MINUTES OF MEETING
FIRETHORN
COMMUNITY DEVELOPMENT DISTRICT

The Regular Meeting of the Board of Supervisors of the Firethorn Community Development District was held on Tuesday, June 30, 2026, at the Artisan Lakes Clubhouse, 4725 Los Robles Court, Palmetto, Florida 34221. It began at 11:35 p.m. and was presided over by Ms. Tina Golub, Chairperson, and James P. Ward as Secretary.

Present:

Tina Golub	Chairperson
Victor Barbosa	Vice Chairperson
Corrin Godlevske	Assistant Secretary
Matt Sawyer	Assistant Secretary

Absent:

Mike Piendel	Assistant Secretary

Also present were:

James P. Ward	JPWard & Associates
Jere Earlywine	District Counsel
Brent Wilder	Managing Director w/PFM
Vivian Carvalho	Senior District Manager w/PFM
John Simon	Atwell

Audience:

All residents' names were not included with the minutes. If a resident did not identify themselves or the audio file did not pick up the name, the name was not recorded in these minutes. Portions of these minutes may be transcribed in verbatim.

FIRST ORDER OF BUSINESS **Call to Order**

Mr. James Ward called the meeting to order at approximately 11:35 p.m. He reported all Members of the Board were present, with the exception of Supervisor Piendel, constituting a quorum.

SECOND ORDER OF BUSINESS **Acceptance of Resignation**

Acceptance of the Resignation of Mr. Josh Tepper from Seat 4, which became effective May 19, 2026, whose term is set to expire November 2030. Discussion of individual to fill Seat 4

a) Appointment of Individual to fill Seat 4
b) Oath of Office
c) Guide to the Sunshine Law and Code of Ethics for Public Employees

d) Sample of E-filed Form 1 – Statement of Financial Interests. (Changes to the Law and filing requirements as of January 1, 2026

Mr. Ward called for a motion to accept the resignation of Mr. Josh Tepper.

> **On MOTION made by Matt Sawyer, seconded by Tina Golub, and with all in favor, the Resignation of Josh Tepper was accepted as a matter of record.**

Mr. Ward indicated the Board could fill Mr. Tepper's unexpired term. He asked if the Board had a candidate.

The Board chose to appoint Victor Barbosa to the Board.

> **On MOTION made by Matt Sawyer, seconded by Tina Golub, and with all in favor, Mr. Victor Barbosa was appointed to fill Mr. Tepper's unexpired term.**

As a notary public, Mr. Ward administered the Oath of Office to Mr. Victor Barbosa.

Mr. Victor Barbosa signed the Oath and returned the Oath to Mr. Ward for inclusion in the record.

Mr. Ward reviewed the Sunshine Law, the Code of Ethics, ethics violations, public records, and how to file a Form 1 – Statement of Financial Interests. He noted Mr. Barbosa was welcome to contact him (Mr. Ward) with any questions Mr. Barbosa might have.

THIRD ORDER OF BUSINESS Consideration of Resolution 2026-10

Consideration of Resolution 2026-10, a Resolution of the Board of Supervisors re-designating the officers of the Firethorn Community Development District

Mr. Ward asked the Board how it wished to designate the Officers of the Board.

The Board chose to appoint Tina Golub as Chairperson, Victor Barbosa as Vice Chairperson, the remaining Board Members as Assistant Secretaries and Mr. Ward as Secretary and Treasurer.

> **On MOTION made by Matt Sawyer, seconded by Tina Golub, and with all in favor, Resolution 2026-10 was adopted and the Chair was authorized to sign.**

FOURTH ORDER OF BUSINESS Consideration of Minutes

April 2, 2026 – Public Hearing and Regular Meeting Minutes

Mr. Ward asked if there were any additions, corrections, or deletions to the Minutes; hearing none, he called for a motion.

