INFRAMARK
INFRASTRUCTURE MANAGEMENT SERVICES

Cordoba Ranch Community Development District

September 30, 2026

Workshkop Agenda Package

2005 Pan Am Circle, Suite 300
Tampa, FL 33607

CLEAR PARTNERSHIPS



Cordoba Ranch

Community Development District

Board of Supervisors
Erica Owen, Chairman
Greg Saldana, Vice Chairman
Jane Marlow, Assistant Secretary
James Therrien, Assistant Secretary
Brian Napert, Assistant Secretary

Staff:
Alba Sanchez, District Manager
Kathryn Hopkinson, District Counsel
Phil Chang, District Engineer
Christy Fowler, Field Manager
Devon Craig, Sitex Aquatic
Fernand Thomas, Accountant
Tabitha Blackwelder, Administrative Assistant

Workshop Agenda
Wednesday, September 30, 2026 – 5:00 p.m.

The Workshop of the Cordoba Ranch Community Development District will be held on **at Crowders Landscaping Inc., 2208 Wain Ranch Lane, Lutz, Florida 33549.** 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:

Teams Meeting Information

Join the meeting now
Meeting ID: 272 942 233 069 441 **Passcode:** 2j6YQ7CX

THE WORKSHOP OF THE BOARD OF SUPERVISORS

1. **Call to Order and Roll Call**
2. **Discussion of District Management Performance**
   i. **Project Schedule**
3. **Public Comments**

(Each individual has the opportunity to comment and is limited to three (3) minutes for such comment)

4. **Adjournment**

Project Schedule

We can mobilize and begin work within 72 hours of approval. We are committing to completing the full sidewalk replacement program within 14 calendar days, weather permitting.

I fully expect that we can finish sooner than 14 days, but I want to give the District a realistic outside schedule that we can confidently stand behind.

Tree Removal & Replacement – Fixed Pricing

For any location where a tree must be removed in order to properly complete the sidewalk correction:

- Tree removal, stump removal and disposal: $3,000 per tree
- New tree installation and sod restoration: $800 per location

The $800 replacement price is based on a like-for-like replacement of the existing oak tree, including installation and restoration of the immediately affected sod.

If the District chooses a different Hillsborough County-approved street tree, the only adjustment would be for any difference in the actual cost of the selected tree. The installation and sod restoration portion would remain included.

Tree removal/replacement would only be performed at locations where it is necessary to complete the sidewalk correction and authorized by the District.

This should give you clean, fixed pricing and a firm schedule to present to the Board.

We understand that the Board is still reviewing the concrete proposals and related project details. However, please be advised that if a decision is not made at the September 30 meeting and is instead deferred until the October 19 CDD meeting, the project will not be able to commence until after Halloween should the Board ultimately choose to proceed with Inframark. Please let me know if you have any questions or concerns.

Thank you
Gabe Montagna