

THE CROSSINGS
at FLEMING ISLAND
Community Development District

May 28, 2026

AGENDA

The Crossings at Fleming Island Community Development District

475 West Town Place, Suite 114
St. Augustine, Florida 32092

May 21, 2026

Board of Supervisors
The Crossings at Fleming Island
Community Development District

Dear Board Members:

The Crossings at Fleming Island Community Development District Board of Supervisors Meeting is scheduled for **Thursday, May 28, 2026 at 6:00 p.m. at 2217 Eagle Harbor Parkway, Fleming Island, Florida 32003.**

Following is the agenda for the meeting:

- I. Roll Call
- II. Pledge of Allegiance
- III. Public Comment
- IV. Approval of Consent Agenda
 - A. Minutes of the April 23, 2026 Meeting
 - B. Financial Statements
 - C. Check Register
- V. Consideration of Resolution 2026-02, Approving the Proposed Budget for Fiscal Year 2027 and Setting a Public Hearing Date
- VI. Management Team Reports
 - A. District Counsel
 - B. Ruppert Landscape – Report
 - C. Hampton Golf – Report
 - D. District Manager & Operations
 1. Operations Report

2. Report on the Number of Registered Voters
3. Reminder of Upcoming General Election

VII. Supervisors' Requests and Audience Comments

VIII. Next Scheduled Meeting – June 25, 2026 at 6:00 p.m. at 2217 Eagle Harbor Parkway

IX. Adjournment

FOURTH ORDER OF BUSINESS

A.

The Crossings at Fleming Island CDD
Board of Supervisors Meeting Minutes
Thursday, April 23, 2026
2217 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

John Tabor, Chairman
David Herold, Vice Chairman
Mike Bruno, Supervisor
Paul Booth, Supervisor
Jimmy Pinkerman, Supervisor

Staff Present

Rich Komando, District Counsel, Kopelousos, Bradley & Garrison
Steve Andersen, District Manager and Operations Manager, Eagle Harbor
Marilee Giles, District Administrator, Governmental Management Services, LLC
Helen Runjo, Hampton Golf

I - Roll Call

Chairman Tabor called the meeting to order at 6:00 p.m. and Ms. Giles called the roll.

II - Pledge of Allegiance

III - Public Comment

IV - Approval of Consent Agenda

A. Approval of the Minutes of the February 26, 2026 Meeting

B. Financial Statements

C. Check Register

Supervisor Booth moved to approve the consent agenda items. Vice Chair Herold seconded the motion. Motion passed 5 - 0
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V Discussion of Issuing a Request for Proposal for Landscape Maintenance Services

Mr. Andersen reviewed the details of the changes to the scope of services and the site visit by prospective bidders.

Vi - Management Team Reports

A. District Counsel

Mr. Komando stated the insurance company settled the one suit against the district.

B. Ruppert Landscaping - Report

A copy of the monthly landscape report was included in the agenda package.

C. Hampton Golf - Report

Ms. Runjo gave an overview of the Eagle Harbor Golf Club performance report, copy of which was provided in the agenda package.

D. District Manager & Operations – Operations Report

Mr. Andersen reviewed the operations report, copy of which was included in the agenda package and presented a proposal from NGF Consulting in the amount of \$16,000 for the facility review.

Supervisor Bruno moved to approve the proposal from NGF in the amount of \$16,000. Supervisor Pinkerman seconded the motion. Motion passed 5 – 0.

VII - Supervisor’s Requests and Audience Comments

Supervisor thanked Hampton for a great Member/Guest golf event.

VIII Next Scheduled Meeting – May 28, 2026 at 6:00 p.m. at 2217 Eagle Harbor Parkway

IX – Adjournment

Hearing no objection, the Chairman adjourned the meeting at 6:57 p.m.

Secretary/Assistant Secretary

Chairman/Vice Chairman

B.

The Crossings at Fleming Island
Community Development District

Unaudited Financial Reporting
April 30, 2026



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The Crossings at Fleming Island
Community Development District
Combined Balance Sheet
April 30, 2026

	Governmental Funds		Proprietary Funds		Totals		
	General Fund	Reserve Fund	Debt Service Fund	Water/Sewer Fund	Golf Course Fund	Swim & Tennis Fund	FY 2026
Assets:							
Cash:							
Operating Account-Wells Fargo	\$ 95,979	# \$ 149,540	\$ -	\$ 340,279	\$ 33,647	\$ 383,213	\$ 1,002,658
Operating Account-BB&T	-	-	-	-	-	-	-
Depository Account	-	-	-	-	85,667	755,429	841,096
Petty Cash	-	-	-	-	1,559	900	2,459
Accounts Receivable	-	-	-	-	153,819	55,313	209,132
Due from General Fund	-	-	(0)	-	-	-	(0)
Due from Water/Sewer	6,781	-	-	-	-	-	6,781
Due from Other	-	-	-	-	-	-	-
Due from GC - Current year	46,318	161,179	-	-	-	-	207,497
Due from Swim & Tennis Fund	(8,512)	-	-	-	-	-	(8,512)
Due from Capital Outlay Fund	-	-	-	-	-	-	-
Due from Golf Course - Loan	235,256	-	-	-	-	-	235,256
Due from Golf Course - Equipment Lease	467,199	-	-	-	-	-	467,199
Due from Debt Service	-	8,021	-	-	-	-	8,021
Investments:							
State Board of Administration (SBA)	3,577,225	55,283	-	3,334,919	280	-	6,967,707
State Board of Administration (SBA)-Reserves	1,362,390	-	-	-	-	-	1,362,390
Series 1999							
Reserve	-	-	-	-	91,110	-	91,110
Interest	-	-	-	-	3	-	3
Revenue	-	-	-	-	18,194	-	18,194
Sinking	-	-	-	-	8	-	8
Series 2007/2016 Refunding/2017							
Reserve	-	-	-	1	-	-	1
Surplus	-	-	-	900,846	-	-	900,846
Rate Stabilization	-	-	-	274,573	-	-	274,573
Renewal & Replacement	-	-	-	288,425	-	-	288,425
Revenue	-	-	-	826,638	-	-	826,638
Interest	-	-	-	193,932	-	-	193,932
Redemption - Tax Exempt	-	-	-	924	-	-	924
Redemption - Taxable	-	-	-	284	-	-	284
Series 2014 - A-1/A-2							
Reserve A-1	-	-	927,643	-	-	-	927,643
Interest A-1	-	-	-	-	-	-	-
Revenue	-	-	3,621,851	-	-	-	3,621,851
Prepayment A-1	-	-	2,602	-	-	-	2,602
Reserve A-2	-	-	362,737	-	-	-	362,737
Interest A-2	-	-	-	-	-	-	-
Prepayment A-2	-	-	408	-	-	-	408
Series 2014 - A-3							
Reserve A-3	-	-	375,383	-	-	-	375,383
Interest - A-3	-	-	-	-	-	-	-
Revenue	-	-	514,358	-	-	-	514,358
Prepayment A-3	-	-	-	-	-	-	-
Construction - A-3	-	-	-	-	-	-	-
Series 2017							
Reserve - 2017	-	-	32,969	-	-	-	32,969
Interest - 2017	-	-	-	-	-	-	-
Revenue - 2017	-	-	103,219	-	-	-	103,219
Prepayment - 2017	-	-	579	-	-	-	579
Inventory	-	-	-	-	192,022	32,523	224,545
Prepaid Expenses	20,000	-	-	-	143,427	23,350	186,777
Deposits	35,000	-	-	-	7,146	-	42,146
Lease Asset	-	-	-	-	8,819	-	8,819
Non-Current Assets:							
Fixed Assets	-	-	-	8,723,937	5,015,910	-	13,739,847
Total Assets	\$ 5,837,636	\$ 374,023	\$ 5,941,749	\$ 14,884,757	\$ 5,751,611	\$ 1,250,728	\$ 34,040,503
Liabilities:							
Accounts Payable	146,232	# \$ -	\$ -	\$ 8,969	\$ 351,172	\$ 77,427	\$ 583,800
Accrued Payroll/Bonuses	-	-	-	-	30,907	11,663	42,570
Member Liability	-	-	-	-	100,582	4,379	104,961
Due to General Fund	-	-	-	6,781	13,598	-	20,379
Due to General Fund - Loan	-	-	-	-	235,256	9,790	245,046
Due to Debt Service	(0)	-	-	-	75,538	-	75,538
Due to Reserve	9,167	-	-	-	-	-	9,167
Deferred Income	-	-	-	0	54,459	68,288	122,747
Deposits Payable	4,373	-	-	905	-	10,425	15,703
Lease Liability	-	-	-	-	137,982	-	137,982
Accrued Interest Payable - Bonds	-	-	-	34,368	2,706,958	-	2,741,326
Accrued Principal Payable	-	-	-	618,333	4,065,000	-	4,683,333
Maintenance Warranties	-	-	-	3,709	-	-	3,709
Bonds Payable - 1999	-	-	-	-	475,000	-	475,000
Bonds Payable - 2016 Ref	-	-	-	16,010,000	-	-	16,010,000
Total Liabilities	\$ 159,772	\$ -	\$ -	\$ 16,683,065	\$ 8,246,452	\$ 181,972	\$ 25,271,260
Fund Balance:							
Nonspendable:							
Deposits	\$ 35,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 35,000
Restricted for:							
Debt Service	-	-	5,941,749	-	-	-	5,941,749
Water/Sewer	-	-	-	905	-	-	905
Assigned for:							
Capital Reserves	1,362,390	-	-	-	-	-	1,362,390
Unassigned/Unrestricted	4,260,473	374,023	-	(1,799,213)	(2,494,841)	1,068,756	1,409,199
Total Fund Balances	\$ 5,677,864	\$ 374,023	\$ 5,941,749	\$ (1,798,308)	\$ (2,494,841)	\$ 1,068,756	\$ 8,769,243
Total Liabilities & Fund Balance	\$ 5,837,636	\$ 374,023	\$ 5,941,749	\$ 14,884,757	\$ 5,751,611	\$ 1,250,728	\$ 34,040,504

The Crossings at Fleming Island

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending April 30, 2026

	Adopted	Prorated Budget	Actual	Variance
	Budget	Thru 04/30/26	Thru 04/30/26	
Revenues:				
Special Assessments - Tax Roll	\$ 3,487,971	\$ 3,456,983	\$ 3,456,983	\$ -
Boat/RV Storage Fees	115,000	67,083	68,620	1,537
Interest Income	180,000	105,000	102,306	(2,694)
Misc/Newsletter/Rental Income	21,000	12,250	4,299	(7,951)
Total Revenues	\$ 3,803,971	\$ 3,641,316	\$ 3,632,208	\$ (9,108)
Expenditures:				
<i>General & Administrative:</i>				
Supervisor Fees	\$ 15,000	\$ 8,750	\$ 5,718	\$ 3,032
PR-FICA/Workers Comp/PR Fees	17,000	9,917	16,052	(6,135)
Engineering	7,000	4,083	-	4,083
District Attorney	33,400	19,483	17,178	2,305
Litigation Counsel	50,000	29,167	87,484	(58,317)
Annual Audit	4,500	2,625	-	2,625
Assessment Administration	18,375	18,375	18,375	0
Arbitrage Rebate	1,100	642	1,100	(458)
Dissemination Agent	2,100	1,225	1,225	-
Trustee Fees	20,000	11,667	-	11,667
District Manager/Administrator	105,450	61,513	70,226	(8,714)
General Administrative	15,000	8,750	7,399	1,351
Insurance General Liability	74,128	74,128	63,167	10,961
Other Current Charges	5,000	2,917	612	2,305
Dues, Licenses & Website	25,000	14,583	8,600	5,984
Total General & Administrative	\$ 393,054	\$ 267,825	\$ 297,136	\$ (29,312)
<i>Operations & Maintenance</i>				
Maintenance				
Landscape Maintenance	\$ 863,114	\$ 503,483	\$ 503,484	\$ (1)
Landscape Maintenance - Contingency	110,000	64,167	79,672	(15,505)
Lake Maintenance	90,000	52,500	41,655	10,845
Cost Sharing Agreement - Stone Creek	14,000	8,167	-	8,167
Facility/Preventative Maintenance	250,000	145,833	103,766	42,067
Utilities	160,000	93,333	70,857	22,476
Security	45,000	26,250	20,403	5,847
Operating Reserves	5,895	3,439	-	3,439
Subtotal Maintenance	\$ 1,538,010	\$ 897,172	\$ 819,837	\$ 77,335
Total Operations & Maintenance	\$ 1,538,010	\$ 897,172	\$ 819,837	\$ 77,335
Total Expenditures	\$ 1,931,064	\$ 1,164,997	\$ 1,116,973	\$ 48,024

The Crossings at Fleming Island

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending April 30, 2026

	Adopted Budget	Prorated Budget Thru 04/30/26	Actual Thru 04/30/26	Variance
Excess (Deficiency) of Revenues over Expenditures	\$ 1,872,907	\$ 2,476,319	\$ 2,515,234	\$ 38,916
<i>Other Financing Sources/(Uses):</i>				
Interfund Transfer In/(Out) - SBA Reserve	\$ (125,000)	\$ -	\$ -	\$ -
Interfund Transfer Out - Swim & Tennis	(1,747,907)	(1,019,612)	(1,019,612)	-
Total Other Financing Sources/(Uses)	\$ (1,872,907)	\$ (1,019,612)	\$ (1,019,612)	\$ -
Net Change in Fund Balance	\$ 0	\$ 1,456,706	\$ 1,495,622	\$ 38,916
Fund Balance - Beginning	\$ -		\$ 4,182,242	
Fund Balance - Ending	\$ 0		\$ 5,677,864	

The Crossings at Fleming Island

Community Development District

Capital Reserve Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending April 30, 2026

	Adopted	Prorated Budget	Actual	
	Budget	Thru 04/30/26	Thru 04/30/26	Variance
Revenues				
Special Assessments - Tax Roll	\$ 620,196	\$ 614,676	\$ 614,676	\$ -
Interest	20,000	11,667	1,259	(10,407)
Total Revenues	\$ 640,196	\$ 626,342	\$ 615,935	\$ (10,407)
Expenditures:				
Capital Outlay	\$ 619,686	\$ 361,484	\$ 105,893	\$ 255,591
Other Current Charges	500	292	-	292
Total Expenditures	\$ 620,186	\$ 361,775	\$ 105,893	\$ 255,883
Excess (Deficiency) of Revenues over Expenditures	\$ 20,010	\$ 264,567	\$ 510,042	\$ 245,475
Other Financing Sources/(Uses)				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources (Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ 20,010	\$ 264,567	\$ 510,042	\$ 245,475
Fund Balance - Beginning	\$ -		\$ (136,019)	
Fund Balance - Ending	\$ 20,010		\$ 374,023	

The Crossings at Fleming Island

Community Development District

Debt Service Fund Series 2014A-1 /A-2

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending April 30, 2026

	Adopted	Prorated Budget	Actual	
	Budget	Thru 04/30/26	Thru 04/30/26	Variance
Revenues:				
Special Assessments - Tax Roll	\$ 2,411,887	\$ 2,378,506	\$ 2,378,506	\$ (122,793)
Special Assessments - Prepayments A-1	-	-	2,535	2,535
Special Assessments - Prepayments A-2	-	-	397	397
Interest Income	-	-	200,682	200,682
Total Revenues	\$ 2,411,887	\$ 2,378,506	\$ 2,582,120	\$ 80,821
Expenditures:				
Series 2014 A-1				
Interest Expense - 11/1	\$ 184,050	\$ 184,050	182,700	\$ 1,350
Special Call - 11/1	-	-	10,000	(10,000)
Principal Expense - 5/1	1,490,000	-	-	-
Interest Expense - 5/1	184,050	-	-	-
Special Call - 5/1	-	-	-	-
Series 2014 A-2				
Interest Expense - 11/1	52,675	52,675	51,975	700
Special Call - 11/1	-	-	5,000	(5,000)
Principal Expense - 5/1	260,000	-	-	-
Interest Expense - 5/1	52,675	-	-	-
Special Call - 5/1	-	-	-	-
Total Expenditures	\$ 2,223,450	\$ 236,725	\$ 249,675	\$ (12,950)
Excess (Deficiency) of Revenues over Expenditures	\$ 188,437	\$ 2,141,781	\$ 2,332,445	\$ 67,871
Other Financing Sources/(Uses):				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ 188,437	\$ 2,141,781	\$ 2,332,445	\$ 67,871
Fund Balance - Beginning	\$ 941,772		\$ 2,582,796	
Fund Balance - Ending	\$ 1,130,209		\$ 4,915,241	

The Crossings at Fleming Island

Community Development District

Debt Service Fund Series 2014A-3

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2026

	Adopted	Prorated Budget	Actual	
	Budget	Thru 04/30/26	Thru 04/30/26	Variance
Revenues:				
Special Assessments - Tax Roll	\$ 378,767	\$ 372,894	\$ 372,894	\$ -
Interest Income	-	-	33,652	33,652
Total Revenues	\$ 378,767	\$ 372,894	\$ 406,546	\$ 33,652
Expenditures:				
Series 2014 A-3				
Interest Expense - 11/1	\$ 131,788	\$ 131,788	129,513	\$ 2,275
Special Call - 11/1	-	-	10,000	(10,000)
Principal Expense - 5/1	110,000	-	-	-
Interest Expense - 5/1	131,788	-	-	-
Special Call - 5/1	-	-	-	-
Total Expenditures	\$ 373,575	\$ 131,788	\$ 139,513	\$ (7,725)
Excess (Deficiency) of Revenues over Expenditures	\$ 5,192	\$ 241,107	\$ 267,033	\$ 25,927
Other Financing Sources/(Uses):				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ 5,192	\$ 241,107	\$ 267,033	\$ 25,927
Fund Balance - Beginning	\$ 232,262		\$ 622,708	
Fund Balance - Ending	\$ 237,454		\$ 889,741	

