

**Chairman's Notes**  
**June 2, 2023**

**May was a wonderful month at the Great Outdoors. The golf tournament for Memorial Day and the community cookout were great. If you did not get a chance to attend, you really missed a nice outing. A special thanks to our golf staff and the staff of the Blue Heron restaurant who put on this event.**

**I recently drove around the park, and everything is looking great. The grass is definitely growing, our crews are working hard to keep the grass under control. You may have even seen some crews working on Saturday and Memorial Day.**

**There was a vehicle accident on Plantation Drive just past the guard shack, in the 'S' curves, before you reach Highway 50. A guest was departing the park, lost control of his vehicle in the 'S' curves, and the vehicle turned over. The guest was transported to the hospital. We have no other information at this time. Brevard County Sheriff's Department is investigating the accident.**

**For those interested in financials, I will give you a breakdown:**

- CSA - Total revenue, Year-to-date as of April 30 is 1,701,369 for a total net revenue loss of (\$61,578).**
  
- Golf course - Total revenue, Year-to-date as of April 30 is \$606,628 for a total net income of \$171,776.**
  
- Restaurant - Total revenue, Year-to-date as of April 30 is \$505,327 for a total net income of \$53,313.**

- **The Year-to-date total net income of the association's operating fund as of April 30 is \$123,511.**

**In general, our financial situation is particularly good. Although the CSA operating budget is a little over, CSA will work to correct the shortage as the year goes on. We are very heavy into projects at this time. Some of them will run a little over, and some of them will be a little less. Remember, these are actual numbers that I am quoting. Overall, we are positive to the budget by \$74,793. As stated very simply, we are doing well with our monies.**

**There will only be one issue of The Happenings issued in the months of July and August. This will end up saving us money and also give our Happenings staff a chance for some needed vacation. We selected July and August because they are typically the slowest months of the year. The scheduled publishing dates for July and August are July 7th and August 4th. I hope this does not create any inconvenience for anyone.**

**Here is a short update on our ongoing projects:**

- **The fencing along the Betty Salter Trail is nearing completion. There is still some gate work to be done and the farmer thinks they should be done within the next couple of weeks.**
- **The Golf Maintenance building is nearing completion. The drywall is up and is being painted in Shane's office. These building improvements will help him set up our new irrigation system and also add protection for our computer systems that will be in this building.**
- **The Hobbyland project is continuing. Most of the windows and doors have been installed. We are still working on the exterior, removing some rotten material, and changing the overall look of the building. Hopefully, we should have this done within the next 30 days or so.**

- **The road project for the section of Plantation Rd. between Hidden Lakes and Lake Judy will begin in June and hopefully will be completed in one to two weeks.**
- **At the last board meeting, the board voted to accrue monies to replace the fire alarm system in the Blue Heron restaurant. This has been done and we are up to code at this time.**
- **At the same board meeting, it was also approved to repair a storm drain at 293/295 Plantation Dr. This work should start shortly.**
- **We are still waiting for the contractor to become available to raise lift station number two. Hopefully, this will be in the near future.**
- **A new truck has been procured for the Wastewater Management Treatment Plant in order to haul our sludge to the dump. This vehicle was included in the budget, and we were able to purchase the vehicle for less than we budgeted.**

**Courtesy Patrol is continuing to work on speeding and issuing citations to speeders. I ask you to please slow down. You may notice Courtesy Patrol out at different hours and various times of the night and day in order to control speeding. I ask that you be courteous to the officers. They are doing their job.**

**Again, I want to remind everyone to be cautious around lakes and woods as we do have a lot of wildlife in the park. Be particularly careful around the lakes as the alligators are still highly active. Also be aware that in this hot weather, the snakes are moving. What I am saying is, be careful and give our wildlife space.**

**Cliff Creech  
Chairman**