

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

**GLEN ST. JOHNS
COMMUNITY DEVELOPMENT DISTRICT**

The regular meeting of the Board of Supervisors of Glen St. Johns Community Development District was held on **Thursday, November 10, 2011 at 4:30 p.m.** at the Camp Heritage Amenity Center, located at 370 Heritage Landing Parkway, St Augustine, Florida 32092.

Present and constituting a quorum:

Bob Porter	Board Supervisor, Chairman
Jan Doan	Board Supervisor, Vice Chairman
Kathy Shippey	Board Supervisor, Assistant Secretary
James Teagle	Board Supervisor, Assistant Secretary

Also present were:

Melissa Dobbins	District Manager, Rizzetta & Company, Inc.
Wes Haber	District Counsel, Hopping Green & Sams

No Audience Present

FIRST ORDER OF BUSINESS

Call to Order

Mr. Porter called the meeting to order at 4:35 p.m. and read roll call.

SECOND ORDER OF BUSINESS

Nomination of Board Supervisor

The Chairman requested that this item be postponed until later in the meeting incase residents came in after the meeting had started.

THIRD ORDER OF BUSINESS

Consideration of the Minutes of the Board of Supervisors' Regular Meeting held on August 11, 2011

Ms. Shippey noted that there were no audience members present to make comments at the August 11, 2011 meeting and felt this should be reflected in the minutes.

On a motion by Ms. Shippey, seconded by Mr. Doan, with all in favor, the Board approved the Minutes of the Board of Supervisors' Regular Meeting held on August 11, 2011, as amended for Glen St. Johns Community Development District.

FOURTH ORDER OF BUSINESS

Ratification of Operation and Maintenance Expenditures for August 2011 and September 2011

On a motion by Mr. Doan, seconded by Mr. Teagle, with all in favor, the Board ratified the Operation and Maintenance Expenditures for August 2011 in the amount of \$4,268.36 and September 2011 in the amount of \$22,949.67 for Glen St. Johns Community Development District.

FIFTH ORDER OF BUSINESS

Consideration of Proposals for District Engineering Services

Mr. Porter added a criterion category, "Familiarity with District and Plans". The Board of Supervisors discussed and ranked proposals from Yuro & Associates, Prosser Hallock, Dunn and Associates and DRMP, Inc. The proposals were ranked as follows: Dunn and Associates ranked first, Yuro & Associates ranked second, Prosser Hallock ranked third and DRMP, Inc. ranked fourth (Exhibit "A").

The Board of Supervisors approved the ranking and directed staff to begin negotiations.

On a motion by Ms. Shippey, seconded by Mr. Teagle, with all in favor, the Board approved the ranking of the proposals received for District Engineering Services and for staff to begin negotiations with Dunn and Associates for Glen St. Johns Community Development District.

SIXTH ORDER OF BUSINESS

Update on Status of Declaratory Judgment

Mr. Haber gave an update to the Board concerning the court's oral ruling regarding the motions for summary judgment that were filed in the declaratory judgment lawsuit. Mr. Haber stated that the Judge has not issued his final written order, but the court felt that DR Horton, at the time of its payment, in essence brought current the late payment by BSHW.

In light of the court's recent ruling, Mr. Haber requested the Board's approval of District Counsel's invoices, that were sent previously via email, for the on-going services rendered for handling this lawsuit. The Board of Supervisors approved the Hopping Green and Sams invoices and for them to be paid when funds are available.

On a motion by Mr. Doan, seconded by Ms. Shippey, with all in favor, the Board approved the Hopping Green and Sams invoices for the on-going services handling the declaratory judgment and for them to be paid when funds are available for Glen St. Johns Community Development District.

Mr. Haber also reviewed disbursements of certain payments to the bondholders.

Discussion ensued.

The Board of Supervisors approved 1.) release of funds, in the amount of \$901,594.75 to the Trustee 2.) holding funds in the amount of \$201,930.08 that are still in dispute and 3.) giving the chairman authorization to work with District Counsel to determine if the Court's written order is sufficiently clear to release certain portions of the amounts still in dispute.

On a motion by Mr. Doan, seconded by Ms. Shippey, with all in favor, the Board approved 1.) release of funds, in the amount of \$901,594.75 to the Trustee 2.) holding funds in the amount of \$201,930.08 that are still in dispute and 3.) giving the Chairman authorization to work with District Counsel to determine if the Court's written order is sufficiently clear to release certain portions of the amounts still in dispute.