The Crossings at Fleming Island

Community Development District

Debt Service Fund Series 2017

Statement of Revenues, Expenditures, and Changes in Fund Balance
For The Period Ending April 30, 2026

	Adopted	Prorated Budget	Actual	
	Budget	Thru 04/30/26	Thru 04/30/26	Variance
Revenues:				
Special Assessments - Tax Roll	\$ 67,073	\$ 66,263	\$ 66,263	\$ -
Interest Income	-	-	2,340	2,340
Total Revenues	\$ 67,073	\$ 66,263	\$ 68,603	\$ 2,340
Expenditures:				
Series 2017				
Interest Expense - 11/1	\$ 21,131	\$ 21,131	21,131	\$ -
Principal Expense - 5/1	20,000	-	-	-
Interest Expense - 5/1	21,131	-	-	-
Total Expenditures	\$ 62,263	\$ 21,131	\$ 21,131	\$ -
Excess (Deficiency) of Revenues over Expenditures	\$ 4,811	\$ 45,132	\$ 47,472	\$ 2,340
Other Financing Sources/(Uses):				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
Total Other Financing Sources/(Uses)	\$ -	\$ -	\$ -	\$ -
Net Change in Fund Balance	\$ 4,811	\$ 45,132	\$ 47,472	\$ 2,340
Fund Balance - Beginning	\$ 47,517		\$ 89,295	
Fund Balance - Ending	\$ 52,328		\$ 136,767	

The Crossings at Fleming Island

Community Development District

Water and Sewer Fund

Statement of Revenues, Expenditures, and Changes in Net Position For The Period Ending April 30, 2026

	Adopted	Prorated Budget	Actual	
	Budget	Thru 04/30/26	Thru 04/30/26	Variance
Operating Revenues:				
Reclaimed Water Revenue	\$ 800,000	\$ 400,000	\$ 378,925	\$ (21,075)
Debt Capacity Charge	1,976,556	988,278	983,006	(5,272)
Interest/Misc. Income	200,000	116,667	119,069	2,402
Total Operating Revenues	\$ 2,976,556	\$ 1,504,945	\$ 1,480,999	\$ (23,945)
Administrative:				
Engineering Fees	\$ 2,000	\$ 1,167	\$ -	\$ 1,167
Arbitrage	550	321	550	(229)
Dissemination Agent	1,000	583	583	0
District Attorney	29,352	17,122	13,742	3,380
Annual Audit	4,500	2,625	-	2,625
Trustee Fees	10,500	6,125	5,647	478
District Manager/Administrator	101,295	59,089	52,257	6,832
Computer Time	1,000	583	583	0
Postage	1,000	583	56	527
Insurance	74,128	74,128	63,167	10,961
Other Current Charges	15,000	8,750	271	8,479
Total Administrative:	\$ 240,325	\$ 171,076	\$ 136,857	\$ 34,219
Water/Wastewater Operations				
Service Charges	\$ -	\$ -	\$ -	\$ -
Meter Expenses	1,000	583	-	583
Reclaimed Water	-	-	71,293	(71,293)
Repairs & Maintenance	35,000	20,417	3,592	16,824
Electric	40,000	23,333	18,770	4,563
Capital Outlay	150,000	87,500	9,017	78,483
Contingency	25,000	14,583	48,796	(34,213)
Total Water/Wastewater Operations	\$ 251,000	\$ 146,417	\$ 151,468	\$ (5,052)
Total Operating Expenses	\$ 491,325	\$ 317,493	\$ 288,326	\$ 29,167
Net Income before Debt Service	\$ 2,485,231	\$ 1,187,452	\$ 1,192,673	\$ 5,222
Debt Service/Other Sources (Uses):				
Principal Expense	\$ (1,060,000)	(618,333)	(618,333)	-
Interest Expense	(683,476)	(398,694)	(376,104)	22,590
Total Debt Service/Other Sources (Uses):	\$ (1,743,476)	\$ (1,017,028)	\$ (994,438)	\$ 22,590
Change in Net Position	\$ 741,755	\$ 170,424	\$ 198,236	\$ 27,812
Total Net Position - Beginning	\$ -		\$ (1,996,543)	
Total Net Position - Ending	\$ 741,755		\$ (1,798,307)	

The Crossings at Fleming Island

Community Development District

Golf Course Fund

Statement of Revenues, Expenditures, and Changes in Net Position For The Period Ending April 30, 2026

	Adopted	Prorated Budget	Actual		Current
	Budget	Thru 04/30/26	Thru 04/30/26	Variance	Month
<u>Operating Revenues:</u>					
User Fees - Dues	\$ 516,085	\$ 298,435	\$ 274,229	\$ (24,206)	\$ 38,208
Greens/Cart Fees	1,713,279	1,210,010	1,037,740	(172,270)	148,679
Merchandise/Food/Beverage	1,923,477	1,172,048	1,132,276	(39,772)	191,318
Rental Revenue	93,500	53,500	44,079	(9,421)	5,688
Tournament Revenue	244,940	142,882	-	(142,882)	-
Discount Programs	-	-	(22,404)	(22,404)	(3,349)
Membership Income - Other Fees	5,324	-	3,065	3,065	93
Miscellaneous Income	76,437	54,341	70,396	16,055	13,485
Initiation Fees	15,750	13,125	15,725	2,600	3,000
Interest Income/Commissions	-	-	2,279	2,279	307
Sales Tax/Gratuities/Lesson Income	683,189	398,527	210	(398,317)	30
Total Operating Revenues	\$ 5,271,981	\$ 3,342,868	\$ 2,557,595	\$ (785,273)	\$ 397,459
<u>Cost of Goods Sold:</u>					
Cost of Goods Sold	\$ 801,999	\$ 478,681	\$ 449,983	(28,698)	\$ 84,169
Gross Profit	\$ 4,469,982	\$ 2,864,187	\$ 2,107,612	\$ (756,575)	\$ 313,290
<u>Operating Expenses:</u>					
Salaries	\$ 1,762,634	\$ 1,028,225	\$ 990,741	\$ 37,484	\$ 152,048
Commissions & Bonuses	65,597	41,972	32,752	9,220	8,667
Employee Expenses	322,993	193,603	195,621	(2,018)	28,563
Employee Uniforms	4,946	3,671	627	3,044	545
Travel & Per Diem	-	-	169	(169)	-
Training	9,899	5,138	2,049	3,089	61
Janitorial Expense	25,200	14,700	14,420	280	2,060
Janitorial Supplies	12,541	9,291	6,344	2,947	649
Tournaments & Events	62,888	36,838	33,074	3,764	4,178
Marketing & Advertising	26,888	16,247	13,067	3,180	(220)
Centralized Services	78,600	31,850	31,850	-	4,550
Course & Grounds Maintenance	29,646	19,046	21,607	(2,561)	3,800
Repairs - Equipment	20,406	13,106	30,399	(17,293)	693
Repairs - Buildings	13,236	7,036	3,328	3,708	2,111
Operating Supplies	118,605	70,949	77,860	(6,911)	13,365
Office Supplies	4,421	2,046	846	1,200	182
Postage	600	350	31	319	-
Printing & Reproduction	900	600	4,091	(3,491)	2,269
Utility Services	113,493	68,843	62,310	6,533	9,994
Gas/Oil/Propane	34,111	15,781	20,297	(4,516)	3,769
Refuse & Potables	28,618	17,487	17,765	(278)	2,764
Telephone/T1 Line	11,360	6,395	5,840	555	1,079
Security/Pest Control	36,018	24,143	22,003	2,140	3,577
Music & Cable Service	14,400	9,400	12,699	(3,299)	661
Dues and Subscriptions	28,872	22,499	21,571	928	2,255
Chemicals	65,849	29,414	45,781	(16,367)	3,535
Fertilizer - Course	84,013	42,513	35,003	7,510	11,797
Sand, Seed & Dressing	20,611	10,561	8,620	1,941	5,333
Small Tools	-	-	178	(178)	-
Licenses/Permits	5,880	3,430	500	2,930	262
Cash Short/Over	-	-	475	(475)	287
Bad Debt	337	337	-	337	-
Other Services	13,871	1,169	580	589	71
Trustee Fees/Bank Charges	96,303	58,496	88,192	(29,696)	12,698
Aerification	34,000	-	600	(600)	-
Management Fees - Hampton	88,200	51,450	49,000	2,450	7,000

The Crossings at Fleming Island

Community Development District

Golf Course Fund

Statement of Revenues, Expenditures, and Changes in Net Position For The Period Ending April 30, 2026

	Adopted	Prorated Budget	Actual		Current
	Budget	Thru 04/30/26	Thru 04/30/26	Variance	Month
Operating Expenses: (Continued)					
Rentals & Leases	\$ 282,820	\$ 152,838	\$ 176,921	\$ (24,083)	27,411
Lake Maintenance	30,000	17,500	17,500	-	2,500
Insurance	150,000	87,500	80,050	7,450	11,585
Other Current Charges/RE Taxes	34,192	20,192	19,706	486	2,801
District Manager/Administrator	68,040	30,940	30,864	76	4,409
District Attorney	6,672	3,892	3,958	(66)	573
Accounting & Audit	6,804	3,969	1,725	2,244	192
Sales Tax/Gratuities/Lesson Income	683,189	398,527	-	398,527	-
Total Operating Expenses:	\$ 4,497,653	\$ 2,571,944	\$ 2,181,014	\$ 390,930	\$ 338,074
Net Income before Non-Operating Income (Expense)	\$ (27,671)	\$ 292,243	\$ (73,402)	\$ (365,645)	\$ (24,784)
Change in Net Position	\$ (27,671)	\$ 292,243	\$ (73,402)	\$ (365,645)	\$ (24,784)
Total Net Position - Beginning	\$ -		\$ (2,421,439)		
Total Net Position - Ending	\$ (27,671)		\$ (2,494,841)		

The Crossings at Fleming Island

Community Development District

Swim & Tennis Fund

Statement of Revenues, Expenditures, and Changes in Net Position For The Period Ending April 30, 2026

	Adopted	Prorated Budget	Actual		Current
	Budget	Thru 04/30/26	Thru 04/30/26	Variance	Month
Operating Revenues:					
User Fees	\$ 165,000	\$ 87,923	\$ 106,445	\$ 18,522	\$ 11,985
Lesson Income Tennis	270,000	151,815	184,289	32,474	24,242
Merchandise/Food/Beverage Sale	155,000	34,557	44,390	9,833	11,198
Total Operating Revenues	\$ 590,000	\$ 274,295	\$ 335,124	\$ 60,829	\$ 47,425
Cost of Goods Sold:					
Cost of Goods Sold	\$ 120,000	\$ 37,521	\$ 44,202	\$ (6,681)	\$ 14,456
Gross Profit	\$ 470,000	\$ 236,774	\$ 290,922	\$ 54,148	\$ 32,969
Operating Expenses:					
Salaries	\$ 995,000	\$ 426,649	\$ 429,010	\$ (2,361)	\$ 72,804
Employee Expenses	270,000	130,623	135,262	(4,639)	20,790
Employee Education and Training	8,000	2,215	662	1,553	422
Promotional Activities	100,000	56,858	45,665	11,193	2,849
Activities & Events - Tennis	5,000	2,500	5,546	(3,046)	2,952
Communications and Freight	32,000	16,119	16,396	(277)	2,331
Customer Service & Advertising	6,000	2,584	1,829	755	294
Other Contractual	40,000	18,029	23,714	(5,685)	3,516
Repairs & Maintenance	90,000	34,190	28,050	6,140	814
Operating Supplies	35,000	17,326	16,061	1,265	6,646
Office Supplies	15,000	7,343	3,497	3,846	355
Utility Services	165,858	82,263	74,926	7,337	10,980
Gas/Oil/Propane	38,000	38,000	39,533	(1,533)	1,529
Chemicals	85,000	36,348	27,723	8,625	5,245
Licenses/Permits	4,000	1,368	294	1,074	294
Bad Debt Expense	-	-	(247)	247	-
Cash Short/Over	-	-	274	(274)	(176)
Trustee Fees	34,000	13,410	16,260	(2,850)	2,401
District Manager/Administrator	50,000	29,824	27,233	2,591	3,809
Insurance	45,419	26,494	24,565	1,929	3,509
Taxes	130	22	152	(130)	79
Audit	4,500	-	-	-	-
Total Operating Expenses:	\$ 2,022,907	\$ 942,165	\$ 916,405	\$ 25,760	\$ 141,443
Net Income before Non-Operating Income (Expense)	\$ (1,552,907)	\$ (705,391)	\$ (625,483)	\$ 79,908	\$ (108,474)
Non-Operating Income/(Expenses):					
Other Income	\$ -	\$ -	\$ 184	\$ 184	\$ 30
Interfund Transfer In	1,747,907	1,019,612	1,019,612	-	145,659
CDD Lesson Income	30,000	18,322	23,888	5,566	3,141
Lessons Paid Out	(225,000)	(126,721)	(185,707)	(58,986)	(25,660)
Total Non-Operating Income/(Expenses):	\$ 1,552,907	\$ 911,213	\$ 857,977	\$ (53,236)	\$ 123,170
Change in Net Position	\$ -	\$ 205,822	\$ 232,494	\$ 26,672	\$ 14,696
Total Net Position - Beginning	\$ -		\$ 836,262		
Total Net Position - Ending	\$ -		\$ 1,068,756		

The Crossings at Fleming Island
Community Development District
General Fund
Month to Month

	Adopted Budget	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Revenues:														
Special Assessments - Tax Roll	\$ 3,487,971	\$ -	\$ 1,161,485	\$ 2,032,075	\$ 68,824	\$ 44,886	\$ 42,891	\$ 106,821	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,456,983
Boat/RV Storage Fees	115,000	-	9,790	-	9,970	9,715	-	39,145	-	-	-	-	-	68,620
Interest Income	180,000	10,649	8,742	15,593	18,497	16,154	16,713	15,958	-	-	-	-	-	102,306
Misc/Newsletter/Rental Income	21,000	-	-	2,760	-	485	-	1,055	-	-	-	-	-	4,299
Total Revenues	\$ 3,803,971	\$ 10,649	\$ 1,180,016	\$ 2,050,428	\$ 97,291	\$ 71,240	\$ 59,605	\$ 162,978	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 3,632,208
Expenditures:														
General & Administrative:														
Supervisor Fees	\$ 15,000	\$ 800	\$ -	\$ 800	\$ -	\$ 2,118	\$ 1,000	\$ 1,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 5,718
PR-FICA/Workers Comp/PR Fees	17,000	2,293	1,735	4,057	2,209	865	1,979	2,913	-	-	-	-	-	16,052
Engineering	7,000	-	-	-	-	-	-	-	-	-	-	-	-	-
District Attorney	33,400	2,863	2,863	2,863	2,863	2,863	2,863	-	-	-	-	-	-	17,178
Litigation Counsel	50,000	5,343	16,932	6,102	31,953	24,420	1,124	1,610	-	-	-	-	-	87,484
Annual Audit	4,500	-	-	-	-	-	-	-	-	-	-	-	-	-
Assessment Administration	18,375	18,375	-	-	-	-	-	-	-	-	-	-	-	18,375
Arbitrage Rebate	1,100	-	-	1,100	-	-	-	-	-	-	-	-	-	1,100
Dissemination Agent	2,100	175	175	175	175	175	175	175	-	-	-	-	-	1,225
Trustee Fees	20,000	-	-	-	-	-	-	-	-	-	-	-	-	-
District Manager/Administrator	105,450	12,230	8,532	8,532	8,532	8,532	8,532	15,337	-	-	-	-	-	70,226
General Administrative	15,000	86	1,986	4,887	122	151	83	83	-	-	-	-	-	7,399
Insurance General Liability	74,128	63,167	-	-	-	-	-	-	-	-	-	-	-	63,167
Other Current Charges	5,000	-	320	-	-	-	174	118	-	-	-	-	-	612
Dues, Licenses & Website	25,000	-	-	2,039	-	6,561	-	-	-	-	-	-	-	8,600
Total General & Administrative	\$ 393,054	\$ 105,333	\$ 32,543	\$ 30,556	\$ 45,854	\$ 45,684	\$ 15,931	\$ 21,236	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 297,136

The Crossings at Fleming Island
Community Development District
General Fund
Month to Month

