



Rizzetta & Company

Legacy Palm Drive Community Development District

**Board of Supervisors' Meeting
January 22, 2026**

**District Office:
5020 W. Linebaugh Avenue Suite 240
Tampa, Florida 33624
813.933.5571**

LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT

Board of Supervisors	Chris Middleton Pedro Hernandez Clay Crevasse Jeremy Hampson Diana Manso	Chairman Vice-Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Matthew Huber	Rizzetta & Company, Inc.
District Counsel	Ginger Wald	Billing, Cochran, Lyles Mauro & Ramsey, PA
Interim District Engineer	Juan Alvarez	Alvarez Engineering

All cellular phones and pagers must be turned off while in the meeting room.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 933-5571. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT

District Office – Tampa, FL 33624
Mailing Address – 3434 Colwell Avenue Suite 200, Tampa, Florida 33614

January 14, 2026

Board of Supervisors
**Legacy Palm Drive Community
Development District**

AGENDA

Dear Board Members:

The Regular Meeting of the Board of Supervisors of the Legacy Palm Drive Community Development District will be held on **January 22, 2026 at 9:00 a.m.**, to be held at the offices of Alvarez Engineering located at 8935 NW 35th Ln #101, Doral, Florida 33172. The following is the agenda for the meeting:

BOS MEETING:

- 1. CALL TO ORDER**
- 2. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 3. BUSINESS ADMINISTRATION**
 - A. Consideration of Organizational Meeting Minutes of December 17, 2025..... Tab 1
- 4. BUSINESS ITEMS**
 - A. Consideration of Resolution 2026-28; Setting Public Hearing on Rules of Procedure and Rescinding 2026-18 Tab 2
 - B. Consideration of Resolution 2026-29; Setting Public Hearing on Uniform Method and Rescinding 2026-19 Tab 3
 - C. Consideration of Resolution 2026-30; Interlocal Agreement Miami Dade County Website Tab 4
 - D. Consideration of Resolution 2026-31; Canvassing & Certifying Landowner Election Results Tab 5
- 5. STAFF REPORTS**
 - A. District Counsel
 - B. Interim Engineer
 - C. District Manager
- 6. SUPERVISOR REQUESTS**
- 7. ADJOURNMENT**

We look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 933-5571.

Sincerely,
Matthew Huber
Matthew Huber
District Manager

Tab 1

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

**LEGACY PALM DRIVE
COMMUNITY DEVELOPMENT DISTRICT**

The organizational Meeting of the Board of Supervisors of Legacy Palm Drive Community Development District was held on **Wednesday, December 17, 2025, at 9:03 a.m.** at the offices of Alvarez Engineering located at 8935 NW 35th Ln #101, Doral, Florida 33172.

Present and constituting a quorum:

Chris Middleton	Chair
Pedro Hernandez	Vice-Chair
Diana Manso	Assistant Secretary
Clay Crevasse	Assistant Secretary

Also present were:

Matthew Huber	District Manager, Rizzetta & Company
Scott Cochran	District Counsel, Billing Cochran
Juan Alvarez	Interim Engineer, Alvarez Engineering
Kayla Connell	Manager, Finance, Rizzetta & Company
Andrew Smith	Representative, Freehold Communities <i>(via conf. call)</i>
Cynthia Wilhelm	Representative, Nabors, Giblin & Nickerson
Sara Zare	Representative, MBS Capital Markets <i>(via conf. call)</i>

Audience	None
----------	-------------

FIRST ORDER OF BUSINESS

Call to Order

Mr. Huber opened the meeting at 9:03 a.m.

SECOND ORDER OF BUSINESS

Audience Comments on Agenda Items

No audience members were present.

THIRD ORDER OF BUSINESS

Administer Oath of Office to Newly

Appointed Supervisors

Mr. Huber, as a Notary Public of the State of Florida, administered the Oath of Office to Chris Middleton, Clay Crevasse, Diana Manso and Pedro Hernandez. They all swore and affirmed the oath as read into the record and confirmed that they do not want to receive compensation for Board attendance as allowed under Florida Statutes.

