

CHAPEL CROSSINGS COMMUNITY DEVELOPMENT DISTRICT

Board of Supervisors

Manny Leon, Chairman
Dennis Armstrong, Vice Chairman
Elvis Garcia, Assistant Secretary
Kevin Lewis, Assistant Secretary
Chuck Berry, Assistant Secretary

Staff:

John Weaver, District Manager
Daniel Lewis, District Counsel
Phillip Chang, District Engineer
Magda Ortiz, Amenity Manager
Howard Neal, Field Inspector Director
Sandra MacGregor, Accountant
Tabitha Blackwelder, District Admin Assistant

SUPPLEMENTAL REGULAR MEETING AGENDA Monday, March 16, 2026 – 10:00 a.m.

TEAMS INFORMATION: Join the meeting now

Meeting ID: 264 978 305 919 0 Passcode: xT3aQ2Ws

Dial-in by phone +1 646-838-1601 Phone conference ID: 420 638 272#

1. Call to Order and Roll Call
2. Audience Comments – Three (3) Minute Time Limit
3. Business Administration
 - A. Consideration of Regular Meeting Minutes of February 23, 2026..... Page 3
 - B. Consideration of Joint Workshop Minutes of February 25, 2026..... Page 8
 - C. Review of January 2026 Financial Statements Page 11
 - D. Consideration of January 2026 Check Register Page 12
4. Staff Reports
 - A. District Accountant
 - B. Landscape Report Page 26
 - i. Juniper Landscape Proposals (*under separate cover*)
 - C. Aquatics Report Page 31
 - i. Consideration of SOLitude Services Agreement..... Page 39
 - D. District Counsel
 - E. District Engineer
 - i. Discussion on Status of Pond #18 Erosion Recommendations and Scope of Work for RFP
 - ii. Consideration of Reserve Study Proposal..... Page 48
 - F. District Manager
 - i. Update on Supervisor’s Requests
 - ii. Consideration of Inframark Amenities Assistant Manager and Amenity Seasonal Attendant Proposal..... Page 52
 - iii. Discussion of CRC Invoice #390..... Page 54
 - G. Amenity Manager’s Report..... Page 57
5. Business Items
 - A. Consideration of Welch Tennis Court 2 PB Repair Proposal..... Page 60
6. Board of Supervisor’s Requests and Comments
7. Adjournment

*The next workshop is scheduled for Wednesday, March 25, 2026, at 6:30 p.m.
The next regular Board meeting is scheduled for Monday, April 20, 2026, at 10:00 a.m.*

District Office:

Inframark C/O Chapel Crossings
2005 Pan Am Circle, Suite 300
Tampa, FL 33607

Meeting Location:

Chapel Crossings Amenity Center
31438 Steam Coach Way
Wesley Chapel, FL 33545.

<https://www.chapelcrossingscdd.org/>.