain Officers of the District, and Providing for an Effective Date

Mr. Wrathell presented Resolution 2023-02. Mr. Pokrywa nominated the slate of officers remains as follows:

Chair	Todd Pokrywa
Vice Chair	Amy Mitchell
Secretary	Cathleen Conley
Assistant Secretary	Christopher Wright
Assistant Secretary	Tiffani Bissett
Assistant Secretary	Craig Wrathell
Assistant Secretary	Ernesto Torres
Treasurer	Paul Martell

Assistant Treasurer

Craig Wrathell

Assistant Treasurer

Jeff Pinder

No other nominations were made.

On MOTION by Mr. Wright and seconded by Ms. Conley, with all in favor, Resolution 2023-02, Designating Certain Officers of the District, as nominated, and Providing for an Effective Date, was adopted.

EIGHTH ORDER OF BUSINESS

Consideration of Resolution 2023-03, Approving the Proposed Budget for Fiscal Year 2023/2024; Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; And Providing an Effective Date

Mr. Wrathell presented Resolution 2023-03. He reviewed the proposed Fiscal Year 2024 budget, highlighting any line item increases, decreases and adjustments, compared to the Fiscal Year 2023 budget, and explained the reasons for any changes. More platted lots will be on roll for Fiscal Year 2024. The Chair wishes to keep assessments flat and, while some Operation & Maintenance (O&M) expenses increased, more units will share the O&M costs.

Mr. Lites discussed the reasoning for the recommended increases to the wetland habitat maintenance for the Viera Wilderness Park Stage 2 and the prescribed burns. The District has never budgeted for prescribed burning, which is part of the habitat management plan. Mr. Pokrywa noted Mr. Lites' statements about flexibility with proposed scheduling of the work and asked for these line items to be adjusted downward, if necessary, to keep assessment levels flat and to avoid utilizing fund balance to fund the proposed additional work.

Mr. Wrathell stated Staff will work with Mr. Lites in this regard and noted that, as more properties come on-roll, more fund balance will be needed to pay operating costs at the beginning of the fiscal year because the District does not receive assessment revenues until November or December.

A. Presentation of Engineer's Report for O&M Assessments

Mr. Kamal presented the Draft Engineer's Report for Operation & Maintenance Assessments dated August 2023, which be finalized prior to the adoption of the Fiscal Year 2024 budget. Mr. Pokrywa stated, while the Report is still in draft form, he noted the need to

include the description of improvements and the table listing those improvements, including the prescribed burning.

Mr. Kamal stated he will coordinate these line items with Mr. Lites.

On MOTION by Mr. Wright and seconded by Ms. Conley, with all in favor, Resolution 2023-03, Approving the Proposed Budget for Fiscal Year 2023/2024; Setting a Public Hearing Thereon Pursuant to Florida Law for August 15, 2023 at 9:30 a.m., at The Viera Company, 7380 Murrell Road, Suite 201, Viera, Florida 32940, Addressing Transmittal, Posting and Publication Requirements; Addressing Severability; And Providing an Effective Date, was adopted.

NINTH ORDER OF BUSINESS

Update: Series 2023 Financing Timeline

Mr. Sealy provided a brief overview of the Financing Timeline.

TENTH ORDER OF BUSINESS

Presentation of Supplemental Engineer’s Report for Village 2 - Series 2023 Project

This item was presented following the Eleventh Order of Business.

ELEVENTH ORDER OF BUSINESS

Presentation of Second Supplemental Special Assessment Methodology Report

Mr. Wrathell presented the Second Supplemental Assessment Methodology Report dated June 13, 2023. He discussed the Development Program, Capital Improvement Plan (CIP), Financing Program, Assessment Methodology, Special and General Benefits, Lienability Tests, Special and Peculiar Benefits, True-up Mechanism and Appendix Tables. He noted the following:

- Village 2 is comprised of approximately 3,035.70 acres.
- Village 3, which is unrelated to the Series 2021 or Series 2023 bonds, is comprised of approximately 2,000 acres.
- Village 1, comprised of approximately 2,151 acres, is not part of any of these bond issues and is currently approximately 90% developed.
- This Report only focuses on Village 2. The Series 2021 bonds are allocated to a section of Village 2 that has not been platted and/or the units have been permanently allocated to certain properties. The new bonds will be allocated to the balance of the acreage available for Village 2 initially, and will be assigned as platting occurs.