Mr. Porter returned to item 2A of the agenda at this time.

SEVENTH ORDER OF BUSINESS

Nomination of Board Supervisor

Mr. Porter updated the Board of Supervisors that the Bondholder most likely will want one or two seats on the Board if or when a resolution is made with respect to the ownership of the property in the back phase. He recommends nominating a DR Horton employee that is more likely to resign if desired. Mr. Porter requested a motion to appoint Brett Infante.

On a motion by Mr. Doan, seconded by Mr. Teagle, with all in favor, the Board approved the nomination of Brett Infante for Board Supervisor for Glen St. Johns Community Development District.

EIGHTH ORDER OF BUSINESS

Oath of Office to Newly Appointed Board Supervisor

This item was tabled at this time.

NINTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Mr. Haber updated the Board regarding the foreclosure case and that he is waiting to hear from the Bondholder regarding DR Horton's offer to convey the property through a deed in lieu of foreclosure.

Mr. Porter requested that District Counsel go ahead and proceed with the motion for summary judgment now so if there wasn't a decision or the deed in lieu is rejected the District would be ready within 60 to 90 days.

The Board of Supervisors authorized District Counsel to prepare and file a motion for summary judgment.

On a motion by Mr. Teagle, seconded by Ms. Shippey, with all in favor, the Board authorized District Counsel to prepare and file a motion for summary judgment for Glen St. Johns Community Development District.

B. District Engineer
Not present.

TENTH ORDER OF BUSINESS

**Supervisor Requests and Audience
Comments**

Mr. Porter commented that DR Horton is attempting to turn over the roadways to the County. District Counsel recommends having the transfer go through the District first so there is no question that the improvements came from the CDD. Mr. Porter did review for the Board of Supervisors that there is a possibility that the County will not accept the roads, which then will be the District's to maintain.

The Board approved District Counsel to work with Mark Dearing to review any title issues and for the CDD to accept the deed for the roadways before transferring them to the County.

On a motion by Ms. Shippey, seconded by Mr. Teagle, with all in favor, the Board approved District Counsel to work with Mark Dearing to review any title issues and for the CDD to accept the deed for the roadways before transferring them to the County for Glen St. Johns Community Development District.

There were no audience members present.

ELEVENTH ORDER OF BUSINESS

Staff Reports Continued

C. District Manager

Ms. Dobbins presented the Board of Supervisors with the current list of accounts payables. She requested direction on what should be paid first since the District received some operation and maintenance assessments. After Board discussion the Chairman directed staff to suspend DR Horton Board Supervisor payments and the repayment of DR Horton loan. It was also requested to save at least three months of funds for landscaping, pond maintenance, utilities and advertising expenses. The remaining portion should be divided out to vendors that have not been paid.

Ms. Dobbins also updated the Board of Supervisors that the landscaping vendor Profec changed their company name to Green Point, Inc.

TWELVTH ORDER OF BUSINESS

Adjournment

On a motion by Mr. Doan, seconded by Ms. Shippey, with all in favor, the Board adjourned the Board of Supervisors' Meeting at 5:20 p.m. for Glen St. Johns Community Development District.



Secretary/Assistant Secretary



Chairman/Vice Chairman

Exhibit A

**Glen St. Johns Community Development District
Request for Qualifications- Engineering Services (November 2011)
Bid/Proposal Rating Sheet**

Categories scored from 1 to 5
1- Lowest 5-Highest

<u>Criteria</u>	Yuro & Associates	Prosser Hallock	Dunn & Associates	D.R.M.P. Inc.
The ability & adequacy of the professional personnel employed by each consultant	5	5	5	5
Whether a consultant is a certified minority business enterprise	0	0	0	0
Each consultant's past performance	5	5	5	5
The willingness of each consultant to meet time and budget requirements	5	5	5	5
The geographic location of each consultant's headquarters, office and personnel in relation to the project	5	5	5	2
The recent, current and projected workloads of each consultant	5	5	5	5
The volume of work previously awarded to each consultant by the district	0	0	0	0
Familiarity with district and plans	1	0	5	0
TOTAL SCORE	26	25	30	22