

MEDITERRA

COMMUNITY DEVELOPMENT DISTRICT

February 10, 2022

BOARD OF SUPERVISORS

REGULAR MEETING

AGENDA

Mediterra Community Development District
OFFICE OF THE DISTRICT MANAGER
2300 Glades Road, Suite 410W•Boca Raton, Florida 33431
Phone: (561) 571-0010•Fax: (561) 571-0013•Toll-free: (877) 276-0889

February 3, 2022

Board of Supervisors
Mediterra Community Development District

ATTENDEES:
Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

Dear Board Members:

NOTE: Meeting Time

The Board of Supervisors of the Mediterra Community Development District will hold a Regular Meeting on February 10, 2022 at 9:00 a.m., in the Bella Vita I Room at the Sports Club at Mediterra, 15735 Corso Mediterra Circle, Naples, Florida 34110. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments (*3 minutes*)
3. Chairman's Comments
4. Consideration of Resolution 2022-02, Implementing Section 190.006(3), Florida Statutes, and Requesting that the Collier County and Lee County Supervisors of Elections Begin Conducting the District's General Elections; Providing for Compensation; Setting for the Terms of Office; Authorizing Notice of the Qualifying Period; and Providing for Severability and an Effective Date
5. Discussion: Capital Improvement Revenue Refunding Bonds, Series 2022
 - A. Financing Timeline
 - B. Consideration of Akerman LLP, Bond Counsel Engagement Letter
 - C. Consideration of Kutak Rock LLP, Issuer's Counsel Engagement Letter
6. Continued Discussion: Annual Report via E-Blast and Newsletter
7. Discussion: Pipe Ownership Between Lakes 57 and 23
 - Consideration of M.R.I. Inspection, LLC, Estimate #3217
8. Acceptance of Unaudited Financial Statements as of December 31, 2021
9. Staff Reports
 - A. District Counsel: *Kutak Rock LLP*

- B. District Engineer: *Johnson Engineering, Inc.*
- C. District Manager: *Wrathell, Hunt and Associates, LLC*

- NEXT MEETING DATE: March 16, 2022 at 3:00 p.m.
- QUORUM CHECK

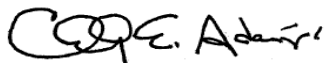
Mary Wheeler	<input type="checkbox"/> IN-PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
Kenneth Tarr	<input type="checkbox"/> IN-PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
John Henry	<input type="checkbox"/> IN-PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
Robert Greenberg	<input type="checkbox"/> IN-PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
Vicki Gartland	<input type="checkbox"/> IN-PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO

- D. Operations Manager: *Wrathell, Hunt and Associates, LLC*
- Key Activity Dates

10. Old Business
11. Supervisors' Requests
12. Public Comments (*3 minutes*)
13. Adjournment

Should you have any questions, please do not hesitate to contact me directly at (239) 464-7114.

Sincerely,



Chesley "Chuck" E. Adams, Jr.
 District Manager

FOR RESIDENTS TO 'LISTEN IN' TO THE BOARD MEETING
 CALL IN NUMBER: 800-239-9838
 CONFIRMATION CODE: 7303167
 EVENT TITLE: MEDITERRA CDD BOARD OF SUPERVISORS MEETING

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE
 CALL-IN NUMBER WILL BE PROVIDED WITHIN 24 HOURS OF MEETING
 FEEL FREE TO CONTACT 561-571-0010 FOR CALL-IN NUMBER
 CONFIRMATION CODE: 7303167
 EVENT TITLE: MEDITERRA CDD BOARD OF SUPERVISORS MEETING

MEDITERRA
COMMUNITY DEVELOPMENT DISTRICT

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RESOLUTION 2022-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE MEDITERRA COMMUNITY DEVELOPMENT DISTRICT IMPLEMENTING SECTION 190.006(3), FLORIDA STATUTES, AND REQUESTING THAT THE COLLIER COUNTY AND LEE COUNTY SUPERVISORS OF ELECTIONS BEGIN CONDUCTING THE DISTRICT'S GENERAL ELECTIONS; PROVIDING FOR COMPENSATION; SETTING FOR THE TERMS OF OFFICE; AUTHORIZING NOTICE OF THE QUALIFYING PERIOD; AND PROVIDING FOR SEVERABILITY AND AN EFFECTIVE DATE

WHEREAS, the Mediterra Community Development District ("District") is a local unit of special-purpose government created and existing pursuant to Chapter 42QQQ-1 Florida Administrative, rules and regulations of the Land and Water Adjudicatory Commission Code Florida Statutes, being situated within Collier and Lee Counties, Florida; and

WHEREAS, the Board of Supervisors ("Board") of Mediterra Community Development District seeks to implement section 190.006(3), Florida Statutes, and to instruct the Collier-County and Lee County Supervisors of Elections ("Supervisors") to conduct the District's General Elections.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE MEDITERRA COMMUNITY DEVELOPMENT DISTRICT:

1. **GENERAL ELECTION SEATS.** Seat 1, currently held by Mary Wheeler and Seat 2, currently held by Kenneth Tarr are scheduled for the General Election in November 2022. The District Manager is hereby authorized to notify the Supervisor of Elections as to what seats are subject to General Election for the current election year, and for each subsequent election year.

2. **QUALIFICATION PROCESS.** For each General Election, all candidates shall qualify for individual seats with the Division of Elections, pursuant to Section 99.061, *Florida Statutes*, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Collier County or Lee County Supervisors of Elections. Campaigns shall be conducted in accordance with Chapter 106, *Florida Statutes*.

3. **COMPENSATION.** Members of the Board receive \$200 per meeting for their attendance and no Board member shall receive more than \$4,800 per year.

4. **TERM OF OFFICE.** The term of office for the individuals to be elected to the Board in the General Election is four years. The newly elected Board members shall assume office on the second Tuesday following the election.

5. **REQUEST TO SUPERVISOR OF ELECTIONS.** The District hereby requests the Supervisor to conduct the District's General Election in November, 2022, and for each subsequent General Election unless otherwise directed by the District's Manager. The District understands that it will be responsible to pay for its proportionate share of the General Election cost and agrees to pay same within a reasonable time after receipt of an invoice from the Supervisor.

6. **PUBLICATION.** The District Manager is directed to publish a notice of the qualifying period for each General Election, in a form substantially similar to **Exhibit A** attached hereto.

7. **SEVERABILITY.** The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

8. **EFFECTIVE DATE.** This Resolution shall become effective upon its passage.

PASSED AND ADOPTED THIS 10TH DAY OF FEBRUARY, 2022.

**MEDITERRA COMMUNITY DEVELOPMENT
DISTRICT**

CHAIR/VICE CHAIR, BOARD OF SUPERVISORS

ATTEST:

SECRETARY/ASSISTANT SECRETARY

Exhibit A

NOTICE OF QUALIFYING PERIOD FOR CANDIDATES FOR THE BOARD OF SUPERVISORS OF THE
MEDITERRA COMMUNITY DEVELOPMENT DISTRICT

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of the Mediterra Community Development District will commence at noon on June 13, 2022 and close at noon on June 17, 2022. Candidates must qualify for the office of Supervisor with the Department of State, Division of Elections, located at Room 316, R.A. Gray Building, 500 South Bronough Street, Tallahassee, Florida 32399-0250. All candidates shall qualify for individual seats in accordance with Section 99.061, Florida Statutes, and must also be a qualified elector of the District. A qualified elector is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Collier County or Lee County Supervisors of Elections. Campaigns shall be conducted in accordance with Chapter 106, Florida Statutes.

The Mediterra Community Development District has two (2) seats up for election, specifically seats 1 and 2. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 8, 2022, in the manner prescribed by law for general elections.

