



Rizzetta & Company

# Legacy Palm Drive Community Development District

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**Board of Supervisors' Meeting  
June 4, 2026**

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

# LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT

<b>Board of Supervisors</b>	Chris Middleton Pedro Hernandez Clay Crevasse Diana Manso Vacant	Chairman Vice-Chairman Assistant Secretary Assistant Secretary Assistant Secretary
<b>District Manager</b>	Matthew Huber	Rizzetta & Company, Inc.
<b>District Counsel</b>	Ginger Wald	Billing, Cochran, Lyles Mauro & Ramsey, PA
<b>District Engineer</b>	Juan Alvarez	Alvarez Engineers

**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

May 27, 2026

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

## AGENDA

Dear Board Members:

The special Meeting of the Board of Supervisors of the Legacy Palm Drive Community Development District will be held on **June 4, 2026 at 9:00 a.m.**, to be held at the offices of Alvarez Engineers 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 ITEMS**
  - A. Presentation of Fiscal Year 2026-2027 Proposed Budget ..... Tab 1
    - i. Consideration of Resolution 2026-38; Approving Fiscal Year 2026-2027 Proposed Budget and Setting Public Hearing..... Tab 2
  - B. Consideration of Bond Related Matters
- 4. BUSINESS ADMINISTRATION**
  - A. Consideration of Regular Meeting Minutes of April 23, 2026 ..... Tab 3
- 5. STAFF REPORTS**
  - A. District Counsel
  - B. District Engineer
  - C. District Manager
    - i. Presentation of Website Compliance Report ..... Tab 4
    - ii. Presentation of Registered Voter Count..... Tab 5
- 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**

**Proposed Budget**  
**Legacy Palm Drive Community Development District**  
 General Fund  
 Fiscal Year 2026/2027

Chart of Accounts Classification	Budget for 2026/2027
1	
2	<b>ASSESSMENT REVENUES</b>
3	
4	<i>Special Assessments</i>
5	Tax Roll* \$ -
6	Off Roll* \$ -
7	
8	<b>Assessment Revenue Subtotal \$ -</b>
9	
10	<b>OTHER REVENUES</b>
11	
14	<i>Contributions &amp; Donations from Private Sources</i>
16	Developer Contributions \$ 150,000
17	
18	<b>Other Revenue Subtotal \$ 150,000</b>
19	
20	<b>TOTAL REVENUES \$ 150,000</b>
21	*Allocation of assessments between the Tax Roll and Off Roll are estimates only and subject to change prior to certification.
22	<b>EXPENDITURES - ADMINISTRATIVE</b>
23	
24	<i>Legislative</i>
25	Supervisor Fees \$ 3,000
26	<i>Financial &amp; Administrative</i>
27	Accounting Services \$ 19,200
28	Administrative Services \$ 4,200
29	Arbitrage Rebate Calculation \$ 500
30	Assessment Roll \$ 10,000
31	Auditing Services \$ 3,500
32	Disclosure Report \$ 10,000
33	District Engineer \$ 5,000
34	District Management \$ 21,000
35	Dues, Licenses & Fees \$ 175
36	Financial & Revenue Collections \$ 3,600
37	Legal Advertising \$ 2,500
38	Miscellaneous Fees \$ 500
39	Public Officials Liability Insurance \$ 3,500
40	Tax Collector/Property Appraiser Fees \$ 250
42	Website Hosting, Maintenance, Backup (and Email) \$ 3,500
43	<i>Legal Counsel</i>
44	District Counsel \$ 30,000
45	
46	<b>Administrative Subtotal \$ 120,425</b>
47	
48	<b>EXPENDITURES - FIELD OPERATIONS</b>
58	<i>Other Physical Environment</i>
59	General Liability Insurance \$ 4,500
64	Property Insurance \$ 3,500
65	<i>Contingency</i>
66	Miscellaneous Contingency \$ 21,575
67	
68	<b>Field Operations Subtotal \$ 29,575</b>
69	
70	<b>TOTAL EXPENDITURES \$ 150,000</b>
71	
72	<b>EXCESS OF REVENUES OVER EXPENDITURES \$ -</b>
73	