FOURTH ORDER OF BUSINESS **Consideration of Resolution 2026-01;
Designating Officers of the District**

Mr. Huber presented Resolution 2026-01, Designating Officers of the District. The following Board actions were taken:

Nominations were made for Chris Middleton to serve as Chairman and Pedro Hernandez to serve as Vice Chairman. There were no other nominations.

On a Motion by Mr. Hernandez, seconded by Mr. Middleton, with all in favor, the Board of Supervisors adopted Resolution 2026-01, Designating Chris Middleton as Chairman, Pedro Hernandez as Vice Chairman, Diana Manso, Jeremy Hampson, Clay Crevasse, and Matthew Huber as Assistant Secretaries, Scott Brizendine as Secretary and Treasurer, and Shawn Wildermuth as Assistant Treasurer, for Legacy Palm Drive Community Development District.

FIFTH ORDER OF BUSINESS **Consideration of Resolution 2026-02;
Appointing a District Manager**

Mr. Huber presented Resolution 2026-02 to the Board, which appoints Rizzetta & Company, Inc., as the District Manager for the District. It was noted that the agreement contains the standard pricing for these services.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-02, Appointing Rizzetta and Company, Inc. as District Manager, for the Legacy Palm Drive Community Development District.

SIXTH ORDER OF BUSINESS **Consideration of Resolution 2026-03;
Appointing a District Counsel**

Mr. Huber presented Resolution 2026-03 to the Board, which will appoint Billing Cochran, P.A., as District Counsel.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-03, Appointing Billing Cochran, P.A. as District Counsel, for the Legacy Palm Drive Community Development District.

SEVENTH ORDER OF BUSINESS **Consideration of Resolution 2026-04;
Designating Registered Agent and
Registered Office**

85
86 Mr. Huber presented Resolution of 2026-04, Designating Registered Agent and
87 Registered office.
88

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-04, designating Billing Cochran, P.A. 515 East Las Olas Blvd. Suite 600, Ft. Lauderdale, FL 33301 as the Registered office, for Legacy Palm Drive Community Development District.

89
90 **EIGHTH ORDER OF BUSINESS** **Consideration of Resolution 2026-05;**
91 **Designating Local Records Office**
92

93 Mr. Huber presented Resolution of 2026-05, Designating Local Records Office, to be
94 the offices Alvarez Engineering, 8935 NW 35th Lane #101, Doral, FL 33172.
95

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-05; Designating Local Records Office as the offices of Alvarez Engineering, 8935 NW 35th Lane #101, Doral, FL 33172, for Legacy Palm Drive Community Development District.

96
97 **NINTH ORDER OF BUSINESS** **Consideration of Resolution 2026-06;**
98 **Designating Primary Administrative**
99 **Office and Principal Headquarters**
100

101 Mr. Huber presented Resolution of 2026-06, Designating Primary Administrative
102 Office and Principal Headquarters.
103

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-06; Designating Primary Administrative Office and Public Headquarters as Alvarez Engineering, 8935 NW 35th Lane #101, Doral, FL 33172, for Legacy Palm Drive Community Development District.

104
105 **TENTH ORDER OF BUSINESS** **Consideration of Resolution 2026-07;**
106 **Designating Public Comment Period**
107

108 Mr. Huber presented Resolution 2026-07, Designating Public Comment Period.
109

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-07, Designating Public Comment Period as the start of each Board meeting and prior to any vote any item not on the agenda, for Legacy Palm Drive Community Development District.

110
111 **ELEVENTH ORDER OF BUSINESS** **Consideration of Resolution 2026-08;**
112 **Adopting Investment Guidelines**
113

114 Mr. Huber presented Resolution 2026-08 to the Board, Adopting Investment
115 Guidelines for the District utilizing the alternative investment guidelines.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board appointed the supervisors as the Audit Committee, for the Legacy Palm Drive Community Development District.

150
151
152
153

SEVENTEENTH ORDER OF BUSINESS Discussion of ADA Services Relative to District Website

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors approved the School Status Proposal in the amount of \$3,125.00, District Counsel will prepare a formal agreement for Legacy Palm Drive Community Development District.

