

LAKWOOD RANCH STEWARDSHIP DISTRICT

Schroeder-Manatee Ranch, Inc.

14400 Covenant Way, Lakewood Ranch, Florida 34202

Minutes - Board of Supervisor's Meeting

June 3, 2016, 9:00 a.m.

Present and constituting a quorum:

Rex Jensen	Board Member
Tony Chiofalo	Board Member
Scott Almand	Board Member
Jim Schier	Board Member
Richard Bedford	Board Member

Also present were:

Jane Gaarlandt	Fishkind & Associates
Jonathan Johnson	Hopping Green & Sams
Misty Taylor	Bryant, Miller & Olive
Brett Sealy	MBS (by phone)
Mike Kennedy	Stantec
Bob Simons	SMR
Deborah Byerly	SMR
Roger Aman	SMR
Scott Schuhle	US Bank (by phone)

FIRST ORDER OF BUSINESS

Call to Order and Roll Call

Ms. Gaarlandt called the meeting to order and proceeded with the roll call. The members in attendance are as outlined above.

There were no comments from the public.

SECOND ORDER OF BUSINESS

Administrative Matters

Consideration of Minutes of the May 6, 2016 Board of Supervisors Meeting

Mr. Jensen presented the minutes from the previous meeting and asked if there were any questions or comments.

On MOTION by Mr. Bedford, seconded by Mr. Almand, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved the minutes of the May 6, 2016 Board of Supervisors meeting.
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Mr. Jensen asked if there were any changes to the agenda before continuing the meeting. Mr. Johnson noted that Staff would like to pull items 3 and 4 and bring them back at a later time.

THIRD ORDER OF BUSINESS

Business Matters

Consideration of Acquisition of a portion of 44th Avenue East and 44th Avenue East/Pope Road Intersection Improvements from Neal Communities
(provided under separate cover)

Mr. Kennedy handed out certification documentation for the improvements constructed by Neal and recommended that the District approve for disbursement to Neal Communities \$652,415.65 for the acquisition of intersection improvements and \$922,986.13 for the East Avenue improvements. Mr. Johnson noted that the documents had also been reviewed by District Counsel. Mr. Chiofalo confirmed that the District had all documentation necessary for reimbursement to the District by Taylor Morrison. Mr. Kennedy clarified that a Bill of Sales from the District to the County would immediately be submitted so that the County would take ownership of all the improvements. Mr. Jensen thanked Mr. Neal for the cooperative relationship on the improvements.

On MOTION by Mr. Chiofalo, seconded by Mr. Almand, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District accepted the District Engineer's Certifications as read into the record.

FOURTH ORDER OF BUSINESS

Consideration of Specific Authorization No. 69 from Stantec Consulting Services Inc. for Design/Permitting Services for the Masters Avenue Extension East

Item pulled from the agenda

FIFTH ORDER OF BUSINESS

Consideration of Proposal from Heidt Design for Design, Permitting and Construction Services for Bourneside Blvd.

Item pulled from the agenda

SIXTH ORDER OF BUSINESS

Consideration of District Engineer's Certification – CCE Improvement

Mr. Johnson noted that at the last meeting the Board adopted a resolution rescinding the closure of certain subaccounts within the Trust Indenture wherein funds for deferred cost acquisitions were accumulated. The District would now be processing an acquisition pursuant to the CCE Acquisition Agreement from those funds. Mr. Kennedy presented the District Engineer's Certification as to cost in the amount of \$637,318.43. Related item 6 designated Dr. Fishkind as an authorized agent to transmit these documents to the Trustee and to process the requisition.

On MOTION by Mr. Chiofalo, seconded by Mr. Schier, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District accepted the District Engineer's Certification for the acquisition of the completed improvements.

SEVENTH ORDER OF BUSINESS

Consideration of Certification Letter stating that the 2006 Bond Assessments in CCE have been Substantially Absorbed

- o **Requisition** *(provided under separate cover)*
- o **Resolution 2016-14** *(provided under separate cover)*

Ms. Taylor provided details on the certification letter to the Trustee to be signed by Dr. Fishkind.

Mr. Johnson reviewed resolution 2016-14, inserted into the agenda packet which would approve the certification letter, designate Dr. Fishkind's Office to deliver it, and approve the requisition in the amount described in the District Engineer's certification letter.

On MOTION by Mr. Bedford, seconded by Mr. Schier, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved Resolution 2016-14.

EIGHT ORDER OF BUSINESS

Financial Matters

Draw Requests & Requisitions

Mr. Almand presented for the Board's Consideration:

Requisition List for Country Club East – Series 2006 - #452 - Closeout

On MOTION by Mr. Chiofalo, seconded by Mr. Schier, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved Closeout Requisition List for Country Club East - #452 - Series 2006.