**Legacy Palm Drive Community Development District**

**Debt Service**

Fiscal Year 2026/2027

**PRELIM**

Chart of Accounts Classification	Series 2026	Budget for 2026/2027
<b>REVENUES</b>		
Special Assessments		
Net Special Assessments <sup>(1)</sup>	\$639,012.00	\$639,012.00
<b>TOTAL REVENUES</b>	<b>\$639,012.00</b>	<b>\$639,012.00</b>
<b>EXPENDITURES</b>		
<b>Administrative</b>		
Debt Service Obligation	\$639,012.00	\$639,012.00
<b>Administrative Subtotal</b>	<b>\$639,012.00</b>	<b>\$639,012.00</b>
<b>TOTAL EXPENDITURES</b>	<b>\$639,012.00</b>	<b>\$639,012.00</b>
<b>EXCESS OF REVENUES OVER EXPENDITURES</b>	<b>\$0.00</b>	<b>\$0.00</b>

Miami-Dade County Collection Costs (2%) and Early Payment Discounts (4%):

6.0%

**GROSS ASSESSMENTS**

**\$679,800.00**

**Notes:**

<sup>(1)</sup> Maximum Annual Debt Service less any Prepaid Assessments Received

**LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT**  
**FISCAL YEAR 2026/2027 O&M & DEBT SERVICE ASSESSMENT SCHEDULE**

<b>2026/2027 O&amp;M Budget:</b>		\$0.00	<b>2025/2026 O&amp;M Budget:</b>	\$0.00
<b>Collection Costs:</b>	2%	\$0.00	<b>2026/2027 O&amp;M Budget:</b>	\$0.00
<b>Early Payment Discounts:</b>	4%	\$0.00		
<b>2026/2027 Total:</b>		<b>\$0.00</b>	<b>Total Difference:</b>	<b>\$0.00</b>

Lot Size	Assessment Breakdown	Per Unit Annual Assessment Comparison		Proposed Increase / Decrease	
		2025/2026	2026/2027	\$	%
<b>Townhomes</b>	Series 2026 Debt Service <sup>(1)</sup>	\$0.00	\$2,200.00	\$2,200.00	N/A
	Operations & Maintenance <sup>(2)</sup>	\$0.00	\$0.00	\$0.00	N/A
	<b>Total</b>	<b>\$0.00</b>	<b>\$2,200.00</b>	<b>\$2,200.00</b>	<b>0.00%</b>

<sup>(1)</sup> FY 2026-2027 will be the first year of levied Series 2026 Debt Service assessments. Series 2026 numbers are preliminary and subject to change

<sup>(2)</sup> FY 2026-2027 will be the first year of levied O&M assessments. The budget was previously developer funded.

LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT

FISCAL YEAR 2026/2027 O&M ASSESSMENT SCHEDULE

TOTAL O&M BUDGET		\$0.00
COLLECTION COSTS @	2%	\$0.00
EARLY PAYMENT DISCOUNT @	4%	\$0.00
TOTAL O&M ASSESSMENT		<u>\$0.00</u>

UNITS ASSESSED			ALLOCATION OF O&M ASSESSMENT				PER LOT ANNUAL ASSESSMENT		
		PRELIM SERIES 2026					PRELIM SERIES 2022		
LOT SIZE	O&M	DEBT SERVICE <sup>(1)</sup>	EAU FACTOR	TOTAL EAU's	% TOTAL EAU's	TOTAL O&M BUDGET	O&M	DEBT SERVICE <sup>(2)</sup>	TOTAL <sup>(3)</sup>
Townhomes	309	309	1.00	309.00	100.00%	\$0.00	\$0.00	\$2,200.00	\$2,200.00
<b>Total Community</b>	<b>309</b>	<b>309</b>		<b>309.00</b>	<b>100.00%</b>	<b>\$0.00</b>			

LESS: Miami-Dade County Collection Costs (2%) and Early Payment Discounts (4%):

\$0.00

Net Revenue to be Collected:

\$0.00

<sup>(1)</sup> Reflects the number of total lots expected to be encumbered by the Series 2026 Bonds. Series 2026 numbers are preliminary and subject to change upon final pricing of the bonds.