	Adopted Budget	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Operations & Maintenance														
Maintenance														
Landscape Maintenance	\$ 863,114	\$ 71,926	\$ 71,926	\$ 71,926	\$ 71,926	\$ 71,926	\$ 71,926	\$ 71,926	\$ -	\$ -	\$ -	\$ -	\$ -	503,484
Landscape Maintenance - Contingency	110,000	27,018	7,800	10,168	5,125	-	9,450	20,111	-	-	-	-	-	79,672
Lake Maintenance	90,000	6,380	6,380	6,380	3,375	6,380	6,380	6,380	-	-	-	-	-	41,655
Cost Sharing Agreement - Stone Creek	14,000	-	-	-	-	-	-	-	-	-	-	-	-	-
Facility/Preventative Maintenance	250,000	26,305	17,617	8,998	13,945	8,283	15,502	13,115	-	-	-	-	-	103,766
Utilities	160,000	6,157	11,079	11,634	10,832	10,357	10,369	10,427	-	-	-	-	-	70,857
Security	45,000	2,610	3,013	3,671	965	4,198	1,866	4,081	-	-	-	-	-	20,403
Operating Reserves	5,895	-	-	-	-	-	-	-	-	-	-	-	-	-
Subtotal Maintenance	\$ 1,538,010	\$ 140,397	\$ 117,816	\$ 112,777	\$ 106,169	\$ 101,145	\$ 115,493	\$ 126,041	\$ -	\$ -	\$ -	\$ -	\$ -	819,837
Total Operations & Maintenance	\$ 1,538,010	\$ 140,397	\$ 117,816	\$ 112,777	\$ 106,169	\$ 101,145	\$ 115,493	\$ 126,041	\$ -	\$ -	\$ -	\$ -	\$ -	819,837
Total Expenditures	\$ 1,931,064	\$ 245,730	\$ 150,358	\$ 143,333	\$ 152,023	\$ 146,829	\$ 131,424	\$ 147,277	\$ -	\$ -	\$ -	\$ -	\$ -	1,116,973
Excess (Deficiency) of Revenues over Expenditures	\$ 1,872,907	\$ (235,082)	\$ 1,029,658	\$ 1,907,096	\$ (54,732)	\$ (75,589)	\$ (71,819)	\$ 15,701	\$ -	\$ -	\$ -	\$ -	\$ -	2,515,234
Other Financing Sources/Uses:														
Interfund Transfer In/(Out) - SBA Reserve	\$ (125,000)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Interfund Transfer Out - Swim & Tennis	(1,747,907)	(145,659)	(145,659)	(145,659)	(145,659)	(145,659)	(145,659)	(145,659)	-	-	-	-	-	(1,019,612)
Interfund Transfer Out - Capital Reserve	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Other Financing Sources/Uses	\$ (1,872,907)	\$ (145,659)	\$ (145,659)	\$ (145,659)	\$ (145,659)	\$ (145,659)	\$ (145,659)	\$ (145,659)	\$ -	\$ -	\$ -	\$ -	\$ -	(1,019,612)
Net Change in Fund Balance	\$ 0	\$ (380,740)	\$ 883,999	\$ 1,761,437	\$ (200,391)	\$ (221,248)	\$ (217,478)	\$ (129,958)	\$ -	\$ -	\$ -	\$ -	\$ -	1,495,622

The Crossings at Fleming Island
Community Development District
Water and Sewer Fund
Month to Month

	Adopted Budget	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Operating Revenues:														
Reclaimed Water Revenue	\$ 800,000	\$ 72,048	\$ 62,037	\$ 69,778	\$ 62,111	\$ 54,559	\$ 58,392	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	378,925
Debt Capacity Charge	1,976,556	163,540	163,919	163,726	164,044	163,609	164,167	-	-	-	-	-	-	983,006
Interest/Misc. Income	200,000	20,525	15,602	15,943	16,140	16,387	16,941	17,532	-	-	-	-	-	119,069
Total Operating Revenues	\$ 2,976,556	\$ 256,113	\$ 241,558	\$ 249,447	\$ 242,295	\$ 234,555	\$ 239,500	\$ 17,532	\$ -	\$ -	\$ -	\$ -	\$ -	1,480,999
Expenditures:														
Administrative:														
Engineering Fees	\$ 2,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	-
Arbitrage	550	-	-	-	550	-	-	-	-	-	-	-	-	550
Dissemination Agent	1,000	83	83	83	83	83	83	83	-	-	-	-	-	583
District Attorney	29,352	2,290	2,290	2,290	2,290	2,290	2,290	-	-	-	-	-	-	13,742
Annual Audit	4,500	-	-	-	-	-	-	-	-	-	-	-	-	-
Trustee Fees	10,500	-	-	-	5,647	-	-	-	-	-	-	-	-	5,647
District Manager/Administrator	101,295	7,465	7,465	4,075	10,856	7,465	7,465	7,465	-	-	-	-	-	52,257
Computer Time	1,000	83	83	83	83	83	83	83	-	-	-	-	-	583
Postage	1,000	53	-	0	-	-	-	3	-	-	-	-	-	56
Insurance	74,128	63,167	-	-	-	-	-	-	-	-	-	-	-	63,167
Other Current Charges	15,000	0	-	-	225	-	37	9	-	-	-	-	-	271
Total Administrative:	\$ 240,325	\$ 73,143	\$ 9,922	\$ 6,532	\$ 19,734	\$ 9,922	\$ 9,959	\$ 7,643	\$ -	\$ -	\$ -	\$ -	\$ -	136,857

The Crossings at Fleming Island
Community Development District
Water and Sewer Fund
Month to Month

	Adopted Budget	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Operations & Maintenance														
Water/Wastewater Operations														
Meter Expenses	\$ 1,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Redeamed Water	-	29,646	-	14,635	-	10,174	-	16,838	-	-	-	-	-	71,293
Repairs & Maintenance	35,000	2,645	-	-	472	475	-	-	-	-	-	-	-	3,592
Electric	40,000	3,152	3,076	2,826	2,427	2,104	1,710	3,475	-	-	-	-	-	18,770
Capital Outlay	150,000	1,415	877	-	-	2,449	688	3,589	-	-	-	-	-	9,017
Contingency	25,000	-	-	48,796	-	-	-	-	-	-	-	-	-	48,796
Total Water/Wastewater Operations	\$ 251,000	\$ 36,858	\$ 3,953	\$ 66,257	\$ 2,899	\$ 15,202	\$ 2,398	\$ 23,902	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 151,468
Total Operations & Maintenance	\$ 251,000	\$ 36,858	\$ 3,953	\$ 66,257	\$ 2,899	\$ 15,202	\$ 2,398	\$ 23,902	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 151,468
Total Operating Expenses	\$ 491,325	\$ 110,001	\$ 13,875	\$ 72,790	\$ 22,633	\$ 25,125	\$ 12,357	\$ 31,545	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 288,326
Excess (Deficiency) of Revenues over Expenditu	\$ 2,485,231	\$ 146,112	\$ 227,683	\$ 176,657	\$ 219,662	\$ 209,431	\$ 227,143	\$ (14,013)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,192,673
Debt Service/Other Sources (Uses):														
Principal Expense	\$ (1,060,000)	\$ (88,333)	\$ (88,333)	\$ (88,333)	\$ (88,333)	\$ (88,333)	\$ (88,333)	\$ (88,333)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (618,333)
Interest Expense	(683,476)	(53,729)	(53,729)	(53,729)	(53,729)	(53,729)	(53,729)	(53,729)	-	-	-	-	-	(376,104)
Total Debt Service/Other Sources (Uses):	\$ (1,743,476)	\$ (142,063)	\$ (142,063)	\$ (142,063)	\$ (142,063)	\$ (142,063)	\$ (142,063)	\$ (142,062)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (994,438)
Net Change in Fund Balance	\$ 741,755	\$ 4,049	\$ 85,620	\$ 34,595	\$ 77,599	\$ 67,368	\$ 85,080	\$ (156,076)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 198,236

The Crossings at Fleming Island
Community Development District
Golf Course Fund
Month to Month

	Adopted Budget	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Operating Revenues:														
User Fees - Dues	\$ 516,085	\$ 40,907	\$ 39,421	\$ 39,559	\$ 38,364	\$ 39,320	\$ 38,450	\$ 38,208	\$ -	\$ -	\$ -	\$ -	\$ -	274,229
Greens/Cart Fees	1,713,279	133,595	155,476	129,540	118,113	145,790	206,547	148,679	-	-	-	-	-	1,037,740
Merchandise/Food/Beverage	1,923,477	164,003	160,121	167,618	122,987	139,552	186,677	191,318	-	-	-	-	-	1,132,276
Rental Revenue	93,500	6,164	7,070	9,321	3,210	5,317	7,309	5,688	-	-	-	-	-	44,079
Tournament Revenue	244,940	-	-	-	-	-	-	-	-	-	-	-	-	-
Discount Programs	-	(3,545)	(2,465)	(4,372)	(2,465)	(2,091)	(4,117)	(3,349)	-	-	-	-	-	(22,404)
Membership Income - Other Fees	5,324	-	139	(60)	1,995	410	488	93	-	-	-	-	-	3,065
Miscellaneous Income	76,437	8,365	8,673	11,317	8,225	9,004	11,328	13,484	-	-	-	-	-	70,396
Initiation Fees	15,750	4,725	-	6,500	-	1,500	-	3,000	-	-	-	-	-	15,725
Interest Income/Commissions	-	350	355	336	332	317	282	307	-	-	-	-	-	2,279
Sales Tax/Gratuities/Lesson Income	683,189	30	30	30	30	30	30	30	-	-	-	-	-	210
Total Operating Revenues	\$ 5,271,981	\$ 354,594	\$ 368,820	\$ 359,789	\$ 290,791	\$ 339,149	\$ 446,994	\$ 397,458	\$ -	\$ -	\$ -	\$ -	\$ -	2,557,595
Cost of Goods Sold:														
Cost of Goods Sold	\$ 801,999	\$ 66,481	\$ 60,153	\$ 69,083	\$ 46,312	\$ 52,578	\$ 71,207	\$ 84,169	\$ -	\$ -	\$ -	\$ -	\$ -	449,983
Gross Profit	\$ 4,469,982	\$ 288,113	\$ 308,667	\$ 290,706	\$ 244,479	\$ 286,571	\$ 375,787	\$ 313,289	\$ -	\$ -	\$ -	\$ -	\$ -	2,107,612
Operating Expenses:														
Salaries	\$ 1,762,634	\$ 144,021	\$ 132,037	\$ 145,749	\$ 139,633	\$ 128,181	\$ 149,072	\$ 152,048	\$ -	\$ -	\$ -	\$ -	\$ -	990,741
Commissions & Bonuses	65,597	3,794	3,497	4,080	2,762	3,552	6,400	8,667	-	-	-	-	-	32,752
Employee Expenses	322,993	26,107	24,535	30,862	30,390	24,036	31,129	28,562	-	-	-	-	-	195,621
Employee Uniforms	4,946	-	-	-	85	(3)	-	545	-	-	-	-	-	627
Travel & Per Diem	-	-	-	-	169	-	-	-	-	-	-	-	-	169
Training	9,899	512	242	-	796	316	122	61	-	-	-	-	-	2,049
Janitorial Expense	25,200	2,060	2,060	2,060	2,060	2,060	2,060	2,060	-	-	-	-	-	14,420
Janitorial Supplies	12,541	1,001	901	718	1,521	614	941	648	-	-	-	-	-	6,344
Tournaments & Events	62,888	4,339	4,565	5,510	5,314	4,683	4,485	4,178	-	-	-	-	-	33,074
Marketing & Advertising	-	1,628	1,707	2,893	1,758	656	4,645	(220)	-	-	-	-	-	13,067
Centralized Services	78,600	4,550	4,550	4,550	4,550	4,550	4,550	4,550	-	-	-	-	-	31,850
Course & Grounds Maintenance	29,646	4,000	2,890	2,351	1,558	6,779	229	3,800	-	-	-	-	-	21,607
Repairs - Equipment	20,406	12,677	891	6,333	4,436	2,815	2,554	693	-	-	-	-	-	30,399
Repairs - Buildings	13,236	327	-	1,523	(2,010)	1,352	25	2,111	-	-	-	-	-	3,328
Operating Supplies	118,605	10,951	9,440	10,879	10,633	11,400	11,191	13,366	-	-	-	-	-	77,860
Office Supplies	4,421	152	79	18	207	197	11	182	-	-	-	-	-	846
Postage	600	-	-	31	-	-	-	-	-	-	-	-	-	31
Printing & Reproduction	900	202	408	12	366	738	96	2,269	-	-	-	-	-	4,091
Utility Services	113,493	8,440	8,423	10,241	8,176	8,771	8,265	9,994	-	-	-	-	-	62,310
Gas/Oil/Propane	34,111	4,909	1,472	975	2,413	2,769	3,990	3,769	-	-	-	-	-	20,297
Refuse & Potables	28,618	2,610	2,230	2,656	2,623	2,271	2,610	2,765	-	-	-	-	-	17,765
Telephone/T1 Line	11,360	745	791	742	724	740	1,020	1,078	-	-	-	-	-	5,840
Security/Pest Control	36,018	3,277	2,373	3,083	4,237	2,624	2,832	3,577	-	-	-	-	-	22,003
Music & Cable Service	14,400	2,123	3,470	1,752	2,296	984	1,413	661	-	-	-	-	-	12,699
Dues and Subscriptions	28,872	2,699	2,054	7,793	1,894	1,566	3,310	2,255	-	-	-	-	-	21,571
Chemicals	65,849	7,976	6,217	6,893	2,511	4,688	13,961	3,535	-	-	-	-	-	45,781
Fertilizer - Course	84,013	4,014	3,176	2,636	1,242	(127)	12,265	11,797	-	-	-	-	-	35,003

The Crossings at Fleming Island
Community Development District
Golf Course Fund
Month to Month

	Adopted Budget	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
Operating Expenses: (continued)														
Sand, Seed & Dressing	20,611	928	1,344	-	-	-	1,016	5,332	-	-	-	-	-	8,620
Small Tools	-	178	-	-	-	-	-	-	-	-	-	-	-	178
Licenses/Permits	5,880	-	-	-	-	-	-	500	-	-	-	-	-	500
Cash Short/Over	-	(78)	34	372	(177)	148	(61)	237	-	-	-	-	-	475
Bad Debt	337	-	-	-	-	-	-	-	-	-	-	-	-	-
Other Services	13,871	159	70	69	70	259	71	(118)	-	-	-	-	-	580
Trustee Fees/Bank Charges	96,303	13,000	12,629	13,477	15,130	10,797	10,461	12,698	-	-	-	-	-	88,192
Aerification	34,000	-	-	-	600	-	-	-	-	-	-	-	-	600
Management Fees - Hampton	88,200	7,000	7,000	7,000	7,000	7,000	7,000	7,000	-	-	-	-	-	49,000
Rentals & Leases	282,820	28,531	25,549	14,272	27,518	26,867	26,773	27,411	-	-	-	-	-	176,921
Lake Maintenance	30,000	2,500	2,500	2,500	2,500	2,500	2,500	2,500	-	-	-	-	-	17,500
Insurance	150,000	10,643	10,642	11,385	12,105	12,105	11,585	11,585	-	-	-	-	-	80,050
Other Current Charges/RE Taxes	34,192	2,702	2,874	2,925	2,806	2,799	2,799	2,801	-	-	-	-	-	19,706
District Manager/Administrator	68,040	4,950	3,868	4,409	4,410	4,409	4,409	4,409	-	-	-	-	-	30,864
District Attorney	6,672	556	556	556	572	573	573	572	-	-	-	-	-	3,958
Accounting & Audit	6,804	192	191	-	-	575	575	192	-	-	-	-	-	1,725
Equipment	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Sales Tax/Gratuities/Lesson Income	683,189	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Operating Expenses:	\$ 4,470,765	\$ 324,375	\$ 285,265	\$ 311,305	\$ 302,878	\$ 284,244	\$ 334,877	\$ 338,070	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,181,014
Net Income before Non-Operating Income (Ex	\$ (783)	\$ (36,262)	\$ 23,402	\$ (20,599)	\$ (58,399)	\$ 2,327	\$ 40,910	\$ (24,781)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (73,402)
Net Change in Fund Balance	\$ (783)	\$ (36,262)	\$ 23,402	\$ (20,599)	\$ (58,399)	\$ 2,327	\$ 40,910	\$ (24,781)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (73,402)

The Crossings at Fleming Island
COMMUNITY DEVELOPMENT DISTRICT
Special Assessment Receipts - Clay County
Fiscal Year 2026

Gross Assessments \$ 3,710,607.49 \$ 659,771.95 \$ 4,370,379.44
Net Assessments \$ 3,487,971.04 \$ 620,185.63 \$ 4,108,156.67

allocation in % 84.90% 15.10% 100.00%

Date	Gross Amount	Discount	Commission	Net Receipts	O&M Portion	Capital Reserve	Total
11/06/25	\$ 27,219.40	1,401.18	516.36	\$ 25,301.86	21,482.18	3,819.68	25,301.86
11/12/25	180,545.05	7,221.20	3,466.48	169,857.37	144,214.94	25,642.43	169,857.37
11/24/25	1,246,646.09	49,864.77	23,935.63	1,172,845.69	995,787.68	177,058.01	1,172,845.69
12/08/25	2,232,488.02	89,293.17	42,863.90	2,100,330.95	1,783,255.63	317,075.32	2,100,330.95
12/22/25	310,943.20	11,900.91	5,980.84	293,061.45	248,819.59	44,241.86	293,061.45
01/12/26	85,269.96	2,554.35	1,654.31	81,061.30	68,823.93	12,237.37	81,061.30
02/10/26	55,126.27	1,179.80	1,078.93	52,867.54	44,886.42	7,981.12	52,867.54
03/06/26	52,082.68	533.86	1,030.98	50,517.84	42,891.44	7,626.40	50,517.84
04/13/26	128,405.49	23.61	2,567.64	125,814.24	106,820.76	18,993.48	125,814.24
	-			-	-	-	-
	-			-	-	-	-
	-			-	-	-	-
	\$ 4,318,726.16	\$ 163,972.85	\$ 83,095.07	\$ 4,071,658.24	\$ 3,456,982.58	\$ 614,675.66	\$ 4,071,658.24

99%	Percent Collected
\$ -	Balance Remaining to Collect

Gross Assessments \$ 2,507,675.04 \$ 392,549.98 \$ 69,756.26 \$ 2,969,981.28
Net Assessments \$ 2,407,578.22 \$ 377,451.90 \$ 67,073.33 \$ 2,852,103.45

allocation in % 84.41% 13.23% 2.35% 100.00%

Date	Gross Amount	Discount	Commission	Net Receipts	2014A1/A2 Debt Service	2014A3 Debt Service	2017 Debt Service	Total
11/06/25	\$ 21,903.79	1,139.00	415.30	\$ 20,349.49	\$ 17,177.84	\$ 2,693.08	\$ 478.56	\$ 20,349.49
11/12/25	135,592.06	5,423.55	2,603.38	\$ 127,565.13	107,682.99	16,882.17	2,999.97	127,565.13
11/24/25	465,021.65	18,600.60	8,928.41	\$ 437,492.64	369,305.59	57,898.47	10,288.58	437,492.64
12/08/25	1,895,722.83	75,827.68	36,397.90	\$ 1,783,497.25	1,505,523.63	236,030.86	41,942.76	1,783,497.25
12/22/25	225,362.68	8,566.93	4,335.92	\$ 212,459.83	179,346.11	28,117.27	4,996.45	212,459.83
01/12/26	71,797.31	2,167.41	1,392.60	\$ 68,237.30	57,601.92	9,030.63	1,604.75	68,237.30
02/10/26	23,532.01	474.04	461.15	\$ 22,596.82	19,074.91	2,990.50	531.41	22,596.82
03/06/26	57,179.11	576.04	1,132.06	\$ 55,471.01	46,825.37	7,341.12	1,304.52	55,471.01
04/13/26	91,848.79	18.11	1,836.62	\$ 89,994.06	75,967.70	11,909.96	2,116.40	89,994.06
	-			-	-	-	-	-
	-			-	-	-	-	-
	-			-	-	-	-	-
	\$ 2,987,960.23	\$ 112,793.36	\$ 57,503.34	\$ 2,817,663.53	\$ 2,378,506.06	\$ 372,894.07	\$ 66,263.40	\$ 2,817,663.53

99%	Percent Collected
\$ -	Balance Remaining to Collect

C.

