

Northwood Community Development District

Board of Supervisors

Mimieaux Kilpatrick, Chairman
Brian Quigly, Vice Chairperson
Barbara Cruz, Assistant Secretary
Jennifer Inman, Assistant Secretary
Brian Munari Assistant Secretary

Gene Roberts, District Manager
Vivek Babbar, District Counsel
Tonja Stewart, District Engineer
Jen Lavelle , On-site Manager

Regular Meeting Agenda

Monday, March 13, 2023, at 6:30 p.m.

Zoom: <https://zoom.us/j/94237096324> Meeting ID: 942 3709 6324

The Regular Meeting of the Northwood Community Development District will be held on **March 13, 2023, at 6:30 p.m. at the Northwood Clubhouse located at 27248 Big Sur Drive Wesley Chapel, FL 33544.** Please let us know at least 24 hours in advance if you are planning to call into the meeting. Following is the Agenda for the meeting:

All cellular phones and pagers must be turned off during the meeting.

1. PLEDGE OF ALLEGIANCE

2. CALL TO ORDER

3. VENDOR AND STAFF REPORTS

- A. District Counsel
- B. District Engineer
- C. District Manager
 - i. Community Inspection ReportsTab 01
- D. On-Site Manager
 - i. Manager ReportTab 02
 - ii. Employee Tasks Sheet
 - ii. Community Easter Event.....Tab 03
 - iii. Clubhouse CalendarTab 04

4. BUSINESS ITEMS

- A. Discussion on Pool Monitor
- B. Discussion on Pickle Ball Stripping
- C. Discussion on Clubhouse HVAC Replacement
- D. Discussion on Parking Lot Resurfacing
- E. Discussion on Tree Replacement Proposal.....Tab 05
- F. Discussion on Pool Maintenance Proposals.....Tab 06
- G. General Matters of the District

5. CONSENT AGENDA

- A. Consideration of Minutes of the Regular Meeting February 13, 2023,.....Tab 07
- B. Consideration of Operations and Maintenance Expenditures January 2023Tab 08
- C. Review of Financial Statements Month Ending January 31, 2023.....Tab 09

6. SUPERVISOR REQUESTS AND COMMENT

7. AUDIENCE QUESTIONS, COMMENTS AND DISCUSSION FORUM

8. ADJOURNMENT

We look forward to speaking with you at the meeting. In the meantime, if you have any questions, please do not hesitate to call us at (813) 873-7300.

Sincerely,

Gene Roberts

District Manager

District Office

Inframark
2005 Pan Am Circle Suite 300
Tampa, Florida 33607
(813) 873 – 7300

Meeting Location:

Northwood Clubhouse
27248 Big Sur Drive
Wesley Chapel, Florida 33544