

# Fleming Island Plantation Community Development District

## Board of Supervisors

Mike Cella, Chairman  
Michelle Szafranski, Vice Chairperson  
Rodney Ashford, Assistant Secretary  
Michael Glickman, Assistant Secretary  
Rick Nelson, Assistant Secretary

## Staff:

Samantha Harvey, District Manager  
Jennifer Goldyn, Regional Director  
Katie Buchanan, Esq., District Counsel  
Ryan Stilwell, P.E., District Engineer  
Margaret Alfano, General Manager

## Revised Regular Meeting Agenda

Tuesday, January 28, 2025 at 6:00 p.m.

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

PHONE CONFERENCE ID: 637658760#

1. **Call to Order and Roll Call**
2. **Pledge of Allegiance**
3. **Approval of Agenda**
4. **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.*

5. **Approval of the Minutes of the December 17, 2024 Regular Meeting**
6. **Pond Maintenance Update – The Lake Doctors, Inc.**
7. **Landscaping Update – Ruppert Landscaping**
8. **Attorney’s Report**
9. **Engineer’s Report**
  - A. Capital Improvement Projects Update
  - B. Capital Improvement Project Details by Requisition
  - C. Approval of Requisitions 131 through 140
  - D. Approval of Requisitions 142 through 145
10. **Security Report – Tri-County Safety & Security Inc.**
11. **General Manager’s Report**
12. **Field Operations Manager’s Report**

District Office:  
Inframark  
11555 Heron Bay Boulevard, Suite 201  
Coral Springs, FL. 33076

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

**13. Amenity Manager's Report**

**14. Manager's Report**

A. Consideration of Resolution 2025-04, Designation of Officers

**15. Acceptance of the December 2024 Financial Report and Approval of December 2024 Payment Register & Invoices**

**16. Supervisors' Requests**

**17. Adjournment**

**\*The full agenda package is available upon request via email. Please send requests for the agenda package to [Kareen.Baker@Inframark.com](mailto:Kareen.Baker@Inframark.com).**

**The next meeting is Tuesday, February 25, 2025 at 6:00 p.m.**

**District Office**  
Inframark  
11555 Heron Bay Boulevard, Suite 201  
Coral Springs, FL.33076

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