<sup>(2)</sup> Annual estimated debt service assessment per lot to be adopted in connection with the anticipated Series 2026 bond issuance. Preliminary annual assessment includes principal, interest, Miami-Dade County collection costs and early payment discounts

<sup>(3)</sup> It is anticipated that the FY 2026-2027 assessments will be billed directly by the District due to timing constraints imposed by Miami-Dade County. However, county collection costs and early payment discounts have been included for illustrative purposes. Assessments billed directly by the District will be net of those costs.

## **Tab 2**

**RESOLUTION 2026-38**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE LEGACY PALM DRIVE COMMUNITY DEVELOPMENT DISTRICT APPROVING A PROPOSED OPERATION AND MAINTENANCE BUDGET FOR FISCAL YEAR 2026/2027; SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING, AND PUBLICATION REQUIREMENTS; AND PROVIDING AN EFFECTIVE DATE.**

WHEREAS, the District Manager prepared and submitted to the Board of Supervisors (the “Board”) of the Legacy Palm Drive Community Development District (the “District”) prior to June 15, 2026, a proposed operation and maintenance budget for the fiscal year beginning October 1, 2026, and ending September 30, 2027 (the “Proposed Budget”); and

WHEREAS, the Board has considered the Proposed Budget and desires to approve the Proposed Budget and set the required public hearing thereon.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF THE DISTRICT:**

- 1. Proposed Budget Approved.** The Proposed Budget, including any modifications made by the Board, attached hereto as **Exhibit A**, is hereby approved as the basis for conducting a public hearing to adopt said Proposed Budget.
- 2. Setting a Public Hearing.** The public hearing on said Proposed Budget is hereby declared and set for Thursday, August 27, 2026, at 9:00 a.m. at the Alvarez Engineers located at 8935 NW 35th Ln #101, Doral, Florida 33172.
- 3. Transmittal of Proposed Budget to Local General Purpose Government.** The District Manager is hereby directed to submit a copy of the Proposed Budget to Miami-Dade County at least 60 days prior to the hearing set above.
- 4. Posting of Proposed Budget.** In accordance with Section 189.016, Florida Statutes, the District’s Secretary is further directed to post the Proposed Budget on the District’s website at least two days before the budget hearing date and shall remain on the website for at least 45 days.
- 5. Publication of Notice.** Notice of this public hearing shall be published in the manner prescribed by Florida law.
- 6. Effective Date.** This Resolution shall take effect immediately upon adoption.

**Passed and Adopted on June 4, 2026.**

Attested By:

**Legacy Palm Drive  
Community Development District**

\_\_\_\_\_  
Print Name: \_\_\_\_\_  
Title: Secretary/Assistant Secretary

\_\_\_\_\_  
Name: \_\_\_\_\_  
Title: Chair of the Board of Supervisors

## **Tab 3**

**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 regular Meeting of the Board of Supervisors of Legacy Palm Drive Community Development District was held on **Thursday, April 27, 2026, at 9:02 a.m.** at the offices of Alvarez Engineers located at 8935 NW 35th Ln #101, Doral, Florida 33172.

Present and constituting a quorum:

Chris Middleton	<b>Chair</b>
Pedro Hernandez	<b>Vice-Chair</b>
Diana Manso	<b>Assistant Secretary</b>

Also present were:

Matthew Huber	<b>District Manager, Rizzetta &amp; Company</b>
Ginger Wald	<b>District Counsel, Billing Cochran</b>
Juan Alvarez	<b>District Engineer, Alvarez Engineers</b>
Sara Sare	<b>Representative, MBS Capital Markets (via phone)</b>
Cynthia Wilhem	<b>Representative, Nabors Giblin &amp; Nickerson (via phone)</b>

Audience	<b>None</b>
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**FIRST ORDER OF BUSINESS**

**Call to Order**

Mr. Huber opened the meeting at 9:02 a.m.

