

**MINUTES OF MEETING
NORTH SPRINGS IMPROVEMENT DISTRICT**

The regular meeting of the Board of Supervisors of the North Springs Improvement District was held Friday, September 12, 2025 at 4:00 p.m. in the district office, 9700 N.W. 52nd Street, Coral Springs, Florida.

Present and constituting a quorum were:

Grace Solomon	President by telephone
Anthony Avello	Secretary
Vince Moretti	Assistant Secretary

Also present were:

Rod Colon	District Manager
Brian Sherman	District Counsel
Jane Early	District Engineer
Brenda Richard	District Clerk
Katherine Castro	NSID
Nena Offenther	NSID
Donna Holiday	GMS-South Florida, LLC via Zoom
Detective Wantuck	Coral Springs Police Department

The following is a summary of the discussions and actions taken at the September 12, 2025 meeting. An audio copy of the proceedings can be obtained by contacting the District Manager.

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 August 6, 2025 Meeting

On MOTION by Mr. Avello seconded by Mr. Moretti with all in favor the minutes of the August 6, 2025 meeting were approved as presented.

THIRD ORDER OF BUSINESS

**Audience Comments on Non-Agenda Items
and Supervisor's Requests**

There being none, the next item followed.

FOURTH ORDER OF BUSINESS

**Public Hearing to Adopt the Proposed
General Fund, Parkland Isles, Heron Bay
Mitigation and Debt Service Budgets for
Fiscal Year 2026**

On MOTION by Mr. Avello seconded by Mr. Moretti with all in
favor the public hearing was opened.

There being no comments or questions, the board took the following action.

On MOTION by Mr. Avello seconded by Mr. Moretti with all in
favor the public hearing was closed.

**I. Resolution 2025-09 Adopting the Proposed General Fund, Parkland Isles,
Heron Bay Mitigation and Debt Service Budgets for Fiscal Year 2026**

On MOTION by Mr. Avello seconded by Mr. Moretti with all in
favor Resolution 2025-09 was approved.

**II. Resolution 2025-10 Levying Assessments for Payment of Debt and
Maintenance Costs for Fiscal Year 2026**

On MOTION by Mr. Avello seconded by Mr. Moretti with all in
favor Resolution 2025-10 was approved.

FIFTH ORDER OF BUSINESS

**Public Hearing to Adopt the Proposed Water
and Sewer Budget for Fiscal Year 2026**

On MOTION by Mr. Avello seconded by Mr. Moretti with all in
favor the public hearing was opened.

There being no comments or questions, the board took the following action.

On MOTION by Mr. Avello seconded by Mr. Moretti with all in favor the public hearing was closed.

I. Resolution 2025-11 Adopting the Proposed Water and Sewer Budget for Fiscal Year 2026

On MOTION by Mr. Avello seconded by Mr. Moretti with all in favor Resolution 2025-11 was approved.

SIXTH ORDER OF BUSINESS

Public Hearing to Amend Permit and Plan Review Fees and Updating the Permit Criteria in Manual

On MOTION by Mr. Avello seconded by Mr. Moretti with all in favor the public hearing was opened.

There being no comments or questions, the board took the following action.

On MOTION by Mr. Avello seconded by Mr. Moretti with all in favor the public hearing was closed.

I. Resolution 2025-12 Amending Certain Rates, Fees and Charges Relating to Permit Review and Issuance

On MOTION by Mr. Avello seconded by Mr. Moretti with all in favor Resolution 2025-12 was approved.

SEVENTH ORDER OF BUSINESS

Staff Reports

I. Manager

There being none, the next item followed.

B. Attorney

Mr. Sherman stated just for the record all the resolutions 2025-09, 2025-10, 2025-11, and 2025-12 were approved and authorized to be signed by the Secretary and Assistant Secretary. All the public hearings were conducted, and all were approved unanimously and for the record no members of the public were in attendance today.

I want to give a brief update as to where we are regarding the lease with Heron Bay. We are pretty much in agreement for most of the terms. We agreed to a lot of the conditions requested by Heron Bay and sent the agreement back to them towards the end of August and we also followed up earlier this week with their attorney. We are hopeful to hear back and have this agreement finalized and on the next agenda.

C. Engineer

I. Ratify Proposal from D&D Welding & Machine Shop for Rehabilitation of Well No. Ten (1) for a Lump Sum in the Amount of \$65,000

Mr. Colon stated this work has been performed because it was one of our production wells and we were able to get it repaired immediately. Anything that goes above the regular budget we bring before the board.

Ms. Early stated I did get three prices, and this was the lowest. They cleaned the screen, pressurized it and did an acidization on it because it degrades over so many years and it has to be cleaned out. They had a crane out there and it takes a lot of work to do it.

On MOTION by Mr. Avello seconded by Mr. Moretti with all in favor the proposal from D&D Machine Shop in the lump sum of \$65,000 was ratified.

EIGHTH ORDER OF BUSINESS

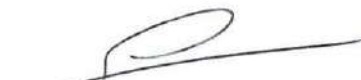
Approval of Financials and Check Register

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

On MOTION by Ms. Solomon seconded by Mr. Avello with all in favor the meeting adjourned at 4:11 p.m.



Anthony Avello
Secretary



Grace Solomon
President