

**MINUTES OF MEETING
TAMARINDO
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Tamarindo Community Development District held a Regular Meeting on February 11, 2021 at 2:00 p.m., at the offices of RWA, Inc., 6610 Willow Park Dr., Ste. # 200, Naples, FL 34109.

Present were:

Wayne Everett	Chair
Ashley Koza	Vice Chair
Landon Thomas	Assistant Secretary
Rebecca Sarver	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Jere Earlywine (via telephone)	District Counsel
Christopher Wright	District Engineer
Mary Moulton	Forestar
Ty Vincent	Forestar
Christian Cotter	Forestar

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 2:00 p.m. Supervisors Everett, Koza, Thomas and Sarver were present. One seat was vacant.

SECOND ORDER OF BUSINESS

Public Comments

No members of the public spoke.

THIRD ORDER OF BUSINESS

Consider Appointment of Christian Cotter to Fill Unexpired Term of Seat 2

Mr. Christian Cotter was nominated to fill Seat 2.

On MOTION by Mr. Thomas and seconded by Ms. Koza, with all in favor, the appointment of Mr. Christian Cotter to Seat 2, term expires November 2024, was approved.

▪ **Acceptance of Resignation(s) from Supervisor(s)**

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

Mr. Adams presented the resignation of Mr. Landon Thomas.

On MOTION by Ms. Koza and seconded by Mr. Everett, with all in favor, the resignation of Mr. Landon Thomas, effective February 11, 2021, was accepted.

Mr. Adams presented the resignation of Ms. Rebecca Sarver.

On MOTION by Ms. Koza and seconded by Mr. Everett, with all in favor, the Resignation of Ms. Rebecca Sarver, effective February 11, 2021, was accepted.

▪ **Appointment of Supervisor(s) to Vacant Seat(s)**

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

On MOTION by Ms. Koza and seconded by Mr. Everett, with all in favor, the appointment of Ms. Mary Moulton to Seat 4, term expires November 2022, was approved.

On MOTION by Ms. Koza and seconded by Mr. Everett, with all in favor, the appointment of Mr. Ty Vincent to Seat 5, term expires November 2022, was approved.

- **Administration of Oath of Office to Newly Appointed Supervisors (*the following will 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. Vincent. He provided the following items:

- 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**

FOURTH ORDER OF BUSINESS

Acceptance of Resignation(s) from Supervisor(s)

This item was presented following the Third Order of Business.

FIFTH ORDER OF BUSINESS

Appointment of Supervisor(s) to Vacant Seat(s)

- **Administration of Oath of Office to Newly Appointed Supervisors**

This item was presented following the Third Order of Business.

SIXTH ORDER OF BUSINESS

Consideration of Resolution 2021-01, Designating a Chair, a Vice Chair, a Secretary, Assistant Secretaries, a Treasurer and an Assistant Treasurer of the District, and Providing for an Effective Date

Mr. Adams presented Resolution 2021-01. The following slate of officers was nominated:

- | | |
|------------|------------------|
| Chair | Christian Cotter |
| Vice Chair | Mary Moulton |
| Secretary | Chuck Adams |

Assistant Secretary	Wayne Everett
Assistant Secretary	Ashley Koza
Assistant Secretary	Ty Vincent
Assistant Secretary	Craig Wrathell
Treasurer	Craig Wrathell
Assistant Treasurer	Jeff Pinder

No other nominations were made.

On MOTION by Ms. Koza and seconded by Ms. Moulton, with all in favor, Resolution 2021-01, Designating a Chair, a Vice Chair, a Secretary, Assistant Secretaries, a Treasurer and an Assistant Treasurer of the District, as nominated, and Providing for an Effective Date, was adopted.

SEVENTH ORDER OF BUSINESS

Engineer’s Report *(for informational purposes)*

Mr. Adams presented the Engineer’s Report produced by RWA Engineering. There were no material changes to the Report.

EIGHTH ORDER OF BUSINESS

Supplemental Special Assessment Methodology Report *(for informational purposes)*

The Supplemental Special Assessment Methodology Report, dated January 13, 2021, was included for informational purposes.

NINTH ORDER OF BUSINESS

Consideration of Resolution 2021-05, Supplementing its Resolution 2020-27 by Authorizing the Issuance of its Tamarindo Community Development District Special Assessment Revenue Bonds, Series 2021 in a Principal Amount of Not Exceeding \$5,500,000 for the Principal Purpose of Acquiring and Constructing Assessable Improvements; Delegating to the Chairman or Vice Chairman of

the Board of Supervisors of the District, Subject to Compliance with the Applicable Provisions Hereof, the Authority to Award the Sale of Such Series 2021 Bonds to FMSbonds, Inc., by Executing and Delivering to Such Underwriter a Bond Purchase Contract and Approving the Form Thereof; Approving the Form of and Authorizing the Execution of the First Supplemental Trust Indenture; Appointing U.S. Bank National Association as the Trustee, Bond Registrar and Paying Agent for Such Series 2021 Bonds; Making Certain Findings; Approving Form of Said Series 2021 Bonds; Approving the Form of the Preliminary Limited Offering Memorandum and Authorizing the Use by the Underwriter of the Preliminary Limited Offering Memorandum and the Limited Offering Memorandum and the Execution of the Limited Offering Memorandum; Approving the Form of the Continuing Disclosure Agreement and Authorizing the Execution Thereof; Authorizing Certain Officials of Tamarindo Community Development District and Others to Take All Actions Required in Connection with the Issuance, Sale and Delivery of Said Series 2021 Bonds; Providing Certain Other Details with Respect to Said Series 2021 Bonds; and Providing an Effective Date

