

Minutes of Meeting
Rivers Edge
Community Development District

The regular meeting of the Board of Supervisors of the Rivers Edge Community Development District was held Wednesday, October 17, 2018 at 11:00 a.m. at the Rivertown Amenity Center, 156 Landing Street, St. Johns, Florida.

Present and constituting a quorum were:

Jason Sessions	Chairman
Judy Long	Supervisor
Charles Oates	Supervisor
Justin Frisbee	Supervisor
Tara Jinks	Vice Chair

Also present were:

Jim Perry	District Manager
Jennifer Kilinski	District Counsel by telephone
Ryan Stillwell	District Engineer
Ernesto Torres	Governmental Management Services
Dan Fagan	Vesta
Jason Davidson	Vesta
Marci Pollicino	Vesta
Robert Beladi	Vesta
Justin Rowan	MBS Capital Markets, LLC

The following is a summary of the discussions and actions taken at the October 17, 2018 meeting. A copy of the proceedings can be obtained by contacting the District Manager.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Perry called the meeting to order at 11:00 a.m. and called the roll.

SECOND ORDER OF BUSINESS

Audience Comments

There being none, the next item followed.

THIRD ORDER OF BUSINESS

**Consideration of Resolution 2019-01
Ratifying the Sale of the Series 2018 Bonds**

Mr. Perry stated next is Resolution 2019-01 ratifying the sale of the Series 2018 Bond. A copy of that resolution is included in your agenda package. This is basically a resolution in regard to the bonds that were just issued.

Ms. Kilinski stated just note that this is a resolution that we always provide to a district after the issuance of bonds and it essentially wraps up all the remaining items that staff undertook between your last meeting and the actual issuance.

On MOTION by Mr. Sessions seconded by Mr. Frisbee with all in favor Resolution 2019-01 was approved.

FOURTH ORDER OF BUSINESS

Consideration of Cost Share Agreement with Rivers Edge II and Mattamy Corp.

Mr. Perry stated item four is consideration of a cost share agreement with Rivers Edge II and Mattamy Corp. We are still in the drafting phase and will defer this item.

Ms. Jinks joined the meeting at this time.

FIFTH ORDER OF BUSINESS

Consideration of Agreement with UPS for Temporary Staging

Mr. Perry stated item five is consideration of an agreement with UPS for temporary staging and that also includes location of a storage structure.

Mr. Davidson stated the location I have identified that would work is on the west side of the dumpsters, the two parking spaces that are kind of camouflaged, so it will not be an eyesore.

On MOTION by Mr. Sessions seconded by Mr. Oates with all in favor the license agreement with UPS for temporary staging was approved in substantial form.

SIXTH ORDER OF BUSINESS

Approval of the Minutes of the September 12, 2018 Meeting

On MOTION by Mr. Sessions seconded by Mr. Frisbee with all in favor the minutes of the September 12, 2018 meeting were approved as presented.

SEVENTH ORDER OF BUSINESS

Staff Reports

A. Attorney

There being none, the next item followed.

B. Engineer – Requisition Summary

There being none, the next item followed.

C. Manager

There being none, the next item followed.

D. Amenity Manager

1. Report

Mr. Davidson stated the residents have requested that the gym be opened a little bit earlier, they would like to see it open at 4:00 a.m. instead of 5:00 a.m.

Ms. Jinks asked how many residents have requested this?

Mr. Davidson responded I had four requests. It doesn't impact daily operations.

It was the consensus of the board that the gym could be opened at 4:00 a.m.

Mr. Davidson stated we have two lights that are out in the competition pool and ten lights out in the family pool. I included a cost for replacement. The family pool is \$3,400 and the competition pool is \$880 and I'm seeking approval for that.

Ms. Jinks asked is it replacing the light bulbs or the actual fixture?

Mr. Davidson stated you can't replace just the bulk it has to be the entire fixture.

On MOTION by Mr. Sessions seconded by Mr. Frisbee with all in favor the lighting for the competition pool and family pool was approved.

Mr. Davidson gave an overview of the amenities manager report, copy of which was included in the agenda package.

2. Men's Social Club Application

Mr. Davidson stated we also have the Rivertown Men's Social Club that would like to start and I included the application in the agenda package.

Ms. Long asked is it in there somewhere that there is no smoking because I looked for it and couldn't find it. Just have it in there somewhere.

Mr. Sessions stated there are rules of the Riverhouse that they have to abide by. It doesn't have to be part of the application as long as it is part of the facility rules.