154
155
156
157
158
159
160

EIGHTEENTH ORDER OF BUSINESS Consideration of Resolution 2026-11; Travel Reimbursement Policy

Mr. Huber presented Resolution 2026-11, Adopting a Travel Reimbursement Policy which will adopt a policy for reimbursement of District travel expenses.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor the Board of Supervisors adopted Resolution 2026-11, Adopting a Travel Reimbursement Policy, for Legacy Palm Drive Community Development District.

161
162
163
164
165
166
167
168
169

NINETEENTH ORDER OF BUSINESS Consideration of Resolution 2026-12; Setting Forth District Policy for Legal Defense of Board Members and Officers

Mr. Huber presented Resolution 2026-12, Setting Forth District Policy for Legal Defense of Board Members, Officers and Staff.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-12, setting forth a policy for legal defense of Board Members, Officers and Staff and authorized Chair to enter into a contract for public officials and general liability insurance, for Legacy Palm Drive Community Development District.

170
171
172
173
174
175
176
177
178
179
180

TWENTIETH ORDER OF BUSINESS Consideration of Resolution 2026-13; Authorizing the Recording of Notice of Establishment

Mr. Cochran presented Resolution 2026-13; Authorizing the Recording of Notice of Establishment.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-13, authorizing the recording of the Notice of Establishment, for Legacy Palm Drive Community Development District.

181
182
183
184
185
186
187

**TWENTY-FIRST ORDER OF BUSINESS Consideration of Resolution 2026-14;
Adopting Records Retention
Schedule**

Mr. Huber presented Resolution 2026-14, Adopting Records Retention Schedule.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-14, Adopting Records Retention Schedule, as presented, for Legacy Palm Drive Community Development District.

188
189
190
191
192
193
194
195

**TWENTY- SECOND ORDER OF BUSINESS Consideration of Resolution 2026-15;
Authorizing Chair and Vice Chair to
Execute Plats, Permits and Deeds**

Mr. Huber presented Resolution 2026-15, Authorizing Chair and Vice Chair to execute plats, permits, and deeds on behalf of the District.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor the Board of Supervisors adopted Resolution 2026-15, Authorizing the Chairman and Vice Chairman to Execute Plats, Permits and Deeds for Legacy Palm Drive Community Development District.

196
197
198
199
200
201
202
203

**TWENTY-THRID ORDER OF BUSINESS Consideration of Resolution 2026-16;
Designating Date, Time, and Location
of Regular Meetings**

Mr. Huber presented Resolution 2026-16, Designating the regular meeting dates, time, and location for the remainder of Fiscal Year 2026/2026.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor the Board of Supervisors adopted Resolution 2026-16, setting the Fiscal Year 2026/2026 meeting schedule, for Legacy Palm Drive Community Development District.

204
205
206
207
208
209
210
211
212
213
214

**TWENTY-FOURTH ORDER OF BUSINESS Consideration of Resolution 2026-17;
Approving a Proposed Budget for
Fiscal Year 2026/2026 for Submission
to the County and Setting the Date,
Time, and Location for a Public
Hearing**

Mr. Huber presented Resolution 2026-17, Approving a Proposed Budget for Fiscal Year 2026/2026 for Submission to the County and Setting the Date, Time, and Location for

215 a Public Hearing.

216

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor the Board of Supervisors adopted Resolution 2026-17, approving the fiscal year 2026/2026 proposed budget & 2026/2026 funding agreement as written and set the public hearing on the final budget for February 26, 2026 at 9:00 a.m. at Alvarez Engineering, 8935 NW 35th Lane #101, Doral, FL 33172, for Legacy Palm Drive Community Development District.

