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Minutes of the Regular Meeting

The Regular Meeting of the Board of Supervisors for Northwood Community Development District was held on **Monday, October 14, 2019 at 6:30 p.m.**, at the Northwood Clubhouse located at 27248 Big Sur Drive, Wesley Chapel, Florida 33544.

1. CALL TO ORDER

Nicole Hicks called the Regular Meeting of the Board of Supervisors of the Northwood Community Development District to order on **Monday, October 14, 2019 at 6:30 p.m.**

Board Members Present and Constituting a Quorum at the onset of the meeting:

- Mimi Kilpatrick Chair
- Karen Uhlig Supervisor
- Barbara Cruz Supervisor
- Angel Medina Supervisor

Staff Members Present:

- Nicole Hicks District Manager, Meritus
- Tonja Stewart District Engineer, Stantec
- Josue Marquez On-Site Personnel

- Brian Mortillaro LMP
- Felix Laporte LMP

There were three residents present.

2. VENDOR/STAFF REPORTS

- A. Discussion with LMP**
- B. District Counsel**
- C. District Engineer**

Felix Laporte with LMP presented a proposal to fill in the front of the first monument off of County Line Road. The Board discussed the proposal.

MOTION TO:	Approve the proposal.
MADE BY:	Supervisor Cruz
SECONDED BY:	Supervisor Uhlig
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 – Motion Passed Unanimously

46 The Board discussed a proposal to remove a tree limb that is hitting a resident's home.

47

MOTION TO:	Approve the proposal.
MADE BY:	Supervisor Kilpatrick
SECONDED BY:	Supervisor Cruz
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 – Motion Passed Unanimously

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55 Mr. Mortillaro asked what the Board would like to do about installing mulch. The Board discussed
56 how they would like to proceed.

57

MOTION TO:	Have LMP mulch the entire community, and give LMP a do-not-exceed of \$300 for an additional cost. If LMP does have an additional cost, they will let the Board know within 10 days.
MADE BY:	Supervisor Cruz
SECONDED BY:	Supervisor Kilpatrick
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 – Motion Passed Unanimously

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68 Supervisor Uhlig said she would like to have LMP remove the boulders from the roundabout and
69 install rocks. The Board discussed. Supervisor Cruz said she does not want to have the boulders
70 removed because the County did not provide the requested information to show the CDD is required
71 to remove the boulders. Supervisor Cruz asked for Ms. Hicks to send documentation from Counsel.
72 The Board requested for Mr. Babbar to call in to the next meeting. They also asked for the discussion
73 on the boulders and updating the roundabout to be added to next month's agenda.

74

75

76 3. BUSINESS ITEMS

77 A. Discussion with District Engineer – Tonja Stewart

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79 Supervisor Kilpatrick asked why the work that Ms. Stewart sent proposals for has to be done. Ms.
80 Stewart said there are four or five SWFWMD permits that require certifications. Ms. Stewart showed
81 the Board a picture of one of the areas and said it needs to be cleaned because the water is not flowing
82 as intended. The Board discussed and asked if they can do the work. Ms. Stewart said yes and that
83 she will send the information so the CDD can get proposals. Ms. Stewart also talked about plantings
84 for the littoral shelves. Supervisor Cruz said they already have a planting plan in place. Supervisor
85 Kilpatrick asked about the location of the marquis. Ms. Stewart said she will follow up with
86 Cornerstone.

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B. Discussion on Christmas Lighting Proposal – Decorating Elves

The Board discussed the addition to the proposal.

MOTION TO:	Approve the additional to the proposal.
MADE BY:	Supervisor Kilpatrick
SECONDED BY:	Supervisor Cruz
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 – Motion Passed Unanimously

The Board discussed purchasing additional decorative lighting.

MOTION TO:	Provide a do-not-exceed of \$400 for additional decorative lighting.
MADE BY:	Supervisor Kilpatrick
SECONDED BY:	Supervisor Cruz
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 – Motion Passed Unanimously

C. Discussion on Planting Proposal to Fill in Areas along Northwood Palms Blvd.

This item was tabled to next month’s meeting.

D. Discussion on Resurfacing Tennis Court

The Board discussed the proposal. They would like for two benches to be installed, one on each side of the court.

