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MINUTES OF MEETING
CROSSINGS
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Crossings Community Development District was held on Wednesday, **March 5, 2025,** at 9:05 a.m. at the Holiday Inn & Suites Orlando SW – Celebration Area, 5711 W Irlo Bronson Memorial Hwy, Kissimmee, Florida.

Present and constituting a quorum were:

Milton Andrade	Chairman
Brian Walsh *via Zoom*	Vice Chairman
Garret Parkinson	Assistant Secretary
David S. Adams	Assistant Secretary
Kareyann Ellison *via Zoom*	Assistant Secretary

Also, present were:

Jill Burns	District Manager, GMS
Patrick Collins *by Zoom*	District Counsel, Kilinski Van Wyk
Joey Duncan *by Zoom*	District Engineer, Dewberry
Jarrett Wright	Field Manager, GMS
Ashley Hilyard	Field Manager, GMS

The following is a summary of the discussions and actions taken at the March 5, 2025 Crossings Community Development District's regular Board of Supervisor's Meeting.

FIRST ORDER OF BUSINESS **Roll Call**

Ms. Burns called the meeting to order at 9:39 a.m. Three Supervisors were in attendance at the meeting constituting a quorum, and two joined via Zoom.

SECOND ORDER OF BUSINESS **Public Comment Period**

Ms. Burns noted that there were only Board members and staff present, there were no members of the public in attendance.

FOURTH ORDER OF BUSINESS **Approval of Minutes of the November 5, 2024 Landowners' Meeting and the November 13, 2024 Board of Supervisors Meeting**

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Ms. Burns presented the minutes of the November 5, 2024, Landowners' meeting and the November 13, 2024, Board of Supervisors meeting. She asked for any comments, corrections, or changes. The Board had no changes to the minutes.

> On MOTION by Mr. Andrade, seconded by Mr. Parkinson, with all in favor, the Minutes of the November 5, 2024 Landowners' Meeting and the November 13, 2024, Board of Supervisors Meeting, were approved.

FOURTH ORDER OF BUSINESS **Discussion Regarding District Security Services (NOT A CLOSED SESSION)**

A. Consideration of Proposal from Current Demands for Camera Installation

B. Consideration of Proposal from Current Demands for Overnight Monitoring Services

Ms. Burns presented the proposals from Current Demands. She stated that Current Demands is a vendor that does a lot of the gate access across their community, but they have since added this service. She added Current Demand's prices are significantly less than their current vendor. She noted this will also give them 24-hour camera access in the inside areas, such as the playground. She stated this proposal was for $240 a month.

> On MOTION by Mr. Andrade, seconded by Mr. Walsh, with all in favor, the Proposals from Current Demands for Camera Installation and Overnight Monitoring Services, was approved.

C. Consideration of Proposal for Security Services from Nation Security

Ms. Burns stated this would be for the guard service to be 16 hours per week for $447 per week as scheduled. She added this is to watch the people at the pool who are supposed to be there and will enforce rules. She noted Nation Security allows for seasonal options for security.

> On MOTION by Mr. Andrade, seconded by Mr. Parkinson, with all in favor, the Proposal for Security Services from National Security, was approved.

FIFTH ORDER OF BUSINESS **Ratification of 2025 Data Sharing & Usage Agreement with Osceola County Property Appraiser**

Ms. Burns presented the 2025 Data Sharing & Usage Agreement with the Osceola County Property Appraiser on page 26 of the agenda package. She stated these agreements have already been approved by District staff and they are just looking for a motion to ratify.

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On MOTION by Mr. Andrade, seconded by Mr. Parkinson, with all in favor, the 2025 Data Sharing & Usage Agreement with Osceola County Property Appraiser, was ratified.

SIXTH ORDER OF BUSINESS Staff Reports

A. Attorney

Mr. Collins stated the boundary amendment policy was filed with Osceola County in January and they have been following up with them consistently. He noted the last petition they sent in took them 4 months.

B. Engineer

Mr. Duncan had nothing to report.

C. Field Manager's Report

Mr. Wright presented the Field Manager's report. He stated they were having issue with the clubhouse AC unit, but they have been repaired. He added repairs to the playground gate latch were constructed and new cabanas were installed in the pool area. He noted the playground shade structure has been delivered to the installer and is expected to be installed by February 28th. He continued with the amenity fountain was repaired and cleaned of all construction debris.

Mr. Wright noted the local teenagers have been trespassing at the pool area at night and causing damage to the pool fencing. He is currently working to replace the damage section and has received quotes for installing additional cameras and overnight monitoring services. He added they have repaired the broken concrete collars at the playground and are scheduling maintenance staff to pressure wash the pool areas. He concluded with residents have been requesting lights be put up around the mailboxes due to safety concerns and recommends installing solar lights to both areas. He noted this should be under $1,500.

Mr. Wright noted there were some issues with some of the common area tracts and he asked the Board if they want him to bring proposals to replace these areas. The Board would like to see proposals. He stated he is meeting with an irrigation engineer to figure out what is wrong with the system.

The Board would like to see quotes on rock, shell, and paver for the pool deck. Ms. Burns stated if they pick rocks, they might have an issue with kids throwing them in the pool.

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D. District Manager's Report

i. Approval of Check Register

Ms. Burns presented the check register from October 1, 2024, to January 31, 2025, and the total is $479,327.48.

> On MOTION by Mr. Andrade, seconded by Mr. Parkinson, with all in favor, the Check Register, was approved.

ii. Balance Sheet & Income Statement

Ms. Burns stated that the financials through January 31, 2025 were included in the packet for review. There was no action necessary. The Board had no questions on the financials.

SEVENTH ORDER OF BUSINESS **Other Business**

There being no comments, the next item followed.

EIGHTH ORDER OF BUSINESS **Supervisors Requests and Audience Comments**

There being no comments, the next item followed.

NINTH ORDER OF BUSINESS **Adjournment**

> On MOTION by Mr. Andrade, seconded by Mr. Parkinson, with all in favor, the meeting was adjourned.

Jill Burns
Secretary/Assistant Secretary

Signed by:
Milton Andrade
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Chairman/Vice Chairman