217

218

219 **TWENTY-FIFTH ORDER OF BUSINESS**

220

221

222

223

224

225

226

227

228

**Consideration of Resolution 2026-18;
Setting the Date, Time and Location
and Authorizing Publication of Notice
of a Public Hearing on the Rules of
Procedure**

Mr. Huber presented Resolution 2026-18, Setting the Date, Time, and Location and Authorizing Publication of Notice of a Public Hearing on the Rules of Procedure. She also presented a draft of the District's Rules of Procedure.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-18, Approving the Draft of the Rules of Procedure and Setting the Public Hearing on the Rules of Procedure for January 22, 2026 at 9:00 a.m. at Alvarez Engineering, 8935 NW 35th Lane #101, Doral, FL 33172, for Legacy Palm Drive Community Development District.

229

230

231

232

233

234

235

236

237

238

239

240

241

TWENTY-SIXTH ORDER OF BUSINESS

**Consideration of Resolution 2026-19;
Setting the Date, Time and Location
and Authorize Publication of Notice of
Public Hearing on Uniform Method of
Collection**

Mr. Huber presented Resolution 2026-19, Setting the Date, Time, and Location and Authorizing Publication of Notice of Public Hearing on Uniform Method of Collection.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-19, Setting the Public Hearing on Uniform Method of Collection for January 22, 2026 at 9:00 a.m. at Alvarez Engineering, 8935 NW 35th Lane, #101, Doral, FL 33172, for Legacy Palm Drive Community Development District.

242

243

244

245

246

247

TWENTY-SEVENTH ORDER OF BUSINESS

**Consideration of Resolution 2026-20;
Setting the Date, Time, and Location
for Landowners Meeting**

Mr. Huber presented Resolution 2026-20, Setting the Date, Time, and Location for

279
280 Mr. Huber stated a \$30,000.00 invoice would be issued to the Developer to cover
281 Operation & Maintenance expenditures.
282

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors approved an initial invoice in the amount of \$30,000.00 for operation and maintenance expenditures, for Legacy Palm Drive Community Development District.

283
284 **THIRTY–SECOND ORDER OF BUSINESS** **Consideration of Resolution 2026-24,**
285 **Appointing Bond Counsel**
286

287 Mr. Huber presented Resolution 2026-24, appointing Bond Counsel.
288

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-24, appointing Nabors, Giblin & Nickerson as Bond Counsel, for Legacy Palm Drive Community Development District.

289
290 **THIRTY–THIRD ORDER OF BUSINESS** **Consideration of Resolution 2026-25,**
291 **Appointment of Investment Banker**
292

293 Mr. Huber presented Resolution 2026-25, appointment of Investment Banker
294

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-25, appointing MBS Capital Markets, LLC as Investment Banker, for Legacy Palm Drive Community Development District.

295
296 **THIRTY–FOURTH ORDER OF BUSINESS** **Consideration of Selecting a Trustee**
297

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors appointed US Bank as Trustee subject to District Counsel review, for Legacy Palm Drive Community Development District.

298
299
300 **THIRTY–FIFTH ORDER OF BUSINESS** **Consideration of Resolution 2026-26,**
301 **Authorizing the Issuance of Special**
302 **Assessment Revenue Bonds**
303

304 Ms. Wilhelm reviewed Resolution 2026-26, Authorizing the Issuance of Special
305 Assessment Revenue Bonds.
306

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-26, Authorizing the Issuance of Special Assessment Revenue Bonds, for Legacy Palm Drive Community Development District.

307
308 **THIRTY–SIXTH ORDER OF BUSINESS** **Consideration of Engineers Report**
309

310 Mr. Alvarez presented the Engineer’s report to the Board.

311

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors approved Engineer's Report, for Legacy Palm Drive Community Development District.

312

313 **THIRTY-SEVENTH ORDER OF BUSINESS Consideration of Master Assessment**
314 **Methodology Report**

315

316 Ms. Connell presented the Master Assessment Methodology Report to the
317 Board.

318

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors approved Master Assessment Methodology Report, for Legacy Palm Drive Community Development District.