MOTION TO:	Approve the proposal with a do-not-exceed of \$1,000 to include the two benches.
MADE BY:	Supervisor Kilpatrick
SECONDED BY:	Supervisor Medina
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 – Motion Passed Unanimously

127 **E. Discussion on Cost to Add Additional Cameras – Pool/Clubhouse**

128
129 The Board discussed the proposal to add additional cameras to the pool/clubhouse.
130

131	MOTION TO:	Approval the proposal.
132	MADE BY:	Supervisor Uhlig
133	SECONDED BY:	Supervisor Kilpatrick
134	DISCUSSION:	None Further
135	RESULT:	Called to Vote: Motion PASSED
136		4/0 – Motion Passed Unanimously

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138 **F. Discussion on Pool Lighting**

139 The Board discussed the pool lighting proposal.
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142	MOTION TO:	Approve the proposal.
143	MADE BY:	Supervisor Uhlig
144	SECONDED BY:	Supervisor Medina
145	DISCUSSION:	None Further
146	RESULT:	Called to Vote: Motion PASSED
147		4/0 – Motion Passed Unanimously

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149 **G. Discussion on Television at Community Entrance**

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151 The Board discussed and decided that they would like to purchase a television but wait until holiday
152 sales to buy it.
153

154 **H. General Matters of the District**

155
156 Ms. Hicks discussed the response from the homeowner on SeaBreeze Way who has a portion of fence
157 on the CDD easement, which is blocking the landscapers from entering. He believes the real problem
158 is that his neighbor's sprinklers are flooding an area that does not allow the landscapers to have access.
159 Ms. Hicks said CDD does not have jurisdiction to require the homeowner to change his sprinkler
160 system. The Board would like a notice of intent sent to the resident to let him know he must remove
161 the portion of the fence on the CDD easement.
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164 **4. CONSENT AGENDA**

165 **A. Consideration of Minutes of the Board of Supervisors Regular Meeting Sep. 9, 2019**

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167 The Board reviewed the minutes.
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MOTION TO:	Approve the September 9, 2019 meeting minutes.
MADE BY:	Supervisor Uhlig
SECONDED BY:	Supervisor Kilpatrick
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

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B. Consideration of Operations and Maintenance Expenditures August 2019

The Board reviewed the O&Ms.

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MOTION TO:	Approve the August 2019 O&Ms.
MADE BY:	Supervisor Kilpatrick
SECONDED BY:	Supervisor Uhlig
DISCUSSION:	None Further
RESULT:	Called to Vote: Motion PASSED 4/0 - Motion Passed Unanimously

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C. Review of Financial Statements Month Ending August 31, 2019

The financials were reviewed the accepted. Supervisor Cruz asked if the \$258,660 can be put into an account that earns interest.

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5. MANGAGEMENT REPORTS

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A. Staff Action Item List

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B. Field Manager's Report

1. Community Inspection Reports

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- i. Asset Inspection**
- ii. OLM Inspection**
- iii. Aquatic Systems Report**
- iv. Clubhouse Calendar**

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2. Sheriff's Report

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The Board reviewed the management reports. Supervisor Cruz said she feels the CDD is losing money because they cannot patrol the entire community. Mr. Marquez said they do patrol both sides of the community.

209 **6. SUPERVISOR REQUESTS**

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211 There were no supervisor requests.

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213

214 **7. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM**

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216 There were no audience questions or comments.

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219 **8. ADJOURNMENT**

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MOTION TO: Adjourn at 8:29 p.m.

222

MADE BY: Supervisor Kilpatrick

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SECONDED BY: Supervisor Cruz

224

DISCUSSION: None Further

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RESULT: Called to Vote: Motion PASSED

226

4/0 - Motion Passed Unanimously

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NORTHWOOD COMMUNITY DEVELOPMENT DISTRICT

Minutes of the Regular Meeting

October 14, 2019

229 *These minutes were done in summary format.

230

231 *Each person who decides to appeal any decision made by the Board with respect to any matter considered at
232 the meeting is advised that person may need to ensure that a verbatim record of the proceedings is made,
233 including the testimony and evidence upon which such appeal is to be based.

234

235 Meeting minutes were approved at a meeting by vote of the Board of Supervisors at a publicly noticed
236 meeting held on 11-4-19.

237

238 Nicole Hicks

239

Signature

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241 Nicole Hicks

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Printed Name

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Title:

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Secretary

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Assistant Secretary

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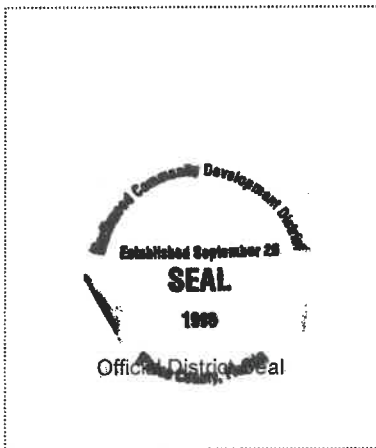
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Minicewicz Kelpatrick

Signature

Minicewicz Kelpatrick

Printed Name

Title:

Chairman

Vice Chairman

Recorded by Records Administrator

MAY

Signature

11-5-19

Date