

**KINGSTON ONE
COMMUNITY DEVELOPMENT
DISTRICT**

OCTOBER 24, 2023

AGENDA



2005 PAN AM CIRCLE, SUITE 300
TAMPA. FL 33067

Kingston One Community Development District

Board of Supervisors

Virginia "Ginny" Pena, Chairman
Jeff Krieger, Supervisor
Rendal Sharpe, Supervisor
Anthony Cameratta, Supervisor
Cheryl A. Smith, Supervisor

District Staff

Brian Lamb, District Secretary
Gregory L. Urbancic, District Counsel
Carl A. Barraco, District Engineer

Special Organizational Meeting Agenda

Tuesday, October 24, 2023, at 1:00 p.m.

The Special Organizational Meeting of Kingston One Community Development District will be held on **October 24, 2023, at 1:00 p.m. at the offices of Cameratta Companies located at 21101 Design Parc Lane, Suite 103 Estero, FL 33928.** For those who intend to call in below is the Zoom link information. Please let us know at least 24 hours in advance if you are planning to call into the meeting.

Join Zoom Meeting

<https://us06web.zoom.us/j/89091130233?pwd=VYyPtyCifK6owqYfdObOjTu5aiTeoc.1>

Meeting ID: 890 9113 0233 Passcode: 578350

All cellular phones and pagers must be turned off during the meeting.

1. CALL TO ORDER

A. Overview of Meeting Procedures and Decorum

2. PUBLIC COMMENT PERIOD

3. ADMINISTER OATHS OF OFFICE TO THE BOARD ASSIGNED IN THE PETITION

4. SEAT NEW BOARD MEMBERS..... Tab 01

A. Overview of Forms, Sunshine Amendment, Code of Ethics, Supervisor Responsibilities

5. APPOINTMENT OF OFFICERS – Resolution 2024-01..... Tab 02

A. Chairman

B. Vice Chairman

C. Secretary

D. Treasurer

E. Assistant Secretaries

6. APPOINTMENT OF CONSULTANTS

A. Consider Appointment of District Manager/Assessment Consultant – Resolution 2024-02..... Tab 03

B. Designation of Registered Agent/Office – Resolution 2024-03..... Tab 04

C. Consider Appointment of District General Counsel – Resolution 2024-04 Tab 05

D. Consider Appointment of Interim District Engineer – By Motion Tab 06

i. Authorize RFQ for District Engineer

E. Consider Appointment of Bond Counsel – Greenberg Traurig, P. A Tab 07

F. Consider Appointment of Investment Banker – FMS Bonds Tab 08

G. Consider Appointment of Trustee – US Bank - By Motion Tab 09

7. BUSINESS MATTERS

A. Consider Authorizing Notice of Establishment-Resolution 2024-05 Tab 10

B. Consider Policy of Compensation for Board Members – Resolution 2024-06 Tab 11

C. Consider Policy of Reimbursement of District Travel Expenses – Resolution 2024-07 Tab 12

D. Consider the Designation of the Primary Administrative Office and

Local Records Office – Resolution 2024-08 Tab 13

E. Consider District Records Retention Schedule – Resolution 2024-09 Tab 14

District Office

Inframark
2005 Pan Am Circle
Tampa, Florida 33607

Meeting Location:

Cameratta Companies
21101 Design Parc Lane, Suite 103
Estero, FL 33928

F. Consider Fiscal Year 2024 Regular Meeting Schedule and Location-	Resolution 2024-10	.....	Tab 15
G. Consider Landowners’ Meeting Date, Time, and Location-	Resolution 2024-11	.....	Tab 16
H. Consider Proposed FY 2024 Annual Budget & Set Public Hearing –	Resolution 2024-12	.....	Tab 17
I. Set Public Hearing for Uniform Method of Collections –	Resolution 2024-13	.....	Tab 18
J. Consider Rules of Procedure & Setting Public Hearing -	Resolution 2024-14	.....	Tab 19
K. Consider Policy Re: Support & Legal Defense for Board & Staff-	Resolution 2024-15	.....	Tab 20
L. Authorization to obtain General Liability and Public Officers Insurance-	By Motion		
M. Consider Designation of a Qualified Public Depository-	Resolution 2024-16	.....	Tab 21
N. Authorization of Signatories-	Resolution 2024-17	.....	Tab 22
O. Authorization to Disburse Funds for Expenses-	Resolution 2024-18	.....	Tab 23
P. Consider Adoption of Investment Policy-	Resolution 2024-19	.....	Tab 24
Q. Consider Approval of Florida Statewide Mutual Aid Agreement-	Resolution 2024-20	.....	Tab 25
R. Consider Provisions for Public Comments –	Resolution 2024-21	.....	Tab 26
S. Consider Authorization of RFP for Auditing Services -	By Motion		
T. Consideration of ADA Website Compliance Agreement.....			Tab 27
8. PRELIMINARY REPORT PRESENTATION – ASSESSMENT BONDS			
A. Consider Report of District Engineer			Tab 28
B. Consider Master Assessment Methodology Report			Tab 29
C. Authorizing Issuance of Bonds/Filing of Validation Complaint -	Resolution 2024-22	.....	Tab 30
i. Master Trust Indenture			
ii. First Supplemental Indenture			
D. Consider Declaring Special Assessments –	Resolution 2024-23	.....	Tab 31
E. Consider Setting Public Hearing for Special Assessments –	Resolution 2024-24	.....	Tab 32
F. Consider the Authorization of the Chairman to Accept or Execute Certain Documents -	Resolution 2024-25	.....	Tab 33
G. Other Matters Relating to Financing			
9. ADMINISTRATIVE MATTERS			
A. Request for Working Capital –	By Motion		
10. STAFF REPORTS			
A. District Counsel			
B. District Manager			
C. District Engineer			
11. BOARD MEMBERS COMMENTS			
12. PUBLIC COMMENTS			
13. ADJOURNMENT			