319

320 **THIRTY-EIGHTH ORDER OF BUSINESS Consideration of Resolution 2026-27;**
321 **Declaring Debt Services Assessments**
322 **& Setting Public Hearing**

323

324 Mr. Huber presented Resolution 2026-27, Declaring Debt Services Assessments &
325 Setting Public Hearing.

326

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-27, Declaring Debt Services Assessments & Setting Public Hearing for February 26, 2026 at 9:00 a.m. at Alvarez Engineering, 8935 NW 35th Lane #101, Doral, FL 33172, for Legacy Palm Drive Community Development District.

327

328

329

330

331 **THIRTY-NINTH ORDER OF BUSINESS Consideration of Blanket Easement**

332

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors Accepted the Blanket Easement in substantially final form as presented, for Legacy Palm Drive Community Development District.

333

334 **FORTIETH ORDER OF BUSINESS Staff Reports**

335

336 **A. District Counsel**

337 No report.

338

339 **B. Interim District Engineer**

340 No report.

341

342 **C. District Manager**

343 No report.

344
345
346

FORTY-FIRST ORDER OF BUSINESS **Supervisor Requests**

347 There were no supervisor requests.

348 **FORTY-SECOND ORDER OF BUSINESS** **Adjournment**

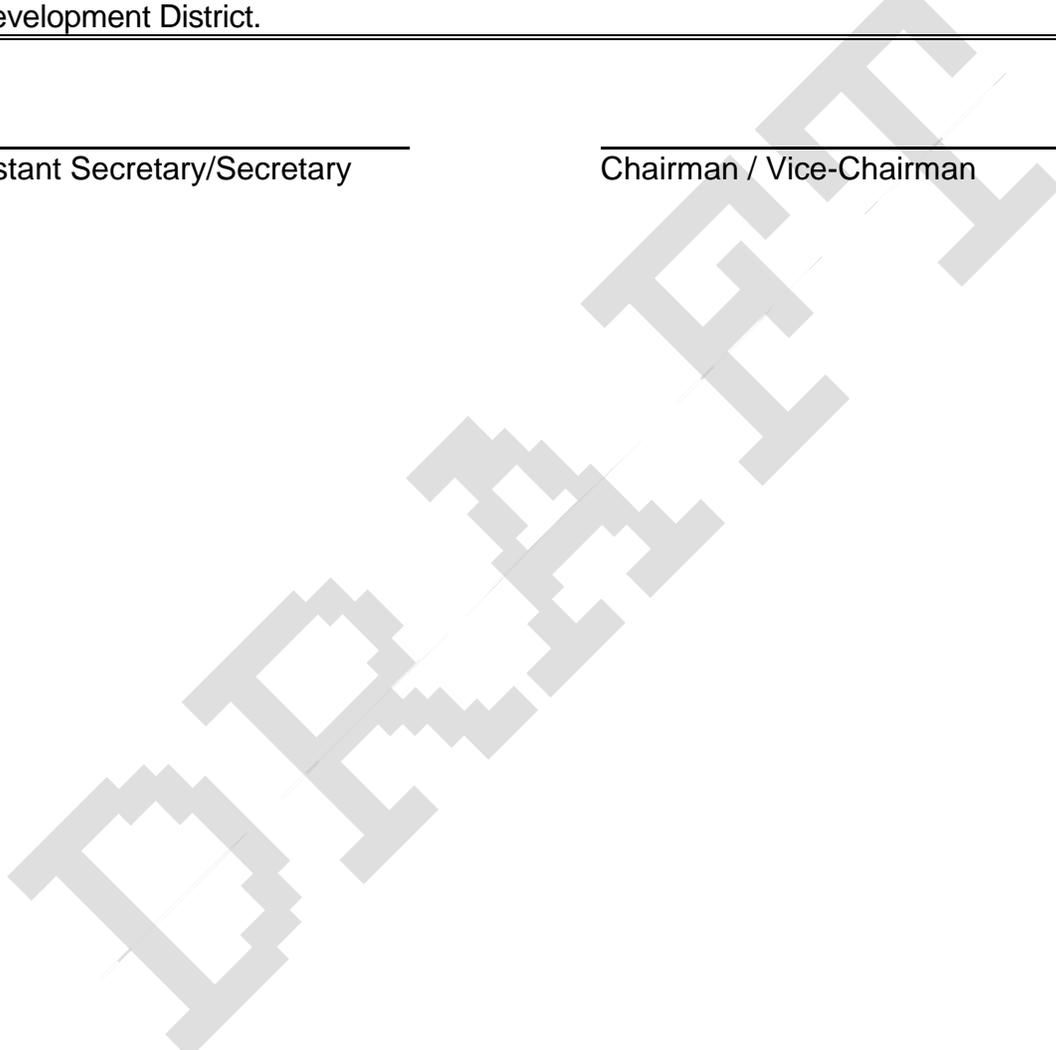
349

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adjourned the meeting at 9:52 a.m., for Legacy Palm Drive Community Development District.

350
351
352
353
354

Assistant Secretary/Secretary

Chairman / Vice-Chairman



Tab 2

RESOLUTION 2026-28

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT RESCINDING RESOLUTION 2026-18; DESIGNATING THE DATE, TIME AND PLACE OF A PUBLIC HEARING TO CONSIDER THE RULES OF PROCEDURE OF THE DISTRICT; AND AUTHORIZING AND RATIFYING THE PUBLISHING OF REQUIRED NOTICES OF SUCH HEARING FOR THE PURPOSE OF CONSIDERING RULES OF PROCEDURE; AND PROVIDING AN EFFECTIVE DATE

WHEREAS, Legacy Palm Drive Community Development District (“**District**”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*; and

WHEREAS, the District’s Board of Supervisors (“**Board**”) is authorized by Section 190.011(5), *Florida Statutes*, to adopt rules and orders pursuant to Chapter 120, *Florida Statutes*; and

WHEREAS, the Board adopted Resolution 2026-18 at its meeting of December 17, 2025, designating the time, date, and location of the public hearing for the Board to consider the Rules of Procedure, which public hearing was proposed to be held on January 22, 2026; and