- The District Engineer estimates the portion of the Village 2 Master Infrastructure Improvements comprising the Series 2023 Project will have a total cost of \$84,305,120.
- The Developer will be “The Viera Company” and its affiliates.
- The 2023 Supplemental Engineer’s Report provides cost estimates for the Series 2023 Project at approximately \$26,991,542.
- The total par amount of the Village 2 – Series 2023 Project bonds, including the cost of financing, capitalized interest and debt service reserve, would be \$25,715,000, to fund a portion of the costs of the Series 2023 Project in the approximate amount of \$22,208,641.
- Additional public infrastructure improvements in the approximate amount of \$4.782 million are projected to be contributed to the District at no cost under a Completion Agreement between the Developer and the District.

Regarding Exhibit 3A, Mr. Pokrywa noted that it differs from the map in the Engineer’s Report. Mr. Kamal stated the map in the Engineer’s Report was updated based upon comments received, and it will replace Exhibit 3A.

On MOTION by Mr. Pokrywa and seconded by Ms. Conley, with all in favor, the Second Supplemental Special Assessment Methodology Report dated June 13, 2023, in substantial form, was approved.

- **Presentation of Supplemental Engineer’s Report for Village 2 - Series 2023 Project**
This item, previously the Tenth Order of Business, was presented out of order.

Mr. Kamal presented the Supplemental Engineer’s Report for Village 2 - Series 2023 Project dated May 25, 2023, and described the Village 2 - Series 2023 Project, to be funded by the Series 2023 bonds. He noted the following:

- Total costs for the Village 2 - Series 2023 Project are \$26,991,542.
- In his opinion, the public infrastructure costs for the specific components of the Village 2 – Series 2023 Project described in the Report are reasonable and consistent with current costs to complete the construction of said improvements and the completed public infrastructure improvements will benefit and add value to the lands within the District at least equal to the costs of such improvements.

On MOTION by Mr. Wright and seconded by Ms. Conley, with all in favor, the Supplemental Engineer's Report for Village 2 - Series 2023 Project dated May 25, 2023, in substantial form, was approved.

TWELFTH ORDER OF BUSINESS

Consideration of Resolution 2023-04, Authorizing the Issuance of Not to Exceed \$28,000,000 Aggregate Principal Amount of its Viera Stewardship District Special Assessment Revenue Bonds (Village 2 - Series 2023 Project), in One or More Series (the "Series 2023 Bonds"); Determining Certain Details of the Series 2023 Bonds; Approving the Form of and Authorizing the Execution and Delivery of a Second Supplemental Trust Indenture; Authorizing the Negotiated Sale of the Series 2023 Bonds; Appointing an Underwriter; Approving the Form of and Authorizing the Execution and Delivery of a Bond Purchase Contract With Respect to the Series 2023 Bonds and Awarding the Series 2023 Bonds to the Underwriter Named Therein Pursuant to the Parameters Set Forth in this Resolution; Approving the Form of and Authorizing the Distribution of the Preliminary Limited Offering Memorandum and Its Use By the Underwriter In Connection with the Offering for Sale of the Series 2023 Bonds and Approving the Execution and Delivery of a Final Limited Offering Memorandum; Authorizing the Execution and Delivery of a Continuing Disclosure Agreements and the Appointment of a Dissemination Agent; Providing for the Application of Series 2023 Bond Proceeds; Authorizing the Proper Officials to Do All Things Deemed Necessary in Connection With the Issuance, Sale and Delivery of the Series 2023 Bonds; Making Certain Declarations; Appointing a Trustee; Providing for the Registration of the Series 2023 Bonds Pursuant to the DTC Book-Entry System; Providing an Effective Date and for Other Purposes

Ms. Warren presented Resolution 2023-04, also known as the Delegated Award Resolution, which accomplishes the following:

- Authorizes the issuance of the District’s Series 2023 Bonds in a Not to Exceed Principal Amount of \$28,000,000
- Delegates authority to certain parties to take steps necessary to complete the sale of those bonds.
- Authorizes the Chair or Secretary to approve and execute documents necessary to market and close on the bonds.
- Authorizes the Second Supplemental Trust Indenture, Bond Purchase Contract, Preliminary Limited Offering Memorandum and Continuing Disclosure Agreement.
- Appoints MBS Capital Markets, LLC, as the Underwriter and authorizes the negotiated sale of the bonds.
- Appoints U.S. Bank Trust Company National Association as the Trustee, Paying Agent and Registrar.
- Approve and authorize further revisions to the Engineer’s Report and the Assessment Methodology previously approved by the Board as necessary in connection with the marketing and sale of the bonds.

Mr. Wrathell stated that the Chair provided comments regarding the Preliminary Offering Memorandum and noted that the Resolution approves documents in substantial form.

On MOTION by Mr. Wright and seconded by Ms. Conley, with all in favor, Resolution 2023-04, Authorizing the Issuance of Not to Exceed \$28,000,000 Aggregate Principal Amount of its Viera Stewardship District Special Assessment Revenue Bonds (Village 2 - Series 2023 Project), in One or More Series (the “Series 2023 Bonds”); Determining Certain Details of the Series 2023 Bonds; Approving the Form of and Authorizing the Execution and Delivery of a Second Supplemental Trust Indenture; Authorizing the Negotiated Sale of the Series 2023 Bonds; Appointing an Underwriter; Approving the Form of and Authorizing the Execution and Delivery of a Bond Purchase Contract With Respect to the Series 2023 Bonds and Awarding the Series 2023 Bonds to the Underwriter Named Therein Pursuant to the Parameters Set Forth in this Resolution; Approving the Form of and Authorizing the Distribution of the Preliminary Limited Offering Memorandum and Its Use By the Underwriter In Connection with the Offering for Sale of the Series 2023 Bonds and Approving the Execution and Delivery of a Final Limited Offering Memorandum; Authorizing the Execution and Delivery of a Continuing Disclosure Agreements and the Appointment of a Dissemination Agent; Providing for the Application

of Series 2023 Bond Proceeds; Authorizing the Proper Officials to Do All Things Deemed Necessary in Connection With the Issuance, Sale and Delivery of the Series 2023 Bonds; Making Certain Declarations; Appointing a Trustee; Providing for the Registration of the Series 2023 Bonds Pursuant to the DTC Book-Entry System; Providing an Effective Date and for Other Purposes, was adopted.

THIRTEENTH ORDER OF BUSINESS

Consideration of Ratification Items

Mr. Wrathell presented the following:

- A. Duda & Sons, Inc., Work Authorization No 4 Mechanical Brazilian Pepper Removal - FY2022/2023]**

Discussion ensued regarding two previously executed Duda & Sons Work Authorizations. The consensus was that a numbering error would be corrected accordingly.

On MOTION by Mr. Wright and seconded by Ms. Conley, with all in favor, Work Authorization No. 4 for Canal Maintenance, in the amount of \$99,895, and Work Authorization No. 5 for Land and Habitat Management Services, in the amount of \$95,500, were ratified.

- B. ECOR Industries, Inc., Aquatic Service Agreement [Monthly Lakes Services]**

On MOTION by Mr. Pokrywa and seconded by Mr. Wright, with all in favor, the ECOR Industries, Inc., Aquatic Service Agreement, was ratified.

- C. W&J Construction Corporation, Change Order Number 1 [Pineda Gateway Sign]**

This item will be removed from the agenda.

- D. LED Lighting Agreements**

- I. Avalonia Phase 2 Streetlights**
- II. Avalonia PH 3 Street Lights**
- III. Pangea Park WR PH 1**
- IV. Reeling Park North Phase 5 Streetlights**
- V. Reeling Park North Phase 6 Streetlights**
- VI. Conversion Lights – Strom Park**
 - Streetlight- Summary Component Detail Report**

On MOTION by Mr. Pokrywa and seconded by Mr. Wright, with all in favor, the LED Lighting items, listed as Items 13DI through 13DVI, were ratified.

