

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, November 1, 2023 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
Ginny Feiner	Supervisor
Michael Della Penta	Supervisor

Also, present were:

Marilee Giles	District Manager, GMS
Wes Haber <i>by phone</i>	District Counsel, Kutak Rock
Bill Schaefer <i>by phone</i>	District Engineer
Sharon McShurley	Vesta

The following is a summary of the actions taken at the November 1, 2023 St. Augustine Lakes Community Development District's Regular Board of Supervisor's Meeting.

FIRST ORDER OF BUSINESS

Roll Call

Ms. Giles 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*)

Ms. Giles opened the public comment period, there were no members of the public present.

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THIRD ORDER OF BUSINESS

Consideration of Minutes of the September 6, 2023 Meeting

Ms. Giles presented the minutes of the September 6, 2023 Board of Supervisors meeting on page five of the iPads and asked for any changes.

On MOTION by Ms. Rogers, seconded by Ms. Csalovszki, with all in favor, the Minutes of the September 6, 2023 Meeting, were approved.

FOURTH ORDER OF BUSINESS

Ratification of Requisition (9)

Ms. Giles stated this is for Kutak Rock. Unless there are any comments or questions, just looking for a motion to ratify.

On MOTION by Ms. Rogers, seconded by Ms. Csalovszki, with all in favor, Requisition (9), was ratified.

FIFTH ORDER OF BUSINESS

Staff Reports

A. Attorney

Mr. Haber stated in an acquisition package that we worked on, there was a deed from Lennar to the CDD and it turns out that the property that was conveyed or to be conveyed via that deed appears to be owned by AG as opposed to Lennar. He asked if there is a way to follow up to see if AG can sign that deed. He noted the county is asking as there is a utility easement over the roads and the CDD has granted an easement to the county for the utility easement but they would like to see proof that the CDD owns the property. He noted that deed from AG to the CDD is needed in order to support the utility easement that the CDD has granted to the county. Ms. Rogers stated Ginny is on it and will get it executed by AG and get it back to you. Ms. Rogers asked if they have to have a landowner’s meeting this year. Mr. Haber stated generally if the terms end in an odd year like 2023, a resolution is done to extend them to an even year. Ms. Giles stated three seats expire in 2024 and two seats expire in 2026. Mr. Haber stated ok, it would not be until next year.

B. Engineer

Mr. Schaefer stated he had nothing to report.

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C. Manager

Ms. Giles stated she had nothing from Jim to report to the Board. She asked Sharon McShurley from Vesta if she had anything for the Board. Ms. McShurley stated no and the property is being mowed and ponds are being maintained.

SIXTH ORDER OF BUSINESS Supervisors Requests

Ms. Rogers stated no requests but need to make sure they have gotten all of the recorded plats to Ms. Giles that were recorded in the last month or so.

SEVENTH ORDER OF BUSINESS Audience Comments

There being no comments, the next item followed.

EIGHTH ORDER OF BUSINESS Financial Statements as of September 30, 2023

Ms. Giles presented on page 17 of the agenda the financials as of September 30, 2023. There are no unusual variances on those.

NINTH ORDER OF BUSINESS Check Register

Ms. Giles presented the check registers from August and September on page 28 of the agenda in the amount of \$47,256.82. She noted unless there are any comments or questions about the financials, just looking for a motion to approve.

On MOTION by Ms. Rogers, seconded by Ms. Csalovszki, with all in favor, the Check Register for \$47,256.82, was approved.

**TENTH ORDER OF BUSINESS Next Scheduled Meeting – December 6, 2023
at 11:00 a.m.**

Ms. Giles stated that the next meeting is scheduled for December 6, 2023 at 11:00 a.m. at this same location. Ms. Rogers noted unless Ms. Giles or Mr. Haber have anything pressing, that meeting may not be necessary. Mr. Haber stated he does not. Ms. Rogers stated to go ahead and cancel the meeting.

ELEVENTH ORDER OF BUSINESS Adjournment

Ms. Giles asked for a motion to adjourn the meeting.

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

DocuSigned by:

Jim Oliver

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Secretary/Assistant Secretary

DocuSigned by:

Benzi Rogers

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Chairman/Vice Chairman