

**MINUTES OF MEETING  
TOWNS AT WOODSDALE  
COMMUNITY DEVELOPMENT DISTRICT**

A Landowners' Meeting of the Towns at Woodsdale Community Development District was held on November 18, 2022 at 10:00 a.m., at Hampton Inn & Suites by Hilton - Tampa/Wesley Chapel, 2740 Cypress Ridge Blvd., Wesley Chapel, Florida 33544.

**Present were:**

Cindy Cerbone	District Manager
Craig Wrathell	Wrathell, Hunt and Associates, LLC (WHA)
Jamie Sanchez	Wrathell, Hunt and Associates, LLC (WHA)
Tucker Mackie	District Counsel
Gene Wrihtenberry	Landowner/Proxy Holder
Ryan Zook	
Bob Boos	

**FIRST ORDER OF BUSINESS**

**Call to Order/Roll Call**

Ms. Cerbone called the meeting to order at 10:06 a.m.

**SECOND ORDER OF BUSINESS**

**Affidavit/Proof of Publication**

The affidavit of publication was included for informational purposes.

**THIRD ORDER OF BUSINESS**

**Election of Chair to Conduct Landowners' Meeting**

All in attendance agreed to Ms. Cerbone serving as Chair to conduct the Landowners' meeting.

Mr. Wrihtenberry, an Officer of Boos Land Development, LLC and acting on behalf of Boos-Woodsdale, LLC, the Landowner of 77.39 acres, designated himself as Proxy Holder.

Mr. Wrihtenberry may cast up to 78 votes per Seat.

**FOURTH ORDER OF BUSINESS**

**Election of Supervisors [All Seats]**

Ms. Cerbone read Mr. Wrightenberry’s Official Ballot into the record as follows:

**A. Nominations**

Mr. Wrightenberry nominated the following:

- Seat 1            Bob Boos
- Seat 2            Rob Boos
- Seat 3            Gene Wrightenberry
- Seat 4            Curt Neel
- Seat 5            Ryan Zook

No other nominations were made.

**B. Casting of Ballots**

- **Determine Number of Voting Units Represented**

A total of 78 voting units were represented.

- **Determine Number of Voting Units Assigned by Proxy**

All 78 voting units were assigned by proxy to Mr. Wrightenberry.

Mr. Wrightenberry cast the following votes:

- Seat 1            Bob Boos                            77 votes
- Seat 2            Rob Boos                            77 votes
- Seat 3            Gene Wrightenberry            78 votes
- Seat 4            Curt Neel                            77 votes
- Seat 5            Ryan Zook                            78 votes

Mr. Wrightenberry confirmed that his Official Ballot was read into the record accurately.

**C. Ballot Tabulation and Results**

The ballot tabulation, results and term lengths were as follows:

- Seat 1            Bob Boos                            77 votes                            2-year Term
- Seat 2            Rob Boos                            77 votes                            2-year Term
- Seat 3            Gene Wrightenberry            78 votes                            4-year Term
- Seat 4            Curt Neel                            77 votes                            2-year Term
- Seat 5            Ryan Zook                            78 votes                            4-year Term

**FIFTH ORDER OF BUSINESS**

**Landowners' Questions/Comments**

There were no Landowners' questions or comments.

**SIXTH ORDER OF BUSINESS**

**Adjournment**

There being nothing further to discuss, the meeting adjourned at 10:08 a.m.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

*Cindy Auburn*

Secretary/Assistant Secretary

*Ann M. [Signature]*

Chair/Vice Chair