WHEREAS, in order to comply with the publication and notice requirements applicable to community development districts engaged in rulemaking, the Board has determined that it is necessary to rescind Resolution 2026-18 and to reset the public hearing for a later date of February 26, 2026; and

WHEREAS, the Board has determined that it is in the best interests of the District to ratify the actions taken by the District Secretary to publish the notices required by Florida law in a timely manner to accommodate the later public hearing date of February 26, 2026.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT, THAT:

- 1. RECITALS.** The foregoing recitals are true and correct and are hereby incorporated into this Resolution by reference.
- 2. RESCIND RESOLUTION 2026-18.** Resolution 2026-18, previously adopted by the Board at its meeting of December 17, 2025 is hereby rescinded for the reasons set forth herein.
- 3. PUBLIC HEARING.** A Public Hearing will be held to adopt the District’s Rules of Procedure on February 26, 2026, at 9:00 a.m., at the offices of Alvarez Engineering. Inc., 8935 NW 35th Lane, #101, Doral, Florida 33172.
- 4. PUBLICATION.** The actions taken by the District Secretary to publish notices of rule development and the public hearing in accordance with Section 120.54, *Florida Statutes*, are hereby authorized and ratified.

5. **EFFECTIVE DATE.** This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED BY THE BOARD OF SUPERVISORS OF THE LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT THIS 22ND DAY OF JANUARY, 2026.

ATTEST:

**LEGACY PALM DRIVE COMMUNITY
DEVELOPMENT DISTRICT**

Print name: _____
Secretary/Assistant Secretary

Print name: _____
Chairperson/Vice Chairperson
Board of Supervisors

Tab 3

RESOLUTION 2026-29

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT RESCINDING RESOLUTION 2026-19; DESIGNATING A DATE, TIME AND LOCATION OF A PUBLIC HEARING REGARDING THE DISTRICT'S INTENT TO USE THE UNIFORM METHOD FOR THE LEVY, COLLECTION, AND ENFORCEMENT OF NON-AD VALOREM SPECIAL ASSESSMENTS AS AUTHORIZED BY SECTION 197.3632, FLORIDA STATUTES; AUTHORIZING AND RATIFYING THE PUBLICATION OF THE NOTICE OF SUCH HEARING; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Legacy Palm Drive Community Development District ("**District**") is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*; and

