

Lakewood Ranch Stewardship District

3501 Quadrangle Boulevard, Suite 270, Orlando, FL 32817; 407-723-5900

www.lakewoodranchstewardship.com

**BOARD OF SUPERVISORS
LAKEWOOD RANCH
STEWARDSHIP DISTRICT**

**Tuesday, May 26, 2026, 11:00 a.m.
Schroeder-Manatee Ranch, Inc.
14400 Covenant Way
Lakewood Ranch, FL 34202**

If you would like to attend the Board Meeting by phone, you may do so by dialing:

Phone: 1-844-621-3956
Access Code: 2539 895 0958
Join online: <https://pfmccd.webex.com/meet/gaarlandtj>

PROPOSED BOARD OF SUPERVISORS' MEETING AGENDA

- **Roll Call to Confirm Quorum**
- **Public Comment Period** *[for any member of the public desiring to speak on any proposition before the Board]*

Administrative Matters

1. Consent Agenda

i. Minutes

- **May 1, 2026 Board of Supervisors Meeting**
- **May 1, 2026 Auditor Section Committee Meeting**

ii. Funding Agreement between the District and Lakewood Ranch Corporate Park, LLC (The Reserve Project)

iii. Engineer's Report

- **Proposal
Kimley Horn
SR 64 and Bourneside Boulevard Roundabout
Professional Environmental Consulting Services**
- **Change Order No. 5
E.T. MacKenzie of Florida Inc.
LWR Southeast Off-site Utilities
Credit – Sarasota County Inspection Fee**
- **Change Order No. 6
E.T. MacKenzie of Florida Inc.
LWR Southeast Off-site Utilities
Connect existing water mains at various locations to convert return water main**
- **Change Change Order No. 7
E.T. MacKenzie of Florida Inc.
LWR Southeast Off-site Utilities**
- **Adding RPZ fire backflow preventer at West end of water main for phase 1 fire protection of downstream projects along Bourneside Blvd**

If you are interested in obtaining any of the material for the agenda, please reach out to Jane Gaarlandt at (407) 723-5900 or gaarlandtj@pfm.com.



- Proposal
Frederick Derr & Company, Inc.
BRU Taylor Lake Cell 1 Berm Rip Rap
- Proposal
Frederick Derr & Company, Inc.
BRU Taylor Lake Cell 2 Berm Rip Rap

Business Matters

2. Consideration of Resolution 2026-23, Approving Proposed Budgets for Fiscal Year 2026-2027 and Setting a Public Hearing Thereon *[suggested date: August 7, 2026]*
(O&M Budget provided under separate cover)
3. Consideration of Resolution 2026-24, Setting a Public Hearing on the Adoption of Rules of Procedure *[suggested date: August 7, 2026]*
4. Consideration of Financing Matters Relative to the Stillwater Project, Series 2026 Special Assessment Revenue Bonds
 - A. Other Matters *(provided under separate cover)*
5. Consideration of Financing Matters Relative to the Reserve (Infrastructure) Project, Series 2025 Special Assessment Revenue Bonds
 - A. Other Matters *(provided under separate cover)*
6. Consideration of Contract Recommendation for the Reserve at Lakewood Ranch Ph 1
 - A. Award Recommendation Letter
 - B. Resolution 2026-25 Award of Contract *(provided under separate cover)*

Financial Matters

7. Draw Requests
8. Compilation Report

Other Business

9. Staff Reports
 - Attorney's Report
 - District Manager's Report
 - Next Meeting July 10, 2026
 - Engineer's Report
 - Specific Authorization No. 149
Stantec
Bourneside Blvd-Sarasota (University to Fruitville)
Design, Permitting, & Construction Phase Services
 - Change Order No. 1
E.T. MacKenzie of Florida, Inc.
Bourneside Blvd Phase 3
Adding TMS proposal for Street lighting conduit and RRFB installation
 - Change Order No. 8
C&M Road Builders
Bourneside Blvd & Master Ave Roundabout
Revisions to The Masters Roundabout lighting and addition of RRFB lights on signs
Revisions to Bourneside Blvd lighting, deduction new poles and adding relocations

If you are interested in obtaining any of the material for the agenda, please reach out to Jane Gaarlandt at (407) 723-5900 or gaarlandtj@pfm.com.



- **Change Order No. 9**
C&M Road Builders
Bourneside Blvd & Master Ave Roundabout
Directionally drilled 4EA conduit crossings. Crossing FM over
Masters station 13+00 culvert w/ PVC not HDPE
Bored FM crossing at Centennial Lane off Masters. Added 10”
irrigation pipe, valves and BO at Masters
Material cost increases for SR70 HDPE crossings. Irrigation DIP
crossing at station 99+50 instead of 24” at 105+85
- **Executive Director’s Report**
 - **Executed Documents** (*provided under separate cover*)

Supervisor Requests
Audience Comments

Adjournment

If you are interested in obtaining any of the material for the agenda, please reach out to Jane Gaarlandt at (407) 723-5900 or gaarlandtj@pfm.com.

