

Woodcreek Community Development District
OFFICE OF THE DISTRICT MANAGER
2300 Glades Road, Suite 410W•Boca Raton, Florida 33431
Phone: (561) 571-0010•Toll-free: (877) 276-0889•Fax: (561) 571-0013

March 21, 2025

Board of Supervisors
Woodcreek Community Development District

Dear Board Members:

The Board of Supervisors of the Woodcreek Community Development District will hold a Regular Meeting on March 28, 2025 at 10:30 a.m., or as soon thereafter as the matter may be heard, at the Avalon Park West Amenity Center, 5060 River Glen Boulevard, Wesley Chapel, Florida 33545. The agenda is as follows:

1. Call to Order/Roll Call
2. Public Comments
3. Administration of Oath of Office to Appointed Supervisor (Ethan Mellish - Seat 4) *(the following to be provided in a separate package)*
 - A. Required Ethics Training and Disclosure Filing
 - Sample Form 1 2023/Instructions
 - B. Membership, Obligations and Responsibilities
 - C. Guide to Sunshine Amendment and Code of Ethics for Public Officers and Employees
 - D. Form 8B: Memorandum of Voting Conflict for County, Municipal and other Local Public Officers
4. Acceptance of Resignation of Josh Tepper [Seat 5]
5. Consider Appointment to Fill Unexpired Term of Seat 5; *Term Expires November 2028*
 - Administration of Oath of Office to Appointed Supervisor
6. Consideration of Resolution 2025-02, Electing and Removing Officers of the District and Providing for an Effective Date
7. Consideration of Resolution 2025-07, Ratifying, Confirming, and Approving the Sale Of the Woodcreek Community Development District Capital Improvement Revenue Bonds, Series 2025 (Assessment Area Two); Ratifying, Confirming, and Approving the Actions of the Chairman, Vice Chairman, Treasurer, Secretary, Assistant Secretaries, and All District

ATTENDEES:

Please identify yourself each time you speak to facilitate accurate transcription of meeting minutes.

NOTE: Delayed Start Time of 10:30 AM

Staff Regarding the Sale and Closing of the Bonds; Determining Such Actions as Being In Accordance with the Authorization Granted by the Board; Providing a Severability Clause; and Providing an Effective Date

8. Acceptance of Unaudited Financial Statements as of February 28, 2025
9. Approval of January 24, 2025 Regular Meeting Minutes
10. Staff Reports
 - A. District Counsel: *Kutak Rock LLP*
 - B. District Engineer (Interim): *WRA Engineering, LLC*
 - C. District Manager: *Wrathell, Hunt and Associates, LLC*
 - Discussion: Insurance Vertical Assets
 - NEXT MEETING DATE: April 25, 2025 at 10:00 AM, or immediately following the adjournment of the Avalon Park West CDD and Summerstone CDD meetings

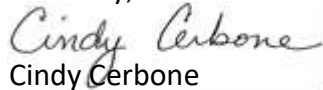
○ QUORUM CHECK

SEAT 1	CHRISTIAN COTTER	☐ IN PERSON	☐ PHONE	☐ NO
SEAT 2	MARY MOULTON	☐ IN PERSON	☐ PHONE	☐ NO
SEAT 3	JOHN WIGGINS	☐ IN PERSON	☐ PHONE	☐ NO
SEAT 4	ETHAN MELLISH	☐ IN PERSON	☐ PHONE	☐ NO
SEAT 5		☐ IN PERSON	☐ PHONE	☐ NO

11. Board Members' Comments/Requests
12. Public Comments
13. Adjournment

If you should have any questions or concerns, please do not hesitate to contact me directly at (561) 346-5294 or Jamie Sanchez at (561) 512-9027.

Sincerely,


Cindy Cerbone

District Manager

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE

CALL-IN NUMBER: 1-888-354-0094

PARTICIPANT PASSCODE: 131 733 0895