

Northwood Community Development District

Board of Supervisors

Barbara Cruz, Chairperson
Gersson Perez, Vice Chairperson
Brian Quigley, Assistant Secretary
Brian Munari, Assistant Secretary
Mimieaux Kilpatrick, Assistant Secretary

Staff

Christina Newsome, District Manager
Vivek Babbar, District Counsel
Tonja Stewart, District Engineer
Tyson Waag, District Engineer
Jen Lavelle, On-Site Manager
Lani Randle, On-Site Assistant
Landscape Maintenance Professional LLC, Landscape
Howard Neal, Field Services Director
Jonathan Sciortino, District Accountant
Melinda Gallo, Administrative Assistant

Meeting Agenda Monday, April 20, 2026 – 6:30 p.m.

Teams Meeting Information

Meeting ID: 268 143 743 154 57 Passcode: MA7kY7dY

Join: <https://teams.microsoft.com/meet/26814374315457?p=0VvNh6HW7jQ31XZgLD>

1. **Call to Order and Roll Call**
2. **Pledge of Allegiance**
3. **Audience Comments** – *Three (3) Minute Time Limit*
4. **Staff Reports**
 - A. District Accountant Report
 - i. Review of Fiscal Year 2025/2026 Budget to Date
 - ii. Acceptance of Check Register
 - B. Aquatic Weed Control Service Report
 - C. Landscape Report
 - i. Consideration of Juniper Main Entrance Center Median Dead Plant Removal Proposal
 - D. OLM Report
 - i. Landscape Inspection
 - ii. Landscape Inspection Grade Sheet
 - E. District Engineer
 - F. District Counsel
 - G. District Manager
 - H. On-Site Manager Report
 - i. Infrastructure Update
5. **Old Business**
6. **Business Items**
 - A. Consideration of Pressure Washing Solutions Proposal
 - B. Consideration of Capital Reserve Advisors Proposal
 - C. Consideration of Reserve Study and Appraisal Proposal
 - D. Consideration of Custom Reserves Proposal
7. **Business Administration**
 - A. Consideration of Minutes from the Meeting held March 16, 2026
8. **Supervisor Requests**
9. **Audience Comments** – *Three (3) Minute Time Limit*
10. **Adjournment**

The next meeting is scheduled for Monday, May 18, 2026, at 6:30 p.m.

District Office:

Inframark, Community Management Services
2005 Pan Am Circle, Suite 300
Tampa, Florida 33607

Meeting Location:

Northwood Clubhouse
27248 Big Sur Drive
Wesley Chapel, Florida 33544