MINUTES OF MEETING
NORTH SPRINGS IMPROVEMENT DISTRICT

The regular meeting of the Board of Supervisors of the North Springs Improvement District was held Wednesday, **February 05, 2025** at 4:00 p.m. in the district office, 9700 N.W. 52nd Street, Coral Springs, Florida.

Present and constituting a quorum were:

Anthony Avello	Secretary
Vince Moretti	Assistant Secretary

Also present were:

Rod Colon	District Manager
Brian Sherman	District Counsel
Jane Early	District Engineer *via Zoom*
Brenda Richard	District Clerk
Katherine Castro	Executive Assistant
Donna Holiday	GMS-South Florida, LLC *via Zoom*
Mayor Rich Walker	City of Parkland
Julie Krolak	City Manager, City of Coral Springs
Bryant Au	Lifetime Fitness
Officer Mulvey	Coral Springs Police Department

The following is a summary of the discussions and actions taken at the February 5, 2025 regular Board of Supervisor's meeting of the North Springs Improvement District.

FIRST ORDER OF BUSINESS **Roll Call**

Mr. Colon called the meeting to order at 4:00 p.m. and called the roll.

SECOND ORDER OF BUSINESS **Approval of the Minutes of the January 8, 2025 Meeting**

On MOTION by Mr. Avello seconded by Mr. Moretti with all in favor the minutes of the January 8, 2025 meeting were approved as presented.

THIRD ORDER OF BUSINESS **Audience Comments on Non-Agenda Items and Supervisor's Requests**

There being no comments, the next item followed.

FOURTH ORDER OF BUSINESS **Staff Reports**

A. Manager

I. Consideration of Purchase and Sale Agreement with LTF

Mr. Sherman stated we have an understanding with Lifetime and have had many conversations, we are in the City of Coral Springs regarding a special exception, building the parking lot in accordance with all the applicable rules, any type of temporary parking that we need to open the Preserve as well as any special exception that is likely to be required based on the sale of the property in order for us to open including ADA spots.

Mr. Colon stated the funds for this will be used to pay down principal on the 2024 water and sewer bonds.

> On MOTION by Mr. Avello seconded by Mr. Moretti with all in favor the district manager and district counsel were authorized to take any and all actions necessary to execute the purchase and sales agreement with Lifetime Fitness in the amount of $3,204,500.

B. Attorney

Mr. Sherman stated we were able to assist staff in obtaining the DRC approval from the City of Coral Springs. We can move to the next finish line as far as moving to the permits and finishing the Preserve.

C. Engineer

I. Ratification of Proposal for Emergency Repair to Storage Tank located at the NSID Booster Station

> On MOTION by Mr. Avello seconded by Mr. Moretti with all in favor the proposal for emergency repair to the storge tank located at the NSID booster station was ratified.

FIFTH ORDER OF BUSINESS **Approval of Financials and Check Register**

On MOTION by Mr. Avello seconded by Mr. Moretti with all in favor the check register was approved.

SIXTH ORDER OF BUSINESS **Adjournment**

On MOTION by Mr. Avello seconded by Mr. Moretti with all in favor the meeting adjourned at 4:07 p.m.

Anthony Avello
Secretary

Grace Solomon
President