The Crossings at Fleming Island

COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2026

Check Register

<i>Date</i>	<i>Fund</i>	<i>Check #'s</i>	<i>Amount</i>
4/1-4/30	General	6218-6223	\$91,956.32
	General	ACH	\$3,498.00
	Capital Outlay	551-552	\$43,989.00
	Water/Sewer	8995-9000	\$295,519.70
	Golf		\$274,821.20
	Swim & Tennis - Operating		\$85,031.40
TOTAL			\$794,815.62

CHECK DATE	VEND#	INVOICE DATE	EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
4/07/26	00062	3/23/26	5105 202603 320-53800-34000	WATERFRONT PARKING LIGHTS	*	895.00		
		3/23/26	5106 202603 320-53800-34000	SIDEWALK LIGHTS	*	470.00		
		3/24/26	5115 202603 320-53800-34000	FOREST PARK LIGHT	*	198.00		
		3/24/26	5116 202603 320-53800-34000	PICKLEBALL LIGHTS	*	672.00		
							2,235.00	006218
4/07/26	00184	4/01/26	359619B 202604 320-53800-46800	APR 26 WATER MGMT SVCS LM	*	6,380.00		
		4/01/26	359619B 202604 300-13100-10300	APR 26 WATER MGMT SVCS GF	*	2,500.00		
							8,880.00	006219
4/07/26	00149	2/16/26	512485 202602 320-53800-34000	ANNEX HANDRAILS	*	1,740.00		
		3/18/26	512492 202603 320-53800-34000	PLAYERS CLUB GRATE	*	675.00		
							2,415.00	006220
4/07/26	00116	3/13/26	080 202603 320-53800-46300	VARIOUS TREE REMOVALS	*	5,200.00		
							5,200.00	006221
4/07/26	00282	3/26/26	818795 202603 320-53800-46200	MAR 26 - LANDSCAPE MAINT	*	71,926.32		
							71,926.32	006222
4/07/26	00257	3/11/26	IN001336 202603 320-53800-34000	SWIM PARK	*	1,300.00		
							1,300.00	006223
						TOTAL FOR BANK A	91,956.32	

CROS --CROSSINGS-- PPOWERS

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
4/30/26	00297	3/31/26 49328	202603 320-53800-34500		*	874.50	
		INV 033026-266					
		4/03/26 49814	202604 320-53800-34500		*	699.60	
		INV 040226-293					
		4/16/26 51810	202604 320-53800-34500		*	466.40	
		INV 041426-396					
		4/21/26 52694	202604 320-53800-34500		*	874.50	
		INV 042026-454					
		4/29/26 5486	202604 320-53800-34500		*	583.00	
		INV 042726-513					
ROLLKALL (AUTOPAY)							3,498.00 080012

TOTAL FOR BANK Z						3,498.00	
TOTAL FOR REGISTER						95,454.32	

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #
4/07/26	00052	3/26/26 22826	202603 320-53800-60000	ANX DCK/SWIM PRK CEILING	*	14,127.00		
							ISLAND PAINT & MORE, LLC	14,127.00 000551
4/14/26	00071	4/10/26 512494	202604 320-53800-60000	189LF HANDRAIL INSTALL	*	29,862.00		
							MILD TO WILD CUSTOM FABRICATION	29,862.00 000552
						TOTAL FOR BANK C	43,989.00	
						TOTAL FOR REGISTER	43,989.00	

CROS --CROSSINGS-- PPOWERS

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
4/07/26	00115	4/01/26 04012026	202604 300-15100-01600		*	56,956.25	
		APR 26 - INTEREST					
				THE CROSSINGS AT FLEMING ISLAND CDD			56,956.25 008995
4/07/26	00300	4/01/26 04012026	202604 300-15100-01500		*	88,333.33	
		APR 26 - PRINCIPAL					
				THE CROSSINGS AT FLEMING ISLAND CDD			88,333.33 008996
4/07/26	00001	4/01/26 703	202604 310-53600-34000		*	4,074.83	
		APR 26 - W&S MGMT FEES					
		4/01/26 703	202604 310-53600-35100		*	83.33	
		APR 26 - IT					
		4/01/26 703	202604 310-53600-31300		*	83.33	
		APR 26 - DISSEMINATION					
		4/01/26 703	202604 310-53600-51000		*	.15	
		APR 26 - OFFICE SUPPLIES					
		4/01/26 703	202604 310-53600-42000		*	3.00	
		APR 26 - POSTAGE					
		4/01/26 703	202604 310-53600-42500		*	8.40	
		APR 26 - COPIES					
				GMS, LLC			4,253.04 008997
4/07/26	04539	3/23/26 IN012741	202603 320-53600-60000		*	687.50	
		ANNUAL CELL COVERAGE					
				PROPUMP & CONTROLS INC.			687.50 008998
4/07/26	00115	3/01/26 03012026	202603 300-15100-01600		*	56,956.25	
		MAR 26 - INTEREST					
				THE CROSSINGS AT FLEMING ISLAND CDD			56,956.25 008999
4/07/26	00300	3/01/26 03012026	202603 300-15100-01500		*	88,333.33	
		MAR 26 - PRINCIPAL					
				THE CROSSINGS AT FLEMING ISLAND CDD			88,333.33 009000
				TOTAL FOR BANK B		295,519.70	
				TOTAL FOR REGISTER		295,519.70	

101000 Cash - Checking Accounts:Operating - Checking Account

Date: April 2026

Date	Ref No.	Payee	Payment	Type
04/30/2026	VC-29302650	ECOLAB	\$ 114.29	Bill Payment
04/30/2026	VC-29302647	Alsco	\$ 531.89	Bill Payment
04/30/2026	VC-29302640	Bulk Aggregate Golf	\$ 1,015.20	Bill Payment
04/30/2026	VC-29302633	Club Car	\$ 3,097.71	Bill Payment
04/30/2026	VC-29302632	Bulloch Fertilizer Co., Inc.	\$ 14,484.04	Bill Payment
04/30/2026	OFL-29202360	Callaway Golf Company	\$ 149.83	Bill Payment
04/30/2026	OFL-29202359	Acushnet	\$ 446.55	Bill Payment
04/30/2026	ACH-29302643	Mr. Greens Produce	\$ 1,032.46	Bill Payment
04/30/2026	ACH-29302645	Gate Fuel Services, Inc	\$ 3,651.62	Bill Payment
04/30/2026	ACH-29302638	Global Golf Sales	\$ 293.43	Bill Payment
04/30/2026	Fintech	North Florida Sales	\$ 1,434.55	Bill Payment
04/30/2026	Fintech	Breakthru Beverage	\$ 1,258.74	Bill Payment
04/30/2026	Fintech	Southern Glazer's Of FL	\$ 2,810.61	Bill Payment
04/30/2026	120380	Win It Event LLC	\$ 500.00	Bill Payment
04/30/2026	120379	The Crossings at Fleming Island CDD	\$ 12,610.11	Bill Payment
04/30/2026	120378	Taylor Made Golf Company, Inc.	\$ 1,553.40	Bill Payment
04/30/2026	120377	Ruppert Landscape LLC	\$ 100.00	Bill Payment
04/30/2026	120376	NexAir, LLC	\$ 159.75	Bill Payment
04/30/2026	120375	Lone Star Heating & Air	\$ 2,982.72	Bill Payment
04/30/2026	120374	Golf Car Services Inc	\$ 28.99	Bill Payment
04/30/2026	120373	DLL Finance LLC	\$ 9,805.68	Bill Payment
04/30/2026	120372	Applied Maintenance Supplies and Solution	\$ 341.55	Bill Payment
04/29/2026	Fintech	Southern Glazer's Of FL	\$ 1,931.24	Bill Payment
04/29/2026	ACH	Champion Brands Inc.	\$ 252.00	Bill Payment
04/27/2026	OFL-29292853	Comcast	\$ 575.20	Bill Payment
04/27/2026	online	Sysco	\$ 6,722.11	Bill Payment
04/23/2026	VC-29177654	Pukka, Inc.	\$ 861.12	Bill Payment
04/23/2026	VC-29176952	ECOLAB	\$ 323.78	Bill Payment
04/23/2026	VC-29176949	Alsco	\$ 1,076.38	Bill Payment
04/23/2026	VC-29176938	Ghost Golf Club	\$ 132.83	Bill Payment
04/23/2026	VC-29176932	Trigon Turf Sciences, LLC	\$ 4,375.00	Bill Payment
04/23/2026	VC-29176928	The Ice Doctor, LLC	\$ 107.50	Bill Payment
04/23/2026	VC-29176927	P&W Golf Supply, LLC	\$ 103.10	Bill Payment
04/23/2026	VC-29176926	Golf Genius Software	\$ 975.00	Bill Payment
04/23/2026	VC-29176925	SCNS Sports Foods, Inc	\$ 175.04	Bill Payment

04/23/2026	ACH-29176954	Hampton Golf, Inc. - 1	\$	1,598.52	Bill Payment
04/23/2026	ACH-29176935	Mr. Greens Produce	\$	2,934.95	Bill Payment
04/23/2026	ACH-29176930	Global Golf Sales	\$	497.96	Bill Payment
04/23/2026	Fintech	North Florida Sales	\$	1,733.70	Bill Payment
04/23/2026	120371	The Crossings at Fleming Island CDD	\$	7,799.88	Bill Payment
04/23/2026	120370	T Burris Hauling	\$	2,400.00	Bill Payment
04/23/2026	120369	Taylor Made Golf Company, Inc.	\$	577.50	Bill Payment
04/23/2026	120368	Site One Landscape Supply	\$	7,069.04	Bill Payment
04/23/2026	120367	Security Engineering and Designs, Inc.	\$	59.95	Bill Payment
04/23/2026	120366	Priswing Software	\$	395.00	Bill Payment
04/23/2026	120365	Island Cabinets and More LLC	\$	268.75	Bill Payment
04/23/2026	120364	GreatAmerica Financial Services Corp	\$	886.59	Bill Payment
04/23/2026	120363	Golf Car Services Inc	\$	113.92	Bill Payment
04/23/2026	120362	Aramark Refreshment Services	\$	484.58	Bill Payment
04/23/2026	ACH	Callaway Golf Company	\$	5,842.19	Bill Payment
04/23/2026	ACH	Acushnet	\$	7,721.12	Bill Payment
04/22/2026	VC-29146002	AlSCO	\$	459.17	Bill Payment
04/22/2026	VC-29145999	Republic Services	\$	2,196.79	Bill Payment
04/22/2026	VC-29145997	Dagmar Marketing	\$	400.00	Bill Payment
04/22/2026	VC-29145996	The Ice Doctor, LLC	\$	140.00	Bill Payment
04/22/2026	VC-29145995	Southeastern Paper Group	\$	274.79	Bill Payment
04/22/2026	ACH-29146000	Gate Fuel Services, Inc	\$	4,356.22	Bill Payment
04/22/2026	ACH-29145998	Mr. Greens Produce	\$	970.25	Bill Payment
04/22/2026	ACH-29145965	Pepsi	\$	1,266.29	Bill Payment
04/22/2026	Fintech	Breakthru Beverage	\$	604.68	Bill Payment
04/22/2026	Fintech	Champion Brands Inc.	\$	1,476.20	Bill Payment
04/22/2026	120361	Site One Landscape Supply	\$	1,042.26	Bill Payment
04/22/2026	120360	Martin Coffee	\$	217.00	Bill Payment
04/22/2026	120359	Aramark Refreshment Services	\$	161.66	Bill Payment
04/20/2026	OFL-29126949	Champion Brands Inc.	\$	1,504.90	Bill Payment
04/20/2026	OFL-29102695	First- Citizens Bank & Trust CO	\$	980.25	Bill Payment
04/20/2026	Fintech	North Florida Sales	\$	1,313.80	Bill Payment
04/20/2026	Fintech	Breakthru Beverage	\$	1,810.78	Bill Payment
04/20/2026	Fintech	Southern Glazer's Of FL	\$	1,230.07	Bill Payment
04/18/2026	ACH	Comcast	\$	575.20	Bill Payment
04/17/2026	online	Sysco	\$	7,454.16	Bill Payment
04/16/2026	VC-29053164	Ghost Golf Club	\$	365.00	Bill Payment
04/16/2026	VC-29053161	LWT Specialty Tire LLC	\$	192.00	Bill Payment
04/16/2026	ACH-29053166	Hampton Golf, Inc. - 1	\$	624.39	Bill Payment
04/16/2026	120358	Win It Event LLC	\$	750.00	Bill Payment

04/16/2026	120357	Take A Free Ride, Inc	\$	250.00	Bill Payment
04/16/2026	120356	Martin Coffee	\$	272.00	Bill Payment
04/16/2026	120355	Governmental management services, LLC	\$	2,037.42	Bill Payment
04/16/2026	120354	Applied maintenance supplies and Solution	\$	317.30	Bill Payment
04/15/2026	ACH	AT&T Mobility	\$	112.97	Bill Payment
04/13/2026	OFL-28790847	Clay Electric Cooperative 7658859	\$	58.66	Bill Payment
04/13/2026	Fintech	Southern Glazer's Of FL	\$	2,245.03	Bill Payment
04/09/2026		Fintech.net	\$	70.85	Check
04/09/2026	OFL-28790882	Clay Electric Cooperative 7658602	\$	1,347.89	Bill Payment
04/09/2026	OFL-28790851	Clay Electric Cooperative 7659113	\$	42.64	Bill Payment
04/09/2026	OFL-28790845	Clay Electric Cooperative 7659105	\$	981.13	Bill Payment
04/09/2026	OFL-28790841	Clay Electric Cooperative 7675671	\$	409.17	Bill Payment
04/09/2026	OFL-28790836	Clay Electric Cooperative 7659196	\$	139.06	Bill Payment
04/09/2026	OFL-28790837	Clay Electric Cooperative 7658990	\$	830.87	Bill Payment
04/08/2026	Fintech	Champion Brands Inc.	\$	1,922.90	Bill Payment
04/07/2026	check	Sysco	\$	9,981.28	Bill Payment
04/07/2026	ACH	DirectTV	\$	375.27	Bill Payment
04/06/2026	OFL-28886933	Gegervision IT	\$	1,931.25	Bill Payment
04/06/2026	Fintech	Southern Glazer's Of FL	\$	2,048.17	Bill Payment
04/06/2026	Fintech	Champion Brands Inc.	\$	336.00	Bill Payment
04/06/2026	Fintech	Southern Glazer's Of FL	\$	157.08	Bill Payment
04/06/2026	120353	GOLFNOW	\$	127.00	Bill Payment
04/06/2026	ACH	D B P R	\$	262.00	Check
04/06/2026	ACH	Travelers	\$	12,754.10	Bill Payment
04/04/2026	Fintech	Breakthru Beverage	\$	1,339.23	Bill Payment
04/02/2026	VC-28813562	ECOLAB	\$	416.45	Bill Payment
04/02/2026	VC-28813561	DirectTV	\$	363.27	Bill Payment
04/02/2026	VC-28813560	Alsco	\$	1,497.08	Bill Payment
04/02/2026	VC-28813558	Wind River Environmental LLC	\$	413.14	Bill Payment
04/02/2026	VC-28813554	Bulloch Fertilizer Co., Inc.	\$	1,190.08	Bill Payment
04/02/2026	VC-28813553	Turf Control LLC	\$	3,331.09	Bill Payment
04/02/2026	VC-28813549	Ghost Golf Club	\$	720.00	Bill Payment
04/02/2026	VC-28813545	JRM, Inc	\$	379.35	Bill Payment
04/02/2026	VC-28813543	Trigon Turf Sciences, LLC	\$	5,625.31	Bill Payment
04/02/2026	VC-28813541	The Ice Doctor, LLC	\$	280.00	Bill Payment
04/02/2026	VC-28813539	Brennan Golf Sales	\$	497.90	Bill Payment
04/02/2026	VC-28813538	Ag-Pro Companies	\$	491.12	Bill Payment
04/02/2026	VC-28813535	Share Corp.	\$	132.45	Bill Payment
04/02/2026	VC-28813532	Grainger	\$	246.11	Bill Payment
04/02/2026	ACH-28813564	Revyve Management Group, LLC	\$	1,960.00	Bill Payment

