

**MINUTES OF MEETING
PARKLAND COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Parkland Community Development District held a Regular Meeting on November 7, 2023 at 2:00 p.m. (Central Time), at Adams Homes Sales Office, 6148 Old Bagdad Hwy., Milton, Florida 32583.

Present at the meeting were:

Chad Willard (via telephone)	Chair
Dan DuBose	Vice Chair
Mike Patterson	Assistant Secretary
Kyle Nicholas	Assistant Secretary
Brian McGee	Assistant Secretary

Also present were:

Cindy Cerbone	District Manager
Kyle Magee (via telephone)	District Counsel
Johnathan Johnson (via telephone)	Kutak Rock LLP
David Fitzpatrick	District Engineer
Luke Henderson	Developer's Counsel

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Ms. Cerbone called the meeting to order at 2:00 p.m., Central Time.

Supervisors DuBose, Patterson, Nicholas and McGee were present, in person. Supervisor Willard attended via telephone.

SECOND ORDER OF BUSINESS

Public Comments

No members of the public spoke.

THIRD ORDER OF BUSINESS

**Competitive Selection of Proposals for
Parkland Place Project**

Ms. Cerbone recalled that the Board previously approved advertising a Request for Proposals (RFP) for the Parkland Place project and one contractor responded. A meeting was scheduled for October 23, 2023 to consider any responses but the Board requested additional time and this item was deferred to the meeting already scheduled for today.

A. Affidavits/Proofs of Publication

B. Respondent: Chavers Construction, Inc.

Items A and B were included for informational purposes.

Ms. Cerbone stated District Staff reviewed the proposal; there were no irregularities and the response was complete.

C. Ranking

Ms. Cerbone stated that, given that there was only one respondent, no scoring is necessary. The Board can consider deeming the sole respondent as qualified and the most responsive and highest ranked respondent and proceed with awarding the contract.

D. Award of Contract

On MOTION by Mr. Patterson and seconded by Mr. Nicholas, with all in favor, deeming Chavers Construction Inc., the sole respondent to the RFP for the Parkland Place Project, as the most responsive and highest ranked respondent, and authorizing CDD Staff and Developer Counsel to negotiate an agreement, was approved.

FOURTH ORDER OF BUSINESS

Staff Reports

A. District Counsel: Kutak Rock LLP

B. District Engineer: David W. Fitzpatrick P.E., P.A.

There were no reports from District Counsel or the District Engineer.

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

Ms. Cerbone asked about the timing for the review, preparation and submittal of the Chavers document. Mr. Johnson stated Staff will need input from Mr. Fitzpatrick and Mr. Henderson and an offline call would be best.

- **NEXT MEETING DATE: December 5, 2023 at 2:00 PM (Central Time)**

○ **QUORUM CHECK**

The next meeting will be held on December 5, 2023, unless cancelled.

Mr. Henderson asked if there is anything to be accomplished at the December meeting, assuming the bonds go to market soon. Mr. Magee stated it is likely that a resolution to approve the form of offering statement and Supplemental Indenture report will be presented and adopted.

Ms. Cerbone suggested cancelling the January 2, 2024 meeting, as it is the day after New Years.

FIFTH ORDER OF BUSINESS

Board Members' Comments/Requests

There were no Board Members' comments or requests.

SIXTH ORDER OF BUSINESS

Public Comments

There were no public comments.

SEVENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. DuBose and seconded by Mr. Patterson, with all in favor, the meeting adjourned at 2:09 p.m., Central Time.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]



Secretary/Assistant Secretary



Chair/Vice Chair