

The Crossings at Fleming Island CDD
Board of Supervisors Meeting Minutes
Thursday, December 17, 2015
1880 Eagle Harbor Parkway
Fleming Island, Florida

(Please note: This is not verbatim, a CD recording of the board meeting is available on file for review).

Board Members Present

David Herold, Chairman
John Tabor, Vice Chairman
Robb Rush, Supervisor
Mary Michaels, Supervisor
Suzanne Janolino, Supervisor

Staff Present

Sam Garrison, District Counsel, Kopelousos, Bradley & Garrison
Dave deNagy, District Manager, Governmental Management Services, LLC
Steve Andersen, Operations Manager, Governmental Management Services, LLC
Ryan Parr, Hampton Golf

I - Call to Order

Chairman Herold called the meeting to order at 6:00 p.m.

II - Pledge of Allegiance

III - Roll Call

District Manager deNagy called the roll.

IV - Public Comment

V. Update on Community Center

Mr. Andersen stated we are fully operational and came in below budget, you had a \$1,252,000 budget and we came in at \$990,000. We had a \$500,000 budget for golf course repair and came in at \$499,765. We did a lot of needed repairs and we are continuing to do repairs on the golf course. We have some issues with holes 13 and 15 that have to do with shade and we will probably oversee those two greens this year.

VI - Management Team Reports

B. District Manager – Open Items Update

Mr. deNagy stated your assessment receipts are starting to come in, we are a little ahead of last year. Last year at this time we had received about \$5.2 million or 70% of the roll and this year we are at \$5.5 million or 73% of the roll.

Mr. Garrison joined the meeting at this time.

C. District Operations Manager – Monthly Manager’s Report

Mr. Andersen gave an overview of his report that was included as part of the agenda package.

D. Tree Amigos

There being none, the next item followed.

E. Hampton Golf Monthly Report

Mr. Parr stated we are on target for both revenue and rounds on the golf side. We did \$62,000 in the first 13 days of December at Talons with two-thirds of the restaurant open that is \$20,000 over the projected budget and \$34,000 ahead of last year. We are still building the team and it will take another four to six weeks to solidify the back and front of the house.

A. District Counsel

There being none, the next item followed.

VII - Financial Reports for November 30, 2015

A. Approval of Series 2014 A-3 Requisition Nos. 42-85

Vice Chairman Tabor moved to approve the Series 2014 A-3 requisitions 42 - 85. Supervisor Janolino seconded the motion. Motion passed 5 - 0

B. Approval of Check Registers

Chairman Herold moved to approve the check registers. Supervisor Rush seconded the motion. Motion passed 5 - 0

VIII Consideration of Canceling the January 14, 2016 Meeting

Vice Chairman Tabor moved to authorize the chairman or designee to cancel the January 14, 2016 meeting if within 72 hours of the meeting there is no new business to be brought before the board. Supervisor Rush seconded the motion. Motion passed 5 - 0.

IX - Supervisor's Requests

Supervisor Michaels stated I don't know if there is anything we can or should do about this but I read there was an issue about the monument and there are a lot of accusations and conversation around the community. Is there any way to get ahead of that or is it best to leave it alone.

Mr. Andersen stated I responded on social media, they were confusing the HOA and the groundskeepers. Someone put up a very tasteful wreath on the monument and it was stolen. I talked to the parents and we are going to move the monument back closer to the sidewalk.

Chairman Herold stated the county is working on an ordinance with regard to the placement of memorials.

Supervisor Rush stated I want to thank everybody involved in the construction project, you have done some really hard work and it has obviously paid off.

Ms. Janolino stated can we do one of those small signs that say restaurant and golf course open to the public?

Mr. Andersen stated we will find a place to put them upfront.

Mr. Andersen stated to answer your question Suzanne, we listened to you and that is why going forward once a quarter we are going to have a resident function at Talons not necessarily giving away the amenity it is going to be something like we did at the fall festival to get more people to come out.

Vice Chairman Tabor stated in the last couple weeks I have gotten comments about the proposal for outside swim. The word out there was that the board wouldn't even vote on it and I responded that a formal proposal had never actually been made. Can you update us on that item?

Mr. Andersen stated two meetings ago we brought a proposal here, that was outrageous they wanted to shut down Waterfront, they wanted to use Waterfront for pennies on the dollar and we would have to have a new rate structure so it was dismissed. I talked to the young man who wanted to do this and said you have to come back with something else. That is when the group came in and you said to contact me so we can talk about it and figure out a solution. I have not had a single phone call or email, the only thing that happened was the night of the tree lighting a gentleman walked up to me and said I was going to get in touch with you about the swim thing can I do this and I said we have a meeting this Thursday and I encourage you to do that but I have not heard anything back. I have reached out to them let's figure out if there is a solution and have received nothing so I have nothing to give the board.

Chairman Herold stated someone connected with the group is saying that we have not come to a resolution on this because we won't vote on it.

Ms. Janolino stated I have sat down with residents that were our swim parents and I explained to them that we had requested the contract they are proposing go to Steve and Steve has a chance to review it. I told them that Steve asked for certain things to happen and that he had not heard back from them. I also told them they need to come to the meetings and support what they want.

Chairman Herold stated I personally don't believe there is an answer to this dilemma I am sympathetic to what they are trying to accomplish but it is a community amenity supported by our resident's assessments and we are being asked to carve out a significant amount of time of the resident's usable capacity. There may not be a solution, which is why we left it up to you to say there is either a resolution that is a workable proposal or there is not.

X - Minutes Approval

A. Approval of Minutes of the November 19, 2015 Meeting

Supervisor Rush moved to approve the minutes of the November 19, 2015 meeting as amended. Supervisor Michaels seconded the motion. Motion passed 5 - 0

XI – Adjournment

Hearing no objections the Chairman adjourned the meeting at 7:06 p.m.


Secretary/Assistant Secretary


Chairman