E. Addison Center at Viera: Conveyances to the VSD

Ms. Gentry presented the conveyances for tracts being conveyed to the SD at no cost to the SD; each was presented with the Title Opinion.

- I. Deed to VSD (Addison Village Center at Viera Tract A)**
- II. Bill of Sale to VSD (Addison Village Center at Viera Tract A)**
- III. Bill of Sale to VSD (Addison Village Center at Viera Tract B)**
- IV. Deed to CVCA (Addison Village Center at Viera Tract B)**
- V. Bill of Sale to CVCA (Addison Village Center at Viera Tract B)**
- VI. Tract Conveyance Chart (Addison Village Center at Viera (Publix II))**
- VII. MAP (Addison Village Center at Viera)**
- VIII. Opinion of Title (Addison Village Center at Viera Tracts A & B)**

On MOTION by Mr. Wright and seconded by Ms. Conley, with all in favor, the Addison Center at Viera Conveyances to the District items, listed as Items 13EI through 13EVIII, were ratified.

F. Zev Cohen & Associates, Inc., Work Authorizations

- I. #32 Environmental Professional FY2022/2023**
- II. #33 Wetland/Habitat Maintenance Viera Wilderness Park (Targeted Spraying) FY2022/2023**
- III. #34 Monitoring and Maintenance of Burrowing Owl Preserve FY2022/2023**
- IV. #35 Inspections and Miscellaneous Work by Environmental Professional FY2022/2023**

On MOTION by Mr. Pokrywa and seconded by Ms. Conley, with all in favor, the Zev Cohen & Associates, Inc., Work Authorizations, listed in Items 13FI through 13FIV, were ratified.

G. ROW Improvement Conveyances

Ms. Gentry presented the following:

- I. Lake Andrew Drive Segment F**
- II. Pineda Blvd Segment E**
- III. Pineda Blvd Segment H1**
- IV. Stadium Parkway Segment E**

On MOTION by Mr. Pokrywa and seconded by Mr. Wright, with all in favor, the ROW Improvement Conveyances, listed in Items 13G through 13GIV, were ratified.

H. Viera Wilderness Park – Annual Utilization Program Checklist – Fiscal Year 2023/2024

Mr. Lites presented the Viera Wilderness Park (VWP) Annual Utilization Program (AUP) Checklist for Fiscal Year 2023/2024. The AUP is referenced in the VWP Habitat Management Plan (HMP) and identifies the actions that will happen on District property, by the ranch. It coordinates that ranch operations are in compliance with the HMP and identifies future activities for the next fiscal year so it usually coordinates with the budget and advises the District of what the ranch plans to do. The Environmental Professional works with A. Duda & Sons, Inc. (ADS) to develop the checklist, which is sent to the District Chair for final review.

On MOTION by Mr. Pokrywa and seconded by Mr. Wright, with all in favor, the Wilderness Park – Annual Utilization Program Checklist – Fiscal Year 2023/2024, was ratified.

FOURTEENTH ORDER OF BUSINESS

Consideration of Resolution 2023-05, Designating Dates, Times and Locations for Regular Meetings of the Board of Supervisors of the District for Fiscal Year 2023/2024 and Providing for an Effective Date

This item was deferred. A Resolution will be presented stating that the Board will meet as necessary.

FIFTEENTH ORDER OF BUSINESS

Presentation of Audited Annual Financial Report for the Fiscal Year Ended

Mr. Wrathell presented the Audited Annual Financial Report for the Fiscal Year Ended September 30, 2022 and reviewed the pertinent information. The Auditor’s note on Page 5 stating that the District’s total assets exceeded its total liabilities by \$20,234,141 was due in large part to a conveyance reflected in the 2021 audit totaling approximately \$19.143 million.

Mr. Wrathell stated that there were no deficiencies in internal control or instances of noncompliance. The Management Letter, on Page 30, reflected a 2020 finding, which stated that the actual expenditures in the General Fund exceeded the budget and noted the finding was corrected in the current year. No recommendations to improve financial management were made.

