

**COBBLESTONE  
COMMUNITY DEVELOPMENT DISTRICT  
BOARD OF SUPERVISORS  
PUBLIC HEARING & REGULAR MEETING  
FEBRUARY 25, 2022**

**COBBLESTONE  
COMMUNITY DEVELOPMENT DISTRICT AGENDA  
FRIDAY, FEBRUARY 25, 2022 AT 10:00 A.M.  
LONG LAKE RESERVE AMENITY CENTER  
LOCATED AT 19617 BREYNIA DR., LUTZ, FL 33558**

<b>District Board of Supervisors</b>	Supervisor Supervisor Supervisor Supervisor Supervisor	Betty Valenti Keith Malcuit Lee Thompson John Blakley Brian Soldano
<b>District Manager</b>	Meritus	Brian Lamb
<b>District Attorney</b>	Erin McCormick Law, PA	Erin McCormick
<b>District Engineer</b>	Stantec, Inc	Tonja Stewart

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

**The District Agenda is comprised of four different sections:**

The meeting will begin at **10:00 a.m.**

Public workshops sessions may be advertised and held in an effort to provide informational services. These sessions allow staff or consultants to discuss a policy or business matter in a more informal manner and allow for lengthy presentations prior to scheduling the item for approval. Typically, no motions or votes are made during these sessions.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting is asked to advise the District Office at (813) 873-7300, at least 48 hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 7-1-1 who can aid you in contacting the District Office.

Any person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that this same 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.

February 25, 2022  
Board of Supervisors  
**Cobblestone Community Development District**

*Dear Board Members:*

The Public Hearing & Regular Meeting of the Cobblestone Community Development District will be held on **February 25, 2022 at 10:00 a.m. at the Long Lake Reserve Amenity Center located at 19617 Breynia Dr., Lutz, FL 33558.** Please let us know at least 24 hours in advance if you are planning to call into the meeting. Following is the Agenda for the Meeting:

**Call In Number: 1-866-906-9330**

**Access Code: 4863181**

- 1. CALL TO ORDER/ROLL CALL**
- 2. PUBLIC COMMENT ON AGENDA ITEMS**
- 3. RECESS TO PUBLIC HEARINGS**
- 4. PUBLIC HEARING ON ADOPTING UNIFORM METHOD OF COLLECTION**
  - A. Open the Public Hearing on Adopting Uniform Method of Collection
  - B. Staff Presentation
  - C. Public Comment
  - D. Close the Public Hearing on Adopting Uniform Method of Collection
  - E. Consideration of Resolution 2022-30; Adopting Uniform Method of Collection.....Tab 01
- 5. PUBLIC HEARING ON ADOPTING UNIFORM RULES OF PROCEDURE**
  - A. Open the Public Hearing on Adopting Uniform Rules of Procedure
  - B. Staff Presentations
  - C. Public Comment
  - D. Close the Public Hearing on Adopting Uniform Rules of Procedure
  - E. Consideration of Resolution 2022-31; Adopting Uniform Rules of Procedure.....Tab 02
- 6. PUBLIC HEARING ON ADOPTING FINAL FISCAL YEAR 2022 BUDGET**
  - A. Open Public Hearing on Adopting Final Fiscal Year 2022 Budget
  - B. Staff Presentations
  - C. Public Comment
  - D. Close Public Hearing on Adopting Final Fiscal Year 2022 Budget
  - E. Consideration of Resolution 2022-32; Adopting Final Fiscal Year 2022 Budget.....Tab 03
    - i. Developer Funding Agreement
- 7. RETURN AND PROCEED TO REGULAR MEETING**
- 8. VENDOR AND STAFF REPORTS**
  - A. District Counsel
  - B. District Manager
  - C. District Engineer
- 9. BUSINESS ITEMS**
  - A. Consideration of Supplemental Engineer’s Report.....Tab 04
  - B. Consideration of Supplemental Assessment Methodology Report.....Tab 05
  - C. Consideration of Resolution 2022-33; Delegation Resolution.....Tab 06
    - i. First Supplemental and Second Supplemental Trust Indenture.....Page 92
    - ii. Bond Purchase Agreement.....Page 163
    - iii. Preliminary and Final Limited Offering Memorandum.....Page 208
    - iv. Continuing Disclosure Agreement.....Page 297
- 10. CONSENT AGENDA ITEMS**
  - A. Consideration of the Minutes of the Special Organizational Meeting December 20, 2021.....Tab 07
  - B. Consideration of the Minutes of the Landowner Election January 21, 2022.....Tab 08

C. Consideration of the Minutes of the Public Hearing & Regular Meeting January 21, 2022.....Tab 09

**11. STAFF REPORTS**

- A. District Counsel
- B. District Manager
- C. District Engineer

**12. BOARD MEMBERS COMMENTS**

**13. PUBLIC COMMENTS**

**14. ADJOURNMENT**

We look forward to speaking with you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 873-7300.

Sincerely,

A handwritten signature in blue ink, appearing to read "R. K. Lee".