04/02/2026	ACH-28813550	Mr. Greens Produce	\$	3,137.10	Bill Payment
04/02/2026	ACH-28813559	Gate Fuel Services, Inc	\$	1,339.10	Bill Payment
04/02/2026	ACH-28813547	Pepsi	\$	849.65	Bill Payment
04/02/2026	ACH-28813548	Global Golf Sales	\$	187.40	Bill Payment
04/02/2026	ACH-28813544	Hampton Golf, Inc. - 1	\$	24,348.78	Bill Payment
04/02/2026	Fintech	North Florida Sales	\$	1,551.95	Bill Payment
04/02/2026	120352	Taylor Made Golf Company, Inc.	\$	347.58	Bill Payment
04/02/2026	120351	Swannies Golf	\$	1,642.63	Bill Payment
04/02/2026	120350	Site One Landscape Supply	\$	3,395.00	Bill Payment
04/02/2026	120349	Ruppert Landscape LLC	\$	100.00	Bill Payment
04/02/2026	120348	Priswing Software	\$	395.00	Bill Payment
04/02/2026	120347	NexAir, LLC	\$	145.74	Bill Payment
04/02/2026	120346	Lone Star Heating & Air	\$	460.87	Bill Payment
04/02/2026	120345	Jacksonville Area Golf Association	\$	200.00	Bill Payment
04/02/2026	120344	GreatAmerica Financial Services Corp	\$	1,502.75	Bill Payment
04/02/2026	120343	Golf Agronomics Supply and Handling	\$	1,245.11	Bill Payment
04/02/2026	120342	ForeUp Marketing	\$	136.04	Bill Payment
04/02/2026	120341	Cutter & Buck	\$	796.44	Bill Payment
04/02/2026	120340	Crystal Springs	\$	332.76	Bill Payment
04/02/2026	120339	Bennett's Garage	\$	803.41	Bill Payment
04/02/2026	8656	Swing Out Sister Golf LTD	\$	572.20	Bill Payment
04/01/2026	OFL-28810502	Think VoIP Services	\$	304.62	Bill Payment
04/01/2026	OFL-28790884	Clay Electric Cooperative 7658982	\$	43.56	Bill Payment
04/01/2026	OFL-28790853	Clay Electric Cooperative 7658719	\$	54.72	Bill Payment
04/01/2026	Fintech	Champion Brands Inc.	\$	387.00	Bill Payment
04/01/2026	Fintech	Breakthru Beverage	\$	843.80	Bill Payment
04/01/2026	Fintech	Champion Brands Inc.	\$	519.00	Bill Payment
04/01/2026	ACH	Callaway Golf Company	\$	3,578.89	Bill Payment
04/01/2026	ACH	Acushnet	\$	7,742.54	Bill Payment
04/01/2026	ACH	DLL Finance LLC	\$	749.55	Bill Payment
04/01/2026	ACH	DLL Finance LLC	\$	9,405.97	Bill Payment
04/01/2026	ACH	Siesta Key Cigars LLC	\$	2,475.62	Bill Payment
04/01/2026	ACH	Travelers	\$	570.87	Bill Payment
			\$	274,821.20	

101000 Cash - Checking Accounts:Operating - Checking AccountEnding Balance: \$500,635.07

Date: Custom

Date	Ref No.	Type	Payee	Account	Payment
04/17/2026	120087	Bill Payment	The Crossings at Fleming Island CDD	200100 Accounts Payable-StrongRoom	\$ 21,336.35
04/16/2026	120086	Bill Payment	The Crossings at Fleming Island CDD	200100 Accounts Payable-StrongRoom 101100 Cash - Checking Accounts:In House	\$ 19,589.29
04/20/2026		Transfer		Checking	\$ 5,000.00
04/03/2026	VC-28829995	Bill Payment	Poolsure	200100 Accounts Payable-StrongRoom	\$ 2,580.00
04/15/2026	VC-29042972	Bill Payment	Poolsure	200100 Accounts Payable-StrongRoom	\$ 2,466.00
04/08/2026	OFL-28790876	Bill Payment	Clay Electric Cooperative 7658909	200100 Accounts Payable-StrongRoom	\$ 2,404.70
04/15/2026	120084	Bill Payment	HEAD/Penn Raquet Sports	200100 Accounts Payable-StrongRoom	\$ 2,338.82
04/27/2026	VC-29227826	Bill Payment	Poolsure	200100 Accounts Payable-StrongRoom	\$ 2,319.96
04/15/2026	Sales Taxes 3.26	Expense	Florida Dept. of Revenue		\$ 1,987.94
04/12/2026	OFL-28790856	Bill Payment	Clay Electric Cooperative 7659204	200100 Accounts Payable-StrongRoom	\$ 1,545.53
04/03/2026	VC-28829994	Bill Payment	Lucky in Love	200100 Accounts Payable-StrongRoom	\$ 1,535.08
04/30/2026	OFL-29434240	Bill Payment	Sharp Energy, Inc.	200100 Accounts Payable-StrongRoom	\$ 1,529.30
04/13/2026	120082	Bill Payment	HEAD/Penn Raquet Sports	200100 Accounts Payable-StrongRoom	\$ 1,463.71
04/27/2026	VC-29227827	Bill Payment	Deonna Ice Cream	200100 Accounts Payable-StrongRoom	\$ 1,206.30
04/13/2026	120083	Bill Payment	Sunbelt Rentals	200100 Accounts Payable-StrongRoom	\$ 1,121.99
04/16/2026	OFL-29097427	Bill Payment	North Florida Sales	200100 Accounts Payable-StrongRoom	\$ 1,029.72
04/19/2026	OFL-29246752	Bill Payment	GFL Environmental	200100 Accounts Payable-StrongRoom	\$ 1,006.00
04/27/2026	ACH	Bill Payment	Pepsi-Cola	200100 Accounts Payable-StrongRoom	\$ 894.86
04/20/2026		Expense	Paychex	602810 Employee Expenses:Payroll Administration Expenses:Payroll Processing Fees	\$ 868.45
04/30/2026	OFL-29294439	Bill Payment	Gegervision IT	200100 Accounts Payable-StrongRoom	\$ 845.00
04/26/2026	OFL-28958245	Bill Payment	Comcast	200100 Accounts Payable-StrongRoom	\$ 815.37
04/23/2026	OFL-29221795	Bill Payment	North Florida Sales	200100 Accounts Payable-StrongRoom	\$ 753.85
04/15/2026	120085	Bill Payment	K-Swiss	200100 Accounts Payable-StrongRoom	\$ 709.38
04/09/2026	OFL-28790872	Bill Payment	Clay Electric Cooperative 7659071	200100 Accounts Payable-StrongRoom	\$ 704.75
04/29/2026	6010	Check	Joanne Thompson	43940 User Fees - Swim & Tennis:Activities & Other Income:Facility Rental - Swim	\$ 650.00
04/11/2026	6772675	Bill Payment	Cheney Brothers	200100 Accounts Payable-StrongRoom	\$ 615.47
04/15/2026	VC-29042971	Bill Payment	Deonna Ice Cream	200100 Accounts Payable-StrongRoom	\$ 584.55
04/27/2026	VC-29227824	Bill Payment	Lucky in Love	200100 Accounts Payable-StrongRoom	\$ 575.68
04/12/2026	OFL-28790862	Bill Payment	Clay Electric Cooperative 7659170	200100 Accounts Payable-StrongRoom	\$ 573.38
04/13/2026	OFL-28660445	Bill Payment	Comcast	200100 Accounts Payable-StrongRoom	\$ 553.28

04/01/2026	OFL-28790635	Bill Payment	Hampton Golf, Inc.	200100 Accounts Payable-StrongRoom	\$	500.00
04/30/2026	OFL-29434443	Bill Payment	North Florida Sales	200100 Accounts Payable-StrongRoom	\$	466.03
04/12/2026	OFL-28790867	Bill Payment	Clay Electric Cooperative 7658792	200100 Accounts Payable-StrongRoom	\$	438.19
04/30/2026	VC-29286844	Bill Payment	Deonna Ice Cream	200100 Accounts Payable-StrongRoom	\$	386.55
04/02/2026	OFL-28660447	Bill Payment	Comcast	200100 Accounts Payable-StrongRoom	\$	385.02
04/25/2026	OFL-29047146	Bill Payment	Comcast	200100 Accounts Payable-StrongRoom	\$	335.53
04/19/2026	OFL-29113231	Bill Payment	GFL Environmental	200100 Accounts Payable-StrongRoom	\$	335.35
04/29/2026	OFL-29316294	Bill Payment	Champion Brands, Inc	200100 Accounts Payable-StrongRoom	\$	309.40
04/06/2026		Expense	Division of Hotels and Restaurants	708300 License and Permits	\$	294.00
04/14/2026	OFL-28767318	Bill Payment	Comcast	200100 Accounts Payable-StrongRoom	\$	237.41
04/03/2026	VC-28829996	Bill Payment	10-S Tennis Supply	200100 Accounts Payable-StrongRoom	\$	221.25
04/27/2026	60003468	Bill Payment	Cheney Brothers	200100 Accounts Payable-StrongRoom	\$	219.53
04/01/2026	120081	Bill Payment	Footloose Entertainment	200100 Accounts Payable-StrongRoom	\$	190.00
04/19/2026	OFL-29113224	Bill Payment	GFL Environmental	200100 Accounts Payable-StrongRoom	\$	187.22
04/30/2026	OFL-29434445	Bill Payment	North Florida Sales	200100 Accounts Payable-StrongRoom	\$	181.40
04/29/2026	OFL-29316284	Bill Payment	Champion Brands, Inc	200100 Accounts Payable-StrongRoom	\$	155.19
04/27/2026	VC-29227825	Bill Payment	AlSCO	200100 Accounts Payable-StrongRoom	\$	153.56
04/03/2026	VC-28829998	Bill Payment	Roberts Oxygen Company	200100 Accounts Payable-StrongRoom	\$	131.70
04/15/2026	VC-29042968	Bill Payment	AlSCO	200100 Accounts Payable-StrongRoom	\$	76.78
04/03/2026	VC-28829997	Bill Payment	AlSCO	200100 Accounts Payable-StrongRoom	\$	76.78
04/30/2026	OFL-29373510	Bill Payment	Fintech. net	200100 Accounts Payable-StrongRoom	\$	70.85
04/30/2026	OFL-29434444	Bill Payment	North Florida Sales	200100 Accounts Payable-StrongRoom	\$	63.00
04/15/2026		Expense	Bank of America	709720 Bank Expenses:Bank Service Charges	\$	11.95

TOTAL \$ 85,031.40

FIFTH ORDER OF BUSINESS

RESOLUTION 2026-02

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE CROSSINGS AT FLEMING ISLAND COMMUNITY DEVELOPMENT DISTRICT APPROVING PROPOSED BUDGETS FOR FISCAL YEAR 2026-2027; SETTING A PUBLIC HEARING THEREON PURSUANT TO FLORIDA LAW; ADDRESSING TRANSMITTAL, POSTING AND PUBLICATION REQUIREMENTS; ADDRESSING SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.

Whereas, the District Manager has heretofore prepared and submitted to the Board of Supervisors of The Crossings at Fleming Island Community Development District (the "Board") prior to June 15, 2026, a proposed operating budget for Fiscal Year 2026-2027; and

Whereas, the Board has considered the proposed budget and desires to set the required public hearing thereon;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE CROSSINGS AT FLEMING ISLAND COMMUNITY DEVELOPMENT DISTRICT:

1. The budget proposed by the District Manager for Fiscal Year 2026-2027, attached hereto, is hereby approved as the basis for conducting a public hearing to the adopt said budget.
2. A public hearing on said approved proposed budget is hereby declared and set for the following date, hour, and location:

Date: August 27, 2026

Hour: 6:00 p.m.

Location: 2217 Eagle Harbor Parkway
Fleming Island, FL 32003
3. The District Manager is hereby directed to submit a copy of the proposed budget to Clay County at least 60 days prior to the hearing date as set forth in Section 2.
4. In accordance with Section 189.016, Florida Statutes, the District's Secretary is further directed to post the approved proposed budgets on the District's website at least two days before the budget hearing date as set forth in Section 2 and shall remain on the website for at least 45 days.
5. Notice of this public hearing shall be published in the manner prescribed in Florida law.
6. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this resolution, or any part thereof.
7. This resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 28TH DAY OF MAY, 2026.

ATTEST:

**THE CROSSINGS AT FLEMING ISLAND
COMMUNITY DEVELOPMENT DISTRICT**

Secretary

By: _____

Its: Chairman

THE CROSSINGS *at Fleming Island* COMMUNITY DEVELOPMENT DISTRICT



Proposed Budget
FY 2027

Thursday, May 28, 2026

Presented by:



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The Crossing at Fleming Island

Community Development District

Proposed Budget

General Fund

Description	Adopted Budget FY2026	Actuals Thru 4/30/26	Projected Next 5 Months	Projected Thru 9/30/26	Proposed Budget FY 2027
REVENUES:					
Special Assessments - On Roll	\$ 3,487,971	\$ 3,456,983	\$ 30,988	\$ 3,487,971	\$ 3,697,317
Boat/RV Storage Fees	115,000	68,620	48,500	117,120	110,000
Interest Income	180,000	102,306	85,255	187,561	160,000
Misc/Newsletter/Rental Income	21,000	4,299	3,583	7,882	10,000
TOTAL REVENUES	\$3,803,971	\$3,632,208	\$168,326	\$3,800,534	\$3,977,317
EXPENDITURES:					
Administrative					
Supervisor Fees	\$ 15,000	\$ 5,718	\$ 4,000	\$ 9,718	\$ 15,000
PR-FICA/Workers Comp/PR Fees	17,000	16,052	3,001	19,053	24,000
Engineering	7,000	-	3,500	3,500	7,000
District Attorney	33,400	17,178	17,178	34,356	34,343
Litigation Counsel	50,000	87,484	25,000	112,484	75,000
Annual Audit	4,500	-	4,500	4,500	4,500
Assessment Administration	18,375	18,375	-	18,375	18,375
Arbitrage Rebate	1,100	1,100	-	1,100	1,100
Dissemination Agent	2,100	1,225	875	2,100	2,100
Trustee Fees	20,000	-	19,728	19,728	20,000
Management Fees	105,450	70,226	35,224	105,450	109,649
General Administrative	15,000	7,399	5,285	12,684	17,000
Insurance General Liability	74,128	63,167	-	63,167	70,000
Other Current Charges	5,000	612	437	1,049	5,000
Dues, Licenses & Website	25,000	8,600	6,143	14,743	17,200
TOTAL ADMINISTRATIVE	\$393,053	\$297,136	\$124,870	\$422,006	\$420,267
Operations & Maintenance					
Maintenance Expenditures					
Landscape Maintenance	\$ 863,116	\$ 503,484	359,631	\$ 863,115	\$ 910,000
Landscape Maintenance - Contingency	110,000	79,672	30,328	110,000	115,000
Lake Maintenance	90,000	41,655	48,345	90,000	100,000
Cost Sharing Agreement - Stone Creek	14,000	-	14,000	14,000	15,000
Facility/Preventative Maintenance	250,000	103,766	146,234	250,000	250,000
Utilities	160,000	70,857	89,143	160,000	175,000
Security	45,000	20,403	24,597	45,000	45,000
Operating Reserves	5,895	-	-	-	7,970
TOTAL MAINTENANCE EXPENDITURES	\$1,538,011	\$819,837	\$712,278	\$1,532,115	\$1,617,970
TOTAL EXPENDITURES	\$1,931,064	\$1,116,973	\$837,149	\$1,954,122	\$2,038,237
Other Sources/(Uses)					
Interfund Transfer In/(Out) - SBA Reserve	(125,000)	-	(125,000)	(125,000)	(90,000)
Interfund Transfer Out - Swim & Tennis	(1,747,907)	(1,019,612)	(728,295)	(1,747,907)	(1,849,080)
Interfund Transfer In/(Out) - Capital Reserve	-	-	-	-	-
TOTAL OTHER SOURCES/(USES)	\$(1,872,907)	\$(1,019,612)	\$(853,295)	\$(1,872,907)	\$(1,939,080)
EXCESS REVENUES (EXPENDITURES)	\$0	\$1,495,623	\$(1,522,118)	\$(26,495)	\$(0)

The Crossing at Fleming Island

Community Development District

General Fund

Fiscal Year 2027

REVENUES

Special Assessments - On Roll

The District will levy a Non-Ad Valorem assessment on all the platted lots within the District to pay all of the operating expenses for the Fiscal Year in accordance with the adopted budget.

Boat/RV Storage Fees

The District collects fees from Residents for use of the Boat/RV/Trailer storage facility.

Interest Income

Interest income on funds in operating account and excess funds in the State Board of Administration.

Misc./Newsletter Income/Rental Income

Fees paid by local vendors for Newsletter space, rental of meeting rooms and any other miscellaneous income.

Expenditures - Administrative

Supervisors Fees

The District anticipates 15 meetings per year with all five board members in attendance and each receiving \$200.00 per meeting.

FICA Taxes

FICA tax on all employee and Supervisor payroll.

Engineering

The District's engineering firm, **Hadden Engineering**, will be providing general engineering services to the District.

District Attorney

The District's legal counsel, **Bradley, Garrison & Komando, P.A.**, will be providing general legal services to the District, including attendance and preparation for monthly meetings, preparation and review of agreements, resolutions, etc.