Ms. Gentry stated Note H, on Page 27, should be updated to reflect that three Board Members are affiliated with the Developer or a related entity.

SIXTEENTH ORDER OF BUSINESS

**Consideration of Resolution 2023-06,
Hereby Accepting the Audited Annual
Financial Report for the Fiscal Year Ended
September 30, 2022**

On MOTION by Mr. Wright and seconded by Ms. Mitchell, with all in favor, Resolution 2023-06, Hereby Accepting the Audited Annual Financial Report for the Fiscal Year Ended September 30, 2022, to be amended as discussed, was adopted.

SEVENTEENTH ORDER OF BUSINESS

**Acceptance of Unaudited Financial
Statements as of April 30, 2023**

On MOTION by Mr. Pokrywa and seconded by Mr. Wright, with all in favor, the Unaudited Financial Statements as of April 30, 2023, were accepted.

EIGHTEENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel: Kilinski | Van Wyk

Ms. Gentry discussed the rebranding of her firm and stated, on an operational level, the change will not affect the District. She stated Mr. Van Wyk emailed a Memorandum regarding

recently-approved legislation, including the requirement for Supervisors to complete a four-hour ethics course; she will provide information regarding available options. This year's Form 1 will include a check box to indicate if Supervisors are required to complete ethics training. For this year, Supervisors do not need to check the box because those requirements do not become effective until 2024. She recommended that Supervisors retain documentation of all courses completed.

B. District Engineer: BSE Consultants Inc.

I. Annual Stormwater Inspections/Hurricane Season Preparedness

Mr. Kamal presented the standard practices for inspection of the primary drainage facilities that serve District lands, including inspection in April or early May. He recommended developing a short list of contractors willing to be available on-call in emergency situations.

Discussion ensued regarding the Federal Emergency Management Agency (FEMA) bidding and procurement procedures and whether the District will qualify as an applicant for FEMA reimbursement since the structures are owned by the HOA. Unimproved parcels do not qualify.

Ms. Gentry stated the Chair has authority to sign off on urgent work needed for health and safety purposes between meetings and exemptions to public bidding procedures exist.

Mr. Wrathell suggested Mr. Kamal obtain bids for necessary emergency work identified in the course of his inspections and communicate with Staff and the Chair in emergency situations.

Ms. Gentry stated, in a declared emergency, different procurement limits apply.

II. Draft Stormwater Management Assessment

Mr. Kamal presented the first draft of the Stormwater Management Assessment; he will meet with District Staff to fill in missing information.

III. Trasona /Sendero Master Drainage System Ponds 203 and 204 - Water Level

This item was discussed following the Third Order of Business.

C. Environmental Consultant: Zev Cohen & Associates

Mr. Lites reported the following:

➤ The PCT Management Plan will be updated for PCTs in the development area and submitted to Brevard County for review; some of the existing \$5,000 budget will be used to manage PCTs going forward.

➤ Permitting for Village 3 is beginning and that will pull in BWP Stage 3, which will probably not be recorded until Fiscal Year 2024 or afterwards. Funds needed for BWP Stage3 will be much less extensive than BWP Stage 2 as almost all of it is rural and managed by ADS.

D. Community Association Manager: Eva Rey

Ms. Rey stated the only complaints received were about the midge issue, which she thinks was addressed. Regarding low water in Trasona, she reminded Staff that the Neighborhood Association owns the tracts and the neighborhood drainage system. The District has an easement to perform duties and ensure water flows correctly but, anything beyond blockage, such as infrastructure repair and improvements, are not necessarily the District’s responsibility.

E. District Manager: Wrathell, Hunt and Associates, LLC

- **6,304 Registered Voters in District as of April 15, 2023**
- **NEXT MEETING DATE: July 14, 2023 at 9:30 AM**
 - **QUORUM CHECK**

NINETEENTH ORDER OF BUSINESS

Board Members’ Comments/Requests

There were no Board Members’ comments or requests.

TWENTIETH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Wright and seconded by Ms. Conley, with all in favor, the meeting adjourned at 12:00 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]


Secretary/Assistant Secretary


Chair/Vice Chair