

**MINUTES OF MEETING
CHAMPIONSGATE
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of the ChampionsGate Community Development District was held Monday, **May 11, 2026** at 2:00 p.m. at the offices of RIDA Development, 8390 ChampionsGate Boulevard, Suite 104, ChampionsGate, Florida.

Present and constituting a quorum were:

Darin Tennyson
Darlene Clevenger
Douglas Cady

Vice Chairman
Assistant Secretary
Assistant Secretary

Also present were:

Jason Showe
Scott Clark
Pete Glasscock
Marc Reicher
Evan Fracasso

District Manager
District Counsel *by telephone*
Hanson Walter
RIDA Associates
RIDA Associates

FIRST ORDER OF BUSINESS

Roll Call

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

SECOND ORDER OF BUSINESS

Public Comment Period

There being no comments, the next item followed.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the April 13, 2026 Meeting

On MOTION by Mr. Tennyson seconded by Ms. Clevenger with all in favor the minutes of the April 13, 2026 meeting were approved as presented.

FOURTH ORDER OF BUSINESS

**Consideration of Resolution 2026-03
Adopting a Records Retention Policy**

Mr. Showe stated Resolution 2026-03 updates the records retention policy to allow us to keep them electronically as well as a schedule for disposal.

On MOTION by Ms. Clevenger seconded by Mr. Cady with all in favor Resolution 2026-03 Adopting a Records Retention Policy was approved.

FIFTH ORDER OF BUSINESS

**Consideration of Resolution 2026-04
Selecting a District Records Office within
Osceola County**

Mr. Showe stated pursuant to Florida Statutes you must have a location in the county to keep physical records in the event there is a public records request. In practice most people request things we have electronically, but we are using a district we manage in Osceola County, Remington CDD, as the records location.

On MOTION by Mr. Tennyson seconded by Ms. Clevenger with all in favor Resolution 2026-04 Selecting a District Records Office within Osceola County was approved.

SIXTH ORDER OF BUSINESS

**Review and Acceptance of Fiscal Year 2025
Audit Report**

Mr. Showe stated next is the fiscal year 2025 audit report. There were no current year findings, no prior year findings and this is a clean audit.

On MOTION by Mr. Tennyson seconded by Mr. Cady with all in favor the Fiscal Year 2025 audit was accepted.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Clark stated I have been working on a legislative update, and Tallahassee has been a little slow in posting legislative status that was passed. There are some things that will affect us in varying degrees, but I will cover it fully at the next meeting when I have all the data.

B. Engineer

Mr. Glasscock stated I was out all week last week, but my guys were out here doing an inspection. I haven't had a chance to get with them yet but should have an inspection report for you at the next meeting.

C. Manager

i. Approval of Check Register

On MOTION by Ms. Clevenger seconded by Mr. Tennyson with all in favor the check registered was approved.
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ii. Balance Sheet and Income Statement

A copy of the financials was included in the agenda package.

iii. Presentation of Number of Registered Voters – 1,445

A copy of the letter from the supervisor of elections in Osceola County reporting there are 1,445 registered voters in the district was included in the agenda package.

D. Onsite Manager's Report

Mr. Fracasso reviewed the onsite manager's report, copy of which was included in the agenda package.

Mr. Clark stated there seemed to be some irregularities with the FHP service versus billing and it will affect how we go forward with FHP.

Mr. Fracasso stated at this time due to the ongoing situation, all FHP services are on hold.

i. Florida Highway Patrol Update

ii. Fiscal Year 2027 Budget Updates

Mr. Fracasso stated we reduced the FHP funding for the Fiscal Year 2026/2027 budget and spread that across our other items that have increased.

EIGHTH ORDER OF BUSINESS

Other Business

There being no comments, the next item followed.

NINTH ORDER OF BUSINESS

Supervisor's Requests

There being no comments, the next item followed.

TENTH ORDER OF BUSINESS

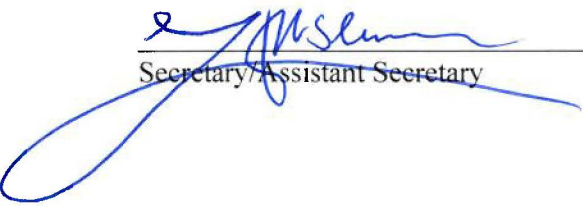
Audience Comments

There being no comments, the next item followed.

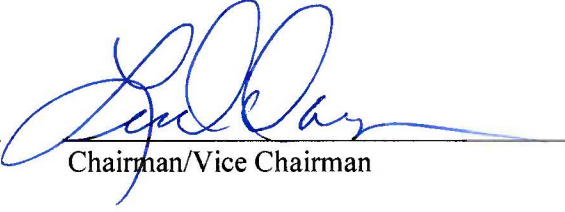
ELEVENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. Tennyson seconded by Ms. Clevenger with all in favor the meeting adjourned at 2:27 p.m.
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Secretary/Assistant Secretary



Chairman/Vice Chairman