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm. The District is currently contracted with **McDermitt Davis & Company, LLC** for the audit engagement.

Assessment Roll

Assessment Roll administrative services are provided by **GMS, LLC** for updating the districts' tax roll, certifying the annual assessments and collection of prepaid assessments.

Arbitrage Rebate

The District is required to have an Arbitrage Rebate Calculation on the District's Series 2014 A1/A2 and A3 Special Assessment Revenue Refunding Bonds.

Dissemination Agent

The District has contracted with **GMS, LLC** to act as the Dissemination Agent for the District to prepare the Annual Disclosure Report required by the Security and Exchange Commission in order to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for un-rated bond issues.

Trustee Fees

The District's Series 2014 A1/A2, A3 and 2017 Special Assessment Revenue Refunding Bonds are held by a Trustee at **U.S. Bank**. The amount represents the fee for the administration of the District's bond issue.

District Management/Administration Fees

The District receives Management, Accounting and Administrative services from their CDD employed District Manager and as part of an Administrative Agreement with **Governmental Management Services, LLC**.

The Crossing at Fleming Island

Community Development District

General Fund

Fiscal Year 2027

Expenditures - Administrative (continued)

General Administration

Information Technology

The District processes all of its financial activities, i.e. accounts payable, financial statements, etc. on a main frame computer leased by Governmental Management Services – South Florida, LLC.

Communication - Telephone

This item includes telephone and fax service.

Postage and Delivery

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

Printing and Binding

Printing and Binding agenda packages for board meetings, printing of computerized checks, stationary, envelopes etc.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings, public hearings etc. with **Clay Today**.

Office Supplies

Supplies used in the preparation and binding of agenda packages, required mailings, and other special projects.

Insurance General Liability

The District's General Liability & Public Officials Liability and Property Insurance policies are with **Egis Insurance and Risk Advisors**. They specialize in providing insurance coverage to governmental agencies. This expense is shared with the Water/Sewer Fund and the Golf Course Fund.

Other Current Charges

Bank charges and any other miscellaneous expenses incurred during the year.

Due, Licenses & Subscriptions

The District is required to pay an annual fee to Florida Commerce for \$175. Also includes the cost to maintain ADA website and publish newsletter.

Expenditures - Maintenance

Landscape Maintenance

The District is currently contracted with **Ruppert Landscape LLC** for the Landscape of the Districts common areas.

Landscape Maintenance - Contingency

This category represents any additional landscaping work needed that is outside the scope of the contract with various vendors.

Lake Maintenance

The Lake Doctors provides aquatic pond maintenance.

Cost Sharing Agreement - Stone Creek

Maintenance costs other than utilities paid to **The Stone Creek HOA** for upkeep of CDD property.

Facility/Preventative Maintenance

Cost of routine repairs and maintenance of the District's assets.

Utilities

Includes the following utility accounts held by the District:

Comcast	Internet Service
Clay Electric Cooperative	Electric Service for the Eagle Harbor CDD Office
CCUA	Water service for the Eagle Harbor CDD office

Security

The District has an agreement with the **Clay County Sheriff's Office** to provide CCSO Officer patrols.

Expenditures - Other Sources/(Uses)

Interfund Transfer Out - Swim & Tennis

The Board has agreed to an annual subsidy to the Swim & Tennis Fund to cover operations.

Utility Schedule - General Fund

Account #	Service Address	Avg Monthly	Avg Annual
Clay Electric			
5525209	2425 Country Side Dr	\$ 33	\$ 391
7658685	1522-1 Brookstrone Dr	\$ 33	\$ 391
7658743	1928-1 Eagle Harbor Parkway	\$ 42	\$ 502
7658750	2088-1 Eagle Harbor Parkway	\$ 74	\$ 891
7658776	1909 Eagle Harbor Parkway	\$ 39	\$ 464
7658784	1619 Misty Lake Drive	\$ 203	\$ 2,436
7658800	1992-1 Eagle Harbor Parkway	\$ 58	\$ 699
7658818	1302-1 Oak Landing Lane	\$ 41	\$ 491
7658834	1542 Linkside Drive	\$ 173	\$ 2,078
7658842	1245 Forest Park Drive	\$ 59	\$ 710
7658867	1320-1 South Shore Dr	\$ 33	\$ 391
7658875	1229 Salt Marsh	\$ 33	\$ 391
7658883	4312 Lake Shore Dr East	\$ 94	\$ 1,125
7658891	4486-1 Lakeshore Dr E	\$ 66	\$ 791
7658917	2327-1 Marsh Landing Ct	\$ 33	\$ 391
7658925	1995-1 Vista Lakes Dr	\$ 47	\$ 569
7658958	4523 Lakeshore Dr E	\$ 91	\$ 1,086
7658966	1687-1 Lakeshore Drive N	\$ 33	\$ 396
7659014	1760-1 Cross Pine Drive	\$ 479	\$ 5,748
7659022	1709-2 Cross Pines Drive	\$ 33	\$ 399
7659048	2291-1 Old Pine Trail	\$ 32	\$ 386
7659063	2286-2 Trailwood Drive	\$ 32	\$ 386
7659089	1709-1 Cross Pines Drive	\$ 41	\$ 486
7659097	2234 Eagle Harbor Parkway	\$ 32	\$ 386
7659121	2402 Daniels Landing Dr	\$ 53	\$ 631
7659139	3460-1 Manard Branch Ct	\$ 34	\$ 406
7659147	2486-1 Stoney Glen Irrigation	\$ 40	\$ 483
7659154	Eagle Harbor Pkwy Lighting	\$ 34	\$ 406
7659162	1796-2 Eagle HBr on 17 at Fountain	\$ 2,551	\$ 30,612
7659188	1812-1 Eagle Creek Dr	\$ 568	\$ 6,814
7675689	1880 Eagle Harbor Parkway	\$ 33	\$ 392
8092223	2105 Harbor Lake Drive	\$ 382	\$ 4,583
8975347	1848 Town Center Blvd Time Clock 4 Irr	\$ 146	\$ 1,757
9009006	2104 Eagle Talon Irrigation	\$ 32	\$ 386
9108410	2249 Eagle Perch Pl - Entry Sign	\$ 32	\$ 386
		\$	\$ 69,226
Clay County Utility Authority			
00120031	1880 Eagle Harbor Parkway	\$ 422	\$ 5,065
00120061	1850 Eagle Harbor Pkwy Fountains	\$ 897	\$ 10,764
00120251	1778 Fiddler's Ridge Drive Rclm Irr	\$ 132	\$ 1,580
00120311	1909 Eagle Harbor Pkwy	\$ 84	\$ 1,007
00120321	4312 Lakeshore Drive E	\$ 89	\$ 1,068
00120531	4523 Lakeshore Drive	\$ 75	\$ 904
00120541	2105 Eagle Lake Drive	\$ 103	\$ 1,234
00120591	Entrance to Brookstone Irr	\$ 283	\$ 3,390
00130319	1501 Brookstone Dr Irr	\$ 68	\$ 820
00159869	1775 Eagle Harbor Pkwy Irr	\$ 118	\$ 1,418
00159887	Entrance to The Preserves Irr	\$ 152	\$ 1,818
00178790	2286-2 Trailwood Dr Rclm Irr	\$ 372	\$ 4,463
00178791	1779-1 Cross Pines Dr - Rclm Irr	\$ 130	\$ 1,564
00178792	2298-1 Old Pine Trail Rclm Irr	\$ 89	\$ 1,070
00186015	1229-1 Salt Marsh Lane Irr	\$ 136	\$ 1,637
00188477	1709-2 Cross Pines Drive Rclm Irr	\$ 52	\$ 626
00195643	2331-1 Old Pine Trail Rclm Irr	\$ 57	\$ 685
00195645	1743-1 Cross Pine Dr Rclm Irr	\$ 59	\$ 712
00199911	2366-1 Old Pine Trail Rclm Irr	\$ 65	\$ 784
00200394	1812-1 Eagle Creek Dr Rclm Irr	\$ 131	\$ 1,576
00201898	2694-1 Country Side Dr Rclm Irr	\$ 53	\$ 637
00202868	2638-1 Country Side Dr Rclm Irr	\$ 61	\$ 728
00204041	2411-1 Country Side Dr Rclm Irr	\$ 54	\$ 642
00204042	2424-2 Country Side Dr Rclm Irr	\$ 749	\$ 8,982
00204151	1852-1 Eagle Creek Dr Rclm Irr	\$ 56	\$ 674
00218768	2552-1 Country Side Dr Rclm Irr	\$ 86	\$ 1,031
00229743	1961-1 Summit Ridge Rd Rclm Irr	\$ 55	\$ 656
00231981	1612-1 Lake Terrace Lane Irr	\$ 150	\$ 1,799
00534466	1719 Eagle Crest Drive Irrigation	\$ 84	\$ 1,010
00541849	732 Water Oak Lane Irrigation	\$ 388	\$ 4,653
00541850	6548 Bahia Road Irrigation	\$ 118	\$ 1,418
00544400	2090 Arden Forest Place Irrigation	\$ 130	\$ 1,564
00554422	2110 Eagle Talon Circle	\$ 157	\$ 1,882
00544687	1848 Town Center Irrigation	\$ 183	\$ 2,193
			\$ 70,054
		Contingency	\$ 10,720
		TOTAL	\$ 150,000

The Crossing at Fleming Island

Community Development District

Proposed Budget

Capital Reserve Fund

Description	Adopted Budget FY2026	Actuals Thru 4/30/26	Projected Next 5 Months	Projected Thru 9/30/26	Proposed Budget FY 2027
REVENUES:					
Special Assessments - On Roll	\$ 620,196	\$ 614,676	\$ -	\$ 614,676	\$ 654,886
Interest Income	20,000	1,259	750	2,009	2,000
TOTAL REVENUES	\$640,196	\$615,935	\$750	\$616,685	\$656,886
EXPENDITURES:					
Capital Outlay					
Capital Outlay	\$ 619,686	\$ 105,893	\$ 150,000	\$ 255,893	\$ 656,386
Other Current Charges	500	-	250	250	500
TOTAL EXPENDITURES	\$620,186	\$105,893	\$150,250	\$256,143	\$656,886
Other Sources/(Uses)					
Transfer in/(Out)	\$ -	\$ -	\$ -	\$ -	\$ -
TOTAL OTHER SOURCES/(USES)	\$-	\$-	\$-	\$-	\$-
TOTAL EXPENDITURES	\$620,186	\$105,893	\$150,250	\$256,143	\$656,886
EXCESS REVENUES (EXPENDITURES)	\$20,010	\$510,042	\$(149,500)	\$360,542	\$-

The Crossing at Fleming Island

Community Development District

Reserve Fund

Fiscal Year 2027

REVENUES

Maintenance Assessments

The District will levy a Non-Ad Valorem assessment on all the platted lots within the District to pay all of the Capital Outlay expenses for the Fiscal Year in accordance with the adopted budget.

Expenditures - Administrative

Capital Outlay

At the Board of Supervisor's discretion, funds will be used to complete capital projects.

Other Current Charges

Bank charges and any other miscellaneous expenses incurred during the year.

The Crossing at Fleming Island

Community Development District

Proposed Budget

Debt Service Series 2014A/1, A/2, A/3 and Series 2017

Description	Series 2014 A/1	Series 2014 A/2	Series 2014 A/3	Series 2017 A/3	Proposed Budget FY 2027
REVENUES:					
Special Assessments-On Roll	\$1,829,625	\$582,262	\$378,767	\$67,073	\$2,857,727
Carry Forward Surplus ⁽¹⁾	941,772	-	232,262	47,517	1,221,551
TOTAL REVENUES	\$2,771,397	\$582,262	\$611,029	\$114,590	\$4,079,278
EXPENDITURES:					
Interest - 11/1	\$150,525	\$43,575	\$128,213	\$20,556	\$342,869
Interest - 5/1	1,560,000	280,000	120,000	25,000	1,985,000
Principal - 5/1	150,525	43,575	128,213	20,556	342,869
TOTAL EXPENDITURES	\$1,861,050	\$367,150	\$376,425	\$66,113	\$2,670,738
Other Sources/(Uses)					
Interfund transfer In/(Out)	\$-	\$-	\$-	\$-	\$-
TOTAL OTHER SOURCES/(USES)	\$-	\$-	\$-	\$-	\$-
TOTAL EXPENDITURES	\$1,861,050	\$367,150	\$376,425	\$66,113	\$2,670,738
EXCESS REVENUES (EXPENDITURES)	\$910,347	\$215,112	\$234,604	\$48,477	\$1,408,540

⁽¹⁾ Carry Forward is Net of Reserve Requirement

Interest Due 11/1/27	\$-
2014 A/1	\$115,425.00
2014 A/2	\$33,775.00
2014 A/3	\$125,312.50
2017	\$19,837.50
	<u>\$294,350.00</u>

The Crossing at Fleming Island

Community Development District

AMORTIZATION SCHEDULE

Debt Service Series 2014A/1 Special Assessment Refunding Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
11/01/23	\$10,975,000	4.000%		\$243,513	243,512.50
05/01/24	10,975,000	4.000%	1,370,000	243,513	
11/01/24	9,605,000	4.000%		216,113	1,829,625.00
05/01/25	9,605,000	4.500%	1,425,000	216,113	
11/01/25	8,180,000	4.500%		184,050	1,825,162.50
05/01/26	8,180,000	4.500%	1,490,000	184,050	
11/01/26	6,690,000	4.500%		150,525	1,824,575.00
05/01/27	6,690,000	4.500%	1,560,000	150,525	
11/01/27	5,130,000	4.500%		115,425	1,825,950.00
05/01/28	5,130,000	4.500%	1,635,000	115,425	
11/01/28	3,495,000	4.500%		78,638	1,829,062.50
05/01/29	3,495,000	4.500%	1,710,000	78,638	
11/01/29	1,785,000	4.500%		40,163	1,828,800.00
05/01/30	1,785,000	4.500%	1,785,000	40,163	1,825,162.50
Total			\$10,975,000	\$2,056,850	\$13,031,850

The Crossing at Fleming Island

Community Development District

AMORTIZATION SCHEDULE

Debt Service Series 2014A/2 Special Assessment Refunding Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
11/01/23	\$1,975,000	7.000%		\$69,125	69,125.00
05/01/24	1,975,000	7.000%	225,000	69,125	
11/01/24	1,750,000	7.000%		61,250	355,375.00
05/01/25	1,750,000	7.000%	245,000	61,250	
11/01/25	1,505,000	7.000%		52,675	358,925.00
05/01/26	1,505,000	7.000%	260,000	52,675	
11/01/26	1,245,000	7.000%		43,575	356,250.00
05/01/27	1,245,000	7.000%	280,000	43,575	
11/01/27	965,000	7.000%		33,775	357,350.00
05/01/28	965,000	7.000%	300,000	33,775	
11/01/28	665,000	7.000%		23,275	357,050.00
05/01/29	665,000	7.000%	320,000	23,275	
11/01/29	345,000	7.000%		12,075	355,350.00
05/01/30	345,000	7.000%	345,000	12,075	357,075.00
Total			\$1,975,000	\$591,500	\$2,566,500

The Crossing at Fleming Island

Community Development District

AMORTIZATION SCHEDULE

Debt Service Series 2014A/3 Special Assessment Refunding Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
11/01/23	\$4,260,000	6.500%		\$138,450	138,450.00
05/01/24	4,260,000	6.500%	100,000	138,450	
11/01/24	4,160,000	6.500%		135,200	373,650.00
05/01/25	4,160,000	6.500%	105,000	135,200	
11/01/25	4,055,000	6.500%		131,788	371,987.50
05/01/26	4,055,000	6.500%	110,000	131,788	
11/01/26	3,945,000	6.500%		128,213	370,000.00
05/01/27	3,945,000	6.500%	120,000	128,213	
11/01/27	3,825,000	6.500%		124,313	372,525.00
05/01/28	3,825,000	6.500%	125,000	124,313	
11/01/28	3,700,000	6.500%		120,250	369,562.50
05/01/29	3,700,000	6.500%	135,000	120,250	
11/01/29	3,565,000	6.500%		115,863	371,112.50
05/01/30	3,565,000	6.500%	145,000	115,863	
11/01/30	3,420,000	6.500%		111,150	372,012.50
05/01/31	3,420,000	6.500%	155,000	111,150	
11/01/31	3,265,000	6.500%		106,113	372,262.50
05/01/32	3,265,000	6.500%	165,000	106,113	
11/01/32	3,100,000	6.500%		100,750	371,862.50
05/01/33	3,100,000	6.500%	175,000	100,750	
11/01/33	2,925,000	6.500%		95,063	370,812.50
05/01/34	2,925,000	6.500%	190,000	95,063	
11/01/34	2,735,000	6.500%		88,888	373,950.00
05/01/35	2,735,000	6.500%	200,000	88,888	
11/01/35	2,535,000	6.500%		82,388	371,275.00
05/01/36	2,535,000	6.500%	215,000	82,388	
11/01/36	2,320,000	6.500%		75,400	372,787.50
05/01/37	2,320,000	6.500%	230,000	75,400	
11/01/37	2,090,000	6.500%		67,925	373,325.00
05/01/38	2,090,000	6.500%	245,000	67,925	
11/01/38	1,845,000	6.500%		59,963	372,887.50
05/01/39	1,845,000	6.500%	260,000	59,963	
11/01/39	1,585,000	6.500%		51,513	371,475.00
05/01/40	1,585,000	6.500%	280,000	51,513	
11/01/40	1,305,000	6.500%		42,413	373,925.00
05/01/41	1,305,000	6.500%	295,000	42,413	
11/01/41	1,010,000	6.500%		32,825	370,237.50
05/01/42	1,010,000	6.500%	315,000	32,825	
11/01/42	695,000	6.500%		22,588	370,412.50
05/01/43	695,000	6.500%	335,000	22,588	357,587.50
11/01/43	360,000	6.500%		11,700	11,700.00
05/01/44	360,000	6.500%	360,000	11,700	371,700.00
Total			\$4,260,000	\$3,685,500	\$7,945,500

