

1 **LELY COMMUNITY DEVELOPMENT DISTRICT**
2 **NAPLES, FLORIDA**
3 Workshop Meeting of the Board of Supervisors
4 September 18, 2024

5 A workshop meeting of the Lely Community Development District Board of Supervisors
6 was held on Wednesday, September 18, 2024, at 1:00 p.m. at the LCDD Maintenance
7 Building, Naples, Florida.

8 **SUPERVISORS PRESENT**

9 Gerry Campkin, Chair

10 Anne Marie Bularzik, Vice Chair

11 William Lee, Treasurer, POA Liaison

12 Kenneth Drum, Secretary, Via Speakerphone

13 Andrew Fox, Supervisor

14 **ALSO PRESENT**

15 Kevin Carter, Operations Manager

16 Tony Pires, District Counsel

17 Freddie Bowers, Director of Community Patrol

18 Christopher Dorrill, Field Manager

19 **WORKSHOP - FLORIDA SUNSHINE LAW**

20 Mr. Pires discussed the Florida Sunshine Law, emphasizing that Board members are
21 prohibited from discussing Board matters outside of officially noticed meetings. He
22 outlined three key requirements: all meetings must be open to the public, reasonable
23 notice of meetings must be provided, and minutes must be taken and made available
24 for public inspection.

25 A meeting is defined as two or more Board members convening to discuss issues that
26 may come before the Board. Mr. Pires noted that often the perception of violations is
27 worse than the reality. Dr. Bularzik mentioned that during Lely Master meetings, two
28 CDD Board members may be present, but they do not interact or sit near each other.
29 She asked whether these members could respond to questions from the Master Board.

1 Mr. Pires confirmed that they can, as long as there is no interaction between CDD
2 members, no commenting on what the other has said, and no more than one member
3 speaking on a specific question. Social interactions are permitted, but private
4 discussions about Board activities are not allowed, nor is inaudible conversation during
5 meetings.

6 A key issue is that there must be no interaction or discussion about matters that may
7 reasonably come before the Board. Dr. Bularzik inquired whether Board members living
8 in the same neighborhood could attend the same social event. Mr. Pires replied that this
9 is acceptable.

10 Mr. Pires clarified that fact-finding committees appointed by the Board are outside the
11 scope of the Sunshine Law, as the residents involved report back with facts rather than
12 recommendations. Closed-door sessions are also an exception. For regular Board
13 meetings reasonable notice must be provided, and the agenda must be posted on the
14 District website at least seven days prior to the meeting and remain there for at least
15 one year.

16 Board members are responsible for their own attorney's fees if they breach the
17 Sunshine Law. Mr. Campkin asked about violations occurring across state lines. Mr.
18 Pires clarified that violations can occur regardless of where in the country Board
19 members discuss matters, even if out of state. While prosecution may not be possible if
20 both members are out of state, any actions taken could be considered invalid, and
21 members may risk removal from office.