

*Wynnfield Lakes  
Community Development District*

*September 20, 2023*

# *AGENDA*

**Wynnfield Lakes  
Community Development District**  
475 West Town Place, Suite 114  
St. Augustine, Florida 32092  
[www.WynnfieldLakesCDD.net](http://www.WynnfieldLakesCDD.net)

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September 13, 2023

Board of Supervisors  
Wynnfield Lakes Community Development District  
**Call-In # 1-877-304-9269 Code 7094610**

Dear Board Members:

The Wynnfield Lakes Community Development District Board of Supervisors Meeting is scheduled to be held **Wednesday, September 20, 2023 at 6:00 p.m. at the University of North Florida, University Center, 12000 Alumni Drive, Room 1090, Jacksonville, Florida.**

Following is the agenda for the meeting:

- I. Roll Call
- II. Audience Comments
- III. Approval of the Minutes of the July 19, 2023 Meeting
- IV. Consideration of Proposals for District Engineering Services
  - A. Yuro & Associates
  - B. Matthews DCCM
- V. Consideration of Proposals for Holiday Lighting
- VI. Consideration of Resolution 2023-08, Adopting Amendments to the Amenity Policies
- VII. Discussion of a District Mobile App
- VIII. Staff Reports
  - A. District Counsel
  - B. District Engineer
  - C. District Manager
  - D. Operations Manager
    1. Reports

- 2. Proposals for Roof Cleaning
- 3. Proposals for Landscape Improvements
- E. General Manager – Report
- IX. Audience Comments / Supervisors’ Requests
- X. Other Business
- XI. Financial Reports
  - A. Financial Statements as of July 31, 2023
  - B. Assessment Receipts Schedule
  - C. Check Register
- XII. Consideration of Agreement with Envera Systems\*
- XIII. Next Scheduled Meeting – November 15, 2023 @ 6:00 p.m. at the University of North Florida, University Center, 12000 Alumni Drive, Room 1090, Jacksonville, FL 32224
- XIV. Adjournment

\* Note: In accordance with Sections 119.071(3)(a) and 281.301, *Florida Statutes*, a portion of the meeting may be closed to the public, as it relates to details of the District’s security system plan. The closed session may occur at any time during the meeting and is expected to last approximately thirty (30) minutes but may end earlier or extend longer.

**PUBLIC CONDUCT:** Members of the public are provided the opportunity for public comment during the meeting. Each member of the public is limited to three (3) minutes, at the discretion of the Presiding Officer, which may be shortened depending on the number of speakers. Speakers shall refrain from disorderly conduct, including launching personal attacks; the Presiding Officer shall have the discretion to remove any speaker that disregards the District’s public decorum policies. Public comments are not a Q&A session; Board Supervisors are not expected to respond to questions during the public comment period.

# *MINUTES*

MINUTES OF MEETING  
WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Wynnfield Lakes Community Development District was held Wednesday, July 19, 2023 at 6:00 p.m. at the University of North Florida, University Center, 12000 Alumni Drive, Room 1090, Jacksonville, Florida.

Present and constituting a quorum were:

Dr. Kristi Sweeney	Chairperson
Luis Diaz-Rodriguez	Vice Chairman
Nate Dickinson <i>by phone</i>	Supervisor
Jeff Lawton	Supervisor
Mark Oliver	Supervisor

Also present were:

Daniel Laughlin	District Manager
Lauren Gentry	District Counsel
Ken Thomas	Field Operations Manager – Vesta
Lina Hernandez	General Manager
Dana Harden	Vesta Property Services
Corey Roberts	Kilinski Van Wyk
Robert Beladi	Koehn Outdoor

*The following is a summary of the discussions and actions taken at the July 19, 2023 meeting.*

**FIRST ORDER OF BUSINESS**

**Roll Call**

Mr. Laughlin called the meeting to order at approximately 6:00 p.m.

**SECOND ORDER OF BUSINESS**

**Audience Comments**

There being none, the next item followed.

**THIRD ORDER OF BUSINESS**

**Approval of Minutes**

**A. May 17, 2023 Regular Board Meeting**

There were no comments on the minutes.

On MOTION by Mr. Diaz-Rodriguez seconded by Mr. Oliver with all in favor the minutes of the May 17, 2023 meeting were approved as presented.

**B. June 7, 2023 Continued Meeting**

On MOTION by Mr. Diaz-Rodriguez seconded by Mr. Oliver with all in favor the minutes of the June 7, 2023 continued meeting were approved as presented.

**FOURTH ORDER OF BUSINESS**

**Ratification of Agreement with Koehn Outdoor for Landscape and Irrigation Maintenance Services**

Mr. Laughlin noted a form of the agreement with Koehn Outdoor was included in the RFP package, so it has been reviewed and the agreement has been executed.

On MOTION by Mr. Diaz-Rodriguez seconded by Mr. Oliver with all in favor the agreement with Koehn Outdoor for landscape and irrigation maintenance services was ratified.

Supervisor Sweeney joined the meeting at this time.

**FIFTH ORDER OF BUSINESS**

**Consideration of Issuing a Request for Qualifications for Engineering Services**

Mr. Laughlin informed the Board that England Thims & Miller has resigned as the District Engineer. Proposals will be provided to the Board for review at the next meeting following issuance of a notice of request for qualifications. Copies of the draft notice and the proposed evaluation criteria were included in the agenda package for the Board’s review.

On MOTION by Dr. Sweeney seconded by Mr. Oliver with all in favor issuing a request for qualifications for engineering services was approved.

**SIXTH ORDER OF BUSINESS**

**Public Hearings**

**A. Public Hearing for the Purpose of Adopting the Fiscal Year 2024 Budget**

On MOTION by Dr. Sweeney seconded by Mr. Diaz-Rodriguez with all in favor the public hearing was opened.

Mr. Laughlin provided an overview of the budget, noting the increase in assessments totals \$136 per year for single-family units, and \$91 per year for multi-family units. The largest increase is due to an increase in the capital reserve funding from \$50,000 per year to \$100,000 per year in order to rebuild the capital reserve fund. Additionally, there was an increase in the landscape and irrigation contract amount, and an increase in property insurance costs.

Steven Friedman asked what kind of projects the Board is looking to do and what costs are associated.

Mr. Laughlin responded that the largest part of the increase in the budget is due to the increase in capital reserves, which is essentially a savings account for any large expenditures, such as pool resurfacing, replacing a roof, or replacing an A/C unit. He explained that the reserve funds have been used recently for resurfacing of the pool, refurbishing the splash feature, replacement of the pool pumps, repainting the amenity center and replacement of sod.

Steven Friedman commented on the number of non-residents playing for the soccer group that rents the recreation field.

Dr. Sweeney stated that she has advocated for them contributing to field maintenance by sharing a portion of their profits.

Presidee Barrett commented on securing the recreation field.

Dr. Sweeney responded to put a fence around it and to hire security to monitor it would come with a high cost, however she noted there is a security guard onsite five days a week. She asked staff to obtain a quote for fencing in the recreation field.

Mr. Dickinson asked that Mr. Barrett fill out a complaint form so it can be logged per the District's preferred process.

Keith Knutsen asked what was budgeted for holiday lighting last year.

Mr. Laughlin responded that nothing was budgeted for lighting last year. A line item was added to the budget this year to look into professional lighting installs.

Keith Knutsen asked if the engineering fees included in the budget are paid every year.

Mr. Laughlin responded that the engineer bills on an hourly rate and this District rarely uses the engineering services.

Keith Knutsen asked for an example of what the engineer's do for the District.



Mr. Laughlin responded that the main thing that they do for this District is prepare the annual engineer's report required by the bonds that details the condition of the facilities. In addition, if for example there is an issue with a storm drain, the engineer would inspect it.

Keith Knutsen asked who is responsible for paying for resurfacing of the roads.

Mr. Laughlin responded the City.

Keith Knutsen asked how that can be requested.

Dr. Sweeney stated that contacting the City Councilman would be helpful.

Steven Friedman asked what the quote for the veranda bar / counter is for.

Mr. Laughlin responded that the proposal is to refurbish the counter and will not affect the budget as it will come from the repairs and replacements line item.

Dr. Sweeney asked for an update on the status of the stormwater needs analysis report.

Mr. Laughlin responded that England Thims & Miller declined to do the report at the fee approved by the Board. He's received a proposal from another engineering firm totaling \$7,800, however he's put it on hold until the RFQ process is completed.

Mel Maycole commended Dr. Sweeney on her service as Chair for the District and Ms. Hernandez on her service as the district's onsite manager.

A resident asked if the erosion on the lakes is going to be addressed.

Mr. Laughlin responded that a report on the pond banks is in process and will hopefully be ready for the next meeting.

Dr. Sweeney asked staff to bring proposals for mowing the pond banks to the next meeting.

Steven Friedman stated that he lives on a lake that is owned by an adjacent neighborhood and there are a lot of trees in the wood line, one of which is leaning over his fence. He asked whose responsibility it is if the tree falls on his house.

Mr. Laughlin responded that Florida Law says that wherever the tree lands is that property owner's responsibility. He also noted the resident can cut any branches hanging over his property.

On MOTION by Dr. Sweeney seconded by Mr. Oliver with all in favor the public hearing was closed.
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**1. Consideration of Resolution 2023-06, Relating to Annual Appropriations and Adopting the Budget for Fiscal Year 2024**

On MOTION by Dr. Sweeney seconded by Mr. Oliver with all in favor Resolution 2023-06, relating to annual appropriations and adopting the Fiscal Year 2024 budget was approved.

**B. Public Hearing for the Purpose of Imposing Special Assessments**

Ms. Gentry explained that this is the second step in the budget process. Resolution 2023-07 levies the assessment lien for the O&M assessments and certifies the assessment liens for both the O&M and debt assessments to the county tax collector.

On MOTION by Dr. Sweeney seconded by Mr. Oliver with all in favor the public hearing was opened.

There being no public comments, a motion to close the public hearing followed.

On MOTION by Dr. Sweeney seconded by Mr. Oliver with all in favor the public hearing was closed.

**1. Consideration of Resolution 2023-07, Imposing Special Assessments and Certifying an Assessment Roll**

On MOTION by Dr. Sweeney seconded by Mr. Diaz-Rodriguez with all in favor Resolution 2023-07, imposing special assessments and certifying an assessment roll was approved.

**SEVENTH ORDER OF BUSINESS**

**Staff Reports**

**A. District Counsel**

Ms. Gentry informed the Board that at the last legislative session, the Florida legislature adopted a new requirement for calendar year 2024 for four hours of ethics training for CDD supervisors. There are free materials on the Commission of Ethics website and her firm is also preparing some CDD specific materials regarding this training.

**B. District Engineer – Acceptance of 2023 Annual Engineer’s Report**

Mr. Laughlin presented the 2023 annual engineer’s report prepared by England-Thims & Miller. There were no major concerns of note.

Mr. Diaz-Rodriguez expressed concern that the report states that the asphalt and traffic striping are in good condition when he does not believe that they are.

Dr. Sweeney stated that she would reach out to the County and the City about getting the roads addressed.

On MOTION by Dr. Sweeney seconded by Mr. Oliver with Dr. Sweeney, Mr. Oliver, Mr. Dickinson and Mr. Lawton in favor and Mr. Diaz-Rodriguez opposed, the 2023 annual engineer’s report was accepted 4-1.

**C. District Manager**

**1. Report on the Number of Registered Voters**

Mr. Laughlin informed the Board there are 1,058 registered voters reported to be residing with the District’s boundaries.

**2. Consideration of Designating a Meeting Schedule for Fiscal Year 2024**

Mr. Laughlin presented a proposed meeting schedule for Fiscal Year 2024 including bi-monthly meetings on the third Wednesday of every other month at 6:00 p.m.

On MOTION by Dr. Sweeney seconded by Mr. Oliver with all in favor the Fiscal Year 2024 meeting schedule was approved as presented.

**D. Operation Manager**

**1. Report**

Mr. Beladi and the Board discussed the landscaping throughout the community. Dr. Sweeney asked that a couple areas of the newly installed sod on the recreation field be roped off for the week to prevent any damage while the grass is wet.

Mr. Thomas gave an overview of the operations report, a copy of which was included in the agenda package.

Mr. Dickinson left the meeting at this time.

Mr. Thomas informed the Board of some complaints submitted by residents that staff could not complete including the gym needing to be repainted, updating the gym equipment, the cleanliness of the bathrooms and installing sprinkler guards around sprinkler heads. He noted sprinkler guards are priced at three for \$10.

Dr. Sweeney stated that she does not have an issue with the sprinkler guards.

Mr. Diaz-Rodriguez stated that he uses the gym on a regular basis, and he believes the equipment is adequate and well maintained.

Mr. Thomas stated that he would look into the painting, the bathrooms and the sprinkler guards.

## **2. Mulch Quotes**

Mr. Thomas presented three quotes for adding either wood or rubber mulch/surfacing at the playground ranging from \$3,540 to \$22,114. He noted the quote from Jelly Bean Mulch is just for the product. The cost for installation would be separate.

On MOTION by Dr. Sweeney seconded by Mr. Oliver with all in favor the proposal from First Coast Mulch totaling \$3,540 was approved.

## **3. Quotes for Pool Acid Wash and Tile Repairs**

Mr. Thomas presented a quote for an acid wash of the pool and repair of 10 tiles totaling \$2,870. The Board discussed wanting to hold off on draining the pool until after the busy season.

On MOTION by Dr. Sweeney seconded by Mr. Oliver with all in favor the proposal from Big Z Pools totaling \$2,870 was approved.

## **4. Quote for Veranda Bar and Counter**

Mr. Thomas presented a quote for refurbishing the veranda bar counter totaling \$780.

On MOTION by Dr. Sweeney seconded by Mr. Oliver with all in favor the quote from Prime Stone Restoration totaling \$780 was approved.

Mr. Diaz-Rodriguez asked about the status of the pool timer.

Mr. Thomas responded that he is in the process of rerunning the wiring.

## **5. Roof Cleaning**

Mr. Thomas presented a quote from Five Star Pressure Washing to soft wash the roof totaling \$1,600.

The Board discussed the need to resurface the tennis/pickleball courts in the future. Dr. Sweeney asked that a sign be posted warning against playing on the courts if they're wet. A reservation system was also discussed.

Mr. Oliver stated his preference for delaying washing the roof. Dr. Sweeney suggested delaying the project until the pool is also scheduled to be acid washed.

This item was tabled.

## **E. General Manager**

### **1. Report**

Ms. Hernandez gave the Board an overview of the General Manager's report, a copy of which was included in the agenda package.

### **2. Quote for Amenity Center Signs**

Ms. Hernandez presented a quote for four amenity rules signs. She noted the pool hours of operation are 8:00 a.m. to dusk, however the amenity rules are not specific and just state swimming is permitted during designated hours. She asked how the rules should be listed on the sign.

Ms. Gentry stated that she would relay what the health department permits without the special lighting for night swimming and that language can be used.

Mr. Laughlin recommended changing the hours for the amenity center of operation to say dawn to dusk.

The Board discussed other rules that may need to be addressed on the signs including no food on the pool deck and diapers in the pool. Ms. Gentry suggested highlighting key rules and then including the District's website on the sign where the rest of the rules can be accessed.

On MOTION by Dr. Sweeney seconded by Mr. Diaz-Rodriguez with all in favor the quote for four amenity rules signs was approved at an amount not to exceed \$1,000 subject to counsel confirming verbiage for pool hours.

**EIGHTH ORDER OF BUSINESS**

**Audience Comments / Supervisor’s Requests**

There being none, the next item followed.

**NINTH ORDER OF BUSINESS**

**Other Business**

There being no other business, the next item followed.

**TENTH ORDER OF BUSINESS**

**Financial Reports**

**A. Balance Sheet & Income Statement**

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

**B. Special Assessment Receipt Schedule**

A copy of the assessment receipts schedule showing the fiscal year 2023 assessments are 100% collected was included in the agenda package.

**C. Approval of Check Register**

A copy of the check register totaling \$140,740.66 was included in the agenda package.

Dr. Sweeney asked if anyone has tried to get the Comcast bill reduced and noted only one cable box is needed in the fitness center.

Mr. Laughlin asked onsite staff to work on that.

Mr. Thomas stated that the alarm system with Atlantic Security is no longer in use.

On MOTION by Dr. Sweeney seconded by Mr. Oliver with all in favor the check register was approved.

**ELEVENTH ORDER OF BUSINESS**

**Next Scheduled Meeting – September 20, 2023 at 6:00 p.m. at the University of North Florida, University Center, 12000 Alumni Drive, Room 1090, Jacksonville, Florida 32224**

**TWELFTH ORDER OF BUSINESS**

**Adjournment**

On MOTION by Mr. Diaz-Rodriguez seconded by Mr. Lawton with all in favor the meeting was adjourned.

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Secretary/Assistant Secretary

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Chairperson/Vice Chairperson

*FOURTH ORDER OF BUSINESS*





**WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT  
DISTRICT ENGINEER REQUEST FOR QUALIFICATIONS  
COMPETITIVE SELECTION CRITERIA**

**1) Ability and Adequacy of Professional Personnel** (Weight: 25 Points)

Consider the capabilities and experience of key personnel within the firm including certification, training, and education; affiliations and memberships with professional organizations; etc.

**2) Consultant's Past Performance** (Weight: 25 Points)

Past performance for other Community Development Districts in other contracts; amount of experience on similar projects; character, integrity, reputation of respondent; etc.

**3) Geographic Location** (Weight: 20 Points)

Consider the geographic location of the firm's headquarters, offices, and personnel in relation to the project.

**4) Willingness to Meet Time and Budget Requirements** (Weight: 15 Points)

Consider the consultant's ability and desire to meet time and budget requirements including rates, staffing levels and past performance on previous projects; etc.

**5) Certified Minority Business Enterprise** (Weight: 5 Points)

Consider whether the firm is a Certified Minority Business Enterprise. Award either all eligible points or none.

**6) Recent, Current and Projected Workloads** (Weight: 5 Points)

Consider the recent, current and projected workloads of the firm.

**7) Volume of Work Previously Awarded to Consultant by District** (Weight: 5 Points)

Consider the desire to diversify the firms that receive work from the District; etc.

*A.*

**WYNNFIELD LAKES  
COMMUNITY DEVELOPMENT DISTRICT  
DUVAL COUNTY, FL**

***Request for Qualifications  
for  
Engineering Services***



***Submitted By:***



- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

***September 7, 2023***



- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

September 7, 2023

Governmental Management Services, LLC  
475 West Town Place, Suite 114  
St. Augustine, FL 32092

Re: Response to RFQ for the Wynnfield Lakes CDD.

Board of Supervisors:

Yuro & Associates is excited for this opportunity to submit this request for qualifications to the Wynnfield Lakes Community Development District and become the District Engineer servicing this community. Yuro & Associates is an FDOT Certified Small Business with a tremendous amount of experience working with dozens of CDDs in a variety of roles.

The CDD Engineer designated for this project, Michael J. Yuro, a registered P.E., has over 30 years of experience in the engineering and development industry. Mike is the president and founder of Yuro & Associates and **will personally be involved in all efforts associated with this contract**. Mike's experience as a CDD engineer also includes Turnbull Creek CDD, St. Johns Forest CDD, Heron Isle CDD, Sampson Creek CDD at St. Johns Golf and Country Club and the Amelia Concourse CDD. Mike previously served as Director of Development for both Saint John's Golf and Country Club as well as the RiverTown community, therefore he understands the many different elements of a neighborhood better than most. This combination of experience as both CDD Engineer and Developer allows Yuro & Associates to bring a set of skills and knowledge that other engineering firms simply cannot match!

As Director of Development, Mike was responsible for overseeing more than \$75 million worth of infrastructure improvements on behalf of three different CDDs over a 4-year period including the construction of dozens of storm water ponds, roadways, parks, utilities and permitting efforts. In addition, Mike has also served as both a developer appointed CDD Board member, as well as a resident elected member, so he understands the need to be efficient and economical with his time while still ensuring the community is receiving outstanding service. Our involvement on all sides of a CDD will allow us to bring immediate value to this assignment because we realize the needs of a CDD and how critical it is to be proactive and efficient with our time. We also are very familiar and comfortable interacting with residents, agencies, developers and Board members. We provide outstanding communication skills as well as a common-sense approach to engineering design, always keeping the CDD bottom line a priority. In addition to engineering, we are also licensed to provide Professional Land Surveying to our list of services we provide, which will complement our Engineering efforts tremendously.



- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

Finally, our office is located **only 25 minutes** from the Wynnfield Lakes Community which will bring value to this contract as we will **efficiently** and **economically** address any challenges or issues that may arise. Our team has the experience, expertise and local knowledge to continue to bring value to your community.

Sincerely,

Michael J. Yuro, P.E.  
*President*

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- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

# SECTION 1

# QUALIFICATIONS

Yuro & Associates was established in 2008 and since that time our client base has continued to grow. We are proud of the fact that over 80% of our business is from repeat customers. Our clients keep coming back because of the outstanding service we provide time and time again.



**FLORIDA P.E. LICENSE #65247**



**FDOT PREQUALIFIED**

- 3.1 Minor Highway Design.
- 1.1 Traffic Engineering Studies.
- 7.1 Signing, Pavement Marking, and Channelization.
- 10.1 Roadway Construction Engineering Inspection.



**FDOT CERTIFIED SMALL BUSINESS**



**JEA QUALIFIED PROPOSERS LIST**

- WE7 Water, Sewer and Reclaimed Water pressurized pipe >24"
- WE8 Sewage Lift Station.
- WE9 Gravity sewer Pipe >8".
- WE14 Environmental Resource Permitting, Stormwater Permitting, and Wildlife Management.



**GSWCC EROSION CONTROL CERT DESIGN PROFESSIONAL**





- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

Yuro & Associates, LLC is highly qualified with relevant experience on assignments likely to be needed by the Wynnfield Lakes CDD. Our team has over 60 years of experience in areas such as Design, Permitting, Drainage Evaluations, Survey, Construction Management and General Engineering Consulting. We are currently the CDD Engineer for the Turnbull Creek CDD at Murabella, St. Johns Forest CDD, Amelia Concourse and Heron Isles CDD. In addition, Yuro & Associates also worked for over a dozen HOA's and CDD's in Duval County that include drainage evaluations, ADA consulting, preparation of engineering reports & design plans, construction supervision, evaluation of storm water facilities & roads (including erosion issues) and coordination with County and State agencies on behalf of these communities. We are also licensed to provide professional land surveying services which can be a great asset to the District.

These assignments, combined with our prior experience in the development industry make us the ideal candidate to become the Wynnfield Lakes CDD Engineer. We pride ourselves on providing outstanding service for all of our contracts, and the response we have received from residents and CDD Board members has been overwhelmingly positive.

**A: Ability and Adequacy of Professional Personnel**

The CDD engineer designated for this project, Michael J. Yuro, P.E., has over 30 years of experience in the engineering and development industry. Mike's experience includes five (5) years serving as the District Engineer for the Turnbull Creek CDD, as well as serving as the CDD Engineer for the St. Johns Forest CDD, Heron Isles CDD, Sampson Creek CDD at St. Johns Golf and Country Club and Amelia Concourse CDD. Mike also served as Director of Development for both St. Johns Golf & Country Club as well as the RiverTown community, therefore he understands the many different elements of a neighborhood better than most. Mike will use his knowledge of neighborhood infrastructure, easements, plats, and the distinction between the responsibilities of the CDD, HOA and individual resident lots to ensure that the CDD is receiving the services that you need and not paying for the responsibilities of others. Additionally, Mike has been a CDD Board member himself, and as such he has a thorough understanding of the needs and challenges that a CDD Board consistently faces. Mike Yuro will be the designated CDD Engineer for this assignment and will personally attend meetings, handle all coordination and direct all efforts associated with this contract.

Our past CDD efforts include developing site design plans & permitting them through the appropriate County, coordinating with SJRWMD on a variety of issues on behalf of CDDs as well as managing millions of dollars' worth of construction contracts (and often times value engineering the original engineering design during construction to save money for the CDD!) Assisting Mike will be Isaac Dougherty, E.I. Isaac has been very involved in our current CDD contracts and will be a valuable asset to ensure the needs of the Wynnfield Lakes CDD are always met.



- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

Additionally, Mike's experience includes not only design, but also construction of dozens of storm water ponds and miles of storm pipe and storm water infrastructure. We're very familiar with the common construction practices and understand neighborhood infrastructure better than most.

### **B: Certified Minority Business Enterprise**

Yuro & Associates is not a Certified *Minority* Business Enterprise; however, more and more agencies are moving towards fulfilling goals of **Certified Small Businesses**. We are proud to inform you that **Yuro & Associates, LLC is a FDOT Certified Small Business**.

### **C: Willingness to Meet Time and Budget Requirements**

We are committed to meeting all of your expectations, and as such, we will consistently strive to ***exceed*** your time and budget requirements. We have the experience and resources needed for this contract and we will commit whatever resources and time that is necessary to ensure that the needs of the Wynnfield Lakes CDD are met 100% of the time! Should the needs of the CDD be such that additional resources are required, we will adjust our staffing level as necessary and/or utilize specialized sub-contractors. We have built our reputation on delivering outstanding client service and look forward to having Wynnfield Lakes CDD on our list of satisfied clients!

### **D: Past Performance and Experience**

Yuro & Associates, LLC is the current engineer for the St. Johns Forest CDD, Heron Isles CDD, Turnbull Creek CDD and Amelia Concourse CDD. In addition, Yuro & Associates has served as the CDD Engineer and Operations Manager for Sampson Creek CDD at St. Johns Golf and Country Club and also provided on-call Engineering consulting services for numerous HOAs, including the Magnolia Point HOA, Marsh Landing HOA and Marsh Creek Country Club. Tasks completed for these communities include preparation of engineering reports & design plans, construction supervision, evaluation of stormwater facilities & roads and coordination with County and State agencies on behalf of the CDD. These assignments, combined with our prior experience in the Development industry, make us the ideal candidate for the Wynnfield Lakes CDD Engineering position. We pride ourselves on providing outstanding service for all of our contracts, and the response we have received from residents and CDD Board members has been overwhelmingly positive. In fact, the Vice Chairman of the Sampson Creek CDD had this to say:

*"...Mike is an intelligent and motivated individual who has impeccable attention to detail...Mike has reviewed all current service contracts and identified ways to reduce costs and strengthen the districts confidence in those providers...I highly recommend Yuro & Associates".*



- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

In addition to serving as the CDD Engineer for the CDDs mentioned above, we have also had a tremendous amount of experience working with other community CDDs & HOAs including: Wingfield Glen HOA, Tysons Landing CDD, Brighwater HOA, Vallini @ Glenn Kernan, St. Johns Forest HOA, Rose Creek Condo Association, Fleming Island CDD, Heritage Landing CDD, Julington Creek CDD, Two Creeks CDD, Sweetwater CDD, Montecito CDD, Pineridge Plantation CDD, Atlantic West (development for Lennar), Bainbridge CDD, Glen St. Johns CDD, Westland Oaks Development (for REDUS), Highland Glen HOA, Timber Creek HOA, Mill Creek HOA, Sawgrass Country Club HOA, Baypointe Condo Association & Marsh Landing HOA. We consider consulting with community associations to be our specialty!

Yuro & Associates also has a continuing contract for Engineering services from St. Johns County.

#### **E: Geographic Location of Office**

Yuro & Associates is located off of Highway 1, just east of I-95 and a mile south of CR 210, **only 25 minutes** from the Wynnfield Lakes community. This close proximity will provide for outstanding response time and availability to react to the needs of the CDD and respond promptly to any issue.

#### **F: Current and Projected Workload**

All of the neighborhoods where we are the current CDD Engineer are completely built out with their infrastructure, so while we are bringing value to these communities, it is on an as-needed basis. As such, Yuro & Associates, LLC has more than enough resources available to meet the needs of this project assignment. We are a growing firm that has office space to accommodate any adjustments in staffing. We will continuously monitor the workload associated with this contract to ensure that the needs of the CDD Board are always being met in a very timely manner.

#### **G: Volume of Work Previously Awarded by the District**

While Yuro & Associates has never been awarded work by the Wynnfield Lakes CDD, we have done a number of projects in Duval County that include drainage evaluation, road inspections, ADA Consulting and miscellaneous engineering services for a number of communities. Yuro & Associates has done work for several CDD's, HOA's and ADA Inspections for the following communities.

- Two Creek CDD (ADA Inspection)
- Bainbridge CDD (ADA Inspection)
- Tysons Landing CDD
- Julington Creek Plantation
- Marsh Landing Golf and Country Club
- Brighwater HOA
- Vallini @ Glenn Kernan
- Avery Park (Drainage study)



Ron DeSantis, Governor

Melanie S. Griffin, Secretary



**FBPE**  
FLORIDA BOARD OF  
PROFESSIONAL ENGINEERS

## STATE OF FLORIDA

### BOARD OF PROFESSIONAL ENGINEERS

THE PROFESSIONAL ENGINEER HEREIN IS LICENSED UNDER THE  
PROVISIONS OF CHAPTER 471, FLORIDA STATUTES

**YURO, MICHAEL J**

1001 MEADOW VIEW LANE  
ST. AUGUSTINE FL 32092

**LICENSE NUMBER: PE65247**

**EXPIRATION DATE: FEBRUARY 28, 2025**

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- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

# **SECTION 2**

# **KEY PERSONNEL**

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# MICHAEL J YURO, P.E.

Over 30 years of professional experience related to infrastructure improvements and real estate development, from design & permitting engineering plans to land use entitlements and construction management. Applies broad experience to consistently bring value to projects. Proven success in transportation design; career has progressed to include site/ civil design, utility design & permitting, environmental permitting, project management, client management and construction management.

## CONTACT

(904) 343 0929  
Myuro@mjyuro.com

## EDUCATION

B.S. Civil Engineering  
Technology, Georgia  
Southern University

B.S. Civil Engineering,  
University of North  
Florida

## AREAS OF EXPERTISE

- Engineering Services
- Permitting
- Project Management
- Construction Management
- Erosion Control / SWPPP
- ADA Consulting
- Development Services
- Feasibility / Due Diligence
- Utility Design / Coordination

## PROFESSIONAL REGISTRATION

- Professional Engineer: FL #65247, GA #26942, NJ #42888, PA #PE-050303 (inactive)
- FDEP- Qualified Stormwater Management Inspector: Inspector #19349
- GSWCC- Level II Certified Design Professional: Certification #61307

## PROFESSIONAL QUALIFICATIONS

- FDOT Prequalified in groups 3.1, 6.1 & 7.1
- JEA Qualified Proposer List (QPL) WE 7, WE8, WE9, WE14, WE17
- PL Registered Supplier
- Dale Carnegie - Leadership Training for Managers (9 - week course)
- Seton Hall University - Management of Change Module (72 hours)
- FCCJ - Project Management: A Primer (8 hrs.)
- FDOT - Project Management Module 1-4
- FDOT - Contract Estimates System (CES)
- FDOT - Utility Accommodation Manual Training
- IMSA - Certified Work Zone Safety Specialist
- FDEP - Stormwater Erosion and Sedimentation Control Inspector Training
- NPDES Training Institute



- Civil Engineering
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**Michael J. Yuro, P.E.**  
**CAREER SUMMARY**

Mike Yuro, the founder of Yuro & Associates, has over 30 years of professional experience related to infrastructure improvements and real estate development, from design & permitting engineering plans to land use entitlements and construction management. Mike has had proven success in transportation design, and his career has progressed to include site/civil design, utility design & permitting, environmental permitting, project management, client management and construction management. This broad experience has allowed him to consistently bring value as a CDD engineer for a variety of clients. Specific areas of expertise include:

- Engineering Services
- Construction Management
- Development Services
- Permitting
- Erosion Control /SWPPP
- Feasibility / Due Diligence
- Land Surveying
- Value Engineering
- Utility Design / Coordination

**EDUCATION & LICENSURE**

BS – Civil Engineering Technology, Georgia Southern University – Statesboro, GA  
BS – Civil Engineering, University of North Florida – Jacksonville, FL  
Professional Engineer: FLORIDA # 65247; GEORGIA # 26942; NEW JERSEY #42888

***FDOT CERTIFIED SMALL BUSINESS***

***FDEP – QUALIFIED STORM WATER MANAGEMENT INSPECTOR:*** INSPECTOR NO.19349

***GSWCC – LEVEL II CERTIFIED DESIGN PROFESSIONAL:*** CERTIFICATION NO. 61307

**WORK EXPERIENCE**

**YURO & ASSOCIATES, LLC**  
***President***

**2009 – PRESENT**

**Engineering Design & Consulting** – Serves as the CDD Engineer for the St. Johns Forest CDD, Heron Isles CDD and Amelia Concourse CDD. Served as the CDD Engineer for the Sampson Creek CDD from 2009 to 2016 and the Turnbull Creek CDD from 2015-2020. Serves as the on-call engineer for design & consulting issues for the Magnolia Point Golf & Country Club and has provided similar services for a number of other communities, HOAs & Condo Associations. Expertise includes infrastructure inspection, drainage evaluations, site design & general engineering consulting.

**Development Services** – Completed development related projects for clients such as Wells Fargo, Lennar Corp, Taylor Morrison and the Drapak Group. Projects have included due diligence reports, construction management, permit coordination as well as facilitating the release of construction bonds.



- Civil Engineering
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**Utility Design & Permitting** – Completed hundreds of projects for TECO Peoples Gas for the design, permitting & installation of approximately 50 miles of P.E. & Steel gas mains. Also designed the relocation of a 6” JEA water main as part of a FDOT 3R project in Jacksonville, FL.

**Construction Management** – Mike has utilized his experience as a design engineer as well as his years “in the field” as Director of Development to help ensure construction projects are completed in a quality manner. Construction projects that Mike has managed include roadway construction, utility installation, parking lot construction, commercial site development, construction of a go cart track, construction of 6 soccer fields as well as vertical construction of an amenity center.

**THE ST. JOE COMPANY – JACKSONVILLE, FLORIDA**

**2005 – 2009**

***Director of Development***

Directly responsible for all aspects of development in the North Florida Region from design & permitting through final construction. Managed the development of several communities, including St. Johns Golf & Country Club, which included 799 homesites, a golf course and clubhouse, amenity center, 4 lift stations and several miles of “offsite” roadway improvements for St. Johns County. Also managed the development of RiverTown, a 4,170 acre development in Northwest St. Johns County, Florida which includes 4,500 approved units, 500,000sf of commercial space, 3 school sites, a golf course, 7 neighborhood amenities and over 6 miles of off-site road construction.

- Managed over \$86M worth of construction contracts.
- Delivered over 400 completed lots in the first phase of construction.
- Coordinating with 5 different builders in a very tight “TND” neighborhood.
- Managed design, permitting & construction of more than 4 miles of main line “wet utilities” (water, FM, re-use).
- Coordination of dry utilities including power (FPL), gas (TECO), and communication (AT&T), including advanced relocation, as necessary.
- Coordinated design and construction of over 1-mile of overhead to underground conversion of power.
- Oversaw design & construction of 4 lift stations, including a “master triplex lift station” with 3-180hp pumps.
- Construction management of over 6 miles of 4-lane roadway improvements.
- Coordinated with FDOT on design of over 1-mile of State Road improvements including 2 roundabouts.
- Managed the construction of a 4 field baseball complex complete with stadium style seating & concession bldg.
- Value Engineered neighborhood & roadway design plans which resulted in over \$3M in savings.





- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

**TRANSSYSTEMS CORPORATION – JACKSONVILLE, FLORIDA                      2004 – 2005**

***Design Team Leader***

Presided over the transportation operations in North Florida. Responsible for supervising and directing the civil design staff, project management, client management, marketing and strategic planning. Also served as Project Manager for municipal clients as well as land development clients. Utility design & coordination on the following:

- McDuff Avenue roadway & utility improvements in Jacksonville, FL
  - Very urban area requiring extensive utility coordination and advance relocation services.
- Crystal Springs Road improvements in Jacksonville, FL
- South Francis Road in St. Johns County, FL

**EDWARDS AND KELCEY – JACKSONVILLE, FLORIDA                      1994 – 2004**

***Vice President/Client Manager***

Served as supervisor of several design teams in addition to assuming the duties of Vice President and Client Manager for several of the largest clients for the Jacksonville office. Responsibilities included establishing priorities for several design groups, procurement of work from numerous clients, project management and supervision.

- Provided design oversight and Value Engineering.
- Responsible for the design, production and ultimate client satisfaction of well over \$30M worth of infrastructure improvements.
- Responsibilities included Constructability reviews; QC review; utility design & relocation coordination, transportation design, commercial site development; and land development
- Utility design coordination and advanced relocation services for numerous projects, including:
  - SR 100 4-lane improvements in Bunnell, FL
  - Lenox Avenue 3-lane improvements in Jacksonville, FL



# ISAAC DOUGHERTY E.I.

## Civil Engineer

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### EXPERIENCE

Total- 3 years

With current firm- 2 years

### EDUCATION

B.A. Science -  
Engineering,  
University of North  
Florida

#### Skills:

- Civil Site Plan
- Utility Coordination
- Stormwater Mngt

### RELEVANT PROJECTS

LIGHTHOUSE DRIVE- ST.AUGUSTINE- 2022

- Forcemain Design- project to install forcemain to switch from septic to city sewer. Design included 470' of forcemain

ST JOHNS FOREST CDD (2021-present)

- Stormwater Inspections as needed

TECO PEOPLES GAS (2021-present)

- Right-Of-Way Utility Planning

ST JOHNS GOLF & COUNTRY CLUB (2022-present)

- Site Improvements- Project involving grading plans, storm water management, sidewalk facilities, new sanitary sewer and water service extension.

Garden Woods Gas Main Replacement

- Gas Main improvements over 22,000 LF
- Permitting

Turnbull Creek CDD (2021-present)

- Stormwater Inspections
- Pavement Evaluation
- Pond Bank Inspections

# STAFFING AND ORGANIZATION

## ENGINEERING SERVICES



- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

Wynnfield Lakes CDD  
Board of Supervisors

**YURO & ASSOCIATES, LLC**  
Michael J. Yuro, P.E.  
*President and Project Manager*

**Gary Yuro, PLS**  
Land Surveying

**Susannah Gordon**  
Business Development

**Jimmy Scaggs**  
Design/ CADD Support

**Isaac Dougherty, E.I.**  
Design/ Assistant PM

**Dan Murman**  
Design/ CADD Support



# Section 3 Standard Form 330



- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting



# ARCHITECT - ENGINEER QUALIFICATIONS

## PART I - CONTRACT-SPECIFIC QUALIFICATIONS

### A. CONTRACT INFORMATION

1. TITLE AND LOCATION (City and State)

**Wynnfield Lakes CDD**

2. PUBLIC NOTICE DATE

3. SOLICITATION OR PROJECT NUMBER

**RFQ for Engineering Services**

### B. ARCHITECT-ENGINEER POINT OF CONTACT

4. NAME AND TITLE

**Michael J. Yuro, P.E., President**

5. NAME OF FIRM

**Yuro & Associates, LLC**

6. TELEPHONE NUMBER

**(904) 342-5199**

7. FAX NUMBER

8. E-MAIL ADDRESS

**myuro@mjyuro.com**

### C. PROPOSED TEAM

*(Complete this section for the prime contractor and all key subcontractors.)*

a.	(Check)			9. FIRM NAME	10. ADDRESS	11. ROLE IN THIS CONTRACT
	PRIME	J-V PARTNER	SUBCONTRACTOR			
<b>X</b>				<b>Yuro &amp; Associates, LLC</b>	<b>145 Hilden Road Unit 108 Ponte Vedra, FL 32081</b>	<b>Engineering Services</b>
			<input type="checkbox"/>	CHECK IF BRANCH OFFICE		
c.			<input type="checkbox"/>			
d.			<input type="checkbox"/>	CHECK IF BRANCH OFFICE		
e.			<input type="checkbox"/>	CHECK IF BRANCH OFFICE		
f.			<input type="checkbox"/>	CHECK IF BRANCH OFFICE		

### D. ORGANIZATIONAL CHART OF PROPOSED TEAM

(Attached)

**E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT**

*(Complete one Section E for each key person.)*

12. NAME <b>Michael J. Yuro, P.E.</b>	13. ROLE IN THIS CONTRACT <b>District Engineer</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>30</b>	b. WITH CURRENT FIRM <b>14</b>

15 FIRM NAME AND LOCATION *(City and State)*  
**Yuro & Associates, LLC                      Ponte Vedra, FL 32081**

16. EDUCATION <i>(DEGREE AND SPECIALIZATION)</i> <b>Georgia Southern University</b> - Bachelor of Science, Civil Engineering Technology (1991) <b>University of North Florida</b> - Bachelor of Science, Civil Engineering (2006)	17. CURRENT PROFESSIONAL REGISTRATION <i>(STATE AND DISCIPLINE)</i> <b>Florida - P.E. #65247</b> <b>Georgia - P.E. #026942</b> <b>New Jersey - P.E. #42888</b> <b>Pennsylvania - P.E. #050302 (inactive)</b>
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18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, Etc.)*  
**FDEP - Qualified Stormwater Management Inspector (Inspector #19349)**  
**GSWCC Certified Inspector**

**19. RELEVANT PROJECTS**

a.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>CDD Engineer - Turnbull Creek    St. Johns County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>2015-current</b>	CONSTRUCTION <i>(If applicable)</i>
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Currently the CDD Engineer with a contract for continuing engineering services that may be necessary for the community. Typical assignments include preparing engineering reports, design plans, specifications for roadway and landscape improvements, as well as park and other recreation improvements.</b>	<input checked="" type="checkbox"/> Check if project performed with current firm	
b.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>CDD Engineer - Sampson Creek CDD    St. Johns County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>2010-2016</b>	CONSTRUCTION <i>(If applicable)</i>
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>CDD Engineer with a contract for continuing engineering services that may be necessary for the community. Typical assignments include preparing engineering reports, design plans, specifications for roadway and landscape improvements, as well as park and other recreation improvements.</b>	<input checked="" type="checkbox"/> Check if project performed with current firm	
c.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>CDD Engineer - St. Johns Forest CDD    St. Johns County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>current</b>	CONSTRUCTION <i>(If applicable)</i>
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Currently the CDD Engineer with a contract for continuing engineering services that may be necessary for the community. Typical assignments include preparing engineering reports, design plans, specifications for roadway and landscape improvements, as well as park and other recreation improvements.</b>	<input checked="" type="checkbox"/> Check if project performed with current firm	
d.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Amelia Concourse CDD    Nassau County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>current</b>	CONSTRUCTION <i>(If applicable)</i>
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Currently the CDD Engineer with a contract for continuing engineering services that may be necessary for the community. Typical assignments include preparing engineering reports, design plans, specifications for roadway and landscape improvements, as well as park and other recreation improvements.</b>	<input checked="" type="checkbox"/> Check if project performed with current firm	
e.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Heron Isles CDD                      Yulee, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>current</b>	CONSTRUCTION <i>(If applicable)</i>
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Currently the CDD Engineer with a contract for continuing engineering services that may be necessary for the community. Typical assignments include preparing engineering reports, design plans, specifications for roadway and landscape improvements, as well as park and other recreation improvements.</b>	<input type="checkbox"/> Check if project performed with current firm	

### E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT

*(Complete one Section E for each key person.)*

12. NAME <b>Susannah Gordon</b>	13. ROLE IN THIS CONTRACT <b>Business Development Manager</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>2</b>	b. WITH CURRENT FIRM <b>1</b>
15. FIRM NAME AND LOCATION <i>(City and State)</i> <b>Yuro &amp; Associates, LLC      Ponte Vedra, FL 32081</b>			
16. EDUCATION <i>(DEGREE AND SPECIALIZATION)</i> <b>Colorado State University</b>		17. CURRENT PROFESSIONAL REGISTRATION <i>(STATE AND DISCIPLINE)</i>	
18. OTHER PROFESSIONAL QUALIFICATIONS <i>(Publications, Organizations, Training, Awards, Etc.)</i>			

### 19. RELEVANT PROJECTS

	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Amelia Councourse CDD      Nassau County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>Current</b>	CONSTRUCTION <i>(If applicable)</i>
a.	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Provide support for contract maintenance and project research, as necessary</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
	(1) TITLE AND LOCATION <i>(City and State)</i> <b>St. Johns Forest CDD      St. Johns County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>Current</b>	CONSTRUCTION <i>(If applicable)</i>
b.	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Provide support for contract maintenance and project research, as necessary</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Teco Peoples Gas      Throughout FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>current</b>	CONSTRUCTION <i>(If applicable)</i>
c.	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Provide support for contract maintenance and project research, as necessary</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Heron Isles      Yulee, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>current</b>	CONSTRUCTION <i>(If applicable)</i>
d.	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Provide support for contract maintenance and project research, as necessary</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm

**E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT**

*(Complete one Section E for each key person.)*

12. NAME <b>Dan Murman</b>	13. ROLE IN THIS CONTRACT <b>Design / CADD Operator</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>4</b>	B. WITH CURRENT FIRM <b>4</b>

15. FIRM NAME AND LOCATION *(City and State)*  
**Yuro & Associates, LLC                      Ponte Vedra, FL 32081**

16. EDUCATION <i>(DEGREE AND SPECIALIZATION)</i> <b>University of South Florida</b> <b>- Bachelor of Science in Electrical Engineering (1993)</b>	17. CURRENT PROFESSIONAL REGISTRATION <i>(STATE AND DISCIPLINE)</i>
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18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, Etc.)*

**19. RELEVANT PROJECTS**

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	<b>Turnbull Creek CDD                      St. Johns County, FL</b>	<b>2018-2020</b>	
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>CADD Design as needed</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
b.	<b>St. Johns Forest CDD                      St. Johns County, FL</b>	<b>current</b>	
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>CADD Design as needed</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
c.	<b>Amelia Concourse CDD                      Nassau County, FL</b>	<b>current</b>	
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>CADD Design as needed</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
d.	<b>TECO Peoples Gas                      Throughout FL</b>	<b>current</b>	
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>CADD Design as needed</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
e.	<b>Heron Isles CDD                      Yulee, FL</b>	<b>Present</b>	
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>CADD Design as needed</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm



**E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT**

*(Complete one Section E for each key person.)*

12. NAME <b>Isaac Dougherty, E.I.</b>	13. ROLE IN THIS CONTRACT <b>Design / CADD Operator</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>2</b>	B. WITH CURRENT FIRM <b>2</b>
15. FIRM NAME AND LOCATION <i>(City and State)</i> <b>Yuro &amp; Associates, LLC                      Ponte Vedra, FL 32081</b>			
16. EDUCATION <i>(DEGREE AND SPECIALIZATION)</i> <b>UNF</b>		17. CURRENT PROFESSIONAL REGISTRATION <i>(STATE AND DISCIPLINE)</i>	
18. OTHER PROFESSIONAL QUALIFICATIONS <i>(Publications, Organizations, Training, Awards, Etc.)</i>			

**19. RELEVANT PROJECTS**

	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Amelia Concourse CDD      Nassau County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>current</b>	CONSTRUCTION <i>(If applicable)</i>
<b>a.</b>	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Stormwater Inspections and As-Built Certification</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
	(1) TITLE AND LOCATION <i>(City and State)</i> <b>St. Johns Forest CDD                      St. Johns County, FL</b>	(2) YEAR COMPLETED	
		<b>current</b>	
<b>b.</b>	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Drainage Evaluations, Stormwater Inspections and Roadway Evaluations</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
	(1) TITLE AND LOCATION <i>(City and State)</i> <b>TECO Peoples Gas</b>	(2) YEAR COMPLETED	
		<b>current</b>	
<b>c.</b>	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Project Management, Permit Coordination and Gas Main Design</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
	(1) TITLE AND LOCATION <i>(City and State)</i> <b>St. Johns Golf &amp; Country Club                      St. Johns County, FL</b>	(2) YEAR COMPLETED	
		<b>current</b>	
<b>d.</b>	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Water and Sewer Desing and Site Grading for Driving Range Improvements</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Heron Isles CDD                                      Yulee, FL</b>	(2) YEAR COMPLETED	
		<b>current</b>	
<b>e.</b>	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Infrastructure Inspections (Sidewalk, Curb, Roads)</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm

**E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT**

*(Complete one Section E for each key person.)*

12. NAME <b>Jimmy Scaggs</b>	13. ROLE IN THIS CONTRACT <b>Design / CADD Operator</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>2</b>	B. WITH CURRENT FIRM <b>2</b>

15. FIRM NAME AND LOCATION *(City and State)*  
**Yuro & Associates, LLC                      Ponte Vedra, FL 32081**

16. EDUCATION <i>(DEGREE AND SPECIALIZATION)</i> <b>University of Texas</b>	17. CURRENT PROFESSIONAL REGISTRATION <i>(STATE AND DISCIPLINE)</i>
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18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, Etc.)*

**19. RELEVANT PROJECTS**

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	<b>Amelia Concourse CDD                      Nassau County, FL</b>	<b>current</b>	
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>CADD Design as needed</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
b.	<b>St. Johns Forest CDD    St. Johns County, FL</b>	<b>current</b>	
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>CADD Design as needed</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
c.	<b>TECO Peoples Gas</b>	<b>current</b>	
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>CADD Design as needed</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
d.	<b>Heron Isles CDD    Yulee, FL</b>	<b>Present</b>	
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>CADD Design as needed</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm

**E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT**

*(Complete one Section E for each key person.)*

12. NAME <b>Gary P. Yuro, PLS</b>	13. ROLE IN THIS CONTRACT <b>Professional Land Surveying</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>22</b>	B. WITH CURRENT FIRM <b>8</b>

15 FIRM NAME AND LOCATION *(City and State)*  
**Yuro & Associates, LLC** **St. Augustine, FL 32092**

16. EDUCATION <i>(DEGREE AND SPECIALIZATION)</i> <b>East Stroudsburg University</b> <b>- Bachelor of Science (1993)</b>	17. CURRENT PROFESSIONAL REGISTRATION <i>(STATE AND DISCIPLINE)</i> <b>New Jersey - Professional Land Surveyor</b>
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18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, Etc.)*

**19. RELEVANT PROJECTS**

a.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Sampson Creek CDD</b> <b>St. Johns County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>2015</b>	CONSTRUCTION <i>(If applicable)</i>
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Cadd design &amp; topographic services for the site design of a new fitness room expansion for the Sampson Creek CDD at St. Johns Golf &amp; Country Club</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
b.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Magnolia Point HOA</b> <b>Clay County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>2010-2014</b>	CONSTRUCTION <i>(If applicable)</i>
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Cadd design &amp; base map development for numerous drainage and infrastructure projects for the Magnolia Point HOA</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
c.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>St. Johns Forest</b> <b>St. Johns County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>2011</b>	CONSTRUCTION <i>(If applicable)</i>
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Site Inspection and evaluation of construction bond requirements. Project resulted in the reduction of tree bonds held by the County by \$25,000.</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
d.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>TECO Peoples Gas</b> <b>St. Johns County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>2010-2014</b>	CONSTRUCTION <i>(If applicable)</i>
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Cadd design &amp; plans production for numerous gas main installation projects throughout Florida, including along CR 210 &amp; Greenbriar Road.</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm
e.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Sawgrass Country Club - Restroom Renovations</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>2014</b>	CONSTRUCTION <i>(If applicable)</i>
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Cadd design and plans production of 2 new restrooms for the Sawgrass Country Club. The restrooms were being renovated as part of the overall golf course renovations and full plans &amp; permitting with St. Johns County was required.</b>	<input checked="" type="checkbox"/>	Check if project performed with current firm

<b>F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT</b> (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project. )	20. EXAMPLE PROJECT KEY NUMBER  <b>1</b>
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21. TITLE AND LOCATION <i>(City and State)</i>  <b>CDD Engineer</b> <b>Yulee, FL</b>	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES <b>current</b>	CONSTRUCTION (If applicable)

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER <b>Heron Isles CDD</b>	b. POINT OF CONTACT NAME <b>Daniel Laughlin</b>	c. POINT OF CONTACT TELEPHONE NUMBER <b>904-940-5850</b>

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

**Current CDD Engineer for the Heron Isles CDD providing continuing engineering services for a variety of work authorizations, including preparing engineering studies and reports, facility inspections, drainage evaluation, traffic evaluation and civil engineering designs.**



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

a. (1) FIRM NAME <b>Yuro &amp; Associates, LLC</b>	(2) FIRM LOCATION <i>(City and State)</i> <b>Ponte Vedra, FL</b>	(3) ROLE <b>CDD Engineer</b>
b. (1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
c. (1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
d. (1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
e. (1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE

<b>F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT</b> (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)	20 EXAMPLE PROJECT KEY NUMBER  <b>2</b>
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21. TITLE AND LOCATION <i>(City and State)</i>		22. YEAR COMPLETED	
<b>CDD Engineer</b>	<b>St. Johns County, FL</b>	PROFESSIONAL SERVICES <b>2022-current</b>	CONSTRUCTION (if applicable)

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER <b>Turnbull Creek CDD</b>	b. POINT OF CONTACT NAME <b>Carol Brown</b>	c. POINT OF CONTACT TELEPHONE NUMBER <b>(904) 436-6270</b>
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24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

**Previous CDD Engineer for the Turnbull Creek CDD @ Murabella providing continuing engineering services for a variety of work authorizations, including preparing engineering studies and reports, facility inspections, drainage evaluation, traffic evaluation and civil engineering designs. Our major design task to Dave has been the inspector, evaluation and preparing design plans for the phase 2 pond bank reconstruction project. This effort is necessary due to failing pond banks throughout the community. Previously, Yuro & Associates completed the 1-year warranty inspection for the phase 1 pond bank repair effort.**



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

a.	(1) FIRM NAME <b>Yuro &amp; Associates, LLC</b>	(2) FIRM LOCATION <i>(City and State)</i> <b>Ponte Vedra, FL</b>	(3) ROLE <b>CDD Engineer</b>
b.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
c.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
d.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
e.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE

<b>F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT</b> (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)	20. EXAMPLE PROJECT KEY NUMBER  <b>3</b>
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<b>CDD Engineer</b> <b>St. Johns County, FL</b>	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES <b>2010 - 2016</b>	CONSTRUCTION (If applicable)

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER <b>Sampson Creek CDD</b>	b. POINT OF CONTACT NAME <b>Steve Sharpe (former board member)</b>	c. POINT OF CONTACT TELEPHONE NUMBER <b>(904) 887-4839</b>
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24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

**CDD Engineer for the Sampson Creek CDD @ St. Johns Golf & Country Club providing continuing engineering services for a variety of work authorizations, including preparing engineering studies and reports, facility inspections, drainage evaluation, traffic evaluation and civil engineering designs. In addition, we have coordinated with the SJRWMD and the previous developer to help facilitate the transfer of permits into the CDD for the operation phase of the permits, including evaluating and resolving conservation easement issues. Also coordinated with St. Johns County on behalf of the CDD for the improvements to CR 210 which included widening the existing 4-lane road to 6-lanes in front of this community. We reviewed design plans to ensure the Sampson Creek CDD is not harmed by the improvements and also assisted with the permitting coordination for the County during the expansion of the front entry pond at SJGCC.**



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

a. (1) FIRM NAME <b>Yuro &amp; Associates, LLC</b>	(2) FIRM LOCATION (City and State) <b>Ponte Vedra, FL</b>	(3) ROLE <b>CDD Engineer</b>
b. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
c. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
d. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
e. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE

<b>F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT</b> (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)	20. EXAMPLE PROJECT KEY NUMBER  <b>4</b>
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21. TITLE AND LOCATION ( <i>City and State</i> )  <b>CDD Engineer                      St. Johns County, FL</b>	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES <b>2010 - Present</b>	CONSTRUCTION (If applicable)

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER <b>St. Johns Forest CDD</b>	b. POINT OF CONTACT NAME <b>Ms. Janice Davis (CDD Manager)</b>	c. POINT OF CONTACT TELEPHONE NUMBER <b>(904) 940-6400</b>
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24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (*Include scope, size, and cost*)

**Current CDD Engineer for the St. Johns Forest CDD, providing continuing engineering services for a variety of work authorizations, including preparing engineering studies and reports, facility inspections, drainage evaluation, traffic evaluation and civil engineering designs. In addition, we have coordinated with St. Johns County on behalf of the development to evaluate and consolidate all outstanding bonds, an effort that resulted in over \$250k in savings. Also coordinated with St. Johns County on behalf of the CDD for improvements to CR 210 which included widening the existing 4-lane road to 6-lanes in front of this community. We also reviewed design plans and the proposed R/W acquisition agreement from the County to ensure the St. Johns Forest CDD is not harmed by the improvements.**



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

a. (1) FIRM NAME <b>Yuro &amp; Associates, LLC</b>	(2) FIRM LOCATION ( <i>City and State</i> ) <b>Ponte Vedra, FL</b>	(3) ROLE <b>CDD Engineer</b>
b. (1) FIRM NAME	(2) FIRM LOCATION ( <i>City and State</i> )	(3) ROLE
c. (1) FIRM NAME	(2) FIRM LOCATION ( <i>City and State</i> )	(3) ROLE
d. (1) FIRM NAME	(2) FIRM LOCATION ( <i>City and State</i> )	(3) ROLE
e. (1) FIRM NAME	(2) FIRM LOCATION ( <i>City and State</i> )	(3) ROLE

<b>F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT</b> (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project. )	20. EXAMPLE PROJECT KEY NUMBER  <p style="text-align: center;"><b>5</b></p>
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21. TITLE AND LOCATION <i>(City and State)</i>  <p style="text-align: center;"><b>RiverTown St. Johns County, FL</b></p>	22. YEAR COMPLETED	
	PROFESSIONAL SERVICES <p style="text-align: center;"><b>2005 - 2009</b></p>	CONSTRUCTION (If applicable) <p style="text-align: center;"><b>2006 - 2009</b></p>

<b>23. PROJECT OWNER'S INFORMATION</b>		
a. PROJECT OWNER <p style="text-align: center;"><b>Main Street CDD</b></p>	b. POINT OF CONTACT NAME <p style="text-align: center;"><b>Mr. Bill Petkoski</b></p>	c. POINT OF CONTACT TELEPHONE NUMBER <p style="text-align: center;"><b>(904) 347-6925</b></p>

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT *(Include scope, size, and cost)*

Mike Yuro was the Director of Development and acting Construction Manager for the Main Street CDD for the design and development improvements at RiverTown, a 4,170 acre DRI in northwest St. Johns County. During Mike's time on this project, he oversaw the final design and permitting of all phase 1 design documents as well as approximately \$70 million worth of infrastructure construction for this project. Elements constructed in phase 1 included approximately 500 lots (over 225 platted), more than 6 miles of wet utility lines (water, sewer & re-use), along with 4 lift stations. Coordination of dry utilities was also part of the initial phase of construction, which included converting over a mile of overhead power lines to underground, along with gas, cable & phone.

Additional responsibilities during the first phase of construction also included managing the entire 4,170 acre property, including coordination with adjacent land owners, the resident hunt club along with continued coordination of timber operations on the property.

Mike was also responsible for supervising the team of design consultants and contractors, including the CDD Engineer. This effort included construction inspection, reviewing and approving pay requests, publishing RFP's, and evaluating bids on behalf of the CDD.