WHEREAS, the District pursuant to the provisions of Chapter 190, *Florida Statutes*, is authorized to levy, collect and enforce certain special assessments, which include benefit and maintenance assessments and further authorizes the Board of Supervisors of the District ("**Board**") to levy, collect and enforce special assessments pursuant to Chapters 170 and 190, *Florida Statutes*; and

WHEREAS, the District desires to use the uniform method for the levy, collection and enforcement of non-ad valorem special assessments authorized by Section 197.3632, *Florida Statutes* ("**Uniform Method**"); and

WHEREAS, the Board adopted Resolution 2026-19 at its meeting of December 17, 2025, designating the time, date, and location of the public hearing for the Board to consider the District's use of the Uniform Method, which public hearing was proposed to be held on January 22, 2026; and

WHEREAS, in order to comply with the publication and notice requirements required by Section 197.3632, *Florida Statutes*, the Board has determined that it is necessary to rescind Resolution 2026-19 and to reset the public hearing for a later date of February 26, 2026; and

WHEREAS, the Board has determined that it is in the best interests of the District to ratify the actions taken by the District Secretary to publish the notices required by section 197.3632, *Florida Statutes*, in a timely manner to accommodate the later public hearing date of February 26, 2026.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT, THAT:

1. RECITALS. The foregoing recitals are true and correct and are hereby incorporated into this Resolution by reference.

2. RESCIND RESOLUTION 2026-19. Resolution 2026-19, previously adopted by the Board at its meeting of December 17, 2025 is hereby rescinded for the reasons set forth herein.

3. PUBLIC HEARING. A Public Hearing will be held on the District's intent to adopt the Uniform Method on February 26, 2026, at 9:00 a.m., at the offices of Alvarez Engineering, Inc., 8935 NW 35th Lane, #101, Doral, Florida 33172.

4. PUBLICATION. The actions taken by the District Secretary to publish the notice of public hearing in accordance with Section 197.3632, *Florida Statutes*, are hereby authorized and ratified.

5. EFFECTIVE DATE. This Resolution shall become effective immediately upon its adoption.

PASSED AND ADOPTED BY THE BOARD OF SUPERVISORS OF THE LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT THIS 22ND DAY OF JANUARY, 2026.

ATTEST:

**LEGACY PALM DRIVE COMMUNITY
DEVELOPMENT DISTRICT**

Print name: _____
Secretary/Assistant Secretary

Print name: _____
Chairperson/Vice Chairperson
Board of Supervisors

Tab 4

RESOLUTION 2026- 30

A RESOLUTION OF THE LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT (THE "DISTRICT") RELATING TO THE INTERLOCAL ACCESS AGREEMENT FOR LOCAL GOVERNMENT PUBLICATION OF LEGAL ADVERTISEMENTS AND PUBLIC NOTICES ON COUNTY DESIGNATED WEBSITE; APPROVING SAME; PROVIDING FOR AUTHORIZED SIGNATORIES; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, the Legacy Palm Drive Community Development District (the “District”) is a local unit of special purpose government established and existing pursuant to Chapter 190, Florida Statutes; and

WHEREAS, the Board of Supervisors of the District (the “Board”) has found that cost of publishing advertisements and public notices of the District on the Miami-Dade County website (legalads.miamidade.gov) (the “County Designated Website”) is a lower cost alternative to the cost of publishing advertisements and public notices in print in a newspaper; and

WHEREAS, pursuant to Sections 50.011 and 50.0311, Florida Statutes, the District is authorized and desires to publish certain advertisements and public notices of the District on the County Designated Website; and

WHEREAS, the Board finds it to be in the best interests of the District, its residents and landowners, to publish notices on the County Designated Website and to enter into the Interlocal Access Agreement for Local Government Publication of Legal Advertisements and Public Notices on County Designated Website (the “ILA”) between the District and Miami-Dade County, Florida (the “County”) for such purposes, a copy of such ILA is attached hereto as Exhibit A; and

