

Ormond Station Community Development District
OFFICE OF THE DISTRICT MANAGER
2300 Glades Road, Suite 410W•Boca Raton, Florida 33431
Phone: (561) 571-0010•Toll-free: (877) 276-0889•Fax: (561) 571-0013
<https://ormondstationcdd.net/>

July 9, 2026

Board of Supervisors
Ormond Station Community Development District

Dear Board Members:

The Board of Supervisors of the Ormond Station Community Development District will hold a Special Meeting on July 16, 2026 at 11:00 a.m., at the Flagler County Government Services Building, 1769 E. Moody Blvd., Bldg. 2, First Floor Conference Room, Bunnell, Florida 32110. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments
3. Consideration of Resolution 2026-06, Designating a Date, Time, and Location of a Public Hearing Regarding the District's Intent to Use the Uniform Method for the Levy, Collection, and Enforcement of Non-Ad Valorem Special Assessments as Authorized by Section 197.3632, Florida Statutes; Authorizing the Publication of the Notice of Such Hearing; and Providing an Effective Date
4. Presentation of First Supplemental Engineer's Report
5. Presentation of First Supplemental Special Assessment Methodology Report
6. Consideration of Resolution 2026-07, Declaring Special Assessments; Designating the Nature and Location of the Proposed Improvements; Declaring the Total Estimated Cost of the Improvements, the Portion to Be Paid By Assessments, and the Manner and Timing in Which the Assessments are to Be Paid; Designating the Lands Upon Which the Assessments Shall Be Levied; Providing for an Assessment Plat and a Preliminary Assessment Roll; Addressing the Setting of Public Hearings; Providing for Publication of this Resolution; and Addressing Conflicts, Severability and an Effective Date
7. Presentation of Audited Annual Financial Report for the Fiscal Year Ended September 30, 2025, Prepared by Grau & Associates
 - A. Consideration of Resolution 2026-08, Hereby Accepting the Audited Annual Financial Report for the Fiscal Year Ended September 30, 2025

ATTENDEES:

Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

8. Consideration of Resolution 2026-05, Designating the Location of the Local District Records Office and Providing an Effective Date
9. Ratification of Amendment to Declaration of Covenants, Conditions and Restrictions
10. Acceptance of Unaudited Financial Statements as of May 31, 2026
11. Approval of May 14, 2026 Regular Meeting Minutes
12. Staff Reports
 - A. District Counsel: *Kutak Rock LLP*
 - B. District Engineer: *Madden, Moorhead & Stokes, LLC*
 - C. Field Operations: *Wrathell, Hunt and Associates, LLC*
 - D. District Manager: *Wrathell, Hunt and Associates, LLC*

- NEXT MEETING DATE: August 19, 2026 at 10:00 AM [Adoption of Delegation Resolution]

○ QUORUM CHECK

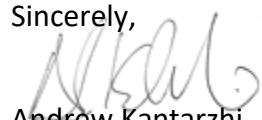
SEAT 1	MATT STOLZ	☐ IN PERSON	☐ PHONE	☐ NO
SEAT 2	JOHN VALANTASIS	☐ IN PERSON	☐ PHONE	☐ NO
SEAT 3	CHASE ALLEN	☐ IN PERSON	☐ PHONE	☐ NO
SEAT 4	LOU AVELLI	☐ IN PERSON	☐ PHONE	☐ NO
SEAT 5	SYDNEY KENDRICK	☐ IN PERSON	☐ PHONE	☐ NO

- Performance Measures/Standards & Annual Reporting Form *(for informational purposes)*

13. Board Members' Comments/Requests
14. Public Comments
15. Adjournment

If you should have any questions or concerns, please do not hesitate to contact me directly at (415) 516-2161.

Sincerely,


Andrew Kantarzhi
District Manager

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE

CALL-IN NUMBER: 1-888-354-0094

PARTICIPANT PASSCODE: 867 327 4756