**SECOND ORDER OF BUSINESS**

**Audience Comments on Agenda Items**

No audience members were present.

**THIRD ORDER OF BUSINESS**

**Acceptance of Resignation of Jeremy Hampson Seat 2 (2026-2030)**

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors accepted Jeremy Hampson resignation for Seat 2 (Term 2026-2030), for the Legacy Palm Drive Community Development District.
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**FOURTH ORDER OF BUSINESS**

**Appointment of Open Board Seat 2**

(Term 2026-2030)

This item was tabled.

**FIFTH ORDER OF BUSINESS**

**Consideration of RFQ for District  
Engineering Services**

The District received one (1) response from Alvarez Engineers.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors unanimously approved and directed staff and District Counsel to prepare an agreement appointing Alvarez Engineers as District Engineer based on qualifications, for the Legacy Palm Drive Community Development District.

**SIXTH ORDER OF BUSINESS**

**Consideration of Resolution 2026-37;  
Bond Delegation**

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adopted Resolution 2026-37, Bond Delegation, for the Legacy Palm Drive Community Development District.

**SEVENTH ORDER OF BUSINESS**

**Consideration of Regular Meeting  
Minutes of March 26, 2026**

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors approved the Regular Meeting Minutes of March 26, 2026, as presented, for the Legacy Palm Drive Community Development District.

**EIGHTH ORDER OF BUSINESS**

**Staff Reports**

**A. District Counsel**

Ms. Wald discovered a mortgage with City National Bank on the property and prepared she prepared a tripartite agreement.

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors approved the Tripartite Agreement in substantial form, subject to comments from City National Bank and inclusion in the closing documents, for the Legacy Palm Drive Community Development District.

**B. District Engineer**

No report.

80 **C. District Manager**

81 Mr. Huber stated the next meeting will be May 28, 2026, at 9:00 a.m. The proposed  
82 budget will be presented at this meeting. District Counsel anticipates bond closing  
83 before May 28, 2026.

84  
85 **NINTH ORDER OF BUSINESS**

**Supervisor Requests**

86  
87 There were no supervisor requests.

88 **TENTH ORDER OF BUSINESS**

**Adjournment**

89

On a Motion by Mr. Middleton, seconded by Mr. Hernandez, with all in favor, the Board of Supervisors adjourned the meeting at 9:15 a.m., for Legacy Palm Drive Community Development District.

90  
91  
92  
93 \_\_\_\_\_  
Assistant Secretary/Secretary

93 \_\_\_\_\_  
Chairman / Vice-Chairman

94

# Tab 4



# Quarterly Compliance Audit Report

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## Legacy Palm Drive

**Date:** March 2026 - 1st Quarter

**Prepared for:** Matthew Huber

**Developer:** Rizzetta

**Insurance agency:**



**Preparer:**

Jason Morgan - *Campus Suite Compliance*

*ADA Website Accessibility and Florida F.S. 189.069 Requirements*

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# Compliance Audit Overview

The Community Website Compliance Audit (CWCA) consists of a thorough assessment of Florida Community Development District (CDD) websites to assure that specified district information is available and fully accessible. Florida Statute Chapter 189.069 states that effective October, 2015, every CDD in the state is required to maintain a fully compliant website for reporting certain information and documents for public access.

The CWCA is a reporting system comprised of quarterly audits and an annual summary audit to meet full disclosure as required by Florida law. These audits are designed to assure that CDDs satisfy all compliance requirements stipulated in Chapter 189.069.

## Compliance Criteria

The CWCA focuses on the two primary areas – website accessibility as defined by U.S. federal laws, and the 16-point criteria enumerated in [Florida Statute Chapter 189.069](#).



### ADA Website Accessibility

Several federal statutes (American Disabilities Act, Sec. 504 and 508 of the Rehabilitation Act of 1973) require public institutions to ensure they are not discriminating against individuals on the basis of a person's disability. Community websites are required to conform to web content accessibility guidelines – [WCAG 2.1](#), which is the international standard established to keep websites barrier-free and the recognized standard for ADA-compliance.