For additional information, please contact the Department of State, Division of Elections.

Chesley E. Adams, Jr.
District Manager

MEDITERRA
COMMUNITY DEVELOPMENT DISTRICT

5A

Mediterra Community Development District
Capital Improvement Revenue Bonds, Series 2022
Financing Timeline
Draft as of January 2022

Jan-22							Feb-22							Mar-22						
S	M	Tu	W	TH	F	S	S	M	Tu	W	TH	F	S	S	M	Tu	W	TH	F	S
						1			1	2	3	4	5			1	2	3	4	5
2	3	4	5	6	7	8	6	7	8	9	10	11	12	6	7	8	9	10	11	12
9	10	11	12	13	14	15	13	14	15	16	17	18	19	13	14	15	16	17	18	19
16	17	18	19	20	21	22	20	21	22	23	24	25	26	20	21	22	23	24	25	26
23	24	25	26	27	28	29	27	28						27	28	29	30	31		
30	31																			

Date	Event	Responsibility
Complete	Board Meeting – January 19, 2022 <ul style="list-style-type: none"> Present Term Sheets; Selection of Synovus Bank 	
Week of January 31 st	<ul style="list-style-type: none"> Distribute Financing Timeline and Distribution List 	PA
Week of February 7 th	<ul style="list-style-type: none"> Distribute 1st draft of Bond Resolution Distribute 1st draft of Supplemental Indenture Distribute 1st draft of Escrow Deposit Agreement 	BC BC BC
Week of February 14 th	<ul style="list-style-type: none"> Comments on all circulated bond documents due Circulate Final Numbers 	All Parties PA
Week of February 21 st	<ul style="list-style-type: none"> Circulate Supplemental Assessment Methodology Circulate Final Assessment Resolution Circulate revised bond documents 	AC DC BC
Week of February 28 th	<ul style="list-style-type: none"> Comments on all circulated bond documents due 	All Parties
Week of March 7 th	Monday, March 7th <ul style="list-style-type: none"> Agenda Deadline: Include all bond documents in substantially final form in agenda package Circulate draft of closing documents 	All Parties BC
Week of March 14 th	Board Meeting – March 16th <ul style="list-style-type: none"> Present Bond Resolution (with attachments Supplemental Indenture, Escrow Deposit Agreement) Present Supplemental Assessment Methodology Present Final Assessment Resolution <p><i>[Pre-close in conjunction with Board Meeting]</i></p>	BC AC DC D/BC/L
Week of March 21 st	<ul style="list-style-type: none"> Thursday, March 24th Close Bonds 	T

Mediterra Community Development District

Capital Improvement Revenue Bonds, Series 2022

Financing Timeline

Draft as of January 2022

Jan-22							Feb-22							Mar-22							
S	M	Tu	W	TH	F	S	S	M	Tu	W	TH	F	S	S	M	Tu	W	TH	F	S	
						1			1	2	3	4	5			1	2	3	4	5	
2	3	4	5	6	7	8	6	7	8	9	10	11	12	6	7	8	9	10	11	12	
9	10	11	12	13	14	15	13	14	15	16	17	18	19	13	14	15	16	17	18	19	
16	17	18	19	20	21	22	20	21	22	23	24	25	26	20	21	22	23	24	25	26	
23	24	25	26	27	28	29	27	28						27	28	29	30	31			
30	31																				

Key	Description	Key	Description
D	District	LC	Lender's Counsel
DM	District Manager	AC	Assessment Consultant
BC	Bond Counsel	T	Trustee
DC	District Counsel	TC	Trustee's Counsel
PA	Placement Agent		
L	Lender		

MEDITERRA
COMMUNITY DEVELOPMENT DISTRICT

5B



Akerman LLP
50 North Laura Street
Suite 3100
Jacksonville, FL 32202-3646
Peter. L. Dame

January 25, 2022

Mediterra Community Development District
c/o Wrathell, Hunt and Associates
2300 Glades Rd., #410W
Boca Raton, FL 33431
Attn: Chuck Adams

Re: **Mediterra Community Development District – Bond Counsel**

Dear Mr. Adams:

Thank you for the opportunity to present this engagement letter to serve as bond counsel to Mediterra Community Development District (the “District”) in connection with the issuance by the District of Capital Improvement Revenue Refunding Bonds. It is our understanding that the proposed bonds will be issued to refund outstanding Bonds previously issued by the District to fund public infrastructure and other public facilities to benefit the assessable lands in the District. It is our understanding that the bonds will be sold through a private placement with Synovus Bank. The following is our proposal to serve as bond counsel to the District. This letter sets forth generally our understanding of what legal services we will perform and the basis for our compensation to provide such bond counsel services.

As Bond Counsel we agree to:

Attend as requested all meetings related to the issuance of the Bonds.

Prepare appropriate resolutions authorizing the issuance of the Bonds.

Prepare the supplemental trust indenture, and other documents necessary, related or incidental to the issuance of the Bonds.

Prepare (or review when prepared by others) closing papers necessary in connection with the sale and issuance of the Bonds, including but not limited to, certified copies of all minutes, ordinances, resolutions and orders; certificates such as officer’s seal, incumbency, signatures, no prior pledge, arbitrage and others; and verifications, consents and opinions from accountants, engineers, special consultants and attorneys.

Prepare and file the necessary forms with the Internal Revenue Service (Form 8038-G) and the Florida Division of Bond Finance.

Prepare and deliver at closing a standard, comprehensive approving legal opinion which will, among other things, contain opinions as to the validity and enforceability of the Bonds and the trust indenture, the security for the Bonds and the excludability from gross income of the interest on the Bonds for federal income tax purposes (subject to certain exceptions generally accepted in the industry). In rendering the tax opinion, we will provide general instructions for compliance with the federal rebate laws.

Supervise and coordinate the closing of the Bonds and render other legal services incidental or required in connection with the matters listed above.

For performing the above-described services for the refunding Bonds our fee would be \$18,000, inclusive of out of pocket costs (which will not exceed \$500.00). All such fees and costs would be payable in full at the time of delivery of such Bonds.

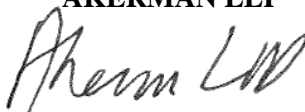
From time to time there may arise matters involving a conflict of interest, which could arise if there is a transaction or a lawsuit involving the District and one of Akerman's other clients. Conflicts will be handled as described on the attached addendum.

The District has the right to terminate our representation for any reason at any time and assign this agreement to another law firm. We reserve the same right to terminate upon giving reasonable notice. Among the reasons which might lead us to conclude that we should terminate our representation are (1) a failure to be forthright, cooperative or supportive of our effort; (2) the misrepresentation of, or failure or refusal to, disclose material facts to us; (3) the failure or refusal to accept our advice; (4) the discovery of a conflict of interest with another client; or (5) any other reason permitted or required under the rules of professional conduct governing the legal profession. Upon any termination of our representation, we will submit a statement for services rendered and costs incurred to the date of termination, payable in full upon receipt. This statement will be based on the pro rata amount of work done by us to the point of termination to the total work required to be done to close the issue.

We believe that the above provisions outline in reasonable detail our agreement as to this representation. We sincerely appreciate the opportunity to submit this proposal.

Very truly yours,

AKERMAN LLP



By: Peter L. Dame, Partner

ACCEPTED:
Mediterra Community Development District

By: _____
Title: Chairman or District Manager

ADDENDUM

The following terms and conditions are part of the representation letter agreement between Akerman LLP (“Akerman”) and Mediterra Community Development District (“District”).