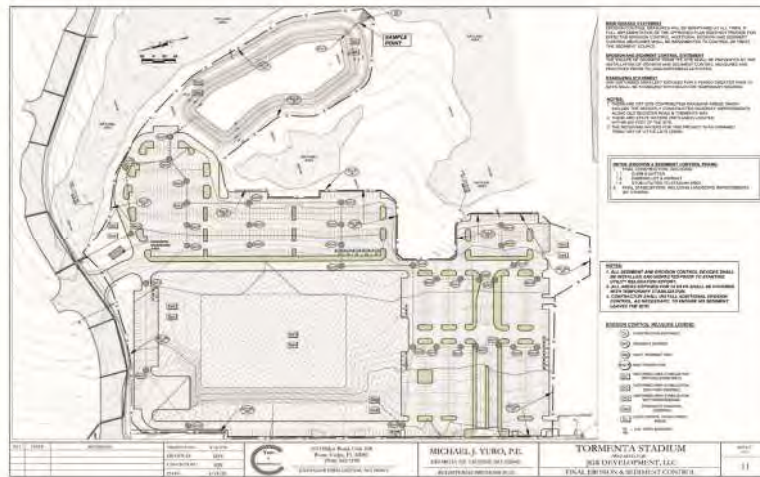
**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

a.	(1) FIRM NAME <b>Yuro &amp; Associates, LLC</b>	(2) FIRM LOCATION <i>(City and State)</i> <b>Ponte Vedra, FL</b>	(3) ROLE <b>Director of Development</b>
b.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
c.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
d.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE
e.	(1) FIRM NAME	(2) FIRM LOCATION <i>(City and State)</i>	(3) ROLE



<b>F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT</b> (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)		20. EXAMPLE PROJECT KEY NUMBER  <b>6</b>
21. TITLE AND LOCATION ( <i>City and State</i> )  <b>Tormenta Stadium</b> <b>Statesboro, GA</b>		22. YEAR COMPLETED PROFESSIONAL SERVICES <b>2019-2021</b> CONSTRUCTION (if applicable)
<b>23. PROJECT OWNER'S INFORMATION</b>		
a. PROJECT OWNER <b>BVT Enterprises, Inc.</b>	b. POINT OF CONTACT NAME <b>Mr. Darin Van Tassell</b>	c. POINT OF CONTACT TELEPHONE NUMBER <b>(912) 687-2526</b>
24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT ( <i>Include scope, size, and cost</i> )		

**Yuro & Associates is the design engineer for this 22 acre site development that includes a 5000 seat soccer stadium associated parking and a 3 acre regional pond that also accounts for adjacent commercial development & road construction. Michael J. Yuro, P.E. is also assisting and consulting on the overall development & planning of the surrounding 100+ acres which will include commercial, retail, grocery & residential.**



<b>25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT</b>			
a.	(1) FIRM NAME <b>Yuro &amp; Associates, LLC</b>	(2) FIRM LOCATION ( <i>City and State</i> ) <b>Ponte Vedra, FL</b>	(3) ROLE <b>Site Design &amp; Land Planning</b>
b.	(1) FIRM NAME	(2) FIRM LOCATION ( <i>City and State</i> )	(3) ROLE
c.	(1) FIRM NAME	(2) FIRM LOCATION ( <i>City and State</i> )	(3) ROLE
d.	(1) FIRM NAME	(2) FIRM LOCATION ( <i>City and State</i> )	(3) ROLE
e.	(1) FIRM NAME	(2) FIRM LOCATION ( <i>City and State</i> )	(3) ROLE

<b>F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT</b> (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)		20. EXAMPLE PROJECT KEY NUMBER  <b>7</b>
21. TITLE AND LOCATION ( <i>City and State</i> )  <b>Utility Design &amp; Permitting</b>		22. YEAR COMPLETED PROFESSIONAL SERVICES <b>2011-present</b>
		CONSTRUCTION (if applicable)
<b>23. PROJECT OWNER'S INFORMATION</b>		
a. PROJECT OWNER  <b>TECO Peoples Gas</b>	b. POINT OF CONTACT NAME  <b>Jerrod Carter</b>	c. POINT OF CONTACT TELEPHONE NUMBER  <b>904-443-7355</b>
24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT ( <i>Include scope, size, and cost</i> )		

**Provides utility design and coordination for gas main installations throughout Florida, from South Miami Beach to North Jacksonville. Have designed well over 100 miles worth of plastic and steel gas mains along with hundreds of new gas service connections and numerous railroad crossings. This assignment includes permitting with dozens of agencies including FDOT, FDEP, water management districts, cities, counties, railroads, and special districts.**

<b>25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT</b>		
a. (1) FIRM NAME <b>Yuro &amp; Associates</b>	(2) FIRM LOCATION ( <i>City and State</i> ) <b>Ponte Vedra, FL</b>	(3) ROLE <b>Design &amp; Utility Coordination</b>
b. (1) FIRM NAME	(2) FIRM LOCATION ( <i>City and State</i> )	(3) ROLE
c. (1) FIRM NAME	(2) FIRM LOCATION ( <i>City and State</i> )	(3) ROLE
d. (1) FIRM NAME	(2) FIRM LOCATION ( <i>City and State</i> )	(3) ROLE
e. (1) FIRM NAME	(2) FIRM LOCATION ( <i>City and State</i> )	(3) ROLE

<b>F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT</b> (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)	20. EXAMPLE PROJECT KEY NUMBER  <b>8</b>
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<b>St. Johns Golf &amp; Country Club</b>	<b>St. Johns County, FL</b>	22. YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>2005 - 2006</b>	CONSTRUCTION (If applicable) <b>2005 - 2006</b>

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER <b>Sampson Creek CDD</b>	b. POINT OF CONTACT NAME <b>Mr. Doug Maier</b>	c. POINT OF CONTACT TELEPHONE NUMBER <b>(904) 759-1395</b>
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24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

**799 unit PUD in Northwest St. Johns County. This approximate \$20 million improvement includes the development of 799 single family lots and associated infrastructure including roads, drainage improvements, wet utilities (water, sewer, forcemain) and dry utilities (gas, cable, tv & underground electric). Also included with this project was the construction of an 18 hole championship golf course, club house, and coordinated landscape throughout the neighborhood. Amenity features constructed with this project include a swim club, lap pool & recreation pool with water slide feature, fitness room, tennis courts, basketball courts, soccer field and playground.**

**Responsibilities included overseeing the final three phases of construction, including utility & roadway construction, lot fill & stormwater improvements. Additionally, Mike assisted with the turn over of control for both the CDD and HOA, from developer controlled to resident controlled boards. The final elements of this project included getting all bonds released by St. Johns County as well as conducting a final inspection of the property with the CDD staff in order to facilitate the turn over from the developer to the residents.**



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

a. (1) FIRM NAME <b>Yuro &amp; Associates, LLC</b>	(2) FIRM LOCATION (City and State) <b>Ponte Vedra, FL</b>	(3) ROLE <b>Director of Development</b>
b. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
c. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
d. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
e. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE

<b>F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT</b> (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project. )	20. EXAMPLE PROJECT KEY NUMBER  <b>9</b>
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<b>RiverTown Fields</b>	<b>St. Johns County, FL</b>	22. YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>2008</b>	CONSTRUCTION (If applicable) <b>2008</b>

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER <b>Main Street CDD</b>	b. POINT OF CONTACT NAME <b>Mr. Bill Petkoski</b>	c. POINT OF CONTACT TELEPHONE NUMBER <b>(904) 347-6925</b>
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24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

Recreational Park consisting of \$4.6 million worth of improvements. Included in this project are 4 championship caliber youth baseball fields with all associated elements (bull pens, patting cages, dugouts, scoreboard, etc.). A state of the art concession building surrounding a "stadium" field make this one of the most unique ballparks in N.E. Florida.

Other improvements included with this project include a 1/2 mile entry road with gate, parking lot, box culvert crossing over sensitive wetland and the relocation of a 36" specimen Oak Tree.

Mike Yuro was Director of Development and acting Construction Manager for the Main Street CDD during the construction of this project, and as such he was ultimately responsible for the final delivery of this first class amenity. He personally Value Engineered the entry road design to save approximately \$500,000 in construction cost!



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

a. (1) FIRM NAME <b>Yuro &amp; Associates, LLC</b>	(2) FIRM LOCATION (City and State) <b>Ponte Vedra, FL</b>	(3) ROLE <b>Director of Development</b>
b. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
c. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
d. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
e. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE

<b>F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT</b> (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project. )	20. EXAMPLE PROJECT KEY NUMBER  <b>10</b>
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<b>"The Clubhouse"</b>	<b>Statesboro, Georgia</b>	22. YEAR COMPLETED	
		PROFESSIONAL SERVICES <b>2009</b>	CONSTRUCTION (If applicable) <b>2010</b>

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER <b>BVT Enterprises, Inc.</b>	b. POINT OF CONTACT NAME <b>Mr. Darin Van Tassell</b>	c. POINT OF CONTACT TELEPHONE NUMBER <b>(912) 687-2526</b>
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24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

40,000sf expansion to the existing "Hackers" Golf Park facility. The existing facility includes a 27 acre driving range, putt-putt course and batting cages along with a clubhouse and associated parking & lighting requirements. Yuro & Associates designed every aspect of this original \$3 million facility.

The \$8 million expansion to include "The Clubhouse" will add a 40,000sf indoor family entertainment facility with associated parking and drainage requirements. Yuro & Associates, LLC provided Value Engineering (V.E.) services for this expansion which resulted in a savings of approximately 40% on the Civil Site construction effort. This savings prompted the owner, Darin Van Tassell to say:

*"Yuro & Associates performed a Value Engineering (V.E.) review that identified savings in excess of \$136k for our civil design drawings alone - an almost 40% savings on our original estimate!... We would strongly recommend the services of Yuro & Associates, LLC to anyone developing a new project or looking for cost saving measures for a project already underway. We would have been foolish to have done otherwise."*



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

a. (1) FIRM NAME <b>Yuro &amp; Associates, LLC</b>	(2) FIRM LOCATION (City and State) <b>Ponte Vedra, FL</b>	(3) ROLE <b>Design &amp; Value Engineering</b>
b. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
c. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
d. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE
e. (1) FIRM NAME	(2) FIRM LOCATION (City and State)	(3) ROLE

**G. KEY PERSONNEL PARTICIPATION IN EXAMPLE PROJECTS**

26. NAMES OF KEY PERSONNEL (From Section E, Block 12)	27. ROLE IN THIS CONTRACT (From Section E, Block 13)	28. EXAMPLE PROJECTS LISTED IN SECTION F (Fill in "Example Projects Key" section below before completing table. Place "X" under project key number for participation in same or similar role)										
		1	2	3	4	5	6	7	8	9	10	
<b>Michael J. Yuro, P.E.</b>	<b>District Engineer</b>	X	X	X	X	X	X	X	X	X	X	X
Dan Murman	CADD Designer	X	X	X				X	X			X
Susannah Gordon	Business Development Manager	X	X	X				X	X			
Jimmy Scaggs	CADD Designer			X				X				
Isaac Dougherty, E.I.	CADD Designer		X	X	X			X				X
Gary P. Yuro	Professional Surveyor	X	X						X			X

**29. EXAMPLE PROJECTS KEY**

NO.	TITLE OF EXAMPLE PROJECT (FROM SECTION F)	NO.	TITLE OF EXAMPLE PROJECT (FROM SECTION F)
1	<b>Heron Isles</b>	6	<b>Tormenta Stadium</b>
2	<b>CDD Engineer - Turnbull Creek</b>	7	<b>TECO Peoples Gas</b>
3	<b>CDD Engineer - Sampson Creek CDD</b>	8	<b>St. Johns Golf &amp; Country Club</b>
4	<b>CDD Engineer - St. Johns Forest CDD</b>	9	<b>RiverTown Fields</b>
5	<b>RiverTown</b>	10	<b>The Clubhouse</b>

**H. ADDITIONAL INFORMATION**

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED

The skill set and experiences outlined in this proposal demonstrate that we are a perfect fit for the responsibilities listed in your RFP. We are the current Engineer for the St. Johns Forest CDD, Heron Isles CDD, Turnbull Creek CDD and Amelia Concourse CDD. Not only have we provided valuable services for these Districts, we have also received overwhelming support and positive feedback from both the residents and CDD Board. A brief listing of the benefits that we bring to this project includes:

- Licensed Professional Engineer with over 30 years of experience.
- CDD Engineer for the Turnbull Creek CDD (at Murabella), the St. Johns Forest CDD, Heron Isles CDD, Amelia Concourse CDD and the Sampson Creek CDD (at SJGCC)
- Engineering Services for the Magnolia Point HOA, Marsh Creek Country Club, Marsh Landing HOA and many others.
- Served as Operations Manager for the Sampson Creek CDD at SJGCC; responsibilities include overseeing vendor contracts & maintenance of all District infrastructure, as well as advising and working with the CDD Board as necessary
- Experience as Director of Development for RiverTown, a 4,170 acre DRI in northwest St. Johns County; responsible for over \$75 million worth of infrastructure improvements in past 4 years
- Experience as Director of Development for St. Johns Golf & Country Club, a 799 unit development in northwest St. Johns County.
- Assisted in formation of 2 CDDs for RiverTown (Main Street & Rivers Edge)
- Assisted with turn-over of CDD from developer to resident controlled board (@ SJGCC)
- Served on CDD as developer appointed representative
- Served as Chairman of CDD as resident elected Board member

In summary, Mike Yuro and staff has spent the last 22 years working for and with CDDs in northeast Florida in just about every capacity imaginable, from design engineer, to developer, to Board member to management consultant. This experience makes Yuro & Associates the perfect choice to handle the responsibilities associated with this contract as we are confident that we will bring immediate value to the Wynnfield Lakes Community Development District.

**I. AUTHORIZED REPRESENTATIVE**

The foregoing is a statement of facts.

31. SIGNATURE:



32. DATE

**September 7, 2023**

33. NAME AND TITLE

**Michael J. Yuro, P.E., *President***

**ARCHITECT – ENGINEER  
QUALIFICATIONS**

1. SOLICITATION NUMBER (if any)

**PART II – GENERAL QUALIFICATIONS**

*(if a firm has branch offices, complete for each specific branch office seeking work.)*

2a. FIRM (OR BRANCH OFFICE) NAME <b>Yuro &amp; Associates, LLC</b>		3. YEAR ESTABLISHED <b>2008</b>	4. DUNS NUMBER
2b. STREET <b>145 Hilden Road, Unit 108</b>		5. OWNERSHIP	
2c. CITY <b>Ponte Vedra</b>	2d. STATE <b>FL</b>	2e. ZIP CODE <b>32081</b>	2. TYPE <b>LLC</b>
6a. POINT OF CONTACT NAME AND TITLE <b>Michael J. Yuro, P.E., President</b>		b. SMALL BUSINESS STATUS <b>Small Business</b>	
6b. TELEPHONE NUMBER <b>(904) 342-5199</b>	6c. E-MAIL ADDRESS <b>myuro@mjyuro.com</b>		7. NAME OF FIRM (if block 2a is a branch office)
8a. FORMER FIRM NAME(S) (if any)		8b. YR. ESTABLISHED	8c. DUNS NUMBER

9. EMPLOYEES BY DISCIPLINE			10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS			
2. Function Code	b. Discipline	c. No. of Employees		a. Profile Code	b. Experience	c. Revenue Index Number (see below)
		(1) FIRM	(2) BRANCH			
2	Administrative	2		C14	Conservation & Resource Mngmt	1
8	CADD Technician	3		C15	Construction Management	1
12	Civil Engineer	1		C18	Cost Estimating	1
15	Construction Inspector	1		D04	Design-Build	2
16	Construction Manager	1		H11	Housing	1
38	Land Surveyor	1		P05	Planning - Community	1
				P06	Planning - Site	2
				R04	Recreation Facilities	1
				S10	Flood Plain Study	1
				S13	Storm Water Facilities	1
				T03	Traffic & Transportation	1
				Z01	Zoning	1
	Other Employees					
	<b>Total</b>	<b>8</b>				

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS <i>(Insert revenue index number shown at right)</i>		PROFESSIONAL SERVICES REVENUE INDEX NUMBER			
a. Federal work	<b>1</b>	1. Less than \$100,000	6. \$2 million to less than \$5 million	7. \$5 million to less than \$10 million	8. \$10 million to less than \$25 million
b. Non-Federal Work	<b>3</b>	2. \$100,000 to less than \$250,000	9. \$25 million to less than \$50 million	10. \$50 million or greater	
c. Total Work	<b>4</b>	3. \$250,000 to less than \$500,000			
		4. \$500,000 to less than \$1 million			
		5. \$1 million to less than \$2 million			

**12. AUTHORIZED REPRESENTATIVE**

The foregoing is a statement of facts.

a. SIGNATURE 	b. DATE <b>September 7, 2023</b>
---	-------------------------------------

c. NAME AND TITLE  
**Michael J. Yuro, P.E., President**



# SECTION 4

# CLIENT

# REFERENCES

---



- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

In addition to the letter of references included in this section, we welcome the committee to contact any of the references listed here. They will be able to provide testimony to the high quality of worked provided by Yuro & Associates.

#### **Amelia Concourse & Heron Isles CDDs**

Daniel Laughlin  
CDD Manager  
(904) 940-5850 ext. 401

#### **Sampson Creek CDD**

Mr. Steve Sharpe  
Former CDD Board Member  
(904) 887-4839

#### **St. Johns Forest CDD**

Ms. Janice Davis  
CDD Manager  
(904) 940-6400

#### **BVT Enterprises, Inc.**

Mr. Darin Van Tassell  
President  
(912) 687-2526

#### **Turnbull Creek CDD**

Ms. Carol Brown  
CDD Manager  
(904) 436-6270 ext. 4631



- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

# SECTION 5

# INSURANCE

---



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

09/21/2022

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

**IMPORTANT:** If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> Norman Insurance Advisors 798 North Ponce de Leon Blvd.  St. Augustine FL 32084	<b>CONTACT NAME:</b> Andy Norman <b>PHONE (A/C, No, Ext):</b> (904) 819-5949 <b>E-MAIL ADDRESS:</b> admin@normaninsuranceadvisors.com	<b>FAX (A/C, No):</b> (904) 819-5951
	<b>INSURER(S) AFFORDING COVERAGE</b>	
<b>INSURED</b> (904) 810-9857 Yuro and Associates LLC & Yuro Properties LLC  145 Hilden Road, Suite 108  Ponte Vedra FL 32081	<b>INSURER A:</b> Associated Industries Insuranc	<b>NAIC #</b> 23140
	<b>INSURER B:</b> Main Street America Protection	<b>NAIC #</b> 13026
	<b>INSURER C:</b> Lloyds	
	<b>INSURER D:</b>	
	<b>INSURER E:</b>	
	<b>INSURER F:</b>	

**COVERAGES**

CERTIFICATE NUMBER: Cert ID 21455

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
B	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR  GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:			BPG2739G	08/29/2022	08/29/2023	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 500,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$
B	<b>AUTOMOBILE LIABILITY</b> <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input checked="" type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input checked="" type="checkbox"/> NON-OWNED AUTOS ONLY			BPG2739G	08/29/2022	08/29/2023	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
	<b>UMBRELLA LIAB</b> <input type="checkbox"/> OCCUR <b>EXCESS LIAB</b> <input type="checkbox"/> CLAIMS-MADE DED <input type="checkbox"/> RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$ \$
A	<b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N <input type="checkbox"/>	N/A	AWC1181613	05/14/2022	05/14/2023	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
C	E&O - Architects & Engine			ANE110411822	09/03/2022	09/03/2023	Each Claim \$ 1,000,000 Aggregate Limit \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

**CERTIFICATE HOLDER****CANCELLATION**

Amelia Concourse Community Development District

 475 West Town Place  
 Suite 114  
 St Augustine FL 32092

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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- Civil Engineering
- Land Surveying & Mapping
- Permitting
- ADA Consulting

# SECTION 6

# BUSINESS ETHICS

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Yuro & Associates has never been investigated and our ethical conduct has never been questioned for as long as the company has been in existence. We hold ethical business practices in the highest regard.

*B.*

SEPTEMBER 7, 2023  
ORIGINAL



**MATTHEWS** | **DCCM**

## **Solicitation: Wynnfield Lakes Community Development District**

---

GOVERNMENTAL MANAGEMENT SERVICES, LLC

September 7, 2023

Wynnfield Lakes Community Development District  
Governmental Management Services, LLC  
475 West Town Place, Suite 114  
St. Augustine, FL 32092

RE: Request for Qualifications - Professional Engineering Services

Dear Members of the District Selection Committee,

**Wynnfield Lakes CDD** values creative, site-specific solutions; an attentive and responsive team that follows through and keeps you informed, and understands how to deliver your project efficiently and effectively giving you peace of mind that your projects are our top priority so you can concentrate on your top priorities.

**Matthews | DCCM** understands that local infrastructure is essential to business, schools, families, and the economy. We are dedicated to improving this community through projects just like this because it is our community, too. Established in 2005, our team has been helping counties throughout Florida solve their challenges in site/civil, transportation, planning, landscape architecture, architecture, surveying, utility infrastructure, land development, and construction administration and inspection services.

Our team will be led by **Alex Acree, PE**, as Project Manager for this contract. He will be the primary point-of-contact that will be overseeing the attendance of District meetings, construction services, and other engineering tasks. Our firm has extensive experience working with CDDs. Matthews | DCCM has been the District Engineering or prime engineering consultant for other CDDs, HOAs, POAs, and master planned communities.

#### WHY MATTHEWS | DCCM

- » **Full Service:** Our range of services results in efficiencies and increased cost-effectiveness.
- » **Available Depth of Staff:** With ~50 professionals local to the project, we can provide you with the right team to serve the specific needs of this project.
- » **Proactive and Responsive:** Our team is attentive and responsive - returning calls and emails within 24 hours and providing you with updates to keep you informed of project status.
- » **This is Our Home:** We have extensive resumes of completed projects working to support the growth of our local communities.
- » **Collaborative:** Communication and client experience are important, which is why we balance stakeholder concerns and requirements with the functional needs of the project/client.
- » **On-Time/On Budget:** We actively seek ways to complete every project ahead of schedule and under budget.
- » **No Cookie Cutter:** We provide customized solutions for the unique engineering constraints of the NE Florida coast.
- » **Quality:** We have detailed QA/QC processes to ensure the highest quality.

As President of Matthews | DCCM and Principal-in-Charge for this contract, I take responsibility for the oversight and delivery of the projects issued under this contract, and fully commit the firm's resources to work order assignments.

This proposal outlines our approach to your request. We appreciate the opportunity to help you achieve your goals. If you need more information or definition, please feel free to give me a call at any time at 904-826-1334. We are eager to solve your challenges and ask for your confidence by awarding us this project.

Respectfully,

**Matthews | DCCM**



Rob A. Matthews III, PE  
President

**ARCHITECT - ENGINEER QUALIFICATIONS  
PART I - CONTRACT-SPECIFIC QUALIFICATIONS**

**A. CONTRACT INFORMATION**

1. TITLE AND LOCATION (City and State)

**RFQ for Professional Engineering Services, Wynnfield Lakes CDD**

2. PUBLIC NOTICE DATE

**August 2023**

3. SOLICITATION OR PROJECT NUMBER

**N/A**

**B. ARCHITECT-ENGINEER POINT OF CONTACT**

4. NAME AND TITLE

**Rob A. Matthews III, PE, President**

5. NAME OF FIRM

**Matthews Design Group, LLC. Db a Matthews | DCCM**

6. TELEPHONE NUMBER

**(904) 826-1334**

7. FAX NUMBER

**(904) 826-4547**

8. E-MAIL ADDRESS

**rob@mdginc.com**

**C. PROPOSED TEAM (Complete this section for the prime contractor and all key subcontractors.)**

	(Check)				9. FIRM NAME	10. ADDRESS	11. ROLE IN THIS CONTRACT
	PRIME	J-V	PARTNER	SUBCON-TRACTOR			
a.	<input checked="" type="checkbox"/>				<b>Matthews   DCCM</b> <input type="checkbox"/> CHECK IF BRANCH OFFICE	7 Waldo St. St. Augustine, FL 32084	Civil Engineering, Planning, Permitting, Construction Administration and CEI
b.					<b>Matthews   DCCM</b> <input checked="" type="checkbox"/> CHECK IF BRANCH OFFICE	6621 Southpoint Drive N #300, Jacksonville, FL 32216	Civil Engineering, Planning, Permitting, Construction Administration, Landscape Architecture, Architecure
c.					<input type="checkbox"/> CHECK IF BRANCH OFFICE		
d.					<input type="checkbox"/> CHECK IF BRANCH OFFICE		
e.					<input type="checkbox"/> CHECK IF BRANCH OFFICE		
f.					<input type="checkbox"/> CHECK IF BRANCH OFFICE		
g.					<input type="checkbox"/> CHECK IF BRANCH OFFICE		
h.					<input type="checkbox"/> CHECK IF BRANCH OFFICE		

**D. ORGANIZATIONAL CHART OF PROPOSED TEAM**

(Attached on following page)





**E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT**  
 (Complete one Section E for each key person.)

12. NAME <b>Alex Acree, PE</b>	13. ROLE IN THIS CONTRACT <b>Land Development Lead/Civil Engineer</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>18</b>	b. WITH CURRENT FIRM <b>7</b>

15. FIRM NAME AND LOCATION (City and State)  
**Matthews | DCCM, St. Augustine, FL**

16. EDUCATION (DEGREE AND SPECIALIZATION)  
**BS, Civil Engineering**

17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE)  
**Florida – Professional Engineer**

18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)  
 Alex Acree has worked in northeast Florida and southern Georgia for the past 18 years. His experience consists of a wide variety of projects ranging from large master planned residential subdivisions to small commercial facilities. His expertise includes analysis and design of stormwater management systems, watershed analysis, and pond siting analysis and reports for municipal projects as well as private land development projects. Alex is also skilled in providing construction administration services for projects that he designs and manages. Activities have included conducting pre-construction meetings with engineers, owners, developers, and contractors; preparation of construction documents, specifications and bid packages; bidding assistance; review of shop drawings; and post design services. He provides quality project management services, and successfully leads his team of engineers from project conception through design, permitting, construction, inspections, and certifications for multiple development projects. Affiliations, training, and certifications include:

- |  |                                     |
|--|-------------------------------------|
| University of North Florida Construction Management Advisory Board | Florida Engineering Society         |
| Northeast Florida Builders Association                             | American Society of Civil Engineers |

**19. RELEVANT PROJECTS**

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>Sampson Creek CDD, District Engineer, St. Johns County, FL</b>	Ongoing	N/A
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>Project Manager.</b> As District Engineer, Matthews   DCCM provides ongoing professional engineering services, which have included drainage analysis and improvement designs, roadway maintenance/pavement assessments and recommendations for improvements. Scope of work has also included upgrades to the development’s Aquatic Center and hardscape improvements as well as landscape architecture services for the complete renovation of existing landscaped areas for the Golf and Country Club Amenity Center.		
b.	<b>Stillwater CDD, District Engineer, St. Johns County, FL</b>	Ongoing	N/A
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>Project Manager.</b> As District Engineer, Matthews   DCCM provides ongoing professional engineering services, which have included wastewater and stormwater needs, phase 1A infrastructure dedication, and golf cart signage plans. Scope of work has also included attending meetings/hearings, monitoring projects, general engineering consulting, and preparation of reports and requisitions.		
c.	<b>World Golf Village, HOA, Pond Evaluations, St. Johns County, FL</b>	2020	N/A
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>Project Manager.</b> Provided professional engineering services associated with approximately 45 stormwater management facilities. Each stormwater management facility/pond was observed, and a report generated that detailed the condition of slopes, overflow control structures, orifices, weirs, skimmers, pipe inflows and outflows, overgrown vegetation, identification of any invasive exotic plants for removal, erosion, and overall condition of each stormwater management facility/pond dry or wet. The report stated if the stormwater management facility is in general compliance with the permitted condition and note any repairs and pond remediation that should take place to bring the facility back into compliance. The report also noted any preventative maintenance that should be addressed to prevent future maintenance. Each report was filed, numbered, and cataloged in accordance with the St. Johns Northwest Master Association master SWMF system and signed and sealed by a licensed professional engineer in the state of Florida.		

d.	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
	<b>South Village CDD, Orange Park, FL</b>	PROFESSIONAL SERVICES Ongoing	CONSTRUCTION <i>(If applicable)</i> N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE	<input checked="" type="checkbox"/> Check if project performed with current firm	
	<p><b>Project Manager.</b> Matthews   DCCM is providing ongoing engineering services as the District Engineer for pond bank reconstruction for the South Village CDD. Our role encompasses an initial needs analysis, detailing associated facilities, projected resident counts, service areas, costs, remaining facility life, and financial plans. Additionally, our public facilities report outlined existing and upcoming facilities, financing strategies, replacement schedules, completion timelines, and projected capacities and demands. This comprehensive approach ensures a well-informed evaluation and appraisal process in compliance with relevant regulations.</p>		
e.	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
	<b>Arbors at Valencia, St. Augustine, FL</b>	PROFESSIONAL SERVICES 2019	CONSTRUCTION <i>(If applicable)</i> 2019
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE	<input checked="" type="checkbox"/> Check if project performed with current firm	
	<p><b>Project Manager.</b> Provided professional engineering services for a new subdivision to include 200 single-family home sites. Scope of services included site planning, re-zoning assistance, construction plans detailing site, paving, grading and drainage plans, utility plans, parking lot addition, construction administration and certifications, bid assistance, permitting with St. Johns County Utility Department, FDOT, and FDEP.</p>		

**E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT**  
 (Complete one Section E for each key person.)

12. NAME <b>Rob A. Matthews III, PE</b>	13. ROLE IN THIS CONTRACT <b>Principal-in-Charge/Civil Engineer</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>27</b>	b. WITH CURRENT FIRM <b>18</b>

15. FIRM NAME AND LOCATION (City and State)  
**Matthews | DCCM, St. Augustine, FL**

16. EDUCATION (DEGREE AND SPECIALIZATION) <b>BS, Civil Engineering MS, Civil Engineering</b>	17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE) <b>Florida – Professional Engineer South Carolina – Professional Engineer</b>
---	---

18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)  
 Rob Matthews has many years of experience in all phases of land development, minor roadway engineering, and environmental regulatory permitting. Rob has been involved with thousands of projects over the past 18 years with Matthews | DCCM and previous eight years working for other companies. Rob’s understanding of engineering, design, and project management ensures our clients are receiving the highest quality services. He has provided technical guidance and regulatory compliance for CDBG work, roadway projects, and all phases of site/land development engineering and environmental and regulatory permitting. His expertise includes planning, managing, designing, and inspecting land development and municipal civil engineering projects; utility infrastructure design; stormwater modeling and master planning; roadway design; environmental impact studies and mitigation; site development; and all aspects of permitting and rezoning requirements for the successful completion of projects. As president of Matthews | DCCM, Rob is responsible for resource allocation and schedule commitments. He will closely monitor projects and will coordinate with the client’s project manager and Matthews | DCCM project managers to ensure project efforts stay on schedule, and project plans and documents provided are accurate and prepared to the client’s satisfaction. Affiliations, training and certifications include:

Certified FDEP Stormwater, Erosion and Sedimentation Control Inspector  
 American Society of Highway Engineers  
 St. Johns County Economic Development Council  
 The Arc of the St. Johns, Board of Directors  
 Gator Bowl Committee, Member  
 National Society of Professional Engineers  
 Creekside High School Engineering Academy, Advisory Board

American Society of Civil Engineers  
 Florida Engineering Society  
 Flagler Hospital, Board of Directors  
 Flagler County Chamber of Commerce  
 Volusia County Association for Responsible Development  
 Jacksonville Business Journal - 40 Under 40 Award

**19. RELEVANT PROJECTS**

a.	(1) TITLE AND LOCATION (City and State) <b>Sampson Creek CDD, District Engineer, St. Johns County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES Ongoing	CONSTRUCTION (If applicable) N/A
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>Principal-in-Charge.</b> As District Engineer, Matthews   DCCM provides ongoing professional engineering services, which have included drainage analysis and improvement designs, roadway maintenance/pavement assessments and recommendations for improvements. Scope of work has also included upgrades to the development’s Aquatic Center and hardscape improvements as well as landscape architecture services for the complete renovation of existing landscaped areas for the Golf and Country Club Amenity Center.		
b.	(1) TITLE AND LOCATION (City and State) <b>Julington Creek Plantation POA, Continuing Engineering Services St. Johns County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES Ongoing	CONSTRUCTION (If applicable) Ongoing
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>Principal-in-Charge.</b> Providing complete oversight of project components as specified in the continuing service contract for this large subdivision located in NW St. Johns County. Project scope has included evaluations of roadway pavement condition, redesign of curbing, traffic study evaluation, and evaluation of drainage issues.		
c.	(1) TITLE AND LOCATION (City and State) <b>Cimarrone POA Master Drainage System Study, St. Augustine, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES 2015	CONSTRUCTION (If applicable) N/A
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>Principal-in-Charge.</b> Providing complete oversight of project components as specified in the continuing service contract for this large subdivision located on CR 210 in St. Johns County. Project scope has included an evaluation of the master drainage plan for the subdivision to make recommendations and resolve problem areas.		

d.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Plantation Estates POA Road &amp; Stormwater Evaluation St. Johns County, FL</b>	(2) YEAR COMPLETED			
		<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="text-align: center;">PROFESSIONAL SERVICES</td> <td style="text-align: center;">CONSTRUCTION <i>(if applicable)</i></td> </tr> <tr> <td style="text-align: center;">2018</td> <td style="text-align: center;">N/A</td> </tr> </table>	PROFESSIONAL SERVICES	CONSTRUCTION <i>(if applicable)</i>	2018
PROFESSIONAL SERVICES	CONSTRUCTION <i>(if applicable)</i>				
2018	N/A				
	<input checked="" type="checkbox"/> Check if project performed with current firm				
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Principal-in-Charge.</b> Under a continuing service contract for engineering services, Matthews   DCCM provided assessments and remediation for drainage systems and roadway pavement conditions for this gated community of single-family homes.				
e.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Olympus Reserve CDD, District Engineer, Lake County, FL</b>	(2) YEAR COMPLETED			
		<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="text-align: center;">PROFESSIONAL SERVICES</td> <td style="text-align: center;">CONSTRUCTION <i>(if applicable)</i></td> </tr> <tr> <td style="text-align: center;">Ongoing</td> <td style="text-align: center;">N/A</td> </tr> </table>	PROFESSIONAL SERVICES	CONSTRUCTION <i>(if applicable)</i>	Ongoing
PROFESSIONAL SERVICES	CONSTRUCTION <i>(if applicable)</i>				
Ongoing	N/A				
	<input checked="" type="checkbox"/> Check if project performed with current firm				
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>Principal-in-Charge.</b> Matthews   DCCM is providing ongoing professional engineering services, to provide engineering, surveying, planning, landscaping, construction administration, environmental management, and permitting, financial and economic studies for the purpose of financing, constructing, acquiring and/or maintaining infrastructure improvement and services within the District.				

**E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT**  
 (Complete one Section E for each key person.)

12. NAME <b>Billy Almaguer, PE</b>	13. ROLE IN THIS CONTRACT <b>QA/QC Manager/Civil Engineer</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>25</b>	b. WITH CURRENT FIRM <b>7</b>

15. FIRM NAME AND LOCATION (City and State)  
**Matthews | DCCM, St. Augustine, FL**

16. EDUCATION (DEGREE AND SPECIALIZATION) <b>BS, Civil Engineering</b> <b>MS, Civil Engineering</b>	17. CURRENT PROFESSIONAL REGISTRATION (STATE AND DISCIPLINE) <b>Florida – Professional Engineer</b>
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18. OTHER PROFESSIONAL QUALIFICATIONS (Publications, Organizations, Training, Awards, etc.)  
 Billy Almaguer is a seasoned professional engineer with years of experience in all aspects of civil site design, regulatory permitting processes, stormwater modeling, and recreational and drainage facility design. He has specialized in wetland and nutrient load modeling and stormwater master planning. Billy has provided engineering design services for a variety of projects, including highways, beach re-nourishment, mitigation bank creation, FEMA Hazard Mitigation Grant Program (HMGP) and Community Development Block Grant (CDBG) projects, drainage, and stormwater masterplans for many large municipalities, as well as educational facilities, residential, commercial, and industrial developments. He also has experience with providing construction administration services which include conducting pre-construction meetings with engineers, owners, developers, and contractors, as well as the preparation of bid documents and bidding assistance. Billy’s expertise in the creating, planning, and implementation of quality control systems ensures that each project receives a detailed and thorough review, thus providing for a quality product meeting the client’s needs. He will take responsibility for the review of all engineering and design work. His specialty training includes:

NPDES Permitting      Florida Stormwater Erosion and Sedimentation Control Inspection      AdICPR Modeling

**19. RELEVANT PROJECTS**

	(1) TITLE AND LOCATION (City and State)	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION (If applicable)
a.	<b>Home Again St. Johns, St. Augustine, FL</b>	2018	2018
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>QC Manager/Project Engineer.</b> Provided civil engineering and site design for this large campus, which includes multiple buildings. Final buildout included an administration building, medical facility, and five low-income housing buildings totaling approximately 100 units. Site design included driveway and parking lot design, stormwater management facilities design, utility design, and landscaping. Permitted with the County, FDOT, FDEP and SJRWMD.		
b.	<b>Cypress Trail Subdivision, Volusia County, FL</b>	2018	2020
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>QC Manager/Project Engineer.</b> Provided engineering design services to permit and construct the Cypress Trail subdivision. Scope included development of a concept site plan, construction plans, and permitting services. The subdivision (rezoned PUD) will include 48 home sites, a half-mile road, two stormwater ponds and infrastructure, and water and sewer utilities.		
c.	<b>Seaside Charter School, Jacksonville, FL</b>	2018	2018
	(3) BRIEF DESCRIPTION (Brief scope, size, cost, etc.) AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>QA/QC Manager/Drainage Engineer.</b> Matthews   DCCM provided civil engineering, design and permitting services for a new school campus to be located on Mayport Road in Jacksonville, FL. The campus includes four buildings (totaling 35,600 SF), “tot lot” playground area, central gathering area, and various infrastructure improvements. Separate ingress and egress driveways were designed along Mayport Road to allow for a looped internal roadway to accommodate maximum stacking for drop off and pick-up times. An extensive sidewalk network was designed for easy and safe pedestrian access. Utility connections and stormwater design were also included in the design of this project. One challenge faced during design was that the site was in a flood plain adjacent to a tidally influenced creek. Extensive drainage, floodway, and compensatory storage calculations were prepared to ensure safety for the site and adjacent properties. Construction administration services were also provided.		

d.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Anastasia Mosquito Control District, St. Augustine, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES 2020	CONSTRUCTION <i>(If applicable)</i> 2022
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>QA/QC Manager.</b> Matthews   DCCM provided conceptual site design and full civil engineering for the new Anastasia Mosquito Control District (AMCD) base station. Project scope included utility design, stormwater design, construction administration, and permitting with St. Johns County, SJRWMD, and FDEP. Phase 1 of the project includes an office, classroom, building maintenance facility, chemical storage facility, and fueling site. Phase 2, which is nearing construction completion, includes a student housing facility, multiple laboratory facilities, two greenhouses, environmentally controlled poultry facility for rearing disease sentinels, a heliport with associated hanger and fueling facility.	<input checked="" type="checkbox"/> Check if project performed with current firm	
e.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>St. Johns County Fire Station &amp; Sherriff's Office Complex, St. Augustine, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES 2019	CONSTRUCTION <i>(If applicable)</i> 2019
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <b>QA/QC Manager/Project Engineer.</b> Matthews   DCCM provided civil engineering site design for this nearly 23,000 SF fire station with four bay doors, which holds six fire apparatus. This new building located at 3370 U.S. 1 South houses a southeast command center for the St. Johns County Sheriff's Office in St. Augustine. The facility also includes a three-story drill tower and fitness room. This combination fire station and Sheriff's Office replaces Stations 5 and 11 in south St. Johns County. The scope of work included site plan depicting site layout, roadways, traffic signal design, buildings, and site improvements, a demolition plan, utility plan, construction details accompanying the plan sets, and a Stormwater Pollution Prevention Plan (SWPPP). Matthews   DCCM also secured regulatory permits with St. Johns County, SJRWMD, FDEP, and FDOT.	<input checked="" type="checkbox"/> Check if project performed with current firm	

**E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT**

*(Complete one Section E for each key person.)*

12. NAME <b>Scott A. Knowles, PE, LEED AP</b>	13. ROLE IN THIS CONTRACT <b>Utility Coordinator/Civil Engineer</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>28</b>	b. WITH CURRENT FIRM <b>16</b>

15. FIRM NAME AND LOCATION <i>(City and State)</i> <b>Matthews   DCCM, St. Augustine, Florida</b>
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16. EDUCATION <i>(DEGREE AND SPECIALIZATION)</i> <b>BS, Agricultural Engineering</b>	17. CURRENT PROFESSIONAL REGISTRATION <i>(STATE AND DISCIPLINE)</i> <b>Florida – Professional Engineer</b>
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18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

Scott Knowles has extensive experience in all phases of land development engineering, including site and roadway design, stormwater modeling and drainage design, utility engineering and coordination, and regulatory permitting. He has provided project management for an eclectic mix of projects that included services like those required for this RSQ such as drainage design improvements and stormwater management facilities, roadway and intersection design, multiuse paths/trails, master planning, site plans, conditional uses, land use plan amendments, plats, rezoning, grant administration, and support services. Additionally, Scott had project management responsibility for the CDBG projects in St. Augustine and St. Johns County, as well as for FEMA HMGP Wastewater Plant and Wastewater Treatment facilities project in Putnam County. He is extremely proficient in the design of drainage structures and stormwater management systems as well as grant applications and submissions. He has engineered and permitted a wide variety of projects, including roads, drainage systems and sidewalks, large residential subdivisions, large shopping centers, commercial office buildings, mining sites, ponds, schools and churches, and recreational facilities. His vast expertise in all areas of civil engineering and the construction industry has also fortified his skills on best constructibility and biddability design methods. He is highly skilled in construction administration services including conducting pre-construction meetings and the preparation of bid documents and bidding assistance. Rounding out his engineering expertise, Scott has specialized experience in Geographic Information System (GIS) databases, and in pump and power systems design for sanitary and stormwater lift stations. Affiliations, training and certifications include:

- |   |   |
|---|---|
| LEED Accredited Professional                              | Certified FDEP Stormwater, Erosion and Sedimentation Control Instructor |
| American Society of Agricultural and Biological Engineers | Certified FDEP Stormwater, Erosion and Sedimentation Control Inspector  |

**19. RELEVANT PROJECTS**

(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
	PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
<b>World Golf Village, HOA, Pond Evaluations, St. Johns County, FL</b>	2020	N/A
(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>a. Project Engineer.</b> Provided professional engineering services associated with approximately 45 stormwater management facilities. Each stormwater management facility/pond was observed, and a report generated that detailed the condition of slopes, overflow control structures, orifices, weirs, skimmers, pipe inflows and outflows, overgrown vegetation, identification of any invasive exotic plants for removal, erosion, and overall condition of each stormwater management facility/pond dry or wet. The report stated if the stormwater management facility is in general compliance with the permitted condition and note any repairs and pond remediation that should take place to bring the facility back into compliance. The report also noted any preventative maintenance that should be addressed to prevent future maintenance. Each report was filed, numbered, and cataloged in accordance with the St. Johns Northwest Master Association master SWMF system and signed and sealed by a licensed professional engineer in the state of Florida.		
<b>Queen’s Harbour Yacht &amp; Country Club, HOA Drainage Assessments, St. Johns County, FL</b>	2020	N/A
(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>b. Project Engineer.</b> Matthews   DCCM was retained to provide professional engineering services for an engineering assessment of the Queen’s Harbour neighborhood stormwater drainage system. The assessment covered over 20 ponds, stormwater inlets, pipes, manholes, and outfalls. A written assessment of the stormwater management system included a master map of drainage system, identification of areas needing corrective measures; recommendation for time of repairs; estimate of probable costs for repairs; and operation and maintenance guidelines for the stormwater system components.		



c.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Flagler Estates Road &amp; Water Control District, Flagler &amp; St. Johns Counties, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES Ongoing	CONSTRUCTION <i>(If applicable)</i> N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE	<input checked="" type="checkbox"/> Check if project performed with current firm	
	<p><b>Project Manager.</b> Completed a review of the overall stormwater model for the drainage basin, and finalized multiple projects to improve stormwater infrastructure, resurface roadways, and replace major water control structures that service Sixteen Mile Creek. Coordinated Disaster Recovery (DR) and Community Development Block Grants (CDBG) for improvements to drainage and roadways. Prepared and submitted a FEMA DR reimbursement and grant application for damage caused by Hurricanes Matthew and Irma, which caused significant damage to drainageways and roadways throughout Flagler Estates.</p>		
d.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Disaster Recovery Projects (CDBG), Various Locations St. Johns County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES 2018	CONSTRUCTION <i>(If applicable)</i> 2018
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE	<input checked="" type="checkbox"/> Check if project performed with current firm	
	<p><b>Project Manager.</b> Scott assisted the County in the preparation of several grant applications as well as prepared plans and provided construction administration for CBDG initiatives intended to address numerous stormwater facilities, drainage, roadway, and other infrastructure issues. Project elements included roadway design, stormwater facilities design, drainage design, sewer repairs, street lighting, and bid document preparation and assistance. Estimated value of all project phases has totaled approximately \$3.5 million.</p>		
e.	(1) TITLE AND LOCATION <i>(City and State)</i> <b>Villages of Valencia, St. Johns County, FL</b>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES 2018	CONSTRUCTION <i>(If applicable)</i> 2018
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE	<input checked="" type="checkbox"/> Check if project performed with current firm	
	<p><b>Project Manager.</b> Matthews   DCCM provided civil engineering services to support the development, design and permitting for the construction of this five-phase residential development. This community is comprised of approximately 300 homes occupying approximately 144 acres. Scope of work elements included preparation of construction plans, site grading and earthwork, stormwater drainage system design, paving, water and sewer utilities design, and a Stormwater Pollution Prevention Plan (SWPPP).</p>		

**E. RESUMES OF KEY PERSONNEL PROPOSED FOR THIS CONTRACT**

*(Complete one Section E for each key person.)*

12. NAME <b>Chris Buttermore, PE</b>	13. ROLE IN THIS CONTRACT <b>Transportation Lead/Roadway Engineer</b>	14. YEARS EXPERIENCE	
		a. TOTAL <b>18</b>	b. WITH CURRENT FIRM <b>8</b>

15. FIRM NAME AND LOCATION <i>(City and State)</i> <b>Matthews   DCCM, St. Augustine, FL</b>
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16. EDUCATION <i>(DEGREE AND SPECIALIZATION)</i> <b>BS, Civil Engineering</b>	17. CURRENT PROFESSIONAL REGISTRATION <i>(STATE AND DISCIPLINE)</i> <b>Florida – Professional Engineer</b>
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18. OTHER PROFESSIONAL QUALIFICATIONS *(Publications, Organizations, Training, Awards, etc.)*

Chris Buttermore brings extensive design experience on both public and private sector civil engineering projects. His relevant civil engineering experience includes site planning and land development, design for stormwater management facilities, water and wastewater facilities, utilities and utility coordination, internal roadway, parking lot and sidewalk and trail design services for a variety of residential, commercial, and industrial projects as well as for a variety of government agencies and municipalities. He has worked on a wide variety of roadway design projects for several clients, primarily FDOT and municipalities. Chris’ experience includes working as a project manager, roadway engineer, MOT engineer, and S&PM engineer on many FDOT, county and city projects. During this time, he has gained in-depth knowledge and management skills on roadway transportation systems while designing roadway projects ranging from small-scale local roadways to resurfacing, restoration and rehabilitation (3R) projects, to large-scale design-build interchange projects. His extensive range of project management skills and diverse background in several transportation related disciplines have included controlled access highway design, channelization, temporary traffic control plans, design of ADA compliant curb ramps, multiuse paths/trails, sidewalks, and pedestrian facilities. He is well versed in CADD, ICPR and storm drainage software, and completed various calculations and documentation required for highway design projects. He has firsthand experience with FDOT protocols, design criteria, digital/electronic delivery process and filing conventions that facilitate permit and final project approval. Affiliations, training, and certifications include:

- American Society of Highway Engineers      Florida Engineering Society      FDOT Final Estimates Level 1
- American Public Works Association      Advanced Maintenance of Traffic      FDOT Earthworks Levels 1 & 2
- Leadership St. Johns      FDOT Asphalt Paving Levels 1 & 2
- American Council of Engineering Companies      FDEP Stormwater Management Inspector

**19. RELEVANT PROJECTS**

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
a.	<b>Olympus Reserve CDD, District Engineer, Lake County, FL</b>	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>Project Manager.</b> Matthews   DCCM is providing ongoing professional engineering services to provide engineering, surveying, planning, landscaping, construction administration, environmental management, permitting, and financial and economic studies for the purpose of financing, constructing, acquiring and/or maintaining infrastructure improvement and services within the District.		
b.	<b>Madeira CDD, St. Johns County, FL</b>	Ongoing	N/A
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>Project Manager.</b> Matthews   DCCM is providing professional engineering services as the District Engineer, including the preparation of critical reports, participation in Board meetings, and offering professional engineering expertise that adheres to the District's Trust Indentures. Additionally, our team provides construction-related tasks, such as site supervision, document management, and final inspections, ensuring seamless project execution. Our involvement also extends to the maintenance of facilities as authorized by the Board, ensuring their ongoing functionality.		
c.	<b>Las Calinas Residential Development St. Johns County, FL</b>	2016	2019
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>Project Engineer.</b> Provided engineering design services for this 440-acre residential development. Designs included a 39-acre recreation pond, internal roadways, utilities, and stormwater management facilities, as well as permitting through St. Johns County, St. Johns River Water Management District, Florida Department of Transportation, and the Florida Department of Environmental Protection.		

	(1) TITLE AND LOCATION <i>(City and State)</i>	(2) YEAR COMPLETED	
		PROFESSIONAL SERVICES	CONSTRUCTION <i>(If applicable)</i>
d.	<b>Colbert Lane &amp; Grady Prather Jr. Cove Roadway Improvements, City of Palm Coast, FL</b>	2017	2018
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>Project Manager.</b> Provided engineering design and permitting for the resurfacing design for Colbert Lane between Palm Coast Parkway to SR 100 for 7.1 miles, and 1.2 miles of resurfacing and shoulder improvements for Grady Prather Jr. Cove in Palm Coast. Included improvements to S&PM throughout to current MUTCD standards. Additional pavement markings were proposed at specific intersections to improve traffic flow and motorist awareness. During the design phase of the project, we observed severe shoulder deterioration and sidewalk failures on Grady Prather Jr. Cove. Recommendations were made for concrete replacement and stability improvements to both the sidewalk and existing shoulder. As part of the scope of work, permits were secured through Flagler County, SJRWMD, and FDOT. The Graham Swamp parking lot impacted this project and pipe cover issues were identified, which would potentially weaken the pipe, under the gravel driveway to Grady Prather Jr. Cove. At the 60% design phase, the County determined that the gravel material was less desirable and added scope to the Matthews   DCCM contract for the design of a full access driveway connection to the parking lot.		
e.	<b>Rock Springs Subdivision PUD, St. Augustine, St. Johns County, FL</b>	2021	2021
	(3) BRIEF DESCRIPTION <i>(Brief scope, size, cost, etc.)</i> AND SPECIFIC ROLE <input checked="" type="checkbox"/> Check if project performed with current firm <b>Project Manager.</b> Matthews   DCCM is providing planning and engineering services for the new Rock Springs Subdivision PUD located off US 1, south of SR 206 in St. Johns County. A previous site plan was prepared by another engineering company and due to stormwater compensation storage deficiencies, Matthews   DCCM was retained to modify the site plans. Matthews   DCCM reviewed and modified the current concept plan and coordinated with the client representative to modify the PUD based on the proposed new concept plan and provided a Master Development Plan. The site also requires right and left turn lanes within the US 1 right-of-way. Services provided include drainage analysis, rezoning assistance, and the preparation of construction plans to include land clearing and tree removal, site grading and earthwork, stormwater management and drainage systems, paving, drainage plans, water and sewer utility plans, off-site utilities design, landscape and irrigation design, construction administration and permitting with the County, St. Johns River Water Management District, and Florida Department of Environmental Protection and Florida Department of Transportation.		

**G. KEY PERSONNEL PARTICIPATION IN EXAMPLE PROJECTS**

26. NAMES OF KEY PERSONNEL (From Section E, Block 12)	27. ROLE IN THIS CONTRACT (From Section E, Block 13)	28. EXAMPLE PROJECTS LISTED IN SECTION F (Fill in "Example Projects Key" section below before completing table. Place "✓" under project key number for participation in same or similar role.)									
		1	2	3	4	5	6	7	8	9	10
Alex Acree, PE	Land Development Lead/Civil Engineer	✓	✓	✓			✓	✓			✓
Rob A. Matthews III, PE	Principal-in-Charge/Civil Engineer	✓	✓	✓	✓	✓	✓	✓	✓	✓	✓
Billy Almaguer, PE	QA/QC Manager/Civil Engineer	✓	✓	✓	✓		✓	✓	✓	✓	
Scott Knowles, PE, LEED AP	Utility Coordinator/Civil Engineer		✓	✓	✓	✓	✓		✓		
Chris Buttermore, PE	Transportation Lead/Roadway Engineer	✓	✓								✓

29. EXAMPLE PROJECTS KEY			
NO.	Title of Example Project (from Section F)	NO.	Title of Example Project (from Section F)
1	Sampson Creek CDD	6	Stillwater Development/CDD
2	Amazon Distribution Center Roadway Improvements	7	Isla Antigua Apartments
3	San Marco Heights	8	City of St. Augustine Continuing Engineering Contract
4	Flagler Estates Water & Road Mgmt. District	9	Flagler Health+ Village at Palm Coast
5	Queen's Harbour HOA	10	Grand Reserve East

**F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT**  
 (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER  
**1**

21. TITLE AND LOCATION (City and State)

**Sampson Creek CDD, District Engineer  
 St. Johns County, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES

**Ongoing**

CONSTRUCTION (If applicable)

**N/A**

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER

**Sampson Creek CDD**

b. POINT OF CONTACT NAME

**Ernesto Torres**

c. POINT OF CONTACT TELEPHONE NUMBER

**(904) 940-5850**

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

**Key Project Elements**

- Stormwater Modeling
- Stormwater Management Facilities
- Drainage Analysis & Design
- Roadway Assessments & Design
- Sidewalks
- Utility Design & Coordination
- Landscape Architecture
- Amenity Center
- Recreational Facilities
- Permitting



As District Engineer, Matthews | DCCM provides ongoing professional engineering services, which have included drainage analysis and improvement designs, roadway maintenance/pavement assessments and recommendations for improvements.

To date, scope of work performed has also included upgrades to the development's Aquatic Center and hardscape improvements as well as landscape architecture services for the complete renovation of existing landscaped areas for the Golf and Country Club Amenity Center.

An example of one project under this contract included the renovation and expansion of the community pool located in the St. Johns County Golf & Country Club. The project scope included a complete update of the existing facility to include a swimming pool, splash pad amenity for children, and terrace seating for swim competitions and additional shading in the pool area. Matthews | DCCM secured all permits as required by governing agencies.

Professional Fees: \$37,800; Construction Value: \$200K

**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

(1) FIRM NAME

**Matthews | DCCM**

(2) FIRM LOCATION (City and State)

**St. Augustine, FL**

(3) ROLE

**Prime Civil Engineer**

**F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT**  
 (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER  
**2**

21. TITLE AND LOCATION (City and State)

**Amazon Distribution Center Roadway  
 Improvements, Jacksonville, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES  
**2017**

CONSTRUCTION (if applicable)  
**2018**

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER

**City of Jacksonville/FDOT (Tetra Tech)**

b. POINT OF CONTACT NAME

**Gregory Kern**

c. POINT OF CONTACT TELEPHONE NUMBER

**(904) 596-6643**

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

**Key Project Elements**

- Roadway Construction Plans
- Widening & Realignment
- S&PM Plans
- MOT Plans
- Stormwater Pollution Prevention Plans
- Stormwater Modeling & Design
- Erosion Control
- Drainage
- Multiuse Path
- Safety Improvements
- Stakeholder Coordination
- Permitting with COJ, SJRWMD & FDOT



Matthews | DCCM served as the offsite improvements subconsultant providing engineering services to improve Pecan Park Road, Duval Road (SR 243), and the offramp onto Duval Road from I-295 in Jacksonville, Florida. The required improvements were associated with the development of an Amazon, Inc. Distribution Center. Numerous improvements to Pecan Park Road required a complete vertical and horizontal realignment of 0.5 miles of roadway, intersection improvements, widening of multiple turn lanes, signal modification, full access driveway connections, utility relocation, drainage design, superelevation analysis, and pedestrian access design.

Pecan Park Road improvements also included a half-mile-long, 12-foot-wide multiuse path providing a safe and functional connection from the Duval Road to the Distribution Center property. Design elements for Duval Road included widening for multiple turn lanes, signal modifications, intersection improvements at Pecan Park Road, median conversion from full access to directional access, and driveway connection design. Challenges during construction included addressing utility conflicts and swale grading. All issues and concerns were addressed, and solutions delivered in a quick and efficient manner. Construction plans included demolition, grading and earthwork, paving, erosion control, S&PM, and MOT. A SWPPP was also prepared, and all permits required were secured through county and state agencies including the City of Jacksonville, SJRWMD, and FDOT.

Professional Fees: \$384,344; Construction Value: \$1M

**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

(1) FIRM NAME

**Matthews | DCCM**

(2) FIRM LOCATION (City and State)

**St. Augustine, FL**

(3) ROLE

**Subconsultant Civil Engineer**

**F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT**

20. EXAMPLE PROJECT KEY NUMBER

**3**

21. TITLE AND LOCATION (City and State)

**San Marco Heights, St. Augustine, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES

**2023**

CONSTRUCTION (if applicable)

**2023**

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER

**SHAG Development, LLC**

b. POINT OF CONTACT NAME

**Darren Smith**

c. POINT OF CONTACT TELEPHONE NUMBER

**(561) 859-8520**

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

**Key Project Elements**

- Roadway Construction Plans
- Landscape Plans
- Tree Mitigation
- Offsite Improvements
- Permitting with County, FDEP, SJRWMD, and FDOT



Matthews | DCCM provided rezoning services, civil engineering design and permitting, as well as landscape architecture for San Marco Heights. This 132-unit affordable housing apartment complex also features a 5,000 SF clubhouse, fitness center, outdoor recreation, and protects 2.78 acres of wetland in a conservation easement.

The facility has backup power so that it can be used as an evacuation center in case of an emergency, such as a hurricane. The outdoor recreation center has a playground, bocce ball court, picnic tables, and other features.