## Florida Statute Compliance

Pursuant to F.S. [189.069](#), every CDD is required to maintain a dedicated website to serve as an official reporting mechanism covering, at minimum, 16 criteria. The information required to report and have fully accessible spans: establishment charter or ordinance, fiscal year audit, budget, meeting agendas and minutes and more. For a complete list of statute requirements, see page 3.

## Audit Process

The Community Website Compliance Audit covers all CDD web pages and linked PDFs.\* Following the [WCAG 2.1](#) levels A, AA, and AAA for web content accessibility, a comprehensive scan encompassing 312 tests is conducted for every page. In addition, a human inspection is conducted to assure factors such as navigation and color contrasts meet web accessibility standards. See page 4 for complete accessibility grading criteria.

In addition to full ADA-compliance, the audit includes a 16-point checklist directly corresponding with the criteria set forth in Florida Statute Chapter 189.069. See page 5 for the complete compliance criteria checklist.

\* **NOTE:** Because many CDD websites have links to PDFs that contain information required by law (meeting agendas, minutes, budgets, miscellaneous and ad hoc documents, etc.), audits include an examination of all associated PDFs. **PDF remediation** and ongoing auditing is critical to maintaining compliance.



## ADA Website Accessibility

Result: **PASSED**

## Accessibility Grading Criteria

Passed	Description
Passed	<b>Website errors*</b> 0 WCAG 2.1 errors appear on website pages causing issues**
Passed	<b>Keyboard navigation</b> The ability to navigate website without using a mouse
Passed	<b>Website accessibility policy</b> A published policy and a vehicle to submit issues and resolve issues
Passed	<b>Color contrast</b> Colors provide enough contrast between elements
Passed	<b>Video captioning</b> Closed-captioning and detailed descriptions
Passed	<b>PDF accessibility</b> Formatting PDFs including embedded images and non-text elements
Passed	<b>Site map</b> Alternate methods of navigating the website

\*Errors represent less than 5% of the page count are considered passing

\*\*Error reporting details are available in your Campus Suite Website Accessibility dashboard



# Florida F.S. 189.069 Requirements

Result: **PASSED**

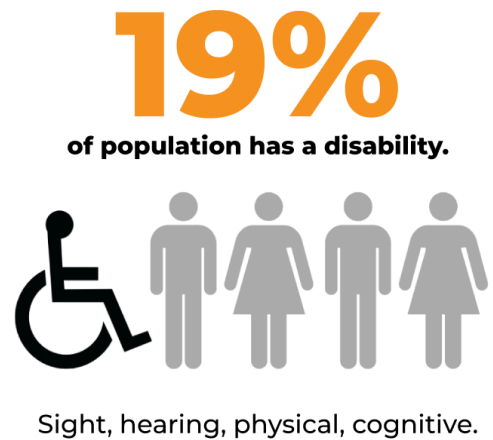
## Compliance Criteria

Passed	Description
Passed	Full Name and primary contact specified
Passed	Public Purpose
Passed	Governing body Information
Passed	Fiscal Year
Passed	Full Charter (Ordinance and Establishment) Information
Passed	CDD Complete Contact Information
Passed	District Boundary map
N/A	Listing of taxes, fees, assessments imposed by CDD
Passed	Link to Florida Commission on Ethics
Passed	District Budgets (Last two years)
N/A	Complete Financial Audit Report
Passed	Listing of Board Meetings
N/A	Public Facilities Report, if applicable
Passed	Link to Financial Services
Passed	Meeting Agendas for the past year, and 1 week prior to next

# Accessibility overview

## Everyone deserves equal access.

With nearly 1-in-5 Americans having some sort of disability – visual, hearing, motor, cognitive – there are literally millions of reasons why websites should be fully accessible and compliant with all state and federal laws. Web accessibility not only keeps board members on the right side of the law, but enables the entire community to access all your web content. The very principles that drive accessible website design are also good for those without disabilities.