Conflicts of Interest

From time to time there may arise matters involving a conflict of interest, which could arise if there is a transaction or a lawsuit involving the District and one of Akerman’s other clients. Conflicts will be handled as follows:

(a) If there is no on-going representation being provided to the District, the District will not be deemed to be a client of Akerman and no conflicts will be deemed to have arisen. Thus, Akerman could represent other clients in regard to matters involving the District, provided, however, those matters do not relate to the matters on which Akerman has provided representation to the District.

(b) Akerman may immediately terminate its representation of District. In the event of such termination, Akerman will be paid in full for services rendered to that date and, as a result of the termination of said representation, Akerman will be entitled to represent other parties in matters adverse to District, as if subparagraph (a) above was applicable; subject, however, to the condition that said matters do not involve the matters on which Akerman has provided representation to the District.

(c) To the extent a conflict is a “direct conflict” (as defined below), Akerman will meet and discuss the nature of the conflict and see if the matter can be resolved. If the District is unwilling to waive the conflict, Akerman reserves the right under (b) above to terminate its representation of the District. Also, as set forth in subparagraph (a) above, if there is no on-going representation at that time, there will be no direct conflict. A “direct conflict” is a matter in which the District and another Akerman client are actively and directly involved with one another in an adverse way; for example, the District is being sued by another Akerman client seeking recovery of a money judgment. An example of an indirect conflict would be where the District holds a judgment against Company A and one of our lender/clients seeks to foreclose a mortgage which encumbers property owned by Company A. The District would be joined as a necessary party in the foreclosure because it holds a subordinate judgment lien encumbering Company A’s property. That would, as set forth in subparagraph (d) below, be an indirect or incidental conflict.

(d) In regard to “indirect or incidental conflicts”, the District hereby waives any such conflict, and Akerman would be entitled to represent the other client in such matters. Indirect or incidental conflicts would be those transactions which do not involve the District or in which the District no actual monetary relief is sought against District. As set forth in subparagraph (c) above, for example, an incidental or indirect conflict would arise if Akerman represents a lender and in seeking to foreclose a mortgage, the District would be joined as a defendant because it has a second mortgage or a judgment against the owner of the property being foreclosed.

Consent to Representation of Law Firms.

Akerman represents other law firms in various matters. During the time we are representing

client, we may represent other law firms in matters unrelated to this matter, including the representations of other law firms that represent present or future parties in disputes or transactions adverse to District. Such representation by Akerman of other law firms could be viewed as creating a material limitation on Akerman's ability to represent District. (A material limitation arises if there is a significant risk that a lawyer's ability to consider, recommend, or carry out an appropriate course of action for a client will be materially limited as a result of the other responsibilities or interests of the lawyer or of other lawyers in the lawyer's firm).

When Akerman represents other law firms in matters unrelated to District's matter(s), we do not believe that such a significant risk exists in such situations. In addition, we do not believe that the exercise of Akerman's independent judgment as counsel to each party generally will be affected by our representation of District in its matter(s) and our representation of law firms in unrelated matters.

District acknowledges that we have disclosed the potential material limitation conflict of interest identified herein, and specifically consents to Akerman's representation of District and our representation of law firms in unrelated matters including law firms that represent present or future parties in disputes or transactions adverse to District. District waives any conflict of interest with respect to those representations.

Execution of this Letter Constitutes a Waiver

With respect to any conflict waivers, to the extent the District has agreed to waive any future conflict as set forth herein, the execution of this letter constitutes a waiver of that conflict. If requested by Akerman, the District will further execute a specific waiver letter.

AKERMAN LLP
STANDARD TERMS AND CONDITIONS OF ENGAGEMENT

The following standard terms and conditions of engagement are incorporated in and made a part of the engagement letter for each matter for which Akerman LLP (“Akerman” or “Firm”) is engaged to represent “Client,” as defined in the engagement letter. In the event of any inconsistencies between the terms of the engagement letter and those of these standard terms and conditions of engagement, the terms of the engagement letter will control.

Additional Terms and Conditions Regarding Scope of Engagement. The scope of Akerman’s engagement is set forth in the attached engagement letter, including these standard terms and conditions of engagement, and is limited to such description. Any changes or additions to the scope of Akerman’s engagement, which we would be pleased to consider, must be agreed to and memorialized in writing prior to such change or addition taking effect. An attorney-client relationship between Akerman and the Client exists during the times when Akerman is actually performing work for the Client on a particular matter. This engagement letter creates a structure for establishing future engagements and attorney-client relationships on an as-requested basis by the Client and subject to written confirmation of acceptance by Akerman. It does not create an attorney-client relationship absent an actual request by Client for representation in a particular matter and Akerman’s written acceptance of representation in a particular matter. Akerman reserves the right to decline representation in a particular matter. Unless the description of the scope of Akerman’s engagement in the engagement letter states otherwise, Akerman’s engagement does not include responsibility for (1) review of Client’s insurance policies to determine the possibility of coverage for either the matter Akerman is handling or our fees and costs; (2) notification to Client’s insurance carriers about the matter; (3) advice to Client about Client’s disclosure obligations concerning the matter under state or federal securities or tax laws; (4) advice about tax issues that relate to the matter; or (5) other specialized areas of law unrelated to the specific representation which the

Firm has undertaken. (Akerman has very capable attorneys in these areas who would be happy to discuss the terms under which they would undertake such representation). Akerman will not provide business, investment, or accounting advice regarding the matter and we will consider that you have independently obtained such advice or do not consider it necessary or relevant to the representation which we have undertaken. Legal services provided are solely for the benefit of Client unless Akerman and Client otherwise expressly agree in writing. In addition, Client may not assign its claims handled by Akerman without the express prior written agreement of Akerman.

Exclusion of Owners, Subsidiaries, Officers, Directors, Employees and Other Affiliates. Akerman’s client for purposes of the Firm’s representation is the Client as identified in the engagement letter for the matter, and not, unless expressly named in the engagement letter, any “Affiliates” of Client. Unless otherwise agreed in writing by Client and Akerman, Client agrees that Akerman’s representation of Client in this matter does not give rise to a lawyer-client relationship between Akerman and any Affiliates of Client. Accordingly, unless otherwise agreed in writing by Client and Akerman, the Firm’s representation of Client in this matter will not give rise to a conflict of interest in the event the Firm represents other clients adverse to a Client Affiliate in other matters. “Affiliates” of Client that are excluded from the meaning of Client include, but are not limited to (1) shareholders or constituent partners, members, or other equity stakeholders, (2) parent, sister, brother and subsidiary companies, (3) joint ventures, limited partnerships, general partnerships, limited liability companies, or other unincorporated entities in which Client may have an ownership interest, (4) officers, (5) directors, (6) employees, or (7) any other party related by family relationship, management position or capacity, contractual, cross-ownership or otherwise. *Should you feel it necessary and appropriate to change the identified client or to include any of the foregoing within the definition of “Client”*

for a particular matter, please do not hesitate to discuss the matter with us before signing the engagement letter. The Firm's objective in this policy is to avoid situations where (1) true clients or parties in interest being represented by Akerman find themselves being sued or in an adverse position to another client of Akerman because our records did not properly identify the client, or (2) after undertaking our representation of you (or another client), and investing considerable time and dollars on your behalf, Akerman is forced to withdraw from a representation because of a conflict which could have been identified earlier with accurate client identification at the inception of our attorney-client relationship.

Information/Client Responsibilities. Akerman will seek to keep Client informed of the status of matters. However, Client should feel free to contact us at any time with questions and comments.

Client agrees to provide Akerman with all information that Akerman believes is necessary or appropriate to fulfill our professional responsibilities, and cooperate with us in matters such as fact investigation, preparation of pleadings, discovery responses, and required court or decisional-body appearances. Client's responsibilities include the following: abiding by the engagement letter, paying bills on time, and keeping Akerman advised of Client's address, telephone number and whereabouts. Client further agrees that without Akerman's express prior written consent, Client will not use Akerman's name or the fact of its engagement in any form of advertising or solicitation of business.