**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

(1) FIRM NAME

**Matthews | DCCM**

(2) FIRM LOCATION (City and State)

**St. Augustine, FL**

(3) ROLE

**Prime Civil Engineer**

**F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT**  
 (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER  
**4**

21. TITLE AND LOCATION (City and State)

**Flagler Estates Road & Water Control District Continuing Services, St. Johns & Flagler Counties, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES  
**Ongoing**

CONSTRUCTION (If applicable)  
**N/A**

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER

**Flagler Estates Road & Water Control District**

b. POINT OF CONTACT NAME

**Linda Gee**

c. POINT OF CONTACT TELEPHONE NUMBER

**(904) 692-1513**

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

**Key Project Elements**

- Roadway Construction Plans
- S&PM Plans
- MOT Plans
- Stormwater Modeling & Design
- Drainage Basin Modeling
- Drainage Design
- Erosion Control
- Utility Design & Coordination
- Construction Inspection
- FEMA Disaster Recovery; CDBG DR & HMGP funding
- Permitting with County, FDEP, USACE, FWC & SJRWMD



Since 2010, Matthews | DCCM has provided ongoing engineering support as the District Engineer to this 7,000-acre community located in southern St. Johns County. Flagler Estates includes approximately 5,400 lots, over 140 miles of roadway, and over 36 miles of drainage canals. The roadways within Flagler Estates range from unpaved, to improved surface, to paved. Matthews | DCCM has worked with the District to provide phased improvements of the roadways with the goal of eventually paving the majority of the roads within the District. Over 30 miles of roadway have been improved from dirt to either black base, cold mix asphalt, or hot mix asphalt. Design, bidding assistance and construction administration for these roadway improvements have been included in our scope of work. Additionally, collaboration with District staff was provided to create and maintain a Roadway Management Program to plan for new road improvements and to provide long-term maintenance solutions. We have completed a review of the overall stormwater model for this drainage basin, and finalized multiple projects to improve stormwater infrastructure, resurface roadways, and replace major water control structures that service Sixteen Mile Creek. Coordination for Disaster Recovery (DR) and Community Development Block Grants (CDBG) for improvements to drainage and roadways was provided. In 2017, MDG prepared and submitted a FEMA DR reimbursement and grant application for damage caused by Hurricane Matthew. Significant damage to drainageways and roadways throughout Flagler Estates was also caused by Hurricane Irma in September 2017. Matthews | DCCM worked with District staff and FEMA to secure reimbursement for the disaster cleanup and repairs following Hurricane Irma. Additionally, an application was prepared and submitted to Department of Economic Opportunity (DEO) for HMGP grants to improve damaged structures to prevent similar damage in future storm events. Professional Fees: \$500K; Construction Value: \$2.5M



**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

(1) FIRM NAME

**Matthews | DCCM**

(2) FIRM LOCATION (City and State)

**St. Augustine, FL**

(3) ROLE

**Prime Civil Engineer**



**F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT**

20. EXAMPLE PROJECT KEY NUMBER

(Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

**5**

21. TITLE AND LOCATION (City and State)

**Queen's Harbour Yacht & Country Club HOA  
Duval County, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES  
**2020**

CONSTRUCTION (If applicable)  
**N/A**

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER

**Queen's Harbour Yacht & CC HOA**

b. POINT OF CONTACT NAME

**Bethann Ridikas-Parker**

c. POINT OF CONTACT TELEPHONE NUMBER

**(904) 221-8859**

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

**Key Project Elements**

- Pond Inspections
- Stormwater Management
- Master Map of Drainage System
- As-built & Storm TV Reviews
- Assessment Report
- Maintenance Guidelines



Queen's Harbour is a Jacksonville waterfront community features some of the most exquisite homes in Northeast Florida. Most homes within the community are nestled among decades-old oak trees, palms and winding waterways that connect to the Intracoastal Waterway, green spaces and ponds.

Matthews | DCCM was retained to provide professional engineering services for an engineering assessment of the Queen's Harbour neighborhood stormwater drainage system. The assessment covered all over 20 ponds, stormwater inlets, pipes, manholes, and outfalls.

A written assessment of the stormwater management system included a master map of drainage system, identification of areas needing corrective measures; recommendation for time of repairs; estimate of probable costs for repairs; and operation and maintenance guidelines for the stormwater system components.

**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

(1) FIRM NAME

**Matthews | DCCM**

(2) FIRM LOCATION (City and State)

**St. Augustine, FL**

(3) ROLE

**Prime Civil Engineer**

**F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT**  
 (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER

**6**

21. TITLE AND LOCATION (City and State)

**Stillwater, St. Johns County, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES

**Ongoing**

CONSTRUCTION (If applicable)

**Ongoing**

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER

**Lennar Homes**

b. POINT OF CONTACT NAME

**Scott Keiling**

c. POINT OF CONTACT TELEPHONE NUMBER

**(904) 380-0779**

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

**Key Project Elements**

- Site Plan
- Roadway Design
- Stormwater Management
- Drainage Design
- Utility Design & Coordination
- Landscape Plans
- Offsite Improvements
- Permitting with City, FDEP, and
- SJRWMD



Matthews | DCCM is providing professional engineering services for the Stillwater development, an age restricted community with 550 single family and multifamily duplex units and an 18-hole golf course with associated amenities and infrastructure. The amenities include an 18,828 SF clubhouse building, a 2,109 SF Aquatics building with associated pool, a 600 SF driving range concession and restroom building with associated driving range bays, and a 9,098 SF maintenance facility. Additional recreational amenities include a 2.5 acre driving range, two full size tennis courts, two full size pickle ball courts, a bocce ball court and special event lawn space.

Matthews | DCCM coordinated the design and permitting with SJC, WMD, JEA, FDEP and ACOE. Matthews | DCCM is also responsible for certifications of the completed construction which requires routine site visits throughout construction and conducting an as-built review along with review of all testing documents.

**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

(1) FIRM NAME

**Matthews | DCCM**

(2) FIRM LOCATION (City and State)

**St. Augustine, FL**

(3) ROLE

**Prime Civil Engineer**

**F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT**  
 (Present as many projects as requested by the agency, or 10 projects, if not specified. Complete one Section F for each project.)

20. EXAMPLE PROJECT KEY NUMBER  
**7**

21. TITLE AND LOCATION (City and State)

**Isla Antigua Apartments, St. Augustine, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES  
**2019**

CONSTRUCTION (If applicable)  
**2019**

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER

**Catalyst Development Partners, LLC**

b. POINT OF CONTACT NAME

**Ben Field**

c. POINT OF CONTACT TELEPHONE NUMBER

**(678)-666-1220**

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

**Key Project Elements**

- Site Development & Design
- Concept Site Plan
- Roadway Design
- Rezoning
- Conservation Zone Approval
- Dock & Boardwalk
- Drainage Design
- Utility Design & Coordination
- Stormwater Modeling
- Stormwater Management & Facilities Design
- Water & Sewer Design
- Erosion Control
- Stakeholder Coordination
- Construction Administration
- Permitting with City, FDEP, FDOT & SJRWMD



Matthews | DCCM provided civil engineering, site design, and permitting for this luxury waterfront community located along the Intracoastal Waterway on Anastasia Island in St. Augustine, Florida.

Situated on 157 acres, this luxurious waterfront community provides occupants with up-scale accommodations and scenic views of two historic St. Augustine landmarks, the Bridge of Lions, and the St. Augustine Lighthouse. The Isla Antigua Apartments includes 450 luxury waterfront residences and condominiums, with community amenities featuring a resort-style pool with semi-private cabanas, outdoor kitchen with gas grills and dining areas, a sunset beach retreat with and fire pit lounges, plus executive office suites and other commercial development along SR 312.

Isla Antigua also provides a unique retreat for residents, with direct access to the beautiful Matanzas River with a boardwalk and private dock with kayak launch.

**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

(1) FIRM NAME

**Matthews | DCCM**

(2) FIRM LOCATION (City and State)

**St. Augustine, FL**

(3) ROLE

**Prime Civil Engineer**

**F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT**

20. EXAMPLE PROJECT KEY NUMBER

**8**

21. TITLE AND LOCATION (City and State)

**City of St. Augustine Continuing Service Contract,  
St. Johns County, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES  
**2022**

CONSTRUCTION (If applicable)  
**N/A**

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER

**City of St. Augustine**

b. POINT OF CONTACT NAME

**Reuben Franklin**

c. POINT OF CONTACT TELEPHONE NUMBER

**(904) 825-1040**

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

**Key Project Elements**

- Stormwater Design
- Roadway Design
- Hydrologic & Hydraulic Analysis
- S&PM Plans
- Site Design
- Park & Recreational Areas
- Drainage Design
- Utility Design & Coordination
- Stakeholder Coordination
- Permitting
- Construction Administration & Inspection
- Permitting with County, City, FDEP, USACE & SJRWMD



**Crews prepare site for installation of new drainage system.**

Matthews | DCCM has recently operated a continuing services contract for the City of St. Augustine for civil engineering services.

Projects to date have included analysis of stormwater drainage problem areas, and design and implementation of corrective measures, installation of saltwater monitoring wells, and capping of abandoned wells.

Additionally, Matthews | DCCM has engineered drainage improvements for several streets in St. Augustine's historic district. Streets included Pine Street, Inlet Drive, Charlotte Place, and the area near St. George and Cordova streets. Work has involved hydrologic and hydraulic analyses for the areas of concern, drainage improvement designs to correct sizing of water quality treatment structures and help in obtaining bids from contractors to perform the work. Work scope also included tasks such as providing modifications to the drainage systems, addition of hydrodynamic sediment separators, and repairs and improvements to the roadways involved in construction.

Professional Fees: \$200K; Construction Value: \$25M

**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

(1) FIRM NAME

**Matthews | DCCM**

(2) FIRM LOCATION (City and State)

**St. Augustine, FL**

(3) ROLE

**Prime Civil Engineer**

**F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT**

20. EXAMPLE PROJECT KEY NUMBER

9

21. TITLE AND LOCATION (City and State)

**Flagler Health+ Village at Palm Coast, Palm Coast, FL**

22. YEAR COMPLETED

PROFESSIONAL SERVICES

Ongoing

CONSTRUCTION (If applicable)

Ongoing

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER

**The Stellar Group**

b. POINT OF CONTACT NAME

**Morgan Wilbanks**

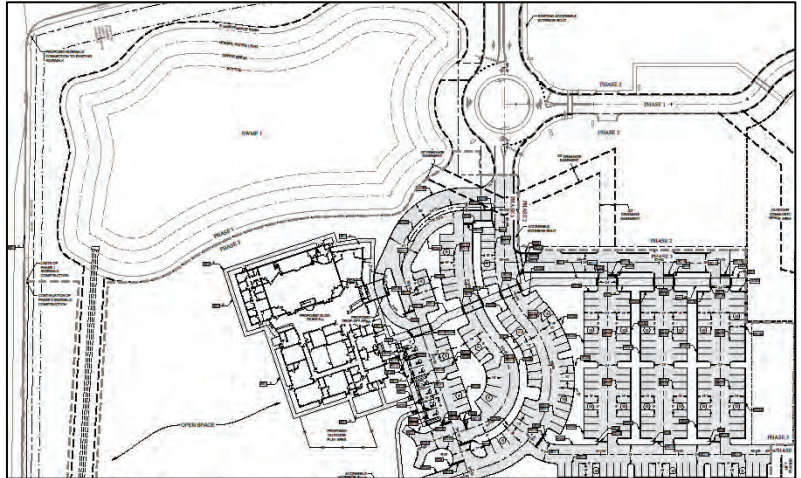
c. POINT OF CONTACT TELEPHONE NUMBER

**(904) 899-9831**

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

**Key Project Elements**

- Conceptual Site Plan
- Design Meetings & Coordination
- Construction Plans
- Permitting
- Landscape Design Plans
- Irrigation Design
- Driveway Connection & Coordination
- Construction Administration



Matthews | DCCM is providing professional engineering services for the planning and permitting for the Flagler Health+ Village at Palm Coast located at New Belle Terre Parkway and Matanzas Woods Parkway and in Palm Coast, Florida.

Tasks include master planning for stormwater and utilities for the entire parcel, conceptual landscape and hardscape planning for the community park (open space), and construction plans for the Flagler Health Plus parcel. Specifically, the construction plans will include the site, grading, utilities, and landscaping of the new health village building. The construction plans will also include the access road to connect to the church driveway and expansion of the existing stormwater pond.

Matthews | DCCM will also perform Permitting for the entire site with the St. Johns River Water Management District (stormwater), Florida Department of Environmental Protection (water and sewer utilities), and the City of Palm Coast (Health Village Construction Plans, utilities, and stormwater).

**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

(1) FIRM NAME

**Matthews | DCCM**

(2) FIRM LOCATION (City and State)

**St. Augustine, FL**

(3) ROLE

**Subconsultant Civil Engineer**

**F. EXAMPLE PROJECTS WHICH BEST ILLUSTRATE PROPOSED TEAM'S QUALIFICATIONS FOR THIS CONTRACT**

20. EXAMPLE PROJECT KEY NUMBER

**10**

21. TITLE AND LOCATION (City and State)

**Grand Reserve East, Palm Coast, FL**

PROFESSIONAL SERVICES

**Ongoing**

22. YEAR COMPLETED

CONSTRUCTION (If applicable)

**N/A**

**23. PROJECT OWNER'S INFORMATION**

a. PROJECT OWNER

**Atlee Development Group**

b. POINT OF CONTACT NAME

**Ken Atlee**

c. POINT OF CONTACT TELEPHONE NUMBER

**(904) 838-9342**

24. BRIEF DESCRIPTION OF PROJECT AND RELEVANCE TO THIS CONTRACT (Include scope, size, and cost)

**Key Project Elements**

- Site Development & Design
- Concept Site Plan
- Rezoning
- Offsite Improvements
- MOT Plans
- Stormwater Pollution Prevention Plans
- Stormwater Modeling & Design
- Utility Design & Coordination
- Permitting with Flagler County Development Review, Palm Coast Utilities, & SJRWMD



Matthews | DCCM is providing professional engineering and landscape architecture services for the new residential subdivision with associated utilities and stormwater for the Grand Reserve East, a 217 single-family home development, located on the east side of Roberts Road in Palm Coast, Florida.

A concept plan depicting the locating and proposed size of residential lots, as well as the location of roadway and stormwater management areas, was submitted in conformance with the Grand Reserve East PUD and Flagler County ordinances. Offsite improvements inside a right and left turn lane on Robert Road at the main project entrance. Construction plans will include demolition, grading and earthwork, utility plans, and MOT. A SWPPP will also be prepared, and all permits will be secured through county and state agencies including the Flagler County Development Review, Palm Coast Utilities, and SJRWMD.

Matthews | DCCM will prepare detailed code minimum landscape plans in conformance with Flagler County land development code and required for County submittal. Landscape plans will include the landscape design, planting schedule, planting construction details and specifications, and tree mitigation.

Construction administration services will also be provided.

**25. FIRMS FROM SECTION C INVOLVED WITH THIS PROJECT**

(1) FIRM NAME

**Matthews | DCCM**

(2) FIRM LOCATION (City and State)

**St. Augustine, FL**

(3) ROLE

**Prime Civil Engineer**

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

To fully address the criteria requested in the RFQ, we offer the following additional information. This further demonstrates Matthews | DCCM's expertise and capabilities to perform all work that is anticipated under this contract as District Engineer for the Wynnfield Lakes CDD.

## CONSULTANT'S PAST PERFORMANCE

Matthews | DCCM has maintained work/task order driven continuing service contracts for several years and has the experience and resources necessary to anticipate and compensate for these challenges. Through efficient scheduling, a dedicated workforce, solid experience, and proven record of success with past projects, Matthews | DCCM has earned a reputation for providing high-quality, innovative engineering solutions in a timely and cost-effective manner.

Matthews | DCCM has also completed multitude private development projects within its service area. These projects involved planning, design, and permitting, and many involved construction inspection. Pertinent to the interests of this RFQ, our expertise includes application of the latest versions of ICPR and PONDS hydrologic software applications to address issues associated with stormwater infrastructure including stormwater ponds, and pond bank design and reconstruction. Clients that entrust Matthews | DCCM to perform these professional services on a continuing basis include:

- » Antigua Community Development District (Continuing Engineering Services - District Engineer)
- » Madeira Community Development District (Continuing Engineering Services - District Engineer)
- » Sampson Creek Community Development District (Continuing Engineering Services - District Engineer)
- » Stillwater Community Development District (Continuing Engineering Services - District Engineer)
- » South Village Community Development District (Continuing Engineering Services - District Engineer)
- » Tolomato Community Development District, Nocatee (Continuing Engineering Services - District Engineer)
- » Olympus Community Development District (Continuing Engineering Services - District Engineer)
- » Flagler Estates Road and Water Control District (Continuing Engineering Services - District Engineer)
- » St. Johns County School District (Continuing Engineering Services)
- » St. Johns County (Continuing Engineering Services)
- » St. Johns County Parks and Recreation Department (Continuing Engineering Services)
- » St. Johns County Airport (Civil Engineering Subconsultant Continuing Services)
- » City of St. Augustine (Continuing Contract for Professional Services - Civil & Environmental Engineering)
- » City of Jacksonville (A/E Continuing Services for Misc. Park Improvement Projects)
- » City of Green Cove Springs (Continuing Engineering Services for Water, Wastewater, Drainage, Stormwater, Roadway & Parks)
- » City of Flagler Beach (Emergency Civil/Structural Engineering, Planning & Emergency Management Support Services for Disaster Recovery)
- » Flagler County (Continuing Civil Engineering Services)
- » Flagler County School District (Continuing Civil Engineering Services)
- » Putnam County (Continuing Professional Engineering Services)
- » St. Johns River State College (Continuing Civil Engineering Services)
- » Catholic Diocese of St. Augustine (Civil Engineering Services)
- » Florida Department of Transportation, District 2 (Continuing Services Subconsultant for Landscape Design)
- » Florida Department of Military Affairs (Continuing Engineering Services)

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

## KEY PROFESSIONAL PERSONNEL

Matthews | DCCM has the expertise, technical qualifications and project background experience to see any project to successful completion. Our staff comprised of ~50 accomplished engineers, technicians, inspectors, planners, architects, and project administrators, are experienced in a wide variety of projects including the preparation and production of construction plans and specifications for the design of land development projects, transportation systems and features (i.e. roadways, sidewalks, paths, trails), Signing & Pavement Markings (S&PM), Maintenance of Traffic (MOT), drainage, stormwater management and Stormwater Pollution Prevention Plans (SWPPP), utilities, structures, and obtaining permits from counties, cities, and regulatory agencies including the USACE, FDEP, FDOT, FEMA, and Water Management Districts. Each of our Project Managers/Team Leaders, Project Engineers and Technicians have firsthand experience with the protocols, design criteria, and filing conventions that facilitate permit and final project approval.

Our key staff for this project team are experts in their disciplines and well suited to provide the continuing engineering services required of your District Engineer. Our project management team and discipline leads are supported by other highly skilled engineers, technicians, and designers to provide a well-rounded and well-staffed production force.

## REFERENCES

### Ernesto Torres, Sampson Creek CDD

904-940-5850

etorres@gmsnf.com

### Leslie Gallagher, Madeira CDD

904-838-7153

LGallagher@rizzetta.com

### Daphne Gilyard, Stillwater CDD

877-276-0889

gillyardd@whhassociates.com

### Shelly Vongchanta, St. Johns County

904-209-0150

svongchanta@sjcfl.us

## TECHNICAL EXPERIENCE

### Stormwater Management & Permitting

Stormwater management engineering requires the seamless integration of site function, civil infrastructure, regulatory requirements, and client goals and objectives. To execute a project with so many moving parts requires a team of professionals who are experienced in delivering projects of varying sizes for all types of clients. Matthews | DCCM has an expert team of engineers and planners, and teams with other professionals that are proficient in their disciplines. We evaluate existing site conditions, including topography/pond banks, natural resources, wetlands and streams, drainage patterns, and existing or nearby utility and roadway infrastructure, so the site is contiguous with existing conditions and meets the intended use. Matthews | DCCM ensures that site layouts maximize development and land use potential with cost-effective features.

Matthews | DCCM is a leader in stormwater management design and permitting, and has completed stormwater studies and associated plans for projects ranging from single roadway intersections, to small, rapidly developing communities, cities, and counties. Matthews | DCCM has developed innovative approaches that integrates the needs of both the private sector and the municipalities in the development of recommendations. Matthews | DCCM's stormwater plans are routinely approved and implemented with minimal opposition. We are able to accomplish this by including our clients, as well as the regulatory agencies, at the early stages of a project to be part of the planning process and resolve any potential permitting design issues from the start.

### Drainage Studies & Design

Dependent upon the soil characteristics, roadway swales will be designed for proper stormwater storage, treatment, and conveyance. In some instances, roadside swales can be regraded and used as linear ponds to provide water quality treatment and attenuation. Alternatively, attenuation in roadside swales can be provided using ditch blocks or raised inlets. Regardless of the unique location challenges, our drainage engineering professionals will evaluate and design



30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

improvements as necessary to reduce flooding at each project location. Matthews | DCCM will manage these study/design efforts. Our objective is to create effective, low maintenance drainage systems that will operate optimally with less maintenance requirements.

### Utility (Potable & Sanitary) Design & Coordination

A key aspect of a project’s success requires an understanding of how existing utilities affect the design, maintenance schedule, and budget. Matthews | DCCM provides this critical need and conducts all utility design for potable and sanitary water, while also coordinating with using agencies. All meetings and utility conflict resolution is led by our in-house professional engineers. All utilities will be identified, designed and mapped within the relevant project corridor. Our design will avoid utility conflicts when possible and keep any utility relocations or adjustments to a minimum. Additionally, our close relationship to many local utility agencies expedites production of accurate data and ultimately keeps the project moving forward, preventing delays. Effective utility coordination requires innovation, experience, and a team approach. Matthews | DCCM is eager and equipped to begin.

### Grant Support & Administration

Matthews | DCCM has a long history of working with small to large municipalities to ensure they maximize the benefit of their grants. Since 2008, Matthews | DCCM has been involved with a number of projects financed in part with grant funds. Matthews | DCCM served as lead consultant for the St. Johns County Community Development Block Grant (CDBG) Disaster Recovery Initiative to address stormwater drainage and other issues within the County. Matthews | DCCM has also worked on the Hazard Mitigation Grant Program (HMGP) application, providing grant application assistance for Putnam County. This included gathering information, conceptual design drawings, an opinion of probable costs for proposed improvements, project schedule with timeline and key milestones, and a maintenance schedule for the proposed improvements. This experience demonstrates that Matthews | DCCM is capable of handling the design and engineering as well as the timelines and processes associated with HMGP grants and working with the regulatory agencies such as the Department of Economic Opportunity (DEO). Matthews | DCCM’s extensive experience assisting counties and cities with grant-funded and grant-related public work projects has an estimated value exceeding \$10M.

## APPROACH TO PROJECT MANAGEMENT/METHODOLOGY

We understand that the role of an effective project manager is crucial for the overall success of any project. Therefore, the achievement of project objectives relies heavily on the implementation of effective project management practices throughout the project’s entire life cycle. These practices encompass several key elements, including:



- » **Comprehensive Understanding of the Project Scope and Expectations:** It is vital for the project manager to possess a thorough understanding of the project’s objectives, requirements, and desired outcomes. This clear understanding sets the foundation for effective decision-making and ensures that all project activities align with the defined scope.
- » **Budget and Schedule Control:** Our project managers exercise diligent control over the project’s budget and schedule. This involves monitoring expenditures, tracking resources, and implementing strategies to mitigate cost overruns and schedule delays. By proactively managing these factors, the project manager can maintain project efficiency and financial stability.

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

- » **Risk Assessment and Mitigation Plan:** Identifying and mitigating potential risks is a critical aspect of project management. Our skilled project manager will conduct comprehensive risk assessments to identify potential obstacles, assess their potential impact, and develop mitigation plans to minimize their adverse effects. This proactive approach enables the project manager to address risks promptly and keep the project on track.
- » **Effective Communication with the County and Project Team Staff:** Open and transparent communication is essential for project success. Our project management team will establish clear lines of communication with both the County and the project team staff. This includes providing regular updates, facilitating discussions, and promptly addressing any concerns or challenges that arise. Effective communication fosters collaboration, ensures alignment, and promotes a shared understanding of project objectives.
- » **Adherence to the Quality Control (QC) Plan:** Compliance with the QC Plan is a fundamental responsibility of the project manager. This involves adhering to established quality standards, implementing quality control measures, and conducting regular quality assessments to ensure that project deliverables meet or exceed the required level of quality. By upholding the QC Plan, our project manager is able to maintain the project's integrity and ensures the delivery of a high-quality outcome.

### Schedule Management Among Team Members

Matthews | DCCM assumes ultimate responsibility for project management, allocation of resources among the team members, and for the completion of projects assigned with respect to cost, schedule, and quality. Each of our team members have the capacity to accommodate the District's project service requirements as described in this RFQ, and we have additional resources on-hand to provide support as needed. As a whole, Matthews | DCCM is well staffed and we are available to meet the needs for this contract.

Matthews | DCCM is a local division of DCCM, LLC (DCCM), who is a provider of design, consulting, and construction management services that focuses on infrastructure marketplaces across the United States. Through a family of complementary brand divisions, DCCM serves a variety of end markets while offering a national reach. Through strategic acquisitions and investments in organic growth, DCCM is able to offer an increasing depth of services across its growing customer base, including land planning, master plans, and commercial developments. DCCM is comprised of 1,000+ professionals across the county who specialize in multiple service lines. **As part of DCCM, our team has the ability to tap into these resources as necessary to ensure project success.**

Matthews | DCCM openly and frequently communicates with our team and is in control over the resources we need, both in-house and with our sub-consultant partners, to provide the assurance that there will not be unforeseen delays.

Matthews | DCCM has an enviable record of completing work on time and within budget. The level of service and quality products that Matthews | DCCM's professional and technical staff delivers on a daily basis, has earned our firm an excellent reputation and record for repeat business. This is indicative of the high level of client satisfaction with our performance and work products, our ability to meet deadlines, and keep projects within budgetary guidelines. We attribute this success to our solid commitment to provide each client:

- » Open Lines of Communication
- » Knowledgeable Team Members
- » Local and Available Staff
- » Quick Response Time
- » Flexibility of Industry Experts with a Wide Range of Technical Capabilities
- » Well Thought Out Project Approach
- » Schedule Based on Real Data
- » Internal Meetings with Project Manager and Design Teams
- » Frequent Project Meetings with Client
- » Technical Review Team Assisting in QA/QC

### CERTIFIED MBE

Matthews | DCCM is not a certified MBE.

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

## WILLINGNESS & ABILITY TO MEET TIME & BUDGET REQUIREMENTS

The Matthews | DCCM Team commits to meeting the schedule and budget goals of the Wynnfield Lakes CDD. Matthews | DCCM will determine the most cost-effective solutions and time saving measures for all project improvements issued under this contract.

Our team will be led by **Alex Acree, PE**, as the Project Manager. With the responsibility of managing this contract, Alex will oversee the resources needed to fulfill the requirements.

For each submittal, we establish advanced internal deadlines to allow for proper quality control of the deliverables as well as early submittals. Progress reports will be provided to the Project Manager including action items and schedule status reports. Some other measures we will apply to control the project schedule and budget include executing a detailed Project Management Plan, applying a strong QA/QC plan focused on constructibility reviews, developing a well-defined scope and updating the project cost estimate at every stage of the plans submittals, and early start on all critical issues such as public involvement, permitting and utility coordination.

Matthews | DCCM has a record of completing work on time and within budget. In fact, nearly every one of Matthews | DCCM’s projects have met these requirements. For work requiring quick turnaround, we adjust work schedules as necessary to meet our client’s needs. We commit to continuing our impressive service record by providing prompt responses and the delivery of quality construction documents.

## GEOGRAPHIC LOCATION

Matthews | DCCM’s corporate office is located just north of the historic district at 7 Waldo Street in St. Augustine, Florida and will have direct responsibility for work performed under this contract. Our Jacksonville office is located at 6621 Southpoint Drive N #300 in Jacksonville. Our close proximity, ~10 miles, to Wynnfield Lakes, make our staff readily available to serve the needs of the Wynnfield Lakes CDD. This office location is important during permitting and construction to ensure timely responses.

## RECENT, CURRENT & PROJECTED WORKLOADS

Matthews | DCCM assumes ultimate responsibility for project management, allocation of resources, and for the completion of projects assigned with respect to cost, schedule, and quality. Each of our team members have the capacity to accommodate the project requirements as described in this RFQ, and we have additional resources on-hand to provide support as needed. Matthews | DCCM and its team are well staffed and available to meet the needs for this contract.

Matthews | DCCM openly and frequently communicates with our team and is in control over the resources needed, both in-house and with our teaming partners, to provide the assurance that there will not be unforeseen delays. Our team has an enviable record of completing work on time and within budget. The level of service and quality products that Matthews | DCCM’s professional and technical staff delivers on a daily basis has earned our firm an excellent reputation and record for repeat business. This is indicative of the high level of client satisfaction with our performance and work products, our ability to meet deadlines, and keep projects within budgetary guidelines.

Each staff member is tracked using an internal forecast tool, which allows us to view/analyze workload projections on an individual level. We account for 80% of each person’s time for ongoing projects, leaving 20% available for new opportunities, such as the projects outlined in the RFQ. As we continue to hire and on-board new employees, our availability will increase. The graph below shows the available vs planned hours for our technical staff from September 2023 through August 2024.

	2023				2024							
	Sept	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug
Available Hrs	5,292	6,300	5,292	5,292	5,292	5,040	5,796	5,040	5,544	5,544	5,393	5,796
Planned Hrs	4,233	5,040	4,233	4,233	4,233	4,032	5,636	4,032	4,435	4,435	4,233	5,636

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

## VOLUME OF WORK PREVIOUSLY AWARDED TO CONSULTANT BY DISTRICT

Matthews | DCCM has not previously performed work for the Wynnfield Lakes CDD.

## FINANCIAL CAPACITY

Matthews | DCCM is a Sub "S" Corporation, founded in June 2005 and currently in its 18th year of business. Bank and CPA reference can be provided upon request. Both our Banker and CPA have vouched for our financial strength. To date, Matthews | DCCM has never faced legal proceedings of any kind for failing to meet or honor any of its contractual obligations.

## FIRM LICENSURE & PREQUALIFICATIONS

Matthews | DCCM is licensed to perform professional engineering and landscape architecture in the State of Florida and is certified with the Florida Department of State as an S-Corporation. Matthews | DCCM is also licensed to perform work in Georgia and South Carolina for both engineering and landscape architecture. A copy of the firm's licenses, and key staff licenses, can be found at the of this section as **Exhibit A**.

### FDOT Work Group Prequalifications

- » 3.1 – Minor Highway Design
- » 3.2 – Major Highway Design
- » 7.1 – Signing, Pavement Marking and Channelization
- » 10.1 – Roadway Construction Engineering Inspection
- » 13.6 – Land Planning/Engineering
- » 15 – Landscape Architect

### Certifications

- » Council of Landscape Architectural Registration Boards (CLARB) Certified Landscape Architect

## INSURANCE

Matthews | DCCM carries General Liability insurance with a general aggregate limit of \$2 million and Professional Errors and Omissions insurance with an aggregate limit of \$2 million. Proof of insurance appears at the end of the additional information section as **Exhibit B**.

## LEGAL REQUIREMENTS AND DISCLOSURE

No judicial or administrative agency or qualification board has ever investigated Matthews | DCCM or any of its employees. Neither Matthews | DCCM nor any Matthews | DCCM employee, including its engineers, has ever received any prior adverse decision or settlement relating to a violation of ethical standards.

Matthews | DCCM has not been terminated from any contract.

Matthews | DCCM has not defaulted on any contract or is in arrears on any contract.

Matthews | DCCM or any of its employees are not involved in any litigation involving work.

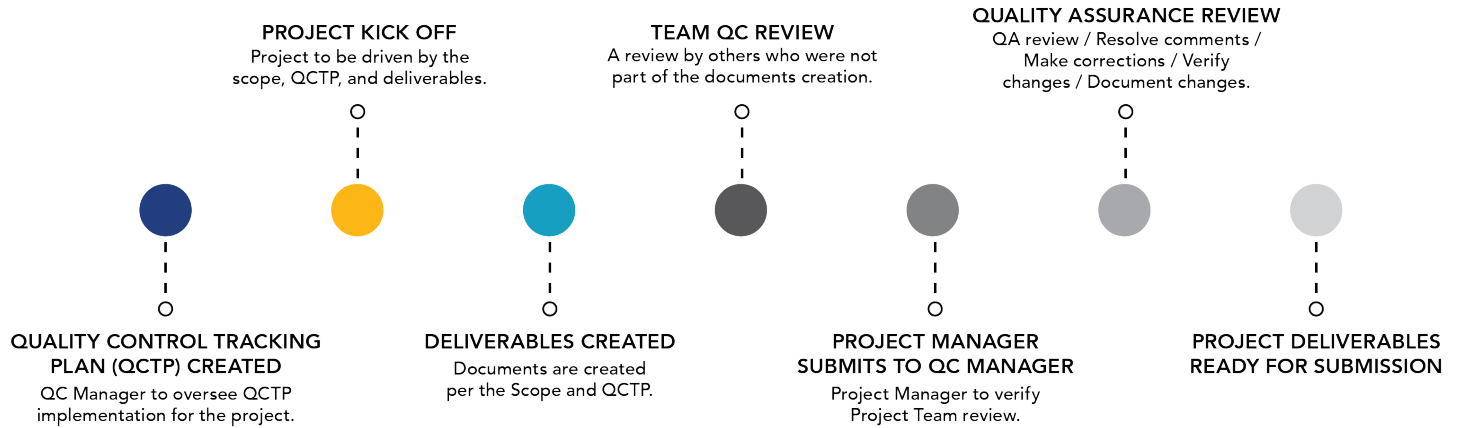
Matthews | DCCM or any of its employees have not been the subject of any governmental action of any kind.

No person or affiliate associated with this submission has ever appeared on a convicted vendor list following conviction of a public entity crime.

Further, Matthews | DCCM accepts its responsibility to comply with all federal, state, county, and local laws, ordinances and regulations that affect the services covered in the Wynnfield Lakes RFQ.

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

## QUALITY & SCHEDULE CONTROL



Matthews | DCCM has project management methods established to help monitor and track each and every project. To begin, each contracted project is set up so that the project team can work efficiently and effectively. Our firm utilizes Deltek to manage the budget and major milestones for each project. At any point during a project, a Project Manager and/or team member can look to see how much time and effort has been expended for each Phase and Task of any project. This level of information exists for every phase of the project and allows for each project to be accurately tracked as it progresses to the typical 30%, 60%, and 90% milestones.

In addition to the use of Deltek, Matthews | DCCM has created an internal tracking system that tracks where each project is (firm wide), key milestones (including QA/QC), and allows for resource allocation (firm wide) so that project schedules can be met. It is important to know that every project is tracked and every Project Manager at our firm knows where each project is, its next step, and the resources that are required to get the task/phase done. Sub-consultants are managed so that the overall project schedule can be maintained, and the budget is adhered to. This includes weekly communication and coordination on project specifics, and monthly communication regarding the budget.

This system for project management allows us to control the quality of each and every deliverable. This ensures that we produce the highest quality of work so that projects can be efficiently permitted and constructed with an eye on cost savings. As deliverables move through the project tracking process, they are subject to a team review (originating team) and an independent review by a licensed PE who did not work on the project. This ensures that every deliverable has gone through a minimum of two reviews.

Matthews | DCCM QA/QC Team:

- » Billy Almaguer, PE, QA/QC Manager
- » Scott Knowles, PE, QA/QC Support
- » Branden Marcinell, EI, QA/QC Support
- » Ivan Lamoš, EI, QA/QC Support

30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

# EXHIBIT A - LICENSES

**2023 FLORIDA LIMITED LIABILITY COMPANY AMENDED ANNUAL REPORT** **FILED**  
 DOCUMENT# L22000424179 **Jul 05, 2023**  
**Secretary of State**  
**2504025267CC**

**Entity Name:** MATTHEWS DESIGN GROUP, LLC  
**Current Principal Place of Business:**  
 7 WALDO ST.  
 ST. AUGUSTINE, FL 32084

**Current Mailing Address:**  
 7 WALDO ST.  
 ST. AUGUSTINE, FL 32084 US

**FEI Number:** 92-0592519 **Certificate of Status Desired:** No

**Name and Address of Current Registered Agent:**  
 CLUKEY & TEBALTT, LLC  
 201 OWENS AVENUE  
 UNIT A  
 SAINT AUGUSTINE, FL 32080 US

The above named entity submits this statement for the purpose of changing its registered office or registered agent, or both, in the State of Florida.  
**SIGNATURE:** MICAH CLUKEY **07/05/2023**  
 Electronic Signature of Registered Agent Date

**Authorized Person(s) Detail :**

Title	CEO	Title	P
Name	MATTHEWS, KERI	Name	MATTHEWS, ROB
Address	7 WALDO ST.	Address	7 WALDO ST.
City-State-Zip:	ST. AUGUSTINE FL 32084	City-State-Zip:	ST. AUGUSTINE FL 32084
Title	D	Title	DIRECTOR OF ARCHITECTURE
Name	LANEHART, ERIC	Name	PICKETT, DANIEL
Address	7 WALDO ST.	Address	7 WALDO ST.
City-State-Zip:	ST. AUGUSTINE FL 32084	City-State-Zip:	ST. AUGUSTINE FL 32084

I hereby certify that the information indicated on this report or supplemental report is true and accurate and that my electronic signature shall have the same legal effect as if made under oath that I am a managing member or manager of the limited liability company or the receiver or trustee empowered to execute this report as required by Chapter 605, Florida Statutes, and that my name appears above, or on an attachment with all other like empowered.

**SIGNATURE:** ROB A. MATTHEWS III **PRESIDENT** **07/05/2023**  
 Electronic Signature of Signing Authorized Person(s) Detail Date

**Licensee**

Name: **MATTHEWS DESIGN GROUP, LLC** License Number: **26535**  
 Rank: **Registry** License Expiration Date:  
 Primary Status: **Current** Original License Date: **08/22/2005**

**Related License Information**

License Number	Status	Related Party	Relationship Type	Relation Effective Date	Rank	Expiration Date
58425	Current, Active	MATTHEWS, ROB A III	Registry	08/22/2005	Professional Engineer	02/28/2023

THE OFFICIAL SITE OF THE FLORIDA DEPARTMENT OF BUSINESS & PROFESSIONAL REGULATION

**ONLINE SERVICES** **LICENSEE DETAILS** **5:41:12 PM 8/24/2023**

**Licensee Information**

Name: **MATTHEWS DESIGN GROUP, LLC (Primary Name)**  
 Main Address: **P.O BOX 3126 SAINT AUGUSTINE Florida 32085**  
 County: **ST. JOHNS**

**License Information**

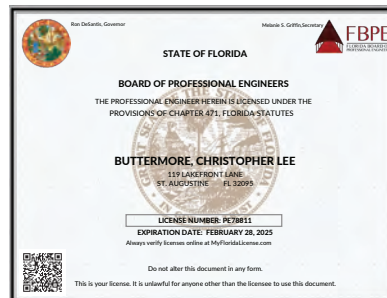
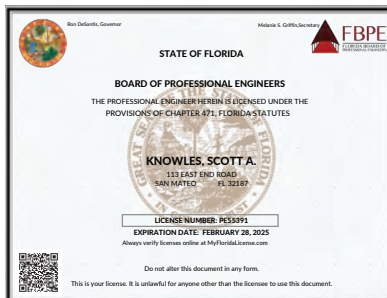
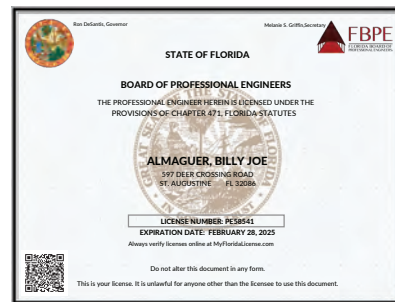
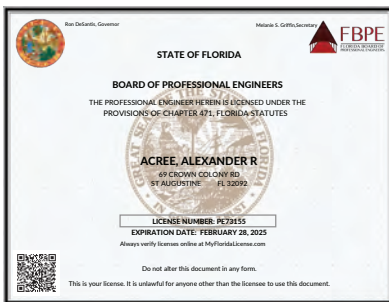
License Type: **Engineering Business Registry**  
 Rank: **Registry**  
 License Number: **26535**  
 Status: **Current**  
 License Date: **08/22/2005**  
 Expires:

**Special Qualifications** **Qualification Effective**

**Alternate Names**


[View Related License Information](#)  
[View License Complaint](#)

2601 Blair Stone Road, Tallahassee FL 32389 :: Email: [Customer Contact Center](#) :: Customer Contact Center: 850.487.1395  
 The State of Florida is an AA/EEO employer. Copyright 2007-2010 State of Florida. Privacy Statement  
 Under Florida law, email addresses are public records. If you do not want your email address released in response to a public-records



30. PROVIDE ANY ADDITIONAL INFORMATION REQUESTED BY THE AGENCY. ATTACH ADDITIONAL SHEETS AS NEEDED.

# EXHIBIT B - CERTIFICATES OF INSURANCE

<b>ACORD</b> <sup>TM</sup>	Client#: 189537	DCCMLLC	DATE (MM/DD/YYYY) 6/30/2023																																																																																																														
<b>CERTIFICATE OF LIABILITY INSURANCE</b>																																																																																																																	
<p>THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.</p> <p><b>IMPORTANT:</b> If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer any rights to the certificate holder in lieu of such endorsement(s).</p>																																																																																																																	
PRODUCER Propel Insurance 1201 Pacific Avenue, Suite 1000 COM Middle Market Tacoma, WA 98402-4321	CONTACT NAME: Kellie Hogan FAX No.: 800 499-0933 E-MAIL: kellie.hogan@propelinsurance.com ADDRESS:	INSURER A : American Guarantee and Liability Ins.Co INSURER B : Zurich American Insurance Company INSURER C : Evanston Insurance Company INSURER D : INSURER E : INSURER F :	NAIC # 26247 16535 35378																																																																																																														
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ACORD 25 (2016/03) 1 of 1 The ACORD name and logo are registered marks of ACORD #S6017734/M6005336		© 1988-2015 ACORD CORPORATION. All rights reserved. CRS01																																																																																																															

**ARCHITECT-ENGINEER QUALIFICATIONS  
PART II – GENERAL QUALIFICATIONS**

*(If a firm has branch offices, complete for each specific branch office seeking work.)*


1. SOLICITATION NUMBER (If any)

2a. FIRM (OR BRANCH OFFICE) NAME <b>Matthews Design Group, LLC dba Matthews   DCCM</b>		3. YEAR ESTABLISHED <b>2005</b>	4. UNIQUE ENTITY IDENTIFIER <b>79-0062392 (DUNS #)</b>
2b. STREET <b>7 Waldo Street</b>		5. OWNERSHIP a. TYPE <b>LLC, S-Corp</b>	
2c. CITY <b>St. Augustine</b>	2d. STATE <b>FL</b>	2e. ZIP CODE <b>32084</b>	
6a. POINT OF CONTACT NAME AND TITLE <b>Rob A. Matthews III, PE, President</b>		b. SMALL BUSINESS STATUS	
6b. TELEPHONE NUMBER <b>904.826.1334</b>	6c. E-MAIL ADDRESS <b>Rob@MDGinc.com</b>		7. NAME OF FIRM (If block 2a is a branch office) <b>N/A</b>
8a. FORMER FIRM NAME(S) (If any)		8b. YEAR ESTABLISHED	8c. UNIQUE ENTITY IDENTIFIER

9. EMPLOYEES BY DISCIPLINE				10. PROFILE OF FIRM'S EXPERIENCE AND ANNUAL AVERAGE REVENUE FOR LAST 5 YEARS		
a. Function Code	b. Discipline	c. No. of Employees		a. Profile Code	b. Experience	c. Revenue Index Number (see below)
		(1) FIRM	(2) BRANCH			
02	Administrative	10		C15	Construction Management	2
08	CADD Technician	10	4	HO7	Highways; Streets; Airfield Parking; Parking Lots	4
12	Civil Engineer	14	2	H11	Housing (Residential, Multifamily, Apartments; Condos)	4
15	Construction Inspector	1		L03	Landscape Architecture	1
39	Landscape Architect		1	O01	Office Buildings; Industrial Parks	2
47	Planner: Urban/Regional		2	PO6	Planning (Site, Installation & Project)	3
				RO4	Recreation Facilities; Parks; Marinas; etc.	1
				S13	Stormwater Handling & Facilities	3
				W04	Water Supply; Treatment & Distribution	2
				Z01	Zoning; Land Use Studies	2
<b>Total</b>		<b>35</b>	<b>9</b>			

11. ANNUAL AVERAGE PROFESSIONAL SERVICES REVENUES OF FIRM FOR LAST 3 YEARS (Insert revenue index number shown at right)		PROFESSIONAL SERVICES REVENUE INDEX NUMBER			
a. Federal Work	<b>0</b>	1. Less than \$100,000	6. \$2 million to less than \$5 million	7. \$5 million to less than \$10 million	8. \$10 million to less than \$25 million
b. Non-Federal Work	<b>6</b>	2. \$100,000 to less than \$250,000	7. \$5 million to less than \$10 million	8. \$10 million to less than \$25 million	9. \$25 million to less than \$50 million
c. Total Work	<b>6</b>	3. \$250,000 to less than \$500,000	8. \$10 million to less than \$25 million	9. \$25 million to less than \$50 million	10. \$50 million or greater
		4. \$500,000 to less than \$1 million	9. \$25 million to less than \$50 million		
		5. \$1 million to less than \$2 million	10. \$50 million or greater		

12. AUTHORIZED REPRESENTATIVE The foregoing is a statement of facts.

a. SIGNATURE 	b. DATE <b>8/24/2023</b>
c. NAME AND TITLE <b>Rob A. Matthews III, PE, President</b>	





**PREPARED BY:**

**Matthews | DCCM**

*Corporate Headquarters*

7 Waldo Street, St. Augustine, FL 32084

904.826.1334

[www.MDGinc.com](http://www.MDGinc.com)

**CONTACT:**

**Alex Acree, PE**

[AAcree@MDGinc.com](mailto:AAcree@MDGinc.com)

*FIFTH ORDER OF BUSINESS*

# Service Proposal

Under Budget Solutions LLC

16578 Yellow Bluff Rd

Jacksonville FL 32226

904-612-6668

[underbudgetsolutionsllc@gmail.com](mailto:underbudgetsolutionsllc@gmail.com)

Proposal Date: 8/23/23

Job Location:

Wynnfield Lakes CDD

12319 Wynnfield Lakes Dr

Jacksonville FL 32246

Description of Services	Amount
Wrap nine palm trees at entrance with warm white lights	\$ 900.00
Hang warm white lights on front of amenity center where accessible	\$ 200.00
Hang warm white lights on monument at entrance to community	\$ 150.00
Total	\$ 1,250.00

This service proposal includes all lights, extension cords and timers needed to complete the installation. Thank you for considering us for your facility needs.

Let the **MosquitoNix**® Elves

**Light Up** Your Holidays!



**HOLIDAY LIGHTS & DECOR**

# WHY MOSQUITONIX?

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Service | Product | Quality

**MosquitoNix**® **Elves**

# TRAINED, INSURED & EXPERIENCED

**OUR TRAINED AND EXPERIENCED MOSQUITONIX ELVES WILL TRANSFORM YOUR PROPERTY FOR THE HOLIDAYS!**

---

Do you find buying, installing and storing holiday lights and décor to be the worst part about the holiday season? The MosquitoNix® Elves have eight years of experience and are once again ready to help brighten your holidays. We supply, install, maintain, remove and store your holiday lights and décor! We will install your lights and décor along rooflines, walkways, windows, front doors, shrubs, borders and greenery, as well as wrap trees and hang garland and wreathes. With 100% worry and hassle-free service, it couldn't be any easier!

**MosquitoNix**® **Elves**

# SUPERIOR PRODUCTS & SERVICES

- High quality LED lights fixtures, décor & bulbs
- Full service maintenance program that includes:
  1. Installation
  2. White glove service (text “service” to 904-204-9207)
  3. Removal
  4. Storage of all lights & décor at end of season
- Trained, experienced & courteous uniformed crew
- LED ensures quality assurance and minimizes maintenance requests
- 100% worry & hassle-free service
- Meticulous electrical safety
- Competitive pricing
- Beautiful results

**MosquitoNix**® **Elves**

# REFERENCE IMAGES

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**MosquitoNix**® **Elves**



# FRAMING ELEMENTS WITH LIGHTS



**MosquitoNix**® **Elves**

# ENTRANCE LIGHTING AND DECOR



**MosquitoNix**® **Elves**

# ENTRANCE LIGHTING AND DECOR



**MosquitoNix**® **Elves**

# EAVE LIGHTING AND TOUCHES OF GREENERY



**MosquitoNix**® **Elves**

# EAVE LIGHTING AND TOUCHES OF GREENERY



**MosquitoNix**® **Elves**

# VEGETATION LIGHTING



**MosquitoNix**® **Elves**

# VEGETATION LIGHTING



**MosquitoNix**® **Elves**

# 2023 WORKING PROPOSAL

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**MosquitoNix**® **Elves**



# 2023 WORKING PROPOSAL

## Pricing:

**Lit Garland and Bows on Front Sign-  
\$200**

- **9 Palm Trees-\$3200**
- **Warm white lights**
- **Eve line of clubhouse-600**

**Total-\$4000**



# THANK YOU

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We Appreciate Your Business

**MosquitoNix**® **Elves**

*SIXTH ORDER OF BUSINESS*

**RESOLUTION 2023-08**

**A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT ADOPTING AMENDMENTS TO POLICIES REGARDING DISTRICT AMENITY CENTER; AND PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the Wynnfield Lakes Community Development District (the “**District**”) is a local unit of special-purpose government created and existing pursuant to Chapter 190, *Florida Statutes*, as amended (the “**Act**”), and being situated within the City of Jacksonville, Duval County, Florida; and

**WHEREAS**, the District’s Board of Supervisors (the “**Board**”) previously adopted *Policies Regarding District Amenity Center* (the “**Amenity Policies**”); and

**WHEREAS**, the Board desires to amend the Amenity Policies as set forth at **Exhibit A** and has determined that it is in the District’s best interest to amend the Amenity Policies as proposed for immediate use and application.

**NOW THEREFORE BE IT RESOLVED BY THE GOVERNING BOARD OF THE WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT:**

**SECTION 1.** The attached amendments to the Amenity Policies are hereby adopted pursuant to this resolution as necessary for the conduct of District business. These amendments shall stay in full force and effect until such time as the Board may amend these rules in accordance with Chapter 190, *Florida Statutes*.

**SECTION 2.** If any provision of this resolution is held to be illegal or invalid, the other provisions shall remain in full force and effect.

**SECTION 3.** This resolution shall become effective upon its passage and shall remain in effect unless rescinded or repealed.

**PASSED AND ADOPTED** this 20<sup>th</sup> day of September, 2023.

**ATTEST:**

**WYNNFIELD LAKES  
COMMUNITY DEVELOPMENT DISTRICT**

\_\_\_\_\_  
Secretary/Assistant Secretary

\_\_\_\_\_  
Chairperson, Board of Supervisors

**Exhibit A:** Amendments to Amenity Policies

## **EXHIBIT A**

### **PLAYGROUND POLICIES**

- *Hours:* The playground shall be available for use from ~~dawn~~Sunrise to ~~dusk~~Sunset.
- Children under the age of eight (8) must be accompanied by an adult Patron.
- Children eleven (11) years and older are not permitted to play on the playground equipment.

### **SERVICE ANIMAL POLICY**

Dogs or other pets (with the exception of “Service Animal(s)” trained to do work or perform tasks for an individual with a disability, including a physical, sensory, psychiatric, intellectual, or other mental disability) are not permitted within any District-owned public accommodations including, but not limited to, amenity buildings (offices and social halls), pools, playgrounds, parking lots, open spaces and other appurtenances or related improvements. A Service Animal must be kept under the control of its handler by leash or harness, unless doing so interferes with the Service Animal’s work or tasks or the individual’s disability prevents doing so. The District may remove the Service Animal under the following conditions:

- If the Service Animal is out of control and the handler does not take effective measures to control it;
- If the Service Animal is not housebroken; or,
- If the Service Animal’s behavior poses a direct threat to the health and safety of others.

The District may not ask about the nature or extent of an individual’s disability in order to determine whether an animal is a Service Animal or pet. However, the District may ask whether an animal is a Service Animal required because of a disability and what work or tasks the animal has been trained to perform.

*EIGHTH ORDER OF BUSINESS*

*D.*

*1.*





Wynnfield Lakes CDD Meeting, September 20, 2023

## Field Operations Manager Report

*Date of report: 9-12-23*

*Submitted by: Ken Thomas*

---

### **KOEHN / LANDSCAPING:**

- We receive service once a week from Koehn. See service reports for more detailed landscaping information (Service report attached).

### **SOLITUDE:**

- The ponds are inspected once a month. Solitude will make additional visits based on pond conditions / requests (Service report attached).

### **POOL:**

- Pools are cleaned a minimum of three times per week and chemicals are checked daily (Service reports attached).

### **PLAYGROUND:**

- Playground is inspected once per month. (Service report attached)

### **Complaint Form:**

- Gym needs a professional paint job.
- Bathrooms are nasty like a gas station.

## **PROJECTS UNDERWAY / COMPLETED:**

- Pickleball court fence replacement - Completed 8/18/23.
- Playground mulch - Completed 8/14/23.
- Acid wash/Tile repairs on pool - Scheduled for Oct / Nov.
- Splash pool timer - In work - Scheduled ASAP.
- Annual Backflow inspection - Bob's Backflow – Completed.
- Veranda bar and counter - Completed 7/26/23.
- Roof cleaning - Quotes attached.
  - 5 Star Pressure Washing - \$1600
  - Krystal Klean - \$1550 plus \$385 to clean gutters and chimney cap
- Replaced Wynnfield Lakes sign lighting.
- Replaced landscape lighting timer.
- Comcast here to replace modem and cable boxes 8/4/23.
- Replaced Fitness Center TV's 8/10/23.
- Installed Keybox in office 8/18/23.
- Repaired Splash Pad slide 8/23/23.
- Cleared tree debris from JEA trimming around light pole.

## **REGULAR SERVICES:**

- Regular services and cleaning done according to contract.
- Fitness Center cleaned five days per week.
- Restrooms cleaned three times per week.
- Trash picked up Monday through Friday, Amenity Center, and common areas.
- Trash picked up along Kernan Blvd once a week.

*If you have any comments or questions, please contact me:*

[kfthomas@vestapropertyservices.com](mailto:kfthomas@vestapropertyservices.com)





**name:** Robert Beladi  
**email:** robert.beladi@koehnoutdoor.com  
**phone:** 9045103082  
**Koehn Outdoor :** Koehn Outdoor

**report group:** Quick Reports  
**title:** Windfield Lakes Site Audit  
**created:** 6/22/23, 7:56 AM  
**modified:** 9/12/23, 7:26 AM  
**item count:** 13

(1)



**created:** 8/17/23, 9:47 AM  
**modified:** 8/23/23, 1:22 PM  
**taken by app:** Yes  
**description:** Addition of Bermuda sod to play park is establishing great. No issues to report.

(2)



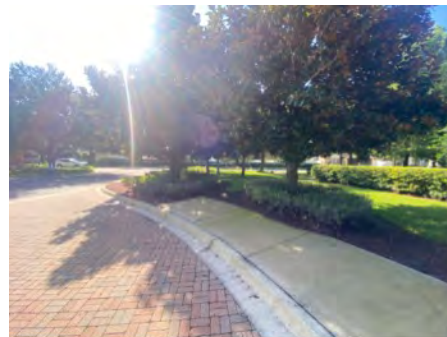
**created:** 8/17/23, 9:48 AM  
**modified:** 8/23/23, 1:23 PM  
**taken by app:** Yes  
**description:** Previous chinch bug and heavy weed pressure, causing major decline and turf. Sod replacement required.

(3)



**created:** 8/17/23, 9:48 AM  
**modified:** 8/23/23, 1:23 PM  
**taken by app:** Yes  
**description:** Recommend removal of all plant material and Mulch with addition of Saint Augustine sod. This is in order to create a more clean aesthetic.

(4)



**created:** 8/17/23, 9:48 AM  
**modified:** 8/23/23, 1:29 PM  
**taken by app:** Yes  
**description:** Recommend removal of declining shrub with the addition of Saint Augustine sod. Plant material is thinning due to location and age. Shade has caused the plant to only have foliage where full sun is. The inner area's decline and cause the thin leggy appearance. Recommend removing with the addition of St. Augustine sod to provide a clean aesthetic.



**name:** Robert Beladi  
**email:** robert.beladi@koehnoutdoor.com  
**phone:** 9045103082  
**Koehn Outdoor :** Koehn Outdoor

**report group:** Quick Reports  
**title:** Windfield Lakes Site Audit  
**created:** 6/22/23, 7:56 AM  
**modified:** 9/12/23, 7:26 AM  
**item count:** 13

(5)



**created:** 8/17/23, 9:49 AM  
**modified:** 8/23/23, 1:30 PM  
**taken by app:** Yes  
**description:** Recommend removal plant material with the addition of Saint Augustine sod to condense dead space. Shrubs in this area are in decline due to location along with age of materials.

(6)



**created:** 8/17/23, 9:50 AM  
**modified:** 8/23/23, 1:36 PM  
**taken by app:** Yes  
**description:** Palms on pool deck requires trimming.  
  
This is in our contract to preform. However ,at the beginning of our contract we require all trees and palms be trimmed in accordance to the contract prior to our contracted service. It seems in this case it has been a few years since their last trimming. Qty 13

(7)



**created:** 8/17/23, 9:50 AM  
**modified:** 8/23/23, 1:36 PM  
**taken by app:** Yes  
**description:** Canopy lift to surrounding trees is required.

(8)



**created:** 8/17/23, 9:51 AM  
**modified:** 8/23/23, 1:37 PM  
**taken by app:** Yes  
**description:** Required palm, trimming continued.



**name:** Robert Beladi  
**email:** robert.beladi@koehnoutdoor.com  
**phone:** 9045103082  
**Koehn Outdoor :** Koehn Outdoor

**report group:** Quick Reports  
**title:** Windfield Lakes Site Audit  
**created:** 6/22/23, 7:56 AM  
**modified:** 9/12/23, 7:26 AM  
**item count:** 13

(9)



**created:** 8/17/23, 9:51 AM  
**modified:** 9/12/23, 7:25 AM  
**taken by app:** Yes  
**description:** Required palm, trimming continued.

(10)



**created:** 8/17/23, 9:52 AM  
**modified:** 9/12/23, 7:25 AM  
**taken by app:** Yes  
**description:** Required Palm trimming continued.

