



*Johns
Creek
Chronicle*

*December
2023*

December 2023



Office Hours

Monday: 9:00am-2:00pm
Wednesday: 9:00am-2:00pm
Friday: 9:00am-2:00pm
Saturday: 10:00am-3:00pm

Community Development District

The CDD is a governmental entity originally set up by the developer. Through medium-to-long-term municipal bonds, it serves the community by planning, financing and building, operating and maintaining specific infrastructures and amenities for residents. For instance, those funds may be used to put in water, sewer, electrical infrastructures, pools, tennis courts, clubhouses, common area landscaping, and pool maintenance, among others. The CDD also has an elected Board of Directors responsible for their own budget, management organization, common areas and amenities. CDD fees are paid as a non-ad-valorem tax that is included in your annual tax bill.

CDD District Manager

Governmental Management Services
Jim Oliver
joliver@gmsnf.com
904-940-5850
475 W. Town Place
Suite 114
St. Augustine, FL 32092

To report a problem

- Dead trees in preserves
- Concerns with ponds
- Maintenance of Amenities (i.e. pools, fitness center, playgrounds, tennis court, basketball courts) and common areas

Contact Operations Manager, Jim Masters,
at 904-716-1370 or email
jmasters@vestapropertyservices.com

For questions regarding:

- Access Cards
- Room, Breezeway, or Pergola Rentals
- Events

Contact Administrative Assistant,
Jennifer Meadows at 904-230-4208 or
email
jmeadows@vestapropertyservices.com

Property Owners Association

POA Phase 1 & 2 Property Manager

Vesta Property Services
CAM Joanna Lynch-Arias
jarias@vestapropertyservices.com
904-747-0181
200 Business Park Circle
Suite 101
St. Augustine, FL 32095

Call for questions regarding, POA
Assessments, Covenant Compliance,
Architectural Review, Mailboxes, ByLaws

A POA governs the community to make sure the community remains fiscally healthy, that the homes within the community are adhering to the deed restrictions. They have their own budget, board of directors, and property manager (company) separate from the CDD. Within Johns Creek, we have both a POA for phase 1 and a POA for phase 2. These POA boards oversee several committees such as Social Committee, Neighborhood Watch Committee, and the Architectural Review Board. POA dues are paid annually, directly to the management company representing your POA.

NOTICE

MEETING SCHEDULE

CDD Board Meeting

Wednesday, January 10
6:30pm
Phase 2

Phase 1 POA BOD Meeting

TBA

Phase 1 ACC Meeting

Tuesday, December 12
6:30pm
Phase 1

Phase 2 POA BOD Meeting

TBA



In This Edition

- Family Fun Health Walk
- Food Trucks
- Root Deer Float Day
- Blood Drive
- Cookies with Santa
- Flag Football Registration
- Fit-n-Fab
- Fitness Center Reminders
- Interests Groups
- December Calendar
- December Pool Calendar

CDD Staff Presents: Community Room Rentals

We are blessed to have a community room at phase 2 that is perfect to host parties. With that blessing comes a responsibility to use this privilege according to the policies and procedures.

1. The pool and pool deck are not available during rental and shall remain open to other Patrons and their guests. The community room is not used in conjunction with pool parties.
2. Parties are limited to a total of 50 guests.
3. No alcoholic beverages are permitted without prior approval of the Operations Manager. If approved alcoholic beverages are limited to the community room only – no glass is allowed. Contact the office for more information.
4. No glass is allowed, including, but not limited to plates, cups, pitchers, etc.
5. Reservation times include set up and clean up.
6. No pets (with the exception of “Service Animals”) are permitted at the Amenity Center facilities.

All policies and procedures are available when you fill out the rental application. We want everyone to be set up for a successful rental. Please be sure to familiarize yourself with these policies before your event.

Cost: \$60 for 4 hours (\$10 per additional hour)
\$200 refundable security deposit

Applications and checks/cash are required to secure a reservation. You can print the application off the official CDD website – brandycreekcdd.com – or you can get a copy in the office.





