

MINUTES OF MEETING

*Wildcat Preserve Community Development District
Board of Supervisors Continued Meeting
Thursday, May 31, 2018 at 11:00 a.m. 1651 Whitfield Avenue, Suite 200,
Sarasota, FL 34243*

Present and constituting a quorum:

Pete Logan	Board Member
Charlie Tokarz	Board Member
Margo Holeman	Board Member

Also present were:

Hank Fishkind	Fishkind & Associates	
Andy Cohen	Persson & Cohen, District Counsel	
Geoffrey Johnson	Medallion Homes	
Connor Chambers	Audience Member	
Vivian Carvalho	Fishkind & Associates, Inc. , District Manager	(via phone)

FIRST ORDER OF BUSINESS

Call to Order

The meeting was called to order 11:41 a.m. and Dr. Fishkind proceeded with roll call. Board Members Pete Logan, Charlie Tokarz, and Margo Holeman were present, constituting a quorum.

SECOND ORDER OF BUSINESS

Organizational Matters

Public Comment Period

There were no members of the public present at this time.

Administering Oath of Office to Charles Tokarz & Margo Holeman

Dr. Fishkind administered the oath of office to Mr. Tokarz and Ms. Holeman. The oath of office will be notarized afterward. Mr. Tokarz and Ms. Holeman chose to waive compensation.

The District received a letter of resignation from Mr. Wollard. Dr. Fishkind requested a motion to accept Mr. Wollard's resignation.

On MOTION by Mr. Logan, seconded by Mr. Tokarz, with all in favor, the Board accepted Mr. Wollard's Resignation.

**Consideration of the Minutes of
the August 22, 2017 Board of
Supervisors Meeting**

The Board reviewed the minutes of the August 22, 2017 Board of Supervisors Meeting.

On MOTION by Mr. Logan, seconded by Mr. Tokarz, with all in favor, the Board approved the minutes of the August 22, 2017 Board of Supervisors Meeting.

**Consideration of the Minutes of
the November 7, 2017
Landowners' Election**

The Board reviewed the minutes of the November 7, 2017 Landowners' Election.

On MOTION by Mr. Logan, seconded by Mr. Tokarz, with all in favor, the Board approved the minutes of the November 7, 2017 Landowners' Election.

**Consideration of the Minutes of
the May 22, 2018 Board of
Supervisors Meeting**

The Board reviewed the minutes of the May 22, 2018 Board of Supervisors Meeting.

On MOTION by Mr. Logan, seconded by Mr. Tokarz, with all in favor, the Board approved the minutes of the May 22, 2018 Board of Supervisors Meeting.

Consideration of Resolution 2018-01, Canvassing Results of the Landowners' Election

Dr. Fishkind explained that Mr. Tokarz and Ms. Holeman each received 90 votes and Mr. Wollard has now resigned from the Board. Mr. Tokarz and Ms. Holeman will each serve four-year terms. Dr. Fishkind requested a motion to approve Resolution 2018-01.

On MOTION by Mr. Logan, seconded by Mr. Tokarz, with all in favor, the Board approved Resolution 2018-01, Canvassing Results of the Landowners' Election.

Consideration of Resolution 2018-02, Election of Officers

Dr. Fishkind explained this resolution would will be amended to remove Mr. Wollard from the slate of officers.

On MOTION by Mr. Logan, seconded by Mr. Tokarz, with all in favor, the Board approved Resolution 2018-02, Election of Officers, as Amended to remove Mr. Wollard from the slate of officers.

Consideration of Financial Advisory Agreement

Dr. Fishkind explained that the Board has seen the Financial Advisory Agreement a number of times and asked if there were any questions. Mr. Cohen provided revisions that will be incorporated into the final document to coincide with the language reflected in the other Districts in which the Developer represents.

On MOTION by Mr. Logan, seconded by Mr. Tokarz, with all in favor, the Board approved the Financial Advisory Agreement as Amended to incorporate Mr. Cohen's revisions.

Letter from Supervisor of Elections- Manatee County

Dr. Fishkind explained that the letter states that there are no registered voters residing in the District. No action was required by the Board.

**Review & Consideration of
District Counsel Fees for FY 2019**

Dr. Fishkind explained that there was a request for District Counsel fees for Fiscal Year 2019. Mr. Cohen stated that the engagement letter has a CPI built into it and every year around budgeting time he brings forward what that CPI relates to which is simply memorialization.

On MOTION by Mr. Logan, seconded by Mr. Tokarz, with all in favor, the Board approved the District Counsel Fees for FY 2019.

Consideration of Resolution 2018-03, Approving a Preliminary Budget for Fiscal Year 2019 and Setting a Public Hearing Date

Mr. Tokarz provided copies of the budget. Dr. Fishkind distributed copies of the budget.

On MOTION by Mr. Logan, seconded by Mr. Tokarz, with all in favor, the Board approved Resolution 2018-03, Approving a Preliminary Budget for Fiscal Year 2019 and Setting August 28, 2018 at 11:00 am. at 1651 Whitfield Ave, *Suite 200, Sarasota, FL 34243*, as the Public Hearing Date.

Review of District Financial Statements

There was no action required by the Board.

THIRD ORDER OF BUSINESS

Other Business

Staff Reports

Attorney- No Report

Engineer- Not Present

Manager- Dr. Fishkind noted that the next scheduled meeting is August 28, 2018 and that will be the day of the Public Hearing on the Final Adoption of the Fiscal Year 2019 Budget.

FOURTH ORDER OF BUSINESS

**Audience Comments and
Supervisors Requests**

Mr. Cohen asked staff to double check on the time for the Budget Public Hearing because he is not sure if the District's meeting is advertised for 11:00 a.m. or 11:30 a.m. Dr. Fishkind noted that the normal meeting starts at 11:00 a.m. and District staff will conform the hearing date to the time of the regularly scheduled meeting.


FIFTH ORDER OF BUSINESS

Adjournment

There were no further questions or comments. Dr. Fishkind requested a motion to adjourn.

On MOTION by Ms. Holeman, seconded by Mr. Tokarz, with all in favor, the May 31, 2018 continued meeting for the Wildcat Preserve Community Development District was adjourned.


Secretary/Assistant Secretary


Chairman