(11)



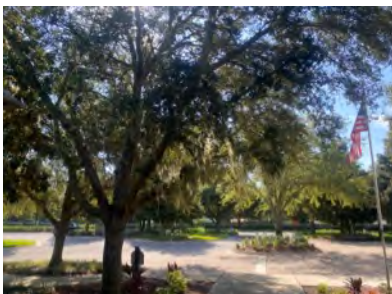
**created:** 8/17/23, 9:53 AM  
**modified:** 9/12/23, 7:25 AM  
**taken by app:** Yes  
**description:** Canopy lift required.

(12)



**created:** 8/17/23, 9:53 AM  
**modified:** 9/12/23, 7:26 AM  
**taken by app:** Yes  
**description:** Required palm trimming continued.

(13)



**created:** 8/17/23, 9:54 AM  
**modified:** 9/12/23, 7:26 AM  
**taken by app:** Yes  
**description:** Canopy lift required.

Service Report



Work Order  
 Work Order Number 00308710  
 Created Date 7/22/2023

Account Wynnfield Lakes CDD  
 Contact Lina Hernandez  
 Address 12337 Wynnfield Lake Drive  
 Jacksonville, FL 32246

Work Details

Specialist Comments to Customer Treated for grasses and algae on Ponds 1,2,3,4,6  
 Prepared By Russell Miller

Work Order Assets

Asset	Status	Product Work Type
Lake-ALL	Treated	
Lake Front	Inspected	
Lake 6	Inspected	
Lake 3	Inspected	
Lake 2	Inspected	
Lake 1	Inspected	
Lake 5	Inspected	
Lake 4	Inspected	

Service Parameters

Asset	Product Work Type	Specialist Comments to Customer
Lake-ALL	TEMP	
Lake-ALL	pH	
Lake-ALL	DO	
Lake-ALL	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Lake-ALL	SHORELINE WEED CONTROL	
Lake-ALL	MONITORING	
Lake-ALL	LAKE WEED CONTROL	
Lake-ALL	ALGAE CONTROL	
Lake Front	TEMP	
Lake Front	pH	
Lake Front	DO	
Lake Front	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Lake Front	SHORELINE WEED CONTROL	
Lake Front	MONITORING	
Lake Front	LAKE WEED CONTROL	
Lake Front	ALGAE CONTROL	



Work Order  
 Work Order Number 00308710  
 Created Date 7/22/2023

Account Wynnfield Lakes CDD  
 Contact Lina Hernandez  
 Address 12337 Wynnfield Lake Drive  
 Jacksonville, FL 32246

Lake 6	TEMP	
Lake 6	pH	
Lake 6	DO	
Lake 6	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Lake 6	SHORELINE WEED CONTROL	
Lake 6	MONITORING	
Lake 6	LAKE WEED CONTROL	
Lake 6	ALGAE CONTROL	
Lake 5	TEMP	
Lake 5	pH	
Lake 5	DO	
Lake 5	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Lake 5	SHORELINE WEED CONTROL	
Lake 5	MONITORING	
Lake 5	LAKE WEED CONTROL	
Lake 5	ALGAE CONTROL	
Lake 4	TEMP	
Lake 4	pH	
Lake 4	DO	
Lake 4	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Lake 4	SHORELINE WEED CONTROL	
Lake 4	MONITORING	
Lake 4	LAKE WEED CONTROL	
Lake 4	ALGAE CONTROL	
Lake 3	TEMP	
Lake 3	pH	
Lake 3	DO	
Lake 3	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Lake 3	SHORELINE WEED CONTROL	
Lake 3	MONITORING	
Lake 3	LAKE WEED CONTROL	
Lake 3	ALGAE CONTROL	
Lake 2	TEMP	
Lake 2	pH	



Work Order  
 Work Order Number 00308710  
 Created Date 7/22/2023

Account Wynnfield Lakes CDD  
 Contact Lina Hernandez  
 Address 12337 Wynnfield Lake Drive  
 Jacksonville, FL 32246

Lake 2	DO	
Lake 2	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Lake 2	SHORELINE WEED CONTROL	
Lake 2	MONITORING	
Lake 2	LAKE WEED CONTROL	
Lake 2	ALGAE CONTROL	
Lake 1	TEMP	
Lake 1	pH	
Lake 1	DO	
Lake 1	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Lake 1	SHORELINE WEED CONTROL	
Lake 1	MONITORING	
Lake 1	LAKE WEED CONTROL	
Lake 1	ALGAE CONTROL	
Lake 4		
Lake 5		
Lake 1		
Lake 2		
Lake 3		
Lake 6		
Lake Front		
Lake-ALL		





STATE OF FLORIDA  
DEPARTMENT OF HEALTH  
MONTHLY SWIMMING POOL REPORT

STATE PERMIT # \_\_\_\_\_

DATE July 23

NAME OF POOL MAN ADDRESS \_\_\_\_\_

Days of month	Chlorine residual			pH			Filter Gauge Reading			POOL VOLUME IN GALLONS _____			Remarks Enter items such as: Total alkalinity, hardness, cyanuric acid, equipment breakdown, excessive pool water loss, filter backwash, water clarity
	9 AM	1 PM	4 PM	9 AM	1 PM	4 PM	Vacuum in/Hg	Pressure: Influent PSI	Pressure: Effluent PSI	Flow GPM	Pool Vacuumed	No. Patrons	
1	7.5		7.5	7.4		7.2							Skim
2	2		5	7.4		7.2							Skim Grids
3	4		2	7.2		7.2							Skim
4	2		5	7.2		7.2							Skim
5	3	5		7.2	7.4								Skim HH Grids
6	5		7.5	7.4		7.4							Skim HH
7	5		7.5	7.4		7.4							Skim HH
8	5	5	3	7.4	7.4	7.2							Skim HH Grids
9	2	2	5	7.2	7.2	7.4							Skim
10	3		5	7.4		7.4							Skim HH
11	7.5			7.4									Skim HH
12	2		5	7.2		7.2							Skim HH Grids
13	7.5		7.5	7.2		7.2							Skim
14	3	3		7.4	7.4								Skim HH Grids
15	3			7.4									Skim
16	2		2	7.2		7.2							Skim
17	2		3	7.4		7.4							Skim HH Grids
18	1		7.5	7.4		7.2							Skim HH
19	7.5		7.5	7.4		7.4							Skim
20	3		3	7.4		7.2							Skim HH
21	2		3	7.2		7.2							Skim HH Grids
22	5		5	7.4		7.4							Skim
23	6		4	7.4		7.2							Skim
24	3		7.5	7.4		7.2							Skim HH
25	5		7.5	7.2		7.6							Skim HH Grids
26	5			7.2									Skim
27	3		2	7.4		7.4							Skim HH
28	2	7.5	7.5	7.4	7.6	7.4							Skim HH Grids
29	5			7.2									Skim
30	6		5	7.4		7.2							Skim
31	5		3	7.4		7.2							Skim Grids HH



STATE OF FLORIDA  
DEPARTMENT OF HEALTH  
MONTHLY SWIMMING POOL REPORT

STATE PERMIT # \_\_\_\_\_

DATE July 23

NAME OF POOL SPLASH ADDRESS \_\_\_\_\_

Days of month	Chlorine residual			pH			Filter Gauge Reading			POOL VOLUME IN GALLONS				Remarks Enter items such as: Total alkalinity, hardness, cyanuric acid, equipment breakdown, excessive pool water loss, filter backwash, water clarity
	9 AM	1 PM	4 PM	9 AM	1 PM	4 PM	Vacuum in/Hg	Pressure: Influent PSI	Pressure: Effluent PSI	Flow GPM	Pool Vacuumed	No. Patrons		
1	5		7.5	7.4		7.6								SKIM
2	2		5	7.4		7.2								SKIM Grids
3	3		5	7.4		7.4								SKIM
4	5		5	7.4		7.2								SKIM
5	5	5		7.2	7.4									SKIM Grids
6	3		3	7.4		7.6								SKIM
7	5		7.5	7.6		7.6								SKIM
8	3	3	5	7.4	7.2	7.4								SKIM Grids
9	2	5	5	7.4	7.8	7.2								SKIM
10	2			7.4										SKIM
11	2			7.4										SKIM
12	2		2	7.6		7.4								SKIM Grids
13	2		2	7.4		7.4								SKIM
14	3	2		7.4	7.4									SKIM Grids
15	3			7.4										SKIM
16	2		3	7.4		7.4								SKIM
17	2		5	7.6		7.4								SKIM Grids
18	5		3	7.2		7.6								SKIM
19	2		7.5	7.6		7.6								SKIM
20	3		3	7.6		7.2								SKIM
21	2		3	7.6		7.4								SKIM Grids
22	2		2	7.4		7.2								SKIM
23	2		3	7.4		7.2								SKIM
24	2		3	7.4		7.4								SKIM
25	2		7.5	7.4		7.4								SKIM Grids
26	5			7.2										SKIM
27	3		3	7.4		7.4								SKIM
28	2	5	7.5	7.6	7.4	7.4								SKIM Grids
29	2			7.4										SKIM
30	3		6	7.2		7.4								SKIM
31	7.5		7.5	7.4		7.6								SKIM



STATE OF FLORIDA  
DEPARTMENT OF HEALTH  
MONTHLY SWIMMING POOL REPORT

STATE PERMIT # \_\_\_\_\_

DATE Aug 23

NAME OF POOL MAIN ADDRESS \_\_\_\_\_

Days of month	Chlorine residual			pH			Filter Gauge Reading			POOL VOLUME IN GALLONS _____				Remarks Enter items such as: Total alkalinity, hardness, cyanuric acid, equipment breakdown, excessive pool water loss, filter backwash, water clarity
	9 AM	1 PM	4 PM	9 AM	1 PM	4 PM	Vacuum In/Hg	Pressure: Influent PSI	Pressure: Effluent PSI	Flow GPM	Pool Vacuumed	No. Patrons		
1	5			7.4										SKIM HH
2	2		2.5	7.4		7.4								SKIM HH
3	2		7.5	7.4		7.4								SKIM HH Grids
4	7.5			7.4										SKIM HH Grids
5	5		7.5	7.4		7.4								SKIM HH
6	7.5		5	7.4		7.4								SKIM HH
7	5			7.4										SKIM HH Grids
8	2			7.4										SKIM HH Grids
9	2		7.5	7.4		7.4								SKIM HH
10	5			7.4										SKIM
11	5		7.5	7.4		7.4								SKIM HH Grids
12	3		3	7.4		7.2								SKIM
13	<del>5</del>		2	7.4		7.2								SKIM
14	5		7.5	7.4		7.4								SKIM
15	2			7.6										SKIM HH Grids
16	5			7.4										SKIM HH
17	3		7.5	7.4		7.6								SKIM HH
18	5	7.5	7.5	7.4	7.4	7.4								SKIM Grids
19	7.5		6	7.4		7.4								SKIM
20	7.5		7.5	7.2		7.2								SKIM
21	3			7.4										SKIM HH
22	7.5		7.5	7.2		7.6								SKIM
23	5			7.6										SKIM
24	5		5	7.4		7.2								SKIM
25	7.5	5		7.4	7.2									SKIM HH Grids
26	<del>7.5</del>			7.2										SKIM
27	7.5			7.4										SKIM
28	5	7.5	7.5	7.4	7.4	7.2								SKIM Grids
29	5			7.4										SKIM
30														SKIM
31	7.5		7.5	7.4		7.2								SKIM HH



**STATE OF FLORIDA  
DEPARTMENT OF HEALTH  
MONTHLY SWIMMING POOL REPORT**

STATE PERMIT # \_\_\_\_\_

DATE AUG 23

NAME OF POOL SPLASH ADDRESS \_\_\_\_\_

Days of month	Chlorine residual			pH			Filter Gauge Reading			POOL VOLUME IN GALLONS _____				Remarks Enter items such as: Total alkalinity, hardness, cyanuric acid, equipment breakdown, excessive pool water loss, filter backwash, water clarity
	9 AM	1 PM	4 PM	9 AM	1 PM	4 PM	Vacuum in/Hg	Pressure: Influent PSI	Pressure: Effluent PSI	Flow GPM	Pool Vacuumed	No. Patrons		
1	7.5			7.4										SKIM
2			7.5	7.6		7.4								SKIM
3	7.5		7.5	7.4		7.6								SKIM
4	7.5			7.4										SKIM Grids
5	5		5	7.4		7.4								SKIM
6	5		5	7.4		7.4								SKIM
7	5			7.4										SKIM
8	5			7.4										SKIM Grids
9	3		1	7.6		7.6								SKIM
10	5			7.4										SKIM
11	2		3	7.6		7.4								SKIM Grids
12	3		3	7.4		7.2								SKIM
13	2		2	7.2		7.2								SKIM
14	2		5	7.4		7.2								SKIM
15	2			7.6										SKIM Grids
16	2			7.6										SKIM <del>Grids</del>
17	5		5	7.4		7.6								SKIM
18	2	7.5	5	7.6	7.4	7.6								SKIM Grids
19	5		5	7.2		7.2								SKIM
20	5		5	7.4		7.2								SKIM
21	3			7.4										SKIM
22	5		2	7.8		7.6								SKIM
23	2			7.6										SKIM
24	5		2	7.4		7.4								SKIM
25	5	2		7.4	7.6									SKIM Grids
26	2			7.4										SKIM
27	7.5			7.2										SKIM
28	2		2	7.8		7.4								SKIM Grids
29	7.5			7.8										SKIM
30														STORM
31	2		2	7.4		7.2								SKIM

2.



# 5 Star Pressure Washing Inc

933 11th Ave S  
Jacksonville Beach, FL 32250

(904) 201-9122  
www.fivestarpw.com  
sales@fivestarpw.com

## Estimate

Order No.                      Date

6343	6/21/2023
Start	End
10:00 AM	10:30 AM

Customer Info.	Service Location	Job Info.
Wynnfield Lakes CDD	Primary Address	Technician: Perez, Mike
12319 Wynnfield Lakes Dr Jacksonville, FL 32246	12319 Wynnfield Lakes Dr Jacksonville, FL 32246	Sales Rep: Victor
Phone: (904) 377-6756	Wynnfield Lakes C (904) 377-6756	PO #:
		Lead Source:

QTY	Description	Price	Amount
1	Custom - Soft wash tennis and pickleball courts	1,600.00	1,600.00
1 <i>Hold</i>	Softwash Roof Cleaning - Commercial - This is for a professional "Softwash" cleaning of the roof in order to remove all gloeocapsa magma(organic growth). Clubhouse and fitness center area	1,600.00	1,600.00

Notes:

<b>SUBTOTAL</b>	\$3,200.00
<b>TAX</b>	\$0.00
<b>TOTAL</b>	\$3,200.00
<b>ADDITIONAL</b>	
<b>GRAND TOTAL</b>	
Due Upon Receipt	

Signature \_\_\_\_\_

Date \_\_\_\_\_

**Thank you for your business**

Date Printed: 6/22/2023



PO Box 51289  
 Jacksonville Beach FL 32240  
 (877) 875-5326, (904) 220-3331  
 Info@krystalklean.com

# Estimate 1025856674

<b>DATE</b>	08/22/2023
<b>PO #</b>	
<b>Provided By</b>	Marc Ferretti marc.f@krystalklean.com

CUSTOMER
Wynfield Lakes Ken Thomas 12319 Wynnfield Lakes Drive Jacksonville, FL, 32246 (904) 377-6756 kfthomas@vestapropertyservices.com

SERVICE LOCATION
Wynfield Lakes 12319 Wynnfield Lakes Drive Jacksonville, FL, 32246 (904) 377-6756 kfthomas@vestapropertyservices.com

DESCRIPTION	
Gutter Cleaning, Soft Roof Washing	

## Estimate

### Estimate

Description	Qty	Rate	Total
<b>Gutter Cleaning</b> -Clean inside of gutters to remove debris -Remove organic build-up (leaves, sticks) and rinse inside gutter with low pressure -Flush downspouts to ensure they are clear of clogs.	1.00	\$395.00	\$395.00
<b>Soft Wash Roof</b> -For the health and safety of your plants, we highly recommends that our customers abstain from roof cleaning services in the summer months and that they wait until the fall or winter. -Roof to be cleaned using professional 'Soft Wash' process in order to avoid damage to roof surfaces. -Solution include algaecides, fungicides and phosphate-free detergents to extend life of cleaning and provide optimal results. -Locks and electrical elements to be protected during cleaning process. -Extra care/precaution to be taken with landscaping to protect from damage. -Some stains such as mud dauber resin, black streaks on gutters, mineral deposits and rust may have permanently stained surfaces. -Flaking paint can come off with any amount of pressure. Loose or flaking paint will come off while cleaning. -Customer is responsible to ensure windows are closed and latched prior to cleaning.  -Please refer to the Soft Washing procedure attached. -Soft washing removes most mildew, dirt, and algae, which accounts for 95% of roof discoloration in Florida. This process potentially exposes mineral deposit stains that would require additional chemical treatment to remove. Krystal Klean does not currently offer this chemical service on roofs.	1.00	\$1,550.00	\$1,550.00

-Our technicians will water any vegetation immediately to the roof fall line prior to and after cleaning as well as spray a neutralizing agent to the areas that may have been over sprayed by the cleaning solution. Customer agrees to water each zone around the roof fall line for 15 minutes per zone for the following 14 days.

-Drip edge, fascia, soffits and walls of home are not included with roof cleaning. Mildew, dirt, and algae may be partially cleaned/streaked or have mildew, dirt, and algae remaining on the surfaces not included with roof cleaning. We recommend cleaning exterior drip edge, fascia, soffits, and walls in conjunction with roof cleaning

Please discuss any questions with your sales representative.

Duval

7.50%

\$29.63

**Estimate Total: \$1,974.63**

**CUSTOMER MESSAGE**

Thank you for the opportunity to serve you!

We uphold the highest industry standards for glass cleaning tools and methods but must inform and educate its customers about the inherent risk of scratches when cleaning glass. Given the facts below, we cannot be held liable for glass scratches. Minuscule glass particles (or "glass fines") may exist on the pane surface. This flaw is common for tempered or hurricane-proof glass often installed in Florida. During a normal cleaning process, these glass fines can break off and cause hairline scratches. Removal of paint, adhesives, calcium deposits, or construction debris may require the use of scrubbing pads or scrapers, which increases the risk of scratched glass, and is a separate service from standard window cleaning. When cleaning glass to remove calcium deposits, some brands of tinted or soft glass may be micro-scratched with vinyl buffing pads. Preexisting scratches may be visible or apparent after the glass is cleaned.

Terms of payment: The total amount stated is due upon completion. Where applicable, credit cards will be charged for the total amount upon completion based on the credit card information provided in advance. All late payments (over 30 days) may bear interest at the highest rate permissible under Florida law calculated daily and compounded monthly. Customer shall also be responsible for paying all reasonable costs incurred in collecting any late payments, including, without limitation, attorneys' fees.

Photos and/or videography may be taken and used for warranty, educational, and advertising purposes. By signing this estimate, you agree to allow us to use the content taken for the above intent. Krystal Klean will not take photos or videos if you request us not to, in writing, when you execute this estimate.

Estimate Accepted By:

Accepted Date:



3.



September 12, 2023  
Wynnfield Lakes CDD

Contract No. - 3879

This is to remove declining walter viburnum throughout amenity center parking lot with the addition of St. Augustine Sod. Along with the removal of declining sod due to previous chinch bug activity.

ITEM	QTY	UNIT PRICE	TOTAL PRICE
St. Augustine Sod	8.00	\$550.00	\$4,400.00
Labor - Enhancement	48.00	\$55.00	\$2,640.00
Disposal	1.00	\$250.00	\$250.00
labor - Irrigation	4.00	\$65.00	\$260.00
			<b>\$7,550.00</b>

### WORK ORDER SUMMARY

SERVICES	SALES TAX	TOTAL PRICE
general enhancement	\$0.00	\$7,550.00
		<b>\$0.00</b>
		<b>\$7,550.00</b>

<b>Sale</b>	\$7,550.00
<b>Sales Tax</b>	\$0.00
<b>Total</b>	<b>\$7,550.00</b>

By \_\_\_\_\_  
Robert Beladi

By \_\_\_\_\_

Date 9/12/2023

Date \_\_\_\_\_

**DM Koehn Landscaping, Inc. D/B/A  
Koehn Outdoor**

**Wynnfield Lakes CDD**



September 12, 2023  
Wynfield Lakes CDD

Contract No. - 3901

This is for the one time trimming of palms around amenity center and pool to bring up to maintainable state.

ITEM	QTY	UNIT PRICE	TOTAL PRICE
Palm Trimming	33.00	\$55.00	\$1,815.00
			<b>\$1,815.00</b>

**WORK ORDER SUMMARY**

SERVICES	SALES TAX	TOTAL PRICE
general enhancement	\$0.00	\$1,815.00
		<b>\$0.00</b>
		<b>\$1,815.00</b>

<b>Sale</b>	\$1,815.00
<b>Sales Tax</b>	\$0.00
<b>Total</b>	<b>\$1,815.00</b>

By \_\_\_\_\_  
Robert Beladi

By \_\_\_\_\_

Date 9/12/2023

Date \_\_\_\_\_

**DM Koehn Landscaping, Inc. D/B/A  
Koehn Outdoor**

**Wynfield Lakes CDD**

*E.*



Wynnfield Lakes CDD Meeting, September 20, 2023  
General Manager Report

Date of report: 9-12-23

Submitted by: **Lina Hernandez**

**Projects in Progress**

- Amenity Signs:  
Waiting for policies to be reviewed so we can place the order for the amenity signs.
- Envera:  
Waiting for agreement to have an estimated installation and start date.
- Wynnfield Lakes Fall Festival:  
Family fun event with bounce houses, obstacle course, atomic bungee, music, crafts, and more.  
This event is scheduled for Saturday, October 14, from 11am to 2pm.



## **Project Approval Request**

- Christmas Lights (Proposals attached).

*If you have any comments or questions, please contact me:*

[lihernandez@vestapropertyservices.com](mailto:lihernandez@vestapropertyservices.com)



*ELEVENTH ORDER OF BUSINESS*

*A.*



***Wynnfield Lakes***  
***Community Development District***

***Unaudited Financial Reporting***  
***August 31, 2023***



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**Wynnfield Lakes**  
**Community Development District**  
**Combined Balance Sheet**  
**August 31, 2023**

	<i>General Fund</i>	<i>Debt Service Fund</i>	<i>Capital Reserve Fund</i>	<i>Totals Governmental Funds</i>
<b>Assets:</b>				
<u>Cash:</u>				
Operating Account	\$ 67,061	\$ -	\$ 6,473	\$ 73,534
Petty Cash	200	-	-	200
Assessments Receivable	25	-	-	25
<u>Investments:</u>				
State Board of Administration (SBA)	340,402	-	79,461	419,863
<u>Series 2014</u>				
Reserve	-	263,016	-	263,016
Revenue	-	130,480	-	130,480
<b>Total Assets</b>	<b>\$ 407,688</b>	<b>\$ 393,496</b>	<b>\$ 85,934</b>	<b>\$ 887,118</b>
<b>Liabilities:</b>				
Accounts Payable	\$ 15,839	\$ -	\$ -	\$ 15,839
<b>Total Liabilities</b>	<b>\$ 15,839</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 15,839</b>
<b>Fund Balance:</b>				
Restricted for:				
Debt Service - Series	\$ -	\$ 393,496	\$ -	\$ 393,496
Assigned for:				
Capital Reserve Fund	-	-	85,934	85,934
Unassigned	391,849	-	-	391,849
<b>Total Fund Balances</b>	<b>\$ 391,849</b>	<b>\$ 393,496</b>	<b>\$ 85,934</b>	<b>\$ 871,279</b>
<b>Total Liabilities &amp; Fund Balance</b>	<b>\$ 407,688</b>	<b>\$ 393,496</b>	<b>\$ 85,934</b>	<b>\$ 887,118</b>

**Wynnfield Lakes**  
**Community Development District**  
**General Fund**

**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending August 31, 2023**

	Adopted Budget	Prorated Budget Thru 08/31/23	Actual Thru 08/31/23	Variance
<b>Revenues:</b>				
Special Assessments - Tax Roll	\$ 594,873	\$ 594,873	\$ 596,615	\$ 1,742
Interest Income	15	14	9,746	9,732
Clubhouse Income	2,000	1,833	10,217	8,383
<b>Total Revenues</b>	<b>\$ 596,888</b>	<b>\$ 596,720</b>	<b>\$ 616,577</b>	<b>\$ 19,858</b>

**Expenditures:**

**General & Administrative:**

Supervisor Fees	\$ 6,000	\$ 6,000	\$ 5,800	\$ 200
PR-FICA	459	459	444	15
Engineering	4,500	4,125	1,490	2,635
Attorney	20,000	18,333	17,743	590
Annual Audit	3,140	3,140	3,140	-
Assessment Administration	5,000	5,000	5,000	-
Arbitrage Rebate	600	-	-	-
Dissemination Agent	1,100	1,008	1,008	(0)
Trustee Fees	4,800	-	-	-
Management Fees	49,755	45,609	45,609	-
Information Technology	1,200	1,100	1,100	-
Website Maintenance	400	367	-	367
Travel & Per Diem	100			
Telephone	250	229	434	(205)
Postage & Delivery	300	275	830	(555)
Meeting Room	1,290	1,183	1,500	(318)
Insurance General Liability	8,660	8,660	8,095	565
Printing & Binding	750	688	736	(49)
Legal Advertising	1,000	917	833	84
Other Current Charges	4,200	3,850	241	3,609
Office Supplies	150	138	7	130
Dues, Licenses & Subscriptions	175	175	175	-
<b>Total General &amp; Administrative</b>	<b>\$ 113,829</b>	<b>\$ 101,254</b>	<b>\$ 94,186</b>	<b>\$ 7,069</b>

**Operations & Maintenance**

**Field Expenditures**

Property Insurance (FIA)	\$ 10,290	\$ 10,290	\$ 9,914	\$ 376
Utilities - Irrigation (JEA)	11,750	10,771	1,611	9,160
Field Operations Management (Vesta)	27,053	24,799	24,799	(0)
Security Service/Monitoring (Giddens/Fidelity)	34,000	31,167	47,990	(16,823)
Landscape Maintenance (Yellowstone)	57,900	53,075	47,012	6,063
Landscape Contingency	23,700	21,725	7,484	14,241
Lake Maintenance (Lake Doctors)	10,672	9,783	8,492	1,291
Irrigation Maintenance (Yellowstone)	10,000	9,167	6,590	2,577

**Wynnfield Lakes**  
**Community Development District**  
**General Fund**

**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending August 31, 2023**

	Adopted Budget	Prorated Budget Thru 08/31/23	Actual Thru 08/31/23	Variance
<b>Field Expenditures (continued)</b>				
Repairs & Replacements	15,000	13,750	8,494	5,256
Refuse Service (Republic Services)	11,400	10,450	7,869	2,581
Stormwater User Fees	1,140	1,045	-	1,045
Animal Control	15,000	13,750	13,831	(81)
Contingency	13,000	11,917	-	11,917
Reserve Funding-PY	50,000	50,000	50,000	-
<b>Subtotal Field Expenditures</b>	<b>\$ 290,905</b>	<b>\$ 271,687</b>	<b>\$ 234,086</b>	<b>\$ 37,601</b>
<b>Amenity Expenditures</b>				
Amenity Center Management (Vesta)	\$ 76,283	\$ 69,926	69,926	\$ (0)
Facility Attendants (Vesta)	11,541	10,579	10,579	0
General Facility Maintenance (Vesta)	17,665	16,192	16,193	(0)
Utilities - Electric (JEA)	16,500	15,125	14,173	952
Utilities - Water & Sewer (JEA)	6,600	6,050	6,097	(47)
Telephone/Internet & Cable (Comcast)	4,352	3,989	4,460	(470)
Repairs & Replacements	16,500	15,125	6,010	9,115
Fitness Equipment Maintenance	1,360	1,247	-	1,247
Fitness Center Supplies	1,000	917	613	304
Pool Maintenance (Vesta)	15,750	14,438	12,982	1,455
Pool Chemicals (PoolSure)	9,525	8,731	9,546	(815)
Janitorial Service (Vesta)	8,926	8,182	8,182	0
Office Supplies / Mailings / Printings	1,250	1,146	1,092	54
Operating Supplies	3,000	2,750	3,612	(862)
Permit Fees	1,500	1,500	1,639	(139)
Special Events	10,000	9,167	5,567	3,599
Recreation Passes	500	458	-	458
<b>Subtotal Amenity Expenditures</b>	<b>\$ 202,251</b>	<b>\$ 185,522</b>	<b>\$ 170,672</b>	<b>\$ 14,850</b>
<b>Total Operations &amp; Maintenance</b>	<b>\$ 493,157</b>	<b>\$ 457,209</b>	<b>\$ 404,758</b>	<b>\$ 52,452</b>
<b>Total Expenditures</b>	<b>\$ 606,986</b>	<b>\$ 558,464</b>	<b>\$ 498,943</b>	<b>\$ 59,520</b>
<b>Excess (Deficiency) of Revenues over Expenditures</b>	<b>\$ (10,098)</b>	<b>\$ 38,256</b>	<b>\$ 117,634</b>	<b>\$ 79,378</b>
<b><i>Other Financing Sources/(Uses):</i></b>				
Transfer In/(Out)	\$ 10,098	\$ 10,098	\$ 12,206	\$ 2,108
<b>Total Other Financing Sources/(Uses)</b>	<b>\$ 10,098</b>	<b>\$ 10,098</b>	<b>\$ 12,206</b>	<b>\$ 2,108</b>
<b>Net Change in Fund Balance</b>	<b>\$ -</b>	<b>\$ 48,354</b>	<b>\$ 129,840</b>	<b>\$ 81,486</b>
<b>Fund Balance - Beginning</b>	<b>\$ -</b>		<b>\$ 262,009</b>	
<b>Fund Balance - Ending</b>	<b>\$ -</b>		<b>\$ 391,849</b>	

**Wynnfield Lakes**  
**Community Development District**  
**Capital Reserve Fund**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending August 31, 2023**

	Adopted Budget	Prorated Budget Thru 08/31/23	Actual Thru 08/31/23	Variance
<b>Revenues</b>				
Carry Forward Balance	\$ 50,000	\$ 50,000	\$ 50,000	\$ -
Interest	50	46	4,396	4,350
<b>Total Revenues</b>	<b>\$ 50,050</b>	<b>\$ 50,046</b>	<b>\$ 54,396</b>	<b>\$ 4,350</b>
<b>Expenditures:</b>				
Capital Outlay	\$ 100,000	\$ 91,667	\$ 94,016	\$ (2,349)
Other Service Charges	600	550	372	178
<b>Total Expenditures</b>	<b>\$ 100,600</b>	<b>\$ 92,217</b>	<b>\$ 94,387</b>	<b>\$ (2,171)</b>
<b>Excess (Deficiency) of Revenues over Expenditures</b>	<b>\$ (50,550)</b>	<b>\$ (42,171)</b>	<b>\$ (39,991)</b>	<b>\$ 2,179</b>
<b>Other Financing Sources/(Uses)</b>				
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ -
<b>Total Other Financing Sources (Uses)</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>
<b>Net Change in Fund Balance</b>	<b>\$ (50,550)</b>	<b>\$ (42,171)</b>	<b>\$ (39,991)</b>	<b>\$ 2,179</b>
<b>Fund Balance - Beginning</b>	<b>\$ 91,638</b>		<b>\$ 125,926</b>	
<b>Fund Balance - Ending</b>	<b>\$ 41,088</b>		<b>\$ 85,934</b>	

**Wynnfield Lakes**  
**Community Development District**  
**Debt Service Fund Series 2014**  
**Statement of Revenues, Expenditures, and Changes in Fund Balance**  
**For The Period Ending August 31, 2023**

	Adopted Budget	Prorated Budget Thru 08/31/23	Actual Thru 08/31/23	Variance
<b>Revenues:</b>				
Special Assessments - Tax Roll	\$ 517,894	\$ 517,894	\$ 519,411	\$ 1,517
Interest Income	-	-	21,051	21,051
<b>Total Revenues</b>	<b>\$ 517,894</b>	<b>\$ 517,894</b>	<b>\$ 540,462</b>	<b>\$ 22,568</b>
<b>Expenditures:</b>				
Interest - 5/1	\$ 114,175	\$ 114,175	\$ 114,175	\$ -
Interest - 11/1	114,175	114,175	114,175	-
Principal - 5/1	290,000	290,000	290,000	-
<b>Total Expenditures</b>	<b>\$ 518,350</b>	<b>\$ 518,350</b>	<b>\$ 518,350</b>	<b>\$ -</b>
<b>Excess (Deficiency) of Revenues over Expenditures</b>	<b>\$ (456)</b>	<b>\$ (456)</b>	<b>\$ 22,112</b>	<b>\$ 22,568</b>
<b>Other Financing Sources/(Uses):</b>				
Transfer In/(Out)	\$ (10,098)	\$ (10,098)	\$ (12,206)	\$ (2,108)
<b>Total Other Financing Sources/(Uses)</b>	<b>\$ (10,098)</b>	<b>\$ (10,098)</b>	<b>\$ (12,206)</b>	<b>\$ (2,108)</b>
<b>Net Change in Fund Balance</b>	<b>\$ (10,554)</b>	<b>\$ (10,554)</b>	<b>\$ 9,906</b>	<b>\$ 20,460</b>
<b>Fund Balance - Beginning</b>	<b>\$ 125,680</b>		<b>\$ 383,590</b>	
<b>Fund Balance - Ending</b>	<b>\$ 115,125</b>		<b>\$ 393,496</b>	

**Wynnfield Lakes**  
**Community Development District**  
**Month to Month**

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
<b>Revenues:</b>													
Special Assessments - Tax Roll	\$ -	\$ 88,733	\$ 483,251	\$ 8,369	\$ 5,642	\$ 1,421	\$ 1,806	\$ 2,957	\$ 4,436	\$ -	\$ -	\$ -	\$ 596,615
Interest Income	278	306	287	1,161	1,270	1,072	1,167	1,049	1,004	\$ 924	\$ 1,229		9,746
Clubhouse Income	(25)	300	225	-	-	350	659	4,508	125	4,075	-	-	10,217
Other Income	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>Total Revenues</b>	<b>\$ 253</b>	<b>\$ 89,339</b>	<b>\$ 483,763</b>	<b>\$ 9,531</b>	<b>\$ 6,912</b>	<b>\$ 2,843</b>	<b>\$ 3,631</b>	<b>\$ 8,514</b>	<b>\$ 5,565</b>	<b>\$ 4,999</b>	<b>\$ 1,229</b>	<b>\$ -</b>	<b>\$ 616,577</b>
<b>Expenditures:</b>													
<b>General &amp; Administrative:</b>													
Supervisor Fees	\$ -	\$ 1,000	\$ -	\$ 1,000	\$ -	\$ 1,000	\$ -	\$ 1,000	\$ 800	\$ 1,000	\$ -	\$ -	\$ 5,800
PR-FICA	-	77	-	77	-	77	-	77	61	77	-	-	444
Engineering	-	280	-	-	-	-	490	520	-	200	-	-	1,490
Attorney	165	1,888	1,277	2,469	57	4,046	1,255	2,296	1,454	2,837	-	-	17,743
Annual Audit	-	-	-	3,140	-	-	-	-	-	-	-	-	3,140
Assessment Administration	5,000	-	-	-	-	-	-	-	-	-	-	-	5,000
Arbitrage Rebate	-	-	-	-	-	-	-	-	-	-	-	-	-
Dissemination Agent	92	92	92	92	92	92	92	92	92	92	92	-	1,008
Trustee Fees	-	-	-	-	-	-	-	-	-	-	-	-	-
Management Fees	4,146	4,146	4,146	4,146	4,146	4,146	4,146	4,146	4,146	4,146	4,146	-	45,609
Information Technology	100	100	100	100	100	100	100	100	100	100	100	-	1,100
Website Maintenance	-	-	-	-	-	-	-	-	-	-	-	-	-
Travel & Per Diem	-	-	-	-	-	-	-	-	-	-	-	-	-
Telephone	-	112	-	48	-	67	6	62	-	99	39	-	434
Postage & Delivery	2	10	-	3	5	-	10	61	721	5	15	-	830
Meeting Room	-	250	-	250	-	250	-	250	250	250	-	-	1,500
Insurance General Liability	8,095	-	-	-	-	-	-	-	-	-	-	-	8,095
Printing & Binding	102	40	45	1	28	16	55	-	119	107	224	-	736
Legal Advertising	-	-	-	-	-	-	-	-	618	-	215	-	833
Other Current Charges	22	26	22	37	20	30	19	18	1	19	26	-	241
Office Supplies	-	-	-	-	-	-	-	-	-	-	7	-	7
Dues, Licenses & Subscriptions	175	-	-	-	-	-	-	-	-	-	-	-	175
<b>Total General &amp; Administrative</b>	<b>\$ 17,899</b>	<b>\$ 8,020</b>	<b>\$ 5,682</b>	<b>\$ 11,362</b>	<b>\$ 4,447</b>	<b>\$ 9,823</b>	<b>\$ 6,173</b>	<b>\$ 8,622</b>	<b>\$ 8,362</b>	<b>\$ 8,932</b>	<b>\$ 4,863</b>	<b>\$ -</b>	<b>\$ 94,186</b>



**Wynnfield Lakes**  
Community Development District  
Month to Month

	Oct	Nov	Dec	Jan	Feb	March	April	May	June	July	Aug	Sept	Total
<b><u>Operations &amp; Maintenance</u></b>													
<b>Field Expenditures</b>													
Property Insurance (FIA)	\$ 9,914	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 9,914
Utilities - Irrigation (JEA)	208	147	140	140	140	140	104	175	140	140	140	-	1,611
Field Operations Management (Vesta)	2,254	2,254	2,254	2,254	2,254	2,254	2,254	2,254	2,254	2,254	2,254	-	24,799
Security Service/Monitoring (Giddens/Fidelity)	3,496	3,703	5,578	4,148	4,725	3,657	3,680	3,680	4,459	7,880	2,984	-	47,990
Landscape Maintenance (Yellowstone)	4,283	4,283	4,283	4,283	4,283	4,283	4,283	4,283	4,283	2,821	5,641	-	47,012
Landscape Contingency	112	112	112	112	112	112	2,717	3,759	112	112	112	-	7,484
Lake Maintenance (Lake Doctors)	772	772	772	772	772	772	772	772	772	772	772	-	8,492
Irrigation Maintenance (Yellowstone)	1,049	-	262	-	-	767	1,459	-	-	3,055	-	-	6,590
Repairs & Replacements	-	3,982	-	297	-	-	689	-	155	3,326	45	-	8,494
Refuse Service (Republic Services)	1,171	1,178	1,185	1,178	954	1,209	367	216	205	205	-	-	7,869
Stormwater User Fees	-	-	-	-	-	-	-	-	-	-	-	-	-
Animal Control	1,370	1,145	1,420	1,145	1,145	1,420	1,145	1,376	1,145	1,420	1,100	-	13,831
Contingency	-	-	-	-	-	-	-	-	-	-	-	-	-
Reserve Funding-PY	-	-	-	50,000	-	-	-	-	-	-	-	-	50,000
<b>Subtotal Field Expenditures</b>	<b>\$ 24,630</b>	<b>\$ 17,577</b>	<b>\$ 16,006</b>	<b>\$ 64,330</b>	<b>\$ 14,386</b>	<b>\$ 14,614</b>	<b>\$ 17,470</b>	<b>\$ 16,517</b>	<b>\$ 13,526</b>	<b>\$ 21,984</b>	<b>\$ 13,048</b>	<b>\$ -</b>	<b>\$ 234,086</b>
<b>Amenity Expenditures</b>													
Amenity Center Management (Vesta)	\$ 6,357	\$ 6,357	\$ 6,357	\$ 6,357	\$ 6,357	\$ 6,357	\$ 6,357	\$ 6,357	\$ 6,357	\$ 6,357	\$ 6,357	\$ -	\$ 69,926
Facility Attendants (Vesta)	962	962	962	962	962	962	962	962	962	962	962	-	10,579
General Facility Maintenance (Vesta)	1,472	1,472	1,472	1,472	1,472	1,472	1,472	1,472	1,472	1,472	1,472	-	16,193
Utilities - Electric (JEA)	1,522	1,243	1,507	1,626	1,388	1,385	1,013	1,070	1,145	1,111	1,161	-	14,173
Utilities - Water & Sewer (JEA)	469	418	367	418	418	571	461	690	699	1,115	469	-	6,097
Telephone/Internet & Cable (Comcast)	363	483	362	399	400	400	401	414	412	412	413	-	4,460
Repairs & Replacements	121	-	-	33	941	117	-	1,247	3,159	121	271	-	6,010
Fitness Equipment Maintenance	-	-	-	-	-	-	-	-	-	-	-	-	-
Fitness Center Supplies	-	-	-	296	80	237	-	-	-	-	-	-	613
Pool Maintenance (Vesta)	1,180	1,180	1,180	1,180	1,180	1,180	1,180	1,180	1,180	1,180	1,180	-	12,982
Pool Chemicals (PoolSure)	527	527	556	694	737	694	1,157	1,181	1,157	1,157	1,157	-	9,546
Janitorial Service (Vesta)	744	744	744	744	744	744	744	744	744	744	744	-	8,182
Office Supplies / Mailings / Printings	24	258	-	-	340	432	-	-	37	-	-	-	1,092
Operating Supplies	674	298	58	459	73	120	1,031	28	287	584	-	-	3,612
Permit Fees	-	409	-	704	-	-	-	-	526	-	-	-	1,639
Special Events	2,529	-	421	-	-	464	1,392	-	134	627	-	-	5,567
Recreation Passes	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>Subtotal Amenity Expenditures</b>	<b>\$ 16,944</b>	<b>\$ 14,352</b>	<b>\$ 13,987</b>	<b>\$ 15,345</b>	<b>\$ 15,092</b>	<b>\$ 15,135</b>	<b>\$ 16,170</b>	<b>\$ 15,346</b>	<b>\$ 18,272</b>	<b>\$ 15,842</b>	<b>\$ 14,187</b>	<b>\$ -</b>	<b>\$ 170,672</b>
<b>Total Operations &amp; Maintenance</b>	<b>\$ 41,574</b>	<b>\$ 31,929</b>	<b>\$ 29,993</b>	<b>\$ 79,675</b>	<b>\$ 29,478</b>	<b>\$ 29,749</b>	<b>\$ 33,639</b>	<b>\$ 31,863</b>	<b>\$ 31,798</b>	<b>\$ 37,826</b>	<b>\$ 27,235</b>	<b>\$ -</b>	<b>\$ 404,758</b>
<b>Total Expenditures</b>	<b>\$ 59,473</b>	<b>\$ 39,948</b>	<b>\$ 35,675</b>	<b>\$ 91,037</b>	<b>\$ 33,925</b>	<b>\$ 39,572</b>	<b>\$ 39,812</b>	<b>\$ 40,485</b>	<b>\$ 40,160</b>	<b>\$ 46,758</b>	<b>\$ 32,098</b>	<b>\$ -</b>	<b>\$ 498,943</b>
<b>Excess (Deficiency) of Revenues over Expen</b>	<b>\$ (59,221)</b>	<b>\$ 49,391</b>	<b>\$ 448,089</b>	<b>\$ (81,507)</b>	<b>\$ (27,013)</b>	<b>\$ (36,729)</b>	<b>\$ (36,181)</b>	<b>\$ (31,971)</b>	<b>\$ (34,595)</b>	<b>\$ (41,759)</b>	<b>\$ (30,869)</b>	<b>\$ -</b>	<b>\$ 117,634</b>
<b>Other Financing Sources/Uses:</b>													
Transfer In/(Out)	\$ -	\$ -	\$ -	\$ 12,206	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 12,206
<b>Total Other Financing Sources/Uses</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 12,206</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 12,206</b>
<b>Net Change in Fund Balance</b>	<b>\$ (59,221)</b>	<b>\$ 49,391</b>	<b>\$ 448,089</b>	<b>\$ (69,301)</b>	<b>\$ (27,013)</b>	<b>\$ (36,729)</b>	<b>\$ (36,181)</b>	<b>\$ (31,971)</b>	<b>\$ (34,595)</b>	<b>\$ (41,759)</b>	<b>\$ (30,869)</b>	<b>\$ -</b>	<b>\$ 129,840</b>

# Wynnfield Lakes

## Community Development District

### Long Term Debt Report

Series 201, Special Assessment Bonds		
Original Bond		\$7,490,000
Maturity Date:		5/1/2036
Reserve Fund Definition		50% of Maximum Annual Debt Service
Reserve Fund Requirement		\$259,850
Reserve Fund Balance		263,016
Interest Rate:	1.00%-3.500%	\$2,375,000
Maturity Date:	5/1/2023	
Interest Rate:	3.625%	\$305,000
Maturity Date:	5/1/2024	
Interest Rate:	3.750%	\$315,000
Maturity Date:	5/1/2025	
Interest Rate:	4.000%	\$325,000
Maturity Date:	5/1/2026	
Interest Rate:	4.25%	\$1,450,000
Maturity Date:	5/1/2030	
Interest Rate:	4.500%	\$2,720,000
Maturity Date:	5/1/2036	
Bonds Outstanding -		\$7,490,000
Less: Principal Payment - 5/1/15		(\$245,000)
Less: Principal Payment - 5/1/16		(\$250,000)
Less: Principal Payment - 5/1/17		(\$250,000)
Less: Specital Call Payment - 11/1/17		(\$5,000)
Less: Principal Payment - 5/1/18		(\$255,000)
Less: Specital Call Payment - 5/1/18		(\$10,000)
Less: Specital Call Payment - 11/1/18		(\$5,000)
Less: Principal Payment - 5/1/19		(\$260,000)
Less: Specital Call Payment - 5/1/19		(\$20,000)
Less: Specital Call Payment - 11/1/19		(\$5,000)
Less: Principal Payment - 5/1/20		(\$265,000)
Less: Specital Call Payment - 5/1/20		(\$5,000)
Less: Principal Payment - 11/1/20		(\$5,000)
Less: Principal Payment - 5/1/21		(\$270,000)
Less: Principal Payment - 5/1/22		(\$275,000)
Less: Principal Payment - 5/1/23		(\$290,000)
<b>Current Bonds Outstanding</b>		<b>\$5,075,000</b>

*B.*

**Wynnfield Lakes**  
**COMMUNITY DEVELOPMENT DISTRICT**  
**Special Assessment Receipts - Duval County**  
**Fiscal Year 2023**

Gross Assessments \$ 643,104.96 \$ 559,884.96 \$ 1,202,989.92  
Net Assessments \$ 594,872.09 \$ 517,893.59 \$ 1,112,765.68

**ON ROLL ASSESSMENTS**

allocation in % 53.46% 46.54% 100.00%

<i>Date</i>	<i>Distribution</i>	<i>Gross Amount</i>	<i>Discount/ (Penalty)</i>	<i>Commission</i>	<i>Property Appraiser</i>	<i>Net Receipts</i>	<i>O&amp;M Portion</i>	<i>2018 Service</i>	<i>Debt</i>	<i>Total</i>
11/04/22	0/19-10/31/2	\$ 6,913.21	\$ 293.37	\$ 134.38	\$ 97.31	\$ 6,388.15	\$ 3,415.03	\$ 2,973.12	\$ 6,388.15	
11/17/22	1/01-11/13/2	51,353.58	2,054.15	724.70	1,000.78	47,573.95	25,432.50	22,141.45	47,573.95	
11/25/22	1/14-11/20/2	120,922.08	4,836.90	1,706.45	2,356.53	112,022.20	59,885.82	52,136.38	112,022.20	
12/05/22	1/21-11/28/2	810,877.80	32,434.71	15,802.39	11,443.11	751,197.59	401,581.83	349,615.76	751,197.59	
12/06/22	1/29-11/30/2	153,050.70	6,122.05	2,982.66	2,159.85	141,786.14	75,797.29	65,988.85	141,786.14	
12/19/22	2/01-12/13/2	11,848.46	466.77	231.05	167.31	10,983.33	5,871.57	5,111.76	10,983.33	
01/06/23	2/14-12/31/2	13,913.70	417.40	273.97	198.40	13,023.93	6,962.45	6,061.48	13,023.93	
01/25/23	1/01-01/18/2	2,782.74	55.65	55.36	40.08	2,631.65	1,406.85	1,224.80	2,631.65	
02/17/23	1/19-01/31/2	8,348.22	166.96	166.08	120.27	7,894.91	4,220.53	3,674.38	7,894.91	
02/27/23	2/01-02/21/2	2,782.74	27.83	55.92	40.50	2,658.49	1,421.20	1,237.29	2,658.49	
03/07/23	2/22-02/28/2	2,782.74	27.83	55.93	40.49	2,658.49	1,421.20	1,237.29	2,658.49	
04/14/23	3/14-03/31/2	3,500.25	-	71.05	51.46	3,377.74	1,805.70	1,572.04	3,377.74	
05/09/23	4/16-04/30/2	5,565.48	(166.96)	116.37	84.27	5,531.80	2,957.24	2,574.56	5,531.80	
06/07/23	5/18-05/31/2	2,782.74	(83.49)	58.18	42.13	2,765.92	1,478.63	1,287.29	2,765.92	
06/15/23	6/01-06/11/2	5,565.48	(166.96)	116.38	84.26	5,531.80	2,957.24	2,574.56	5,531.80	
<b>TOTAL</b>		<b>\$ 1,202,989.92</b>	<b>\$ 46,486.21</b>	<b>\$ 22,550.87</b>	<b>\$ 17,926.75</b>	<b>\$ 1,116,026.09</b>	<b>\$ 596,615.08</b>	<b>\$ 519,411.01</b>	<b>\$ 1,116,026.09</b>	

<b>100.00%</b>	<b>Percent Collected</b>
<b>\$ 0.00</b>	<b>Balance Remaining to Collect</b>

*C.*

**Wynnfield Lakes**  
COMMUNITY DEVELOPMENT DISTRICT

Fiscal Year 2023

**Check Register**

7/1 - 8/31/23

**GENERAL FUND**

<i>Date</i>	<i>check #'s</i>	<i>Amount</i>
7/1 - 7/31/23	4505-4525	\$42,047.77
8/1 - 8/31/23	4526-4542	\$30,118.40
<b>TOTAL</b>		<b>\$72,166.17</b>

**CAPITAL RESERVE FUND**

<i>Date</i>	<i>check #'s</i>	<i>Amount</i>
7/1 - 7/31/23	72	\$19,150.00
8/1 - 8/31/23	73	\$3,471.00
<b>TOTAL</b>		<b>\$22,621.00</b>

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
7/11/23	00029	6/26/23 84957412	202307 320-57200-41000		TV/INTERNET 7/4-8/3/23	*	412.45	
COMCAST (AUTO PAY)								412.45 004505
7/11/23	00032	6/22/23 23-04029	202306 310-51300-48000		NOTICE OF MEETING	*	498.13	
		6/29/23 23-04133	202306 310-51300-48000		NOTICE OF MEETING	*	120.13	
DAILY RECORD + OBSERVER LLC								618.26 004506
7/11/23	00237	6/20/23 23-0260	202306 320-53800-34500		SECURITY 6/10/23	*	920.00	
		6/20/23 23-0260	202306 320-53800-34500		PATROL SVC 6/10/23	*	216.00	
		6/20/23 23-0260	202306 320-53800-34500		SECURITY 6/17/23	*	920.00	
		6/20/23 23-0260	202306 320-53800-34500		PATROL SVC 6/17/23	*	378.00	
		6/30/23 23-0276	202307 320-53800-34500		SECURITY 6/24/23	*	920.00	
		6/30/23 23-0276	202307 320-53800-34500		PATROL SVC 6/24/23	*	378.00	
		6/30/23 23-0276	202307 320-53800-34500		SECURITY 7/01/23	*	920.00	
		6/30/23 23-0276	202307 320-53800-34500		PATROL SVC 7/01/23	*	378.00	
FIDELITY SECURITY OPERATIONS								5,030.00 004507
7/11/23	00196	6/30/23 285807C	202306 320-53800-46802		PEST CONTROL 6/20/23	*	45.00	
FLORIDA PEST CONTROL & CHEMICAL CO.								45.00 004508
7/11/23	00007	7/01/23 547	202307 310-51300-34000		JUL 23 - MGMT FEES	*	4,146.25	
		7/01/23 547	202307 310-51300-35100		JUL 23 - IT	*	100.00	
		7/01/23 547	202307 310-51300-31600		JUL 23 - DISSEMINATION	*	91.67	
		7/01/23 547	202307 310-51300-51000		JUL 23 - OFFICE SUPPLIES	*	.21	
		7/01/23 547	202307 310-51300-42000		JUL 23 - POSTAGE	*	5.34	
		7/01/23 547	202307 310-51300-42500		JUL 23 - COPIES	*	106.95	
		7/01/23 547	202307 310-51300-41000		JUL 23 - TELEPHONE	*	98.80	
GOVERNMENTAL MANAGEMENT SERVICES								4,549.22 004509

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
7/11/23	00012	6/21/23	08366811	202306 320-53800-43001	IRRIGATION 5/18-6/20/23	*	35.70		
		6/22/23	25236787	202306 320-53800-43001	IRRIGATION 5/22-6/22/23	*	103.82		
		6/22/23	25236787	202306 320-57200-43100	ELECTRIC 5/19-6/21/23	*	1,144.86		
		6/22/23	25236787	202306 320-57200-43001	W/S 5/18-6/20/23	*	698.73		
								1,983.11	004510
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7/11/23	00228	7/01/23	13129561	202307 320-57200-46201	JUL 23 - CHEMICALS	*	1,157.29		
								1,157.29	004511
-----									
7/11/23	00224	7/02/23	PSI-9531	202307 320-53800-46800	JUL 23 LAKE MAINT	*	772.00		
								772.00	004512
-----									
7/11/23	00189	7/11/23	07112023	202307 320-53800-46101	JUL 23 REIMB LANDSCAPE MT	*	42.00		
		7/11/23	07112023	202307 320-53800-46101	JUL 23 REIMB WATER/SEWER	*	70.00		
								112.00	004513
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7/11/23	00221	7/01/23	411123	202307 320-53800-34400	JUL 23 FIELD MGMT	*	2,254.42		
		7/01/23	411123	202307 320-57200-34300	JUL 23 AMENITY MGMT	*	6,356.92		
		7/01/23	411123	202307 320-57200-46700	JUL 23 FACILITY ATTENDANT	*	961.75		
		7/01/23	411123	202307 320-57200-46600	JUL 23 GEN FACILITY MAINT	*	1,472.08		
		7/01/23	411123	202307 320-57200-46200	JUL 23 POOL MAINT	*	1,180.21		
		7/01/23	411123	202307 320-57200-34200	JUL 23 JANITORIAL	*	743.83		
								12,969.21	004514
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7/11/23	00245	6/28/23	6368	202306 320-57200-46601	PRESSURE CLEANING	*	1,600.00		
								1,600.00	004515
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7/25/23	00009	7/07/23	0208976	202307 310-51300-31100	SERVICES THRU 7/1/23	*	200.00		
								200.00	004516
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WYNN --WYNNFIELD -- TCESSNA									



CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
7/25/23	00249	7/01/23	4152	202307 320-53800-46100 JUL 23 - LANDSCAPE MAINT	DM KOEHN LANDSCAPING, INC	*	2,820.50	2,820.50	004517
7/25/23	00222	7/16/23	7069	202306 310-51300-31500 JUN 23 GENERAL COUNSEL	KVW KILINSKI, VAN WYK, PLLC	*	1,454.00	1,454.00	004518
7/25/23	00036	7/20/23	UC19512	202307 310-51300-60100 MEETING ROOM 7/19/23	UNIVERSITY OF NORTH FLORIDA	*	250.00	250.00	004519
7/28/23	00237	7/17/23	23-0292	202307 320-53800-34500 SECURITY 7/8/23		*	736.00		
		7/17/23	23-0292	202307 320-53800-34500 SECURITY 7/4/23		*	276.00		
		7/17/23	23-0292	202307 320-53800-34500 PATROL SVC 7/8/23		*	378.00		
		7/17/23	23-0292	202307 320-53800-34500 SECURITY 7/15/23		*	920.00		
		7/17/23	23-0292	202307 320-53800-34500 PATROL SVC 7/15/23		*	378.00		
					FIDELITY SECURITY OPERATIONS			2,688.00	004520
7/28/23	00192	7/25/23	180-0723	202307 320-53800-46802 JUL 23 - GOOSE CONTROL	GOOSE MASTERS OF NORTHEAST FLORIDA	*	1,375.00	1,375.00	004521
7/28/23	00228	8/01/23	13129561	202308 320-57200-46201 AUG 23 - CHEMICALS	POOLSURE	*	1,157.29	1,157.29	004522
7/28/23	00246	7/03/23	44846100	202306 320-57200-52000 HAND SANITIZER		*	37.52		
		7/03/23	44846100	202306 320-53800-46000 FLAGS		*	20.59		
		7/03/23	44846100	202306 320-53800-46000 FENCE POST CAPS		*	119.99		
		7/03/23	44846100	202306 320-53800-46000 GATE REPAIR HINGES		*	14.67		
		7/03/23	44846100	202306 320-57200-46601 WATER FILTERS		*	66.58		
		7/03/23	44846100	202306 320-57200-51000 OFFICE SUPPLIES		*	33.28		
		7/03/23	44846100	202306 320-57200-46601 PICKELBALL ROLLER		*	185.00		

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO... YRMO	DPT ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
7/03/23		44846100	202306	320-57200-52000				YARD SIGNES	*	28.49		
7/03/23		44846100	202306	320-53800-43300				WASTE MGMT	*	205.44		
7/03/23		44846100	202306	320-57200-51000				OFFICE SUPPLIES	*	4.09		
7/03/23		44846100	202306	320-57200-46601				URINAL REPAIRS	*	26.32		
7/03/23		44846100	202306	320-57200-46601				URINAL REPAIRS	*	52.58		
7/03/23		44846100	202306	320-57200-46601				POOL GFCI REPAIRS	*	108.89		
7/03/23		44846100	202306	320-57200-52000				USB	*	10.62		
7/03/23		44846100	202306	320-57200-52000				BATTERIES	*	16.10		
7/03/23		44846100	202306	320-57200-52000				COMMAND STRIPS	*	3.84		
7/03/23		44846100	202306	320-57200-49400				PARTY SUPPLIES	*	134.44		
7/03/23		44846100	202306	320-57200-52000				ACCESS CARDS	*	190.00		
ELITE CARD PAYMENT CENTER AUTO PAY										1,258.44	004523	
7/31/23	00184	7/11/23	92812	202307	320-53800-43400			REP BACKFLOW/TEST	*	1,256.00		
BOB'S BACKFLOW & PLUMBING SERVICES										1,256.00	004524	
7/31/23	00094	6/05/23	101955	202306	320-57200-46601			QRT PM 6/5/2023	*	340.00		
SOUTHEAST FITNESS REPAIR										340.00	004525	
TOTAL FOR BANK A										42,047.77		
TOTAL FOR REGISTER										42,047.77		

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
8/03/23	00020	6/27/23	299708	202306 320-53800-34500		ADA GATE TO BREAKROOM ATLANTIC COMPANIES, INC.	*	185.00	185.00	004526
8/03/23	00012	7/20/23	08366811	202307 320-53800-43001		IRRIGATION 6/20-7/19/23	*	35.70		
		7/24/23	25236787	202307 320-57200-43100		ELECTRIC 6/21-7/20/23	*	1,110.84		
		7/24/23	25236787	202307 320-57200-43001		W/S 6/20-7/19/23	*	1,115.11		
		7/24/23	25236787	202307 320-53800-43001		IRRIGATION 6/22-7/22/23	*	103.82		
						JEA (AUTO PAY)			2,365.47	004527
8/03/23	00249	7/26/23	4238	202307 320-53800-43400		POOL CLOCK/IRRIGATION DM KOEHN LANDSCAPING, INC	*	1,798.52	1,798.52	004528
8/03/23	00250	6/16/23	100031	202306 320-57200-46601		CONCRETE COUNTER RESTORE PRIME STONE RESTORATION	*	780.00	780.00	004529
8/14/23	00032	8/10/23	23-05199	202308 310-51300-48000		REQ QUAL FOR ENG SERVICES DAILY RECORD + OBSERVER LLC	*	214.63	214.63	004530
8/14/23	00237	7/27/23	23-0304	202307 320-53800-34500		SECURITY 7/22/23	*	920.00		
		7/27/23	23-0304	202307 320-53800-34500		PATROL SVC 7/22/23	*	378.00		
		7/27/23	23-0304	202307 320-53800-34500		SECURITY 7/29/23	*	920.00		
		7/27/23	23-0304	202307 320-53800-34500		PATROL SVC 7/29/23	*	378.00		
						FIDELITY SECURITY OPERATIONS			2,596.00	004531
8/14/23	00196	7/31/23	297816C	202307 320-53800-46802		PEST CONTROL 7/31/23 FLORIDA PEST CONTROL & CHEMICAL CO.	*	45.00	45.00	004532
8/14/23	00007	8/01/23	548	202308 310-51300-34000		AUG 23 - MGMT FEES	*	4,146.25		
		8/01/23	548	202308 310-51300-35100		AUG 23 - IT	*	100.00		
		8/01/23	548	202308 310-51300-31600		AUG 23 - DISSEMINATION	*	91.67		

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
8/01/23		548		202308 310-51300-51000		*	.30		
			AUG 23	- OFFICE SUPPLIES					
8/01/23		548		202308 310-51300-42000		*	14.50		
			AUG 23	- POSTAGE					
8/01/23		548		202308 310-51300-42500		*	223.65		
			AUG 23	- COPIES					
8/01/23		548		202308 310-51300-41000		*	39.21		
			AUG 23	- TELEPHONE					
GOVERNMENTAL MANAGEMENT SERVICES								4,615.58	004533
8/14/23	00249	8/01/23	4284	202308 320-53800-46100		*	5,641.01		
			AUG 23	- LANDSCAPE MAINT					
DM KOEHN LANDSCAPING, INC								5,641.01	004534
8/14/23	00189	8/14/23	08142023	202308 320-53800-46101		*	42.00		
			AUG 23	REIMB LANDSCAPE MT					
		8/14/23	08142023	202308 320-53800-46101		*	70.00		
			AUG 23	REIMB WATER/SEWER					
PETER AND JENNIFER TOWNSEND								112.00	004535
8/22/23	00184	8/17/23	93886	202308 320-57200-43400		*	45.00		
				BACKFLOW TEST					
BOB'S BACKFLOW & PLUMBING SERVICES								45.00	004536
8/22/23	00073	8/18/23	0F616381	202308 320-57200-46600		*	271.21		
				FIRE INSPECTION					
CINTAS FIRE PROTECTION								271.21	004537
8/22/23	00237	8/16/23	23-0329	202308 320-53800-34500		*	2,964.00		
				PATROL/UNARMED 7/30-8/12					
FIDELITY SECURITY OPERATIONS								2,964.00	004538
8/22/23	00222	8/18/23	7295	202307 310-51300-31500		*	1,640.00		
			JUL 23	GENERAL COUNSEL					
		8/18/23	7296	202307 310-51300-31500		*	1,197.10		
			JUL 23	- MONTHLY MEETING					
KVW KILINSKI, VAN WYK, PLLC								2,837.10	004539
8/22/23	00224	8/01/23	PSI00141	202308 320-53800-46800		*	772.00		
			AUG 23	LAKE MAINT					
SOLITUDE LAKE MANAGMENT								772.00	004540
8/22/23	00246	8/03/23	44846100	202307 320-57200-49400		*	4.29		
				CANDY POOL PARTY					
		8/03/23	44846100	202307 320-57200-49400		*	29.35		
				ICE POPS POOL PARTY					

CHECK DATE	VEND#	INVOICE DATE	INVOICE	EXPENSED TO YRMO	DPT	ACCT#	SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT	CHECK #
8/03/23		44846100	202307	320-57200-46601					POOL WIRING	*	26.79		
8/03/23		44846100	202307	320-53800-46000					LANDSCAPE LIGHTS	*	47.96		
8/03/23		44846100	202307	320-57200-52000					POOL SUPPLIES	*	84.91		
8/03/23		44846100	202307	320-57200-49400					WATER POOL PARTY	*	23.97		
8/03/23		44846100	202307	320-57200-49400					ICE POOL PARTY	*	19.31		
8/03/23		44846100	202307	320-57200-49400					PIZZA POOL PARTY	*	150.30		
8/03/23		44846100	202307	320-53800-46000					PLUMBING REPAIR	*	2,860.00		
8/03/23		44846100	202307	320-53800-46000					LANDSCAPE LIGHTS	*	45.52		
8/03/23		44846100	202307	320-57200-52000					TRASH BAGS/GIM WYPES/TOWE	*	162.33		
8/03/23		44846100	202307	320-57200-52000					TRASH BAGS/GIM WYPES/TOWE	*	287.06		
8/03/23		44846100	202307	320-53800-46000					LANDSCAPE LIGHTS	*	295.51		
8/03/23		44846100	202307	320-57200-46601					TIME CLOCK	*	77.96		
8/03/23		44846100	202307	320-53800-46000					LANDSCAPE LIGHTS	*	63.98		
8/03/23		44846100	202307	320-57200-46601					POOL WIRING	*	83.58		
8/03/23		44846100	202307	320-53800-43300					MONTHLY DUMPSTER	*	204.68		
8/03/23		44846100	202307	320-57200-46601					WIRE CONNECTOR	*	8.51		
8/03/23		44846100	202307	320-57200-46601					CREDIT FOR INCRRRECT PARTS	*	9.36-		
8/03/23		44846100	202307	320-57200-52000					STAKES/RIBBON	*	25.12		
8/03/23		44846100	202307	320-53800-46000					LIGHTING REPAIR	*	13.12		
8/03/23		44846100	202307	320-57200-52000					CABLE LOCKS	*	24.49		
8/03/23		44846100	202307	320-57200-46601					RETURNED ITEMS	*	66.86-		
ELITE CARD PAYMENT CENTER AUTO PAY											4,462.52	004541	
8/28/23	00029	7/26/23	84957412	202308	320-57200-41000				TV/INTERNET 8/4-9/3/23	*	413.36		
COMCAST (AUTO PAY)											413.36	004542	
TOTAL FOR BANK A											30,118.40		
WYNN --WYNNFIELD -- TCESSNA													

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB	SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #
TOTAL FOR REGISTER							30,118.40	

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	.....CHECK..... AMOUNT #	
7/25/23	00249	6/27/23 3990	202306 600-53800-60000	Soccer Field Renovation	*	19,150.00		
							DM KOEHN LANDSCAPING, INC	19,150.00 000071
-----								
						TOTAL FOR BANK B	19,150.00	
						TOTAL FOR REGISTER	19,150.00	

CHECK DATE	VEND#	.....INVOICE..... DATE INVOICE	...EXPENSED TO... YRMO DPT ACCT# SUB SUBCLASS	VENDOR NAME	STATUS	AMOUNT	....CHECK..... AMOUNT #	
8/22/23	00038	8/21/23 08212023	202308 600-53800-60000	50% DEP CHAINLINK FENCE	*	3,471.00		
							ACCELERATED FENCE COMPANY LLC	3,471.00 000072
-----								
						TOTAL FOR BANK B	3,471.00	
						TOTAL FOR REGISTER	3,471.00	



# Hello Gms Gms,

Thanks for choosing Comcast Business.

