

**MINUTES OF MEETING  
FLEMING ISLAND PLANTATION  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Fleming Island Plantation Community Development District was held on Tuesday, November 15, 2011 at 6:00 p.m. at the Splash Park, 1510 Calming Water Drive, Fleming Island, Florida.

Present and constituting a quorum were:

Mike Cella	Chairman (Via Telephone)
Eugene Clark	Vice Chairman
Don Christofoli	Assistant Secretary
Betty Murphy	Assistant Secretary
James A. Wiggins	Assistant Secretary

Also present were:

Janice Eggleton Davis	District Manager
Jason Walters	District Attorney (Via Telephone)
Brad Davis	District Engineer
Margaret Alfano	Parks and Recreation Manager
Russell Bagg	Maintenance Manager
Gioi Klonitsko	Resident

*The following is a summary of the discussions and actions taken at the November 15, 2011 Fleming Island Plantation CDD Board of Supervisors meeting.*

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Clark called the meeting to order and called the roll.

**SECOND ORDER OF BUSINESS**

**Approval of the Minutes of the  
October 25, 2011 Meeting**

Mr. Clark stated each Board member received a copy of the minutes of the October 25, 2011 meeting and requested any corrections, additions or deletions.

There not being any,

On MOTION by Mr. Wiggins seconded by Ms. Murphy with all in favor the minutes of the October 25, 2011 meeting were approved.
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**THIRD ORDER OF BUSINESS**

**Consideration of Storm Water Management Permit Transfers – Resolution 2012-2**

The following was discussed:

- This resolution is similar to Resolution 2012-1, which transferred the Autumn Glen Pond permit.
- The difference in this resolution is Exhibit A, which identifies the specific stormwater facilities’ permits being transferred. They are for Cypress Glen/Amberwood, Covington, POD 14F, Carrington Place, Fleming Island Plantation North, and The Links.
- At the last meeting the Board approved an agreement for permit transfers and the resolution for Autumn Glen, pending payment from Pulte. Payment was received from Pulte as requested and the Autumn Glen permit transfer was finalized.
- Mr. Stilwell, Mr. Bagg and a representative from Pulte conducted a final re-inspection of the remaining ponds. Mr. Stilwell confirmed all punch list items were completed and it appears everything is in compliance with SJRWMD requirements.
- The District is still waiting for sign-off from SJRWMD.
- Ms. Davis noted there is a difference between the hard copy of the resolution she distributed at the meeting and the one emailed to the Board. There is a correction of the permit number on the exhibit.
- Mr. Brad Davis reported SJRWMD will perform a final inspection on November 21, 2011.

On MOTION by Mr. Christofoli seconded by Ms. Murphy with all in favor Resolution 2012-2 was adopted subject to receipt of final sign-off from SJRWMD.

**FOURTH ORDER OF BUSINESS**

**Attorney’s Report**

There being no report, the next item followed.

**FIFTH ORDER OF BUSINESS**

**Engineer’s Report**

Mr. Brad Davis reported the following:

- A video camera was run through the pipe adjacent to Mr. Reese’s house.
- There are cracks in the pipe adjacent to the hole Mr. Reese complained about.

- Mr. Stilwell recommends the pipe be lined. This can be done without damaging Mr. Reese’s yard. It will also be the least expensive repair option.

On MOTION by Mr. Christofoli seconded by Mr. Wiggins with all in favor the Board authorized the District engineer to obtain quotes for lining the pipe.

**SIXTH ORDER OF BUSINESS**

**Staff Reports**

**A. Maintenance**

Mr. Bagg reviewed the following:

- Security cameras were installed at the Amenity Center pool and are recording. They are waiting to get affordable internet service for them so they can be monitored online.
- Sauer Concrete is expected to complete the sidewalks approved at last month’s meeting by the end of November.
- He recommended the following with regard to the ADA compliance project:
  - Have the Golf Course remove the Amenity Center playground sand base at a cost of \$4,200.
  - Have Austin Outdoor install a new ADA-compliant playground surface at a cost of \$5,928.

