

**MINUTES OF MEETING  
NORTH POWERLINE ROAD  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the North Powerline Road Community Development District was held on Tuesday, **May 2, 2023** at 11:00 a.m. at the Holiday Inn – Winter Haven, 200 Cypress Gardens Blvd., Winter Haven, Florida.

Present and constituting a quorum:

Rennie Heath	Chairman
Kevin Chinoy	Assistant Secretary
Emily Cassidy	Assistant Secretary

Also present were:

Jill Burns	District Manager, GMS
Lauren Gentry	District Counsel, KVW Law
Marshall Tindall	Field Manager, GMS

*The following is a summary of the discussions and actions taken at the May 2, 2023 North Powerline Road Community Development District's Regular Board of Supervisor's Meeting.*

**FIRST ORDER OF BUSINESS**

**Roll Call**

Ms. Burns called the meeting to order and called the roll. Three Board members were present constituting a quorum.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

No members of the public were present via Zoom or in person to provide public comments.

**THIRD ORDER OF BUSINESS**

**Approval of Minutes of the April 4, 2023  
Board of Supervisors Meeting**

Ms. Burns presented the April 4, 2023 minutes and asked for any comments or changes. Hearing none, she asked for a motion of approval.

On MOTION by Mr. Heath, seconded by Mr. Chinoy, with all in favor, the Minutes of the April 4, 2023 Board of Supervisors Meeting, were approved.
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**FOURTH ORDER OF BUSINESS****Consideration of Resolution 2023-09  
Setting a Public Hearing on Amended  
Parking and Towing Policies for the  
District**

Ms. Burns presented Resolution 2023-09 to the Board. She stated that the resolution was included in the agenda package for review. She noted that the Board previously approved a policy that would designate tow away zones. They are going to take the opposite approach to avoid having to put signage every 25 feet, so they will declare the entire community a no parking zone unless it is otherwise noted as a parking area. She stated that they were not approving the policy today. They are setting the public hearing for the June 6, 2023 meeting. They will hold a public hearing and will be able to adopt at that time.

On MOTION by Mr. Heath, seconded by Mr. Chinoy, with all in favor, Resolution 2023-09 Setting a Public Hearing on Amended Parking and Towing Policies for the District on June 6, 2023, was approved.

**FIFTH ORDER OF BUSINESS****Staff Reports****A. Attorney**

Ms. Gentry had nothing to report to the Board.

**B. Engineer**

There being no comments, the next item followed.

**C. Field Manager's Report**

Mr. Tindall presented the field manager's report to the Board which was included in the agenda package. He noted that everything in the community looked good. He met with the vendors a few times and there were no real issues other than some trash in the ponds, which is being worked on. The amenity has been good, and everything looks good there. One tree is going to be removed. They will bring a proposal for the replacement at the next meeting. They are still waiting on some playground fence quotes. Most of the plants that died during the cold weather have come back, but they are working on getting proposals for the ones that did not come back. There were new annuals at the entrance. He noted one pond that is about dry because of pumping of new pond in

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neighboring parcel. They are waiting on the new Phase 3 to finish up so they can do a landscape review and irrigation.

**D. District Manager’s Report**

**i. Approval of Check Register**

Ms. Burns presented the check register for the month of March totaling \$18,414.34. She offered to answer any questions on any of the invoices. There being no questions, she asked for a motion of approval.

On MOTION by Mr. Heath, seconded by Mr. Chinoy, with all in favor, the Check Register, was approved.

**ii. Balance Sheet & Income Statement**

Ms. Burns presented the financials through the month of March, and asked if there were any questions. Hearing none, the next item followed.

**iii. Presentation of Number of Registered Voters – 282**

Ms. Burns stated that there were currently 282 registered voters within the community. She noted that they track that to determine the threshold in which they need to turn over to residents. It’s at least 250 registered voters and the District has been established for at least six years. She explained that they had hit the 250 thresholds, but they had not hit the six-year threshold because this District was established in June of 2018. The next landowner election after the six years is November 2024. Next year two seats will turn over to residents. She stated that this was for informational purposes only.

**SIXTH ORDER OF BUSINESS**

**Other Business**

Ms. Burns asked if there was any other business. Hearing none,

**SEVENTH ORDER OF BUSINESS**

**Supervisors Requests and Audience Comments**

There being no comments, the next item followed.

**EIGHTH ORDER OF BUSINESS**

**Adjournment**

Ms. Burns asked for a motion to adjourn the meeting.

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On MOTION by Mr. Heath, seconded by Ms. Cassidy, with all in favor, the meeting was adjourned.

*Jill Burns*

Secretary / Assistant Secretary

*Rennie Heath*

Chairman / Vice Chairman