Johns Creek Family Fun Health Walk

Saturday, December 9
9am
Phase 1

This monthly group will typically meet the 2nd Saturday of the month at 9am and alternate between phase 1 and phase 2.

Make new friends, meet your CDD and POA leaders, learn more about our amazing community, or just enjoy the beautiful morning walk! Either way what a great way to get a bit of exercise! We put the UNITY in community!

Free Root Deer Float Day

Friday, December 22
1pm-3pm
Phase 1



Stop by the phase 1 Breezeway on Friday, December 22 from 1pm-3pm for a complimentary delicious Root Deer Float! Start your holiday break off right!



Food Truck Wednesday

December 6
5pm-8pm
Phase 1

Hapa Li

Support your local food trucks. Give yourself a break and skip cooking for the night! Bring the family down or grab your order to go! Either way what a great opportunity to have a fun family night!



One of our favorite holiday traditions is going out as a family to view Christmas lights! Here is a list of some of the BEST displays around the Jacksonville area.

- Blackhawk Bluff Subdivision (Girvin Rd)
- Arbor Glade (off Old St Augustine Rd.)
- Beauclerc (3710 Beauclerc Rd)
- Deck the Chairs (Seawalk Pavilion)
- Spring Park Parade of Trees (106 St Johns Ave. Green Cove Springs)
- Smith's Lights on Rue (4930 Rue St Jax)

For a list of more places visit jacksonvillebeachmoms.com/Christmas-lights-in-Jacksonville/



DONATE BLOOD

Johns Creek Community Clubhouse
Saturday, December 9
9:00 AM - 12:00 PM

All donors receive*:

- **\$20 eGift Card**
- **OneBlood Blanket**
- **Wellness Checkup** including blood pressure, pulse, temperature, iron count, and cholesterol screening.

Fact: A+, B+, O+, AB+ & AB- are blood types recommended for platelet donation.

Donors Receive



- PLUS -



- PLUS -



Appointments are encouraged, please visit oneblood.org/donate-now and use **sponsor code 60517**



ID REQUIRED

*One offer per donor, per donation. No cash value. Not-transferable. Gifts may vary. For more information please visit oneblood.org/details.



Cookies with Santa

DECEMBER

9TH

Saturday

4pm-7pm

Our favorite tradition is here!

Take a moment to meet with Santa and snap a memorable photo you'll want to share with all your loved ones!

Enjoy delicious cookies and a hot cocoa while you wait! Need a little more fun? How about some games and a bouncer?! Just watch out - we heard the Grinch has been sneaking around again!

Get Ready it's Time for Flag Football!

winter 2024

FLAG FOOTBALL League

Coed Teams Ages 5-14

Registration Begins: November 1, 2023

Last Day to Register: December 15, 2023

\$145.00 per player

Season Games: Jan 20 - March 2

Saturday Games at Bartram Springs
& Heritage Landing.

For More Information Go to AmenityAthletics.com

AMENITY ATHLETICS



Fitness Center Hours
Daily: 4:00am-12:00am

A Few Fitness Center Reminders

- Access cards are required for entry.
- Patrons 14 years of age and older are permitted to use the Fitness Center during designated operating hours. Children 13 years of age and younger are prohibited from the Fitness Center entirely.
- Appropriate clothing is required at all times (shirts, shorts, leotards, and/or sweatsuits – no denim). For the comfort of others, shirts and bottoms must be kept on at all times.
- Athletic footwear covering the entire foot is required to be worn at all times (no flipflops or sandal styles).
- Glass and other breakable items are prohibited in the Fitness Center.
- Smoking (including e-vapor cigarettes) and tobacco products are prohibited in the Fitness Center.



Mondays & Wednesday
5:30pm at Phase 2
\$8 per class

Indulge yourself during the holidays without guilt! Balance out those tasty treats, with a great workout right in your own backyard!

