

Willow Creek Community Development District

Revised Special Meeting Agenda

Seat 1: Steve McConn – C.	
Seat 4: Casey Dare – V.C.	
Seat 2: Steve Feccia – A.S.	
Seat 5: Fred Wyborski – A.S.	
Seat 3: Open Seat	

Wednesday
May 11, 2022
1:00 p.m.

Hampton Inn
4760 Helen Hauser Blvd., Titusville, FL 32780
<https://global.gotomeeting.com/join/226271861>
+1 (646) 749-3112; Access Code: 226-271-861

1. Roll Call
2. Organizational Matters
 - A. Consideration of Appointment of Supervisor(s) to Unexpired Term(s) of Office (Seat #3 - 11/2024)
 - B. Oath of Office for Newly Appointed Supervisor(s)
 - C. Election of Officer(s)
3. Approval of the Minutes of the October 1, 2021 Meeting
4. Consideration of **Resolution #2022-04** Approving the Proposed Fiscal Year 2023 Budget and Setting the Public Hearing
5. Financing Matters
 - A. Supplemental Engineers Report
 - B. Amendment to Master Methodology Report
 - C. First Supplemental Methodology
 - D. Consideration of **Resolution #2022-05** Bond Delegation
 - 1) Exhibit A – Form of Bond Purchase Agreement
 - 2) Exhibit B – Form of Master Indenture
 - 3) Exhibit C – Form of Preliminary Limited Offering Memorandum
 - 4) Exhibit D – Form of Continuing Disclosure Agreement
 - E. Ancillary Bond Documents
 - 1) Completion Agreement
 - 2) True-up Agreement
 - 3) Collateral Assignment Agreement
 - 4) Declaration of Consent
 - 5) Notice of Series 2022 Special Assessments
 - F. Acquisition of Improvements and Work Product - **will be sent under separate cover**

6. Consideration of Resolution #2022-06 Supplemental Assessment Resolution, 2022 Bonds, With Delegation of Authority
7. Appointment of Audit Selection Committee
 - Audit Selection Committee Meeting
 - A. Opening Audit Selection Committee Meeting
 - B. Roll Call
 - C. Selection of Criteria for Evaluation
 - D. Authorizing of RFP
 - E. Adjournment
8. Acceptance of Audit for Fiscal Year Ending September 30, 2021
9. Ratification of:
 - A. Fee Agreement with KE Law Group, PLLC
 - B. Engagement Letter with Berger, Toombs, Elam, Gaines & Frank to perform Audit Services for Fiscal Year ending September 30, 2021
 - C. Invoices 5129 & 5157 with Meadowbrook Acres of South-Central Florida, Inc.
10. Discussion of Procedures for the Landowners Election – November 4, 2022
11. Staff Reports
 - A. Attorney
 - B. Engineer – Discussion/Updates on 20-Year Stormwater Management Needs Analysis
 - C. Field Manager
 - D. Manager – Number of Registered Voters in the District – 82
12. Financial Reports
 - A. Approval of Funding Requests #129, #130, #131, #132, #133, #134, #135 & #136
 - B. Balance Sheet and Income Statement
13. Supervisors Requests and Audience Comments
14. Adjournment

Meetings are open to the public and maybe continued to a time, date and place certain. For more information regarding this CDD please visit the website: <http://www.willowcreekcdd.com>