## Your bill at a glance

For 12319 WYNNFIELD LAKES DR, OFC, JACKSONVILLE, FL,  
32246-4241

Previous balance		\$412.45
EFT Payment - thank you	Jun 18	-\$412.45
<b>Balance forward</b>		<b>\$0.00</b>
Regular monthly charges	Page 3	\$381.80
Taxes, fees and other charges	Page 3	\$30.65
<b>New charges</b>		<b>\$412.45</b>

**Amount due \$412.45**

### Thanks for paying by Automatic Payment

Your automatic payment on Jul 17, 2023, will include your amount due, plus or minus any payment related activities or adjustments, and less any credits issued before your bill due date.

### Need help?

Visit [business.comcast.com/help](https://business.comcast.com/help) or see page 2 for other ways to contact us.

## Your bill explained

- This page gives you a quick summary of your monthly bill. A detailed breakdown of your charges begins on page 3.

Detach the bottom portion of this bill and enclose with your payment

Please write your account number on your check or money order

Do not include correspondence with payment

COMCAST  
BUSINESS

1100 NORTHPOINT PKWY W PALM  
BCH FL 33407-1937

WYNNFIELD LAKES CDD  
ATTN JACKIE COMPTON  
5385 N NOB HILL RD  
SUNRISE, FL 33351-4761

Account number **8495 74 120 1711060**

Automatic payment **Jul 17, 2023**

**Please pay \$412.45**

Electronic payment will be applied Jul 17, 2023

COMCAST  
PO BOX 71211  
CHARLOTTE NC 28272-1211

849574120171106000412452

## Download the Comcast Business App

Manage your account anytime, anywhere with the Comcast Business App – an innovative all-in-one tool designed with your business in mind.

- Manage your account details
- Pay your bill and customize billing options
- View upcoming appointments



## Faster speeds. More solutions. Bigger savings.

Comcast Business now offers **NEW** packages with faster speeds and innovative Voice and security solutions – at a better value.

**Call today for a FREE account review at 877-564-0318.**

## Need help? We're here for you



### Visit us online

Get help and support at [business.comcast.com/help](https://business.comcast.com/help)



### Call us anytime

800-391-3000  
Open 24 hours, 7 days a week for billing and technical support

## Useful information

### Moving?

We can help ensure it's a smooth transition. Visit [business.comcast.com/learn/moving](https://business.comcast.com/learn/moving) to learn more.

### Accessibility:

If you are hearing impaired, call 711. For issues affecting customers with disabilities, call **1-855-270-0379**, chat live at [support.xfinity.com/accessibility](https://support.xfinity.com/accessibility), email [accessibility@comcast.com](mailto:accessibility@comcast.com), fax **1-866-599-4268** or write to Comcast at 1701 JFK Blvd., Philadelphia, PA 19103-2838  
Attn: M. Gifford.

## Ways to pay



### No more mailing monthly checks

Set up Auto Pay to save time, energy and stamps. It's easy to enroll, just visit [business.comcast.com/myaccount](https://business.comcast.com/myaccount)



### Go paperless and say goodbye to clutter

Sign up for Paperless Billing to view and pay your bill online. It's faster, easier and helps cuts down on clutter. Visit [business.comcast.com/myaccount](https://business.comcast.com/myaccount) to get started.

## Additional billing information

### More ways to pay:



#### Online

Visit My Account at [business.comcast.com/myaccount](https://business.comcast.com/myaccount)



#### By App

Download the Comcast Business App



#### In-Store

Visit [business.comcast.com/servicecenter](https://business.comcast.com/servicecenter) to find a store near you

Regular monthly charges		<b>\$381.80</b>
<b>Comcast Business services</b>		<b>\$289.80</b>
TV Standard Business Video.	\$89.95	
Business Internet 150 Includes \$130.00 Service Discount	\$124.95	
Static IP - 1	\$24.95	
Mobility Voice Line Business Voice.	\$44.95	
Voice Mail Service	\$5.00	




Equipment & services		<b>\$39.85</b>
TV Box + Remote	\$9.95	
Service To Additional TV With TV Box and Remote.	\$9.95	
Equipment Fee Voice.	\$19.95	

Service fees		<b>\$52.15</b>
Directory Listing Management Fee	\$5.00	
Voice Network Investment	\$5.00	
Broadcast TV Fee	\$30.80	
Regional Sports Fee	\$11.35	

Taxes, fees and other charges		<b>\$30.65</b>
<b>Other charges</b>		<b>\$3.06</b>
Regulatory Cost Recovery	\$1.39	
Federal Universal Service Fund	\$1.67	

Taxes & government fees		<b>\$27.59</b>
State Communications Services Tax	\$15.03	
Local Communications Services Tax	\$12.16	
911 Fees	\$0.40	

← What's included?

-  **Internet:** Fast, reliable internet on our Gig-speed network
-  **TV:** Keep your employees informed and customers entertained
-  **Voice Numbers:** (904)565-9385

Visit [business.comcast.com/myaccount](https://business.comcast.com/myaccount) for more details

---

You've saved \$130.00 this month with your service discount.

Additional information

The Regulatory Cost Recovery fee is neither government mandated nor a tax, but is assessed by Comcast to recover certain federal, state, and local regulatory costs.

**Recent and Upcoming Programming Changes:** Information on recent and upcoming programming changes can be found at [xfinity.com/programmingchanges/](https://xfinity.com/programmingchanges/) or by calling 866-216-8634.

# Jacksonville Daily Record

*A Division of*

**DAILY RECORD & OBSERVER, LLC**

P.O. Box 1769  
Jacksonville, FL 32201  
(904) 356-2466

## INVOICE

June 22, 2023

Date

Attn: Courtney Hogge  
GMS, LLC  
475 WEST TOWN PLACE, STE 114  
SAINT AUGUSTINE FL 32092

---

Serial # 23-04029D PO/File # \_\_\_\_\_ \$498.13

Payment Due

Notice of Public Hearing, etc.; Notice of Regular Board of  
Supervisors' Meeting

\$498.13

Publication Fee

Wynnfield Lakes Community Development District

Case Number \_\_\_\_\_

Amount Paid

Publication Dates 6/22

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For your convenience, you  
may remit payment online at  
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County Duval

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Please remit any payment due upon receipt of this invoice.

**Preliminary Proof Of Legal Notice**  
*(This is not a proof of publication.)*

*Please read copy of this advertisement and advise us of any necessary corrections before further publications.*

**WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT  
 NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2023/2024 BUDGET; NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.**

**Upcoming Public Hearings, and Regular Meeting**  
 The Board of Supervisors ("Board") for the Wynnfield Lakes Community Development District ("District") will hold two public hearings and a regular meeting at the following date, time, and location:  
 DATE: July 19, 2023  
 TIME: 6:00 p.m.  
 LOCATION: University of North Florida, University Center  
 12000 Alumni Drive, Room 1090  
 Jacksonville, Florida 32223

The first public hearing is being held pursuant to Chapter 190, *Florida Statutes*, to receive public comment and objections on the District's proposed budget ("Proposed Budget") for the fiscal year beginning October 1, 2023 and ending September 30, 2024 ("Fiscal Year 2023/2024"). The second public hearing is being held pursuant to Chapters 190 and 197, *Florida Statutes*, to consider the imposition of operations and maintenance special assessments ("O&M Assessments") upon the lands located within the District, to fund the Proposed Budget for Fiscal Year 2023/2024; to consider the adoption of an assessment roll; and, to provide for the levy, collection, and enforcement of assessments. At the conclusion of the hearings, the Board will, by resolution, adopt a budget and levy O&M Assessments as finally approved by the Board. A Board meeting of the District will also be held where the Board may consider any other District business.

**Description of Assessments**  
 The District imposes O&M Assessments on benefited property within the District for the purpose of funding the District's general administrative, operations, and maintenance budget. A geographic depiction of the property potentially subject to the proposed O&M Assessments is identified in the map attached hereto. The table below shows the schedule of the proposed O&M Assessments, which are subject to change at the hearing:

Land Use	Total # of Units	EAU Factor	Proposed O&M Assessment (including collection costs / early payment discounts)
Single-Family	372	1.00	\$1,400.73
Multi-Family	204	0.67	\$938.50

The proposed O&M Assessments as stated include collection costs and/or early payment discounts, which Duval County ("County") may impose on assessments that are collected on the County tax bill. Moreover, pursuant to Section 197.3632(4), *Florida Statutes*, the lien amount shall serve as the "maximum rate" authorized by law for O&M Assessments, such that no assessment hearing shall be held or notice provided in future years unless the assessments are proposed to be increased or another criterion within Section 197.3632(4), *Florida Statutes*, is met. Note that the O&M Assessments do not include any debt service assessments previously levied by the District and due to be collected for Fiscal Year 2023/2024.

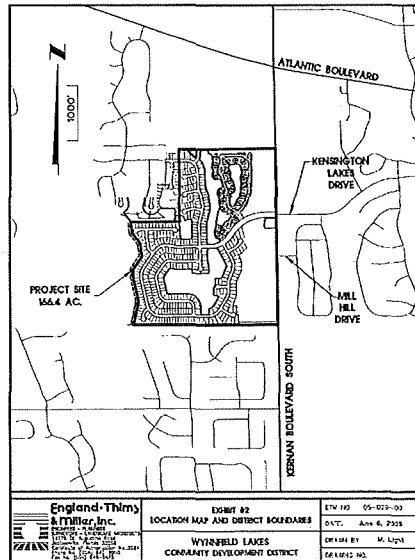
For Fiscal Year 2023/2024, the District intends to have the County tax collector collect the assessments imposed on assessable property within the District. It is important to pay your assessment because failure to pay will cause a tax certificate to be issued against the property which may result in loss of title, or for direct billed assessments, may result in a foreclosure action, which also may result in a loss of title. The District's decision to collect assessments on the tax roll or by direct billing does not preclude the District from later electing to collect those or other assessments in a different manner at a future time.

**Additional Provisions**  
 The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the Proposed Budget, proposed assessment roll, and the agenda for the hearings and meeting may be obtained at the offices of the District Manager, located at 475 West Town Place, Suite 114 St. Augustine, Florida 32092 Tel: (904) 940-5850 ("District Manager's Office"), during normal business hours. The public hearings and meeting may be continued to a date, time, and place to be specified on the record at the hearings or meeting. There may be occasions when staff or board members may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Please note that all affected property owners have the right to appear at the public hearings and meeting, and may also file written objections with the District Manager's Office within twenty days of publication of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings or meeting is advised that person will need a record of proceedings and that accordingly, 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.

Daniel Laughlin  
 District Manager



# Jacksonville Daily Record

*A Division of*

**DAILY RECORD & OBSERVER, LLC**

P.O. Box 1769  
Jacksonville, FL 32201  
(904) 356-2466

## INVOICE

June 29, 2023

Date

Attn: Courtney Hogge  
GMS, LLC  
475 WEST TOWN PLACE, STE 114  
SAINT AUGUSTINE FL 32092

---

Serial # <u>23-04133D</u>	PO/File # _____	\$120.13
Notice of Public Hearing, etc.; Notice of Regular Board of Supervisors' Meeting		<b>Payment Due</b>
Wynnfield Lakes Community Development District		\$120.13
		<b>Publication Fee</b>
Case Number _____		<b>Amount Paid</b>
Publication Dates <u>6/29</u>		
County <u>Duval</u>		

*Payment is due before  
the Proof of Publication  
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**Payment Due Upon Receipt**  
For your convenience, you  
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**Serial # 23-04133D** on your  
check or remittance advice.

**Your notice was published on both [jaxdailyrecord.com](http://jaxdailyrecord.com) and [floridapublicnotices.com](http://floridapublicnotices.com).**

Terms: Net 30 days from date of invoice. Past due items will accrue a finance charge of 1.5% per month thereafter.  
Please remit any payment due upon receipt of this invoice.

Preliminary Proof Of Legal Notice  
(This is not a proof of publication.)

Please read copy of this advertisement and advise us of any necessary corrections before further publications.

WYNNFIELD LAKES  
COMMUNITY  
DEVELOPMENT DISTRICT  
NOTICE OF PUBLIC HEARING  
TO CONSIDER THE  
ADOPTION OF THE FISCAL  
YEAR 2023/2024 BUDGET;  
AND NOTICE OF REGULAR  
BOARD OF SUPERVISORS'  
MEETING.

The Board of Supervisors ("Board") of the Wynnfield Lakes Community Development District ("District") will hold a public hearing on July 19, 2023 at 6:00 pm at University of North Florida, University Center 12000 Alumni Drive, Room 1090, Jacksonville, Florida 32224 for the purpose of hearing comments and objections on the adoption of the proposed budget ("Proposed Budget") of the District for the fiscal year beginning October 1, 2023 and ending September 30, 2024 ("Fiscal Year 2023/2024"). A regular board meeting of the District will also be held at that time where the Board may consider any other business that may properly come before it. A copy of the agenda and Proposed Budget may be obtained at the offices of the District Manager, 475 West Town Place, Suite 114 St. Augustine, Florida 32092 Tel: (904) 940-5850 ("District Manager's Office"), during normal business hours, or by visiting the District's website at <https://wynnfieldlakescdd.net/>.

The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the meeting. There may be occasions when Board Supervisors or District Staff may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised that person will need a record of proceedings and that accordingly, 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.

Daniel Laughlin  
District Manager

Jun. 29 00 (23-04133D)

Fidelity Security Operations  
8081 Philips Hwy Ste 12  
Jacksonville, FL 32256  
+1 9047705111  
admin@FSOFL.com



# INVOICE

## BILL TO

Lina F Hernandez  
Wynnfield Lakes CDD  
12319 Wynnfield Lakes Dr  
Jacksonville, FL 32246

INVOICE # 23-0260  
DATE 06/20/2023  
DUE DATE 07/20/2023  
TERMS Net 30

**APPROVED**

*By lihernandez at 1:27 pm, Jul 10, 2023*

DATE	ACTIVITY	DESCRIPTION	HOURS	RATE	AMOUNT
06/10/2023	Unarmed Officer		40	23.00	920.00
06/10/2023	Patrol Service	Jacksonville, FL	8	27.00	216.00T
06/17/2023	Unarmed Officer		40	23.00	920.00
06/17/2023	Patrol Service	Jacksonville, FL	14	27.00	378.00T

SUBTOTAL 2,434.00  
TAX 0.00  
TOTAL 2,434.00  
BALANCE DUE **\$2,434.00**



Fidelity Security Operations  
 8081 Philips Hwy Ste 12  
 Jacksonville, FL 32256  
 +1 9047705111  
 admin@FSOFL.com



# INVOICE

**BILL TO**

Lina F Hernandez  
 Wynnfield Lakes CDD  
 12319 Wynnfield Lakes Dr  
 Jacksonville, FL 32246

**INVOICE #** 23-0276  
**DATE** 06/30/2023  
**DUE DATE** 07/30/2023  
**TERMS** Net 30

**APPROVED**  
*By lihernandez at 1:28 pm, Jul 10, 2023*

DATE	ACTIVITY	DESCRIPTION	HOURS	RATE	AMOUNT
06/24/2023	Unarmed Officer		40	23.00	920.00
06/24/2023	Patrol Service	Jacksonville, FL	14	27.00	378.00
07/01/2023	Unarmed Officer		40	23.00	920.00
07/01/2023	Patrol Service	Jacksonville, FL	14	27.00	378.00

SUBTOTAL 2,596.00  
 TAX 0.00  
 TOTAL 2,596.00  
 BALANCE DUE **\$2,596.00**



PO BOX 740608  
CINCINNATI OH 45274-0608

PHONE: 904-396-5805      FAX: 999-999-9999  
EMAIL: fpc@flapest.com  
WEB: flapest.com

<b>Bill To Number</b> 2750388	<b>Invoice Date</b> 6/30/2023	<b>Amount Due</b> 45.00
----------------------------------	----------------------------------	----------------------------



INVOICE# 285807C Wynnfield Lake S Cdd

**Message:** Is your home protected from termites? These destructive pests can cause significant structural damage which is rarely covered by homeowner's insurance. We can help protect your home. Call for a FREE Termite Inspection today!

**INVOICE DETAIL**

*Thank you for allowing us to provide the following services:*

**PEST CONTROL MAINTENANCE**

Wynnfield Lakes Cdd  
12319 WYNNFIELD LAKES DR  
JACKSONVILLE , FL ON 6/23/2023

Order #47867558

45.00

**APPROVED**

*By lihernandez at 1:28 pm, Jul 10, 2023*

Payment Receipt. Please Return with Payment Remittance



PO Box 13848  
Reading, PA 19612-3848

Bill To #: 2750388	Date: 6/30/2023
Due Date: 7/30/2023	Invoice #: 285807C
Amount Due: 45.00	Amount Paid: <u>45.00</u>
	Check No.: <u>4508</u>



000001  
Wynnfield Lake S Cdd  
475 W Town PI Ste 114  
St Augustine, FL 32092-3649



FLORIDA PEST CONTROL  
PO BOX 740608  
CINCINNATI OH 45274-0608

00275038800000000000285807C000004500202307300002

**Governmental Management Services, LLC**

1001 Bradford Way  
Kingston, TN 37763

**Invoice**

**Invoice #:** 547

**Invoice Date:** 7/1/23

**Due Date:** 7/1/23

**Case:**

**P.O. Number:**

**Bill To:**

Wynnfield Lakes CDD  
475 West Town Place  
Suite 114  
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Management Fees - July 2023	340	4,146.25	4,146.25
Information Technology - July 2023	31	100.00	100.00
Dissemination Agent Services - July 2023	316	91.67	91.67
Office Supplies	510	0.21	0.21
Postage	410	5.34	5.34
Copies	425	106.95	106.95
Telephone	410	98.80	98.80
<b>Total</b>			<b>\$4,549.22</b>
<b>Payments/Credits</b>			<b>\$0.00</b>
<b>Balance Due</b>			<b>\$4,549.22</b>



225 North Pearl Street, Jacksonville, FL 32202-4513  
 Phone: 904.665.6000 • Fax: 904.665.7990 • Internet: jea.com

Customer Name: WYNNFIELD LAKES ASSOCIATION INC

Account #: 0836681178

Cycle: 18

Bill Date: 06/21/23

**IRRIGATION SERVICE**

Billing Rate: Commercial Irrigation Service

Service Address: 12510 DIAMOND SPRINGS DR

Service Period: 05/18/23 - 06/20/23 Reading Date: 06/20/2023

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
83716125	33	184	Regular	1	0 GAL

Basic Monthly Charge	\$	31.50
City of Jacksonville Franchise Fee		0.95
Public Service Tax		3.25

**TOTAL CURRENT IRRIGATION CHARGES \$ 35.70**

**TOTAL NEW CHARGES \$ 35.70**



JEA's Annual Water Quality report for 2022 is available at jea.com/WQR2022. For a paper copy, email your address to waterquality@jea.com or call 665-6000 to request one.

320 538 43001

1/1 387387/4187068 0001190 1 I=0000000000

Previous Balance	Payment(s) Received	Balance Before New Charges	New Charges	Please Pay
\$35.70	-\$35.70	\$0.00	\$35.70	\$35.70

**WE APPRECIATE YOUR BUSINESS**

Additional information on reverse side. →



Add \$\_\_\_\_\_ to my monthly bill; \$\_\_\_\_\_ for Neighbor to Neighbor and/or \$\_\_\_\_\_ for the Prosperity Scholarship Fund. I will notify JEA when I no longer wish to contribute.

Check here for telephone/mail address correction and fill in on reverse side.

Acct#: 0836681178

Bill Date: 06/21/23

Do not pay. AutoPay will process your payment on 07/13/23.

# 0001190

I=00000000



WYNNFIELD LAKES ASSOCIATION INC  
 5385 N NOB HILL RD  
 SUNRISE FL 33351-4761

**BILLING AND PAYMENT OPTIONS**

JEA offers a number of convenient billing and payment options. You can pay online, by phone, by mail, in person or automatically using your bank account. And you can go paperless by receiving your bill by email, which is easy for you and good for the environment.

**eBill:** Receive, view, and pay your bill online. JEA ebill is one of our most convenient ways to receive, view and pay your bill.

**MyBudget:** With MyBudget, your bill is based on a rolling 12-month average. This prevents drastic changes in your bill month to month, even in the coldest or hottest months when you use more.

**Auto-Pay:** Our Automatic Bill Payment service ensures your JEA bill is paid automatically. You still receive a bill, but Automatic Bill Pay deducts the amount you owe from your bank account on your due date. Once set up, you don't have to do a thing.

**Pay Online:** When you pay your JEA bill on jea.com, your payment is credited to your account immediately. It is free to pay using your checking or savings account. Pay by debit or credit card—convenience fees charged by card payment vendor: Payments up to \$500: \$2.20, \$500.01–\$1,000: \$4.40, \$1,000.01 - \$10,000: \$9.95.

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**Pay by Mail:** Please write your account number on your check or money order. Please include the payment stub with your payment and mail to P.O. Box 45047, Jacksonville, FL 32232-5047. Make checks payable to JEA.

**Pay in Person:** JEA payments are accepted at the JEA Downtown Customer Center, Winn-Dixie stores, Duval County Tax Collector offices and over 140 JEA authorized payment-only locations. Find locations at JEA.com/paymentlocations. Be sure to take a copy of your JEA bill when you go. **The JEA Downtown Customer Center, 225 North Pearl Street, is open 8:00 a.m.–5:00 p.m. Monday through Friday except holidays. Closed Saturday.**

**When you provide a check** as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account or to process the payment as a check transaction.

**Request an Extension:** We understand that sometimes things happen and you need a little more time to pay your bill. You can apply for an extension online at jea.com. Also, residential customers can call 665-6000; commercial customers can call 665-6250. Our self-serve system will let you know if you qualify and give you a new due date.

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**kgal:** 1,000 gallons

**cf:** Cubic foot of water which equals 7.48 gallons of water

**kWh:** Kilowatt-hour is a measure of electrical energy. One kWh is the equivalent of using 1,000 watts for one hour. For example, if you use a 100 watt light bulb for 720 hours (i.e. for 30 days straight), you will have used 72 kWh.

**ADDRESS CORRECTION**

Account #

Tel: [grid]

Address: [grid]

City: [grid] State: [grid] Zip Code: [grid]

E-mail: [grid]

# WYNNFIELD LAKES

UTILITY SCHEDULE  
FY 2023

set up to auto pay  
set up e bill sent to tcassna@gmssf.com

Vendor #12

Vendor/Acct #	Location	Meter #	October	November	December	January	February	March	April	May	June	July	August	September	Total
Electric 2523678745	12319 Wynnfield Lakes Dr	89344672	\$1,403.89	\$1,134.54	\$1,390.42	\$1,585.20	\$1,354.03	\$1,350.06	\$970.24	\$1,031.13	\$1,110.13				\$11,329.64
Electric 2523678745	397 Wynnfield Lakes Dr-Apt SG	89005442	\$118.01	\$108.95	\$116.90	\$41.09	\$33.78	\$35.26	\$43.07	\$39.31	\$34.73				\$571.10
<b>Electric Total</b>			<b>\$1,521.90</b>	<b>\$1,243.49</b>	<b>\$1,507.32</b>	<b>\$1,626.29</b>	<b>\$1,387.81</b>	<b>\$1,385.32</b>	<b>\$1,013.31</b>	<b>\$1,070.44</b>	<b>\$1,144.86</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$11,900.74</b>

Vendor/Acct #	Location	Meter #	October	November	December	January	February	March	April	May	June	July	August	September	Total
Irrigation 2523678745	12319 Wynnfield Lakes Dr	74759726	\$172.14	\$111.67	\$103.82	\$103.82	\$103.82	\$103.82	\$103.82	\$103.82	\$103.82				\$1,010.55
Irrigation 836681178	12510 Diamond Springs Dr	66899001	\$35.70	\$35.70	\$35.70	\$35.70	\$35.70	\$35.70	\$35.70	\$35.70					\$285.60
<b>Irrigation Total</b>			<b>\$207.84</b>	<b>\$147.37</b>	<b>\$139.52</b>	<b>\$139.52</b>	<b>\$139.52</b>	<b>\$139.52</b>	<b>\$139.52</b>	<b>\$139.52</b>	<b>\$103.82</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$1,295.15</b>

Vendor/Acct #	Location	Meter #	October	November	December	January	February	March	April	May	June	July	August	September	Total
Sewer 2523678745	12319 Wynnfield Lakes Dr	76259417	\$350.64	\$311.15	\$271.66	\$311.15	\$311.15	\$429.62	\$344.06	\$521.77	\$528.35				\$3,379.55
Water 2523678745	12319 Wynnfield Lakes Dr	76259417	\$118.66	\$107.16	\$95.67	\$107.16	\$107.16	\$141.65	\$116.74	\$168.47	\$170.38				\$1,133.05
<b>Water/Sewer Total</b>			<b>\$469.30</b>	<b>\$418.31</b>	<b>\$367.33</b>	<b>\$418.31</b>	<b>\$418.31</b>	<b>\$571.27</b>	<b>\$460.80</b>	<b>\$690.24</b>	<b>\$698.73</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$4,512.60</b>

<b>GRAND TOTAL</b>			<b>\$2,199.04</b>	<b>\$1,809.17</b>	<b>\$2,014.17</b>	<b>\$2,184.12</b>	<b>\$1,945.64</b>	<b>\$2,096.11</b>	<b>\$1,613.63</b>	<b>\$1,900.20</b>	<b>\$1,947.41</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$17,709.49</b>
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Irrigation	001-320-53800-43001	\$207.84	\$147.37	\$139.52	\$139.52	\$139.52	\$139.52	\$139.52	\$139.52	\$139.52	\$103.82	\$0.00	\$0.00	\$0.00	\$1,295.15
Electric	001-320-57200-43100	\$1,521.90	\$1,243.49	\$1,507.32	\$1,626.29	\$1,387.81	\$1,385.32	\$1,013.31	\$1,070.44	\$1,144.86	\$0.00	\$0.00	\$0.00	\$0.00	\$11,900.74
Water/Sewer	001-320-57200-43001	\$469.30	\$418.31	\$367.33	\$418.31	\$418.31	\$571.27	\$460.80	\$690.24	\$698.73	\$0.00	\$0.00	\$0.00	\$0.00	\$4,512.60
<b>Total</b>		<b>\$2,199.04</b>	<b>\$1,809.17</b>	<b>\$2,014.17</b>	<b>\$2,184.12</b>	<b>\$1,945.64</b>	<b>\$2,096.11</b>	<b>\$1,613.63</b>	<b>\$1,900.20</b>	<b>\$1,947.41</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$17,709.49</b>

last year variance vs last year		\$2,854.42 (\$655.38)	\$2,515.16 (\$705.99)	\$2,311.98 (\$297.81)	\$2,006.86 (\$177.26)	\$1,732.79 (\$212.85)	\$2,541.00 (\$444.89)	\$2,620.93 (\$1,007.30)	\$2,796.49 (\$896.29)	\$3,172.59 (\$1,225.18)	\$2,496.96 (\$2,496.96)	\$3,231.92 (\$3,231.92)	\$2,842.62 (\$2,842.62)	\$31,123.72 (\$13,414.23)
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225 North Pearl Street, Jacksonville, FL 32202-4513  
 Phone: 904.665.6000 • Fax: 904.665.7990 • Internet: jea.com

Customer Name: WYNNFIELD LAKES CDD

Account #: 2523678745

Cycle: 18 Bill Date: 06/22/23

**TOTAL SUMMARY OF CHARGES**

Electric .....	\$	1,144.86
Irrigation .....		103.82
Sewer .....		528.35
Water .....		170.38

(A complete breakdown of charges can be found on the following pages.)

Total New Charges: ..... \$ 1,947.41



The Customer Solutions Center at the new JEA headquarters, located at 225 N. Pearl St. in downtown Jacksonville, is now open to the public.



JEA's Annual Water Quality report for 2022 is available at [jea.com/WQR2022](http://jea.com/WQR2022). For a paper copy, email your address to [waterquality@jea.com](mailto:waterquality@jea.com) or call 665-6000 to request one.

1/1 387453/4-187517 0002321 1 I=0000000000

Do not pay. AutoPay will process your payment on 07/14/23.

Previous Balance	Payment(s) Received	Balance Before New Charges	New Charges	Please Pay
\$1,864.50	-\$1,864.50	\$0.00	\$1,947.41	\$1,947.41

**WE APPRECIATE YOUR BUSINESS**

Additional information on reverse side. ➔



Add \$\_\_\_\_\_ to my monthly bill: \$\_\_\_\_\_ for Neighbor to Neighbor and/or \$\_\_\_\_\_ for the Prosperity Scholarship Fund. I will notify JEA when I no longer wish to contribute.

Check here for telephone/mail address correction and fill in on reverse side.

Acct#: 2523678745

Bill Date: 06/22/23

Do not pay. AutoPay will process your payment on 07/14/23.

# 0002321 I=00000000



WYNNFIELD LAKES CDD  
 5385 N NOB HILL RD  
 SUNRISE FL 33351-4761

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**ADDRESS CORRECTION**

Account #

Tel: [grid]

Address: [grid]

[grid]

City: [grid] State: [grid] Zip Code: [grid]

E-mail: [grid]





Customer Name: WYNNFIELD LAKES CDD

Account #: 2523678745

Cycle: 18

Bill Date: 06/22/23

**ELECTRIC SERVICE**

Billing Rate: General Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 05/19/23 - 06/21/23 Reading Date: 06/21/2023

Service Point: Commercial - Electric

Meter Number	Days Billed	Current Reading	Reading Type	Meter Constant	Consumption
22508695	33	17462	Regular	1	10232 KWH
22508695	33	28.27	Regular	1	28.27 KW
Basic Monthly Charge					\$ 21.00
Energy Charge (\$0.06078 per kWh)					621.90
Tax Exempt Fuel Cost (\$0.03476 per kWh)					355.66
Taxable Fuel Cost (\$0.00511 per kWh)					52.29
City of Jacksonville Franchise Fee					31.53
Gross Receipts Tax					27.75
<b>TOTAL CURRENT ELECTRIC CHARGES</b>					<b>\$ 1,110.13</b>

**IRRIGATION SERVICE**

Billing Rate: Commercial Irrigation Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 05/22/23 - 06/22/23 Reading Date: 06/22/2023

Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
74759726	31	32784	Regular	2	0 GAL
Basic Monthly Charge					\$ 100.80
City of Jacksonville Franchise Fee					3.02
<b>TOTAL CURRENT IRRIGATION CHARGES</b>					<b>\$ 103.82</b>

**SEWER SERVICE**

Billing Rate: Commercial Sewer Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 05/18/23 - 06/20/23 Reading Date: 06/20/2023

Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
83715247	33	1689	Regular	1	72000 GAL
Basic Monthly Charge					\$ 52.88
Sewer Usage Charge					460.08
City of Jacksonville Franchise Fee					15.39
<b>TOTAL CURRENT SEWER CHARGES</b>					<b>\$ 528.35</b>

**WATER SERVICE**

Billing Rate: Commercial Water Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 05/18/23 - 06/20/23 Reading Date: 06/20/2023

Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
83715247	33	1689	Regular	1	72000 GAL
Basic Monthly Charge					\$ 31.50
Water Consumption Charge					133.92
City of Jacksonville Franchise Fee					4.96
<b>TOTAL CURRENT WATER CHARGES</b>					<b>\$ 170.38</b>

**ELECTRIC SERVICE**

Billing Rate: General Service

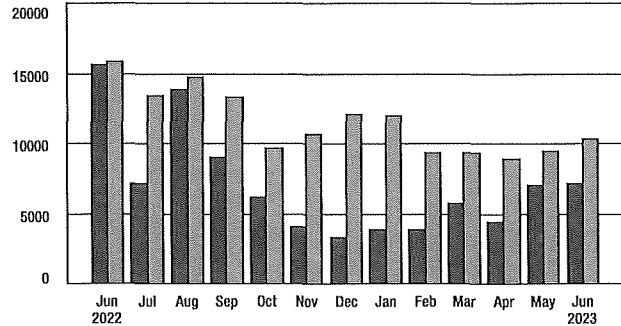
Service Address: 12397 WYNNFIELD LAKES DR APT SG01

Service Period: 05/19/23 - 06/21/23 Reading Date: 06/21/2023

Service Point: Commercial - Electric

Meter Number	Days Billed	Current Reading	Reading Type	Meter Constant	Consumption
24081122	33	30007	Regular	1	118 KWH
Basic Monthly Charge					\$ 21.00
Energy Charge (\$0.06078 per kWh)					7.17
Tax Exempt Fuel Cost (\$0.03476 per kWh)					4.10
Taxable Fuel Cost (\$0.00511 per kWh)					0.60
City of Jacksonville Franchise Fee					0.99
Gross Receipts Tax					0.87
<b>TOTAL CURRENT ELECTRIC CHARGES</b>					<b>\$ 34.73</b>

**CONSUMPTION HISTORY**



	1 year ago	Last Month	This Month	Average Daily
Total Kwh used	15,865	9,464	10,350	313
Total Gallons used	157,000	71,000	72,000	2,161

1/1 387453/4187517 0002321 2 I=00000000000



1707 Townhurst Dr.  
Houston TX 77043  
(800) 858-POOL (7665)  
www.poolsure.com

# Invoice

Date 7/1/2023  
Invoice # 131295615657

Terms	Net 20
Due Date	7/21/2023
PO #	

<b>Bill To</b> Wynnfield Lakes CDD 12319 Wynnfield Lakes Jacksonville FL 32246	<b>Ship To</b> Wynnfield Lakes CDD 12319 Wynnfield Lakes Jacksonville FL 32246
---	---

Item ID	Description	Qty	Units	Amount
WM-CHEM-BASE	Water Management Seasonal Billing Rate	1	ea	1,157.29
<div style="border: 1px solid black; padding: 5px; display: inline-block;"> <p><b>APPROVED</b> By lihernandez at 1:29 pm, Jul 10, 2023</p> </div>				
320 572 46201				

**Subtotal** 1,157.29  
**Shipping Cost (FEDEX GROUND)** 0.00  
**Total** 1,157.29  
**Amount Due** \$1,157.29

**Remittance Slip**

Customer  
13VES100  
Invoice #  
131295615657

Amount Due \$1,157.29  
 Amount Paid 1,157.29  
 Make Checks Payable To  
 Poolsure  
 PO Box 55372  
 Houston, TX 77255-5372



131295615657



**INVOICE**

Page: 1

**Please Remit Payment to:**

Solitude Lake Management, LLC  
 1320 Brookwood Drive  
 Suite H  
 Little Rock, AR 72202  
 Phone #: (888) 480-5253  
 Fax #: (888) 358-0088

Invoice Number: PSI-95315  
 Invoice Date: 7/2/2023

**Bill**  
 To: Wynnfield Lakes CDD  
 c/o Vesta Property Services  
 12319 Wynnfield Lake Drive  
 Jacksonville, FL 32246

**Ship**  
 To: Wynnfield Lakes CDD  
 c/o Vesta Property Services  
 12319 Wynnfield Lake Drive  
 Jacksonville, FL 32246

**APPROVED**  
*By lihernandez at 1:30 pm, Jul 10, 2023*

Ship Via		Customer ID	12907
Ship Date	7/2/2023	P.O. Number	
Due Date	8/1/2023	P.O. Date	7/2/2023
Terms	Net 30	Our Order No.	

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance		1	1	772.00	772.00
July Billing					
7/1/2023 - 7/31/2023					
Lake 1					
Lake 2					
Lake 3					
Lake 4					
Lake 5					
Lake 6					
Lake Front					
Lake-ALL					
Fountain 1					
Fountain 2					
Fountain 3					

Amount Subject to Sales Tax 0.00  
 Amount Exempt from Sales Tax 772.00

**Subtotal:** 772.00  
 Invoice Discount: 0.00  
 Total Sales Tax: 0.00  
 Payment Amount: 0.00  
**Total:** 772.00

# Wynnfield Lakes

## Resident Landscape Maintenance

Recurring Invoice Check Should be Cut by 15<sup>th</sup>

Month: July-23

Amount per each: \$42.00

**320.53800.46101**

Peter and Jennifer Townsend V#189

12193 Emerald Green Court

Jacksonville, FL 32246

# Wynnfield Lakes

## Resident Water and Sewer Reimbursement

Recurring Invoice Check Should be Cut by 15<sup>th</sup>

Month: July-23

Amount per each: \$70.00

**320.53800.46101**

Peter and Jennifer Townsend V#189

12193 Emerald Green Court

Jacksonville, FL 32246



Invoice

Vesta Property Services, Inc.  
245 Riverside Avenue  
Suite 300  
Jacksonville FL 32202

Invoice # 411123  
Date 07/01/2023  
Terms Net 30  
Due Date 07/20/2023  
Memo Monthly Fees

Bill To  
Wynnfield Lakes CDD  
c/o GMS LLC  
475 West Town Place, Suite 114  
St. Augustine FL 32092

Description	Quantity	Rate	Amount
Field Op Management 320 538 344	1	2,254.42	2,254.42
Amenity Management 320 572 343	1	6,356.92	6,356.92
Facility Attendants	1	961.75	961.75
General Facility Maintenance 466 467	1	1,472.08	1,472.08
Pool Maintenance 462	1	1,180.21	1,180.21
Janitorial 342	1	743.83	743.83

Total 12,969.21



**5 Star Pressure Washing Inc**

933 11th Ave S  
Jacksonville Beach, FL 32250

(904) 201-9122  
www.fivestarpw.com  
sales@fivestarpw.com

**Invoice**

Order No.	Date
6368	6/28/2023
Start	End
10:00 AM	5:00 PM

Customer Info.	Service Location	Job Info.
Wynnfield Lakes CDD	Primary Address	Technician: Eppley, Riley; Reynolds, Cale
12319 Wynnfield Lakes Dr Jacksonville, FL 32246	12319 Wynnfield Lakes Dr Jacksonville, FL 32246	Sales Rep: Victor
Phone: (904) 377-6756	Wynnfield Lakes C (904) 377-6756	PO #:
		Lead Source:

QTY	Description	Price	Amount
1	Custom - Soft wash tennis and pickleball courts	1,600.00	1,600.00

Notes:

<b>SUBTOTAL</b>	\$1,600.00
<b>TAX</b>	\$0.00
<b>TOTAL</b>	\$1,600.00
<b>ADDITIONAL</b>	
<b>GRAND TOTAL</b>	\$1,600.00
	Due Upon Receipt

Signature

Date

**Thank you for your business**



Wynnfield Lakes CDD  
GMS-SF, LLC  
5385 N Nob Hill Road  
Sunrise, FL 33351

JUL 20 2023

July 07, 2023  
Project No: 05029.05000  
Invoice No: 0208976

Project 05029.05000 Wynnfield Lakes Cdd- Gen Svcs/Cdd Mtgs

Task Description:  
> Pond bank estimate  
> CDD agenda  
> CDD meeting

Professional Services rendered through July 1, 2023

**Professional Personnel**

	Hours	Rate	Amount
Senior Engineer	.50	140.00	70.00
Sr CEI	1.00	130.00	130.00
Totals	1.50		200.00
<b>Total Labor</b>			<b>200.00</b>
<b>Invoice Total this Period</b>			<u><u><b>\$200.00</b></u></u>

**England-Thims & Miller, Inc.**

ENGINEERS • PLANNERS • SURVEYORS • GIS • LANDSCAPE ARCHITECTS  
1475 04 St Augusta Road • Jackson, FL 32258 • Tel 904-842-9790 • Fax 904-445-9455  
CA 00002684 LC-0000316





1872 Everlee Road  
Jacksonville, FL 32216

www.koehnoutdoor.com

### INVOICE

Date	Invoice No.
07/01/23	4152
Terms	Due Date
Net 30	07/31/23

BILL TO
Wynnfield Lakes CDD 12319 Wynnfield Lakes Drive Jacksonville, FL 32246

PROPERTY
Wynnfield Lakes CDD 12319 Wynnfield Lakes Drive Jacksonville , FL 32246

Amount Due	Enclosed
\$2,820.50	

*Please detach top portion and return with your payment.*

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
	July 2023 Landscape Management-Partial Month		\$2,820.50	\$0.00	\$2,820.50
	<b>Total</b>		<b>\$2,820.50</b>	<b>\$0.00</b>	<b>\$2,820.50</b>



KILINSKI | VAN WYK

# Kilinski | Van Wyk, PLLC

P.O. Box 6386  
Tallahassee, Florida 32314  
United States

Wynnfield Lakes CDD  
475 West Town Place Suite 114  
St. Augustine, Florida 32092

## WYNNLK-01

### Wynnfield Lakes CDD - General

# INVOICE

Invoice # 7069  
Date: 07/16/2023  
Due On: 08/15/2023

Type	Professional	Date	Notes	Quantity	Rate	Total
Service	JK	06/01/2023	Review security addendum and provide comments thereto	0.20	\$280.00	\$56.00
Service	AH	06/02/2023	Prepare addendum to agreement for security patrol.	0.90	\$165.00	\$148.50
Service	AH	06/05/2023	Confer with Laughlin regarding agreement for patrol services.	0.10	\$165.00	\$16.50
Service	LG	06/08/2023	Advise regarding amenity warnings.	0.10	\$280.00	\$28.00
Service	MH	06/08/2023	Review and revise draft meeting minutes.	0.30	\$285.00	\$85.50
Service	MG	06/09/2023	Review and revise budget/PH notices.	0.20	\$165.00	\$33.00
Service	LG	06/12/2023	Prepare termination letter to Yellowstone.	0.30	\$280.00	\$84.00
Service	MG	06/14/2023	Draft landscape agreement with Koehn; confer with District regarding same; draft security agreement with Envera Systems.	1.90	\$165.00	\$313.50
Service	LG	06/14/2023	Review and finalize landscape agreement; review budget and assessment notices.	0.60	\$280.00	\$168.00
Service	MG	06/14/2023	Finalize budget notices; transmit same to District.	0.20	\$165.00	\$33.00
Service	MG	06/15/2023	Finalize landscape agreement with Koehn; transmit same; prepare agreement with Coastal Kicks.	0.90	\$165.00	\$148.50
Service	LG	06/16/2023	Review and revise Coastal Kicks	0.40	\$280.00	\$112.00

			Agreement and Koehn landscaping agreement.			
Service	MG	06/16/2023	Revise and finalize landscape agreement with Koehn.	0.30	\$165.00	\$49.50
Service	LG	06/23/2023	Review and revise security agreement.	0.20	\$280.00	\$56.00
Service	MG	06/23/2023	Finalize Agreement with Envera Systems; transmit for execution.	0.40	\$165.00	\$66.00
Service	LG	06/26/2023	Attend agenda conference call.	0.20	\$280.00	\$56.00
				<b>Total</b>		<b>\$1,454.00</b>

## Detailed Statement of Account

### Current Invoice

Invoice Number	Due On	Amount Due	Payments Received	Balance Due
7069	08/15/2023	\$1,454.00	\$0.00	\$1,454.00
			<b>Outstanding Balance</b>	<b>\$1,454.00</b>
			<b>Total Amount Outstanding</b>	<b>\$1,454.00</b>

Please make all amounts payable to: Kilinski | Van Wyk, PLLC

Please pay within 30 days.



Adam W. Herbert  
University Center

Adam W. Herbert University Center  
12000 Alumni Drive  
Jacksonville FL 32224-2678  
Director: George Androuin

Office: (904) 620-4222 / Fax: (904) 620-4223

## Invoice

**User**

Courtney Hogge  
Wynnfield Lakes CDD  
475 West Town Place  
Suite 114  
St. Augustine, FL 32092  
USA

**Invoice Number:** UC19512

Invoice Date: 7/20/2023  
Due Date: 8/19/2023  
Event Name: Wynnfield Lakes  
Reservation No.: 139420  
Phone: 904-940-5850 x 400  
Fax: 904-940-5899  
Email Address: chogge@gmsnf.com  
Event Coordinator: Brian Blakeslee

**Bookings / Details**

**Quantity Price Amount**

**Wednesday, July 19, 2023**

**6:00 PM - 9:30 PM Wynnfield Lakes (Confirmed w/Authorization) Room  
1090 - KI Furniture, Inc. Seminar Room**

Room Charge: (\$200.00 per Half Day)	1	\$200.00	\$200.00
UC - Audiovisual:			
Telephone (Conference)	1	\$50.00	\$50.00
UC - Setup Notes:			
Conference for 10 at front and Theater seating for 35 in the rest of the room			

	Room Charge	\$200.00
	UC - Audiovisual	\$50.00
	Subtotal	\$250.00
	Grand Total	\$250.00

If payment is made by check, please include the reservation number, make check payable to "University of North Florida" and submit payment to the address listed below:

University of North Florida  
Adam W. Herbert University Center  
12000 Alumni Drive  
Jacksonville, FL 32224-2678

Please feel free to call us at (904) 620-4222 if we can be of any further assistance. Thank you again for choosing the Herbert University Center.

Adam W. Herbert University Center

Invoice Number: UC19512

Bookings / Details

Quantity Price Amount

---

Fidelity Security Operations  
8081 Philips Hwy Ste 12  
Jacksonville, FL 32256  
+1 9047705111  
admin@FSOFL.com



# INVOICE

**BILL TO**

Lina F Hernandez  
Wynnfield Lakes CDD  
12319 Wynnfield Lakes Dr  
Jacksonville, FL 32246

**INVOICE #** 23-0292  
**DATE** 07/17/2023  
**DUE DATE** 08/16/2023  
**TERMS** Net 30

**APPROVED**  
*By lihernandez at 9:27 am, Jul 27, 2023*

DATE	ACTIVITY	DESCRIPTION	HOURS	RATE	AMOUNT
07/08/2023	Unarmed Officer		32	23.00	736.00
07/08/2023	Unarmed Officer	July 4, 2023 Holiday Time	8	34.50	276.00
07/08/2023	Patrol Service	Jacksonville, FL	14	27.00	378.00
07/15/2023	Unarmed Officer		40	23.00	920.00
07/15/2023	Patrol Service	Jacksonville, FL	14	27.00	378.00

SUBTOTAL 2,688.00  
TAX 0.00  
TOTAL 2,688.00  
BALANCE DUE **\$2,688.00**

Goose Masters of Northeast Florida, LLC  
 3500 Beachwood Court, Suite 104  
 Jacksonville, FL 32224  
 (904) 806-0620



*Canada Goose Control with Working Border Collies*

INVOICE # 180-0723  
 DATE: July 25, 2023

BILL TO:	SHIP TO:	PO/CONTRACT #:
Vesta Property Services c/o Wynnfield Lakes 12319 Wynnfield Lakes Drive Jacksonville, FL 32246 <a href="mailto:lihernandez@vestapropertyservices.com">lihernandez@vestapropertyservices.com</a> Lina Hernandez <a href="mailto:tcessna@gmssf.com">tcessna@gmssf.com</a> Tizianna Cessna	Wynnfield Lakes CDD Jacksonville, FL	

QUANTITY	DESCRIPTION	UNIT PRICE	TOTAL
Week Ending:	Goose Control Services		
07/01/23		\$275.00	\$275.00
07/08/23		\$275.00	\$275.00
07/15/23		\$275.00	\$275.00
07/22/23		\$275.00	\$275.00
07/29/23		\$275.00	\$275.00

**APPROVED**  
 By lihernandez at 9:30 am, Jul 27, 2023

	SUBTOTAL	\$1,375.00
	SALES TAX	n/a
	<b>TOTAL DUE</b>	<b>\$1,375.00</b>

**Thank you for your business!**

If you have any questions regarding this invoice, please contact:  
 Colleen Sharp  
 (904) 806-0620 cell  
[colleen@goosemasters.com](mailto:colleen@goosemasters.com)



1707 Townhurst Dr.  
Houston TX 77043  
(800) 858-POOL (7665)  
www.poolsure.com

# Invoice

Date 8/1/2023

Invoice # 131295616395

Terms	Net 20
Due Date	8/21/2023
PO #	

<b>Bill To</b> Wynnfield Lakes CDD 12319 Wynnfield Lakes Jacksonville FL 32246	<b>Ship To</b> Wynnfield Lakes CDD 12319 Wynnfield Lakes Jacksonville FL 32246
---	---

Item ID	Description	Qty	Units	Amount
WM-CHEM-BASE	Water Management Seasonal Billing Rate	1	ea	1,157.29
<div style="border: 1px solid black; border-radius: 15px; padding: 10px; display: inline-block;"> <p><b>APPROVED</b> By lihernandez at 9:28 am, Jul 27, 2023</p> </div>				
320 572 46201				

Subtotal 1,157.29  
 Shipping Cost (FEDEX GROUND) 0.00  
 Total 1,157.29  
 Amount Due \$1,157.29

**Remittance Slip**

Customer  
13VES100  
Invoice #  
131295616395

Amount Due \$1,157.29  
Amount Paid 1,157.29

Make Checks Payable To  
Poolsure  
PO Box 55372  
Houston, TX 77255-5372



131295616395



# WYNNFIELD LAKES CDD MONTHLY EXPENSE REPORT

BEGINNING 6/1/2023  
ENDING 7/1/2023

DATE	DESCRIPTION	GL #	GL Description	RETAILER	TOTAL
6/2/2023	Hand sanitizer	001.320.57200.52000	Operating Supplies	Amazon	\$ 37.52
6/3/2023	Flags	001.320.53800.46000	Repairs & Replacements	Amazon	\$ 20.59
6/6/2023	Fence post caps	001.320.53800.46000	Repairs & Replacements	Amazon	\$ 119.99
6/6/2023	Gate repair hinges	001.320.53800.46000	Repairs & Replacements	Home Depot	\$ 14.67
6/7/2023	Water filter	001.320.57200.46601	Repairs & Replacements	Amazon	\$ 66.58
6/8/2023	Office supplies	001.320.57200.51000	Office Supplies	Staples	\$ 33.28
6/12/2023	Pickleball roller	001.320.57200.52000	Operating Supplies	Pickleball Court Supply	\$ 185.00
6/13/2023	Yard signs	001.320.57200.52000	Operating Supplies	Amazon	\$ 28.49
6/14/2023	Monthly dumpster charge	001.320.53800.43300	Refuse Services (WM)	Waste Management	\$ 205.44
6/14/2023	Office supplies	001.320.57200.51000	Office Supplies	Staples	\$ 4.09
6/20/2023	Urinal repair	001.320.57200.46601	Repairs & Replacements	Home Depot	\$ 26.32
6/21/2023	Urinal repair	001.320.57200.46601	Repairs & Replacements	Lowe's	\$ 52.58
6/21/2023	Pool GFCI repairs	001.320.53800.46000	Repairs & Replacements	Home Depot	\$ 108.89
6/21/2023	USB	001.320.57200.52000	Operating Supplies	Walmart	\$ 10.62
6/21/2023	Batteries	001.320.57200.52000	Operating Supplies	Walmart	\$ 16.10
6/26/2023	Command strips	001.320.57200.52000	Operating Supplies	Walmart	\$ 3.84
6/29/2023	Party supplies	001.320.57200.49400	Special Events	Amazon	\$ 134.44
7/1/2023	Access cards	001.320.57200.52000	Operating Supplies	ID Zone	\$ 190.00
TOTALS					\$1,258.44

Explanation:

Signature: Lina Hernandez, Amenity Manager



Final Details for Order #111-9084467-8654667

Order Placed: June 2, 2023

Amazon.com order number: 111-9084467-8654667

Order Total: \$37.52

Business order information
<b>Location:</b> DSD - Wynnfield Lakes <b>GL code:</b> 59010 Pass Thru-DSD, DPFG, Fac <b>Billable / Non-Billable:</b> Non-Billable <b>Cost center:</b> Northeast

Shipped on June 2, 2023	
<b>Items Ordered</b> 4 of: <i>Purell 64 Oz. Advanced Instant Hand Sanitizer Gel Refill</i> Sold by: Closeouts For Less ( <a href="#">seller profile</a> ) Business Price Condition: New	<b>Price</b> \$9.38
<b>Shipping Address:</b> Ken Thomas 5503 FARGO DR N JACKSONVILLE, FL 32207-7176 United States	Item(s) Subtotal: \$37.52 Shipping & Handling: \$0.00 ----- Total before tax: \$37.52 Sales Tax: \$0.00 -----
<b>Shipping Speed:</b> Standard Shipping	<b>Total for This Shipment: \$37.52</b> -----

Payment information	
<b>Payment Method:</b> Visa   Last digits: 7349	Item(s) Subtotal: \$37.52 Shipping & Handling: \$0.00 -----
<b>Billing address</b> Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761 United States	Total before tax: \$37.52 <b>Estimated Tax: \$0.00</b> ----- <b>Grand Total: \$37.52</b>
<b>Credit Card transactions</b>	Visa ending in 7349: June 2, 2023: \$37.52

To view the status of your order, return to [Order Summary](#) .