Mr. Earlywine presented Resolution 2021-05, the Delegated Award Resolution, which accomplishes the following:

- Authorizes issuance of the bonds, within certain parameters.
- Ensures that the maximum amount of the bonds issued does not exceed \$5,500,000 and the yield does not exceed 4.5%.
- Authorizes the Underwriter's compensation.
- Authorizes the Preliminary Limited Offering Memorandum and Limited Offering Memorandum.
- Approves the Form of Series 2021 Bonds.
- Approves the Form of Continuing Disclosure Agreement.

- Approves the Acquisition Agreement, Completion Agreement, Collateral Assignment and True-Up Agreement.

All documents listed in the Resolution would be approved in substantial form.

On MOTION by Ms. Moulton and seconded by Mr. Cotter, with all in favor, Resolution 2021-05, Supplementing its Resolution 2020-27 by Authorizing the Issuance of its Tamarindo Community Development District Special Assessment Revenue Bonds, Series 2021 in a Principal Amount of Not Exceeding \$5,500,000 for the Principal Purpose of Acquiring and Constructing Assessable Improvements; Delegating to the Chairman or Vice Chairman of the Board of Supervisors of the District, Subject to Compliance with the Applicable Provisions Hereof, the Authority to Award the Sale of Such Series 2021 Bonds to FMSbonds, Inc., by Executing and Delivering to Such Underwriter a Bond Purchase Contract and Approving the Form Thereof; Approving the Form of and Authorizing the Execution of the First Supplemental Trust Indenture; Appointing U.S. Bank National Association as the Trustee, Bond Registrar and Paying Agent for Such Series 2021 Bonds; Making Certain Findings; Approving Form of Said Series 2021 Bonds; Approving the Form of the Preliminary Limited Offering Memorandum and Authorizing the Use by the Underwriter of the Preliminary Limited Offering Memorandum and the Limited Offering Memorandum and the Execution of the Limited Offering Memorandum; Approving the Form of the Continuing Disclosure Agreement and Authorizing the Execution Thereof; Authorizing Certain Officials of Tamarindo Community Development District and Others to Take All Actions Required in Connection with the Issuance, Sale and Delivery of Said Series 2021 Bonds; Providing Certain Other Details with Respect to Said Series 2021 Bonds; and Providing an Effective Date, was adopted.

TENTH ORDER OF BUSINESS

Consideration of Project Related Items

It was noted that these items were being presented for ratification.

A. Temporary Construction Easement

Mr. Earlywine presented the Temporary Construction Easement, which automatically terminates, when the lands are platted.

On MOTION by Mr. Everett and seconded by Mr. Cotter, with all in favor, the Temporary Construction Easement, was ratified.

B. Assignment of Site Work Contract

Mr. Earlywine presented the Site Work Contract.

On MOTION by Mr. Cotter and seconded by Ms. Koza, with all in favor, Assignment of the Site Work Contract, was ratified.

ELEVENTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of December 31, 2020

Mr. Adams presented the Unaudited Financial Statements as of December 31, 2020. The financials were accepted.

TWELFTH ORDER OF BUSINESS

Consideration of October 30, 2020 Public Hearings and Regular Meeting Minutes

Mr. Adams presented the October 30, 2020 Public Hearings and Regular Meeting Minutes.

On MOTION by Ms. Koza and seconded by Ms. Moulton, with all in favor, the October 30, 2020 Public Hearings and Regular Meeting Minutes, as presented, were approved.

THIRTEENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel: *Hopping Green & Sams, P.A.*

There being nothing further to report, the next item followed.

B. District Engineer: *RWA Engineering*

Mr. Wright stated that construction, primarily clearing, was underway. Blasting for lake excavation would begin within the next few days.

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

- **NEXT MEETING DATE: February 25, 2021 at 2:00 P.M.**
 - **QUORUM CHECK**

The meeting, scheduled for February 25, 2021, would be canceled if not necessary.

FOURTEENTH ORDER OF BUSINESS

Board Members' Comments/Requests

Mr. Everett noted that the plat was not yet recorded. Discussion ensued regarding the need for a legal description, draft documents, plat approval and processes for submitting the plat with the bonds.

FIFTEENTH ORDER OF BUSINESS

Public Comments

There being no public comments, the next item followed.

SIXTEENTH ORDER OF BUSINESS

Adjournment

There being nothing further to discuss, the meeting adjourned.

On MOTION by Mr. Everett and seconded by Mr. Cotter, with all in favor, the meeting adjourned at 2:20 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]


Secretary/Assistant Secretary


Chair/Vice Chair