

**MINUTES OF MEETING  
CROSSINGS  
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the Crossings Community Development District was held on **Tuesday, April 29, 2025**, at 9:15 a.m. at the West Osceola Branch Library, 305 Campus Street, Celebration, Florida.

Present and constituting a quorum were:

Milton Andrade	Vice Chairman
Garret Parkinson	Assistant Secretary
David S. Adams	Assistant Secretary

Also, present were:

Jill Burns	District Manager, GMS
Patrick Collins	District Counsel, Kilinski Van Wyk
Jarrett Wright	Field Manager, GMS
Ashley Hilyard	Field Manager, GMS

*The following is a summary of the discussions and actions taken at the April 29, 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 9:15 a.m. Three Supervisors were in attendance at the meeting constituting a quorum.

**SECOND ORDER OF BUSINESS**

**Public Comment Period**

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

**THIRD ORDER OF BUSINESS**

**Approval of Minutes of the March 5, 2025  
Board of Supervisors Meeting**

Ms. Burns presented the minutes of the March 5, 2025 Board of Supervisors meeting. She asked for any comments, corrections, or changes. The Board had no changes to the minutes and there was a motion of approval.

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On MOTION by Mr. Andrade, seconded by Mr. Parkinson, with all in favor, the Minutes of the March 5, 2025 Board of Supervisors Meeting, were approved.

#### **FOURTH ORDER OF BUSINESS**

#### **Consideration of Resolution 2025-06 Approving the Proposed Fiscal Year 2025/2026 Budget (Suggested Date: August 6, 2025), Declaring Special Assessments, and Setting the Public Hearings on the Adoption of the Fiscal Year 2025/2026 Budget and the Imposition of Operations and Maintenance Assessments (*Option A and Option B provided*)**

Ms. Burns presented the resolution and noted that the date suggested for the public hearing date for August 6, 2025. She stated that there are two options for the budget, and she presented the options to the Board for consideration. Option A includes field costs for Phase 2 and shows a developer contribution that backs into the current amount with a developer contribution amount totaling \$96,309 that would be billed if needed with the ability to bring those assessment levels down for sales later. Option B is the same budget numbers but does not have the developer contribution included. That number could still be brought down but if the Board decides to go with option B, staff will have to send mailed notice to all the property owners in Phase 1. The Board made a motion to go with option A.

On MOTION by Mr. Andrade, seconded by Mr. Parkinson, with all in favor, Resolution 2025-06 Approving the Proposed Fiscal Year 2025/2026 Budget, Declaring the Special Assessments, and Setting the Public Hearings on Adoption of the Fiscal Year 2025/2026 Budget and the Imposition of Operations and Maintenance Assessments Option A on August 6, 2025, was approved.

#### **FIFTH ORDER OF BUSINESS**

#### **Consideration of Proposal from Current Demands for Security Services**

Ms. Burns presented the proposal for the new access controller at the facility. Everything is on one controller, so if the pool needs to be closed the playground can't be open. Current

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Demands can update the system in order to allow the capability to set different access zones. The total cost is \$4, 996.36. There being no questions, there was a motion of approval.

On MOTION by Mr. Andrade, seconded by Mr. Parkinson, with all in favor, the Proposal form Currant Demands for Security Services, was approved.

## **SIXTH ORDER OF BUSINESS**

### **Ratification of OUC Outdoor Lighting Service Agreement *(to be provided under separate cover)***

Ms. Burns noted that they are still waiting for Mr. Andrade's signature on this item. He noted that he had signed it the day before this meeting occurred and Ms. Burns asked for a motion to ratify this item.

On MOTION by Mr. Andrade, seconded by Mr. Parkinson, with all in favor, the OUC Outdoor Lighting Services Agreement, was ratified.

## **SEVENTH ORDER OF BUSINESS**

### **Staff Reports**

#### **A. Attorney**

Mr. Collins updated the Board on the boundary amendment petition and noted that they had communicated with the county stating they are going to approve the northeast parcel, and they are going back and forth on the other two parcels. There being no other questions for District Counsel, the next item followed.

#### **B. Engineer**

There being no comments, the next item followed.

#### **C. Field Manager's Report**

Mr. Wright presented the Field Manager's report to the Board and summarized ongoing project to the Board for their information. Discussion about options for fence replacement followed due to fence damage. The Board directed staff to obtain proposals for different options to bring back for Board consideration. He reported about broken umbrellas and recommended the replacement of 8 of them. The Board approved the replacement of those. The remaining field items were presented and can be found in the agenda package.

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**i. Consideration of Amendment to Pool Vendor Services**

Mr. Wright noted they would be going from three days a week to six days a week with a total cost going from \$2,100 to \$2,850. Board direction was to go to five days a week for a total of \$2,500 on a month-to-month basis during peak season.

On MOTION by Mr. Andrade, seconded by Mr. Parkinson, with all in favor, the Amendment to Pool Vendor Services, was approved.

**ii. Consideration of Amendment to Janitorial Maintenance Services Agreement**

Mr. Wright presented the amendment to the Board, and they agreed to increase the scope of work.

On MOTION by Mr. Andrade, seconded by Mr. Parkinson, with all in favor, the Amendment to Janitorial Maintenance Services Agreement, was approved.

**D. District Manager's Report****i. Approval of Check Register**

Ms. Burns presented the check register totaling \$37,411.96. There being no questions, she asked for a motion of approval.

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 the month of March were included in the packet for review. There was no action necessary. The Board had no questions on the financials.

**EIGHTH ORDER OF BUSINESS****Other Business**

There being no comments, the next item followed.

**NINTH ORDER OF BUSINESS**

**Supervisors      Requests      and      Audience  
Comments**

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There being no comments, the next item followed.

**TENTH 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:  
  
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Chairman/Vice Chairman