

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
<https://woodcreekcdd.net/>

April 17, 2026

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 April 24, 2026 at 10:00 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. Consider Appointment to Fill Unexpired Term of Seat 4; *Term Expires November 2026*
 - Administration of Oath of Office to Appointed Supervisor (*the following to be provided under separate cover*)
 - 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. Consideration of Resolution 2025-18, Electing and Removing Officers of the District and Providing for an Effective Date
5. Discussion/Consideration/Ratification: Performance Measures/Standards & Annual Reporting Form
 - A. October 1, 2024 - September 30, 2025 [Posted]
 - B. October 1, 2025 - September 30, 2026

ATTENDEES:

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

6. Ratification Items

- A. Schickedanz Bros-Hammock Pines LTD Special Warranty Deed
- B. Solitude Lake Management, LLC Pond Maintenance Agreement
- C. Access Management Field Operations Agreement

7. Acceptance of Unaudited Financial Statements as of March 31, 2026

8. Approval of September 26, 2025 Public Hearing and Regular Meeting Minutes

9. Staff Reports

- A. District Counsel: *Kutak Rock LLP*
- B. District Engineer: *WRA Engineering, LLC*
- C. District Manager: *Wrathell, Hunt and Associates, LLC*
 - Form 1 Submission and Ethics Training
 - NEXT MEETING DATE: May 22, 2026 at 10:00 AM, or immediately following the adjournment of the Avalon Park West CDD meeting [Presentation of FY2027 Proposed Budget]

○ QUORUM CHECK

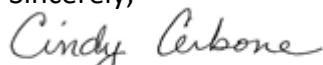
SEAT 1	CHRISTIAN COTTER	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 2	MARY MOULTON	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 3	WOODY HUGHES	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 4		<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO
SEAT 5	BRANDY KELLY	<input type="checkbox"/> IN PERSON	<input type="checkbox"/> PHONE	<input type="checkbox"/> NO

10. Board Members' Comments/Requests

11. Public Comments

12. 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 Carbone
 District Manager

FOR BOARD MEMBERS AND STAFF TO ATTEND BY TELEPHONE
CALL-IN NUMBER: 1-888-354-0094
PARTICIPANT PASSCODE: 801 901 3513