The Crossing at Fleming Island

Community Development District

AMORTIZATION SCHEDULE

Debt Service Series 2017 Special Assessment Revenue Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
11/01/23	\$775,000	5.750%		\$22,281	22,281.25
05/01/24	775,000	5.750%	20,000	22,281	
11/01/24	755,000	5.750%		21,706	63,987.50
05/01/25	755,000	5.750%	20,000	21,706	
11/01/25	735,000	5.750%		21,131	62,837.50
05/01/26	735,000	5.750%	20,000	21,131	
11/01/26	715,000	5.750%		20,556	61,687.50
05/01/27	715,000	5.750%	25,000	20,556	
11/01/27	690,000	5.750%		19,838	65,393.75
05/01/28	690,000	5.750%	25,000	19,838	
11/01/28	665,000	5.750%		19,119	63,956.25
05/01/29	665,000	5.750%	25,000	19,119	
11/01/29	640,000	5.750%		18,400	62,518.75
05/01/30	640,000	5.750%	30,000	18,400	
11/01/30	610,000	5.750%		17,538	65,937.50
05/01/31	610,000	5.750%	30,000	17,538	
11/01/31	580,000	5.750%		16,675	64,212.50
05/01/32	580,000	5.750%	30,000	16,675	
11/01/32	550,000	5.750%		15,813	62,487.50
05/01/33	550,000	5.750%	35,000	15,813	
11/01/33	515,000	5.750%		14,806	65,618.75
05/01/34	515,000	5.750%	35,000	14,806	
11/01/34	480,000	5.750%		13,800	63,606.25
05/01/35	480,000	5.750%	35,000	13,800	
11/01/35	445,000	5.750%		12,794	61,593.75
05/01/36	445,000	5.750%	40,000	12,794	
11/01/36	405,000	5.750%		11,644	64,437.50
05/01/37	405,000	5.750%	40,000	11,644	
11/01/37	365,000	5.750%		10,494	62,137.50
05/01/38	365,000	5.750%	45,000	10,494	
11/01/38	320,000	5.750%		9,200	64,693.75
05/01/39	320,000	5.750%	45,000	9,200	
11/01/39	275,000	5.750%		7,906	62,106.25
05/01/40	275,000	5.750%	50,000	7,906	
11/01/40	225,000	5.750%		6,469	64,375.00
05/01/41	225,000	5.750%	50,000	6,469	
11/01/41	175,000	5.750%		5,031	61,500.00
05/01/42	175,000	5.750%	55,000	5,031	
11/01/42	120,000	5.750%		3,450	63,481.25
05/01/43	120,000	5.750%	60,000	3,450	63,450.00
11/01/43	60,000	5.750%		1,725	1,725.00
05/01/44	60,000	5.750%	60,000	1,725	61,725.00
Total			\$775,000	\$580,750	\$1,355,750

The Crossing at Fleming Island

Community Development District

Proposed Budget

Water / Sewer Fund

Description	Adopted Budget FY2026	Actuals Thru 4/30/26	Projected Next 5 Months	Projected Thru 9/30/26	Proposed Budget FY 2027
REVENUES:					
Reclaimed Water Revenue	\$ 800,000	\$ 378,925	\$ 378,925	\$ 757,850	\$ 800,000
Debt Capacity Charge	1,976,556	983,006	983,006	1,966,012	1,966,012
Interest/Misc. Income	200,000	119,069	85,049	204,118	200,000
TOTAL REVENUES	\$2,976,556	\$1,481,000	\$1,446,980	\$2,927,980	\$2,966,012
OPERATING EXPENSES					
Administrative					
Engineering	\$ 2,000	\$ -	\$ 2,000	\$ 2,000	\$ 5,000
Arbitrage	550	550	-	550	550
Dissemination Agent	1,000	583	417	1,000	1,000
District Attorney	29,352	13,742	15,610	29,352	27,482
Annual Audit	4,500	-	4,500	4,500	4,500
Trustee Fees	10,500	5,647	-	5,647	10,500
District Manager/Administrator	101,295	52,257	49,038	101,295	109,650
Computer Time	1,000	583	417	1,000	1,000
Postage	1,000	56	40	96	1,000
Insurance	74,128	63,167	-	63,167	69,000
Other Current Charges	15,000	271	194	465	15,000
TOTAL ADMINISTRATIVE	\$240,325	\$136,856	\$72,215	\$209,072	\$244,682
Operations & Maintenance					
Water/Wastewater/Reuse					
Meter Expenses	\$ 1,000	\$ -	\$ 1,000	\$ 1,000	\$ 1,000
Purchased Reclaimed Water	-	71,293	35,647	106,940	110,000
Repairs & Maintenance	35,000	3,592	7,184	10,776	40,000
Electric	40,000	18,770	18,770	37,540	45,000
Capital Outlay	150,000	9,017	125,000	134,017	150,000
Contingency	25,000	48,796	-	48,796	25,000
TOTAL WATER/WASTEWATER/REUSE	\$251,000	\$151,468	\$187,601	\$339,069	\$371,000
TOTAL EXPENSES	\$491,325	\$288,324	\$259,816	\$548,140	\$615,682
Non-Operating Expenses					
Debt Service					
Interest Expense - 4/1	\$ 341,738	\$ 341,738	\$0	\$341,738	\$ 322,375
Principal Expense - 10/1	1,060,000	-	1,060,000	1,060,000	1,095,000
Interest Expense - 10/1	341,738	34,367	307,371	341,738	322,375
TOTAL DEBT SERVICE	\$1,743,475	\$376,104	\$1,367,371	\$1,743,475	\$1,739,750
EXCESS REVENUES (EXPENDITURES)	\$741,756	\$816,572	\$(180,206)	\$636,365	\$610,580
Debt Service Coverage (115%)	156%				149%

The Crossing at Fleming Island

Community Development District

AMORTIZATION SCHEDULE

Debt Service Series 2016 Utility Refunding Bonds

Period	Outstanding Balance	Principal	Interest	Annual Debt Service
04/01/22	\$19,905,000	\$-	\$405,601	-
10/01/22	19,905,000	930,000	405,601	1,741,201
04/01/23	18,975,000	-	391,829	
10/01/23	18,975,000	960,000	391,829	1,743,658
04/01/24	18,015,000	-	376,548	
10/01/24	18,015,000	985,000	376,548	1,738,095
04/01/25	17,030,000	-	359,828	
10/01/25	17,030,000	1,020,000	359,828	1,739,655
04/01/26	16,010,000	-	341,738	
10/01/26	16,010,000	1,060,000	341,738	1,743,475
04/01/27	14,950,000	-	322,375	
10/01/27	14,950,000	1,095,000	322,375	1,739,750
04/01/28	13,855,000	-	300,672	
10/01/28	13,855,000	1,140,000	300,672	1,741,344
04/01/29	12,715,000	-	277,729	
10/01/29	12,715,000	1,185,000	277,729	1,740,459
04/01/30	11,530,000	-	252,529	
10/01/30	11,530,000	1,235,000	252,529	1,740,059
04/01/31	10,295,000	-	226,254	
10/01/31	10,295,000	1,290,000	226,254	1,742,509
04/01/32	9,005,000	-	198,804	
10/01/32	9,005,000	1,345,000	198,804	1,742,609
04/01/33	7,660,000	-	170,179	
10/01/33	7,660,000	1,405,000	170,179	1,745,359
04/01/34	6,255,000	-	138,986	
10/01/34	6,255,000	1,465,000	138,986	1,742,973
04/01/35	4,790,000	-	106,441	
10/01/35	4,790,000	1,525,000	106,441	1,737,881
04/01/36	3,265,000	-	72,566	
10/01/36	3,265,000	1,595,000	72,566	1,740,131
04/01/37	1,670,000	-	37,128	
10/01/37	1,670,000	1,670,000	37,128	1,744,256
Total		\$19,905,000	\$7,958,413	\$27,863,413

The Crossing at Fleming Island

Community Development District

Water/Sewer Fund

Fiscal Year 2027

REVENUES

Reuse Water Revenue

The estimated amount that will be billed to users of the reuse water system of the District based upon average monthly consumption, current utility rates in effect and projected number of users during the fiscal year.

Debt Capacity Charge

A monthly charge established for the purpose of providing sufficient revenues to pay the annual net debt service requirements for the amortization of the District's special revenue bonds for the construction of the water distribution, wastewater collection and effluent reuse system.

Interest/Misc. Income

Represents interest earned on excess funds invested with the State Board of Administration.

Expenses - Administrative

Engineering

The District's engineering firm, **Hadden Engineering**, will be providing general engineering services to the District.

Arbitrage

The District is required to have an Arbitrage Rebate Calculation on the District's Series 2016 Utility Refunding Bonds.

Dissemination Agent

The District has contracted with **GMS, LLC**, to act as the Dissemination Agent for the District to prepare the Annual Disclosure Report required by the Security and Exchange Commission in order to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for un-rated bond issues.

Attorney

The District's legal counsel, **Bradley, Garrison & Komando, P.A.**, will be providing general legal services to the District, including attendance and preparation for monthly meetings, preparation and review of agreements, resolutions, etc. This expense is shared with the General.

Annual Audit

The District is required annually to conduct an audit of its financial records by an Independent Certified Public Accounting Firm. The District is currently contracted with **McDermitt Davis & Company LLC** for the audit engagement. This expense is shared with the General Fund, Swim & Tennis and the Golf Course Fund.

Trustee Fees

The fee for the administration of the District's 2016 Utility Refunding Bonds.

The Crossing at Fleming Island

Community Development District

Water/Sewer Fund

Fiscal Year 2027

Expenditures - Administrative (continued)

Computer Time

The District processes all of its financial activities, including accounts payable, financial statements, etc. on a main frame computer leased by **Governmental Management Services, LLC**. This expense is shared with the General Fund.

Postage and Delivery

This item includes mailing of agenda packages, overnight deliveries, correspondence, etc.

Insurance General Liability

The District's General Liability & Public Officials Liability and Property Insurance policies are with **Egis Insurance and Risk Advisors**. This expense is shared with the General Fund, Swim & Tennis and the Golf Course Fund.

Other Current Charges

Bank charges and any other miscellaneous expenses.

Expenditures - Water/Wastewater/Reuse

Meter Expenses

Cost of a meter being set by Clay County Utility Authority.

Purchased Water

Cost of bulk water purchased from Clay County Utility Authority.

Purchased Reclaimed Water

Cost of bulk reclaimed water purchased from Clay County Utility Authority.

Repairs & Maintenance

Cost for repairs and maintenance of CDD water related assets.

Electric

Clay Electric Cooperative for service at 4567 Lakeshore Drive East.

Capital Outlay

Includes any miscellaneous water associated capital expenditures.

Expenditures - Debt Service

The District issued \$24,650,000 of Series 2016 Utility Refunding Bonds. The following is the annual principal and interest expense due on these bonds for the next fiscal year:

Interest Expense - 4/1/27	\$322,375.01
Principal Expense - 10/1/27	\$1,095,000.00
Interest Expense - 10/1/27	<u>\$322,375.01</u>
Total	\$1,739,750.02

The Crossing at Fleming Island

Community Development District

Proposed Budget

Golf Fund

Description	Adopted Budget FY2026	Actuals Thru 4/30/26	Projected Next 5 Months	Projected Thru 9/30/26	Proposed Budget FY 2027
REVENUES:					
User Fees - Dues	\$ 516,085	\$ 274,229	\$ 241,856	\$ 516,085	\$ 519,456
Greens/Cart Fees	1,958,219	1,037,740	\$ 920,479	1,958,219	1,786,264
Merchandise/Food/Beverage Sale	1,923,477	1,132,276	\$ 791,201	1,923,477	1,923,477
Rental Revenue	93,500	44,079	\$ 49,421	93,500	83,000
Discount Programs	-	(22,404)	\$ (26,000)	(48,404)	(50,000)
Membership Income - Other Fees	5,324	3,065	\$ 2,259	5,324	8,992
Miscellaneous Income	76,437	70,396	\$ 6,041	76,437	76,443
Initiation Fees	15,750	15,725	\$ 25	15,750	15,500
Interest Income/Commissions	-	2,279	\$ (2,279)	-	3,000
Sales Tax/Gratuities/Lesson Income	683,189	210	\$ 682,979	683,189	655,014
TOTAL REVENUES	\$5,271,981	\$2,557,595	\$2,665,982	\$5,223,577	\$5,021,146
COST OF GOODS SOLD					
Cost of Goods Sold	\$ 801,999	\$ 449,983	352,016	\$ 801,999	\$ 727,793
TOTAL GROSS PROFIT	\$4,469,982	\$2,107,612	\$2,313,966	\$4,421,578	\$4,293,353
OPERATING EXPENSES					
Salaries	\$ 1,762,634	\$ 990,741	\$ 771,893	\$ 1,762,634	\$ 1,723,387
Commissions & Bonuses	65,597	32,752	32,845	65,597	\$ 53,050
Employee Expenses	322,993	195,621	127,372	322,993	300,200
Employee Uniforms	4,946	627	4,319	4,946	2,200
Travel & Per Diem	-	169	(169)	-	550
Training	9,899	2,049	7,850	9,899	3,300
Janitorial Expense	25,200	14,420	10,780	25,200	25,000
Janitorial Supplies	12,541	6,344	6,197	12,541	12,000
Tournaments & Events	62,888	33,074	29,814	62,888	58,501
Marketing & Advertising	26,897	13,067	13,830	26,897	25,000
Centralized Services	78,600	31,850	46,750	78,600	61,200
Course & Grounds Maintenance	29,646	21,607	8,039	29,646	26,000
Repairs - Equipment	20,406	30,399	6,000	36,399	25,000
Repairs - Buildings	13,236	3,328	9,908	13,236	2,000
Operating Supplies	118,605	77,860	40,745	118,605	98,000
Office Supplies	4,421	846	3,575	4,421	1,000
Postage	600	31	569	600	50
Printing & Reproduction	900	4,091	2,000	6,091	5,000
Utility Services	113,493	62,310	51,183	113,493	115,000
Gas/Oil/Propane	34,111	20,297	13,814	34,111	33,100
Refuse & Potables	28,618	17,765	10,853	28,618	30,000
Telephone/T1 Line	11,360	5,840	5,520	11,360	11,500
Security/Pest Control	36,018	22,003	14,015	36,018	36,000
Music & Cable Service	14,400	12,699	1,701	14,400	15,000
Dues and Subscriptions	28,872	21,571	7,301	28,872	30,000
Chemicals	65,849	45,781	20,068	65,849	80,905
Fertilizer - Course	84,013	35,003	49,010	84,013	60,000
Sand, Seed & Dressing	20,611	8,620	11,991	20,611	18,000
Licenses/Permits	5,880	500	1,500	2,000	2,000
Bad Debt	337	475	(138)	337	-
Other Services	13,871	758	2,000	2,758	3,000
Trustee Fees/Bank Charges	96,303	88,192	8,111	96,303	100,000
Aerification	34,000	600	33,400	34,000	22,000
Management Fees - Hampton	88,200	49,000	39,200	88,200	84,000
Rentals & Leases	282,820	176,921	105,899	282,820	285,000
Lake Maintenance	30,000	17,500	12,500	30,000	30,000
Insurance	150,000	80,050	69,950	150,000	134,000
Other Current Charges	34,192	19,706	14,486	34,192	33,800
District Manager/Administrator	68,040	30,864	37,176	68,040	73,349
District Attorney	6,672	3,958	2,714	6,672	6,870
Audit	6,804	1,725	5,079	6,804	5,000
Sales Tax/Gratuities/Lesson Expense	683,189	-	683,189	683,189	655,020
TOTAL OPERATING EXPENSES	\$4,497,661	\$2,181,014	\$2,322,837	\$4,503,851	\$4,284,982
NET OPERATING INCOME	\$(27,679)	\$(73,402)	\$(8,872)	\$(82,274)	\$8,371
EXCESS REVENUES (EXPENDITURES)	\$(27,679)	\$(73,402)	\$(8,872)	\$(82,274)	\$8,371

The Crossing at Fleming Island

Community Development District

Golf Fund

Fiscal Year 2027

REVENUES

User Fees - Dues

Patron membership dues for all categories

Greens/Cart Fees

Green and Cart fee revenues

Merchandise/Food/Beverage Sale

Golf Shop merchandise sales and all F&B sales (Food, N/A Beverage Sales: Beverage, Beer/Wine, and Liquor)

Rental Revenue

Room rentals and golf club rentals

Membership Income - Other Fees

Patron Trail Fees, Handicap dues, and Range Dues.

Miscellaneous Income

Cart repair income, Lesson income, Finance charges, and Daily range fees.

Expenditures

Salaries

Salaried and hourly full time and part time employee's wages for the Golf Operations, Maintenance, Food and Beverage, and Administrative.

Employee Expenses

Payroll expenses (Taxes, Workers Comp, Health Insurance, and 401K)

Employee Uniforms

Staff uniforms for all departments

Training

Training seminars for staff.