On MOTION by Mr. Christofoli seconded by Ms. Murphy with all in favor the Board approved the Golf Course at Fleming Island removing the old playground surface and Austin Outdoor installing a ADA-compliant playground surface at a total cost of \$10,128.

- Installing Splash Series lift chairs from SR Smith for the Amenity Center and Splash Park pools at a cost of \$5,584 each.

On MOTION by Mr. Christofoli seconded by Mr. Wiggins with all in favor the Board approved the purchase of two Splash Series lift chairs from SR Smith at a total cost of \$11,856.

- Mr. Wiggins requested Mr. Bagg provide an update at the next meeting on the actions taken to date by the Board with regard to ADA compliance.

- Mr. Bagg reported there are 300 broken tiles at the Splash Park pool. He will obtain quotes to replace them for the next meeting.
- Austin Outdoor has been overseeding the zoysia grass. It is expensive and is not working well. He recommends Austin Outdoor use the \$3,000 currently being used towards overseeding and apply it towards something different. He will bring options to the next meeting.
- Austin Outdoor completed the flower rotation and is installing Christmas lights this week. They will attend the next meeting to provide the Board with a quarterly report.
- Ms. Murphy inquired about landscaping around Amberwood and the sidewalk issues. Mr. Bagg reported it was taken care of.

**B. Recreation**

Ms. Alfano reviewed the following:

- Movie under the Stars will be held on November 18, 2011.
- The Parade of Trees event is scheduled for November 19, 2011.
- The Toys for Tots brunch will be held on November 20, 2011 at the Golf Club.
- The Holiday Cocktail Party is scheduled for December 1, 2011. The article regarding this event was not in the November newsletter; however, it was in the previous two issues. Arrangements have been made with Florida Times Union to review a second proof of the newsletter after changes are made to the first proof.
- The Navy Band will perform on December 9, 2011 and the Winter Festival will be on December 10, 2011.
- Full payment was received from two of the minors involved in the Amenity Center fire. The third minor did not comply with court requirements and was scheduled to go before the judge on November 9, 2011. Ms. Alfano does not have a report on the outcome of the court hearing.
- Ms. Alfano reviewed information and prices she obtained for a conference speakerphone. She recommends purchasing the speakerphone from Paetec at a cost of \$1,038. If the phone system does not have an analog cord adapter, there will be an additional charge of \$250, plus a \$150 installation fee.

On MOTION by Ms. Murphy seconded by Mr. Christofoli with all in favor the Board approved the purchase and installation of a speakerphone from Paetec at a cost not to exceed \$1,438.

**SEVENTH ORDER OF BUSINESS**

**Manager’s Report**

There being no report, the next item followed.

**EIGHTH ORDER OF BUSINESS**

**Old Business/New Business**

There not being any, the next item followed.

**NINTH ORDER OF BUSINESS**

**Supervisors’ Requests**

There not being any, the next item followed.

**TENTH ORDER OF BUSINESS**

**Audience Comments**

Ms. Klonitsko, from Carrington Place, commented on issues with a light fixture outside her unit and she asked when the building will be pressure washed. Ms. Davis instructed her to contact Severn Trent Services and speak with Ms. Donahue as this is a COA issue.

**ELEVENTH ORDER OF BUSINESS**

**Acceptance of October Financials and Approval of Check Register**

The Board reviewed the financial statements.

On MOTION by Ms. Murphy seconded by Mr. Christofoli with all in favor the October financials and check register were approved.

**TWELFTH ORDER OF BUSINESS**

**Adjournment**

There being no further business,

On MOTION by Mr. Christofoli seconded by Ms. Murphy with all in favor the meeting was adjourned.

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Janice Eggleton Davis  
Secretary

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Mike Cella  
Chairman