

BOYNTON VILLAGE

COMMUNITY DEVELOPMENT

DISTRICT

REGULAR MEETING

AGENDA

OCTOBER 24, 2018

Boynton Village Community Development District
OFFICE OF THE DISTRICT MANAGER
2300 Glades Road, Suite 410W•Boca Raton, Florida 33431
Phone: (561) 571-0010•Fax: (561) 571-0013•Toll-Free: (877) 276-0889

October 17, 2018

Board of Supervisors
Boynton Village Community Development District

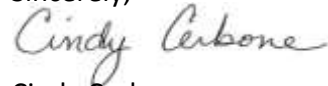
Dear Board Members:

The Board of Supervisors of the Boynton Village Community Development District will hold a Regular Meeting on Wednesday, October 24, 2018 at 10:30 a.m., at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments
3. Approval of Perpetual Public Access Easement (2018) for Observation Deck, in Substantial Form, Executed and Held in Escrow
4. Staff Reports
 - A. District Counsel: *Billing, Cochran, Lyles, Mauro & Ramsey, P.A.*
 - B. District Engineer: *Schnars Engineering Corporation*
 - C. District Manager: *Wrathell, Hunt and Associates, LLC*
 - i. NEXT MEETING DATE: November 14, 2018 at 10:30 A.M.
5. Supervisors' Requests
6. Adjournment

Should you have any questions, please do not hesitate to contact me directly at 561-346-5294.

Sincerely,



Cindy Carbone
District Manager

ATTENDEES:

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

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE:

Call-in number: 1-888-354-0094

Conference ID: 8518503

**BOYNTON VILLAGE
COMMUNITY DEVELOPMENT DISTRICT**

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THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Vanessa T. Steinerts, Esq.
Billing, Cochran, Lyles, Mauro & Ramsey P.A.
515 E. Las Olas Blvd., 6th Floor
Fort Lauderdale, Florida 33301

PERPETUAL PUBLIC ACCESS EASEMENT (2018)

THIS PERPETUAL PUBLIC ACCESS EASEMENT (this "**Easement**") is granted this ____ day of _____, 2018, by BOYNTON VILLAGE COMMUNITY DEVELOPMENT DISTRICT, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes (the "**Grantor**") in favor of the City of Boynton Beach, a Florida municipal corporation, its successors and/or assigns (the "**Grantee**").

WITNESSETH

WITNESSETH:

WHEREAS, GRANTOR is the owner of that certain parcel of real property (hereinafter referred to as the "Property"), more particularly described as follows:

See Legal Description
Attached as Exhibit "A"

WHEREAS, an observation deck has been constructed on portions of the Property, as shown on Exhibit "A"; and

WHEREAS, the Parties desire for the Grantee to have the perpetual right, privilege and easement over, under, across and through a portion of the Property for the purpose of public access to the observation deck; and

WHEREAS, the parties hereto have concluded that the most efficient manner in which to achieve the purposes and goals set forth above would be through the granting of this perpetual easement to the GRANTEE.

NOW, THEREFORE, in consideration of the mutual promises contained herein and Ten and no/100 Dollars (\$10.00) and other good and valuable considerations, the receipt, sufficiency, and adequacy of which is hereby acknowledged, the parties hereto agree as follows:

1. The aforesaid recitals are true and correct and are incorporated herein.

2. The GRANTOR hereby grants and conveys to the GRANTEE a non-exclusive perpetual easement over, under, across and through a portion of the Property legally described above for the purpose of public access to the observation deck. This perpetual easement shall be on a portion of the Property, as set forth and depicted on Exhibit "A".

3. Should it be necessary for the GRANTEE to use its access rights pursuant to paragraph 2 above, GRANTEE shall ensure that the Property of the GRANTOR used by the GRANTEE is returned to its original condition by GRANTEE as of the date the GRANTEE commenced such use.

4. GRANTOR hereby covenants with GRANTEE that it is lawfully seized and in possession of the Property, and that it has good and lawful right to grant the Easement free and clear of mortgages and other encumbrances, except as otherwise provided herein.

5. In the event of any litigation arising out of or in connection with this Agreement the prevailing party shall be entitled to recover court costs and reasonable attorney's fees.

6. If any provision in this Agreement shall be determined to be invalid by a Court of competent jurisdiction, then such provision or determination shall not affect any other provisions of this Agreement all of which other provisions shall remain in full force and effect.

IN WITNESS WHEREOF, Grantor and Grantee have executed this Easement as of the date above first written.

GRANTOR:

BOYNTON VILLAGE COMMUNITY DEVELOPMENT DISTRICT, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes

By: _____

Name: _____

Title: _____

WITNESSES

Sign _____

Print _____

Sign _____

Print _____

STATE OF FLORIDA)
)
COUNTY OF PALM BEACH)

The foregoing instrument was acknowledged before me this ____ day of _____, 2018 by _____, as _____ of Boynton Village Community Development District, on behalf of the District, who is personally known to me or who produced _____ as identification.

My commission expires:

NOTARY PUBLIC, State of Florida
Print name: _____

[GRANTEE’S SIGNATURE APPEARS ON FOLLOWING PAGE]

GRANTEE:

Signed, sealed, and delivered in the presence of:

City of Boynton Beach,
a Florida Municipal Corporation

Print Name: _____

By: _____
Print name: _____
Title: _____

Print Name: _____

STATE OF FLORIDA)
COUNTY OF PALM BEACH)

The foregoing instrument was acknowledged before me this ____ day of _____, 2018 by _____, as _____ of the City of Boynton Beach, who is personally known to me or who produced _____ as identification, on behalf of the company.

My commission expires:

NOTARY PUBLIC, State of Florida
Print name: _____

EXHIBIT A

SKETCH AND LEGAL DESCRIPTION
AND
LOCATION OF PERPETUAL EASEMENT

**BOYNTON VILLAGE
COMMUNITY DEVELOPMENT DISTRICT**

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**BOYNTON VILLAGE COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF FISCAL YEAR 2019 REGULAR MEETINGS**

The Board of Supervisors (“Board”) of the Boynton Village Community Development District (“District”) will hold Regular Meetings for Fiscal Year 2019 at 10:30 a.m., at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 on the following dates:

October 10, 2018
October 24, 2018
November 14, 2018
December 12, 2018
January 9, 2019
January 23, 2019
February 13, 2019
February 27, 2019
March 13, 2019
March 27, 2019
April 10, 2019
April 24, 2019
May 8, 2019
May 22, 2019
June 12, 2019
June 26, 2019
July 10, 2019
July 24, 2019
August 14, 2019
August 28, 2019
September 11, 2019
September 25, 2019

The purpose of the meetings is for the Board to consider any business which may properly come before it. Copies of the agendas may be obtained from the District Manager, WRATHELL, HUNT AND ASSOCIATES, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010, during normal business hours.

The meetings are open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meetings may be continued to a date, time, and place to be specified on the record at the meetings. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Office at (877) 276-0889 at least forty-eight (48) hours prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meetings is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

**District Manager
Boynton Village Community Development District**