

**MINUTES OF MEETING
MIAMI WORLD CENTER
COMMUNITY DEVELOPMENT DISTRICT**

A Regular Meeting of the Miami World Center Community Development District's Board of Supervisors was held on **Wednesday, April 19, 2017 at 11:00 a.m.**, at the offices of **Greenberg Traurig, P.A., 333 S.E. 2nd Ave., 44th Floor, Room 44-016, Miami, Florida 33131.**

Present at the meeting were:

John Chiste	Chair
Stephen Colamarino	Assistant Secretary
Joseph DiCristina	Assistant Secretary
Cora DiFiore (<i>via telephone</i>)	Assistant Secretary

Also present were:

Craig Wrathell	District Manager
Cindy Cerbone	Wrathell Hunt and Associates, LLC
Sue Delegal	District Counsel
Aaron Buchler	District Engineer
Bob Gang	Bond Counsel
Ben Feldman	Developer
Bibiana Tabares	Developer
Glen Fidge	MWC Associates
Hank Fishkind (<i>via telephone</i>)	Fishkind & Associates

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Wrathell called the meeting to order at 11:06 a.m., and noted, for the record, that Supervisors Chiste, Colamarino and DiCristina were present, in person. Supervisor DiFiore was attending via telephone. Supervisor Eisner was not present.

SECOND ORDER OF BUSINESS

Public Comments

There being no public comments, the next item followed.

THIRD ORDER OF BUSINESS

**Discussion/Consideration: District
Manager's Revised Operating Procedures**

A. Consideration of Resolution 2017-10, Electing Officers of the District

Mr. Wrathell presented Resolution 2017-10 for the Board’s consideration. Mr. Jeff Pinder, Wrathell, Hunt and Associates, LLC, Corporate Controller, would be added to the slate of officers, as Assistant Treasurer. This would enable Mr. Pinder to interact with the bank, on the District’s behalf, whenever Mr. Wrathell was unavailable. Mr. Colamarino nominated Mr. Pinder. No other nominations were made. The remaining slate of officers was unchanged. The slate of officers was as follows:

Chair	John Chiste
Vice Chair	Neil Eisner
Secretary	Craig Wrathell
Treasurer	Craig Wrathell
Assistant Treasurer	Jeff Pinder
Assistant Secretary	Steve Colamarino
Assistant Secretary	Joe DiCristina
Assistant Secretary	Cora DiFiore
Assistant Secretary	Cindy Cerbone

On MOTION by Mr. Colamarino and seconded by Mr. Chiste, with all in favor, Resolution 2017-10, Electing Officers of the District, as stated, with the addition of Mr. Pinder, as Assistant Treasurer, was adopted.

B. Consideration of Resolution 2017-11, Designating the Authorized Signatories for the District’s Operating Bank Account(s)

Mr. Wrathell presented Resolution 2017-11 for the Board’s consideration. The Chair, Vice Chair, Treasurer and Assistant Treasurer would be designated as authorized signatories on the District’s operating account and Mr. Wrathell must countersign all warrants and checks.

On MOTION by Mr. Colamarino and seconded by Mr. Chiste, with all in favor, Resolution 2017-11, Designating the Authorized Signatories for the District’s Operating Bank Account(s), was adopted.

FOURTH ORDER OF BUSINESS

Consideration of Resolution 2017-12, Designating a Date, Time and Location for Landowners' Meeting [Seats 3, 4 & 5]

Mr. Wrathell presented Resolution 2017-12 for the Board's consideration. November 7, 2017 was the suggested date for the Landowners' Election. The Board was not required to attend and Landowners could proxy their votes to a Landowner representative. Seats 3, 4 and 5 would be up for election. The current Supervisors could be re-elected, during the election process. The two seats receiving the most votes would each serve a four-year term and the third seat would serve a two-year term. In response to a question regarding when Mr. Eisner's term would expire, Mr. Wrathell stated 2019. Discussion ensued regarding Board resignations and appointments.

On MOTION by Mr. DiCristina and seconded by Mr. Colamarino, with all in favor, Resolution 2017-12, Designating a Date, Time and Location for Landowners' Meeting [Seats 3, 4 & 5], for November 7, 2017 at 11:00 a.m., at this location, was adopted.

FIFTH ORDER OF BUSINESS

Consideration of RFP for Annual Audit Services

Mr. Wrathell stated that the CDD's level of activity triggered the need for an audit for the Fiscal Year ended September 30, 2016. Statutorily, the District was required to go through an Auditor selection process, which included advertising for a qualified CPA firm. Proposals would be presented at the next meeting. Management would provide a ranking form and recommend the most qualified firm. In response to a question regarding cost, Mr. Wrathell stated that a multi-year contract would range from \$5,000 to \$7,500. Discussion ensued regarding potential auditing firms.

On MOTION by Mr. Chiste and seconded by Mr. Colamarino, with all in favor, authorizing Management to advertise an RFP for Annual Audit Services, was approved.

SIXTH ORDER OF BUSINESS

Approval of Unaudited Financial Statements as of February 28, 2017

Mr. Wrathell presented the Unaudited Financial Statements as of February 28, 2017. A Board Member asked about the “Total deferred inflows of resources” line item. Mr. Wrathell stated that it was funding due from the Developer. The District’s operating budget was still Developer-funded. During the May meeting, the proposed Fiscal Year 2018 budget would be presented. Management was finalizing the proposed budget with assistance from the District Engineer and the Developer.

On MOTION by Mr. Colamarino and seconded by Mr. Chiste, with all in favor, the Unaudited Financial Statements as of February 28, 2017, were approved.

SEVENTH ORDER OF BUSINESS

Approval of February 15, 2017 Public Hearings and Regular Meeting Minutes

Mr. Wrathell presented the February 15, 2017 Public Hearings and Regular Meeting Minutes and asked for any additions, deletions or corrections.

On MOTION by Mr. Colamarino and seconded by Mr. DiCristina, with all in favor, the February 15, 2017 Public Hearings and Regular Meeting Minutes, as presented, were approved.

EIGHTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

There being no report, the next item followed.

B. District Engineer

Mr. Buchler would present an updated version of the Engineer’s Report at the next meeting.

C. District Manager

There being no report, the next item followed.

NINTH ORDER OF BUSINESS

Board Members’ Comments/Requests

There being no Board Members’ comments or requests, the next item followed.

TENTH ORDER OF BUSINESS

Public Comments

There being no public comments, the next item followed.

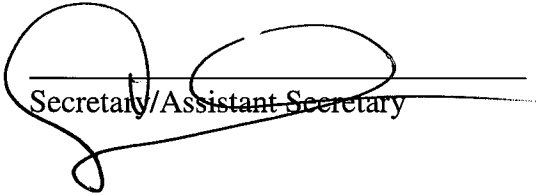
ELEVENTH ORDER OF BUSINESS

Adjournment

There being no further business to discuss, the meeting adjourned.

**On MOTION by Mr. Colamarino and seconded by Mr. Chiste,
with all in favor, the meeting adjourned at 11:23 a.m.,**

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]



Secretary/Assistant Secretary



Chair/Vice Chair