Final Details for Order #114-5962339-7849049

Order Placed: May 30, 2023  
Amazon.com order number: 114-5962339-7849049  
Order Total: \$20.59

Business order information
<b>Location:</b> DSD - Wynnfield Lakes <b>GL code:</b> 59010 Pass Thru-DSD, DPF, Fac <b>Billable / Non-Billable:</b> Non-Billable <b>Cost center:</b> Northeast

Shipped on June 3, 2023	
<b>Items Ordered</b> 1 of: American Flag 3x5 Ft Outdoor Heavy Duty, 100% in USA Longest Lasting American Flags For Outside 3x5, American Flag 3x5 Embroidered Stars, Us Flags 3x5 Ou Sold by: ANNDONEFLAG INC (seller profile) Business Price Condition: New	<b>Price</b> \$20.59
<b>Shipping Address:</b> Ken Thomas 5503 FARGO DR N JACKSONVILLE, FL 32207-7176 United States	Item(s) Subtotal: \$20.59 Shipping & Handling: \$0.00 ----- Total before tax: \$20.59 Sales Tax: \$0.00 -----
<b>Shipping Speed:</b> One-Day Shipping	<b>Total for This Shipment: \$20.59</b> -----

Payment information	
<b>Payment Method:</b> Visa   Last digits: 7349	Item(s) Subtotal: \$20.59 Shipping & Handling: \$0.00 -----
<b>Billing address</b> Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761 United States	Total before tax: \$20.59 <b>Estimated Tax: \$0.00</b> -----
	<b>Grand Total: \$20.59</b>
<b>Credit Card transactions</b>	Visa ending in 7349: June 3, 2023: \$20.59

To view the status of your order, return to [Order Summary](#) .



Final Details for Order #114-9976338-2379427

Order Placed: June 6, 2023  
Amazon.com order number: 114-9976338-2379427  
Order Total: \$119.99

Business order information
<b>Location:</b> DSD - Wynnfield Lakes <b>GL code:</b> 59010 Pass Thru-DSD, DPF, Fac <b>Billable / Non-Billable:</b> Non-Billable <b>Cost center:</b> Northeast

Shipped on June 6, 2023	
<b>Items Ordered</b> 1 of: 5" Vinyl Fence Pyramid Post Caps (45, White) Sold by: Vinyl Fence Warehouse ( <a href="#">seller profile</a> ) Condition: New	<b>Price</b> \$119.99
<b>Shipping Address:</b> Ken Thomas 5503 FARGO DR N JACKSONVILLE, FL 32207-7176 United States	Item(s) Subtotal: \$119.99 Shipping & Handling: \$0.00 ----- Total before tax: \$119.99 Sales Tax: \$0.00 -----
<b>Shipping Speed:</b> Standard Shipping	----- <b>Total for This Shipment: \$119.99</b> -----

Payment information	
<b>Payment Method:</b> Visa   Last digits: 7349	Item(s) Subtotal: \$119.99 Shipping & Handling: \$0.00 -----
<b>Billing address</b> Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761 United States	Total before tax: \$119.99 <b>Estimated Tax: \$0.00</b> ----- <b>Grand Total: \$119.99</b>
<b>Credit Card transactions</b>	Visa ending in 7349: June 6, 2023: \$119.99

To view the status of your order, return to [Order Summary](#) .



How doers  
get more done.

12721 ATLANTIC BLVD  
JACKSONVILLE, FL 32225 (904)2200822

6365 00051 08964 06/06/23 01:38 PM  
SALE SELF CHECKOUT

887480065817 SHEET SCREW <A> 1.38  
SMS ZINC PHL PAN #12 X 3/4  
030699202775 SAFETY HASP <A> 12.27  
HASP, DOUBLEHINGE\_SAFETY\_7.75" \_ZINC

SUBTOTAL 13.65  
SALES TAX 1.02  
TOTAL \$14.67

XXXXXXXXXXXX7349 VISA USD\$ 14.67  
AUTH CODE 006640/5514904 TA  
Chip Read  
AID A0000000031010 Visa Credit

P.O.#/JOB NAME: GATE LATCH

6365 06/06/23 01:38 PM



6365 51 08964 06/06/2023 1689

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 09/04/2023

\*\*\*\*\*

**DID WE NAIL IT?**

Take a short survey for a chance TO WIN  
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 24582 18268  
PASSWORD: 23306 18217

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.



Final Details for Order #114-5519622-5874618

Order Placed: June 6, 2023  
Amazon.com order number: 114-5519622-5874618  
Order Total: \$66.58

Business order information
<b>Location:</b> DSD - Wynnfield Lakes <b>GL code:</b> 59010 Pass Thru-DSD, DPFG, Fac <b>Billable / Non-Billable:</b> Non-Billable <b>Cost center:</b> Northeast

Shipped on June 6, 2023	
<b>Items Ordered</b> 1 of: <i>Elkay 51300C WaterSentry Plus Replacement Filter (Bottle Fillers) , White</i> Sold by: Plumber's Paradise ( <a href="#">seller profile</a> ) Business Price Condition: New	<b>Price</b> \$66.58
<b>Shipping Address:</b> Ken Thomas 5503 FARGO DR N JACKSONVILLE, FL 32207-7176 United States	Item(s) Subtotal: \$66.58 Shipping & Handling: \$0.00 ----- Total before tax: \$66.58 Sales Tax: \$0.00 ----- <b>Total for This Shipment: \$66.58</b> -----
<b>Shipping Speed:</b> FREE Prime Delivery	

Payment information	
<b>Payment Method:</b> Visa   Last digits: 7349	Item(s) Subtotal: \$66.58 Shipping & Handling: \$0.00 -----
<b>Billing address</b> Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761 United States	Total before tax: \$66.58 <b>Estimated Tax:</b> \$0.00 ----- <b>Grand Total: \$66.58</b> -----
<b>Credit Card transactions</b>	Visa ending in 7349: June 6, 2023: \$66.58

To view the status of your order, return to [Order Summary](#) .

# Staples

## Order #7610837208

Order placed: June 07, 2023 at 12:42 PM

### Delivered to:

(WYNNFIELD LAKES) 12319 Wynnfield Lakes Dr, Jacksonville, FL 32246

Delivered on: Jun 08, 2023



Rust Resistant Pushpins, Pin Length 3/8", Assorted, 100/Bx

Item #: NSN2073978|  
Model #: NSN2073978|  
CIN #: NSN2073978

1 @ \$4.09 BX \$4.09

1 item

\$4.09

### Delivered to:

(WYNNFIELD LAKES) 12319 Wynnfield Lakes Dr, Jacksonville, FL 32246

Delivered on: Jun 08, 2023



Staples® Mechanical Pencil, 0.7mm, #2 Medium Lead, Dozen (29082-CC)

Item #: 2071562|  
Model #: 29082CC|  
CIN #: 2071562

1 @ \$4.09 DZ \$4.09

3 items

\$4.09

## Order summary

Merchandise total \$29.38  
Minimum order fee \$7.99  
Shipping Free  
Tax \$0.00

**Order total \$37.37**

### Accounting information

Budget Center  
FACILITIES: BILLABLE

### Payment method

Visa\*\*\*\* 0565 \$37.37

### Billing address

Wynnfield Lakes Cdd  
12319 Wynnfield Lakes Dr  
Jacksonville, FL, 32246

### Shipping address

Wynnfield Lakes  
Lina Hernandez  
Wynnfield Lakes  
12319 Wynnfield Lakes Dr  
Jacksonville, FL, 32246



**Staples Correction Tape, White, 2/Pack (ST59818)**

Item #: 24474009|  
Model #: ST59818CC|  
CIN #: 24474009

1 @ \$2.00 PK \$2.00

**\$2.00**



**Staples Multiuse 8.5" x 11" Copy Paper, 20 lbs., 94  
Brightness, 500/Ream, 3 Reams/Carton (51929)**

Item #: 2758847|  
Model #: 51929|  
CIN #: 2758847

On Contract



1 @ \$19.20 CT \$19.20

**\$19.20**



# Ken Thomas,

This email confirms that your order was received at Pickleball Court Supply. Please, review this information, to make sure that the shipping address, items, quantities, colors and everything is correct. You will receive an additional email once your order is shipped. Contact us if you have any questions about your order.

Thanks for using Pickleball Court Supply.

## Order Information

**Order number:** IN-3193

**Order Date:** 6/12/2023

## Billing Address

Ken Thomas  
Wynnfield Lakes CDD  
[kfthomas@vestapropertyservices.com](mailto:kfthomas@vestapropertyservices.com)  
904-377-6756  
5385 N Nob Hill Rd  
Sunrise, FL 33351 US

## Additional Information

### Account Info

Login: [kfthomas@vestapropertyservices.com](mailto:kfthomas@vestapropertyservices.com)

Pass: \*\*\*\*\*

## Payment Information

### Payment Method

Online Credit Card

## Order Summary



MTRDMSTR Rol-Dri Seamless PVA Water Remover Roller \$92.50 x 2

**\$185.00**

### Shipping To

Ken Thomas Wynnfield Lakes CDD / Amenity  
Center  
12319 Wynnfield Lakes Drive Jacksonville, FL  
32246 JACKSONVILLE, FL 32246 US

### Shipping Method

Ground Shipping

**Subtotal:** \$185.00

**Discount:** \$0.00

**Store Credit:** [STORECREDITS]

**Shipping:** \$0.00

**Sales Tax:** \$0.00

**Total:** \$185.00



Final Details for Order #111-4562087-8358629

Order Placed: June 12, 2023  
Amazon.com order number: 111-4562087-8358629  
Order Total: \$28.49

Business order information
<b>Location:</b> DSD - Wynnfield Lakes <b>GL code:</b> 59010 Pass Thru-DSD, DPFG, Fac <b>Billable / Non-Billable:</b> Non-Billable <b>Cost center:</b> Northeast

Shipped on June 12, 2023	
<b>Items Ordered</b> 1 of: 10 Pack Blank Yard Signs with Stakes 17x13 Inch White Yellow Yard Sale Sign Double Size Garden Sign DIY Door Signs <i>With Markers And Balloons For Party</i> Sold by: Linyona (seller profile) Condition: New	<b>Price</b> \$29.99
<b>Shipping Address:</b> Lina 13700 RICHMOND PARK DR N APT 1309 JACKSONVILLE, FL 32224-4285 United States	Item(s) Subtotal: \$29.99 Shipping & Handling: \$0.00 Your Coupon Savings: -\$1.50 ----- Total before tax: \$28.49 Sales Tax: \$0.00 -----
<b>Shipping Speed:</b> FREE Prime Delivery	<b>Total for This Shipment: \$28.49</b> -----

Payment information	
<b>Payment Method:</b> Visa   Last digits: 7349	Item(s) Subtotal: \$29.99 Shipping & Handling: \$0.00 Promotion applied: -\$1.50 -----
<b>Billing address</b> Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761 United States	Total before tax: \$28.49 <b>Estimated Tax: \$0.00</b> -----
	<b>Grand Total: \$28.49</b> -----
<b>Credit Card transactions</b>	Visa ending in 7349: June 12, 2023: \$28.49

To view the status of your order, return to [Order Summary](#) .

## Your Payment has been Processed

wmonline@wm.com <wmonline@wm.com>

Wed 6/14/2023 7:36 AM

To: Kenneth F. Thomas <kfthomas@vestapropertyservices.com>



# Everything went through.

Your payment was successfully processed and will post to your account within three business days. For any service or billing issues, please call your local Waste Management office at the number provided on your invoice.

## Details

### Customer Information

**Customer ID:**  
00028-16690-73007

### Payment Information

**Payment Amount:**  
\$205.44 USD

**Payment Date:**  
06/14/2023

**Invoice Number:**  
9620525-2224-1

**Confirmation Number:**  
80072332333

## Payments made easy



**AUTOMATIC PAYMENTS**  
Set up recurring payments on your



**FINANCIAL INSTITUTIONS**



How doers  
get more done.

12721 ATLANTIC BLVD  
JACKSONVILLE, FL 32225 (904)2200822

6365 00061 11868 06/20/23 02:39 PM  
SALE SELF CHECKOUT

887480012224 8X1SLFDRLTEK <A> 9.97  
SDRL SCRW ZINC HEX #8 X 1 100PC  
670240552128 DIAP <A> 8.54  
ZURN DIAPHRAGM P6000-ER15  
045242544219 BKMARKER3PK <A> 5.97  
MKE INKZALL 3PK LARGE CHISEL MARKER

SUBTOTAL 24.48  
SALES TAX 1.84  
TOTAL \$26.32

XXXXXXXXXXXX7349 VISA

USD\$ 26.32

AUTH CODE 9999/1612498

ND

Chip Read

AID A0000000031010

Visa Credit

P.O.#/JOB NAME: FENCE URINAL MARKERS

6365 06/20/23 02:39 PM



6365 61 11868 06/20/2023 6123

RETURN POLICY DEFINITIONS

POLICY ID	DAYS	POLICY EXPIRES ON
A 1	90	09/18/2023

\*\*\*\*\*

DID WE NAIL IT?

Take a short survey for a chance TO WIN  
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 30390 24086  
PASSWORD: 23320 24025

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.



How doers  
get more done.

12721 ATLANTIC BLVD  
JACKSONVILLE, FL 32225 (904)2200822

6365 00051 44753 06/21/23 12:40 PM  
SALE SELF CHECKOUT

078477714676 GFCI <A>  
20A GFCI, LIGHT ALMOND  
4@20.33 81.32  
735541707155 TURBOJET <A> 19.97  
TURBO JET

SUBTOTAL 101.29  
SALES TAX 7.60  
TOTAL \$108.89

XXXXXXXXXXXX7349 VISA USD\$ 108.89  
AUTH CODE 021655/0511075 TA  
Chip Read  
AID A0000000031010 Visa Credit

P.O.#/JOB NAME: POOL REPAIR

6365 06/21/23 12:40 PM



6365 51 44753 06/21/2023 5762

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 09/19/2023

\*\*\*\*\*  
DID WE NAIL IT?

Take a short survey for a chance TO WIN  
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 96160 89846  
PASSWORD: 23321 89795

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.

Urinal Repair



LOVE'S HOME CENTERS, LLC  
12945 ATLANTIC BLVD.  
JACKSONVILLE, FL 32225 (904) 486-4701

-- SALE --

SALESH: S1699HE0 4497997 TRANSH: 650330151 06-21-23

203386 SPEC 3.5-LB FIRE ARM HOON	4.98
3625407 SOLAN 1.0 QPF URINAL REPA	24.49
74773 TPN 3/16TH X 3-1/2IN CONC	6.98
37593 TPN OCT 1/4-IN X 1-1/4-IN	7.98
3632079 RB 3-IN ZN CRNR BR 4-CT (	4.48

SUBTOTAL:	48.91
TOTAL TAX:	3.67
INVOICE 78988 TOTAL:	52.58
VISA:	52.58

VISA: XXXXXXXXXXXX7349 AMOUNT: 52.58 AUTHCD: 021724  
CHIP REFID:169909988696 06/21/23 12:30:33  
CUSTOMER CODE: 123  
TUR : 000000800  
YSI : E800 AID : A000000031010

STORE: 1699 TERMINAL: 09 06/21/23 12:30:55

# OF ITEMS PURCHASED: 5

EXCLUDES FEES, SERVICES AND SPECIAL ORDER ITEMS



THANK YOU FOR SHOPPING LOVE'S.  
FOR DETAILS ON OUR RETURN POLICY, VISIT  
LOVES.COM/RETURNS  
A WRITTEN COPY OF THE RETURN POLICY IS AVAILABLE  
AT OUR CUSTOMER SERVICE DESK

LOVE'S PRICE PROMISE  
FOR MORE DETAILS, VISIT LOVES.COM/PRICEPROMISE

\*\*\*\*\*  
\* SHARE YOUR FEEDBACK! \*  
\* ENTER FOR A CHANCE TO BE \*  
\* ONE OF FIVE \$500 WINNERS DRAWN MONTHLY! \*  
\* ENTRE EN EL SORTEO MENSUAL \*  
\* PARA SER UNO DE LOS CINCO GANADORES DE \$500! \*  
\* \*  
\* ENTER BY COMPLETING A SHORT SURVEY \*  
\* WITHIN ONE WEEK AT: www.loves.com/survey \*  
\* Y O U R I D #789883 169941 728613 \*  
\* \*  
\* NO PURCHASE NECESSARY TO ENTER OR WIN. \*  
\* VOID WHERE PROHIBITED. MUST BE 18 OR OLDER TO ENTER. \*  
\* OFFICIAL RULES & WINNERS AT: www.loves.com/survey \*  
\*\*\*\*\*

STORE: 1699 TERMINAL: 9 06/21/23 12:30:55

Give us feedback @ survey.walmart.com  
Thank you! ID #:7SJKMS1RQJ5S

**Walmart** \*

904-641-8088 Mr: MARY  
11900 ATLANTIC BLVD  
JACKSONVILLE FL 32225

ST# 05054 OP# 000926 TE# 67 TR# 01091  
6466 USB 061965909195 9.88 X  
SUBTOTAL 9.88  
TAX 1 7.500 % 0.74  
TOTAL 10.62  
VISA TEND 10.62

Visa Credit \*\*\*\* \* 0565 1.1

APPROVAL # 021337  
REF # 317200616949  
TRANS ID - 303172602631768  
VALIDATION - PRGM  
PAYMENT SERVICE - F  
AID A000000031010  
AAC 96E70D17EC6BA686  
TERMINAL # SC011870  
\*NO SIGNATURE REQUIRED

06/21/23 14:57:45  
CHANGE DUE 0.00  
# ITEMS SOLD 1

TCH 8609 6937 8812 4601 3077



**Walmart** \*

Become a member  
Scan for free 30-day trial



06/21/23 14:57:45  
\*\*\*CUSTOMER COPY\*\*\*

Give us feedback @ survey.walmart.com  
Thank you! ID #:7SJKXV1RQKC3

**Walmart** 

904-641-8088 Mgr: MARY

11900 ATLANTIC BLVD

JACKSONVILLE FL 32225

STN 05054	OPN 000161	TRN 10 TRH 02217	
ENR D-8PK	003900000608		14.98 X
		SUBTOTAL	14.98
TAX 1	7.500 %		1.12
		TOTAL	16.10
		VISA TEND	16.10

Visa Credit \*\*\*\* \* 0565 I 1

APPROVAL # 021428

REF # 1042000314

TRANS ID - 583172684970756

VALIDATION - 0078

PAYMENT SERVICE - E

AID A0000000031010

AAC FBEE081C95206069

TERMINAL # SC010859

\*NO SIGNATURE REQUIRED

06/21/23 15:01:41


CHANGE DUE 0.00


# ITEMS SOLD 1

TC# 9241 2492 4241 0634 6356



**Walmart** 

Become a member 

Scan for free 30-day trial 



06/21/23 15:01:42

\*\*\*CUSTOMER COPY\*\*\*



Give us feedback @ survey.walmart.com  
Thank you! ID #:7S.JL3B1RQNB0

**Walmart** \*

904-641-8088 Mor:MARY  
11900 ATLANTIC BLVD  
JACKSONVILLE FL 32225

ST# 05054 DP# 006459 TE# 16 TR# 05066  
CMND STRIPS 005113179260 3.57 X

SUBTOTAL 3.57

TAX I 7.500 % 0.27

TOTAL 3.84

VISA TEND 3.84

Visa Credit: \*\*\*\* \* 0565 I 1

APPROVAL # 026931

REF # 1042000314

TRANS ID - 58317681147202

VALIDATION - L3W1

PAYMENT SERVICE - E

AID A0000000031010

AAC C382637734481578

TERMINAL # SC011001

\*NO SIGNATURE REQUIRED

06/26/23 14:55:14

CHANGE DUE 0.00

# ITEMS SOLD 1

TC# 9742 0974 2523 1358 9514



**Walmart** \*

Become a member

Scan for free 30-day trial



06/26/23 14:55:15  
\*\*\*CUSTOMER COPY\*\*\*



Final Details for Order #111-0699548-7217031

Order Placed: June 27, 2023

Amazon.com order number: 111-0699548-7217031

Order Total: \$134.44

Business order information
<b>Location:</b> DSD - Wynnfield Lakes <b>GL code:</b> 59010 Pass Thru-DSD, DPF, Fac <b>Billable / Non-Billable:</b> Non-Billable <b>Cost center:</b> Northeast

Shipped on June 28, 2023	
<b>Items Ordered</b>	<b>Price</b>
2 Of: YUJUN 16 Pieces Big Diving Pool Toys, Beach Colorful Starfish Summer Swimming Underwater Pool Toys Soft Rubber Dive Throw for Kids Birthday Swimming P Sold by: GRACCEE (seller profile) Condition: New	\$10.99
1 Of: Vorskpack Drawstring Backpacks Bulk 20 Pieces of 20 colors String Bags, Customized Gift Bags Goodie Bags for Class Party Gym Sport Trip Sold by: Vorskpack Official (seller profile) Condition: New	\$19.99
1 Of: Airheads Candy Bars, Variety Bulk Box, Chewy Full Size Fruit Taffy, Gifts, Holiday, Parties, Concessions, Pantry, Non Melting, Party, 60 Individually Sold by: Amazon.com Condition: New	\$7.98
<b>Shipping Address:</b> Lina 13700 RICHMOND PARK DR N APT 1309 JACKSONVILLE, FL 32224-4285 United States	Item(s) Subtotal: \$49.95 Shipping & Handling: \$0.00 Your Coupon Savings: -\$2.00 ----- Total before tax: \$47.95 Sales Tax: \$0.00 ----- <b>Total for This Shipment: \$47.95</b> -----
<b>Shipping Speed:</b> Delivery in fewer trips to your address	

Shipped on June 28, 2023	
<b>Items Ordered</b>	<b>Price</b>
1 Of: 20 Pack Pool Diving Toys 12 Pcs Diving Rings and 8 Pcs Pool Torpedo Bandits Underwater Swimming Pool Toys for Kids Teens Gift Set Dive Rings Toys for Sold by: Sheusualgirl (seller profile)   Product question? (Ask Seller) Condition: New	\$17.99
1 Of: 18 Pack Pool Diving Toys Swimming Pool Toys Swim Toys Including 10 Pcs Diving Sticks and 8 Pcs Diving Torpedo Bandits/	\$16.59

8 Pcs Diving Rings for Learning

Sold by: Fjadeyin ([seller profile](#))

Condition: New

1 of: Ring Pop Bulk Candy Lollipop Variety Party Pack -20 Count Lollipops w/ Assorted Flavors - Fun Candy For Birthdays, Party Favors, Pool Parties, 4th of

Sold by: Amazon.com

Condition: New

\$7.69

1 of: 20 Pcs Beach Ball Kit Inflatable Watermelon Bouncing Ball Inflatable PVC Watermelon Beach Ball for Outdoor Summer Swimming Pool Games Kids Adults Pet

Sold by: zuohunanze ([seller profile](#)) | Product question? ([Ask Seller](#))

Condition: New

\$17.99

1 of: PRETEX 25-Pack Kids Sunglasses Bulk - Neon Sunglasses with UV Protection - Bulk Sunglasses for Kids - Perfect Kids Party Favors for Summer, Beach Par

Sold by: Kids To discover ([seller profile](#)) | Product question? ([Ask Seller](#))

Business Price

Condition: New

\$14.99

1 of: 24 Pack Splash Water Balls Bombs with Mesh Bag | Soaking Games for Swimming Pool Summer Beach Activities for Kids Party Favors | Mini 2 Inch

Sold by: Liberty Brands US ([seller profile](#)) | Product question? ([Ask Seller](#))

Condition: New

\$11.99

**Shipping Address:**

Lina  
13700 RICHMOND PARK DR N APT 1309  
JACKSONVILLE, FL 32224-4285  
United States

Item(s) Subtotal: \$87.24

Shipping & Handling: \$0.00

Promotion applied: -\$0.75

-----

Total before tax: \$86.49

Sales Tax: \$0.00

-----

**Total for This Shipment: \$86.49**

-----

**Payment information**

**Payment Method:**

Visa | Last digits: 7349

Item(s) Subtotal: \$137.19

Shipping & Handling: \$0.00

Promotion applied: -\$2.75

-----

Total before tax: \$134.44

**Estimated Tax: \$0.00**

-----

**Grand Total: \$134.44**

**Billing address**

Wynnfield Lakes CDD  
5385 N NOB HILL RD  
SUNRISE, FL 33351-4761  
United States

**Credit Card transactions**

Visa ending in 7349: June 28, 2023: \$134.44

To view the status of your order, return to [Order Summary](#) .

Placed on Jun 22, 2023, 10:31:07 AM

**Billing Info**

Lina Hernandez  
Vesta Property Services Inc  
12319 Wynnfield Lakes Drive  
Jacksonville, Florida, 32246  
United States  
T: (904) 536-1088  
E: tmyhill@vestapropertyservices.com

**Shipping Info**

Lina Hernandez  
Vesta Property Services Inc  
12319 Wynnfield Lakes Drive  
Jacksonville, Florida, 32246  
United States  
T: (904) 536-1088  
E: tmyhill@vestapropertyservices.com

**Payment Method**

Credit Card  
Card Number: Ending 0585

**Shipping Method**

FedEx - Super Saver

Items	Quantity	Price
ValuProx Clamshell 125kHz ISO PVC Proximity Cards - 26-Bit - PROGRAMMED - Qty. 100 Item #: VF-26PROXCS	1	\$288.99

*Card Format Options (Note: Call us for additional card options)*  
L - Programmed H10301 - 26 BIT  
*Enter Site/Facility Code (REQUIRED for 26 bit format cards)*

11  
*Enter Prox Programming Internal Start Number (REQUIRED for 26 bit format cards)*

28,501  
*Enter Prox Programming External Start Number (REQUIRED for 26 bit format cards)*  
28,501

*Front Packaging Options*  
M - Plain White Vinyl with Matte Finish

*Back Packaging Options*  
G - Plain White PVC with Gloss Finish

*Select 125kHz (Prox) Card Numbering*  
M- Sequential Matching Internal/External

*Slot Punch Options*  
V - Vertical Slot Punch

*Prox Card Acceptance*  
I understand the configuration I've selected and understand that these cards are custom products and are not returnable.

Subtotal	\$288.99
Discount (607938-62223)	-\$98.99
Shipping & Handling	\$0.00
<b>Grand Total</b>	<b>\$190.00</b>

**Bob's Backflow & Plumbing Services, Inc.**  
 4640 Subchaser Ct, Ste 113  
 Jacksonville, FL 32244

# Invoice 92812

Invoice Date  
7/11/2023

<b>Bill To</b>
Wynnfield Lakes CDD c/o Vesta Property Services 200 Business Park St. Augustine, FL 32095

<b>Job Location</b>
Wynnfield LakesCDD 12319 Wynnfield Lakes Dr Jacksonville, FL 32246

**Bob's Backflow & Plumbing Services, Inc.**  
 4640 Subchaser Ct, Ste 113  
 Jacksonville, FL 32244  
 Phone # 904-268-8009 Fax # 904-292-4403

Please detach and return top portion with payment

<b>P.O. Number</b>	<b>Terms</b>	<b>Due Date</b>
	Net 30	8/10/2023

Serviced	Description	Quantity	Price Each	Amount
7/3/2023	2" Wilkins 950XLT S#:3264981 - Irrigation Labor 2 Men to replace the existing backflow preventer, clean, flush, test, and certify.	1.5	180.00	270.00
	2" Wilkins 975XL2 - New serial# ACN9811	1	876.00	876.00
	Piping & Materials	1	50.00	50.00
	Insulation to protect the device against future freeze damage.	1	60.00	60.00
	Backflow Test: Backflow Test/ Certified and submitted to proper Water Utility Provider - Passed	1	0.00	0.00

Thank you for your business. We appreciate your prompt payment.

Please make checks payable to Bob's Backflow and include your invoice number.

<b>Total</b>	\$1,256.00
<b>Payments/Credits</b>	\$0.00
<b>Balance Due</b>	\$1,256.00



Southeast Fitness Repair  
 14476 Duval Place West #208  
 Jacksonville, FL 32218

**Invoice #101955**  
 Invoice Date: 6/5/2023

Account #101099  
 Wynnfield Lakes CDD

**Invoice**

**Billing Location Information**

<b>Billing Address</b>	475 W Town Pl Ste 114 St Augustine, FL 32092	<b>Billing Contact</b>	Lina
		<b>Main Number</b>	904-565-9385
		<b>Mobile Number</b>	
		<b>Email</b>	lihernandez@vestapropertyservices.com

**Service Information**

Services	Qty	Rate	Price
<b>12319 Wynnfield Lakes Dr, Jacksonville, FL 32246-4241</b>			
<b>6/5/2023 PM: Quarterly</b> Quarterly scheduled preventative maintenance	1 visit	\$0.00 / visit	\$0.00
— Product: PM: Elliptical, Cross-trainer, ARC, AMT	2.00 Ea	\$30.00 / Ea	\$60.00
— Product: PM: Multi-Station	2.00 Ea	\$15.00 / Ea	\$30.00
— Product: PM: Recumbent, Upright Bicycle	1.00 Ea	\$20.00 / Ea	\$20.00
— Product: PM: Single-Station	5.00 Ea	\$10.00 / Ea	\$50.00
— Product: PM: Treadmill	3.00 Ea	\$30.00 / Ea	\$90.00
— Product: Travel <60 miles	1.00 Ea	\$90.00 / Ea	\$90.00
		<b>Subtotal:</b>	\$340.00
		<b>Tax:</b>	\$0.00
		<b>Total:</b>	\$340.00
		<b>Amount Paid:</b>	\$0.00
		<b>Balance Due:</b>	\$340.00

**Pay Now**

Payment is due within 30 days of invoice date.

Thank you for your business!

---

**Billing Receipt - Please Return With Payment Remittance**

---

<b>Bill To:</b>	Lina 475 W Town Pl Ste 114 St Augustine, FL 32092	<b>Account</b>	[101099] Wynnfield Lakes CDD
		<b>Invoice #</b>	101955
		<b>Date</b>	Monday, June 5, 2023
<b>Remit To:</b>	Southeast Fitness Repair 14476 Duval Place West #208 Jacksonville, FL 32218	<b>Amount Paid</b>	_____
		<b>Check Number</b>	_____

Payment is due within 30 days of invoice date.  
Thank you for your payment!



**SMARTHOMEBIZ**  
SMART HOME SPECIALISTS

Tel. 904-743-8444  
www.smarthome.biz  
sales@smarthome.biz

Governmental Management Services  
475 West Town Place  
Suite 114  
St Augustine FL 32092

PLEASE PAY BY	AMOUNT	INVOICE DATE
<b>07/25/2023</b>	<b>\$185.00</b>	<b>06/27/2023</b>

### INVOICE NO. 299708

**Site:** 12319 Wynnfield Lakes  
Jacksonville (Wynnfield Lakes)  
**Site Address:** 12319 Wynnfield Lakes  
Jacksonville FL 32246  
**Job No.:** 76758  
**Job Name:**  
**Order No.:**

#### Description

If you have any further problems with your system please contact us. 27/06/2023 - Brent Touchet :  
The job is complete.  
Switch wire to gate lock only 2 good wires left and test

INV

ADA Gate to breakroom issues

POC: (904)885-8832

Customer would like to move up appt if a sooner date becomes available

9:00am-5:00pm Mon-Fri

**Service - Security**

<b>Sub-Total ex Tax</b>	\$185.00
<b>Tax</b>	\$0.00
<b>Total</b>	\$185.00





SMARTHOME.BIZ  
SMART HOME SPECIALISTS

Tel. 904-743-8444  
www.smarthome.biz  
sales@smarthome.biz

PLEASE PAY BY	AMOUNT	INVOICE DATE
07/25/2023	\$185.00	06/27/2023

### INVOICE NO. 299708

"Thank you—we really appreciate your business! Please send payment within 21 days of receiving this invoice.

**IMPORTANT:** Please remember to test your system monthly.

Need automation for your home? Visit us online at [www.smarthome.biz](http://www.smarthome.biz)

There will be a 1.5% interest charge per month on late invoices.

<b>Sub-Total ex Tax</b>	\$185.00
<b>Tax</b>	\$0.00
<b>Total inc Tax</b>	\$185.00
<b>Amount Applied</b>	\$0.00
<b>Balance Due</b>	\$185.00

## How To Pay



Credit Card (MasterCard, Visa, Amex )

Credit Card No.

Card Holder's Name: \_\_\_\_\_ CCV: \_\_\_\_\_

Expiry Date:  /  Signature: \_\_\_\_\_



Mail

Detach this section and mail check to:

Atlantic Security  
1714 Cesery Blvd  
Jacksonville, FL 32211

INVOICE NO. 299708

NAME: ~~Governmental Management Services~~ DUE DATE: ~~07/25/2023~~ AMOUNT DUE: ~~\$185.00~~

Please Reference: 299708

I understand that it is my responsibility to periodically (at least monthly) test and check my security system, and to notify the company promptly of service needs, and additionally to notify the company in writing of any changes in the Emergency List information.

## Terms and Conditions

1. **PRINTED AGREEMENT** - None of the **PRINTED AGREEMENT** or its items and conditions may be altered without the express written approval of an officer of the Seller.

2. **SELLER** agrees to install specified systems on premises and to make any necessary inspections and tests to deliver system to Purchaser in operating condition in accordance with standard installation procedures of Seller. The installation will be completed within a reasonable length of time based on the conditions inherent in the premises and Seller's installation schedule.

3. **FULL ONE-YEAR WARRANTY** - Seller/Atlantic Companies promises to furnish a replacement part for any portion of Purchaser's security system that proves to be defective in workmanship or material under normal use for a period of one year from the date of installation. Seller reserves the right to use reconditioned parts in fulfillment of this warranty.

Seller/Atlantic Companies extends to Purchasers warranties for equipment not made by us granted us by manufacturers of such equipment used in Seller home systems. Seller will return this equipment to the original manufacturer for fulfillment of their warranty obligations.

We will furnish the labor to remove and replace the defective part during the same one-year period. Seller/Atlantic Companies makes no other warranty except as herein specifically set forth, particularly any warranty of merchantability or fitness for any particular purpose, either express or implied in law.

**GENERAL:** Furnishing of parts and labor as described above shall constitute fulfillment of all Seller/Atlantic Companies obligations with respect to this warranty, and replacement part will be warranted only for the unexpired portion of the original warranty.

A bill of sale, cancelled check, or payment record shall be kept by Purchaser to verify purchase date and establish warranty period.

To obtain service, call the office listed on the Purchase Agreement you signed at the time of purchase of your system:

Distributed by Atlantic Companies  
1714 Cesery Boulevard  
Jacksonville, FL 32211

Ready access to the system for service is the responsibility of the Purchaser. Seller will perform service during normal working hours. For emergency service, Seller will charge you an emergency service labor premium.

Seller will endeavor to perform service within 48 hours after notification of a problem by the Purchaser.

**EXCLUSIONS:** This warranty applies only to units sold and retained within the continental USA. This warranty does not apply to the product or parts that have been damaged by accident, abuse, lack of proper maintenance, unauthorized alterations, misapplication, fire, flood, lightning strikes or acts of God.

This warranty does not cover service calls which do not involve defective workmanship or materials.

**IN NO CASE WILL SELLER/ATLANTIC COMPANIES BE RESPONSIBLE FOR CONSEQUENTIAL OR SPECIAL DAMAGES.**

4. **SELLER NOT AN INSURER** - It is specifically understood and agreed: That Seller is not an insurer; that insurance, if any, shall be obtained by Purchaser; that the payments provided for herein are based solely on the value of the service as set forth herein and are unrelated to the value of the Purchaser's property or Premises; THAT SELLER MAKES NO GUARANTEE OR WARRANTY, INCLUDING ANY IMPLIED WARRANTY OF MERCHANTABILITY OR FITNESS THAT THE EQUIPMENT OR SERVICES SUPPLIED WILL AVERT OR PREVENT OCCURRENCES OR THE CONSEQUENCES THEREFROM WHICH THE SYSTEM OR SERVICE IS DESIGNED TO DETECT OR AVERT. Purchaser acknowledges that it is impractical and extremely difficult to fix the actual damages, if any, which may proximately result from a failure to perform any of the obligations herein, or the failure of the systems to properly operate with resulting loss to Purchaser because of, among other things:

(a) The uncertain amount or value of Purchaser's property or that of other persons kept on the premises which may be lost, stolen, destroyed, damaged or otherwise affected by occurrences which the system or service is designed to detect or avert;

(b) The uncertainty of the response time of any police department, fire department, paramedic unit, patrol service or other such services or entities should such department or entity be dispatched as a result of a signal being received or an audible device sounding;

(c) The inability to ascertain what portion, if any, of any loss would be proximately caused by Seller's failure to perform or by failure of its equipment to operate;

(d) The nature of the service to be performed by the Seller and the uncertain nature of occurrences which might cause injury or death to Buyer or any other person which the system or equipment is designed to detect or avert.

Purchaser understands and agrees that if Seller should be found liable for loss or damage due from a failure of Seller to perform any of the obligations herein, whatsoever, including, but not limited to installation, design, service, monitoring, or the failure of any system or equipment installed by, or service performed by Seller in any respect whatsoever, Seller's maximum liability

shall not exceed a sum equal to the annual service charge contracted herein or Two Hundred Fifty (\$250.00) Dollars, whichever is less, and this liability shall be exclusive; and that the provisions of this Section shall apply if loss or damage, irrespective of cause or origin, results directly or indirectly from performance or nonperformance of the obligation imposed by this contract or from negligence, active or otherwise, of Seller, its agents, assigns or employees. In the event that the Purchaser wished Seller to assume greater liability, Purchaser may, as a matter of right, obtain from Seller a higher limited liability by paying an additional amount proportioned to the increase in damages, but such additional obligation shall in no way be interpreted to hold Seller as an insurer. Purchaser may also obtain such additional liability protection from insurance carrier, as Purchaser desires.

5. **INDEMNIFICATION** - Purchaser agrees to and shall indemnify and save harmless the Seller, its employees and agents for and against all third party claims, lawsuits and losses arising out of or in connection with the operation or non-operation of the system or monitoring facilities whether these claims be based upon alleged intentional conduct or active or passive negligence on the part of Seller, its agents, servants or employees.

The Seller assumes no liability for delay in installation of the system, or interruption of service due to strikes, riots, floods, fires, acts of God, or any cause beyond the control of Seller including interruption in telephone service. Seller will not be required to supply service to the Purchaser while interruption of service due to any such cause shall continue.

6. **CENTRAL STATION SERVICES** - Central station services consist of the receipt, analysis and response (dispatch of proper authorities) to signals from system installed under this Agreement. Such services are initiated upon final payment for installation and pre-payment of service charges. All services may be discontinued anytime charges are unpaid or system is abused. Notice by certified or registered letter to billing address shall be deemed sufficient notice of discontinuation and shall be deemed effective for all purposes upon mailing and not receipt.

Monitoring service is billed and payable annually in advance. **MONITORING SERVICE SHALL CONTINUE ON A YEARLY BASIS UNLESS CANCELLED IN WRITING BY EITHER PARTY NO LESS THAN 60 DAYS BEFORE ANNUAL RENEWAL DATE.**

The Department or other organization to which the connection may be made or an alarm signal may be transmitted may invoke the provisions hereof against any claims by the Purchaser or by others due to failure of such Department organization.

7. **TELEPHONE OR INTERNET CONNECTIONS** - Seller will assist Purchaser in making necessary arrangements to secure telephone or internet service connections for systems. Purchaser agrees to

furnish any necessary telephone or internet services or telephone lines at Purchaser's own expense.

The charge for the installation and continuation of this service shall be billed to the account of the Purchaser and will appear on his regular telephone or internet billing.

8. **TESTING** - It is the responsibility of the Purchaser to test the system for proper operations periodically but not less than monthly. Purchaser shall follow all instructions and procedures which Seller may prescribe for the operation and maintenance of the system.

9. **RETENTION OF TITLE AND RIGHT OF ACCESS** - The system shall remain the personal property of Seller until fully paid for in cash by Purchaser and Purchaser agrees to perform all acts which may be necessary to assure the retention of title to the system by Seller. Purchaser understands and agrees that the installation of equipment owned by Seller does not create a fixture on the Premise as to that equipment. Should Purchaser default in any payment for the system or part, then Purchaser authorized and empowers Seller to enter upon/in said Premise and to remove the system, or part from the premises. Such removal, if made by Seller, shall not be deemed a waiver of Seller's right to damages Seller sustains as a result of Purchaser's default and Seller shall have the right to enforce any other legal remedy or right. Furthermore, Seller shall be in no way obligated to restore the premises to its original condition, or redecorate same in the event the system or part is removed as a result of Purchaser's default in payment, nor shall Seller be obligated or liable to Purchaser in any manner. Risk of loss of the system, or any part of the same, shall pass to Purchaser upon delivery to the premises of such system or part.

10. **FEES, CHARGES, RIGHTS AND COST OF COLLECTION** - All fees and charges are payable in advance. Failure to pay fees, charges or other sums owed will result in your services being disconnected. Further, when you are in default, Seller can require immediate payment (acceleration) of what you owe under the contract and take possession of the property. Purchaser waives any right Purchaser has to demand for payment, notice of intent to accelerate and notice of acceleration. If Seller hires an attorney to collect what Purchaser owes, Purchaser will pay the attorney's fee and court costs as permitted by law. This includes any attorneys' fees Seller incurs as a result of any bankruptcy proceeding brought by or against Purchaser under federal law or an appellate proceeding. Payment shall be due upon the receipt of invoices by Seller unless otherwise specified on the front hereof. Interest shall accrue on all amounts more than thirty (30) days past due at the default rate of interest of 18% per annum or the maximum allowable rate, whichever is less. All payments shall be due and payable at Seller's office set forth on the front of the Agreement. Additionally, there will be a 1.50%/month LATE CHARGE on Past Due Balances. The minimum Late Charge is \$3.00. Any action taken under paragraph 6 and/or paragraph 9 shall in no way prejudice Seller's right to collection of unpaid charges and costs herein enumerated. If services are discontinued because of Purchaser's past due balance, and if Purchaser desires to have the monitoring service reactivated, Purchaser agrees to pay in advance to Seller a reconnect charge to be fixed by Seller at a reasonable amount. Seller shall have the right to increase the reoccurring service charge provided herein, upon written notice to Purchaser, at any time or times after the date service is operative under this Agreement. Purchaser agrees to notify Seller of any objections to such increase in writing within twenty (20) days after the date of the notice of increase, failing which it shall be conclusively presumed that Purchaser agreed to such increase. In the event Purchaser objects to such increase, Seller may elect to (i.) continue this Agreement under the terms and conditions in effect immediately prior to such increase, or (ii.) terminate the Agreement upon fifteen (15) days advance notice to Purchaser.

In addition to these charges addressed above, Purchaser agrees to pay, upon demand, (a) any false alarm assessments; federal, state and local taxes, fees or charges imposed by any governmental body or entity relating to the equipment or services provided under this Agreement; (b) any increase in charges to company or to Seller for the facilities needed to transmit signals under this Agreement; and (c) any service charge in the event Seller sends a representative to Purchaser's premises in response to a service call or alarm signals where Purchaser has not followed proper operating instructions, failed to close or properly secure a window, door or other protected point, or improperly adjusted CCTV camera, monitors or accessory components.

11. **NOTICE TO PURCHASER** - Under the Mechanic's Lien Law, any person who helps to improve your property and is not paid has the right to enforce his claim against your property. Under law, you may protect yourself against such claims either by filing with the Court a 'No Lien Agreement' or a payment bond depending upon the law of the state where your property is located.

(a) **BUYER'S RIGHT TO CANCEL** this Agreement. Buyer may cancel this Agreement or purchase by mailing a written notice to the Seller postmarked not later than midnight of the third business day after the date this Agreement was signed. Buyer may use the face of this Agreement as that notice by writing 'I hereby cancel' by Buyer signature and by adding your name, address and new signature thereon. The notice must be mailed to Seller at the office indicated in the Agreement and must be sent by either certified mail or registered mail.

12. **ENTIRE AGREEMENT** - This instrument constituted the entire Agreement between the parties hereto with respect to the transactions described herein and supersedes all previous negotiations, commitments (either written or spoken) and writing pertaining hereto.

This Agreement can only be changed by a written amendment signed by both parties or their duly authorized agent. No waiver or breach of any term or condition of this Agreement shall be construed to be a waiver of any succeeding breach.

If any of the terms or provisions of this Agreement shall be determined to be invalid or inoperative, all of the remaining terms and provisions shall remain in full force and effect.

This Agreement becomes binding upon Seller only when signed by a District Sales Manager of Atlantic Companies. In the event of non-approval, the sole liability of the Seller shall be to refund to Buyer the amount that has been paid to Seller upon execution of this Agreement.

13. **LITIGATION** - The laws of the State of Florida shall govern the terms of this Agreement and the parties agree to submit to the jurisdiction of the State of Florida. Venue for resolution of any disputes arising under this Agreement, including litigation, regardless of place of payment, shall be in a forum or court, as required, of competent jurisdiction in Duval County, Florida, and the undersigned waives any venue rights he may possess and agrees that he shall not contest that Duval County, Florida, is a convenient forum.

14. **CHANGES AND ASSIGNMENT** - Purchaser acknowledges that the sale or transfer of the Premise by the Purchaser to a third party does not relieve Purchaser of his obligations under this Agreement. Purchaser may not assign this Agreement unless Purchaser obtains prior written consent from Seller. Seller may assign this Agreement or subcontract the work to be performed without notice to Purchaser or Purchaser's consent.

15. **THIRD PARTY INDEMNIFICATION** - In the event any person, not a party to this Agreement, shall make any claim of file any lawsuit against Seller for any reason relating to our duties and obligations pursuant to this Agreement, including but not limited to the design, maintenance, operation, or non-operation of the alarm-system, Purchaser agrees to indemnify, defend and hold Seller, its dealers, agents, installers, their successors and assigns harmless from any and all claims and lawsuits, including the payment of all damages, expenses, costs and attorneys' fees, whether these claims be based upon alleged intentional conduct, active or passive negligence, express or implied contract or warranty, contribution or indemnification, or strict or product liability on the part of Seller, its dealers, installers, agents, servants, assign or employees. This Agreement by Purchaser to indemnify Seller against third party claims as herein above set forth shall not apply to losses, damages, expenses and liability resulting in injury or death to third persons or injury to property of third persons, which losses, damages, expenses and liability occur solely while an employee of Seller is on Purchaser's Premises in accordance with this Agreement and which losses, damages and liability are solely and directly caused by the act or omissions of that employee.



225 North Pearl Street, Jacksonville, FL 32202-4513  
 Phone: 904.665.6000 • Fax: 904.665.7990 • Internet: jea.com

Customer Name: WYNNFIELD LAKES ASSOCIATION INC

Account #: 0836681178

Cycle: 18 Bill Date: 07/20/23

**IRRIGATION SERVICE**



By turning off the faucet, following irrigation restrictions and checking for leaks, you can help preserve our most valuable natural resource.

Billing Rate: Commercial Irrigation Service

Service Address: 12510 DIAMOND SPRINGS DR

Service Period: 06/20/23 - 07/19/23 Reading Date: 07/19/2023

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
83716125	29	184	Regular	1	0 GAL

Basic Monthly Charge	\$	31.50
City of Jacksonville Franchise Fee		0.95
Public Service Tax		3.25

**TOTAL CURRENT IRRIGATION CHARGES \$ 35.70**

**TOTAL NEW CHARGES..... \$ 35.70**

*320 538 4300*

Previous Balance	Payment(s) Received	Balance Before New Charges	New Charges	Please Pay
\$35.70	-\$35.70	\$0.00	\$35.70	\$35.70

**WE APPRECIATE YOUR BUSINESS**

Additional information on reverse side. →



Add \$\_\_\_\_\_ to my monthly bill: \$\_\_\_\_\_ for Neighbor to Neighbor and/or \$\_\_\_\_\_ for the Prosperity Scholarship Fund. I will notify JEA when I no longer wish to contribute.

Check here for telephone/mail address correction and fill in on reverse side.

Acct#: 0836681178	Bill Date: 07/20/23	Do not pay. AutoPay will process your payment on 08/11/23.
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# 0001310 I=00000000



WYNNFIELD LAKES ASSOCIATION INC  
 5385 N NOB HILL RD  
 SUNRISE FL 33351-4761

1/1 388795/4197288 0001310 1=00000000000

BILLING AND PAYMENT OPTIONS

JEA offers a number of convenient billing and payment options. You can pay online, by phone, by mail, in person or automatically using your bank account. And you can go paperless by receiving your bill by email, which is easy for you and good for the environment.

eBill: Receive, view, and pay your bill online. JEA ebill is one of our most convenient ways to receive, view and pay your bill.

MyBudget: With MyBudget, your bill is based on a rolling 12-month average. This prevents drastic changes in your bill month to month, even in the coldest or hottest months when you use more.

Auto-Pay: Our Automatic Bill Payment service ensures your JEA bill is paid automatically. You still receive a bill, but Automatic Bill Pay deducts the amount you owe from your bank account on your due date. Once set up, you don't have to do a thing.

Pay Online: When you pay your JEA bill on jea.com, your payment is credited to your account immediately. It is free to pay using your checking or savings account. Pay by debit or credit card—convenience fees charged by card payment vendor: Payments up to \$500: \$2.20, \$500.01–\$1,000: \$4.40, \$1,000.01 - \$10,000: \$9.95.

Pay Through Your Bank: Use your bank's bill payer system to pay JEA electronically. Provide your JEA account information to your bank and enter the date and amount to pay each month.

Pay by Phone: Call 665-6000 to pay your JEA bill using our automated phone system 24 hours a day. Your payment will be credited to your account immediately.

It is free to pay using your checking or savings account. Pay by debit or credit card—convenience fees charged by card payment vendor: Payments up to \$500: \$2.20, \$500.01–\$1,000: \$4.40, \$1,000.01–\$10,000: \$9.95.

Pay by Mail: Please write your account number on your check or money order. Please include the payment stub with your payment and mail to P.O. Box 45047, Jacksonville, FL 32232-5047. Make checks payable to JEA.

Pay in Person: JEA payments are accepted at the JEA Downtown Customer Center, Winn-Dixie stores, Duval County Tax Collector offices and over 140 JEA authorized payment-only locations. Find locations at JEA.com/paymentlocations. Be sure to take a copy of your JEA bill when you go. The JEA Downtown Customer Center, 225 North Pearl Street, is open 8:00 a.m.–5:00 p.m. Monday through Friday except holidays. Closed Saturday.

When you provide a check as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account or to process the payment as a check transaction.

Request an Extension: We understand that sometimes things happen and you need a little more time to pay your bill. You can apply for an extension online at jea.com. Also, residential customers can call 665-6000; commercial customers can call 665-6250. Our self-serve system will let you know if you qualify and give you a new due date.

Need Help Paying Your Bill? United Way maintains a computerized database of programs that may be able to assist you in paying your utility bill. For assistance with your utility bill, dial 2-1-1 or 632-0600.

STATEMENT INFORMATION

APPLICATION AND CONTRACT FOR SERVICE—Customers may review terms and conditions of service and policies on jea.com, or may call, write or e-mail JEA to request a copy. Requesting of utility service and JEA's acceptance to provide utility service, including the rendering of a bill, constitutes a binding contractual agreement between JEA and the customer, including each financially responsible person or entity as defined by applicable State, City and Utility regulations and policies, whether or not service is listed in that individual's name.

Please review your billing statement. Should you suspect a billing or payment error, please notify us immediately at 665-6000. Commercial customers can call us at 665-6250. You have 90 days from the statement date to request a JEA review for correction or credit.

Customer Charge is a fixed monthly charge to maintain an account for a customer, including metering, billing and account administration.

Energy Charge pays for the cost of the electric infrastructure, contribution to the City of Jacksonville and to generate and deliver the electricity you use, excluding the cost of fuel.

Fuel Cost is determined by the Adjustable Fuel Rate, which may go up or down based on the cost of fuels JEA uses to generate electricity. A portion of the fuel charge is exempt from the Public Service Tax.

Water/Sewer Service Availability Charge is a fixed monthly charge that covers a portion of the water/sewer infrastructure and the cost to maintain an account for a customer, including metering, billing and account administration.

Conservation Charge applies only if you use more than 2,750 kWh during a billing period. If this occurs, you will be charged an additional \$.01 per kWh over 2,750 kWh to encourage conservation. Average home usage is 1,000 kWh per month.

Environmental Charge provides funding for environmental and regulatory programs.

Water Consumption/Sewer Usage Tiers are based on the amount of water you use. Typical household usage is 6 kgal or less.

Fees and Taxes are government transfers paid to city or state governments.

kgal: 1,000 gallons

cf: Cubic foot of water which equals 7.48 gallons of water

kWh: Kilowatt-hour is a measure of electrical energy. One kWh is the equivalent of using 1,000 watts for one hour. For example, if you use a 100 watt light bulb for 720 hours (i.e. for 30 days straight), you will have used 72 kWh.

ADDRESS CORRECTION

Account # Tel: [grid] Address: [grid] City: [grid] State: [grid] Zip Code: [grid] E-mail: [grid]

# WYNNFIELD LAKES

UTILITY SCHEDULE  
FY 2023

set up to auto pay  
set up e bill sent to tcossna@gmsf.com

Vendor #12

Vendor/Acct #	Location	Meter #	October	November	December	January	February	March	April	May	June	July	August	September	Total
Electric 2523678745	12319 Wynnfield Lakes Dr	89344672	\$1,403.89	\$1,134.54	\$1,390.42	\$1,585.20	\$1,354.03	\$1,350.06	\$970.24	\$1,031.13	\$1,110.13	\$1,059.92			\$12,389.56
Electric 2523678745	397 Wynnfield Lakes Dr-Apt SG	89005442	\$118.01	\$108.95	\$116.90	\$41.09	\$33.78	\$35.26	\$43.07	\$39.31	\$34.73	\$50.92			\$622.02
<b>Electric Total</b>			<b>\$1,521.90</b>	<b>\$1,243.49</b>	<b>\$1,507.32</b>	<b>\$1,626.29</b>	<b>\$1,387.81</b>	<b>\$1,385.32</b>	<b>\$1,013.31</b>	<b>\$1,070.44</b>	<b>\$1,144.86</b>	<b>\$1,110.84</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$13,011.58</b>

Vendor/Acct #	Location	Meter #	October	November	December	January	February	March	April	May	June	July	August	September	Total
Irrigation 2523678745	12319 Wynnfield Lakes Dr	74759726	\$172.14	\$111.67	\$103.82	\$103.82	\$103.82	\$103.82	\$103.82	\$103.82	\$103.82	\$103.82			\$1,114.37
Irrigation 836681178	12510 Diamond Springs Dr	66899001	\$35.70	\$35.70	\$35.70	\$35.70	\$35.70	\$35.70	\$35.70	\$35.70	\$35.70				\$321.30
<b>Irrigation Total</b>			<b>\$207.84</b>	<b>\$147.37</b>	<b>\$139.52</b>	<b>\$139.52</b>	<b>\$139.52</b>	<b>\$139.52</b>	<b>\$139.52</b>	<b>\$139.52</b>	<b>\$139.52</b>	<b>\$103.82</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$1,435.67</b>

Vendor/Acct #	Location	Meter #	October	November	December	January	February	March	April	May	June	July	August	September	Total
Sewer 2523678745	12319 Wynnfield Lakes Dr	76259417	\$350.64	\$311.15	\$271.66	\$311.15	\$311.15	\$429.62	\$344.06	\$521.77	\$528.35	\$850.85			\$4,230.40
Water 2523678745	12319 Wynnfield Lakes Dr	76259417	\$118.66	\$107.16	\$95.67	\$107.16	\$107.16	\$141.65	\$116.74	\$168.47	\$170.38	\$264.26			\$1,397.31
<b>Water/Sewer Total</b>			<b>\$469.30</b>	<b>\$418.31</b>	<b>\$367.33</b>	<b>\$418.31</b>	<b>\$418.31</b>	<b>\$571.27</b>	<b>\$460.80</b>	<b>\$690.24</b>	<b>\$698.73</b>	<b>\$1,115.11</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$5,627.71</b>

<b>GRAND TOTAL</b>			<b>\$2,199.04</b>	<b>\$1,809.17</b>	<b>\$2,014.17</b>	<b>\$2,184.12</b>	<b>\$1,945.64</b>	<b>\$2,096.11</b>	<b>\$1,613.63</b>	<b>\$1,900.20</b>	<b>\$1,983.11</b>	<b>\$2,329.77</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$20,074.96</b>
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Irrigation	001-320-53800-43001	\$207.84	\$147.37	\$139.52	\$139.52	\$139.52	\$139.52	\$139.52	\$139.52	\$139.52	\$103.82	\$103.82	\$0.00	\$0.00	\$1,435.67
Electric	001-320-67200-43100	\$1,521.90	\$1,243.49	\$1,507.32	\$1,626.29	\$1,387.81	\$1,385.32	\$1,013.31	\$1,070.44	\$1,144.86	\$1,110.84	\$1,110.84	\$0.00	\$0.00	\$13,011.58
Water/Sewer	001-320-57200-43001	\$469.30	\$418.31	\$367.33	\$418.31	\$418.31	\$571.27	\$460.80	\$690.24	\$698.73	\$1,115.11	\$1,115.11	\$0.00	\$0.00	\$5,627.71
<b>Total</b>		<b>\$2,199.04</b>	<b>\$1,809.17</b>	<b>\$2,014.17</b>	<b>\$2,184.12</b>	<b>\$1,945.64</b>	<b>\$2,096.11</b>	<b>\$1,613.63</b>	<b>\$1,900.20</b>	<b>\$1,983.11</b>	<b>\$2,329.77</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$20,074.96</b>

last year	\$2,854.42	\$2,515.15	\$2,311.98	\$2,006.86	\$1,732.79	\$2,541.00	\$2,620.93	\$2,796.49	\$3,172.59	\$2,496.96	\$3,231.92	\$2,842.62	\$31,123.72
variance vs last year	(\$655.38)	(\$705.99)	(\$297.81)	\$177.26	\$212.85	(\$444.89)	(\$1,007.30)	(\$896.29)	(\$1,189.48)	(\$167.19)	(\$3,231.92)	(\$2,842.62)	(\$11,048.76)



225 North Pearl Street, Jacksonville, FL 32202-4513  
 Phone: 904.665.6000 • Fax: 904.665.7990 • Internet: jea.com

Customer Name: WYNNFIELD LAKES CDD

Account #: 2523678745

Cycle: 18 Bill Date: 07/24/23

**TOTAL SUMMARY OF CHARGES**

Electric .....	\$	1,110.84
Irrigation .....		103.82
Sewer .....		850.85
Water .....		264.26

(A complete breakdown of charges can be found on the following pages.)