Fees and Reimbursable Costs, along with applicable sales or other taxes, will be calculated and assessed for the representation of Client as follows:

Fees. Akerman will bill Client on a monthly basis unless otherwise specified in the engagement letter for a specific matter. Each bill will provide a detailed description and accounting of services rendered during the immediately preceding month. The "services rendered" will be broken

down into two separate components: (1) legal services provided by our attorneys, paralegals and other professionals, and (2) reimbursable costs and expenses incurred by Akerman in connection with its representation of Client. With respect to legal services, Client will be billed on an hourly basis (unless otherwise specified in the engagement letter) at rates which will vary with the nature of the matter, as well as with the experience and skill of the attorney, paralegal or professional rendering the services. Please note that our regular hourly rates are typically adjusted annually and may be adjusted at other times during each year.

The time charges recorded by attorneys are not absolutes to which Akerman adheres without analysis of the time that has been spent. They serve as "benchmarks" which ordinarily are followed. Each month, before bills are submitted, a review is performed to assess the nature of the services performed for the client. In charging for our services, Akerman will consider all the factors outlined in the applicable ethical rules. These include the time and labor required, the novelty and difficulty of the legal issues, the skill required to properly perform the services, the experience, reputation, and ability of those performing the services, any time limitations imposed, the circumstances, the amount involved and the results obtained. In the event that a court or other decisional body (such as an arbitrator) awards attorney's fees in excess of our actual billings, or such is agreed in any settlement or related transaction, it is agreed that, in addition to the amount Client is obligated to pay, Akerman will be entitled to recover the amount of such excess from the opposing party. Additionally, Akerman retains the right to recover its fees from any recovery resulting from its services.

Under certain circumstances, the Client may be entitled to recover its attorney's fees and costs from an adverse party. Because fees and costs awards are totally unpredictable, the Client expressly agrees that it is the Client's obligation under this Agreement to pay all attorney's fees and costs due Akerman, without giving any effect to the recovery of any costs and attorney's fees from any adverse party. In the event Client has paid costs and attorney's fees which are

subsequently recovered from an adverse party, those amounts will be used first to pay all costs and fees due Akerman hereunder, with the balance then being paid to the Client. The amount of the court award of costs and attorney's fees, if any, does not set or limit the attorney's fees due Akerman in any way. The collection of fees from the adverse party is an additional Akerman service, and the Client is expected to pay Akerman a further fee on the same basis as set forth in the Agreement for performing such service. In regard to any amounts which may be recovered for the Client, whether through litigation or otherwise, those amounts will be paid to the trust account of Akerman and will be used to pay all costs and attorney's fees due Akerman hereunder, with the balance then being paid to the Client.

Additionally, if in response to Client's request or by requirement of lawful process Akerman testifies; gathers and/or produces documents; responds to document hold or production requests; or responds to any other requests in connection with possible, threatened or actual proceedings commenced by third parties that relate to Akerman's representation of Client, Client agrees to pay Akerman its reasonable fees and costs incurred.

Although Akerman will use its best efforts to represent Client effectively, Akerman cannot guarantee success and payment of our bills is not contingent upon the outcome of the matter or the results obtained. Please let Akerman know if there are ever any questions concerning our billing or the basis of our charges.

Reimbursable Costs and Expenses. The second component of "services rendered" shown on the bill will be a summary of costs and expenses by category which includes, but is not limited to, expenses such as filing fees, court reporter fees, witness fees, deposition transcripts, court costs, expert charges, audit response letters, long distance telephone, postage, photocopy/scan/print charges, facsimile charges, secretarial and word processing overtime, video conferencing, overnight or special delivery services, research services (such as Westlaw and LEXIS), travel, lodging, meals, and costs related

to the collection and imaging of records. Such expenses will be itemized on Akerman's statements. Certain cost bills may be forwarded to Client for payment directly to the vendor. Due to delays in Akerman's receipt of bills for costs and expenses from third party vendors, Akerman's billing of Client may be delayed. In addition, if substantial costs are to be advanced in connection with the matter, it is Akerman's practice to obtain a retainer to cover such costs or to have them billed directly to Client for payment. Billing for certain cost items may include a surcharge. Others are billed at the amounts actually charged to Akerman.

Employment of Additional Professionals. If Akerman deems it necessary to employ additional professionals with specialized skills and, after consultation with the Client, the Client deems it appropriate to do so, additional professionals may be employed by Akerman. In such event, where appropriate and subject to Client approval, Akerman will employ such professionals in the name of the Client. Notwithstanding the form of employment of the professional and regardless of whether the professional's invoice is addressed to Akerman or to the Client, Client is obligated to pay the fees of the professional in full, upon the rendering of a statement. Akerman reserves the right to request and obtain an additional retainer to defray the fees and expenses of professionals employed in connection with Client's matter. All fees and expenses of professionals shall be subject to the security provisions, interest provisions and other applicable provisions of this engagement letter.

Advice about Possible Outcomes. From time to time, either at the outset or during the course of our representation, we may express opinions or beliefs concerning the matter or various courses of action and the results that might be anticipated. Any such statement made by any lawyer of the Firm is an expression of opinion only, based on information available to us at the time, and should not be construed as a promise or guarantee.

Right to Separate Counsel. Client acknowledges having had the opportunity to seek the advice of separate counsel with respect to this engagement letter.

Electronic Communications. The use of electronic communications (“EC”) (such as email) can be an efficient means of communication, and Akerman often uses it to communicate with clients. Some clients also use instant messaging as a means of communication. However, these electronic communications can be delayed or blocked (such as by anti-spam software) or otherwise not transmitted. Client must not assume that an email or instant message sent to Akerman was actually opened and read unless Client receives a non-automated reply message indicating that Akerman has read Client’s message. Akerman may send documents or other information that is covered by the attorney-client or work product privileges using external EC. Client understands that EC is not an absolutely secure method of communication. Client’s execution of the engagement letter will serve to acknowledge and accept the risk and authorize Akerman to use EC means to communicate with Client or others necessary to effectively represent the Client. If there are certain documents with respect to which the Client wishes to maintain absolute confidentiality, the Client must advise Akerman in writing not to send them via EC, and Akerman will comply with Client’s request.

Trust account. Under applicable law, interest on attorneys’ trust accounts for clients may be payable to a state fund for legal services to the indigent, unless clients specifically elect separate trust accounts. If Client desires Client’s deposit to be placed in a trust account with interest payable to Client, please so advise. Client will reimburse Akerman for the costs of such account, and Akerman will provide Client with an Advance Deposit Form where Akerman will need Client’s taxpayer identification number on the signed W-9 Form. Akerman’s trust accounts are held in approved financial institutions, and bear interest at the bank’s rates for this type of account. The bank, however, is subject to change at Akerman’s discretion.

Payment; Security for Payment. Unless otherwise specifically agreed in the engagement letter, Akerman expects payment from Client upon receipt of the bill. Prompt and full payment for Akerman’s services is vital to Akerman’s

ability to efficiently provide legal services to all clients. By executing the engagement letter, Client agrees to pay Akerman’s invoice upon receipt of the bill, unless otherwise specified in the letter. A failure to question or object to any charges within thirty (30) days after receipt of a statement will constitute Client’s agreement to the statement as presented. Akerman reserves the right, in appropriate cases, to request security, including a retainer deposit, for fees and expenses. Security for fees and expenses and the determination of what will constitute acceptable collateral or who will personally guaranty payment, will be made by Akerman after consultation with the Client. In addition, applicable law may provide attorneys with liens upon materials coming into their possession to secure the payment of their fees. This retaining lien, as well as appropriate charging liens, may be asserted by Akerman in appropriate circumstances. In the event of any proceedings to enforce the provisions of this engagement letter, or otherwise between Akerman and the Client, the prevailing party shall be entitled to recover its reasonable attorneys’ fees and court expenses from the other party.