WHEREAS, the Board has authorized **Chris Middleton**, as Chair of the Board of Supervisors of the District, or, in the alternative, **Pedro Hernandez**, as Vice-Chair of the Board of Supervisors of the District, to execute the ILA and any other documents related to the ILA; and

WHEREAS, the District Manager has the authority to take any and all actions related to the ILA and utilization of the County Designated Website, including, but not limited to, the publication of advertisements and public notices on behalf of the District.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT, THAT;

Section 1. The foregoing recitals are hereby incorporated as findings of fact of the Board of Supervisors.

Section 2. That **Chris Middleton**, as Chair of the Board of Supervisors of the District, or, in the alternative, **Pedro Hernandez**, as Vice-Chair of the Board of Supervisors, are authorized, on behalf of the District, to execute the ILA and any other documents related thereto, on behalf of the District.

Section 3. The District Manager has the authority to take any and all actions related to the ILA and utilization of the County Designated Website, including but not limited to the publication of advertisements and public notices on behalf of the District.

Section 4. This Resolution shall be effective immediately upon adoption.

PASSED AND ADOPTED THIS 22nd DAY OF JANUARY, 2026.

ATTEST:

**LEGACY PLAM DRIVE
COMMUNITY DEVELOPMENT DISTRICT**

Print Name: _____

Secretary/Assistant Secretary

Print Name: _____

Chair / Vice-Chair, Board of Supervisors

Tab 5

RESOLUTION 2026-31

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT CANVASSING AND CERTIFYING THE RESULTS OF THE LANDOWNERS ELECTION OF SUPERVISORS HELD PURSUANT TO SECTION 190.006(2), *FLORIDA STATUTES*, ADDRESSING SEAT NUMBER DESIGNATIONS ON THE BOARD OF SUPERVISORS; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Legacy Palm Drive Community Development District (the “**District**”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*; and

WHEREAS, pursuant to Section 190.006(2), *Florida Statutes*, a landowners meeting is required to be held following the creation of a community development district for the purpose of electing five supervisors of the District; and

WHEREAS, following proper publication and notice thereof, the owners of land within the District held a landowners meeting on January 22, 2026, for the purpose of electing supervisors to the Board of Supervisors of the District (“**Board**”); and

WHEREAS, at the landowners’ meeting, the below recited persons were duly elected by virtue of the votes cast in their respective favor; and

WHEREAS, the Board, by means of this Resolution, desires to canvas the votes, declare and certify the results of the landowners election, and announce the Board Members, seat number designations on the Board.

NOW THEREFORE BE IT RESOLVED BY THE BOARD:

SECTION 1. The recitals as stated above are true and correct and by this reference are incorporated into and form a material part of this Resolution.

SECTION 2. The following persons are found, certified, and declared to have been duly elected as Supervisors of and for the District, having been elected by the votes cast in their favor as shown, to wit:

Seat 1	_____	Votes: _____
Seat 2	_____	Votes: _____
Seat 3	_____	Votes: _____
Seat 4	_____	Votes: _____
Seat 5	_____	Votes: _____

SECTION 3. In accordance with Section 190.006(2), Florida Statutes, and by virtue of the number of votes cast for the respective Supervisors, they are declared to have been elected for the following terms of office:

Seat 1	_____	Years: _____
Seat 2	_____	Years: _____
Seat 3	_____	Years: _____
Seat 4	_____	Years: _____
Seat 5	_____	Years: _____

SECTION 4. Said terms of office shall commence immediately upon adoption of this Resolution.

SECTION 5. If any provision of this Resolution is held to be illegal or invalid, the other provisions shall remain in full force and effect. To the extent the provisions of this Resolution conflict with the provisions of any other resolution of the District, the provisions of this Resolution shall prevail.

PASSED AND ADOPTED on JANUARY 22, 2026.

Attest:

**Legacy Palm Drive Community
Development District**

Name: _____
Secretary/Assistant Secretary

Name:
Title: Chair/Vice-Chair of the Board of
Supervisors