

**MINUTES OF MEETING
EAST NASSAU STEWARDSHIP DISTRICT**

The Board of Supervisors of the East Nassau Stewardship District held a regular meeting on January 17, 2019, at 10:00 a.m., in the Nassau Room (T0126), Building T, at Florida State College, Nassau Center, 76346 William Burgess Boulevard, Yulee, Florida 32097.

Present at the meeting were:

Mike Hahaj	Chair
Dan Roach	Vice Chair
Bob Rhodes (via telephone)	Assistant Secretary
Max Hord	Assistant Secretary
Rob Fancher	Assistant Secretary

Also present were:

Craig Wrathell	District Manager
Cindy Cerbone	Wrathell, Hunt and Associates, LLC
Christine Cardelle	Wrathell, Hunt and Associates, LLC
Jonathan Johnson (via telephone)	District Counsel
Sarah Warren	Hopping, Green & Sams, P.A.
Zach Brecht	District Engineer
Amy Norsworthy	CCMC

FIRST ORDER OF BUSINESS

Call to Order

Mr. Wrathell called the meeting to order at 10:01 a.m.

SECOND ORDER OF BUSINESS

Roll Call

Supervisors Hahaj, Roach, Fancher and Hord were present, in person. Supervisor Rhodes was not present at roll call.

THIRD ORDER OF BUSINESS

Chairman's Opening Remarks

Mr. Hahaj welcomed everyone to the meeting. He stated that a lot of activity was occurring at Wildlight and suggested touring it after the meeting, as several commercial buildings broke ground.

FOURTH ORDER OF BUSINESS

Public Comments *(limited to 3 minutes per person)*

There being no public comments, the next item followed.

FIFTH ORDER OF BUSINESS

Consideration of Fiscal Year 2018-2019 Budget Deficit Funding Agreement

Mr. Wrathell provided an overview of the Fiscal Year 2018-2019 Budget Deficit Funding Agreement. This is a mechanism that the District could implement if the Fiscal Year 2019 operating expenditures exceed budget. It would allow for the Landowner to fund the deficit; however, he expected expenses to be at or below budget.

Mr. Johnson joined the meeting at 10:03 a.m., via telephone.

Mr. Wrathell stated that Ms. Norsworthy was currently obtaining bids for maintenance projects that will be coming online.

Mr. Wrathell stated that, if expenditures exceed budget, the District, along with the Landowner, if they wished, could levy a special assessment on the property and collect payments.

Mr. Rhodes joined the meeting at 10:04 a.m., via telephone.

A Board Member asked if the Funding Agreement was for protection, should expenses exceed budget. Ms. Warren stated that, through the Agreement, the Landowner would cover the difference between the amount of assessments collected to fund the budget and the actual expenditures.

On MOTION by Mr. Roach and seconded by Mr. Hahaj, with all in favor, the Fiscal Year 2018-2019 Budget Deficit Funding Agreement, as presented, was approved.

SIXTH ORDER OF BUSINESS

Consideration of Disclosure of Public Finance – Series 2018 (to be provided under separate cover)

This item was deferred to the next meeting.

Ms. Warren stated it was necessary to record the Disclosure of Public Finance – Series 2018 document in the public records. The purpose is to put affected purchasers on notice of the type of improvements that are being funded with bond proceeds. The document would be presented in final form at the next meeting.

SEVENTH ORDER OF BUSINESS

Acceptance of Unaudited Financial Statements as of November 30, 2018

Mr. Wrathell presented the Unaudited Financial Statements as of November 30, 2018. The bonds will be reflected in the next unaudited financial statements, since they were just issued in December.

On MOTION by Mr. Roach and seconded by Mr. Hord, with all in favor, the Unaudited Financial Statements as of November 30, 2018, were accepted.

EIGHTH ORDER OF BUSINESS

Consideration of December 12, 2018 Regular Meeting Minutes

Mr. Wrathell presented the December 12, 2018 Regular Meeting Minutes.

The following changes were made:

Line 32: Insert “, Fancher” after “Rhodes”

Lines 118 and 119: Change “blank line” to “Wrathell”

Line 160: Change “A Board Member” to “Mr. Hahaj”

On MOTION by Mr. Roach and seconded by Mr. Fancher, with all in favor, the December 12, 2018 Regular Meeting Minutes, as amended, were approved.

NINTH ORDER OF BUSINESS

Staff Reports

A. District Counsel: *Hopping Green & Sam, P.A.***• Status Report on Legislative and Other Matters**

Ms. Warren stated that she or Mr. Johnson discussed the items to be presented with each Board Member, individually, earlier in the week, and answered any questions.

Ms. Warren stated on January 3, 2019, the County submitted proposed Amendments to the District's Special Act to the Legislature Delegation for Nassau County, requesting they file a bill during the Legislature Session being held the same day. Because of time constraints, the Chair authorized District Counsel to engage members of its legislative team to attend the delegation meeting to voice the District's opposition to the proposed amendments and to continue working on this matter as it moves forward.

On MOTION by Mr. Roach and seconded by Mr. Hord, with all in favor, the Chair's previously taken action in authorizing District Counsel to engage members of its legislative team to attend the Florida Legislative Delegation meeting to voice the District's opposition to the County's proposed amendments and to continue working on this matter as it moves forward, was ratified.

Ms. Warren stated, as discussed previously with individual Board Members, Nassau County, Florida (County) filed a Motion to Dismiss in response to the complaint filed against the County by Raydient LLC et al. (Raydient) a few months ago. Based on the points made in the response, she recommended the District intervene in this litigation to protect the specific interests of the District

On MOTION by Mr. Roach and seconded by Mr. Hahaj, with all in favor, authorizing District Counsel to prepare a Motion to Intervene in Raydient LLC et al. vs. Nassau County, Florida litigation and continue intervening and moving forward in this litigation, was approved.

B. District Engineer: *England-Thims & Miller, Inc.*

There being nothing to report, the next item followed.

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

- **NEXT MEETING: February 21, 2019 at 10:00 A.M.**

The next meeting will be held on February 21, 2019 at 10:00 a.m.

TENTH ORDER OF BUSINESS

Board Members' Comments/Requests

There being no Board Members' comments or requests, the next item followed.

ELEVENTH ORDER OF BUSINESS

Public Comments

There being no public comments, the next item followed.

TWELFTH ORDER OF BUSINESS

Adjournment

There being nothing further to discuss, the meeting adjourned.

On MOTION by Mr. Hahaj and seconded by Mr. Fancher, with all in favor, the meeting adjourned at 10:16 a.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]



Secretary/Assistant Secretary



Chair/Vice Chair