Interest on Overdue Accounts. Client understands and agrees that if payment is not made within thirty (30) days of the bill date, an interest charge may be added to the outstanding balance in accordance with the laws of the state that governs this agreement. Akerman also reserves the right to discontinue services if Akerman’s bills are not paid in a timely manner, and to seek payment for all past services rendered.

Term of Engagement. The effective date of Akerman’s agreement to provide services is the date on which we first performed services. The date at the beginning of the engagement letter is for reference only. Either Akerman or Client may terminate the engagement at any time for any reason by written notice, subject, on Akerman’s part, to applicable rules of professional conduct. If Client so requests, Akerman will suggest possible successor counsel. If permission for withdrawal is required by a court, we will promptly apply for such permission, in accordance with local court rules, and Client

agrees to engage successor counsel to represent Client.

Termination. Absent express notice of termination, Akerman's representation of Client will conclude with respect to any particular matter for which Akerman has been engaged upon completion of Akerman's work on such matter. The Firm's attorney-client relationship for such matter will terminate at such time. Such termination or withdrawal will not relieve Client of its obligation to pay for services rendered through the termination or withdrawal date, including work in progress and incomplete at the time of termination or withdrawal, and for all expenses incurred on behalf of Client through the termination or withdrawal date.

Post-Engagement Matters. Client has engaged Akerman to provide legal services in connection with a specific matter as described in the engagement letter. After completion of the matter, changes may occur in the applicable laws or regulations that could have an impact on the Client's future rights and liabilities. Unless Client engages Akerman to provide additional advice on issues arising from the matter, Akerman has no continuing obligation to advise Client with respect to future developments.

Firm Marketing. Akerman reserves the right to publish the name of Client in legal directories, as well as in Akerman's brochures, web site, deal lists and other marketing materials, which may describe the types of services Akerman provides and the transactions and litigations that Akerman has handled. Akerman also may provide the name, address and telephone number of Client to prospective clients for use as a reference for Akerman. Any such disclosures are subject in all cases to Akerman's obligation to maintain the confidences of Akerman's clients. Client should advise us in writing if it desires that Akerman not publish any information about it in any legal directory, brochure, web site or other marketing materials, and/or that Akerman not provide Client's name, address or telephone number to prospective clients.

Internal Review. In the course of our representation of Client, it may be necessary for

Akerman lawyers to analyze or address their professional duties or responsibilities or those of Akerman, and to consult with Akerman's General Counsel or other lawyers in doing so. To the extent Akerman is addressing its duties, obligations or responsibilities to Client in those consultations, it is possible that a conflict of interest might be deemed to exist as between Akerman and Client. As a condition of this engagement, Client consents to such consultations occurring and waives any conflict of interest that might be deemed to arise out of any such consultations and any resulting communications. Client further agrees that these consultations and any resulting communications are protected from disclosure to Client and others by Akerman's attorney-client privilege. Of course, nothing in the foregoing shall diminish or otherwise affect Akerman's obligation to keep Client informed of material developments in Akerman's representation of Client, including any conclusions arising out of such consultations to the extent that they affect Client's interests.

Responses to Audit Letters. If Client engages an accountant to audit Client's financial statements, it is likely the accountant will request, during the audit, that Akerman provide a written description of all pending or threatened claims for lawsuits to which Akerman has given substantive attention on Client's behalf. This request is typically a standardized letter provided by the accountant which Client is requested to send to Akerman. Akerman will typically charge Client for providing the response to the audit letter. Client agrees to pay such costs related to the response to the audit letter.

Conclusion of Representation and Disposition of Client Files. Akerman is not obligated to keep files/records related to a matter after that matter is finished unless required to do so by operation of law. Upon conclusion of Client's representation, subject to the payment provisions of applicable rules of professional conduct, Akerman will return to Client the Client's original papers, hard copy/electronic documents and/or other property that Client provided to the Firm during the engagement. Client agrees to accept the return of such documents and/or property. If Client so requests, Akerman will also

provide to Client, at Client's expense, copies or originals of Client's file. Akerman and Client agree that lawyer work product (for example, drafts, notes, internal memoranda, work files, etc.) are the property of Akerman. Akerman reserves the right to make, at Client's expense, copies of all other documents generated or received by Akerman in the course of Akerman's representation of Client. All such documents retained by Akerman, including client files (including any original documents and/or property that we attempted unsuccessfully to return to you) and Akerman files, will be transferred to the person responsible for administering our records retention program. For various reasons, including the minimization of unnecessary storage expenses, Akerman reserves the right to destroy or otherwise dispose of any documents or other materials retained by us thirty (30) days after providing notice of intention to destroy them (unless Client requests those materials within thirty (30) days of notification) or after ten years from the date the matter is completed.

Consent to Representation of Law Firms.

Akerman represents other law firms in various matters. During the time we are representing Client, we may represent other law firms in matters unrelated to this matter, including the representation of other law firms that represent present or future parties in disputes or transactions adverse to Client. When Akerman represents other law firms in matters unrelated to Client's matter(s), we do not believe that such representations create a material limitation on Akerman's representation of the Client. (A material limitation arises if there is a significant risk that a lawyer's ability to consider, recommend, or carry out an appropriate course of action for a client will be materially limited as a result of the other responsibilities or interests of

the lawyer or of other lawyers in the lawyer's firm).

When Akerman represents other law firms in matters unrelated to Client's matter(s), we do not believe that such a significant risk exists in such situations. In addition, we do not believe that the exercise of Akerman's independent judgment as counsel to each party generally will be affected by our representation of Client in its matter(s) and our representation of law firms in unrelated matters.

Client acknowledges that we have disclosed the potential material limitation conflict of interest identified herein, and specifically consents to Akerman's representation of Client and our representation of law firms in unrelated matters including law firms that represent present or future parties in disputes or transactions adverse to Client. Client waives any conflict of interest with respect to those representations.

Modification in Writing Only; Severability.

No change to the engagement letter shall be effective unless and until confirmed in writing and signed by the Firm and Client making express reference to the engagement letter. The engagement letter, including these terms and conditions of engagement, embodies the whole agreement of the parties. There are no promises, terms, conditions or obligations other than those contained herein, and the engagement letter shall supersede all previous communications, representations, or other agreements, either oral or written, between the Firm and Client for the engagement. If any provision of the engagement letter is held in whole or in part to be unenforceable for any reason, the remainder of that provision and of the entire engagement letter will be severable and remain in effect.

MEDITERRA
COMMUNITY DEVELOPMENT DISTRICT

5C

February 1, 2022

Mediterra Community Development District
c/o Wrathell, Hunt and Associates, LLC
Attn: Chuck Adams
2300 Glades Road, Suite 410W
Boca Raton, Florida 33431

Re: Mediterra Community Development District
Capital Improvement Revenue Refunding Bonds

Dear Mr. Adams:

Thank you for the opportunity to present our proposal to represent the Mediterra Community Development District (the "District") with regard to its issuance of Capital Improvement Revenue Refunding Bonds. We understand the proposed bonds will be issued to refund outstanding bonds previously issued by the District to fund public infrastructure and other public facilities to benefit the assessable lands in the District. We further understand that the bonds will be sold through a private placement with Synovus Bank. Please let this letter serve as our proposal to represent the District regarding the issuance of the proposed bonds at a fixed fee of \$16,000.00, which includes costs and expenses.

If this meets with your approval, please sign below, and return to me by e-mail for our files. Thank you for this opportunity and should you have any questions please do not hesitate to contact me.

