

**MINUTES OF MEETING
BRADBURY
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Bradbury Community Development District was held Wednesday, **November 16, 2022** at 2:15 p.m. at 346 E. Central Ave. Winter Haven, Florida.

Present and constituting a quorum:

Rennie Heath	Chairman
Chuck Cavaretta	Assistant Secretary
Daniel Arnette	Assistant Secretary
Andrew Rhinehart (<i>via Zoom</i>)	Assistant Secretary

Also present were:

Jill Burns	District Manager, GMS
Rey Malave <i>by Zoom</i>	District Engineer, Dewberry
Lauren Gentry	District Counsel, KE Law
Heather Wertz	Absolute Engineering

FIRST ORDER OF BUSINESS

Roll Call

Ms. Burns called the meeting to order and called the roll. Three Board members were present constituting a quorum.

SECOND ORDER OF BUSINESS

Public Comment Period

There were no members of the public present for the meeting.

THIRD ORDER OF BUSINESS

Review and Ranking of Proposals Received for Construction Services RFP (*to be provided under separate cover*)

Ms. Burns stated that the Board was provided a copy of the RFP responses and Ms. Wertz presented a brief summary of the responses and her recommended scoring for the Board. The bids have been reviewed and minor adjustments were made to even the bids due to material differences. Tucker had bid a schedule date that staff believed to be unreasonable, so their score was docked because of that reason. The rankings resulted with Kearney ranked #1 with 97.1 points and a total

November 16, 2022

Bradbury CDD

estimated cost of \$13,495,226.64 and Ms. Wertz’s recommendation would be to award the project to Kearney. Ms. Burns asked for a motion to accept the rankings as stated with Kearney #1, JDC #2, QGS #3, Tucker #4, and Wal-Rose #5 along with sending a notice of intent to award to Kearney. The Board stated that they agreed with the rankings but determined to award a contract only for Phase 1 and the offsite improvements at this time. Mr. Malave noted that he would like it stated for the record that Tucker and Wal-Rose did not provide documents for bid bonds.

On MOTION by Mr. Heath, seconded by Mr. Cavaretta, with all in favor, Accepting the Rankings above for all phases and Sending a Notice of Intent to Award to Kearney for Phase 1 and the offsite improvements, was approved.

FOURTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Ms. Gentry noted that the bond validation was successful. She had nothing further to report to the Board.

B. Engineer

Mr. Malave had nothing further to report to the Board.

C. District Manager’s Report

i. Balance Sheet & Income Statement

Ms. Burns noted that financial statements were included in the agenda package for review and no action was required.

FIFTH ORDER OF BUSINESS

Other Business

There being none, the next item followed.

SIXTH ORDER OF BUSINESS

Supervisors Requests and Audience Comments

There being none, the next item followed.

SEVENTH ORDER OF BUSINESS

Adjournment

November 16, 2022

Bradbury CDD

On MOTION by Mr. Heath, seconded by Mr. Cavaretta, with all in favor, the meeting was adjourned.

Jill Burns

Secretary/Assistant Secretary

Rennie Heath

Chairman/Vice Chairman