> **On MOTION made by Matt Sawyer, seconded by Corrin Godlevske, and with all in favor, the April 2, 2026 Public Hearing and Regular Meeting Minutes were approved.**

FIFTH ORDER OF BUSINESS Consideration of Resolution 2026-11

Consideration of Resolution 2026-11, a Resolution of the Board of Supervisors Confirming and Approving the actions of the Chairman and District Staff regarding the Acquisition of certain Firethorn Phase 1B Improvements and Conveyance of Firethorn Phase 1B Utilities to Manatee County, Florida; and addressing severability and an effective date

Mr. Ward stated Resolution 2026-11 ratified the actions of the Chairman with respect to the acquisition of Phase 1B improvements and utilities which were transferred to Manatee County. He noted this was a standard form resolution used once facilities were transferred to the County from the District. He asked if there were any questions; hearing none, he called for a motion.

> **On MOTION made by Victor Barbosa, seconded by Matt Sawyer, and with all in favor, Resolution 2026-11 was adopted, and the Chair was authorized to sign.**

SIXTH ORDER OF BUSINESS Consideration of Resolution 2026-12

Consideration of Resolution 2026-12, a Resolution of the Board of Supervisors Approving the agreements with PFM Management Services LLC, and PFM Financial Advisors LLC; Authorizing the Chairperson to execute the agreements; providing general authorization; and addressing conflicts, severability, and an effective date

Mr. Ward stated he sold his firm to PFM Management Services LLC and PFM Financial Advisors LLC. He noted he would remain with PFM for a year or so before he transitioned out. He explained Resolution 2026-12 transferred the JPWard and Associates LLC agreement over to PFM. He explained PFM separated his single agreement into two agreements, one with PFM Management Services and one with PFM Financial Advisors; however, the scope of services and fee structures remained the same. He introduced Brent Wilder, Managing Director with PFM and Vivian Carvalho, Senior District Manager with PFM. He asked if there were any questions.

Mr. Matt Sawyer asked if there would be a way for the CDD to contact Mr. Ward with questions even after Mr. Ward retired.

Mr. Ward stated he would stay with FRN CDD as long as the CDD wished.

On MOTION made by Matt Sawyer, seconded by Corrin Godlevske, and with all in favor, Resolution 2026-12 was adopted, and the Chair was authorized to sign.

SEVENTH ORDER OF BUSINESS Staff Reports

I. District Attorney

No report.

II. District Engineer

No report.

III. District Manager

a) Supervisor of Elections Qualified Elector Report dated April 15, 2026
b) Important Meeting Dates for Fiscal Year 2026
- **June/July – Look for Commission on Ethics Email (Form 1 Financial Disclosure)**
- **Next Meeting: Thursday August 6, 2026 – Regular Meeting**

c) Financial Statements for period ending March 31, 2026 (unaudited)
d) Financial Statements for period ending April 30, 2026 (unaudited)
e) Financial Statements for period ending May 31, 2026 (unaudited)

Mr. Ward stated the Supervisor of Elections reported the District had 28 qualified electors residing in the District as of April 15, 2026. He explained this number was reported annually and became significant when the District met two thresholds, one was 250 qualified electors residing in the District and the other was 6 years from the date of establishment which would be in 2030. He stated there was no action required by the Board. He reminded the Board Members to file Form 1 by July 1 2026.

EIGHTH ORDER OF BUSINESS Supervisor's Requests

Mr. Ward asked if there were any Supervisor's Requests.

NINTH ORDER OF BUSINESS Public Comments

There were no public comments.

TENTH ORDER OF BUSINESS **Adjournment**

Mr. Ward adjourned the meeting at approximately 11:45 a.m.

On MOTION made by Matt Sawyer, seconded by Corrin Godlevske, and with all in favor, the Meeting was adjourned.

Firethorn Community Development District

Signature: James Ward
James Ward (Sep 4, 2026 12:07:30 EDT)
Email: wardj@pfm.com
James P. Ward, Secretary

Signature: Tina Golub
Tina Golub (Sep 4, 2026 11:58:32 EDT)
Email: tgolub@taylormorrison.com
Tina Golub, Chairperson

FRN - Minutes 06 30 2026 - Ready for Signature

Final Audit Report 2026-09-04

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