Sincerely,

/s/ Alyssa C. Willson

Alyssa C. Willson

ACW/JLG

Robert Greenberg
Chairperson, Board of Supervisors
Mediterra Community Development District

MEDITERRA
COMMUNITY DEVELOPMENT DISTRICT

7

PAI GIS **Mediterra CDD** Prepared by: Passarella & Associates, Inc.

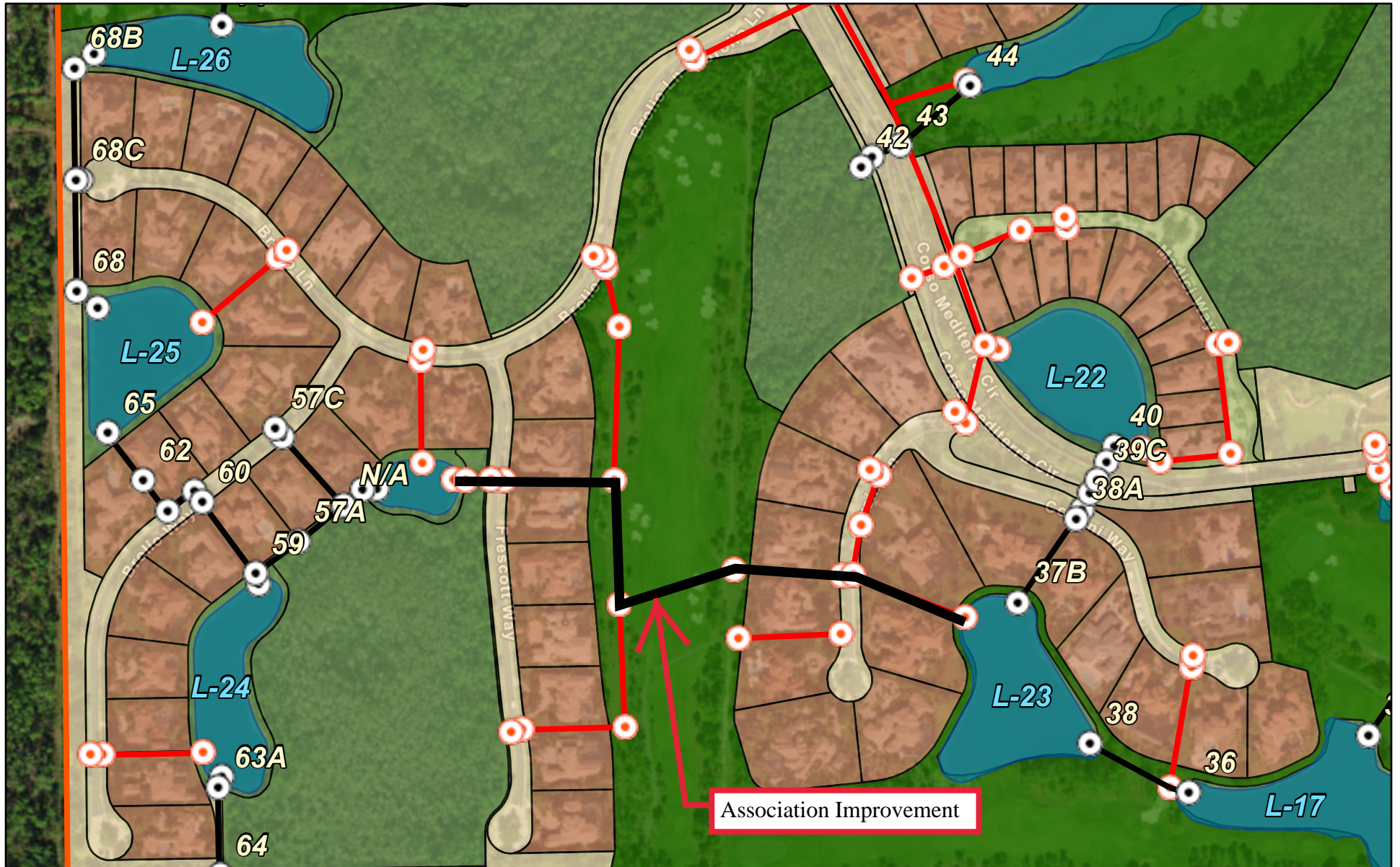
Find address or place

- Layer List
- CDD Drainage Pipe (011022)
- Other Drainage Structure (011022)
- Other Drainage Pipe (011022)
- Photo Station
- Mediterra CDD**
- Easement
- Drainage Area
- Lake Bank Window
- Swale
- Lake**
- Conservation Area
- Collier County Parcel Data (2021)



-81.784 26.305 Degrees

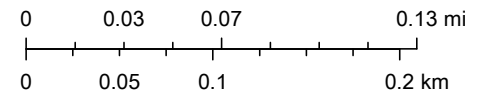
ArcGIS Web Map



12/13/2021, 2:59:58 PM

- CDD Drainage Structure
- CDD Drainage Pipe
- Other Drainage Structure
- Other Drainage Pipe
- Mediterra CDD
- Lake
- Parcels (Ownership Category - Collier 2021)
- END USER / BUILDER / OTHER
- MEDITERRA COMMUNITY ASSOCIATION
- MEDITERRA SOUTH CDD
- OTHER COMMUNITY ASSOCIATION
- THE NEW CLUB AT MEDITERRA

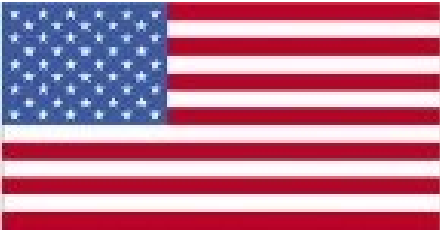
1:4,514



CompassData Inc., State of Florida, Maxar, Esri Community Maps

ArcGIS Web AppBuilder

CompassData Inc., State of Florida, Maxar | Esri Community Maps Contributors, University of South Florida, County of Collier, FDEP, © OpenStreetMap, Microsoft, Esri, HERE, Garmin, SafeGraph, INCREMENT P, METI/NASA, USGS, EPA, NPS, US Census Bureau,



M.R.I. Inspection LLC
 5570 Zip Dr.
 Fort Myers Fl. 33905
 239-984-5241 Office
 239-707-5034 Mike
 239-236-1234 Fax
 CGC 1507963



Name

Mediterra CDD
 c/o Wrathell, Hunt, & Associates,
 LLC
 9220 Bonita Beach Rd Suite 214
 Bonita Springs, Florida 34135

Proposal

Project
Inspection

Date	Estimate #
-------------	-------------------

1/18/2022

3217

Description	Total
Total cost to inspect and determine the percentage of sand and debris in system in the additional 10 structures between pond 57 and lake 23 at Mediterra. We will give you a full report on each opening and give you a total cost to clean out anything that is 25% or more with sand and debris	300.00

Please know that we cannot hold pricing according to our normal terms, as our vendors are not holding pricing to us. All quotes will need to be reviewed at the time of contract.

Total \$300.00

M.R.I. Underwater Specialist utilizes the federal E-Verify program in contracts with public employers
 All material is guaranteed to be as specified. All work to be completed in a workmanlike manner according to standard practices. Additional charges may occur if any changes are made during scope of work and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. All contractors are fully covered under general liability insurance. We will not be responsible for any unforeseen incidents, when we dewater any wet well system. Due to sink holes crevasses or breeches etc. in and around wet well. This proposal does not include replacing any landscaping(Grass,trees, shrubs.etc.) all Jobsites will be left clean,

Authorized Signature

Michael Radford
 Michael Radford President

Reptaurr of Proposal The Above price, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payments will be made within 30 days after invoiced. If not we will agree to pay a 10% late fee. This proposal may be withdrawn if not accepted within thirty (30) days.

