

MINUTES OF MEETING
ST. AUGUSTINE LAKES
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the St. Augustine Lakes Community Development District was held on Wednesday, June 1, 2022 at 11:00 a.m. at the offices of Governmental Management Services, 475 West Town Place, Suite 114, St. Augustine, Florida.

Present and constituting a quorum were:

Zenzi Rogers	Chairperson
Chris Mayo	Vice Chairman
Tiffany Csalovszki	Supervisor
Virginia Feiner	Supervisor
Mike Della Penta	Supervisor

Also, present were:

Jim Oliver	District Manager, GMS
Wes Haber <i>by phone</i>	District Counsel

The following is a summary of the actions taken at the June 1, 2022 St. Augustine Lakes Community Development District's regular Board of Supervisor's Meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Oliver called the meeting to order at 11:00 a.m. Five Supervisors were in attendance at the meeting constituting a quorum.

SECOND ORDER OF BUSINESS

Audience Comments (*regarding agenda items listed below*)

Mr. Oliver stated that there were no members of the public present.

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St. Augustine Lakes CDD

THIRD ORDER OF BUSINESS

Consideration of Minutes of the May 4, 2022 Meeting

Mr. Oliver presented the May 4, 2022 meeting minutes. The Board had no changes to the minutes.

On MOTION by Ms. Rogers, seconded by Mr. Mayo, with all in favor, the Minutes of the May 4, 2022 Meeting, were approved.

FOURTH ORDER OF BUSINESS

Matters Related to Series 2022 Bond Issue Process

Mr. Oliver asked Mr. Haber or Ms. Rogers if there were any updates on this. Ms. Rogers responded that they had not received any yet. She noted that they had talked to John Kessler last week to pass around some ideas, and she didn't have anything yet.

FIFTH ORDER OF BUSINESS

Consideration of Resolution 2022-38, Approving the Proposed Budget (will be sent under separate cover) for Fiscal Year 2023 and Setting a Public Hearing Date to Adopt (August 3, 2022 @ 11:00 a.m.)

Mr. Oliver stated that last year had just their general fund budget and this year they would begin to build the rest of the budget for the amenity center and the areas outside the amenity center to be maintained. He noted that they didn't have firm numbers on that yet. He stated that what they could do on this day was approve the proposed budget with some numbers and then refine them over the next couple of months. He suggested that if they were comfortable with putting a number, they could put \$100,000 in each of those. He noted that if they thought that was too high, they could go with a lesser number. Ms. Rogers stated that 1A and 1B amenity center probably wasn't going to come online until the end of next year. She stated that right now they had not even constructed that. She stated they were going to have ponds, entrance, and streetlights, so they suggested \$200,000 for maintenance for next year October 1, 2023.

Mr. Oliver stated that at the very top of the general fund budget, under revenues, they would have one line item that would say developer contribution/assessments because they have not yet figured out what they were going to do there. He noted that there would be some platted lots before the end of the budget season.

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On MOTION by Ms. Rogers, seconded by Mr. Mayo, with all in favor, Resolution 2022-38 Approving the Proposed Budget as Revised and Setting a Public Hearing Date to Adopt for August 3, 2022, was approved.

SIXTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Haber did not have anything else to report.

B. Engineer

There being none, the next item followed.

C. Manager – Report on the Number of Registered Voters (0)

Mr. Oliver stated that there were no residents in St. Augustine Lakes.

SEVENTH ORDER OF BUSINESS

Supervisors Requests

There being none, the next item followed.

EIGHTH ORDER OF BUSINESS

Audience Comments

There being none, the next item followed.

NINTH ORDER OF BUSINESS

Financial Statements as of April 30, 2022

Mr. Oliver reviewed the financials as of April 30, 2022 in which he stated that the total expenditures positive variance was \$19, 072 through seven months of the fiscal year.

TENTH ORDER OF BUSINESS

Consideration of Funding Request No. 6

Mr. Oliver noted that the amount for the funding request was \$7,233.78. There were invoices from GMS, Kutak Rock LLP, and Supervisor fees for the May 4, 2022 meeting.

On MOTION by Ms. Rogers, seconded by Mr. Mayo, with all in favor, Financial Statements as of April 30, 2022 and Funding Request No. 6, were approved.

ELEVENTH ORDER OF BUSINESS

Next Scheduled Meeting – July 6, 2022 at 11:00 a.m.

Mr. Oliver stated that the next meeting would be July 6, 2022 at 11:00 a.m.

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TWELFTH ORDER OF BUSINESS

Adjournment

On MOTION by Ms. Rogers, seconded by Mr. Mayo, with all in favor, the meeting was adjourned.

DocuSigned by:
Jim Oliver
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Secretary/Assistant Secretary

DocuSigned by:
Bunzi Rogers
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Chairman/Vice Chairman