Total New Charges: ..... \$ 2,329.77



The Customer Solutions Center at the new JEA headquarters, located at 225 N. Pearl St. in downtown Jacksonville, is now open to the public.



By turning off the faucet, following irrigation restrictions and checking for leaks, you can help preserve our most valuable natural resource.

1/1 368925/4198285 0002300 1 I=0000000000

Do not pay. AutoPay will process your payment on 08/15/23.

Previous Balance	Payment(s) Received	Balance Before New Charges	New Charges	Please Pay
\$1,947.41	-\$1,947.41	\$0.00	\$2,329.77	\$2,329.77

**WE APPRECIATE  
YOUR BUSINESS**

Additional information on reverse side. ➔




Add \$\_\_\_\_\_ to my monthly bill: \$\_\_\_\_\_ for Neighbor to Neighbor and/or \$\_\_\_\_\_ for the Prosperity Scholarship Fund. I will notify JEA when I no longer wish to contribute.

Check here for telephone/mail address correction and fill in on reverse side.

Acct#: 2523678745	Bill Date: 07/24/23	Do not pay. AutoPay will process your payment on 08/15/23.
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# 0002300 I=00000000



WYNNFIELD LAKES CDD  
 5385 N NOB HILL RD  
 SUNRISE FL 33351-4761

## BILLING AND PAYMENT OPTIONS

JEA offers a number of convenient billing and payment options. You can pay online, by phone, by mail, in person or automatically using your bank account. And you can go paperless by receiving your bill by email, which is easy for you and good for the environment.

**eBill:** Receive, view, and pay your bill online. JEA ebill is one of our most convenient ways to receive, view and pay your bill.

**MyBudget:** With MyBudget, your bill is based on a rolling 12-month average. This prevents drastic changes in your bill month to month, even in the coldest or hottest months when you use more.

**Auto-Pay:** Our Automatic Bill Payment service ensures your JEA bill is paid automatically. You still receive a bill, but Automatic Bill Pay deducts the amount you owe from your bank account on your due date. Once set up, you don't have to do a thing.

**Pay Online:** When you pay your JEA bill on [jea.com](http://jea.com), your payment is credited to your account immediately. It is free to pay using your checking or savings account. Pay by debit or credit card—convenience fees charged by card payment vendor: Payments up to \$500: \$2.20, \$500.01–\$1,000: \$4.40, \$1,000.01 - \$10,000: \$9.95.

**Pay Through Your Bank:** Use your bank's bill payer system to pay JEA electronically. Provide your JEA account information to your bank and enter the date and amount to pay each month.

**Pay by Phone:** Call 665-6000 to pay your JEA bill using our automated phone system 24 hours a day. Your payment will be credited to your account immediately.

It is free to pay using your checking or savings account. Pay by debit or credit card—convenience fees charged by card payment vendor: Payments up to \$500: \$2.20, \$500.01–\$1,000: \$4.40, \$1,000.01–\$10,000: \$9.95.

**Pay by Mail:** Please write your account number on your check or money order. Please include the payment stub with your payment and mail to P.O. Box 45047, Jacksonville, FL 32232-5047. Make checks payable to JEA.

**Pay in Person:** JEA payments are accepted at the JEA Downtown Customer Center, Winn-Dixie stores, Duval County Tax Collector offices and over 140 JEA authorized payment-only locations. Find locations at [JEA.com/paymentlocations](http://JEA.com/paymentlocations). Be sure to take a copy of your JEA bill when you go. **The JEA Downtown Customer Center, 225 North Pearl Street, is open 8:00 a.m.–5:00 p.m. Monday through Friday except holidays. Closed Saturday.**

**When you provide a check** as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account or to process the payment as a check transaction.

**Request an Extension:** We understand that sometimes things happen and you need a little more time to pay your bill. You can apply for an extension online at [jea.com](http://jea.com). Also, residential customers can call 665-6000; commercial customers can call 665-6250. Our self-serve system will let you know if you qualify and give you a new due date.

**Need Help Paying Your Bill?** United Way maintains a computerized database of programs that may be able to assist you in paying your utility bill. For assistance with your utility bill, dial 2-1-1 or 632-0600.

## STATEMENT INFORMATION

**APPLICATION AND CONTRACT FOR SERVICE—Customers may review terms and conditions of service and policies on [jea.com](http://jea.com), or may call, write or e-mail JEA to request a copy. Requesting of utility service and JEA's acceptance to provide utility service, including the rendering of a bill, constitutes a binding contractual agreement between JEA and the customer, including each financially responsible person or entity as defined by applicable State, City and Utility regulations and policies, whether or not service is listed in that individual's name.**

**Please review your billing statement. Should you suspect a billing or payment error, please notify us immediately at 665-6000. Commercial customers can call us at 665-6250. You have 90 days from the statement date to request a JEA review for correction or credit.**

**Customer Charge** is a fixed monthly charge to maintain an account for a customer, including metering, billing and account administration.

**Energy Charge** pays for the cost of the electric infrastructure, contribution to the City of Jacksonville and to generate and deliver the electricity you use, excluding the cost of fuel.

**Fuel Cost** is determined by the Adjustable Fuel Rate, which may go up or down based on the cost of fuels JEA uses to generate electricity. A portion of the fuel charge is exempt from the Public Service Tax.

**Water/Sewer Service Availability Charge** is a fixed monthly charge that covers a portion of the water/sewer infrastructure and the cost to maintain an account for a customer, including metering, billing and account administration.

**Conservation Charge** applies only if you use more than 2,750 kWh during a billing period. If this occurs, you will be charged an additional \$.01 per kWh over 2,750 kWh to encourage conservation. Average home usage is 1,000 kWh per month.

**Environmental Charge** provides funding for environmental and regulatory programs.

**Water Consumption/Sewer Usage Tiers** are based on the amount of water you use. Typical household usage is 6 kgal or less.

**Fees and Taxes** are government transfers paid to city or state governments.

**kgal:** 1,000 gallons

**cf:** Cubic foot of water which equals 7.48 gallons of water

**kWh:** Kilowatt-hour is a measure of electrical energy. One kWh is the equivalent of using 1,000 watts for one hour. For example, if you use a 100 watt light bulb for 720 hours (i.e. for 30 days straight), you will have used 72 kWh.

## ADDRESS CORRECTION

Account #

Tel:

Address:

City:  State:  Zip Code:

E-mail:



Customer Name: WYNNFIELD LAKES CDD

Account #: 2523678745

Cycle: 18

Bill Date: 07/24/23

**ELECTRIC SERVICE**

Billing Rate: General Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 06/21/23 - 07/20/23 Reading Date: 07/20/2023

Service Point: Commercial - Electric

Meter Number	Days Billed	Current Reading	Reading Type	Meter Constant	Consumption
22508695	29	27142	Regular	1	9680 KWH
22508695	29	32.70	Regular	1	32.70 KW
Basic Monthly Charge					\$ 21.00
Energy Charge (\$0.06078 per kWh)					588.35
Tax Exempt Fuel Cost (\$0.03559 per kWh)					344.51
Taxable Fuel Cost (\$0.00511 per kWh)					49.46
City of Jacksonville Franchise Fee					30.10
Gross Receipts Tax					26.50
<b>TOTAL CURRENT ELECTRIC CHARGES</b>					<b>\$ 1,059.92</b>

**IRRIGATION SERVICE**

Billing Rate: Commercial Irrigation Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 06/22/23 - 07/22/23 Reading Date: 07/22/2023

Service Point: Irrigation 1 - Commercial

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
74759726	30	32784	Regular	2	0 GAL
Basic Monthly Charge					\$ 100.80
City of Jacksonville Franchise Fee					3.02
<b>TOTAL CURRENT IRRIGATION CHARGES</b>					<b>\$ 103.82</b>

**SEWER SERVICE**

Billing Rate: Commercial Sewer Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 06/20/23 - 07/19/23 Reading Date: 07/19/2023

Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
83715247	29	1810	Regular	1	121000 GAL
Basic Monthly Charge					\$ 52.88
Sewer Usage Charge					773.19
City of Jacksonville Franchise Fee					24.78
<b>TOTAL CURRENT SEWER CHARGES</b>					<b>\$ 850.85</b>

**WATER SERVICE**

Billing Rate: Commercial Water Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 06/20/23 - 07/19/23 Reading Date: 07/19/2023

Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
83715247	29	1810	Regular	1	121000 GAL
Basic Monthly Charge					\$ 31.50
Water Consumption Charge					225.06
City of Jacksonville Franchise Fee					7.70
<b>TOTAL CURRENT WATER CHARGES</b>					<b>\$ 264.26</b>

**ELECTRIC SERVICE**

Billing Rate: General Service

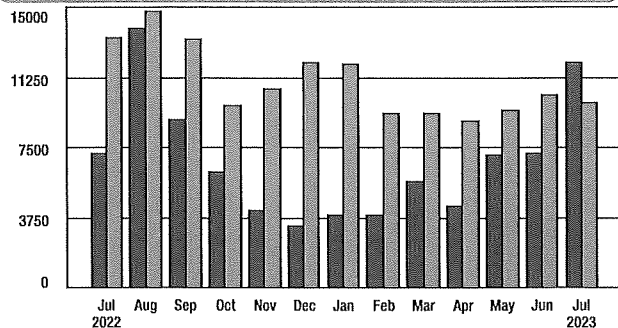
Service Address: 12397 WYNNFIELD LAKES DR APT SG01

Service Period: 06/21/23 - 07/20/23 Reading Date: 07/20/2023

Service Point: Commercial - Electric

Meter Number	Days Billed	Current Reading	Reading Type	Meter Constant	Consumption
24081122	29	30275	Regular	1	268 KWH
Basic Monthly Charge					\$ 21.00
Energy Charge (\$0.06078 per kWh)					16.29
Tax Exempt Fuel Cost (\$0.03559 per kWh)					9.54
Taxable Fuel Cost (\$0.00511 per kWh)					1.37
City of Jacksonville Franchise Fee					1.45
Gross Receipts Tax					1.27
<b>TOTAL CURRENT ELECTRIC CHARGES</b>					<b>\$ 50.92</b>

**CONSUMPTION HISTORY**



	1 year ago	Last Month	This Month	Average Daily
Total Kwh used	13,400	10,350	9,948	343
Total Gallons used	72,000	72,000	121,000	4,172

1/1 388925/4198285 0002300 2 1=00000000000





1872 Everlee Road  
 Jacksonville, FL 32216

www.koehnoutdoor.com

**INVOICE**

Date	Invoice No.
07/26/23	4238
Terms	Due Date
Net 30	08/25/23

BILL TO
Wynnfield Lakes CDD 12319 Wynnfield Lakes Drive Jacksonville, FL 32246

PROPERTY
Wynnfield Lakes CDD 12319 Wynnfield Lakes Drive Jacksonville , FL 32246

Amount Due	Enclosed
\$1,798.52	

*Please detach top portion and return with your payment.*

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
			\$1,798.52	\$0.00	\$1,798.52
	#3561 - 07-04-2023 Proposal				
	Pool Clock		\$1,798.52	\$0.00	\$1,798.52
	<b>Total</b>		\$1,798.52	\$0.00	\$1,798.52

001.320.53800.43400



**Proposal #3561**

Date: 7/24/2023

PO #

**Customer:**  
 Wynnfield Lakes CDD  
 12319 Wynnfield Lakes Drive  
 Jacksonville, FL 32246

**Property:**  
 Wynnfield Lakes CDD  
 12319 Wynnfield Lakes Drive  
 Jacksonville , FL 32246

**07-04-2023 Proposal**

**Irrigation**

**Pool Clock**

Items	Quantity	Unit	Price/Unit	Price
Troubleshoot Valve Short/Open (Conventional Wired) - Weathermatic	1.00	ea	\$170.00	\$170.00
Replace Nozzle - Weathermatic	5.00	ea	\$0.00	\$0.00
001.320.53800.43400			<b>Pool Clock:</b>	\$170.00

**Irrigation**

**Entrance Timer**

Items	Quantity	Unit	Price/Unit	Price
Replace 6 Inch Sprayhead (MPR) - Weathermatic	2.00	ea	\$60.76	\$121.52
Replace 3/4 Inch Rotor (6 inch) - Weathermatic	3.00	ea	\$89.88	\$269.64
Replace 6 Inch Sprayhead (MPR) - Weathermatic	1.00	ea	\$60.76	\$60.76
Troubleshoot Valve Short/Open (Conventional Wired) - Weathermatic	1.00	ea	\$170.00	\$170.00
Replace Valve Solenoid (Commercial) - Weathermatic	1.00	ea	\$156.60	\$156.60
Troubleshoot Valve Short/Open (Conventional Wired) - Weathermatic	1.00	ea	\$170.00	\$170.00
Troubleshoot Valve Short/Open (Conventional Wired) - Weathermatic	1.00	ea	\$170.00	\$170.00
Troubleshoot Valve Short/Open (Conventional Wired) - Weathermatic	1.00	ea	\$170.00	\$170.00
Troubleshoot Valve Short/Open (Conventional Wired) - Weathermatic	1.00	ea	\$170.00	\$170.00
Troubleshoot Valve Short/Open (Conventional Wired) - Weathermatic	1.00	ea	\$170.00	\$170.00
			<b>Entrance Timer:</b>	\$1,628.52

**PROJECT TOTAL: \$1,798.52**

**Terms & Conditions**

By \_\_\_\_\_

**Jason Cather**

Date 7/24/2023

**DM Koehn Landscaping, Inc. D/B/A  
Koehn Outdoor**

By \_\_\_\_\_

Date \_\_\_\_\_

**Wynnfield Lakes CDD**

# Prime Stone Restoration

# Invoice

Phone: (407) 376-2687

Fax: (407) 517-4487

<b>Invoice to:</b>		Wynnfield Lakes CDD 12319 Wynnfield Lakes Dr. Jacksonville, FL 32246		<b>Remit Payment to:</b>		Prime Stone Restoration 2807 Bastia Ct. Jacksonville FL 32246	
				<b>ORDER:</b>	<b>QUOTE #:</b>		<b>100031</b>
					<b>DATE:</b>		<b>6/16/2023</b>
#		Description			Unit Price	Amount	
		<u>Concrete Countertop</u> Hone down to remove stains Diamond polish up to smoothen out Seal  001 320.57200.46601			\$780	\$	780.00
<b>COMMENTS:</b>				<b>SUB-TOTAL</b>		\$	780.00
				<b>SALES TAX</b>			
<i>Thank You</i>				<b>TOTAL</b>		\$	780.00

# Jacksonville Daily Record

*A Division of*

**DAILY RECORD & OBSERVER, LLC**

P.O. Box 1769  
Jacksonville, FL 32201  
(904) 356-2466

## INVOICE

August 10, 2023

Date

Attn: Courtney Hogge  
GMS, LLC  
475 WEST TOWN PLACE, STE 114  
SAINT AUGUSTINE FL 32092

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Serial #	<u>23-05199D</u>	PO/File #	_____	\$214.63
				<b>Payment Due</b>
	Request for Qualifications for Engineering Services			
	_____			\$214.63
	Wynnfield Lakes Community Development District			<b>Publication Fee</b>
	_____			214.63
Case Number	_____			<b>Amount Paid</b>
Publication Dates	<u>8/10</u>			
County	<u>Duval</u>			

**Payment Due Upon Receipt**  
For your convenience, you may remit payment online at [www.jaxdailyrecord.com/send-payment](http://www.jaxdailyrecord.com/send-payment).

If your payment is being mailed, please reference **Serial # 23-05199D** on your check or remittance advice.

*Payment is due before  
the Proof of Publication  
is released.*

**Your notice was published on both [jaxdailyrecord.com](http://jaxdailyrecord.com) and [floridapublicnotices.com](http://floridapublicnotices.com).**

Terms: Net 30 days from date of invoice. Past due items will accrue a finance charge of 1.5% per month thereafter.  
Please remit any payment due upon receipt of this invoice.

**Preliminary Proof Of Legal Notice**  
*(This is not a proof of publication.)*

*Please read copy of this advertisement and advise us of any necessary corrections before further publications.*

**REQUEST FOR  
QUALIFICATIONS  
("RFQ") FOR ENGINEERING  
SERVICES FOR THE  
WYNNFIELD LAKES  
COMMUNITY**

**DEVELOPMENT DISTRICT**

Wynnfield Lakes Community Development District ("District"), located in Duval County, Florida, announces that professional engineering services will be required on a continuing basis for the District. The engineering firm selected will act in the general capacity of District Engineer and, if so authorized, may provide general engineering services on an ongoing basis related to the District's public improvements, including without limitation the stormwater system and open space/recreational improvements. The District may select one or more engineering firms to provide engineering services on an ongoing basis.

Any firm or individual ("Applicant") desiring to provide professional services to the District must: 1) hold applicable federal, state and local licenses; 2) be authorized to do business in Florida in accordance with Florida law; and 3) furnish a statement ("Qualification Statement") of its qualifications and past experience on U.S. General Service Administration's "Architect-Engineer Qualifications, Standard Form No. 330," with pertinent supporting data. Among other things, Applicants must submit information relating to: a) the ability and adequacy of the Applicant's professional personnel; b) whether the Applicant is a certified minority business enterprise; c) the Applicant's willingness to meet time and budget requirements; d) the Applicant's past experience and performance, including but not limited to past experience as a District Engineer for any community development districts and past experience in Duval County; e) the geographic location of the Applicant's headquarters and offices; f) the current and projected workloads of the Applicant; and g) the volume of work previously awarded to the Applicant by the District. Further, each Applicant must identify the specific individual affiliated with the Applicant who would be handling District meetings, construction services, and other engineering tasks.

The District will review all Applicants and will comply with Florida law, including the Consultant's Competitive Negotiations Act, Chapter 287, Florida Statutes

("CCNA"). All Applicants must submit eight (8) hard copies and one (1) electronic copy of Standard Form No. 330 and Qualification Statement by 12:00 p.m. on Thursday, September 7, 2023, to the attention of Governmental Management Services, LLC, 475 West Town Place, Suite 114 St. Augustine, FL 32092 Phone: (904) 940-5850 ("District Manager's Office").

The Board of Supervisors shall select and rank the Applicants using the requirements set forth in the CCNA and the evaluation criteria on file with the District Manager's Office, and the highest ranked Applicant will be requested to enter into contract negotiations. If an agreement cannot be reached between the District and the highest ranked Applicant, negotiations will cease and begin with the next highest ranked Applicant, and if these negotiations are unsuccessful, will continue to the third highest ranked Applicant. The District reserves the right to reject any and all Qualification Statements. Additionally, there is no express or implied obligation for the District to reimburse Applicants for any expenses associated with the preparation and submittal of the Qualification Statements in response to this request.

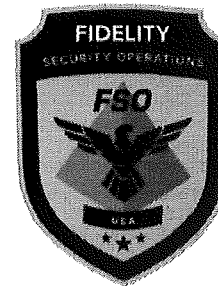
Any protest regarding the terms of this Notice, or the evaluation criteria on file with the District Manager's Office, must be filed in writing with the District Manager's Office, within seventy-two (72) hours after the publication of this Notice. The formal protest setting forth with particularity the facts and law upon which the protest is based shall be filed within seven (7) calendar days after the initial notice of protest was filed. Failure to timely file a notice of protest or failure to timely file a formal written protest shall constitute a waiver of any right to object or protest with respect to aforesaid Notice or evaluation criteria provisions. Any person who files a notice of protest shall provide to the District, simultaneous with the filing of the notice, a protest bond with a responsible surety to be approved by the District and in the amount of Ten Thousand Dollars (\$10,000.00).

Any and all questions relative to this RFQ shall be directed in writing by e-mail only to Daniel Laughlin at [dlaughlin@gmsnf.com](mailto:dlaughlin@gmsnf.com).

District Manager  
- Daniel Laughlin

Aug. 10 00 (23-05199D)

Fidelity Security Operations  
8081 Philips Hwy Ste 12  
Jacksonville, FL 32256  
+1 9047705111  
admin@FSOFL.com



# INVOICE

## BILL TO

Lina F Hernandez  
Wynnfield Lakes CDD  
12319 Wynnfield Lakes Dr  
Jacksonville, FL 32246

INVOICE # 23-0304  
DATE 07/27/2023  
DUE DATE 08/26/2023  
TERMS Net 30

DATE	ACTIVITY	DESCRIPTION	HOURS	RATE	AMOUNT
07/22/2023	Unarmed Officer		40	23.00	920.00
07/22/2023	Patrol Service	Jacksonville, FL	14	27.00	378.00
07/29/2023	Unarmed Officer		40	23.00	920.00
07/29/2023	Patrol Service	Jacksonville, FL	14	27.00	378.00

SUBTOTAL 2,596.00  
TAX 0.00  
TOTAL 2,596.00  
BALANCE DUE **\$2,596.00**

**APPROVED**  
*By lihernandez at 3:26 pm, Aug 09, 2023*



PO BOX 740608  
CINCINNATI OH 45274-0608

<b>Bill To Number</b> 2750388	<b>Invoice Date</b> 7/31/2023	<b>Amount Due</b> 45.00
----------------------------------	----------------------------------	----------------------------



PHONE: 904-396-5805      FAX: 999-999-9999  
EMAIL: fpc@flapest.com  
WEB: flapest.com

INVOICE# 297816C Wynnfield Lake S Cdd

**Message:** Is your home protected from termites? These destructive pests can cause significant structural damage which is rarely covered by homeowner's insurance. We can help protect your home. Call for a FREE Termite Inspection today!

**INVOICE DETAIL**

*Thank you for allowing us to provide the following services:*

**PEST CONTROL MAINTENANCE**

45.00

Wynnfield Lakes Cdd

12319 WYNNFIELD LAKES DR

JACKSONVILLE , FL ON 7/12/2023

Order #48966597

**APPROVED**  
By lihernandez at 3:25 pm, Aug 09, 2023

Payment Receipt. Please Return with Payment Remittance



PO Box 13848  
Reading, PA 19612-3848

<b>Bill To #:</b> 2750388	<b>Date:</b> 7/31/2023
<b>Due Date:</b> 8/30/2023	<b>Invoice #:</b> 297816C
<b>Amount Due:</b> 45.00	<b>Amount Paid:</b> <u>45.00</u>
	<b>Check No.:</b> <u>4532</u>



000001  
Wynnfield Lake S Cdd  
475 W Town Pl Ste 114  
St Augustine, FL 32092-3649



FLORIDA PEST CONTROL  
PO BOX 740608  
CINCINNATI OH 45274-0608

00275038800000000000297816C000004500202308300007



**Governmental Management Services, LLC**1001 Bradford Way  
Kingston, TN 37763**Invoice**
**Invoice #:** 548  
**Invoice Date:** 8/1/23  
**Due Date:** 8/1/23  
**Case:**  
**P.O. Number:**
**Bill To:**Wynfield Lakes CDD  
475 West Town Place  
Suite 114  
St. Augustine, FL 32092

Description	Hours/Qty	Rate	Amount
Management Fees - August 2023	340	4,146.25	4,146.25
Information Technology - August 2023	351	100.00	100.00
Dissemination Agent Services - August 2023	316	91.67	91.67
Office Supplies	510	0.30	0.30
Postage	420	14.50	14.50
Copies	425	223.65	223.65
Telephone	410	39.21	39.21
<b>Total</b>			<b>\$4,615.58</b>
<b>Payments/Credits</b>			<b>\$0.00</b>
<b>Balance Due</b>			<b>\$4,615.58</b>



1872 Everlee Road  
Jacksonville, FL 32216

www.koehnoutdoor.com

### INVOICE

Date	Invoice No.
08/01/23	4284
Terms	Due Date
Net 30	08/31/23

BILL TO
Wynnfield Lakes CDD 12319 Wynnfield Lakes Drive Jacksonville, FL 32246

PROPERTY
Wynnfield Lakes CDD 12319 Wynnfield Lakes Drive Jacksonville , FL 32246

Amount Due	Enclosed
\$5,641.01	

*Please detach top portion and return with your payment.*

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
	August 2023 Landscape Management		\$5,641.01	\$0.00	\$5,641.01
	<b>Total</b>		<b>\$5,641.01</b>	<b>\$0.00</b>	<b>\$5,641.01</b>

**APPROVED**  
By lihernandez at 3:27 pm, Aug 09, 2023

# Wynnfield Lakes

## Resident Landscape Maintenance

Recurring Invoice Check Should be Cut by 15<sup>th</sup>

Month: August-23

Amount per each: \$42.00

**320.53800.46101**

Peter and Jennifer Townsend V#189

12193 Emerald Green Court

Jacksonville, FL 32246

# Wynnfield Lakes

## Resident Water and Sewer Reimbursement

Recurring Invoice Check Should be Cut by 15<sup>th</sup>

Month: August-23

Amount per each: \$70.00

**320.53800.46101**

Peter and Jennifer Townsend V#189

12193 Emerald Green Court

Jacksonville, FL 32246

**Bob's Backflow & Plumbing Services, Inc.**  
 4640 Subchaser Ct, Ste 113  
 Jacksonville, FL 32244

**Invoice  
 93886**

**Invoice Date  
 8/17/2023**

<b>Bill To</b>
Wynnfield Lakes CDD c/o Vesta Property Services 200 Business Park St. Augustine, FL 32095

<b>Job Location</b>
Wynnfield LakesCDD 12319 Wynnfield Lakes Dr Jacksonville, FL 32246

**Bob's Backflow & Plumbing Services, Inc.**  
 4640 Subchaser Ct, Ste 113  
 Jacksonville, FL 32244  
 Phone # 904-268-8009 Fax # 904-292-4403

Please detach and return top portion with payment

<b>P.O. Number</b>	<b>Terms</b>	<b>Due Date</b>
	Net 30	9/16/2023

Serviced	Description	Quantity	Price Each	Amount
8/11/2023	Backflow Test: Backflow Test/ Certified and submitted to proper Water Utility Provider  Potable: 1" Wilkins 975XL serial# 225100 - Passed	1	45.00	45.00

Thank you for your business. We appreciate your prompt payment.

Please make checks payable to Bob's Backflow and include your invoice number.

<b>Total</b>	\$45.00
<b>Payments/Credits</b>	\$0.00
<b>Balance Due</b>	\$45.00



## BACKFLOW ASSEMBLY TEST REPORT

Name of premises (company, person) Wynnfield Lakes CDD		Owner or agent's name Ken Thomas	
Service Address: 12319 Wynnfield Lakes Dr Jacksonville, FL 32246		Mailing address c/o 200 Business Park Cir, Ste 101 St. Augustine, FL 32095	
Physical location of device Front prop in bush		Contact phone number	
JEA account number 2523678745		Meter number 83715247 Scan number 83715247	
Commercial test purpose <input checked="" type="checkbox"/> Annual <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> New Installation Commercial service type <input type="checkbox"/> Fire <input type="checkbox"/> Irrigation <input type="checkbox"/> Process / Isolation <input checked="" type="checkbox"/> Potable <input type="checkbox"/> Fire Bypass    Reclaimed water is supplied <input type="checkbox"/> Residential test purpose <input type="checkbox"/> Annual <input type="checkbox"/> Repair <input type="checkbox"/> Replacement <input type="checkbox"/> New Installation Residential service type <input type="checkbox"/> Potable <input type="checkbox"/> Irrigation    Reclaimed water is supplied <input type="checkbox"/>			
DeviceType: RPZ	Manufacturer: Wilkins	Size: 1"	Model: 975XL
Serial Number: 225100		Install Date:	
INITIAL TEST	Check valve #1 <input checked="" type="checkbox"/> Closed tight at <u>7.2</u> psi <input type="checkbox"/> Leaked	Check valve #2 <input checked="" type="checkbox"/> Closed tight at <u>1.8</u> psi <input type="checkbox"/> Leaked	Differential pressure relief valve <input checked="" type="checkbox"/> Opened at <u>2.1</u> lbs reduced pressure <input type="checkbox"/> Did not open
FINAL TEST	<input type="checkbox"/> Closed tight at _____ psi	<input type="checkbox"/> Closed tight at _____ psi	<input type="checkbox"/> Opened at _____ lbs reduced pressure <input type="checkbox"/> Satisfactory
Remarks:			
Initial test performed by Josh Clarkson		Company affiliation Bob's Backflow & Plumbing Services, Inc.	BFDT certificate number J06-23-14104
Repaired by		Company affiliation	BFDT certificate number
Final test performed by		Company affiliation	BFDT certificate number
PASS / FAIL CERTIFICATION I hereby certify the assembly described above <input checked="" type="checkbox"/> passed / <input type="checkbox"/> failed and supportive data is accurate.			
Signature _____			Date _____ 08-11-23

CONFIDENTIALITY NOTICE: This email, and any attachment(s) to it, is intended only for the use of the individual/entity addressed herein and may contain information that is privileged, confidential, and exempt from disclosure under applicable law. Be advised that any dissemination, distribution, or copying of this information (including any attachments) is strictly prohibited (without prior consent). If you have received this e-mail in error, please immediately return it to the sender and delete it from your system.

---

**From:** [micaila@bobsbackflow.com](mailto:micaila@bobsbackflow.com) <[micaila@bobsbackflow.com](mailto:micaila@bobsbackflow.com)>  
**Sent:** Thursday, August 17, 2023 11:30 AM  
**To:** Kenneth F. Thomas <[kfthomas@vestapropertyservices.com](mailto:kfthomas@vestapropertyservices.com)>  
**Subject:** Invoice 93886 from Bob's Backflow & Plumbing Services, Inc.

Bob's Backflow & Plumbing Services, Inc.	
<b>Invoice</b> <small>Due:09/16/2023</small> 93886	Amount Due: <b>\$45.00</b>
Dear Customer :	
Your invoice is attached. Please remit payment at your earliest convenience.	
Thank you for your business - we appreciate it very much.	
Sincerely,	
Bob's Backflow & Plumbing Services, Inc. 904-268-8009	



Virus-free [www.avast.com](http://www.avast.com)

<Inv\_93886\_from\_Bobs\_Backflow\_\_Plumbing\_Services\_Inc.\_2572.pdf><93886.pdf>

# Service Receipt

**Location:** CINTAS FIRE 636525  
**LOC:** 00F61  
**Route:** 15  
**Acct#:** 25793  
**Acct zip:** 32092

**Receipt No:** 0F61638186  
**Receipt Date:** 08/18/2023  
**Payment Term:** NET 10 DAYS  
**Customer No:** 25793  
**Receipt Type:** CHG-S  
**PO Number:**  
**Service Visit No:** 9376801

**Remit To:**  
CINTAS FIRE 636525  
P.O. BOX 636525,  
CINCINNATI, OH 452636525  
9045627000

**Bill To:**  
WYNNFIELD LAKES  
475 W TOWN PL, SUITE 114  
SAINT AUGUSTINE, FL 32092

**Serviced:**  
WYNNFIELD LAKES  
12319 WYNNFIELD LAKES DR,  
JACKSONVILLE, FL 32246

Item	Qty	Description	Unit Price	Net Amount	Tax
IN	2	INSPECTION, EXTINGUISHER ANNUAL	12.50	25.00	Y
INEX	1	INSPECTION EXIT LIGHTING COMPREHENSIVE INSP	27.95	27.95	Y
EESEAL	2	FLAG SEAL/TAMPER INDICATOR	3.95	7.90	Y
INEL	3	INSPECTION EMERGENCY LIGHTING COMPREHENSIVE INSP	27.95	83.85	Y
SC	1	Service Charge	126.51	126.51	Y

Sub Total: 271.21  
Tax: 20.34 - tax exempt  
Total: 291.55  
Amount Received: 0.00  
Balance Due: 291.55

remove sales tax

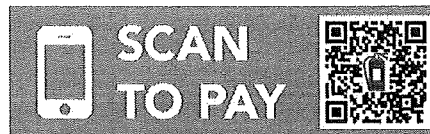
Please pay =====>

Work Authorized By: WYNNFIELD LAKES CDD  
Work Signed By: WYNNFIELD LAKES CDD

Work Performed By: Pappas, Jared  
Date Completed: 08/18/2023



Signature: X \_\_\_\_\_





# Service Receipt

**Location:** CINTAS FIRE 636525  
**LOC:** 00F61  
**Route:** 15  
**Acct#:** 25793  
**Acct zip:** 32092

**Receipt No:** 0F61638186  
**Receipt Date:** 08/18/2023  
**Payment Term:** NET 10 DAYS  
**Customer No:** 25793  
**Receipt Type:** CHG-S  
**PO Number:**  
**Service Visit No:** 9376801

**Remit To:**

CINTAS FIRE 636525  
P.O. BOX 636525,  
CINCINNATI, OH 452636525  
9045627000

**Bill To:**

WYNNFIELD LAKES  
475 W TOWN PL, SUITE 114  
SAINT AUGUSTINE, FL 32092

**Serviced:**

WYNNFIELD LAKES  
12319 WYNNFIELD LAKES DR,  
JACKSONVILLE, FL 32246

CINTAS FIRE PROTECTION

#98454000012007

#98452300012007

#502087000199

BY SIGNING THIS DOCUMENT, I HEREBY REPRESENT I  
HAVE THE AUTHORITY TO ENTER INTO THIS CONTRACT  
ON BEHALF OF MY EMPLOYER.

PLEASE PAY FROM THIS INVOICE  
WE ACCEPT VISA/MC/AMEX AND DISCOVER

TO MAKE PAYMENT BY PHONE:

570.891.0476

## Fire Protection Service Report

CINTAS FIRE 636525 JACKSONVILLE, FL 455692408

Cintas is your single source for all your fire protection needs - [www.cintas.com](http://www.cintas.com). Fire Extinguishers - Fire Alarms - Sprinkler Systems - Emergency & Exit Lighting - Kitchen Suppression Systems - Special Hazards Suppression Systems

### CUSTOMER INFORMATION

WYNNFIELD LAKES	25793	SERVICE DATE: 08/18/2023			
12319 WYNNFIELD LAKES DR	JACKSONVILLE	FL	32246		
FIRE TECHNICIAN: Pappas, Jared					
SERVICED BY: Pappas, Jared			ACCEPTED BY: WYNNFIELD LAKES CDD		

### PORTABLE EQUIPMENT - SERVICED: (2)

EQUIPMENT-SERVICES	Monthly	Annual	Recharge	Internal	Hydro-Test	Other
10 LB ABC DRY CHEM	0	1	0	0	0	0
5 LB ABC DRY CHEM	0	1	0	0	0	0

### EMERGENCY LIGHTS - SERVICED: (4)

EQUIPMENT-SERVICES	Monthly Visual Inspection and 30 Second Functional Test		Annual Visual Inspection & Battery Load Test		Annual Visual Inspection and Certified 90 Minute Functional Test	
	Pass	Fail	Pass	Fail	Pass	Fail
EMERG LIGHT - DC BACKUP	0	0	3	0	0	0
EXIT SIGN - DC BACKUP	0	0	1	0	0	0

During our inspection of your fire safety equipment, our fire service technician noted the above deficiencies with the current condition of your fire safety equipment. These deficiencies result in your equipment not complying with current national fire codes (NFPA).

This condition poses or may pose an immediate risk to life safety. We recommend you take immediate action to upgrade, repair, or replace your equipment to assure adequate fire protection and life safety

We urge you to contact our office to obtain a quotation for upgrading, repairing, or replacing your fire safety equipment to help assure it will function as needed in the event of a fire.

ACCEPTED BY: WYNNFIELD LAKES CDD

# Site Survey Report

**Location:** CINTAS FIRE 636525  
**LOC:** 00F61  
**Route:** 15

**Receipt No:** 0F61638186  
**Receipt Date:** 08/18/2023  
**Customer:** WYNNFIELD LAKES  
**Customer No:** 25793

Seq	Description	Location	Mfg	Mfg Year	Next Exch	Serial No
10	10 LB ABC DRY CHEM FLAG SEAL/TAMPER IND; FIRE EXT. INSPECTION	FITNESS CENTER	AMEREX	2020	2026	NW101112
20	5 LB ABC DRY CHEM FLAG SEAL/TAMPER IND; FIRE EXT. INSPECTION	PATIO AREA	AMEREX	2019	2025	VV112008
30	EXIT SIGN - DC BACKUP INSPECTION, EXIT LIGHT	FITNESS FRONT		1900	1900	
40	EMERG LIGHT - DC BACKUP INSP EMERGENCY LIGHT	FITNESS CENTER		1900	1900	
50	EMERG LIGHT - DC BACKUP INSP EMERGENCY LIGHT	FITNESS MENS		1900	1900	
60	EMERG LIGHT - DC BACKUP INSP EMERGENCY LIGHT	FITNESS WOMENS		1900	1900	

**Date Completed:** 08/18/2023

**Maintain With Your Fire and Safety Records - Thank You for Your Business**

FIRE PROTECTION SERVICES GENERAL TERMS AND CONDITIONS

The terms and conditions below are excerpts taken from Cintas Fire Protection Services General Terms and Conditions, a complete copy of which is available upon request from your Cintas representative or online at [Cintas.com/firecontract].

13. **Equipment Exchange.** Customer hereby understands and agrees that if Customer engages Cintas to service its fire extinguishers, Cintas intends to exchange Customer's fire extinguishers for other fire extinguishers of similar kind and quality. Customer further acknowledges and agrees that upon completion of such exchange that all rights, title, and interest in the Customer's extinguishers so exchanged will belong to Cintas and all rights, title, and interest in Cintas's fire extinguishers so exchanged will belong to the Customer.

14. CINTAS NOT AN INSURER; CUSTOMER'S OBLIGATION TO OBTAIN INSURANCE AS SOLE RECOVERY FOR ANY LOSS AND WARRANTY OF SAME. Customer acknowledges and agrees that neither Cintas nor its Subcontractors or assignees are insurers and that no insurance coverage is provided by this Agreement. CUSTOMER ACKNOWLEDGES AND AGREES THAT CINTAS ASSUMES NO RESPONSIBILITY FOR, NOR SHALL IT HAVE ANY LIABILITY FOR, CLAIMS MADE AGAINST IT CLAIMING THAT IT IS AN INSURER OF CUSTOMER'S SYSTEMS OR ANY OTHER PROPERTY FOR ANY PURPOSE, INCLUDING, BUT NOT LIMITED TO, THE FAILURE OF SUCH SYSTEMS TO OPERATE EFFECTIVELY OR AS DESIGNED. Customer acknowledges that during the term of the Agreement, it is the specific intent of the parties that the Customer will obtain and maintain insurance coverage with minimum coverage of two million dollars (U.S.) per incident, at the Customer's expense, that will cover any and all losses, damages, and expense arising out of or from, in connection with, related to, as a consequence of, or resulting from this Agreement in any way, including, but not limited to, public liability, bodily injury, sickness or death, losses for property damage, fire, water damage, and loss of property, and Customer agrees to and warrants that it will obtain and maintain such insurance coverage at all times at no cost to Cintas. Customer shall name Cintas as an additional insured by endorsement on any such policy(ies). This endorsement shall be without limitation or restriction of any type, and Cintas shall be exempt from, and in no way liable for, any sums of money related to this policy(ies) and associated coverage of any type, including, but not limited to, premium payments, deductible, co-payments, or self-insured retention, all of which are the sole responsibility of Customer. Customer agrees that recovery for all such injuries, losses, and damages shall be limited to this insurance coverage only and that it will look exclusively to its insurer(s) to recover for any such injuries, losses, and damages. CUSTOMER AGREES TO SHIFT THE RISK OF LOSS TO ITS INSURERS, WHICH HAVE EXPRESSLY CONTRACTED TO ACCEPT THE RISK OF LOSS TO CUSTOMER'S PROPERTY. CUSTOMER RELEASES AND AGREES TO INDEMNIFY AND HOLD HARMLESS CINTAS FROM AND AGAINST ALL COSTS, EXPENSES (INCLUDING REASONABLE ATTORNEY'S FEES), AND LIABILITY ARISING FROM CLAIMS REQUIRED TO BE COVERED BY INSURANCE PURSUANT TO THIS SECTION, INCLUDING ANY CLAIMS FOR DAMAGES ATTRIBUTABLE TO PUBLIC LIABILITY, BODILY INJURY, SICKNESS, OR DEATH, OR THE DESTRUCTION OF ANY REAL OR PERSONAL PROPERTY, INCLUDING, BUT NOT LIMITED TO, THOSE THAT ARE ATTRIBUTABLE TO CINTAS'S PARTIAL OR SOLE NEGLIGENCE. CUSTOMER FURTHER RELEASES AND WAIVES ANY RIGHT OF SUBROGATION THAT IT, ANY INSURER, OR ANY OTHER THIRD PARTY MAY HAVE DUE TO OR FOR ANY SUCH CLAIM, LOSS, OR DAMAGE, INCLUDING, BUT NOT LIMITED TO, EQUITABLE, CONTRACTUAL, LEGAL, AND CONVENTIONAL SUBROGATION, AND WARRANTS THAT THIS RELEASE AND WAIVER SHALL BE BINDING ON ANY AND ALL SUBROGEEES OR ASSIGNEES OF CUSTOMER'S RIGHTS. CINTAS SHALL NOT BE RESPONSIBLE FOR ANY CLAIMS OF CUSTOMER, ANY LOSSES, OR ANY DAMAGES THAT IS REQUIRED TO BE INSURED UNDER THIS AGREEMENT, IS INSURED, OR IS INSURABLE. CUSTOMER AGREES TO INDEMNIFY CINTAS AGAINST ANY AND ALL SUCH CLAIMS, INCLUDING CLAIMS OF THIRD PARTIES, THAT MAY ARISE THAT ARE RELATED TO THE AGREEMENT OR THE PROVISION OF THE SERVICES IN ANY WAY THAT MAY ARISE DUE TO CUSTOMER'S BREACH OF THESE OBLIGATIONS. CUSTOMER AGREES TO AND WARRANTS THAT IT WILL NOTIFY ITS INSURER(S) OF THIS RELEASE AND WAIVER.

17. RELEASE AND INDEMNIFICATION OF CINTAS BY CUSTOMER. CUSTOMER RELEASES AND AGREES TO DEFEND, INDEMNIFY, AND HOLD HARMLESS CINTAS AND ANY/ALL OF ITS SUBCONTRACTORS, AGENTS, OFFICERS, EMPLOYEES, OR OTHER REPRESENTATIVES OF ANY TYPE FROM LIABILITY FOR ANY AND ALL LOSS, DAMAGE, OR EXPENSE OF ANY KIND OR TYPE, UNDER ANY LEGAL, EQUITABLE OR OTHER THEORY, THAT MAY OCCUR PRIOR TO, CONTEMPORANEOUSLY WITH, OR AFTER THE EXECUTION OF THIS AGREEMENT RELATED IN ANY WAY TO THE SUBJECT MATTER OF THIS AGREEMENT OR PERFORMANCE UNDER THE AGREEMENT, INCLUDING (BUT NOT LIMITED TO) THE IMPROPER OPERATION OR NON-OPERATION OF THE FIRE SUPPRESSION, ALARM, OR OTHER SYSTEM(S). THIS OBLIGATION INCLUDES (BUT IS NOT LIMITED TO) ANY CLAIM, DEMAND, SUIT, LIABILITY, DAMAGE, JUDGMENT, LOSS, EXPENSES, ATTORNEY'S FEES, AND COSTS, THAT MAY BE ASSERTED AGAINST OR INCURRED BY CINTAS OR ITS SUBCONTRACTORS, AGENTS, OFFICERS, EMPLOYEES,

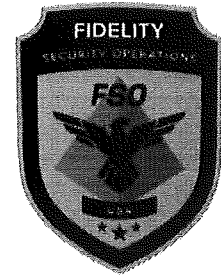
OR OTHER REPRESENTATIVES BY CUSTOMER OR ANY PERSON OR ENTITY NOT A PARTY TO THIS AGREEMENT (INCLUDING, BUT NOT LIMITED TO, CUSTOMER'S INSURANCE COMPANY, ADMINISTRATIVE BODY OR AUTHORITY, OR CUSTOMER'S EMPLOYEES) FOR ANY EXPENSE, LOSS, OR DAMAGE CAUSED BY OR CONTRIBUTED TO IN ANY WAY, OR ALLEGED TO BE CAUSED BY OR CONTRIBUTED TO IN ANY WAY, BY ANY ACT, OMISSION, OR FAULT OF CINTAS OR ITS SUBCONTRACTORS, AGENTS, OFFICERS, EMPLOYEES, OR OTHER REPRESENTATIVES. THIS OBLIGATION EXTENDS TO, WITHOUT LIMITATION, STATUTORY CIVIL DAMAGES, ECONOMIC DAMAGES, PERSONAL INJURY, DEATH, OR PROPERTY DAMAGE (REAL AND PERSONAL) ARISING OUT OF OR RELATED TO THIS AGREEMENT, INCLUDING (BUT NOT LIMITED TO) ANY CLAIMS BASED UPON BREACH OF THE AGREEMENT, STRICT LIABILITY, REQUESTS FOR OR RIGHTS OF SUBROGATION OR CONTRIBUTION, INDEMNIFICATION, WRONGFUL DEATH, AND NEGLIGENCE (WHETHER ACTIVE OR PASSIVE, AND INCLUDING CLAIMS BASED UPON CINTAS'S SOLE, PARTIAL, OR JOINT AND SEVERAL NEGLIGENCE OF ANY TYPE OR DEGREE), AND ANY OTHER CLAIM, WHETHER BASED UPON OR ARISING UNDER CONTRACT, TORT, LAW, OR EQUITY. CUSTOMER FURTHER RELEASES AND WAIVES ANY RIGHT OF SUBROGATION THAT IT, ANY INSURER, OR ANY OTHER THIRD PARTY MAY HAVE DUE TO OR FOR ANY SUCH CLAIM, LOSS, OR DAMAGE. Cintas reserves the right to select counsel to represent it in any such action.

18. LIMITATION OF CINTAS'S LIABILITY; LIQUIDATED DAMAGES. Customer acknowledges that Cintas's service fees/purchase prices are based on the value of services or goods provided and the limited liability provided under this Agreement and not on the value of the Customer's premises or its contents, or the likelihood or potential extent or severity of injury (including death) to Customer or others. Customer further acknowledges and agrees that Cintas cannot predict the potential amount, extent, or severity of any damages or injuries that Customer or others may incur due to the failure of the system or services to work as intended. IF CINTAS OR ITS REPRESENTATIVES ARE HELD LIABLE FOR ANY REASON FOR ANY LOSS, INJURY, OR DAMAGES OF ANY KIND THAT ARISES OUT OF, RESULTS FROM, OR IS RELATED TO THIS AGREEMENT (INCLUDING, WITHOUT LIMITATION, LOSSES, INJURIES OR DAMAGES RESULTING FROM CINTAS'S SOLE OR PARTIAL NEGLIGENCE, WHETHER ACTIVE OR PASSIVE), CUSTOMER AGREES AND WARRANTS THAT CINTAS'S AND ITS REPRESENTATIVE'S COLLECTIVE LIABILITY TO CUSTOMER, ITS AGENTS, OFFICERS, DIRECTORS, EMPLOYEES, INVITEES, AND ANY THIRD PARTY SHALL BE LIMITED EXCLUSIVELY TO \$1,000 AS LIQUIDATED DAMAGES. If Customer wishes to increase the limitation of liability, Customer may, as of right, enter into a supplemental agreement with Cintas to obtain a higher limit by paying an additional amount consistent with the increase in liability; such a payment, however, shall in no way be interpreted to find Cintas or its subcontractors or representatives to be insurers. CUSTOMER AGREES THAT THE LIMITS ON THE LIABILITY OF CINTAS AND THE WAIVERS AND INDEMNITIES SET FORTH IN THIS AGREEMENT ARE A FAIR ALLOCATION OF RISKS AND LIABILITIES BETWEEN CINTAS, CUSTOMER, AND ANY OTHER AFFECTED PARTIES. CUSTOMER ACKNOWLEDGES AND AGREES THAT WERE CINTAS TO HAVE LIABILITY GREATER THAN THAT STATED ABOVE, IT WOULD NOT PROVIDE THE SERVICES. Neither party shall be liable to the other or any other person for any incidental, punitive, speculative, or consequential damages of any type, including, but not limited to, loss of profits or business opportunity.

19. Governing Law. To the greatest extent permitted by law, this Agreement shall be governed by the laws of the State of Ohio, and it explicitly excludes any reference or resort to choice of law rules that suggest or require that the laws of another jurisdiction be applied.

20. Disputes. Any dispute or matter arising in connection with or relating to this Agreement other than an action for collection of fees due Cintas hereunder shall be resolved by binding and final arbitration. The arbitration shall be conducted pursuant to applicable Ohio arbitration law. CUSTOMER, ON BEHALF OF ITSELF AND ALL OF ITS INSURER(S), WAIVES TRIAL BY JURY IN ANY ACTION BETWEEN CUSTOMER AND/OR INSURER AND CINTAS, AND CUSTOMER IRREVOCABLY WAIVES ANY RIGHT TO CLASS REPRESENTATIVE CLAIMS (WHETHER AS A CLASS MEMBER OR CLASS REPRESENTATIVE) AND ANY RIGHT TO HAVE SUCH DISPUTE CONSOLIDATED OR CONSIDERED IN CONJUNCTION WITH ANY OTHER CLAIM OR CONTROVERSY OR AS A PART OF ANY OTHER PROCEEDING. The exclusive jurisdiction and forum for resolution of any such dispute shall lie in Warren County, Ohio. Notice of service of process of any such dispute may be made by correspondence delivered via the United States Postal Service (certified mail or registered mail, return receipt requested) or by a national overnight courier service (such as Federal Express) directed to the opposing party's address identified in this Agreement. With respect to an action for fees due Cintas under this Agreement, the exclusive jurisdiction and forum for the resolution of any such dispute shall be a court of competent jurisdiction in the state where the Customer is located, and if Cintas prevails on any or all of its claim for fees, Cintas shall also be entitled to recover all attorneys' fees and costs it incurs in the prosecution of the claim or action.

**Fidelity Security Operations**  
 8081 Philips Hwy Ste 12  
 Jacksonville, FL 32256  
 +1 9047705111  
 admin@FSOFL.com



# INVOICE

**BILL TO**

Lina F Hernandez  
 Wynnfield Lakes CDD  
 12319 Wynnfield Lakes Dr  
 Jacksonville, FL 32246

**INVOICE #** 23-0329  
**DATE** 08/16/2023  
**DUE DATE** 09/15/2023  
**TERMS** Net 30

**APPROVED**  
*By lihernandez at 12:06 pm, Aug 22, 2023*

DATE	ACTIVITY	DESCRIPTION	HOURS	RATE	AMOUNT
07/30/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
07/31/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
08/01/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
08/01/2023	Unarmed Officer		8	23.00	184.00
08/02/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
08/03/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
08/03/2023	Unarmed Officer		8	23.00	184.00
08/04/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
08/04/2023	Unarmed Officer		8	23.00	184.00
08/05/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
08/05/2023	Unarmed Officer		8	23.00	184.00
08/06/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
08/06/2023	Unarmed Officer		8	23.00	184.00
08/07/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
08/07/2023	Unarmed Officer		8	23.00	184.00
08/08/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
08/08/2023	Unarmed Officer		8	23.00	184.00
08/09/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
08/09/2023	Unarmed Officer		8	23.00	184.00
08/10/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
08/10/2023	Unarmed Officer		8	23.00	184.00
08/11/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00
08/11/2023	Unarmed Officer	Overtime rate	8	34.50	276.00
08/12/2023	Patrol Service	Jacksonville, FL	2	27.00	54.00

DATE	ACTIVITY	DESCRIPTION	HOURS	RATE	AMOUNT
08/12/2023	Unarmed Officer	Overtime rate	8	34.50	276.00

---

BALANCE DUE

**\$2,964.00**



**KILINSKI | VAN WYK**

**Kilinski | Van Wyk, PLLC**

P.O. Box 6386  
Tallahassee, Florida 32314  
United States

**INVOICE**

Invoice # 7295  
Date: 08/18/2023  
Due On: 09/17/2023

Wynnfield Lakes CDD  
475 West Town Place Suite 114  
St. Augustine, Florida 32092

**WYNNLK-01**

**Wynnfield Lakes CDD - General**

Type	Professional	Date	Notes	Quantity	Rate	Total
Service	LG	07/08/2023	Review and provide comments to continued meeting minutes; prepare RFQ for District Engineer.	0.60	\$280.00	\$168.00
Service	CR	07/10/2023	Draft budget annual appropriations and assessment resolutions for approved budget and upcoming meeting for approval and finalization.	1.10	\$260.00	\$286.00
Service	JK	07/12/2023	Confer with Vesta re: insurance	0.10	\$280.00	\$28.00
Service	CR	07/13/2023	Review and analyze underlying proposals, legal documents, reports, and various other matters in preparation of upcoming Community Development District meeting and for handling of the same.	1.10	\$260.00	\$286.00
Service	CR	07/24/2023	Research updates to meeting notice language; Drafting of notice of termination letter in accordance with landscape service.	0.60	\$260.00	\$156.00
Service	LG	07/26/2023	Prepare revised agreement with Envera for security services.	1.10	\$280.00	\$308.00
Service	CR	07/27/2023	Drafting of termination letter and security agreement moving forward.	0.60	\$260.00	\$156.00
Service	LG	07/27/2023	Provide update regarding Envera agreement.	0.20	\$280.00	\$56.00
Service	LG	07/28/2023	Advise as to pool hours.	0.20	\$280.00	\$56.00

Service	LG	07/31/2023	Negotiate Envera agreement.	0.50	\$280.00	\$140.00
<b>Non-billable entries</b>						
Service	LG	07/11/2023	Review and send budget and assessment resolutions.	0.20	\$280.00	\$56.00
Service	CR	07/25/2023	Draft and finalize termination letter for security.	0.30	\$260.00	\$78.00
Service	CR	07/31/2023	Revise and finalize security contract and proceed forward with the same.	0.30	\$260.00	\$78.00
					<b>Total</b>	<b>\$1,640.00</b>

## Detailed Statement of Account

### Current Invoice

Invoice Number	Due On	Amount Due	Payments Received	Balance Due	
7295	09/17/2023	\$1,640.00	\$0.00	\$1,640.00	
				<b>Outstanding Balance</b>	<b>\$1,640.00</b>
				<b>Total Amount Outstanding</b>	<b>\$1,640.00</b>

Please make all amounts payable to: Kilinski | Van Wyk, PLLC

Please pay within 30 days.





**KILINSKI | VAN WYK**

**Kilinski | Van Wyk, PLLC**

P.O. Box 6386  
Tallahassee, Florida 32314  
United States

Wynnfield Lakes CDD  
475 West Town Place Suite 114  
St. Augustine, Florida 32092

**WYNNLK-101**

**Wynnfield Lakes CDD - Monthly Meeting**

**INVOICE**

Invoice # 7296  
Date: 08/18/2023  
Due On: 09/17/2023

Type	Professional	Date	Notes	Quantity	Rate	Total
Expense	AL	07/18/2023	Hotel: Travel LG	1.00	\$81.92	\$81.92
Service	LG	07/19/2023	Prepare for, travel to, and attend Board meeting.	3.80	\$280.00	\$1,064.00
Expense	AL	07/19/2023	Rental Car Expenses: Travel LG	1.00	\$35.12	\$35.12
Expense	AL	07/19/2023	Gas: Travel LG	1.00	\$12.03	\$12.03
Expense	AL	07/20/2023	Meals: Travel-Lauren	1.00	\$4.03	\$4.03
<b>Non-billable entries</b>						
Service	CR	07/19/2023	Prepare and attend board meeting.	3.00	\$260.00	\$936.00
Expense	AL	07/19/2023	Mileage: Travel-CR	106.00	\$0.625	\$66.25
Expense	AL	07/19/2023	Meals: Meals-CR	1.00	\$2.54	\$2.54
					<b>Total</b>	<b>\$1,197.10</b>

**Detailed Statement of Account**

**Current Invoice**

Invoice Number	Due On	Amount Due	Payments Received	Balance Due
----------------	--------	------------	-------------------	-------------

7296	09/17/2023	\$1,197.10	\$0.00	\$1,197.10
			<b>Outstanding Balance</b>	<b>\$1,197.10</b>
			<b>Total Amount Outstanding</b>	<b>\$1,197.10</b>

Please make all amounts payable to: Kilinski | Van Wyk, PLLC

Please pay within 30 days.



**INVOICE**

Page: 1

**Please Remit Payment to:**  
 Solitude Lake Management, LLC  
 1320 Brookwood Drive  
 Suite H  
 Little Rock, AR 72202  
 Phone #: (888) 480-5253  
 Fax #: (888) 358-0088

Invoice Number: PSI001415  
 Invoice Date: 8/1/2023

Bill  
 To: Wynnfield Lakes CDD  
 c/o Vesta Property Services  
 12319 Wynnfield Lake Drive  
 Jacksonville, FL 32246

Ship  
 To: Wynnfield Lakes CDD  
 c/o Vesta Property Services  
 12319 Wynnfield Lake Drive  
 Jacksonville, FL 32246

**APPROVED**  
*By lihernandez at 11:03 am, Aug 17, 2023*

Ship Via		Customer ID	12907
Ship Date	8/1/2023	P.O. Number	
Due Date	8/31/2023	P.O. Date	8/1/2023
Terms	Net 30	Our Order No.	

