Lakewood Ranch Stewardship District

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BOARD OF SUPERVISORS
LAKEWOOD RANCH
STEWARDSHIP DISTRICT

Friday, November 6, 2026, 9:00 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://pfmcdd.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

- Administering the Oath of Office to Newly Elected Supervisors

1. **Consideration of Resolution 2027-05, Canvassing and Certifying the Results of the Landowners Election**
2. **Consideration of Resolution 2027-06, Election of Officers**
3. **Consent Agenda**
   - i. **Minutes**
     - **October 2, 2026 Board of Supervisors Meeting**
   - ii. **Arbitrage Rebate Report**
     - **Special Assessment Revenue Bonds, Series 2021 (The Isles at Lakewood Ranch Project – Phase 2)**
   - iii. **Financing Matters Relative to the Stillwater Project**
     - **Resolution 2027-07, Ratifying the Sale of Series 2026 Special Assessment Revenue Bonds**
     - **Disclosure of Public Financing**
   - iv. **Financing Matters Relative to The Reserve Project**
     - **Resolution 2027-08, Ratifying the Sale of Series 2026 Special Assessment Revenue Bonds**
     - **Disclosure of Public Financing**
   - v. **Central Park HOA Irrigation Meter Water Conservation Project**
   - vi. **Engineer's Report**
     - **Change Order No. 2**
       E.T. MacKenzie of Florida, Inc.
       Bourneside Blvd Phase 3
       Drainage revisions; pond 3; pond 5 revisions
     - **Change Order No. 4** *(provided under separate cover)*
       Frederick Derr & Company, Inc.
       Toll Brothers Connector Road

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

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- **Specific Authorization No. 151** *(provided under separate cover)*
  Stantec
  Lakewood Ranch Stewardship District
  General District Engineering Services (2026-2027)
- **Change Order No. 158 Under Specific Authorization No. 140**
  Stantec
  Rangeland Pkwy. Extension
  Construction Phase Services
- **Contractor Quote No. 42435**
  Creative Mailbox Designs
  Bourneside SE Phase 2
  Traffic Signs
- **Contractor Quote No. 42434**
  Creative Mailbox Designs
  Bourneside SE Phase 3
  Traffic Signs

Business Matters

4. **Consideration of Financing Matters Relative to the LWR Southeast Project, Series 2026 Special Assessment Revenue Bonds**
   A. **Supplemental Assessment Methodology Report** *(provided under separate cover)*
   B. **Resolution 2027-09, Delegation Resolution** *(provided under separate cover)*
      a. **Form of Fifty-First Supplemental Indenture**
      b. **Form of Bond Purchase Contract**
      c. **Form of Preliminary Limited Offering Memorandum**
      d. **Form of Continuing Disclosure Agreement**
   B. **Other Matters** *(provided under separate cover)*

Financial Matters

5. **Draw Requests** *(provided under separate cover)*
6. **Compilation Report**

Other Business

7. **Staff Reports**
   - **Attorney's Report**
   - **District Manager's Report**
     - **Next Meeting December 4, 2026**
   - **Engineer's Report**
     - **Change Order No. 11**
       Ryangolf Corporation
       Bourneside Ph 2-SE
       Pressure test; pipe support; electric connections; ground assembly revision; wet well wall penetrations; Additional days
   - **Executive Director's Report**
     - **Executed Documents**

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

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