This is a great class for all ages (18+) and all fitness levels. So, grab your friends and neighbors and join us!

6 FITNESS TIPS FOR FEMALE BEGINNERS



- > WRITE DOWN SPECIFIC GOALS
- > EASE INTO A WORKOUT ROUTINE
- > FIND ACCOUNTABILITY PARTNERS
- > FOCUS ON CONSISTENCY, RATHER THAN INTENSITY
- > STICK TO WORKOUTS YOU ENJOY
- > MAKE A MOTIVATIONAL PLAYLIST

 www.uaepersonaltrainers.com

10 FITNESS & NUTRITION TIPS FOR BEGINNERS

@cheatdaydesign

-  1. Nobody in the gym is judging how much weight you can lift. Everyone is too focused on themselves.
-  2. If you don't understand something, ask somebody who does.
-  3. Results don't happen overnight. Takes things very slowly and stop looking for shortcuts.
-  4. Don't be embarrassed to log your progress and take photos of yourself. It will help so much.
-  5. What you see in the mirror is not what everyone else sees. You are by far your own worst critic.
-  6. You can still make progress without the scale moving. Don't get too hung up on your weight.
-  7. Focus on using correct form. Trying to use heavier weights with terrible form is only going to set you back.
-  8. Tracking macros is a great tool to help you get started, but it's not necessary.
-  9. What works for someone else might not work for you. Pave your own path.
-  10. Always remember that there is more to life than working out & dieting. Don't let them take away from what is truly important to you.

Community Interest Groups



The Book Club meets once a month either at a member's home or at the Amenity Center. All the details are posted on our Facebook page. Feel free to join us even if you haven't read the book. For more information contact Cindy Dicey at cmdicey@gmail.com



Running Club

Johns Creek Running Club was created for beginner runners in the neighborhood to promote living a healthy and active lifestyle while encouraging neighborhood involvement and community. If interested, go to Facebook and search Johns Creek Running Club under groups.



Bible Study Group

All are invited! Join your neighbors for a Bible Study group that meets every Monday from 7:30am-8:30am. Call or text Brandon at (904) 962-7600.



Kids Play Group

Please check out the Johns Creek Community Facebook page for locations and times.

★ Any ★ ★ ★
Suggestions?

If you are interested in starting or promoting a Community Interest Group, please email the Amenity Staff at brandycreekmanager@yahoo.com.

We will assist you with accommodating any community group to the best of our ability. We look forward to hearing from you!



These community interest groups are for informational purposes only and in no way should be considered an endorsement of or partnership with Brandy Creek CDD or Vesta Property Services.

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
<h1>DECEMBER</h1> 					1	2
3	4	5	6	7	8	9
	<p>Fit-n-Fab 5:30pm Phase 2</p> <p><i>Phase 1 Pool Closed</i></p>	<p><i>Phase 2 Pool Closed</i></p>	<p>Food Truck Wednesday 5pm-8pm Phase 1</p> <p>Fit-n-Fab 5:30pm Phase 2</p>			<p>Family Fun Health Walk 9am</p> <p>Blood Drive 9am-12pm</p> <p>Cookies with Santa 4pm-7pm Phase 1</p>
10	11	12	13	14	15	16
	<p>Fit-n-Fab 5:30pm Phase 2</p> <p><i>Phase 1 Pool Closed</i></p>	<p>ACC Meeting 6:30pm Phase 1</p> <p><i>Phase 2 Pool Closed</i></p>	<p>Fit-n-Fab 5:30pm Phase 2</p>		<p>Last Day to Register for Flag Football</p>	
17	18	19	20	21	22	23
	<p>Fit-n-Fab 5:30pm Phase 2</p> <p><i>Phase 1 Pool Closed</i></p>	<p><i>Phase 2 Pool Closed</i></p>	<p>Fit-n-Fab 5:30pm Phase 2</p>		<p>Free Root Deer Float Day 1pm-3pm Ph1</p>	
24/31	25	26	27	28	29	30
	<p> MERRY CHRISTMAS</p> <p><i>Phase 1 Pool Closed</i></p>	<p> KWANZAA</p> <p><i>Phase 2 Pool Closed</i></p>	<p>Fit-n-Fab 5:30pm Phase 2</p>			



