

**MINUTES OF MEETING
WATER STREET TAMPA
IMPROVEMENT DISTRICT**

A Landowners' Meeting of the Water Street Tampa Improvement District was held on November 17, 2020 at 1:00 p.m., at Strategic Property Partners, LLC, 615 Channelside Drive, Suite 204, Tampa, Florida 33602.

Present at the meeting were:

| | |
|------------------|---|
| Craig Wrathell | District Manager |
| Sonya Little | Proxy Holder for Multiple Property Owners |
| Gregory Feldkamp | Strategic Property Partners |
| Don Bly | Counsel |

FIRST ORDER OF BUSINESS

Call to Order/Roll Call

Mr. Wrathell called the meeting to order at 1:05 p.m.

SECOND ORDER OF BUSINESS

Affidavit/Proof of Publication

The proof of publication was provided for informational purposes.

▪ **Determine Number of Voting Units Assigned by Proxy**

This item, previously Item 4BII, was presented out of order.

Mr. Wrathell stated that the following entities appointed Ms. Little as proxy holder for the following number of voting units:

| | |
|---------------------------------------|----------------|
| Channelside Cumberland Properties LLC | 1 voting unit |
| Crestline Acquisitions Group LLC | 3 voting units |
| WST Cooling LLC | 1 voting unit |
| Florida Whiting Properties LLC | 5 voting units |
| WST 400 Channelside LLC | 4 voting units |
| MWS Hotel LLC | 3 voting units |
| Pinnacle Channelside Properties LLC | 5 voting units |

| | |
|---------------------------------------|----------------|
| WST 1000 Water Street Development LLC | 1 voting unit |
| WST 1001 Water Street LLC | 1 voting unit |
| WST 1010 Water Street LLC | 2 voting units |
| WST 1045 Cumberland LLC | 2 voting units |
| WST 1077 Water Street LLC | 1 voting unit |
| WST 500 Channelside LLC | 1 voting unit |
| WST 815 Water Street LLC | 3 voting units |
| WST Block B2 LLC | 1 voting unit |
| WST J.W. M., LLC | 3 voting units |
| Brerein Partners LLC | 1 voting unit |

Ms. Little may cast up to 38 votes, per Seat.

THIRD ORDER OF BUSINESS

**Election of Chair to Conduct Landowners'
Meeting**

Ms. Little agreed to Mr. Wrathell serving as Chair to conduct the Landowners' Meeting.

FOURTH ORDER OF BUSINESS

Election of Supervisors [Seats 1 & 4]

A. Nominations

The following nominations were made:

Seat 1 Damian Presiga

Seat 4 Michael Spada

No other nominations were made.

B. Casting of Ballots

I. Determine Number of Voting Units Represented

A total of 38 voting units were represented.

II. Determine Number of Voting Units Assigned by Proxy

A total of 38 voting units were assigned by proxy.

Ms. Little cast the following votes:

Seat 1 Damian Presiga 38 votes

Seat 4 Michael Spada 38 votes

C. Ballot Tabulation and Results

Mr. Wrathell reported the following ballot tabulation, results and term lengths.

Seat 1 Damian Presiga 38 votes 4-year Term

Seat 4 Michael Spada 38 votes 4-year Term

FIFTH ORDER OF BUSINESS

Landowners' Questions/Comments

There being no Landowners' questions or comments, the next item followed.

SIXTH ORDER OF BUSINESS

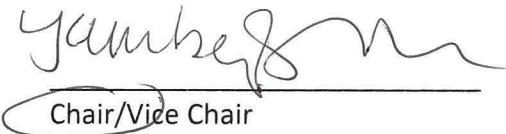
Adjournment

There being no further business to discuss, the meeting adjourned at 1:12 p.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]



Secretary/Assistant Secretary



Chair/Vice Chair