

MINUTES OF MEETING
SOUTH VILLAGE
COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the South Village Community Development District was held Tuesday, October 25, 2022 at 6:30 p.m. at the Eagle Landing Residents Club, 3975 Eagle Landing Parkway, Orange Park, Florida.

Present and constituting a quorum were:

Chris Payton	Chairman
Randy Smith	Vice Chairman
Rick Smith	Supervisor
Glenn Warren	Supervisor by telephone at 6:35 then in person at 7:20 p.m.

Also present were:

Marilee Giles	District Manager
Wes Haber	District Counsel by telephone
Matt Biagetti	Director of Operations, Honours Golf
Jim Hahn	General Manager, Honours Golf
Josh Heintzman	Golf Professional, Honours Golf
Joe Halifco	Operations, Honours Golf

The following is a summary of the actions taken at the October 25, 2022 meeting.

FIRST ORDER OF BUSINESS

Roll Call

Ms. Giles called the meeting to order and called the roll.

SECOND ORDER OF BUSINESS

Audience Comments

There being none, the next item followed.

THIRD ORDER OF BUSINESS

Approval of the Minutes of the October 4, 2022 Meeting

On MOTION by Mr. Payton seconded by Mr. Randy Smith with all in favor the minutes of the October 4, 2022 meeting were approved as presented.

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FOURTH ORDER OF BUSINESS

Update Regarding Open Items

A. Update on Phase 5 Construction

Mr. Biagetti stated the last lift of asphalt is complete with the exception of a few stop sign bars. The decorative signs are scheduled for yesterday and we will follow-up on that. The brick monument signs for Laurel Valley are still pending.

FIFTH ORDER OF BUSINESS

Discussion of Rental Rates and Consideration of Setting a Public Hearing Date to Adopt Rates

Ms. Giles stated as a reminder at our last meeting we discussed a public hearing to revise the recreational user rates but did not formalize it with a motion. I'm looking for a motion to set a public hearing for December 6th at 6:30 p.m. in the same location.

On MOTION by Mr. Payton seconded by Mr. Randy Smith with all in favor a public hearing to consider rental rates was scheduled for December 6, 2022 at 6:30 p.m. in the same location.

Mr. Randy Smith stated we talked about the new park and pavilion and we didn't want to create a rental rate but we ought to have a scheduling process to eliminate conflicts. Maybe put it in future newsletters and on our website.

Mr. Biagetti stated we can also put signage at the location as well. We did include a rate of \$50 to \$300 for the pavilion use not knowing if we get to the point of charging for it.

SIXTH ORDER OF BUSINESS

Discussion of Suspension Letters

Mr. Biagetti stated there was a brief incident, two young boys were playing basketball, things must have gotten heated at some point and that led to a punch or slap. That is how we looked at it. I see it as a victim who was slapped and didn't do anything after that. Consistent with previous incidents we looked at suspensions for this because it is unlawful behavior that happened on our property. We are seeking a one-month suspension and a three-month suspension for the child who threw the punch. This is in line with a similar incident that occurred a few months ago. We try to be consistent and fair in all cases.

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On MOTION by Mr. Payton seconded by Mr. Randy Smith with all in favor the one-month suspension and three-month suspension from the date of the incident for the two residents recommended by staff was approved.

The resident stated both sets of parents took action immediately upon learning of the incident and I feel that 90-days is aggressive.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. General Manager - Report

Mr. Hahn outlined a piece of equipment that could be used for algae removal in the lakes, the cost of which is about \$15,000, he then reviewed the operations report, copy of which was included as part of the agenda package.

B. District Counsel

There being none, the next item followed.

C. District Manager

There being none, the next item followed.

D. District Engineer – Public Facilities Report

This item tabled.

EIGHTH ORDER OF BUSINESS

Supervisor’s Requests

Mr. Payton stated the member/guests was a great event, I’m sure you will get feedback from many of the players, the food was great, we are going to call out the winners of that event, runners up Gerard Bovaird and his partner, Eddie Cutwright, and the winners of the event Lonnie Howell and Andrew Ramirez. We did receive some quotes for the cabana bar electrical upgrades, and we will table that until the next meeting, so Mr. Brink has the opportunity to present that to the board.

Mr. Randy Smith stated a resident raised the idea of a fitness trail at the new park. Can we follow-up on that? I think it would be a great use of that facility.

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Mr. Biagetti stated we will get some options of what will fit well in the space and bring that back to the board.

Mr. Warren stated I want to thank staff for the weekend. The club nailed it, put a good event together, everybody is happy and satisfied.

NINTH ORDER OF BUSINESS

Audience Comments

Other items discussed: Algae abatement, solar options for bubblers, repair lighting on tennis courts, freezer needs maintenance, possible pickleball program and committee, policies, procedures and practices changing without notice, available tee times, provide current member benefits to the members, tennis court maintenance, install water bottle filler, consider hiring bartender, cross training servers, cabana project, no propane available for patio heaters over the weekend, kids driving carts irresponsibly on the roads, and trash in ponds.

TENTH ORDER OF BUSINESS

Financial Reports

A. Balance Sheet as of September 30, 2022 and Statement of Revenues and Expenses for the Period Ending September 30, 2022

The balance sheet and income statement were included as part of the agenda package.

B. Assessment Receipt Schedule

The assessment receipt Schedule was included as part of the agenda package.

C. Approval of Check Register

On MOTION by Mr. Payton seconded by Mr. Randy Smith with all in favor the check register was approved.

ELEVENTH ORDER OF BUSINESS

Recognition of Outgoing Supervisors

Mr. Payton stated this is the last official meeting of Randy Smith and Rick Smith who have been with us for four years. I want to take the opportunity to thank you both for serving on the board.

Mr. Payton presented both Mr. Randy Smith and Mr. Rick Smith with a plaque of appreciation.

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TWELFTH ORDER OF BUSINESS

**Next Meeting Scheduled for Tuesday,
December 6, 2022 at 6:30 p.m. at Eagle
Landing Residents Club**

Ms. Giles stated the next meeting is scheduled for December 6, 2022 at 6:30 p.m. in the same location.

On MOTION by Mr. Payton seconded by Mr. Randy Smith with all in favor the meeting adjourned at 7:28 p.m.

DocuSigned by:
Manlee Giles
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Secretary/Assistant Secretary

DocuSigned by:
CK
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Chairman/Vice Chairman