As per the FLORIDA DEPARTMENT OF HEALTH
 Rule# 64E-9.008 || Saint Augustine, Florida, USA
 122012 Lat: 29.9583 Lon: -81.3383
 There is no night swimming permitted at Johns Creek

Phase 1 Pool – Closed Mondays /
 Phase 2 – Closed Tuesdays

DATE		SUNRISE	OPEN	SUNSET	CLOSE
Friday	1-Dec-23	7:01 AM	7:31 AM	5:26 PM	4:56 PM
Saturday	2-Dec-23	7:02 AM	7:32 AM	5:26 PM	4:56 PM
Sunday	3-Dec-23	7:03 AM	7:33 AM	5:26 PM	4:56 PM
Monday	4-Dec-23	7:04 AM	7:34 AM	5:26 PM	4:56 PM
Tuesday	5-Dec-23	7:04 AM	7:34 AM	5:26 PM	4:56 PM
Wednesday	6-Dec-23	7:05 AM	7:35 AM	5:26 PM	4:56 PM
Thursday	7-Dec-23	7:06 AM	7:36 AM	5:26 PM	4:56 PM
Friday	8-Dec-23	7:07 AM	7:37 AM	5:27 PM	4:57 PM
Saturday	9-Dec-23	7:07 AM	7:37 AM	5:27 PM	4:57 PM
Sunday	10-Dec-23	7:08 AM	7:38 AM	5:27 PM	4:57 PM
Monday	11-Dec-23	7:09 AM	7:39 AM	5:27 PM	4:57 PM
Tuesday	12-Dec-23	7:09 AM	7:39 AM	5:27 PM	4:57 PM
Wednesday	13-Dec-23	7:10 AM	7:40 AM	5:28 PM	4:58 PM
Thursday	14-Dec-23	7:11 AM	7:41 AM	5:28 PM	4:58 PM
Friday	15-Dec-23	7:11 AM	7:41 AM	5:28 PM	4:58 PM
Saturday	16-Dec-23	7:12 AM	7:42 AM	5:29 PM	4:59 PM
Sunday	17-Dec-23	7:13 AM	7:43 AM	5:29 PM	4:59 PM
Monday	18-Dec-23	7:13 AM	7:43 AM	5:29 PM	4:59 PM
Tuesday	19-Dec-23	7:14 AM	7:44 AM	5:30 PM	5:00 PM
Wednesday	20-Dec-23	7:14 AM	7:44 AM	5:30 PM	5:00 PM
Thursday	21-Dec-23	7:15 AM	7:45 AM	5:31 PM	5:01 PM
Friday	22-Dec-23	7:15 AM	7:45 AM	5:31 PM	5:01 PM
Saturday	23-Dec-23	7:16 AM	7:46 AM	5:32 PM	5:02 PM
Sunday	24-Dec-23	7:16 AM	7:46 AM	5:32 PM	5:02 PM
Monday	25-Dec-23	7:17 AM	7:47 AM	5:33 PM	5:03 PM
Tuesday	26-Dec-23	7:17 AM	7:47 AM	5:33 PM	5:03 PM
Wednesday	27-Dec-23	7:17 AM	7:47 AM	5:34 PM	5:04 PM
Thursday	28-Dec-23	7:18 AM	7:48 AM	5:35 PM	5:05 PM
Friday	29-Dec-23	7:18 AM	7:48 AM	5:35 PM	5:05 PM
Saturday	30-Dec-23	7:18 AM	7:48 AM	5:36 PM	5:06 PM
Sunday	31-Dec-23	7:19 AM	7:49 AM	5:37 PM	5:07 PM