

Avelar Creek Community Development District

Board of Supervisors

Julie Campbell, Chairperson
Kimmie J. McLoughlin, Vice Chairperson
Donald Cullen, Assistant Secretary
Jessica Teston Loadholtes – Assistant Secretary
Sebastian Johnson, Assistant Secretary

Alba Sanchez, District Manager
Scott Steady, District Counsel
David Landers, District Engineer

Agenda for the November 20, 2024 Meeting Continued from the October 16, 2024 Meeting

Wednesday, November 20, 2024, at 6:00 p.m.

Join Microsoft Teams Meeting

Meeting ID: 294 514 591 91 Passcode: p2eiB

[Click here to join the meeting](#)

A reconvened meeting of the Avelar Creek CDD will be held on November 20, 2024 at 6:00 P.M. at the Avelar Creek Clubhouse located at 10125 Holland Road, Riverview, Florida, 33578.

Please let us know at least 24 hours in advance if you plan to call into the meeting. Following is the Agenda for the Meeting:

All cellular phones and pagers must be turned off during the meeting.

- 1. Call to Order/Roll Call**
- 2. Pledge of Allegiance**
- 3. Discussion of Management Services**
- 4. Resolution 2025-01 Approving an Agreement with Halifax Solutions, LLC Appointing A Manager of the District**
- 5. Resolution 2025-02 Re-Designating the Primary Administrative Office and Principal Headquarters of the District, Re-Designating the Location of the Local District Records Office**
- 6. Resolution 2025-03 Re-Designating A Registered Agent and Registered Office of the District**
- 7. Resolution 2025-04 Appointing and Removing Officers of the District**
- 8. Contract Between Avelar Creek CDD And Halifax Solutions, LLC For District Management Services**
- 9. Agreement For Professional Engineering Services**
- 10. Contract with PSA Horticultural For Landscape Consulting Services**
- 11. Contract with Community XS for Web Services**
- 12. Consideration of Approval of the August 21, 2024 Regular Meeting and Public Hearing Minutes**
- 13. Consideration of Approval of the October 16, 2024 Regular Meeting Minutes**
- 14. Consideration of Future Meeting Dates**
- 15. Review of the September and October Financial Reports**

16. Review of the August, September, and October O&M Reports

17. Approval of Juniper Community Cleanup

18. Staff Reports

- A. Supervisor Reports
- B. District Counsel
- C. District Engineer
- D. District Manager

19. Board of Supervisors Requests and Comments

20. Adjournment

The next CDD Meeting is scheduled for Wednesday, January 22, 2025 at 6:00 p.m.

District Office:

Inframark, Community Management Services
210 North University Drive, Suite 702
Coral Springs, Florida 33071
(954) 603-0033

Meeting Location:

Avelar Creek Clubhouse
10125 Holland Rd
Riverview, Florida 33578