

AGENDA ITEM SUMMARY SHEET
VILLAGE COUNCIL MEETING
June 17, 2026

Agenda Item:

Resolution 2026-11 Authorizing Special Obligation Revenue Note, Series 2026 and Approving Related Loan Agreement

Motion to adopt Resolution No. 2026-11 accepting the Synovus Bank financing proposal, approving the form of the Loan Agreement, authorizing issuance of the Village of Estero Special Obligation Revenue Note, Series 2026, in an amount not to exceed \$13,000,000, and authorizing the execution and delivery of all related financing documents.

Background:

As part of the Village's Capital Improvement Plan (CIP), the Village acquired approximately 69.4 acres located on Three Oaks Parkway for stormwater and park and recreation purposes. The total acquisition cost was approximately \$15,000,000, of which \$2,254,436.40 was funded through American Rescue Plan Act (ARPA) funds. Prior to the acquisition, Village Council adopted Resolution No. 2024-02 expressing its intent to reimburse eligible acquisition costs through future tax-exempt debt proceeds.

The Village engaged Public Resources Advisory Group, Inc. (PRAG), an independent registered municipal advisor, to assist in evaluating financing alternatives and developing a financing plan for reimbursement of eligible acquisition costs associated with the property purchase.

As part of the Village's Banking Services Request for Proposals (RFP), financial institutions were invited to submit financing proposals for approximately \$12.75 million of eligible acquisition costs associated with the property acquisition.

The Village received financing proposals from multiple financial institutions. Following review and evaluation of the proposals, Synovus Bank was identified as the preferred financing provider based on its competitive financing structure, fixed-rate financing, fully amortizing 20-year repayment schedule, ability to prepay without penalty, and overall financing costs.

The proposed financing will be provided through a Special Obligation Revenue Note, Series 2026, in a principal amount not to exceed \$13,000,000. The loan will be evidenced

by a Loan Agreement between the Village and Pinnacle Bank, a Tennessee bank, d/b/a Synovus Bank. Loan proceeds will be used to reimburse eligible costs previously incurred for the acquisition of the Three Oaks Parkway property, fund other eligible capital projects, and pay costs associated with issuance of the loan.

The Note will be secured solely by the Village's covenant to budget and appropriate legally available non-ad valorem revenues. The obligation does not constitute a pledge of the Village's ad valorem taxing power and does not create a lien on any Village property.

The loan will be structured as a fully amortizing 20-year obligation with a final maturity date of May 1, 2046. Interest will be fixed at closing pursuant to the terms established in the Synovus financing proposal.

Action Requested:

Motion to adopt Resolution No. 2026-11 accepting the Synovus Bank financing proposal, approving the form of the Loan Agreement, authorizing issuance of the Village of Estero Special Obligation Revenue Note, Series 2026, in an amount not to exceed \$13,000,000, and authorizing the execution and delivery of all related financing documents.

Process and Timeline:

- June 17, 2026 – Council consideration and adoption of Resolution.
- June 30, 2026 – Anticipated loan closing, subject to final execution of financing documents and satisfaction of closing conditions.

Financial Impact:

The Resolution authorizes a financing amount not to exceed \$13,000,000. Final principal amount, interest rate, and annual debt service will be established at closing in accordance with the approved financing proposal and prevailing market conditions. Debt service will be payable from legally available non-ad valorem revenues budgeted and appropriated annually by the Village Council.

Prepared by: Kevin Greenville, Finance Director

Attachments:

1. Resolution No. 2026-11 and Exhibits A and B