Mr. Perry stated I don't think the board needs to approve the application if it meets the criteria, we are fine with that.

3. SORBA Jax Memorandum for RiverFront Park Trail Improvements

Mr. Davidson stated we also have the memorandum between SORBA Jax and the Rivers Edge CDD regarding the bicycle trails.

Mr. Sessions asked is it on the record your relationship with SORBA Jax and how much work they are doing for this community? It is probably a good thing to put on record.

Mr. Davidson stated SORBA Jax has come out and have been working diligently with Dave Provost and D.J. Smith of Mattamy and getting the trails figured out and they put down asphalt millings and some new obstacles with some piping. They have gone almost completely through the existing trail. They had some extra millings that they used for the single track as well. They have been going back there and trimming brush, cutting back trees and they have made it a really nice trail.

Mr. Sessions stated it is a great partnership for Rivertown in allowing that group to absorb the future maintenance cost of the trails and keep the amenity we have here in great shape. They are super excited about it and Mattamy at some point will also add land for future trails. They are the largest bicycle group in Jacksonville.

Mr. Davidson stated it is all volunteer work.

Ms. Jinks asked how often do we do organized rides?

Mr. Davidson stated right now it is once a year and I'm sure they would like to see more.

Mr. Sessions stated Mattamy started that with them and that was one of the things that helped get them out there and we tried to pair up with a local bike shop that came out and brought bikes. I think we have the social following and the local community following now to make that even more successful.

Ms. Jinks stated now that it is getting cooler maybe we can do a seasonal kickoff and get something going.

Mr. Davidson stated as an update on our general policies, it does state that smoking is prohibited anywhere in the amenity center.

Ms. Jinks stated we should add something like or within 20 feet.

Mr. Sessions stated I have no problem making the property a smoke free zone and we probably need to add e-cigarettes too inside and outside.

Ms. Jinks stated if we make the property smoke free it might inhibit participation. It is something to consider versus saying the amenity structures and within X number of feet.

Mr. Sessions stated propose some language and we will look at it at next meeting.

Mr. Perry stated there is an agreement with the Riverfront park trail improvements if we can get a motion to approve that in substantial form.

On MOTION by Mr. Sessions seconded by Mr. Oates with all in favor the agreement for the Riverfront park trail improvements was approved in substantial form.

4. Pool Light Proposals

This item taken earlier it the meeting.

E. Field Services

Mr. Beladi updated the board on the progress made by the landscape maintenance company.

EIGHTH ORDER OF BUSINESS Supervisors' Requests and Audience Comments

A resident brought up the dog stations and Mr. Sessions stated I dropped the ball on that again and have sent an email to Jason, D.J. and Ryan and said we need a dog station map.

A resident stated someone was also working on the guest passes.

Ms. Jinks stated I dropped the ball on that and Jason has been reaching out to me and I haven't been able to coordinate that and we will have to address that at the next meeting too.

NINTH ORDER OF BUSINESS Financial Reports

A. Tri-Party Funding Request No. 66 and no. 67

On MOTION by Mr. Sessions seconded by Mr. Frisbee with all in favor tri party funding requests 66 and 67 were approved.

B. Consideration of Construction Funding Request No. 8

On MOTION by Mr. Sessions seconded by Mr. Frisbee with all in favor construction funding request no. 8 was approved.

C. Balance Sheet & Income Statement

A copy of the balance sheet and income statement were included in the agenda package.

D. Assessment Receipt Schedule

A copy of the assessment receipt schedule was included in the agenda package.

E. Approval of Check Register

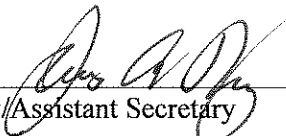
On MOTION by Mr. Sessions seconded by Mr. Oates with all in favor the check register was approved.

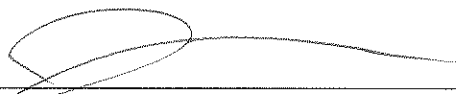
TENTH ORDER OF BUSINESS

**Next Scheduled Meeting – Wednesday,
November 14, 2018 @ 11:00 a.m. at the
Rivertown Amenity Center**

Mr. Perry stated the next scheduled meeting is going to be November 14, 2018 at 11:00 a.m.

On MOTION by Mr. Oates seconded by Mr. Frisbee with all in favor the meeting adjourned at 11:20 a.m.


Secretary/Assistant Secretary


Chairman/Vice Chairman