Janitorial Expense/Supplies

Janitorial service and supplies

Tournaments & Events

Member and Resident events (Trivia Night, Invitational tournament, etc)

The Crossing at Fleming Island

Community Development District

Golf Fund

Fiscal Year 2027

Expenditures - (continued)

Centralized Services

Marketing association fees (F1 1st Coast of Golf), Media buys (Golfers Guide), Email marketing, Newsletter, CSC office to book tee times (shared labor costs) . Promotional advertising. Graphic art work. centralized accounting services.

Course & Grounds Maintenance

Golf course and irrigation repairs

Repairs - Equipment

Equipment repairs for Golf, F&B, and Maintenance equipment.

Repairs - Buildings

Repairs to buildings

Operating Supplies

Supplies for Golf (Tees, Towels, Practice Balls), F&B (Linen, Serving Equipment, Paper Supplies), Maintenance Supplies

Office Supplies

Paper, Envelopes, Register Receipts, etc.

Postage

Stamps

Printing & Reproduction

Stationary and letterhead

Utility Services

Electric and Water & Sewer

Gas/Oil/Propane

F&B Propane, Gas, Diesel, and Hydraulic Oil

Refuse & Potables

Waste removal service

Telephone/T1 Line

Maintenance Internet, telephone and admin telephone

Other Contractual Services

Alarm and Pest Control services, Aerification contractor

Music & Cable Service

Music system for the clubhouse

Dues & Subscriptions

Comcast, FSGA handicap dues, PGA dues, etc

Chemicals

Golf course chemicals

Fertilizer - Course

Golf course fertilizers

The Crossing at Fleming Island

Community Development District

Golf Fund

Fiscal Year 2027

Expenditures - (continued)

Sand, Seed & Dressing

Over seed, Top dressing, Divot sand, and Mulch

Licenses/Permits

Food and Beverage licenses, ASCAP, SESAC

Trustee Fees/Bank Charges

Credit card commissions and Trustee charges

Management Fees - Hampton

Golf Club management fees (Hampton)

Rentals & Leases

Cart fleet, Maintenance equipment, Dishwasher, Irrigation computer and Copier

Lake Maintenance

Treatment of lakes on GC for algae and weeds

Insurance

Liability and Property insurance

Other Current Charges

Real Estate taxes

District Manager/Administrator

District Manager and GMS, LLC fees.

District Attorney

Attorney fees

Audit

Audit fees

Non-Operating Expenses

Principal Expense

Golf Bond Principal Payment

Interest Expense

Interest on the Golf Bond

The Crossing at Fleming Island

Community Development District

Golf Fund FY2026-2030 Budget

Five Year Capital Plan

Fiscal Year	Capital Budget
2026	\$ 250,000
2027	\$ 250,000
2028	\$ 250,000
2029	\$ 250,000
2030	\$ 250,000

The Crossing at Fleming Island

Community Development District

Proposed Budget

Swim & Tennis Fund

Description	Adopted Budget FY2026	Actuals Thru 4/30/26	Projected Next 5 Months	Projected Thru 9/30/26	Proposed Budget FY 2027
REVENUES:					
User Fees	\$165,000	\$106,445	\$76,032	\$182,477	\$165,000
Tennis/Pickleball Lesson Income	270,000	184,289	131,635	315,924	300,000
Merchandise/Food/Beverage Sale	155,000	44,390	100,000	144,390	155,000
TOTAL REVENUES	\$590,000	\$335,124	\$307,667	\$642,791	\$620,000
COST OF GOODS SOLD					
Cost of Goods Sold	\$120,000	\$44,202	\$77,419	\$121,621	\$120,000
TOTAL GROSS PROFIT	\$470,000	\$290,922	\$230,248	\$521,170	\$500,000
OPERATING EXPENSES					
Salaries	\$995,000	\$ 429,010	\$565,990	\$995,000	\$1,069,000
Employee Expenses	270,000	135,262	134,738	270,000	280,000
Employee Education and Training	8,000	662	7,338	8,000	8,500
Promotional Activities	100,000	45,665	54,335	100,000	102,000
Activities & Events - Tennis	5,000	5,546	2,000	7,546	7,000
Communications and Freight	32,000	16,396	15,604	32,000	35,000
Customer Service & Advertising	6,000	1,829	4,171	6,000	6,500
Other Contractual	40,000	23,714	16,286	40,000	42,500
Repairs & Maintenance	90,000	28,050	61,950	90,000	92,700
Operating Supplies	35,000	16,061	18,939	35,000	37,000
Office Supplies	15,000	3,497	11,503	15,000	16,000
Utility Services	165,858	74,926	90,932	165,858	175,000
Gas/Oil/Propane	38,000	39,533	5,000	44,533	42,500
Chemicals	85,000	27,723	57,277	85,000	90,000
Licenses/Permits	4,000	294	3,706	4,000	4,000
Cash Short/Over	0	(247)		(247)	0
Trustee Fees	34,000	16,260	17,740	34,000	34,000
District Manager/Administrator	50,000	27,233	22,767	50,000	61,250
Insurance	45,419	24,565	20,854	45,419	46,000
Taxes	130	152		152	130
Audit	4,500	-	4,500	4,500	5,000
TOTAL OPERATING EXPENSES	\$2,022,907	\$916,405	\$1,115,356	\$2,031,761	2,154,080
NET OPERATING INCOME	\$(1,552,907)	\$(625,483)	\$(885,108)	\$(1,510,591)	(1,654,080)
Non-Operating Expenses					
Interfund Transfer In - GF	\$ 1,747,907	\$1,019,612	\$728,295	\$1,747,907	\$ 1,849,080
Other Income	-	184	-	184	-
Lesson Income	30,000	23,888	-	23,888	30,000
Lessons Paid Out	(225,000)	(185,707)	(48,458)	(234,165)	(225,000)
TOTAL NON-OPERATING EXPENSES	\$1,552,907	\$857,977	\$679,837	\$1,537,814	\$1,654,080
EXCESS REVENUES (EXPENDITURES)	\$-	\$232,494	\$(205,271)	\$27,223	\$-

The Crossing at Fleming Island

Community Development District

Swim/Tennis Fund

Fiscal Year 2027

REVENUES

User Fees

Pass Holder Income, Guest Fees, Facility Rental and Finance charges

Lesson Income

Revenue generated from Tennis/Pickleball/Swim lessons

CDD Lesson Income

CDD portion of revenue generated from Tennis/Pickleball/Swim lessons

Merchandise/Food/Beverage Sale

Tennis Merchandise sales and Snack Bar sales (Net of Cost of Goods Sold)

Expenditures - Operating

Salaries

Salaried and hourly full time and part time employee's wages for Aquatics/Lifestyles/Maintenance/Tennis/Pickleball

Employee Expenses

Payroll expenses (Taxes, Workers Comp, Health Insurance, and 401K) and uniforms

Employee Education and Training

Aquatic employees mandatory training requirements

Lessons Paid Out

Revenue generated from Tennis/Pickleball/Swim lessons paid to employees

Activities & Events

Community events (parades, dive in movies etc...)

Activities & Events - Tennis

Tennis/Pickleball events

Communications and Freight

Telephone, Internet, Postage

Customer Service & Advertising

Graphic design, accounting, email

Other Contractual

Pest Control, Alarm Service, IT

Repairs & Maintenance

Equipment repairs and maintenance

Operating Supplies

Janitorial supplies, first aid equipment and misc. supplies

Office Supplies

Paper, printer cartridges, receipt paper, etc..

Utility Services

Electric, Water & Sewer

Gas/Oil/Propane

Propane for the Snack Bar and Waterfront pool heaters

Expenditures - Administrative (continued)

Chemicals

Pool chemicals

Licenses/Permits

Licenses and pool permits

Trustee/Bank Expenses

Credit card commissions and bank fees

District Management/Administration

The District receives Management, Accounting and Administrative Administration:

Insurance

Liability and property insurance

Audit

Annual Audit fees

Expenditures - Non - Operating Income/Expenses

Inter-fund Transfer In

CDD Funds to operate the Swim & Tennis operation, over and above revenues generated

The Crossing at Fleming Island

Community Development District

Non-Ad Valorem Assessments

FY2027

Land Use	#Lots/ Acres	Annual Maintenance Assessments					
		Gross per units	Total Gross Assessments	Gross per units	Updated Total Net O&M	Increase net by \$X	Increase net by %
		FY 2026		FY 2027			
RESIDENTIAL	3276	\$ 752.33	\$ 2,464,633.08	\$ 800.35	\$ 2,621,946.60	\$ 45.14	6%
COBBLESTONE & STATION	508	\$ 564.24	\$ 286,633.92	\$ 600.26	\$ 304,932.08	\$ 33.85	6%
COMMERCIAL	253.19	\$ 6,394.85	\$ 1,619,112.71	\$ 6,803.03	\$ 1,722,459.85	\$ 383.69	6%
Total Gross	4037.19		\$ 4,370,379.71		\$ 4,649,338.53	\$ 278,958.82	
Discount/Commission (6%)			\$ 262,222.78		\$ 278,960.31	\$ 16,737.53	
Net Assessments			\$ 4,108,156.93		\$ 4,370,378.21	\$ 262,221.29	
Alocation							
General Fund			\$ 3,487,971.30		\$ 3,715,492.21	\$ 227,520.91	
Reserve Fund			\$ 620,185.63		\$ 654,886.00	\$ 34,700.37	
Net Assessments			\$ 4,108,156.93		\$ 4,370,378.21	\$ 262,221.28	

SIXTH ORDER OF BUSINESS

B.



Monthly Maintenance Report

May 19, 2026

Maintenance – Turf has resumed full growth from our dormancy period and continues to show improvement in most areas. Some areas along the main parkway are showing signs of drought stress and are being bled on periodically to ensure additional watering throughout the drought. Foliar applications and pre-emergent applications are beginning to yield periods of no volunteer growth from turf weeds. Pine Straw application is 85% complete 2nd load of pine straw has been ordered.

Annuals – Seasonal flower rotation is scheduled for the second week of June. Flower beds will be monitored throughout the drought period, and additional hand watering will take place moving forward until establishment. Snap shot will be applied in annual beds at time of installation.

Horticulture – Granular Fertilizer was applied in all Bermuda turf areas (24-0-11) was applied using a Z-spreader at a rate of 4.17 lbs per 1,000 sq ft. For Bermuda grass, the best practice is to use a high-nitrogen fertilizer like 24-0-11 during the active growing season to promote dense, green growth. The recommended nitrogen rate is 0.5 to 1 pound of actual nitrogen per 1,000 square feet every 4–6 weeks

Irrigation – While we are still so dry, the irrigation team is being vigilant and watching irrigation closely. At the same time, our field team is looking closely for hot spots and turning on zones manually as needed in an attempt to prevent dry spots as they occur. This will continue until we begin to see proper rainfall.

C.

**EAGLE HARBOR GOLF CLUB
PERFORMANCE REPORT**

APRIL 2026

Consolidated	Apr-26		Apr-25	Year to Date		Prior Year 25
	Actual	Budget	Actual	Actual	Budget	Actual
Revenue	\$ 397,458.04	\$ 433,128.07	\$ 451,183.36	\$ 2,557,594.24	\$ 2,769,430.58	\$ 2,662,914.78
COGS	\$ 84,169.44	\$ 81,197.93	\$ 80,759.76	\$ 449,983.01	\$ 478,681.05	\$ 476,813.24
Expenses	\$ 337,721.87	\$ 323,382.65	\$ 337,322.33	\$ 2,180,665.61	\$ 2,173,415.08	\$ 2,123,825.87
Admin Expenses pass thru rev			na			na
NOI	\$ (24,433.27)	\$ 28,547.49	\$ 33,101.27	\$ (73,054.38)	\$ 117,334.45	\$ 62,275.67

Notes We broke even until we added the inventory for chemicals and fertilizer which we needed to have the course in proper condition for member guest. Also, last year member guest was in May not April which also makes a big impact on the bottom line for the month.

*food cogs affected by member guest

Golf	Apr-26		Apr-25	Year to Date		Prior Year 25
	Actual	Budget	Actual	Actual	Budget	Actual
Revenue	\$ 221,676.92	\$ 253,956.76	\$ 260,432.87	\$ 1,520,373.68	\$ 1,721,420.12	\$ 1,548,805.88
COGS	\$ 15,554.16	\$ 20,453.67	\$ 17,377.56	\$ 107,743.13	\$ 131,198.62	\$ 119,966.22
Course Maint.	\$ 93,241.03	\$ 100,699.58	\$ 96,519.01	\$ 566,706.37	\$ 584,392.06	\$ 505,640.74
Golf Expenses	\$ 56,386.79	\$ 40,863.31	\$ 58,925.38	\$ 373,776.41	\$ 335,700.25	\$ 359,250.73
NOI	\$ 56,494.94	\$ 91,940.20	\$ 87,610.92	\$ 472,147.77	\$ 670,129.19	\$ 563,948.19
Golf Rounds(Total)	3963		4560	25971		26646
Golf Rnds(outside/member)	2940/1023		3189/1371	18136/7835		17800/8846
Membership	135		131			
	3-range/10Juniors addtl					

Talons	Apr-26		Apr-25	Year to Date		Prior Year 25
	Actual	Budget	Actual	Actual	Budget	Actual
Total FB Revenue	\$ 175,493.47	\$ 178,727.66	\$ 190,400.05	\$ 1,029,617.87	\$ 1,038,904.91	\$ 1,111,200.20
COGS	\$ 68,615.28	\$ 60,744.26	\$ 63,382.20	\$ 342,239.88	\$ 347,482.43	\$ 356,847.02
FB Expenses	\$ 98,522.76	\$ 93,679.11	\$ 96,199.65	\$ 627,764.94	\$ 637,948.22	\$ 651,414.95
NOI	\$ 8,355.43	\$ 24,304.29	\$ 30,818.20	\$ 59,613.05	\$ 53,474.26	\$ 102,938.23
% COGS (Food)	44.00%			35.00%		
% COGS (Alcohol)	31.00%			35.00%		

without N/A bev
37% w/ n/a bev
Alcohol - 34%
Wine - 22%
Beer - 31%

D.

1.

Eagle Harbor Facility Report

May 2026

Amenity Centers:

1. Swim Park
 - a. Opened on May 2nd. Operations are normal

2. Tennis/Pickleball Center
 - a. Water leak between courts 5 & 6 has been repaired. Court repairs due to the hole will be repaired by May 22nd.
 - b. Installed handrail around upper deck as an additional safety feature

3. Waterfront Park
 - a. Operations are normal.
 - b. Having an engineer inspect and research the cause of cracking pool tiles

4. Creekside
 - a. Having numerous issues with young adults breaking into the pool area and vandalizing assets. CCSO has been notified and we are researching additional security measures

5. Golf Course
 - a. Operations are normal.
 - b. Formulating a cart path renovation project.

6. Talons
 - a. Operations are normal.

Common Areas & Retention Ponds:

1. All lakes have been treated and inspected by the Lake Doctors. Due to the drought, pond levels have dramatically dropped which has created algae issues
2. Installing mulch at selected playgrounds
3. Increased CCSO presence on EH Pkwy and Forest Park
4. Repaired numerous potential sidewalk trip hazards throughout the community
5. Removed 20 plus dead or diseased trees throughout the community

Misc:

1. Answered numerous phone calls, emails and visits from residents, contractors, vendors and other persons with inquiries. The subjects included, CCUA billing and repairs, golf course maintenance, easement encroachments, nutria, alligators, lake maintenance, FEMA, directions, repairs, drainage (both County and CDD owned), dead trees, vandalism, security, etc

2.



Chris H. Chambliss

Supervisor of Elections
Clay County, Florida

April 15, 2026

Crossing at Fleming Island Community Development District
Attn.: Richard Komando
1845 East West Pkwy, Suite 6
Fleming Island, Florida 32003

Dear Mr. Komando,

I have queried the number of eligible voters residing within the Crossing at Fleming Island Community Development District as of April 15, 2026. At this time, there are 7,246 registered voters residing within the district.

Please provide the contact information and term expiration dates for the current CDD Board Members. I can be reached via the contact information at the bottom of this page or via email at Kayla.ONeal@ClayElections.gov.

In an effort to keep our records updated please notify us of any changes to the Board due to resignations or appointments.

Thank you,

Kayla O'Neal

Clay County Supervisor of Elections Office
P.O. Box 337 | 500 North Orange Ave.
Green Cove Springs, FL 32043
(904) 269-6350 Fax (904) 284-0935

3.

**NOTICE OF QUALIFYING PERIOD FOR CANDIDATES
FOR THE BOARD OF SUPERVISORS OF THE
THE CROSSINGS AT FLEMING ISLAND COMMUNITY DEVELOPMENT DISTRICT**

Notice is hereby given that the qualifying period for candidates for the office of Supervisor of The Crossings at Fleming Island Community Development District (“District”) will commence at noon on June 8, 2026, and close at noon on June 12, 2026. Candidates must qualify for the office of Supervisor with the Clay County Supervisor of Elections located at 500 North Orange Avenue, Green Cove Springs, Florida 32043, Phone: (904) 269-6350. All candidates shall qualify for individual seats in accordance with Section 99.061, *Florida Statutes*, and must also be a “qualified elector” of the District, as defined in Section 190.003, *Florida Statutes*. A “qualified elector” is any person at least 18 years of age who is a citizen of the United States, a legal resident of the State of Florida and of the District, and who is registered to vote with the Clay County Supervisor of Elections. Campaigns shall be conducted in accordance with Chapter 106, *Florida Statutes*.

The Crossings at Fleming Island Community Development District has two (2) seats up for election, specifically seats 3 and 4. Each seat carries a four-year term of office. Elections are nonpartisan and will be held at the same time as the general election on November 3, 2026, and in the manner prescribed by law for general elections.

For additional information, please contact the Clay County Supervisor of Elections.