Signature_____

Date of acceptance_____

MEDITERRA
COMMUNITY DEVELOPMENT DISTRICT

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**MEDITERRA
COMMUNITY DEVELOPMENT DISTRICTS
FINANCIAL STATEMENTS
UNAUDITED
DECEMBER 31, 2021**

**MEDITERRA
COMMUNITY DEVELOPMENT DISTRICTS
BALANCE SHEET
GOVERNMENTAL FUNDS
DECEMBER 31, 2021**

	Governmental Funds			Total Governmental Funds
	General	Debt Service Series 2012	Debt Service Series 2013	
ASSETS				
Cash				
Operating	\$ 1,848,022	\$ -	\$ -	\$ 1,848,022
Investments				
BB&T - CDARS	1,496	-	-	1,496
Series 2012				
Revenue	-	324,400	-	324,400
Reserve	-	767,241	-	767,241
Prepayment	-	35,372	-	35,372
Series 2013				
Revenue	-	-	204,779	204,779
Reserve	-	-	75,000	75,000
Series 2017 Note				
Reserve*	10,000	-	-	10,000
Due from general fund	-	585,656	183,033	768,689
Due from other	8	-	-	8
Electric deposit	2,346	-	-	2,346
Total assets	<u>\$ 1,861,872</u>	<u>\$ 1,712,669</u>	<u>\$ 462,812</u>	<u>\$ 4,037,353</u>
LIABILITIES AND FUND BALANCES				
Liabilities				
Accounts payable	\$ 12,216	\$ -	\$ -	\$ 12,216
Due to debt service - series 2012	585,656	-	-	585,656
Due to debt service - series 2013	183,033	-	-	183,033
Total liabilities	<u>780,905</u>	<u>-</u>	<u>-</u>	<u>780,905</u>
Fund Balances				
Restricted for:				
Debt service	-	1,712,669	462,812	2,175,481
3 months working capital	254,253	-	-	254,253
Unassigned	826,714	-	-	826,714
Total fund balances	<u>1,080,967</u>	<u>1,712,669</u>	<u>462,812</u>	<u>3,256,448</u>
Total liabilities and fund balances	<u>\$ 1,861,872</u>	<u>\$ 1,712,669</u>	<u>\$ 462,812</u>	<u>\$ 4,037,353</u>

* Required bank loan reserve which will be applied to final payment

**MEDITERRA
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES , EXPENDITURES,
AND CHANGES IN FUND BALANCES
GENERAL FUND 001
FOR THE PERIOD ENDED DECEMBER 31, 2021**

	Current Month	Year to Date	Budget	% of Budget
REVENUE				
Special assessment: on roll	\$ 272,616	\$ 953,640	\$ 1,107,013	86%
Interest and miscellaneous	14	21	-	N/A
Total revenues	<u>272,630</u>	<u>953,661</u>	<u>1,107,013</u>	86%
EXPENDITURES				
Administrative				
Supervisors	1,077	2,153	9,900	22%
Management	4,164	12,493	49,973	25%
Accounting	1,392	4,175	16,700	25%
Audit	-	-	10,000	0%
Legal	1,125	1,125	10,000	11%
Field management	1,275	3,825	15,300	25%
Engineering	5,106	6,635	95,000	7%
Trustee	-	-	10,000	0%
Dissemination agent	333	1,000	4,000	25%
Arbitrage rebate calculation	-	-	1,500	0%
Assessment roll preparation	417	1,250	5,000	25%
Postage	245	385	1,000	39%
Insurance	-	11,070	11,800	94%
Legal advertising	234	814	4,000	20%
Contingencies	259	471	2,500	19%
Annual district filing fee	-	175	175	100%
Website	-	-	705	0%
ADA website compliance	-	210	210	100%
Total administrative	<u>15,627</u>	<u>45,781</u>	<u>247,763</u>	18%
Water management				
Contractual services	25,500	43,896	237,400	18%
Aquascaping/cutbacks/pipe cleanout	-	-	100,000	0%
Conservation area fire mitigation clean up	-	-	175,000	0%
Lake bank erosion repairs	-	-	75,000	0%
Electricity	2,031	4,130	31,500	13%
Future aeration replacement	408	408	9,000	5%
Capital outlay-aeration FCB loan pymt*	-	2,056	112,177	2%
Total water management	<u>27,939</u>	<u>50,490</u>	<u>740,077</u>	7%
Other fees & charges				
Property appraiser	333	2,807	14,587	19%
Tax collector	2,027	11,518	14,586	79%
Total other fees & charges	<u>2,360</u>	<u>14,325</u>	<u>29,173</u>	49%
Total expenditures	<u>45,926</u>	<u>110,596</u>	<u>1,017,013</u>	11%
Excess/(deficiency) of revenues over/(under) expenditures	226,704	843,065	90,000	
Fund balances - beginning	854,263	237,902	206,899	
Fund balance - ending (projected)				
Assigned				
3 months working capital	254,253	254,253	254,253	
Unassigned	826,714	826,714	42,646	
Fund balances - ending	<u>\$ 1,080,967</u>	<u>\$ 1,080,967</u>	<u>\$ 296,899</u>	

**MEDITERRA
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES , EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND 210 - SERIES 2012 (REFUNDED 1999 & 2001 BONDS)
FOR THE PERIOD ENDED DECEMBER 31, 2021**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Special assessment: on roll	\$ 314,717	\$ 913,182	\$ 1,056,882	86%
Interest	8	18	-	N/A
Total revenues	<u>314,725</u>	<u>913,200</u>	<u>1,056,882</u>	86%
EXPENDITURES				
Debt service				
Principal	-	-	635,000	0%
Prepayment	-	25,000	-	N/A
Interest	-	200,089	400,178	50%
Total debt service	<u>-</u>	<u>225,089</u>	<u>1,035,178</u>	22%
Other fees & charges				
Property appraiser	1,841	1,841	10,852	17%
Tax collector	(212)	9,044	10,852	83%
Total other fees & charges	<u>1,629</u>	<u>10,885</u>	<u>21,704</u>	50%
Total expenditures	<u>1,629</u>	<u>235,974</u>	<u>1,056,882</u>	22%
Excess/(deficiency) of revenues over/(under) expenditures	313,096	677,226	-	
Fund balances - beginning	1,399,573	1,035,443	1,003,979	
Fund balances - ending	<u>\$ 1,712,669</u>	<u>\$ 1,712,669</u>	<u>\$ 1,003,979</u>	

**MEDITERRA
COMMUNITY DEVELOPMENT DISTRICT
STATEMENT OF REVENUES , EXPENDITURES,
AND CHANGES IN FUND BALANCES
DEBT SERVICE FUND 204 - SERIES 2013 (REFUNDED 2003A BONDS)
FOR THE PERIOD ENDED DECEMBER 31, 2021**

	Current Month	Year to Date	Budget	% of Budget
REVENUES				
Special assessment: on roll	\$ 39,467	\$ 269,455	\$ 315,756	85%
Interest	2	5	-	N/A
Total revenues	<u>39,469</u>	<u>269,460</u>	<u>315,756</u>	85%
EXPENDITURES				
Debt service				
Principal	-	-	165,000	0%
Interest	-	69,622	139,244	50%
Total debt service	<u>-</u>	<u>69,622</u>	<u>304,244</u>	23%
Other fees & charges				
Property appraiser	-	976	5,756	17%
Tax collector	790	4,644	5,756	81%
Total other fees & charges	<u>790</u>	<u>5,620</u>	<u>11,512</u>	49%
Total expenditures	<u>790</u>	<u>75,242</u>	<u>315,756</u>	24%
Excess/(deficiency) of revenues over/(under) expenditures	38,679	194,218	-	
Fund balances - beginning	424,133	268,594	259,704	
Fund balances - ending	<u>\$ 462,812</u>	<u>\$ 462,812</u>	<u>\$ 259,704</u>	

