

**MINUTES OF MEETING
FIDDLER'S CREEK COMMUNITY DEVELOPMENT DISTRICT #2**

The Board of Supervisors of the Fiddler's Creek Community Development District #2 held an Emergency Meeting on October 30, 2018 at 10:30 a.m., at the Fiddler's Creek Club and Spa, 3470 Club Center Boulevard, Naples, Florida 34114.

Present at the meeting were:

Elliot Miller	Chair
Victoria DiNardo	Vice Chair
Linda Viegas	Assistant Secretary
John Nuzzo	Assistant Secretary

Also present were:

Chuck Adams	District Manager
Tony Pires (via telephone)	District Counsel
Tony DiNardo	Developer
Linda & Robert Farley	Residents

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Adams called the meeting to order at 10:30 a.m. Supervisors Miller, DiNardo, Viegas and Nuzzo were present, in person. Supervisor Klug was not present.

Mr. Miller asked if either of the two residents in attendance had any questions. They did not.

SECOND ORDER OF BUSINESS

Consideration of Property Exception Agreement for Taylor Morrison Acquisition

Mr. Miller explained that the sole purpose of the Emergency Meeting was for the Board to approve the Estoppel Letter to enable the Developer to sell the Estancia parcels, described in the Exhibits, to Taylor Morrison. It is needed because there is an exception on the Title report, and to remove the exception, the District will provide the Estoppel Letter and a certificate from the District Manager certifying that the Board approved it.

Mr. Pires stated that, before continuing, the Board needs to adopt that a valid emergency exists, which required this Emergency Meeting to be called.

On MOTION by Ms. DiNardo and seconded by Ms. Viegas, with all in favor, finding that a valid and legitimate emergency exists and, due to the timing necessary for the Estoppel Letter needed at the closing, required this Emergency Meeting to be called, was approved.

Mr. Miller stated that the Estoppel Letter provided, in substance and terms, that Taylor Morrison has not and will not utilize any of the services or facilities of CDD #2; therefore, Taylor Morrison is not, in any way benefitted by the services or facilities of CDD #2 and; therefore, CDD #2 is not entitled to charge Taylor Morrison operation and maintenance (O&M) assessments, because Taylor Morrison is not utilizing any of CDD #2's facilities or services and, so long as Taylor Morrison does not utilize CDD #2's services or facilities, CDD #2 will not charge them O&M assessments.

Mr. Pires stated that the property involved totals 5,428 square feet and is described on the sketch and legal description. Mr. Adams stated that he passed out the revised Estoppel Letter dated October 29, 2018. Mr. Miller stated that it includes a diagram showing the affected parcel.

Mr. Pires stated that the motion should include ratifying and confirming the letter from Mr. Adams to Mr. DiNardo dated October 29, 2018, regarding 5,428 square feet of property described and depicted in Exhibits A-1 and A-2, to said letter, and, if a written agreement or acknowledgement by the District is required, as to the said 5,428 square feet of real property, authorizing the Chair or District Manager to sign an agreement or acknowledgement or certificate, substantially in conformance with the contents of the referenced October 29, 2018 letter. Mr. Miller added that the motion should include that the Board approval of the letter shall be deemed approval for an agreement, as well. Mr. Pires stated, yes, as appropriate, if required.

On MOTION by Ms. DiNardo and seconded by Ms. Viegas, with all in favor, ratifying and confirming the letter from Mr. Adams to Mr. DiNardo dated October 29, 2018, regarding 5,428 square feet of property described and depicted in Exhibits A-1 and A-2 to said letter, and, if a written agreement or acknowledgement by the District is required, as to the said 5,428 square feet of real property, authorizing the Chair or District Manager to sign an agreement or acknowledgement or certificate, substantially in conformance with the contents of the referenced October 29, 2018 letter, and deeming that the Board's approval of the letter shall be deemed approval for an agreement, as well, as appropriate, if required, were approved.

**FIDDLER'S CREEK CDD #2
THIRD ORDER OF BUSINESS**

**October 30, 2018
NEXT MEETING DATE: November 14, 2018
at 10:00 A.M.**

The next meeting will be held on November 14, 2018 at 10:00 a.m.

FOURTH ORDER OF BUSINESS

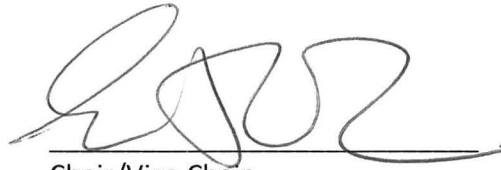
Adjournment

There being nothing further to discuss, the meeting adjourned.

On MOTION by Ms. Viegas and seconded by Mr. Nuzzo, with all in favor, the meeting adjourned at 10:35 a.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE


Secretary/Assistant Secretary


Chair/Vice Chair