

**MINUTES OF MEETING
PARKLANDS LEE
COMMUNITY DEVELOPMENT DISTRICT**

The Board of Supervisors of the Parklands Lee Community Development District held a Regular Meeting on January 14, 2021 at 1:15 p.m., *or immediately thereafter the adjournment of the meeting of the Parklands West CDD, which is scheduled to commence at 1:00 p.m.*, at the Renaissance Center, 28191 Matteotti View (formerly 28121 Palmira Blvd.), Bonita Springs, Florida 34135.

Present were:

Elliott Erickson	Chair
Robert Schwartz	Vice Chair
Thomas Clemens	Assistant Secretary
Dwayne Radel (via telephone)	Assistant Secretary
Russell T. Rupp (via telephone)	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Dave Underhill	District Engineer

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 1:42 p.m. Supervisors Erickson, Schwartz and Clemons were present, in person. Supervisors Radel and Rupp were attending via telephone. Mr. Adams stated that Mr. Clemens was sworn in prior to today's meeting to be part of the quorum.

SECOND ORDER OF BUSINESS

Public Comments [3 minutes per person]

There being no public comments, the next item followed.

THIRD ORDER OF BUSINESS

**Update: Golf Course Renovation Planning/
Activities Affecting CDD Stormwater
System**

Mr. Adams stated the Golf Course Renovation Planning/Activities Affecting CDD Stormwater System presentation was given at the Parklands West CDD Meeting, held just prior to this meeting. All Parklands Lee CDD Board Members were in attendance to hear Mr. Underhill's presentation and ask questions.

FOURTH ORDER OF BUSINESS

Administration of Oath of Office to Newly Elected Supervisors, Thomas Clemens [SEAT 3] and Dwayne Radel [SEAT 4] (*the following to be provided in a separate package*)

Mr. Adams reiterated that the Oath of Office was administered to Mr. Clemens prior to the meeting and noted that Mr. Radel was attending via telephone and he could not be sworn in remotely. Mr. Radel could be sworn in, in person, at the next meeting or by a Notary of the State of Florida that he has access to in the interim. The Oath of Office could be provided to Mr. Radel to be completed, notarized and emailed to Management, if he wished to do so, prior to the next meeting. Mr. Adams urged him to call with questions about any of the items in the new Supervisor packet that was previously explained at the Parklands West CDD meeting.

- A. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees**
- B. Membership, Obligations and Responsibilities**
- C. 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**
- D. Form 8B – Memorandum of Voting Conflict**

FIFTH ORDER OF BUSINESS

Consideration of Resolution 2021-01, Declaring a Vacancy in Seat 1 of the Board of Supervisors Pursuant to Section 190.006(3)(b), Florida Statutes; and Providing an Effective Date

This item was deferred to the May meeting.

SIXTH ORDER OF BUSINESS

Consider Appointment of Qualified Elector to Vacant Seat 1 (*term expires November 2024*)

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

This item was deferred to the next meeting.

SEVENTH ORDER OF BUSINESS

Consideration of Resolution 2021-02, Designating a Chair, a Vice Chair, a Secretary, Assistant Secretaries, a Treasurer and an Assistant Treasurer of the Parklands Lee Community Development District, and Providing for an Effective Date

Mr. Adams presented Resolution 2021-02. Mr. Rupp nominated the following slate of officers:

Chair	Elliott Erickson
Vice Chair	Robert Schwartz
Secretary	Chesley (Chuck) E. Adams, Jr.
Assistant Secretary	Thomas Clemens
Assistant Secretary	Dwayne Radel
Assistant Secretary	Russell T. Rupp
Assistant Secretary	Craig Wrathell
Treasurer	Craig Wrathell
Assistant Treasurer	Jeff Pinder

No other nominations were made.

On MOTION by Mr. Rupp and seconded by Mr. Radel, with all in favor, Resolution 2021-02, Designating a Chair, a Vice Chair, a Secretary, Assistant Secretaries, a Treasurer and an Assistant Treasurer of the Parklands Lee Community Development District, as nominated, and Providing for an Effective Date, was adopted.

EIGHTH ORDER OF BUSINESS

Consideration of Documents Related to Utility Grants of Easement to BSU

Mr. Underhill presented the documents related to the Utility Grants of Easement to Bonita Springs Utilities (BSU), including an Owner’s Affidavit, Attorney’s Affidavit and a Bill of Sale. The District’s role in the process is that of the property owner. Several of the easements being requested cover facilities that were constructed in the early 2000s so BSU asked the golf club to grant additional easements over the existing facilities and Staff prepared the grants of easement documents. It was noted that a few errors in the attachment were subsequently corrected. There are seven areas where the grants of easement over the facilities are proposed. Staff recommended approval to grant those easements and to authorize the Board or its Staff to execute where necessary. Since the documents were in review, it would be appropriate to approve them in substantial form.

On MOTION by Mr. Rupp and seconded by Mr. Schwartz, with all in favor, the documents related to Utility Grants of Easement to BSU, in substantial form, and authorizing the Chair to execute, were approved.

NINTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of November 30, 2020

Mr. Adams presented the Unaudited Financial Statements as of November 30, 2020. The financials were accepted.

TENTH ORDER OF BUSINESS

Approval of Minutes

A. July 9, 2020 Virtual Special Public Meeting

Mr. Adams presented the July 9, 2020 Virtual Special Public Meeting Minutes.

On MOTION by Mr. Erickson and seconded by Mr. Rupp, with all in favor, the July 9, 2020 Virtual Special Public Meeting Minutes, as presented, were approved.

B. September 10, 2020 Virtual Public Hearing and Regular Meeting

Mr. Adams presented the September 10, 2020 Virtual Public Hearing and Regular Meeting Minutes.

On MOTION by Mr. Schwartz and seconded by Mr. Clemens, with all in favor, the September 10, 2020 Virtual Public Hearing and Regular Meeting Minutes, as presented, were approved.

ELEVENTH ORDER OF BUSINESS

Other Business

There being no other business, the next item followed.

TWELFTH ORDER OF BUSINESS

Staff Reports

A. District Counsel: *Donald A. Pickworth, Esq.*

There being no report, the next item followed.

B. District Engineer: *Banks Engineering, Inc.*

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

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

- **NEXT MEETING DATE: May 13, 2021 at 1:15 P.M.**

- **QUORUM CHECK**

The next meeting will be held May 13, 2021 at 1:15 p.m.

THIRTEENTH ORDER OF BUSINESS

**Audience
Requests**

Comments/Supervisors'

There being no audience comments or Supervisors' requests, the next item followed.

FOURTEENTH ORDER OF BUSINESS

Adjournment

There being no further business to discuss, the meeting adjourned.

On MOTION by Mr. Clemens and seconded by Mr. Schwartz, with all in favor, the meeting adjourned at 1: 58 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

Cop = Ali
Secretary/Assistant Secretary

Elliott Emckin
Chair/Vice Chair