

Fleming Island Plantation Community Development District

Rick Nelson, Chairperson
Michelle Szafranski, Vice Chairperson
Rodney Ashford, Assistant Secretary
Michael Glickman, Assistant Secretary
John McHone, Assistant Secretary

Bob Koncar, District Manager
Katie Buchanan, Esq., District Counsel
Ryan Stilwell, P.E., District Engineer
Margaret Alfano, General Manager

Regular Meeting Agenda

Tuesday, July 23, 2024 at 6:00 p.m.

CALL-IN #: 1-646-838-1601

PHONE CONFERENCE ID#: 435 283 329#

- 1. Call to Order and Roll Call**
- 2. Pledge of Allegiance**
- 3. Audience Comments (Limited to 3 Minutes Per Speaker)**

The Audience Comment portion of the agenda is where individuals who are present may make remarks on matters that concern the District. Each individual is limited to three (3) minutes for such remarks. The Board of Supervisors or Staff are not obligated to provide an immediate response as some issues require research, discussion and deliberation. If the comment concerns a maintenance related item, it will need to be addressed with the Project Manager outside of the context of the meeting.

- 4. Approval of the Minutes of the June 25, 2024 Meeting**
- 5. Landscaping Update – Tree Amigos Outdoor Services**
 - A. Discussion of Golf Course Landscaping
- 6. Attorney’s Report**
 - A. Update on Proposed Centex Conveyances
 - B. Update on Litigation Matters
- 7. Engineer’s Report**
 - A. Consideration of Quote #210957 – Swale Clean Out Near 1450 Laurel Oak
 - B. Consideration of Quote #210923 – Drainage Install Behind Splash Park
 - C. Capital Improvement Projects Update
 - D. Capital Improvement Project Details by Requisition
- 8. Lifeguard Services Report – Elite Amenities**
- 9. Security Report – Tri-County Safety & Security Inc.**
- 10. Pond Maintenance Update – The Lake Doctors, Inc.**

District Office:
Inframark
12574 Flagler Center Boulevard, Suite 101
Jacksonville, Florida 32258
(904) 436-4102

Meeting Location
The Splash Park
1510 Calming Water Drive,
Fleming Island, Florida 32003

- 11. Consideration of District Aquatic Services Contract Renewal with The Lake Doctors, Inc.**
- 12. General Manager's Report**
- 13. Field Operations Manager's Report**
- 14. Amenity Manager's Report**
- 15. Manager's Report**
 - A. Consideration of Resolution 2024-03, Designation of Secretary
 - B. Discussion of the Approved Tentative Fiscal Year 2025 Budget
 - C. Consideration of Resolution 2024-04, Amending Resolution 2024-02, to Amend the District's Proposed Budget for Fiscal Year 2025
 - D. Discussion of Landscape RFP
- 16. Acceptance of the June 2024 Financial Report and Approval of June 2024 Payment Register & Invoices**
- 17. Supervisors' Requests**
- 18. Adjournment**

***The full agenda package is available upon request via email. Please send requests for the agenda package to Kareen.Baker@Inframark.com.**

The next Meeting and Budget Public Hearing is Tuesday, August 27, 2024 at 6:00 p.m.