## The legal and right thing to do

Several federal statutes (American Disabilities Act, Sec. 504 and 508 of the Rehabilitation Act of 1973) require public institutions to ensure they are not discriminating against individuals on the basis of a person's disability. Community websites are required to conform to web content accessibility guidelines, WCAG 2.1, the international standard established to keep websites barrier-free. Plain and simple, any content on your website must be accessible to everyone.



# ADA Compliance Categories

Most of the problems that occur on a website fall in one or several of the following categories.



### **Contrast and colors**

Some people have vision disabilities that hinder picking up contrasts, and some are color blind, so there needs to be a distinguishable contrast between text and background colors. This goes for buttons, links, text on images – everything. Consideration to contrast and color choice is also important for extreme lighting conditions.

*Contract checker:* <http://webaim.org/resources/contrastchecker>



### **Using semantics to format your HTML pages**

When web page codes are clearly described in easy-to-understand terms, it enables broader sharing across all browsers and apps. This ‘friendlier’ language not only helps all the users, but developers who are striving to make content more universal on more devices.



### **Text alternatives for non-text content**

Written replacements for images, audio and video should provide all the same descriptors that the non-text content conveys. Besides helping with searching, clear, concise word choice can make vivid non-text content for the disabled.

*Helpful article:* <http://webaim.org/techniques/alttext>



### **Ability to navigate with the keyboard**

Not everyone can use a mouse. Blind people with many with motor disabilities have to use a keyboard to make their way around a

website. Users need to be able to interact fully with your website by navigating using the tab, arrows and return keys only. A “skip navigation” option is also required. Consider using [WAI-ARIA](#) for improved accessibility, and properly highlight the links as you use the tab key to make sections.

**Helpful article:** [www.nngroup.com/articles/keyboard-accessibility](http://www.nngroup.com/articles/keyboard-accessibility)

**Helpful article:** <http://webaim.org/techniques/skipnav>



## Easy to navigate and find information

Finding relevant content via search and easy navigation is a universal need. Alt text, heading structure, page titles, descriptive link text (no ‘click here’ please) are just some ways to help everyone find what they’re searching for. You must also provide multiple ways to navigate such as a search and a site map.

**Helpful article:** <http://webaim.org/techniques/sitetools/>



## Properly formatting tables

Tables are hard for screen readers to decipher. Users need to be able to navigate through a table one cell at a time. In addition to the table itself needing a caption, row and column headers need to be labeled and data correctly associated with the right header.

**Helpful article:** <http://webaim.org/techniques/tables/data>



## Making PDFs accessible

PDF files must be tagged properly to be accessible, and unfortunately many are not. Images and other non-text elements within that PDF also need to be ADA-compliant. Creating anew is

one thing; converting old PDFs – called PDF remediation – takes time.

*Helpful articles:* <http://webaim.org/techniques/acrobat/acrobat>



## **Making videos accessible**

Simply adding a transcript isn't enough. Videos require closed captioning and detailed descriptions (e.g., who's on-screen, where they are, what they're doing, even facial expressions) to be fully accessible and ADA compliant.

*Helpful article:* <http://webaim.org/techniques/captions>



## **Making forms accessible**

Forms are common tools for gathering info and interacting. From logging in to registration, they can be challenging if not designed to be web-accessible. How it's laid out, use of labels, size of clickable areas and other aspects need to be considered.

*Helpful article:* <http://webaim.org/techniques/forms>



## **Alternate versions**

Attempts to be fully accessible sometimes fall short, and in those cases, alternate versions of key pages must be created. That is, it is sometimes not feasible (legally, technically) to modify some content. These are the 'exceptions', but still must be accommodated.



## **Feedback for users**

To be fully interactive, your site needs to be able to provide an easy way for users to submit feedback on any website issues. Clarity is

key for both any confirmation or error feedback that occurs while engaging the page.



## **Other related requirements**

### ***No flashing***

Blinking and flashing are not only bothersome, but can be disorienting and even dangerous for many users. Seizures can even be triggered by flashing, so avoid using any flashing or flickering content.

