

**MINUTES OF MEETING
MIROMAR LAKES
COMMUNITY DEVELOPMENT DISTRICT**

The Regular Meeting of the Board of Supervisors of the Miromar Lakes Community Development District was held on Thursday, July 9, 2026 at the Miromar Lakes Beach and Golf Club, 18061 Miromar Lakes Parkway, Miromar Lakes, Florida 33913. It began at 2:00 p.m. and was presided over by Mr. Alan Refkin, Chairperson, and James P. Ward as Secretary.

Present and constituting a quorum:

Alan Refkin	Chairperson
Michael Weber	Vice Chairperson
Doug Ballinger	Assistant Secretary
Patrick Reidy	Assistant Secretary
Mary LeFevre	Assistant Secretary

Also present were:

James P. Ward	District Manager
Greg Urbancic	District Attorney

Audience:

Heather Chapman
Erin Dougherty

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.

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Ward called the meeting to order at approximately 2:08 p.m. He conducted roll call; all Members of the Board were present, constituting a quorum.

SECOND ORDER OF BUSINESS

Consideration of Minutes

June 11, 2026 - Regular Meeting Minutes

Mr. Ward asked if there were any additions, corrections, or deletions to the minutes; there were none.

On MOTION made by Alan Refkin, seconded by Doug Ballinger, and with all in favor, June 11, 2026, Regular Meeting Minutes were approved as corrected.
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THIRD ORDER OF BUSINESS

Staff Reports

I. District Attorney

Mr. Greg Urbancic reminded the Board to work on the ethics training.

Mr. Ward stated he would send out new links for the ethics training soon and would continue to remind the Board to complete the training.

II. District Engineer

No report.

III. District Asset Manager

a) Asset Manager's Report July 1, 2026

No report.

Discussion ensued regarding a fountain; the new fishery vendor; the new six-to-nine-month fishery program; the cane toads in the community; and the need to place additional cane toad traps.

IV. District Manager

a) August 13, 2026 (Thursday) being cancelled - Options are no meeting in August or move to Wednesday 8/5/2026

b) Financial Statements for the period ending June 30, 2026 (unaudited)

Mr. Ward stated the meeting in August would be held on August 5, 2026.

The Board concurred.

FOURTH ORDER OF BUSINESS

Supervisor's Requests

Supervisor LeFevre: Status of Landscaping updates from Master Homeowners Association.

Ms. Mary LeFevre had no updates.

Mr. Patrick Reidy commented on the lake bank restoration numbers and asked whether there were enough funds available to cover the lake bank restoration projects remaining in fiscal year 2026.

Mr. Ward stated he believed there would be enough.

FIFTH ORDER OF BUSINESS

Public Comments for Non-Agenda Items

Mr. Ward asked if there were any audience comments; there were none.

SIXTH ORDER OF BUSINESS

Adjournment

The meeting was adjourned at approximately 2:18 p.m.

On MOTION made by Patrick Reidy, seconded by Doug Ballinger, and with all in favor, the meeting was adjourned.

Miromar Lakes Community Development District

Signature: James Ward

James Ward (Aug 6, 2026 08:23:18 EDT)

Email: wardj@pfm.com

James P. Ward, Secretary

Signature: Alan Refkin

Alan Refkin (Aug 5, 2026 20:58:59 EDT)

Email: arefkin@aol.com

Alan Refkin, Chairman

ML - Minutes 07 09 2026 - for signatures

Final Audit Report

2026-08-06

Created:	2026-08-05
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