MEDITERRA
COMMUNITY DEVELOPMENT DISTRICT

9C

MEDITERRA COMMUNITY DEVELOPMENT DISTRICT

BOARD OF SUPERVISORS FISCAL YEAR 2021/2022 MEETING SCHEDULE

LOCATION

*Bella Vita I Room at the Sports Club at Mediterra, 15735 Corso Mediterra Circle,
Naples, Florida 34110*

DATE	POTENTIAL DISCUSSION/FOCUS	TIME
October 20, 2021	Regular Meeting	9:00 AM
November 17, 2021 CANCELED	Regular Meeting	3:00 PM
December 8, 2021	Regular Meeting	3:00 PM
January 19, 2022	Regular Meeting	3:00 PM
February 10, 2022	Regular Meeting	9:00 AM
March 16, 2022	Regular Meeting	3:00 PM
April 20, 2022	Regular Meeting	3:00 PM
May 18, 2022	Regular Meeting	9:00 AM
June 15, 2022	Regular Meeting	9:00 AM
August 17, 2022	Public Hearing & Regular Meeting	9:00 AM

MEDITERRA
COMMUNITY DEVELOPMENT DISTRICT

9D

MEDITERRA CDD

Key Activity Dates

Updated: February 2022

Description	Reference	Submit To	Due Date	Date
Cane Toad Removal	SOP	N/A	The Cane Toad & Tadpole removal project is scheduled to commence in March. 2 night visits per month (March through November). Program will include 18 visits.	3/22 thru 11/2022
Wetland Maintenance	SOP	N/A	Wetland Maintenance as required by SFWMD is to be performed at a minimum of two times per year.	4/2022 & 9/2022
Annual Financial Report	190.008/218.32 & 39	Florida Department of Financial Services	45 days after the completion of the Annual Financial Audit but no more than 9 months after end of Fiscal Year. Management to provide update when completed. Per the request of the Board, to be provided in their May agenda package yearly.	6/1/2022
Proposed Budget	189.016, 189.418 & 200.065	Due to local governing authority (county or municipality)	Due to local governing authority (county or municipality) by June 15th each year.	6/15/2022
O & M Assessement letter	SOP	N/A	Staff to provide Chairman's draft assessment letter to the Board 48 hours in advance of mailing to the Residents of proposed increases. Notices must be mailed twenty days in advance of meeting to adopt the budget.	7/1/2022
Assessment Roll Certification	Local County requirement.	Local County Tax Collector	For most counties, submission and certification of the annual assessment roll is due by September 15th each year.	9/15/2022
Insurance Renewal	SOP	N/A	Bind Insurance for upcoming Fiscal Year with an effective of October 1st thru September 30th	10/1/2022
Adopted Budget	189.016, 189.418 & 200.065	Due to local governing authority (county or municipality)	Due to local governing authority (county or municipality) by October 1st each year.	10/1/2022

TRIM Compliance Report	200.068	Department of Revenue, Property Tax Oversight, Trim Compliance Section	No later than 30 days following the adoption of the property tax levy ordinance/resolution (if levying property taxes)	10/15/2022
Canna Lilly cut back	SOP	N/A	Seasonal cut back and removal of large stands of Canna Lilly on lake banks owned by the District, to reduce seasonal unsightliness and promote new lush and vigorous growth. Program to be considered/completed between February & March of each year if necessary.	Feb. & March Annually
Qualified Public Depositor Annual Report to CFO	280.17	Department of Financial Services- Division of Treasury - Collateral Management.	By November 30 of each year, file annual report for the period ending September 30, 2022	11/30/2022
Fiscal Year Annual District Filing Fee and Update Form	190,189.064 & 189.018 & Chapter 73C-24, F.A.C.	Florida department of Economic Opportunity (Special District Accountability Program)	Annual filing fee of \$175 is paid to the Florida department of Economic Opportunity. The filing of the Update Form is required to verify the status of the Special District and to update any changes (including changes to the registered agent). Filing Fee invoice and Update Form is mailed out by the State on October 1st of each year. The fee and form are due and must be postmarked by the following December 3rd.	12/3/2022
Laptop @ MCS	SOP	MCA GM Bill Bowden	Mr. Adams to create a cloud link on the website and will upload records of proceedings. This project is still in progress. Laptop last updated the week of June 14th.	2022
Certification of District Registered Voters	190(3)(a)(2)(d)	District receives annually from the local Supervisor of Elections	Due April 15th of each year and must be read into the record at a regularly scheduled meeting (no additional filing is required)	4/15/2022
Interconnecting Drain Pipe inspection and cleanout	SOP	N/A	Annual inspection and clean out of all lake and wetland interconnecting drain pipes and control structures, that are owned and operated by the District, where the percentage of pipe block exceeds 25%. Inspections to commence Monday, January 31st, with cleaning to be completed during the month of May	1/31/2022 thru 5/2022
Bank Stabilization Project	SOP	N/A	2021/22 Budget - Rip/Rap install project to be completed on Lake 35. (As of 2019 current proposal cost \$38K). Include rip/rap of headwall in that cove area. Bank restoration @ North Hole #18 by Green on Lake 13 (as of 2021 current proposal cost \$11,875.00 (need to deduct sod requirements).	5/1/2022

Lake Audit Report	SOP	N/A	Annual inspection and report of all District owned lakes. Report includes review of specific items related to water quality, lake maintenance deficiencies, littoral plant health and population, structural integrity of lake banks and pipework, aerator operation and any unauthorized activities in or adjacent to the lakes.	June/July 2022
Littoral Planting Projects	SOP	N/A	Lakes will be identified during the annual Lake audit.	June/July 2022
Phase Three East - Stormwater Pond 74	SOP	N/A	The original issue date was April 16, 2020. Modified September 9, 2021. The duration of the permit is extended until February 4, 2027 per the request to SFWMD. 90 day reminder is included, as reflected. Once the stormwater planning exercise is completed, it will have to be repeated every five years.	11/1/2026 (reminder) 2/4/2027 (deadline)
Preserve Fire Reduction Program - Three Year Rotation Program	SOP	N/A	As approved at the June 16, 2021 meeting; project to commence in January 2022; and continue every three years. Project to be completed by Cintron Landscape Services. Project to be completed within 100 days.	1/1/2022
Est Cortile Court	SOP	N/A	First annual monitoring report due June 30th with a required 2nd annual report due June 30th 2023.	6/2022 & 6/2023
Qualified Public Deposit Identification and Acknowledgement Form	280.02	Maintain original document in District Reports	Complete each time a new account is opened with a Qualified Public Depository.	
Bond - Continuing Disclosure	Bond Indenture	E.M.M.A. (Electronic Municipal Marketing Access) and Bond Trustee	Bond indentures generally require continuing disclosure of financial information to bond holders that may impact the bondholders investment. During construction, many bond indenture require quarterly reporting concerning the status of construction, development and real estate closings. Additionally, annual disclosure include posting annual independent audit reports and annual budgets reflecting assessment information. Generally, any material event affecting the bonds must be disclosed timely.	
Bonds - Arbitrage	IRS Regulation	IRS - if a rebate is due.	The Bond Indenture refers to IRS rules which state an issuer must pay (an Arbitrage) rebate installment for computation dates that occur at least once every 5 years. Rebate payments are due within 60 days after each computation date. The final rebate payment for an issue is due within 60 days after the issue is discharged. See IRS Regulation Section 1.148-3(e) through (g).	