### ***Timers***

Timed connections can create difficulties for the disabled. They may not even know a timer is in effect, it may create stress. In some cases (e.g., purchasing items), a timer is required, but for most school content, avoid using them.

### ***Fly-out menus***

Menus that fly out or down when an item is clicked are helpful to dig deeper into the site's content, but they need to be available via keyboard navigation, and not immediately snap back when those using a mouse move from the clickable area.

### ***No pop-ups***

Pop-up windows present a range of obstacles for many disabled users, so it's best to avoid using them altogether. If you must, be sure to alert the user that a pop-up is about to be launched.

# **Web Accessibility Glossary**

Assistive technology	Hardware and software for disabled people that
----------------------	--

	enable them to perform tasks they otherwise would not be able to perform (e.g., a screen reader)
WCAG 2.0	Evolving web design guidelines established by the W3C that specify how to accommodate web access for the disabled
504	Section of the Rehabilitation Act of 1973 that protects civil liberties and guarantees certain rights of disabled people
508	An amendment to the Rehabilitation Act that eliminates barriers in information technology for the disabled
ADA	American with Disabilities Act (1990)
Screen reader	Software technology that transforms the on-screen text into an audible voice. Includes tools for navigating/accessing web pages.
Website accessibility	Making your website fully accessible for people of all abilities
W3C	World Wide Web Consortium – the international body that develops standards for using the web

## **Tab 5**

**Alina Garcia**  
Supervisor of Elections

2700 NW 87th Ave  
Miami, FL 33172



T 305-499-VOTE(8683)  
F 305-499-8501  
TTY 305-499-8480

[votemiamidade.gov](http://votemiamidade.gov)  
[@votemiamidade](https://twitter.com/votemiamidade)

May 14, 2026

Mr. Matthew Huber  
Rizzetta & Company  
12750 Citrus Park Lane  
Suite 115  
Tampa, FL 33625

Dear Mr. Matthew Huber:

The Office of the Supervisor of Elections has completed a review of the area described as ***Legacy Palm Drive Community Development District***. A certification of the number of registered voters is enclosed for your reference.

A fee of \$ 60.00 has been assessed for the research and labor involved in determining the number of registered voters in the proposed Community Development District (CDD).

Should you have any questions or concerns, please feel free to contact Michelle McClain, Deputy Supervisor of Elections for Voter Services at 305-499-8302 or by email at [Michelle.McClain@votemiamidade.gov](mailto:Michelle.McClain@votemiamidade.gov).

Best regards,

Alina Garcia  
Supervisor of Elections  
Office of the Supervisor of Elections  
Miami-Dade County

Enclosure (2)

Alina Garcia  
Supervisor of Elections  
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## CERTIFICATION

STATE OF FLORIDA)

COUNTY OF MIAMI-DADE)

I, Alina Garcia, Supervisor of Elections of Miami-Dade County, Florida, do hereby certify that Legacy Palm Drive Community Development District, as described in the attached MAP, has 0 voters.

Alina Garcia  
Supervisor of Elections

WITNESS MY HAND  
AND OFFICIAL SEAL,  
AT MIAMI, MIAMI-DADE  
COUNTY, FLORIDA,  
ON THIS 14<sup>th</sup> DAY OF  
MAY, 2026

*Please submit a check for \$60.00 to our office payable to "Miami-Dade County Office of the Supervisor of Elections" for the cost of certifying the number of registered voters.*



# Office of the Supervisor of Elections

2026 Legacy Palm Drive CDD with Precincts

SW 199TH AVE

SW 197TH AVE

SW 344TH ST

Legacy Palm Drive

930

SW 348TH ST

SW 200TH AVE

**LEGEND**

- Miami-Dade County Precincts
- Community Development District Boundary
- Highways
- Major Roads
- Water

**ELECTION PUBLIC SERVICES**  
Voting Information Services  
www.mdcvotes.com  
1-800-451-4517  
1-305-451-4517

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