Requisition List for Draw No. 4 for The Villages of Lakewood Ranch South - Series 2016 A Bond

On MOTION by Mr. Chiofalo, seconded by Mr. Schier, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved Draw No. 4 for The Villages of Lakewood Ranch South – Series 2016 A.

Requisition List for Draw No. 17 for Lakewood Centre North – Series 2015 A

On MOTION by Mr. Chiofalo, seconded by Mr. Schier, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved Draw No. 17 for Lakewood Centre North - Series 2015 A.

**Requisition List No. 15
The Villages of Lakewood Ranch South
– Developer Funding**

On MOTION by Mr. Chiofalo, seconded by Mr. Schier, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District accepted the Developer Funding and approved payment of Requisition No. 15 for The Villages of Lakewood Ranch South.

NINTH ORDER OF BUSINESS

Compilation Report

There were no comments to the report.

TENTH ORDER OF BUSINESS

Staff Reports

Manager's Report – Ms. Gaarlandt noted for the record that according to the Supervisor of Elections as of April 15, 2016 there were 3,781 registered voters in Manatee County.

Attorney's Report – No Report

Engineer's Report – Mr. Kennedy presented for the Board's approval:

**Change Order No. 28 under Specific
Authorization No. 39
44th Avenue East Phase III**

Mr. Simons provided details. Design Plans only.

On MOTION by Mr. Chiofalo, seconded by Mr. Schier, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved Change Order No. 28 under Specific Authorization No. 39.

**Change Order No. 30 under Specific
Authorization No. 48
Villages of Lakewood Ranch South –
Lakewood Ranch Blvd
(Corporate Park to I-75 Right-of-
Way) Project**

Mr. Simons provided details.

On MOTION by Mr. Schier, seconded by Mr. Bedford, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved Change Order No. 30 under Specific Authorization No. 48.

**Change order No. 5
Forsberg Construction, Inc.
CCE – Bellefield Way Phase 2 and
Subphase V V Unit 1 and Unit 2**

On MOTION by Mr. Schier, seconded by Mr. Chiofalo, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved Change Order No. 5, Forsberg Construction, Inc.

Mr. Simons presented for the Board's approval:

**Change order No. 7
Frederick Derr & Company, Inc.
Wood Fern Trail**

On MOTION by Mr. Bedford, seconded by Mr. Almand, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved Change Order No. 7, Frederick Derr & Company, Inc.

**Change order No. 8
Frederick Derr & Company, Inc.**

On MOTION by Mr. Bedford, seconded by Mr. Almand, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved Change Order No. 8, Frederick Der & Company, Inc.

Mr. Aman presented for the Board's approval non-monetary change orders notifying in writing the three onsite contractors not to work in the Army Corps jurisdictional areas until a permit is obtained. Mr. Jensen requested a status reports on each of the three road sections due to the lack of progress and the deadlines to be met. Mr. Kennedy responded.

**Change order No. 1
Woodruff & Sons, Inc.
Lorraine Road**

On MOTION by Mr. Chiofalo seconded by Mr. Almand, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved Change Order No. 1, Woodruff & Sons, Inc.

**Change order No. 1
E.T. MacKenzie of FL, Inc.
Lakewood Ranch Blvd.**

On MOTION by Mr. Chiofalo, seconded by Mr. Almand, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved Change Order No. 1, E.T. MacKenzie of FL, Inc.

**Change order No. 2
Frederick Derr & Company, Inc.
Deer Drive**

On MOTION by Mr. Chiofalo, seconded by Mr. Almand, with all in favor, the Board of Supervisors of the Lakewood Ranch Stewardship District approved Change Order No. 2, Frederick Der & Company, Inc.

Mr. Kennedy provided progress reports on design changes for Lorraine Road, Lakewood Ranch Boulevard, and Deer Drive.

ELEVENTH ORDER OF BUSINESS

Supervisor Requests

There were no Supervisor requests.

TWELFTH ORDER OF BUSINESS

Audience Comments

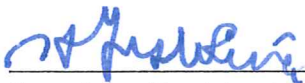
There were no audience comments.

THIRTEENTH ORDER OF BUSINESS

Adjournment

Mr. Johnson requested the meeting be continued to address the pre-qualification process for lighting work and other construction matters.

On MOTION by Mr. Bedford, seconded by Mr. Schier, all in favor, the Board of Supervisors of Lakewood Ranch Stewardship District moved to continue the meeting to May 10, 2016 at 9:00 a.m.



Secretary/Assistant Secretary



Chairperson/Vice-Chairperson