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Via Fed-Ex Overnight Delivery

Ranger Construction Industries, Inc.
1200 Elboc Way
Winter Garden, Florida 34787
Attention: F. Scott Fowler, Vice President

Re: Bonnet Creek Resort Community Development District
Notice of Intent to Award – Chelonia Parkway Resurfacing Project

Dear Mr. Fowler,

The Bonnet Creek Resort Community Development District (the “District”) received two (2) responses to its Invitation to Bid for the Chelonia Parkway Resurfacing Project (the “ITB”). The ITBs were reviewed on December 7, 2023 at a noticed public meeting of the District’s Board of Supervisors (the “Board”), in accordance with the District’s Rules of Procedure and Florida law. The Board subsequently ranked the bid submitted by Ranger Construction Industries, Inc. as the lowest responsive bid and this letter shall serve as the District’s Notice of Intent to Award Ranger Construction Industries, Inc. the contract for the Chelonia Parkway Resurfacing Project (“Notice”).

The District’s Rules of Procedures (the “Rules”) set forth a procedure for protesting this Notice. **“Failure to file a protest within the time prescribed in Rule 3.9 of the Rules of the District shall constitute waiver of proceedings under those Rules.”** Per “Rule 3.9” of the Rules, any person or firm who is affected adversely by the District’s intended action specified in this Notice shall file with the District a written notice of protest within seventy-two (72) hours (excluding Saturdays, Sundays and state holidays) after receipt of this Notice intended award; receipt shall be deemed to have occurred upon delivery of a copy of the notice to the affected firm’s or person’s address as set forth in their response document (as reflected by an overnight courier’s delivery confirmation or similar proof of delivery). A formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days (including Saturdays, Sundays and state holidays) after the initial notice of protest was filed. Filing will be considered perfected and deemed to have occurred upon receipt by the District. Failure to file a notice of protest shall constitute a waiver of all rights to protest the District’s ranking or intended award. Failure to file a formal written protest shall constitute an abandonment of the protest proceedings and shall automatically terminate the protest proceedings.

A copy of the Rules are available from the District upon request to George S. Flint of Governmental Management Services - Central Florida, LLC, 219 E. Livingston Street, Orlando, Florida 32801, (407) 841-5524, gflint@gmscfl.com (the "District Manager"). Should you have any questions regarding this Notice please contact the District Manager.

Thank you for participating in the District's selection process.

Sincerely,

/s/ Kristen Trucco

Kristen E. Trucco, Esq.

cc:

Jim C. Nugent, PE, District Engineer (McIntosh Associates)

George S. Flint, District Manager (Governmental Management Services – Central Florida, LLC)

Jan A. Carpenter, Esq., District Counsel (Latham, Luna, Eden & Beaudine, LLP)