Item/Description	Unit	Order Qty	Quantity	Unit Price	Total Price
Annual Maintenance		1	1	772.00	772.00
August Billing					
8/1/2023 - 8/31/2023					
Lake 1					
Lake 2					
Lake 3					
Lake 4					
Lake 5					
Lake 6					
Lake Front					
Lake-ALL					
Fountain 1					
Fountain 2					
Fountain 3					

Amount Subject to Sales Tax 0.00  
 Amount Exempt from Sales Tax 772.00

**Subtotal:** 772.00  
 Invoice Discount: 0.00  
 Total Sales Tax 0.00  
 Payment Amount: 0.00  
**Total:** 772.00

# WYNNFIELD LAKES CDD MONTHLY EXPENSE REPORT

BEGINNING 7/1/2023  
 ENDING 8/1/2023

DATE	DESCRIPTION	GL #	GL Description	RETAILER	TOTAL
7/3/2023	Candy pool party	001.320.57200.49400	Special Events	Amazon	\$ 4.29
7/5/2023	Ice pops pool party	001.320.57200.49400	Special Events	Walmart	\$ 29.35
7/6/2023	Pool wiring	001.320.57200.46601	Repairs & Replacements	Home Depot	\$ 26.79
7/7/2023	Landscape light	001.320.53800.46000	Repairs & Replacements	Amazon	\$ 47.96
7/7/2023	Pool supplies	001.320.57200.52000	Operating Supplies	Amazon	\$ 84.91
7/7/2023	Waters pool party	001.320.57200.49400	Special Events	BJ'S	\$ 23.97
7/8/2023	Ice pool party	001.320.57200.49400	Special Events	BJ'S	\$ 19.31
7/8/2023	Pizzas pool party	001.320.57200.49400	Special Events	Marcos Pizza	\$ 150.30
7/11/2023	Plumbing repair	001.320.53800.46000	Repairs & Replacements	Roto-Rooter	\$ 2,860.00
7/13/2023	Landscape light	001.320.53800.46000	Repairs & Replacements	Amazon	\$ 45.52
7/13/2023	Trash bags, gym wipes, paper towels	001.320.57200.52000	Operating Supplies	Staples	\$ 287.06
7/14/2023	Hand towels, cups	001.320.57200.52000	Operating Supplies	Amazon	\$ 162.33
7/18/2023	Landscape lights	001.320.53800.46000	Repairs & Replacements	Home Depot	\$ 295.51
7/19/2023	Time clock	001.320.53800.46000	Repairs & Replacements	Amazon	\$ 77.96
7/19/2023	Landscape lights	001.320.53800.46000	Repairs & Replacements	Amazon	\$ 63.98
7/19/2023	Pool wiring	001.320.57200.46601	Repairs & Replacements	Home Depot	\$ 83.58
7/20/2023	Monthly dumpster charge	001.320.53800.43300	Refuse Services (WM)	Waste Mgmt	\$ 204.68
7/20/2023	Wiring connector	001.320.57200.46601	Repairs & Replacements	Home Depot	\$ 8.51
7/20/2023	Credit for incorrect parts	001.320.57200.46601	Repairs & Replacements	Home Depot	\$ (9.36)
7/21/2023	Stakes, ribbon	001.320.57200.52000	Operating Supplies	Home Depot	\$ 25.12
7/26/2023	Lighting repair	001.320.53800.46000	Repairs & Replacements	Home Depot	\$ 13.12
8/1/2023	Cable locks	001.320.57200.52000	Operating Supplies	Home Depot	\$ 24.49
8/1/2023	Credit for returned items	001.320.57200.46601	Repairs & Replacements	Home Depot	\$ (66.86)
<b>TOTALS</b>					<b>\$4,462.52</b>

Explanation:

Signature: Lina Hernandez, Amenity Manager



Final Details for Order #111-0213666-0041845

Order Placed: June 27, 2023

Amazon.com order number: 111-0213666-0041845

Order Total: \$4.29

Business order information
<b>Location:</b> DSD - Wynnfield Lakes <b>GL code:</b> 59010 Pass Thru-DSD, DPF, Fac <b>Billable / Non-Billable:</b> Non-Billable <b>Cost center:</b> Northeast

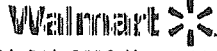
Shipped on July 3, 2023	
<b>Items Ordered</b> 1 of: <i>Colombina Bon Bon Bum Bubble Gum Lollipops Watermelon Flavor, Bag of 24</i> Sold by: Amazon ( <a href="#">seller profile</a> ) Business Price Condition: New	<b>Price</b> \$4.29
<b>Shipping Address:</b> Lina 13700 RICHMOND PARK DR N APT 1309 JACKSONVILLE, FL 32224-4285 United States	Item(s) Subtotal: \$4.29 Shipping & Handling: \$0.00 ----- Total before tax: \$4.29 Sales Tax: \$0.00 ----- <b>Total for This Shipment: \$4.29</b> -----
<b>Shipping Speed:</b> One-Day Shipping	

Payment information	
<b>Payment Method:</b> Visa   Last digits: 7349	Item(s) Subtotal: \$4.29 Shipping & Handling: \$0.00 -----
<b>Billing address</b> Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761 United States	Total before tax: \$4.29 <b>Estimated Tax: \$0.00</b> ----- <b>Grand Total: \$4.29</b>

<b>Credit Card transactions</b>	Visa ending in 7349: July 3, 2023: \$4.29
---------------------------------	---

To view the status of your order, return to [Order Summary](#) .

Give us feedback @ survey.walmart.com  
Thank you! ID #:75JVC51R0PH9



904-641-8088 Mgr: MARY  
11900 ATLANTIC BL VD  
JACKSONVILLE FL 32225

ST# 05054	OP# 009049	TE# 49	TR# 06191	
FUN POPS	007104120360	F	2.98	X
FUN POPS	007104120360	F	2.98	X
FUN POPS	007104120360	F	2.98	X
FUN POPS	007104120360	F	2.98	X
FUN POPS	007104120360	F	2.98	X
FUN POPS	007104120360	F	2.98	X
GV 500 FM NP	007874223341		2.98	X
AIR PUMP	068577791526		4.96	X
120CT GLVS	019434604940		1.48	X
	SUBTOTAL		27.30	
TAX 1	7.500 %		2.05	
	TOTAL		29.35	
	VISA TEND		29.35	

Visa Credit \*\*\*\*\* 0565 I 1

APPROVAL # 005367  
REF # 318600313577  
TRANS ID - 463186695744240  
VALIDATION - TK42  
PAYMENT SERVICE - E  
AID A0000000031010  
AAC FC294FFFD2291B13  
TERMINAL # SC010856  
\*NO SIGNATURE REQUIRED

07/05/23 15:19:39  
CHANGE DUE 0.00  
# ITEMS SOLD 9

TC# 1834 3241 1899 5775 2720



Become a member  
Scan for free 30-day trial



07/05/23 15:19:39  
\*\*\*CUSTOMER COPY\*\*\*



**How doers  
get more done.**

12721 ATLANTIC BLVD  
JACKSONVILLE, FL 32225 (904)2200822

6365 00052 27483 07/06/23 11:51 AM  
SALE SELF CHECKOUT

034481065821 3/4" LR BDY <A> 4.79  
3/4 IN TYPE LR FITTING  
034481039013 3/4 45DEG EL <A> 1.26  
200 ELBOW 3/4" SCH40 45DG BELL END  
034481227014 3/4 90 BELL <A>  
205 ELBOW 3/4" SCH40 90DEG BELL END  
2@1.38 2.76  
086698545764 OUTSID ELBOW <A> 3.18  
CORDMATE II OUTSIDE ELBOW-WHITE  
086698545788 CRDMTIICOUPL <A>  
CORDMATE II COUPLING-WHITE  
2@3.18 6.36  
052427606501 CLR MNT TAPE <A> 6.57  
GORILLA 60IN CLEAR MOUNTING TAPE

SUBTOTAL 24.92  
SALES TAX 1.87  
TOTAL \$26.79

XXXXXXXXXXXX7349 VISA USD\$ 26.79  
AUTH CODE 006825/5524618 TA  
Chip Read  
AID A0000000031010 Visa Credit

P.O.#/JOB NAME: FITNESS REPAIR

6365 07/06/23 11:51 AM



6365 52 27483 07/06/2023 8994

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 10/04/2023

\*\*\*\*\*  
DID WE NAIL IT?

Take a short survey for a chance TO WIN  
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 61620 55307  
PASSWORD: 23356 55255

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.

Items for re-wire of splash pad timer



Final Details for Order #114-6439162-8998653

Order Placed: July 6, 2023  
Amazon.com order number: 114-6439162-8998653  
Order Total: \$47.96

Business order information
<b>Location:</b> DSD - Wynnfield Lakes <b>GL code:</b> 59010 Pass Thru-DSD, DPFPG, Fac <b>Billable / Non-Billable:</b> Non-Billable <b>Cost center:</b> Northeast

Shipped on July 6, 2023	
<b>Items Ordered</b> 1 of: <i>Hubbell-Bell 5820-8 Bullet Lampholder, Green</i> Sold by: Amazon ( <a href="#">seller profile</a> ) Business Price Condition: New	<b>Price</b> \$47.96
<b>Shipping Address:</b> Ken Thomas 5503 FARGO DR N JACKSONVILLE, FL 32207-7176 United States	Item(s) Subtotal: \$47.96 Shipping & Handling: \$2.99 Free Shipping: -\$2.99 ----- Total before tax: \$47.96 Sales Tax: \$0.00 ----- <b>Total for This Shipment: \$47.96</b> -----

Payment information	
<b>Payment Method:</b> Visa   Last digits: 7349	Item(s) Subtotal: \$47.96 Shipping & Handling: \$2.99 Promotion applied: -\$2.99 -----
<b>Billing address</b> Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761 United States	Total before tax: \$47.96 <b>Estimated Tax: \$0.00</b> ----- <b>Grand Total: \$47.96</b>
<b>Credit Card transactions</b>	Visa ending in 7349: July 7, 2023: \$47.96

To view the status of your order, return to [Order Summary](#) .





Final Details for Order #114-5717308-4825819

Order Placed: July 6, 2023  
Amazon.com order number: 114-5717308-4825819  
Order Total: \$84.91

Business order information
<b>Location:</b> DSD - Wynnfield Lakes <b>GL code:</b> 59010 Pass Thru-DSD, DPF, Fac <b>Billable / Non-Billable:</b> Non-Billable <b>Cost center:</b> Northeast

Shipped on July 7, 2023	
<b>Items Ordered</b>	<b>Price</b>
2 of: Pool Net, Professional Swimming Pool Leaf Skimmer Nets for Cleaning with Double-Layer Deep Big Bag, Heavy Duty Aluminum Frame & Handle Rake(Pole Not Inc) Sold by: SEPETREL (seller profile) Business Price Condition: New	\$29.98
<b>Shipping Address:</b> Ken Thomas 5503 FARGO DR N JACKSONVILLE, FL 32207-7176 United States	Item(s) Subtotal: \$59.96 Shipping & Handling: \$0.00 ----- Total before tax: \$59.96 Sales Tax: \$0.00 -----
<b>Shipping Speed:</b> FREE Prime Delivery	<b>Total for This Shipment: \$59.96</b> -----

Shipped on July 7, 2023	
<b>Items Ordered</b>	<b>Price</b>
1 of: taylor Replacement Reagent Refill Kits - Basic Refill Kit - 2 oz. Sold by: Pools "n" Tools 1() (seller profile) Condition: New	\$24.95
<b>Shipping Address:</b> Ken Thomas 5503 FARGO DR N JACKSONVILLE, FL 32207-7176 United States	Item(s) Subtotal: \$24.95 Shipping & Handling: \$0.00 ----- Total before tax: \$24.95 Sales Tax: \$0.00 -----
<b>Shipping Speed:</b> FREE Prime Delivery	<b>Total for This Shipment: \$24.95</b> -----

Payment information
---------------------

**Payment Method:**  
Visa | Last digits: 7349

**Billing address**  
Wynnfield Lakes CDD  
5385 N NOB HILL RD  
SUNRISE, FL 33351-4761  
United States

Item(s) Subtotal:	\$84.91
Shipping & Handling:	\$0.00
	-----
Total before tax:	\$84.91
Estimated Tax:	\$0.00
	-----
<b>Grand Total:</b>	<b>\$84.91</b>

**Credit Card transactions**

Visa ending in 7349: July 7, 2023: \$84.91

To view the status of your order, return to [Order Summary](#) .

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13200 ATLANTIC BLVD  
 JACKSONVILLE, FL  
 Club Mgr. Stephen Woelers

Club: 108 Frg: 56 Par: 7115

Cashier: 606 07/07/23 12:33 pm

\*\*\*\*\* (CARD) \*\*\*\*

\*\*\* MEMBERSHIP ID 1114605 21 \*\*\*

\*\*\* MEMBERSHIP EXPIRES ON 03/24 \*\*\*

\*\*\*\*\* (CARD) \*\*\*\*

CASH CREDIT DEBIT ONLY

88867003406 WF LATE 23.97 N

3 @ 7.99

\*\*\* SUBTOTAL 23.97

\*\*\* TOTAL 23.97

\*\*\*\*\* 0565 ENTRY:

Purchase OK APPROVED

AUTH 007986

TERMINAL NUMBER 781730 0856

07/07/23 12:32 pm 118 606 7115 606

Visa Credit

AID: A0000000031011

Visa	23.97
CHANGE	0.00

**TOTAL ITEMS: 3**

As a BJ's Member: JET SAV ID: \$4.79

BJ's Member Savings 4.79

Coupons Redeemed 0.00

Rewards Redeemed 0.00

Current BJ's Gas Savings

FuelSaver earned thru 07/06: 23 0.00/gal

FuelSaver earned in this tr: 0.00/gal

Visit BJs.com/Gas for more details

ENTER FOR A CHANCE TO  
 WIN A BJ'S GIFT CARD!



Scan the QR code above or visit  
 BJs.com/feedback for survey & rules

MEMBER COPY



\*070711851115\*

\*\*\*\*\* (CARD) \*\*\*\*

\* (P) \* \*

|| 70711851115 ||



12200 ATLANTIC BLVD.  
 JACKSONVILLE, FL  
 Club Mgr. Stephen Wolters

Club:108 Reg:52 Trans:2613  
 Cashier:602 07/08/23 10:30am

\*\*\*\*\*  
 \*\*\* MEMBERSHIP ID. 10844609721 \*\*\*  
 \*\*\* MEMBERSHIP EXPIRES ON 03/24 \*\*\*  
 \*\*\*\*\*

CASH CREDIT DBIT ONLY  
 8615200011 ICE 20# 17.96 T  
 4 @ 4.49  
 \*\*\*\* SUBTOTAL 17.96  
 FL 7.5% Tax 1.35  
 \*\*\*\* TOTAL 19.31

\*\*\*\*\*0565 ENTRY: C  
 Purchase 00 APPROVED  
 AUTH 008668  
 TERMINAL NUMBER 78073010852  
 07/08/23 10:30am 108 52 2613 602  
 Visa Credit  
 AID: A0000000031010

Visa 19.31  
 CHANGE 0.00

**TOTAL ITEMS= 4**

As a BJ's Member I JUST SAVED: \$3.59  
 BJ's Member Savings 3.59  
 Coupons Redeemed 0.00  
 Rewards Redeemed 0.00

Current BJ's Gas Savings  
 FuelSaver earned thru 07/07/23 0.00/gal  
 FuelSaver earned in this trx: 0.00/gal  
 Visit BJs.com/Gas for more details

ENTER FOR A CHANCE TO  
 WIN A BJ's GIFT CARD!



Scan the QR code above or visit  
 BJs.com/feedback for survey & rules

MEMBER COPY



\*0708108622613\*

**\*\*\* Check Cart \*\*\***



DEFERRED ORDER

Due Date: Sat 7/8/23 Time: 11:45 am  
Order Due In 2 minutes

\*\*\*\*\* Prep Ticket Already Printed \*\*\*\*\*

7 Lg \$90.93

7 Lg .P \$104.93

Large 1-Top Carryout \$8.99 \$70.00

Subtotal \$125.86

Tax \$9.44

Tip \$15.00

Total \$150.30

Visa #0565 \$150.30  
(Signature required)

Balance Due \$0.00

Sign up today for Marcos Loyalty Rewards!

.....

Email .....

Cell Phone# .....

Lina 999-999-9999

Order Taker: Michael

#192 10:45 am

Carryout #192

\*\*\*\*\* Prep Ticket Already Printed \*\*\*\*\*

We're hungry for your feedback!  
Receive Free CheezyBread with any  
\$10 menu-price purchase.



Scan QR or visit  
<https://store8478.marcos.com/survey> to  
complete the survey.  
Your reference number is 136240776.

Order Online and Join our Email Club at  
[www.marcos.com](http://www.marcos.com)

SAVE THIS INVOICE FOR YOUR GUARANTEE



**EXCAVATION INVOICE**  
**Roto-Rooter Services Company**

Remit to: 5672 Collections Center Drive, Chicago IL 60693-0056  
 For Service Please Call 1-800-GET-ROTO (438-7686)

DATE OF SERVICE 07/13/2023	LOCATION Jacksonville
Denís Hakrama # 2154	
REPRESENTATIVE NAME	
INVOICE NO. 23338562	

CUSTOMER CLASS  
 RESIDENTIAL  COMMERCIAL

CUSTOMER NAME WYNNFIELD LAKES CDD	CUSTOMER NO. 132837816	EMAIL ADDRESS kfthomas@vestapropertyservices.com
BILLING ADDRESS 12319 WYNNFIELD LAKES DR	APT. NUMBER	FEDERAL I.D. # 42-0499300
CITY JACKSONVILLE	STATE/PROVINCE FL	ZIP/POSTAL 32246
CUSTOMER PHONE NO. 9043776756	R.O. NUMBER/AUTHORIZATION N/A	
SERVICE ADDRESS (IF DIFFERENT THAN BILLING ADDRESS) 12319 WYNNFIELD LAKES DR	CITY JACKSONVILLE	STATE/PROVINCE FL
	ZIP/POSTAL 32246	

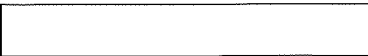
Upon inspection, I found a broken water line 1in 1/4. Excavate to expose water line.  
 Repype using scheduled PVC 1 1/4 in up to 2 feet by one foot deep.  
 Test and backfill.  
 Not responsible for sod trees, plants sprinklers  
 1 year warranty on workmanship.

<b>GUARANTEE</b>	<b>PAYMENT</b>	
1 Year	<input type="checkbox"/> CASH <input type="checkbox"/> CHECK NO. _____ <input checked="" type="checkbox"/> CREDIT CARD <input type="checkbox"/> NET 10 DAYS OVER 30 DAYS = LATE CHARGE OF 1 1/2% PER MONTH * In the event check is returned, the CUSTOMER is responsible for all related bank fees.	LABOR \$ 0.00 LABOR TAX \$ 0.00 PARTS \$ 0.00 DISCOUNT \$ 0.00 PRODUCTS \$ 0.00 OTHER \$ 0.00 TAX \$ 0.00 <b>TOTAL \$ 2,860.00</b>
REASON FOR NO GUARANTEE		
COMPLETION I acknowledge completion of the above described work.		
(SIGNATURE) <u>WYNNFIELD LAKES CDD</u> <small>DocuSigned by: 19E418F98AF44DF...</small>		
(PRINT NAME) WYNNFIELD LAKES CDD	SEE BINDING TERMS	

Rely on the experts at Roto-Rooter for professional pipe restoration, cleaning services and excavation. Call **1-800-GET-ROTO**.  
 Visit us at [rotorooter.com](http://rotorooter.com) for coupons, helpful hints and more. Complete our customer survey at: [rotorooter.com/feedback](http://rotorooter.com/feedback).  
 And, follow us online for news, timely updates, and other plumbing, drain and water cleanup information.

[twitter.com/rotorooter](http://twitter.com/rotorooter)
[facebook.com/rotorooter](http://facebook.com/rotorooter)
[rotorooter.com/blog](http://rotorooter.com/blog)
[youtube.com/rotorootertv](http://youtube.com/rotorootertv)

DocuSigned by: Denís Hakrama  
 Representative Signature  
 Denís Hakrama  
 Printed Name



EXCA INV BR TC1 3 - 5/21

The following terms apply to all work performed by Roto-Rooter Services Company or its affiliates ("us") for the customer indicated on the front of this form ("you").

1. Your Responsibilities. You agree to (a) remove any hazards, obstructions or dangerous conditions around the job site not caused by our work, (b) limit access to the job site so that people not working on our job are not exposed to dangerous conditions relating to our job, (c) place appropriate warnings to warn of dangerous conditions when we are not on the job site, and (d) provide us with adequate access.

2. Exceptions to Our Responsibilities. WE ARE NOT RESPONSIBLE FOR (a) personal injury, property damage or other damage or loss to you or others arising out of our work, except to the extent caused by our negligence or failure to perform the work in accordance with the contract between us; (b) DEFECTIVE, DAMAGED, OR DETERIORATED LINES, MOLD, LEAD PIPING, OR OTHER UNEXPECTED OR UNDISCLOSED CONDITIONS, AND THE CONSEQUENCES OF SUCH CONDITIONS, INCLUDING DELAYS, BROKEN FIXTURES OR LINES, AND LODGED EQUIPMENT (if we encounter such a condition, we may stop work, and you will pay us a reasonable charge for the work performed); (c) the time required to complete our work with reasonable diligence; (d) unless explicitly stated in writing, any damage necessary to complete our work, including damage to landscaping, walls, painting, tile or concrete or similar items; (e) damage caused by the removal of any clean out, drain cover or cap; or (f) tasks we perform in accordance with your specific instructions.

3. Release and Hold Harmless. You release us from (and if you are a commercial customer, you will defend and indemnify us and hold us harmless against) all damages, claims, demands, settlements, judgments, liabilities, costs and expenses, including reasonable attorneys' fees, allegedly arising out of (a) breach of your responsibilities under paragraph 1, or (b) matters for which we disclaim responsibility under paragraph 2.

4. Our Guarantee. If we provide a parts or equipment guarantee, as your exclusive remedy, we will give you the benefit we receive, if any, under the manufacturer's warranty. If we provide a service guarantee, it covers only drainage failure in the line serviced, and defective plumbing workmanship, during the guarantee term. As your exclusive remedy under our service guarantee, we will, at our option, either do the work again at no labor cost or refund your payment. Guarantees do not apply to problems arising out of main sewer line backup or improper, abnormal or unanticipated use or conditions. Except as explicitly stated in writing, we are not giving any guarantees or making any warranties. TO THE EXTENT PERMITTED BY LAW, WE DISCLAIM ANY IMPLIED WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE. You may transfer a guarantee of plumbing repair or replacement to a person who purchases the property, but you may not transfer a drain cleaning or toilet auger guarantee. Your transferee must present the warranty claim to Roto-Rooter at the time we perform our work. We do not guarantee that our site inspection will identify all existing or potential problems. Any damages or necessary repairs arising from plumbing problems, either identified or unidentified, are the sole responsibility of the customer.

5. Limitation of Damages. Our liability to you for any claim arising out of our work on any job (other than a claim permitted by these terms for personal or bodily injury) will in no event exceed three times the amount you actually pay us for the work on that job. EXCEPT FOR A CLAIM PERMITTED BY THESE TERMS FOR PERSONAL OR BODILY INJURY OR PROPERTY DAMAGE, YOU WAIVE ANY RIGHT TO RECOVER INCIDENTAL DAMAGES, CONSEQUENTIAL DAMAGES, OR DELAY DAMAGES.

6. Payment Terms. When you provide a check as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account or to process the payment as a check transaction. In the event check is returned, you are responsible for all related bank fees. If you fail to pay us any amount when due, we will charge you interest on the amount due at the rate of 1.5% per month (but not exceeding the highest rate legally permissible). You will reimburse us for the reasonable attorneys' fees we incur in all stages of collection.

7. General. These terms are part of our contractual agreement and will prevail over any inconsistent terms in any other agreement between us, including the terms of any purchase order, and may be modified only in a written instrument signed by both of us which specifically refers to the provisions to be modified. If any of these terms is held invalid or unenforceable, the remaining provisions will not be affected and will continue to apply.

8. Nondiscrimination. We will abide by the requirements of 41 CFR SS 60-1.4(a) and 60-741.5(a). These regulations prohibit discrimination against qualified individuals with disabilities, and prohibit discrimination against all individuals based on their race, color, religion, sex or national origin. Moreover, these regulations require that we take affirmative action to employ and advance in employment individuals without regard to race, color, religion, sex, national origin or disability.

#### HOW TO RESOLVE A PROBLEM

- Contact the manager at your Roto-Rooter office. Everything will be done to resolve your problem at the local level.
- If your problem cannot be resolved locally, please contact Pat Swanson, Customer Service Coordinator, in our national headquarters:

Roto-Rooter Services Company                      or email [pswanson@rrsc.com](mailto:pswanson@rrsc.com)  
Suite 2500  
255 East Fifth Street  
Cincinnati, OH 45202



Final Details for Order #111-2587727-7256247

Order Placed: July 12, 2023  
Amazon.com order number: 111-2587727-7256247  
Order Total: \$45.52

Business order information
<b>Location:</b> DSD - Wynnfield Lakes <b>GL code:</b> 59010 Pass Thru-DSD, DPF, Fac <b>Billable / Non-Billable:</b> Non-Billable <b>Cost center:</b> Northeast

Shipped on July 12, 2023	
<b>Items Ordered</b> 1 of: <i>Hubbell-Bell 5820-8 Bullet Lampholder, Green</i> Sold by: Amazon ( <a href="#">seller profile</a> ) Business Price Condition: New	<b>Price</b> \$45.52
<b>Shipping Address:</b> Ken Thomas 5503 FARGO DR N JACKSONVILLE, FL 32207-7176 United States	Item(s) Subtotal: \$45.52 Shipping & Handling: \$2.99 Free Shipping: -\$2.99 ----- Total before tax: \$45.52 Sales Tax: \$0.00 ----- <b>Total for This Shipment: \$45.52</b> -----

Payment information	
<b>Payment Method:</b> Visa   Last digits: 7349	Item(s) Subtotal: \$45.52 Shipping & Handling: \$2.99 Promotion applied: -\$2.99 -----
<b>Billing address</b> Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761 United States	Total before tax: \$45.52 <b>Estimated Tax: \$0.00</b> ----- <b>Grand Total: \$45.52</b> -----
<b>Credit Card transactions</b>	Visa ending in 7349: July 12, 2023: \$45.52

To view the status of your order, return to [Order Summary](#) .





Final Details for Order #111-1750025-0309841

Order Placed: July 12, 2023

Amazon.com order number: 111-1750025-0309841

Order Total: \$162.33

Business order information	
Location: DSD - Wynnfield Lakes	
GL code: 59010 Pass Thru-DSD, DPGF, Fac	
Billable / Non-Billable: Non-Billable	
Cost center: Northeast	

Shipped on July 12, 2023	
<b>Items Ordered</b>	<b>Price</b>
1 of: <i>Tork Paper Hand Towel Roll White H21, Universal, 100% Recycled Fiber, 6 Rolls x 800 ft, RB8004</i>	\$72.76
Sold by: Amazon.com	
Condition: New	
<b>Shipping Address:</b>	Item(s) Subtotal: \$72.76
Ken Thomas	Shipping & Handling: \$0.00
5503 FARGO DR N	-----
JACKSONVILLE, FL 32207-7176	Total before tax: \$72.76
United States	Sales Tax: \$0.00
<b>Shipping Speed:</b>	-----
FREE Prime Delivery	<b>Total for This Shipment: \$72.76</b>
	-----

Shipped on July 13, 2023	
<b>Items Ordered</b>	<b>Price</b>
1 of: <i>Noopel Whistle Emergency Three Tubes Survival Whistles 2 Pack with Lanyard for Hiking Camping Kayak Sports Outdoor Safety Kids Lifeguard Rescue Signal</i>	\$11.99
Sold by: NoopelDirect ( <a href="#">seller profile</a> )	
Business Price	
Condition: New	
<b>Shipping Address:</b>	Item(s) Subtotal: \$11.99
Ken Thomas	Shipping & Handling: \$0.00
5503 FARGO DR N	-----
JACKSONVILLE, FL 32207-7176	Total before tax: \$11.99
United States	Sales Tax: \$0.00
<b>Shipping Speed:</b>	-----
FREE Prime Delivery	<b>Total for This Shipment: \$11.99</b>
	-----

Shipped on July 13, 2023	
--------------------------	--

Items Ordered	Price
1 of: <i>Vplus 2000 Pack 9 OZ Clear Plastic Cups, Disposable Plastic Cups, 9 Ounce Cold Party Drinking Cups for Wedding Thanksgiving Christmas Party</i> Sold by: ZHUOFENG ( <a href="#">seller profile</a> ) Condition: New	\$67.99
<b>Shipping Address:</b> Ken Thomas 5503 FARGO DR N JACKSONVILLE, FL 32207-7176 United States	Item(s) Subtotal: \$67.99 Shipping & Handling: \$0.00 ----- Total before tax: \$67.99 Sales Tax: \$0.00 -----
<b>Shipping Speed:</b> FREE Prime Delivery	<b>Total for This Shipment: \$67.99</b> -----

Shipped on July 14, 2023	
Items Ordered	Price
1 of: <i>MISUYACO 12 Pack Red Emergency Survival Lifeguard Whistle with Lanyar &amp; Mouth Grip?Loud Crisp Sound Plastic Sport Whistles for Coaches and Referees</i> Sold by: MISUYACO ( <a href="#">seller profile</a> ) Condition: New	\$9.59
<b>Shipping Address:</b> Ken Thomas 5503 FARGO DR N JACKSONVILLE, FL 32207-7176 United States	Item(s) Subtotal: \$9.59 Shipping & Handling: \$0.00 ----- Total before tax: \$9.59 Sales Tax: \$0.00 -----
<b>Shipping Speed:</b> FREE Prime Delivery	<b>Total for This Shipment: \$9.59</b> -----

Payment information	
<b>Payment Method:</b> Visa   Last digits: 7349	Item(s) Subtotal: \$162.33 Shipping & Handling: \$0.00 -----
<b>Billing address</b> Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761 United States	Total before tax: \$162.33 <b>Estimated Tax: \$0.00</b> ----- <b>Grand Total: \$162.33</b>
<b>Credit Card transactions</b>	Visa ending in 7349: July 14, 2023: \$162.33

To view the status of your order, return to [Order Summary](#) .

## Order# 7902153593

Order placed: July 12, 2023

### Accounting Information

Budget Center  
FACILITIES: BILLABLE

### Billing address

WYNNFIELD LAKES CDD  
12319 WYNNFIELD LAKES DR  
JACKSONVILLE, FL 32246

### Shipping address

WYNNFIELD LAKES  
LINA HERNANDEZ  
12319 WYNNFIELD LAKES DR  
JACKSONVILLE, FL 32246

### CHARGED

Items(s) Shipped

Item#	Item Description	Price	Quantity	Subtotal
814867	Coastwide Professional™ 40-45 Gallon Industrial Trash Bag, 40" x 48", High Density, 22 mic, Black, 6 Rolls (CW17713/Z8048WK)	\$64.99	1	\$64.99
482898	CloroxPro Glad ForceFlex 13 Gallon Tall Kitchen Trash Bag, 8.75" x 9.06", Low Density, .95 mil, White, 100 Bags/Box (CLO 78526)	\$18.29	1	\$18.29
24448525	Everwipe Cleaning and Deodorizing Wipes, 900/Bag, 4 Bags/Carton 3600 Pieces/Carton (11100)	\$162.89	1	\$162.89
852191	Sparkle Professional Series Paper Towels, 2-ply, 70 Sheets/Roll, 30 Rolls/Pack (2717201)	\$40.89	1	\$40.89

### Method of payment

VISA ending in \*0565 - \$287.06

Merchandise Total: \$287.06

Total: \$287.06



**How doers  
get more done.**

12721 ATLANTIC BLVD  
JACKSONVILLE, FL 32225 (904)2200822

6365 00062 37036 07/18/23 12:31 PM  
SALE SELF CHECKOUT

754826044488 3/4 S40 10FT <A>	10.78
3/4 SCHEDULE 40 X 10 FT	
844219023791 POST 40 WHT <A>	
FIBERON 4" X 4" X 40" POST SLV WHT	
2@14.98	29.96
032886892745 12SOLTHHN500 <A>	106.00
12 SOLID THHN WHITE-500 FT	
885441010203 DWLT DIG SHV <A>	39.98
DEWALT A FGL DIGGING SHOVEL	
072725005516 128 OZ. 30- <A,S>	19.97
HARRIS VINEGAR CONCENTRATED-30 128OZ	
844219023876 CAP NE WHT <A>	
FIBERON 4" NEW ENGLAND POST CAP WHIT	
4@7.98	31.92
813848012964 TAPE <A>	8.44
6PK COLORED VINYL TAPE,1/2IN X 20 FT	
034481048930 OUTLET BOX <A>	7.44
265 FSE 3/4" BOX 1 GANG 18CU GREY	
852944007870 DEEP CLR COV <A>	18.35
NM IN-USE CVR 1 GANG DEEP CLEAR	
034481024941 3/4 STRAP <A>	2.05
155 CLAMP NM 2-HOLE STRAP 3/4" 5PCS	

SUBTOTAL	274.89
SALES TAX	20.62
TOTAL	\$295.51

XXXXXXXXXXXX7349 VISA USD\$ 295.51  
AUTH CODE 018288/3623875 TA  
Chip Read  
AID A0000000031010 Visa Credit

P.O.#/JOB NAME: POOL FRONT LITE RPR

6365 07/18/23 12:31 PM



6365 62 37036 07/18/2023 7242

RETURN POLICY DEFINITIONS		
POLICY ID	DAYS	POLICY EXPIRES ON
A 1	90	10/16/2023

\*\*\*\*\*  
DID WE NAIL IT?

Take a short survey for a chance TO WIN  
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 80726 74423  
PASSWORD: 23368 74361

Entries must be completed within 14 days

of purchase. Entrants must be 18 or older to enter. See complete rules on website. No purchase necessary.

Wire for splash pad  
Shovel  
Parts for repair of landscape lighting  
of Wynnfield Lakes sign on Kernan



Final Details for Order #114-4422589-4077006

Order Placed: July 19, 2023  
Amazon.com order number: 114-4422589-4077006  
Order Total: \$77.96

Business order information
<b>Location:</b> DSD - Wynnfield Lakes <b>GL code:</b> 59010 Pass Thru-DSD, DPFPG, Fac <b>Billable / Non-Billable:</b> Non-Billable <b>Cost center:</b> Northeast

Shipped on July 19, 2023	
<b>Items Ordered</b> 1 of: <i>Intermatic T103M Dial Timer Mechanism</i> Sold by: JD's Electrical Supplies ( <a href="#">seller profile</a> ) Condition: New	<b>Price</b> \$77.96
<b>Shipping Address:</b> Ken Thomas 5503 FARGO DR N JACKSONVILLE, FL 32207-7176 United States	Item(s) Subtotal: \$77.96 Shipping & Handling: \$0.00 ----- Total before tax: \$77.96 Sales Tax: \$0.00 ----- <b>Total for This Shipment: \$77.96</b> -----
<b>Shipping Speed:</b> FREE Prime Delivery	

Payment information	
<b>Payment Method:</b> Visa   Last digits: 7349	Item(s) Subtotal: \$77.96 Shipping & Handling: \$0.00 -----
<b>Billing address</b> Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761 United States	Total before tax: \$77.96 <b>Estimated Tax: \$0.00</b> ----- <b>Grand Total: \$77.96</b>
<b>Credit Card transactions</b>	Visa ending in 7349: July 19, 2023: \$77.96

To view the status of your order, return to [Order Summary](#) .



Final Details for Order #114-7111869-4029801

Order Placed: July 18, 2023  
Amazon.com order number: 114-7111869-4029801  
Order Total: \$63.98

Business order information
<b>Location:</b> DSD - Wynnfield Lakes <b>GL code:</b> 59010 Pass Thru-DSD, DPF, Fac <b>Billable / Non-Billable:</b> Non-Billable <b>Cost center:</b> Northeast

Shipped on July 18, 2023	
<b>Items Ordered</b> 2 of: DEWENWILS 65W LED Flood Light Outdoor, 6670 Lumen Super Bright(500W Equivalent) IP65 Waterproof Knuckle Mount LED Security Light, 5000K Daylight Flood Sold by: Dewenwils ( <a href="#">seller profile</a> ) Condition: New	<b>Price</b> \$31.99
<b>Shipping Address:</b> Ken Thomas 5503 FARGO DR N JACKSONVILLE, FL 32207-7176 United States	Item(s) Subtotal: \$63.98 Shipping & Handling: \$2.99 Free Shipping: -\$2.99 ----- Total before tax: \$63.98 Sales Tax: \$0.00 ----- <b>Total for This Shipment: \$63.98</b> -----

Payment information	
<b>Payment Method:</b> Visa   Last digits: 7349	Item(s) Subtotal: \$63.98 Shipping & Handling: \$2.99 Promotion applied: -\$2.99 -----
<b>Billing address</b> Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761 United States	Total before tax: \$63.98 <b>Estimated Tax: \$0.00</b> ----- <b>Grand Total: \$63.98</b> -----
<b>Credit Card transactions</b>	Visa ending in 7349: July 18, 2023: \$63.98

To view the status of your order, return to [Order Summary](#) .



**How doers  
get more done.**

Additional items for splash pad wiring and  
landscape lighting repairs

12721 ATLANTIC BLVD  
JACKSONVILLE, FL 32225 (904)2200822

6365 00062 40220 07/19/23 03:21 PM  
SALE SELF CHECKOUT

018997325266 1/2" BG <A> 10.41  
L115 LIQTITE CONN ZINC 1/2" 90DEG  
092326130370 TBOX 1G WHT <A> 7.33  
T-BOX RECT 1/2" 1GANG WHT 34CU  
018997325228 CONNECTOR <A> 8.71  
L075 LIQTITE CONN ZINC 3/4" STRAIGHT  
860002090337 25PK STAPLES <A> 6.98  
VIGORO 25 PK STAPLES  
032886046025 3/4 UL LQTTT <A> 44.33  
3/4"X25' NONMTLC LQDTITE CONDUIT

SUBTOTAL 77.76  
SALES TAX 5.82  
TOTAL \$83.58

XXXXXXXXXXXX7349 VISA USD\$ 83.58  
AUTH CODE 019849/2624061 TA  
Chip Read  
AID A0000000031010 Visa Credit

P.O.#/JOB NAME: SPLASH PAD TIMER

6365 07/19/23 03:21 PM



6365 62 40220 07/19/2023 6220

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 10/17/2023

\*\*\*\*\*

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A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 87094 80791  
PASSWORD: 23369 80729

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.



# INVOICE

**Customer ID:**

**28-16690-73007**

Customer Name:

WYNNFIELD LAKES CDD

Service Period:

07/01/23-07/31/23

Invoice Date:

06/30/2023

Invoice Number:

9625304-2224-6

**How to Contact Us**

**Visit [wm.com/MyWM](http://wm.com/MyWM)**

Create a My WM profile for easy access to your pickup schedule, service alerts and online tools for billing and more. Have a question? Check our support center or start a chat.



Customer Service: (904) 260-1592

**Your Payment is Due**

**Jul 30, 2023**

If full payment of the invoiced amount is not received within your contractual terms, you may be charged a monthly late charge of 2.5% of the unpaid amount, with a minimum monthly charge of \$5, or such late charge allowed under applicable law, regulation or contract.

**Your Total Due**

**\$204.68**

If payment is received after 07/30/2023: **\$ 209.80**

Previous Balance	+	Payments	+	Adjustments	+	Current Invoice Charges	=	Total Account Balance Due
205.44		(205.44)		0.00		204.68		<b>204.68</b>

DETAILS OF SERVICE				
<b>Details for Service Location:</b> Wynnfield Lakes Cdd, 12319 Wynnfield Lakes Dr, Jacksonville FL 32246			<b>Customer ID:</b> 28-16690-73007	
Description	Date	Ticket	Quantity	Amount
Gate Service 1X Week	07/01/23		1.00	12.96
6 Yard Dumpster 1X Week	07/01/23		1.00	138.89
Energy Surcharge				23.10
DUVAL CM 17% FRANCHISE FEE				29.73
<b>Total Current Charges</b>				<b>204.68</b>

✂ ----- Please detach and send the lower portion with payment --- (no cash or staples) -----

**WM**  
REFUSE SERVICES, INC.  
PO BOX 3020  
MONROE, WI 53566-8320  
(904) 260-1592  
(866) 381-9369  
(904) 260-1449 FAX

Invoice Date	Invoice Number	Customer ID (Include with your payment)
06/30/2023	9625304-2224-6	28-16690-73007
Payment Terms	Total Due	Amount
Total Due by 07/30/2023	\$204.68	
If Received after 07/30/2023	\$209.80	

\*\*\* DO NOT PAY-AUTOMATIC PAYMENT WILL BE PROCESSED \*\*\*  
Your credit card will be charged \$204.68.

2224000281669073007096253040000002046800000020468 5

10290C21

WYNNFIELD LAKES CDD  
5385 N NOB HILL RD  
SUNRISE FL 33351





Remit To: WM CORPORATE SERVICES, INC.  
AS PAYMENT AGENT  
PO BOX 4648  
CAROL STREAM, IL 60197-4648



224-0066227-2224-4



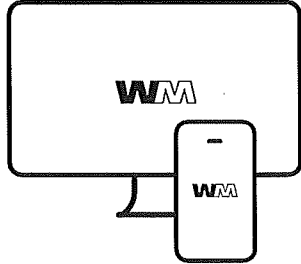
**EASY WAYS TO PAY**

-  **AutoPay**  
Set up recurring payments with us at [wm.com/myaccount](http://wm.com/myaccount).
-  **Online**  
Use [wm.com](http://wm.com) or **My WM** for a quick and easy payment.
-  **By Phone**  
Pay 24/7 by calling **866-964-2729**
-  **By Mail**  
Fill out your invoice and mail it in. We'll provide the envelope.

**HOW TO READ YOUR INVOICE**

<b>How to Contact Us</b>		<b>Your Payment Is Due</b>		<b>Your Total Due</b>				
<b>Visit <a href="http://wm.com/MyWM">wm.com/MyWM</a></b> <small>Create a My WM profile for easy access to your pickup schedule, service alerts and online tools for filing and more. Do you have a question? Check our support center or chat a chat.</small>		<b>January 1, 1968</b> <small>If full payment of the invoice amount has not been received within your contract terms, you may be charged a monthly late charge of 2.5% of the unpaid amount, with a maximum monthly charge of \$5, or which is charge allowed under applicable law, regulation or contract.</small>		<b>\$124.73</b> <small>1 If payment is received after 01/01/1968 \$124.00</small>				
Customer Service: (773) 329-8822								
<b>2</b> Previous Balance	+	Payments	+	Adjustments	+	Current Invoice Charges	=	Total Account Balance Due
119.68		(119.68)		0.00		124.73		124.73
<small>Include for Service Location: 313 Jackson Street, Stockton, CA 95202</small>						<small>Customer ID: 3-8229-485055 PO#: 866-45693</small>		
<b>3</b> Description	Date	Total	Quantity	Amount				
Service Fee	01/01/68		1.00	50.00				
Non-Toler Package	01/01/68		1.00	0.00				
Extra Pickup Service	01/01/68	5934	1.00	15.00				
Full Professional Charge				19.73				
<b>Total Current Charges</b>				<b>124.73</b>				

- 1 States the date payment is due to **WM**. Anything beyond that date may incur additional charges. Your Total Due is the total amount of current charges and any previous unpaid balances combined.
- 2 Previous balance is the total due from your previous invoice. We subtract any Payments Received/Adjustments and add your Current Charges from this billing cycle to get a Total Due on this invoice. If you have not paid all or a portion of your previous balance, please pay the entire Total Due to avoid a late charge or service interruption.
- 3 Service location details the total current charges of this invoice.



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If your service is suspended for non-payment, you may be charged a Resume charge to restart your service. For each returned check, a charge will be assessed on your next invoice equal to the maximum amount permitted by applicable state law.

<input type="checkbox"/> <b>Check Here to Change Contact Info</b>		<input type="checkbox"/> <b>Check Here to Sign Up for Automatic Payment Enrollment</b>	
List your new billing information below. For a change of service address, please contact <b>WM</b> .		If I enroll in Automatic Payment services, I authorize <b>WM</b> to pay my invoice by electronically deducting money from my bank account. I can cancel authorization by notifying <b>WM</b> at <a href="http://wm.com">wm.com</a> or by calling the customer service number listed on my invoice. Your enrollment could take 1-2 billing cycles for Automatic Payments to take effect. Continue to submit payment until page one of your invoice reflects that your payment will be deducted.	
Address 1		Email	
Address 2			
City		Date	
State			
Zip		Bank Account Holder Signature	
Email			
Date Valid			

**NOTICE:** By sending your check, you are authorizing the Company to use information on your check to make a one-time electronic debit to your account at the financial institution indicated on your check. The electronic debit will be for the amount of your check and may occur as soon as the same day we receive your check.

In order for us to service your account or to collect any amounts you may owe (for non-marketing or solicitation purposes), we may contact you by telephone at any telephone number that you provided in connection with your account, including wireless telephone numbers, which could result in charges to you. Methods of contact may include text messages and using pre-recorded/artificial voice messages and/or use of an automatic dialing device, as applicable. We may also contact you by email or other methods as provided in our contract.

Please send all bankruptcy correspondence to [RMCbankruptcy@wm.com](mailto:RMCbankruptcy@wm.com) or PO Box 43290 Phoenix, AZ 85080. Using the email option will expedite your request. (this language is in compliance with 11 USC 342(c)(2) of the Bankruptcy Code)



How doers  
get more done™

Connector for splash pad

12721 ATLANTIC BLVD  
JACKSONVILLE, FL 32225 (904)2200822

6365 00062 42358 07/20/23 12:04 PM  
SALE SELF CHECKOUT

018997546050 CONNECTOR <A> 7.92  
L035 LIQTITE CONN PVC 3/4" 90DEG EA

SUBTOTAL 7.92  
SALES TAX 0.59  
TOTAL \$8.51

XXXXXXXXXXXX7349 VISA USD\$ 8.51  
AUTH CODE 020365/1624183 TA  
Chip Read  
AID A0000000031010 Visa Credit

P.O.#/JOB NAME: SPLASH POOL TIMER

6365 07/20/23 12:04 PM



6365 62 42358 07/20/2023 4757

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 10/18/2023

\*\*\*\*\*

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Take a short survey for a chance TO WIN  
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 91370 85067  
PASSWORD: 23370 85005

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.

# Returned Items



How doers  
get more done.

12721 ATLANTIC BLVD  
JACKSONVILLE, FL 32225 (904)2200822

6365 00018 57069 07/20/23 11:52 AM

CASHIER JORDAN

\* ORIG REC: 6365 062 40220 07/19/23 TA \*

018997325228 CONNECTOR -8.71

SUBTOTAL -8.71

SALES TAX -0.65

TOTAL -\$9.36

XXXXXXXXXXXX7349 VISA -9.36

INVOICE 1180118 TA

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BUY ONLINE PICK-UP IN STORE  
AVAILABLE NOW ON HOMEDEPOT.COM.  
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READY IN LESS THAN 2 HOURS!

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A \$5,000 HOME DEPOT GIFT CARD

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[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: XKH 120792 11444b

PASSWORD: 23370 114427

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.



How doers  
get more done™

12721 ATLANTIC BLVD  
JACKSONVILLE, FL 32225 (904)2200822

6365 00062 45112 07/21/23 01:07 PM  
SALE CASHIER BETTY

045242471607 LGREENFLAG <A> 7.97  
EMP 1IN X 600FT LIME GREEN FLAGGING  
0000-462-296 STAKE <A>  
1X2-36" SINGLE STAKE  
20@0.77 15.40

SUBTOTAL 23.37  
SALES TAX 1.75  
TOTAL \$25.12

XXXXXXXXXXXX7349 VISA USD\$ 25.12  
AUTH CODE 021894/0624337 TA  
Chip Read  
AID A0000000031010 Visa Credit

P.O.#/JOB NAME: LAWN STAKES

6365 07/21/23 01:07 PM



6365 62 45112 07/21/2023 5171

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 10/19/2023

\*\*\*\*\*  
DID WE NAIL IT?

Take a short survey for a chance TO WIN  
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 96878 90575  
PASSWORD: 23371 90513

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.

Stakes and marking tape for event field



**How doers  
get more done.**

12721 ATLANTIC BLVD  
JACKSONVILLE, FL 32225 (904)2200822

6365 00062 58487 07/26/23 11:33 AM  
SALE SELF CHECKOUT

020837275006 DAM CORNER <A> 4.47  
DAM COMER FOR SHOWER PAN LINER  
051411268206 REDUCE WASHE <A> 1.26  
R250 RGD REDUCE WASHER 3/4"X1/2" PK4  
051411968311 RDC WASHER <A>  
R255 RGD REDUCE WASHER 1"X1/2" PK2  
2@0.90 1.80  
051411261917 1/2" RGD <A> 3.52  
R190 RGD LOCKNUT 1/2" PK20  
051411275020 EMT INS BSHG <A> 1.15  
E860 EMT INSULATNG BUSHNG 3/4" PK4

SUBTOTAL 12.20  
SALES TAX 0.92  
TOTAL \$13.12

XXXXXXXXXXXX7349 VISA USD\$ 13.12  
AUTH CODE 026823/5625059 TA  
Chip Read  
AID A0000000031010 Visa Credit

P.O.#/JOB NAME: FRONT LANDSCAPE LGT

6365 07/26/23 11:33 AM



6365 62 58487 07/26/2023 1964

RETURN POLICY DEFINITIONS  
POLICY ID DAYS POLICY EXPIRES ON  
A 1 90 10/24/2023

\*\*\*\*\*  
DID WE NAIL IT?

Take a short survey for a chance TO WIN  
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 123628 117325  
PASSWORD: 23376 117263

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.

Items for landscape lighting



**How doers  
get more done™**

12721 ATLANTIC BLVD  
JACKSONVILLE, FL 32225 (904)2200822

6365 00052 13707 08/01/23 02:36 PM  
SALE SELF CHECKOUT

071649228759 PADLOCK <A> 22.78  
6' X 5/16" COLORED KEY CABLE 3-PK

SUBTOTAL 22.78  
SALES TAX 1.71  
TOTAL \$24.49

XXXXXXXXXXXX7349 VISA USD\$ 24.49

AUTH CODE 001897/9522364 TA

Chip Read

AID A0000000031010 Visa Credit

P.O.#/JOB NAME: GATE LOCKS

6365 08/01/23 02:36 PM



6365 52 13707 08/01/2023 3624

RETURN POLICY DEFINITIONS

POLICY ID	DAYS	POLICY EXPIRES ON
A 1	90	10/30/2023

\*\*\*\*\*

**DID WE NAIL IT?**

Take a short survey for a chance TO WIN  
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: H89 34068 27755

PASSWORD: 23401 27703

Entries must be completed within 14 days  
of purchase. Entrants must be 18 or  
older to enter. See complete rules on  
website. No purchase necessary.

Cable locks for Amenity gates



**How doers  
get more done™**

12721 ATLANTIC BLVD  
JACKSONVILLE, FL 32225 (904)2200822

6365 00016 67930 08/01/23 02:20 PM  
CASHIER BARBARA

\* ORIG REC: 6365 062 40220 07/19/23 TA \*

860002090337 25PK STAPLES	-6.98
SALES TAX	-0.53

\* ORIG REC: 6365 052 27483 07/06/23 TA \*

034481065821 3/4" LR BDY	-4.79
034481227014 3/4 90 BELL	
2@-1.38	-2.76
034481039013 3/4 45DEG EL	-1.26
SALES TAX	-0.67

\* ORIG REC: 6365 062 58487 07/26/23 TA \*

051411261917 1/2" RGD	-3.52
020837275006 DAM CORNER	-4.47
051411968311 RDC WASHER	
2@-0.90	-1.80
051411268206 REDUCE WASHE	-1.26
051411275020 EMT INS BSHG	-1.15
SALES TAX	-0.92

\* ORIG REC: 6365 062 37036 07/18/23 TA \*

754826044488 3/4 S40 10FT	-10.78
844219023876 CAP NE WHT	
2@-7.98	-15.96
034481048930 OUTLET BOX	-7.44
SALES TAX	-2.57

SUBTOTAL	-62.17
SALES TAX	-4.69
TOTAL	-\$66.86
XXXXXXXXXXXX7349 VISA	-66.86
INVOICE 9160802	TA

**REFUND-CUSTOMER COPY**

BUY ONLINE PICK-UP IN STORE  
AVAILABLE NOW ON HOMEDEPOT.COM.  
CONVENIENT, EASY AND MOST ORDERS  
READY IN LESS THAN 2 HOURS!

\*\*\*\*\*  
DID WE NAIL IT?

Take a short survey for a chance TO WIN  
A \$5,000 HOME DEPOT GIFT CARD

Opine en español

[www.homedepot.com/survey](http://www.homedepot.com/survey)

User ID: XKH 142514 136165

PASSWORD: 23401.136149

Entries must be completed within 14 days of purchase. Entrants must be 18 or older to enter. See complete rules on website. No purchase necessary.

CREDIT for returned items

# Hello Gms Gms,

Thanks for choosing Comcast Business.

**Your bill at a glance**  
For 12319 WYNNFIELD LAKES DR, OFC, JACKSONVILLE, FL, 32246-4241

Previous balance		\$412.45
EFT Payment - thank you	Jul 18	-\$412.45
<b>Balance forward</b>		<b>\$0.00</b>
Regular monthly charges	Page 3	\$381.80
Taxes, fees and other charges	Page 3	\$31.56
<b>New charges</b>		<b>\$413.36</b>

**Amount due** **\$413.36**

← **Your bill explained**

- TV Update: On August 15, 2023, SEC Network Alternate (SEC Network Overflow) will cease operations.
- This page gives you a quick summary of your monthly bill. A detailed breakdown of your charges begins on page 3.

**!** **Thanks for paying by Automatic Payment**  
Your automatic payment on Aug 17, 2023, will include your amount due, plus or minus any payment related activities or adjustments, and less any credits issued before your bill due date.

**Need help?**  
Visit [business.comcast.com/help](http://business.comcast.com/help) or see page 2 for other ways to contact us.

Detach the bottom portion of this bill and enclose with your payment

Please write your account number on your check or money order

Do not include correspondence with payment

**COMCAST  
BUSINESS**  
1100 NORTHPOINT PKWY W PALM  
BCH FL 33407-1937

Account number **8495 74 120 1711060**  
Automatic payment **Aug 17, 2023**  
**Please pay** **\$413.36**

Electronic payment will be applied Aug 17, 2023

WYNNFIELD LAKES CDD  
ATTN JACKIE COMPTON  
5385 N NOB HILL RD  
SUNRISE, FL 33351-4761

COMCAST  
PO BOX 71211  
CHARLOTTE NC 28272-1211

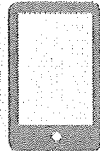
849574120171106000413369



## Download the Comcast Business App

Manage your account anytime, anywhere with the Comcast Business App – an innovative all-in-one tool designed with your business in mind.

- Manage your account details
- Pay your bill and customize billing options
- View upcoming appointments



## Faster speeds. More solutions. Bigger savings.

Comcast Business now offers **NEW** packages with faster speeds and innovative Voice and security solutions – at a better value.

**Call today for a FREE account review at 877-564-0318.**

## Need help? We're here for you



### Visit us online

Get help and support at [business.comcast.com/help](https://business.comcast.com/help)



### Call us anytime

800-391-3000  
Open 24 hours, 7 days a week for billing and technical support

## Useful information

### Moving?

We can help ensure it's a smooth transition. Visit [business.comcast.com/learn/moving](https://business.comcast.com/learn/moving) to learn more.

### Accessibility:

If you are hearing impaired, call 711. For issues affecting customers with disabilities, call **1-855-270-0379**, chat live at [support.xfinity.com/accessibility](https://support.xfinity.com/accessibility), email [accessibility@comcast.com](mailto:accessibility@comcast.com), fax **1-866-599-4268** or write to Comcast at 1701 JFK Blvd., Philadelphia, PA 19103-2838  
Attn: M. Gifford.

## Ways to pay



### No more mailing monthly checks

Set up Auto Pay to save time, energy and stamps. It's easy to enroll, just visit [business.comcast.com/myaccount](https://business.comcast.com/myaccount)



### Go paperless and say goodbye to clutter

Sign up for Paperless Billing to view and pay your bill online. It's faster, easier and helps cuts down on clutter. Visit [business.comcast.com/myaccount](https://business.comcast.com/myaccount) to get started.

## Additional billing information

### More ways to pay:



#### Online

Visit My Account at [business.comcast.com/myaccount](https://business.comcast.com/myaccount)



#### By App

Download the Comcast Business App



#### In-Store

Visit [business.comcast.com/servicecenter](https://business.comcast.com/servicecenter) to find a store near you

**Regular monthly charges \$381.80**

<b>Comcast Business services</b>	<b>\$289.80</b>
TV Standard Business Video.	\$89.95
Business Internet 150 Includes \$130.00 Service Discount	\$124.95
Static IP - 1	\$24.95
Mobility Voice Line Business Voice.	\$44.95
Voice Mail Service	\$5.00

<b>Equipment &amp; services</b>	<b>\$39.85</b>
TV Box + Remote	\$9.95
Service To Additional TV With TV Box and Remote.	\$9.95
Equipment Fee Voice.	\$19.95

<b>Service fees</b>	<b>\$52.15</b>
Directory Listing Management Fee	\$5.00
Voice Network Investment	\$5.00
Broadcast TV Fee	\$30.80
Regional Sports Fee	\$11.35

**Taxes, fees and other charges \$31.56**

<b>Other charges</b>	<b>\$3.87</b>
Regulatory Cost Recovery	\$2.16
Federal Universal Service Fund	\$1.71

<b>Taxes &amp; government fees</b>	<b>\$27.69</b>
State Communications Services Tax	\$15.08
Local Communications Services Tax	\$12.21
911 Fees	\$0.40

**What's included?**



**Internet:** Fast, reliable internet on our Gig-speed network



**TV:** Keep your employees informed and customers entertained



**Voice Numbers:** (904)565-9385

Visit [business.comcast.com/myaccount](https://business.comcast.com/myaccount) for more details

You've saved \$130.00 this month with your service discount.

**Additional information**

The Regulatory Cost Recovery fee is neither government mandated nor a tax, but is assessed by Comcast to recover certain federal, state, and local regulatory costs.

**Fee Update:** The FCC modifies the rate that voice providers pay into the USF on a quarterly basis. USF is assessed on applicable voice services as the Federal Universal Service Fund at the FCC's approved rate. See: [fcc.gov/encyclopedia/contribution-factor-quarterly-filings-universal-service-fund-usf-management-support](https://fcc.gov/encyclopedia/contribution-factor-quarterly-filings-universal-service-fund-usf-management-support). A new rate becomes effective July 1, 2023.

**Recent and Upcoming Programming Changes:** Information on recent and upcoming programming changes can be found at [xfinity.com/programmingchanges/](https://xfinity.com/programmingchanges/) or by calling 866-216-8634.



1872 Everlee Road  
 Jacksonville, FL 32216

www.koehnoutdoor.com

**INVOICE**

Date	Invoice No.
06/27/23	3990
Terms	Due Date
Net 30	07/27/23

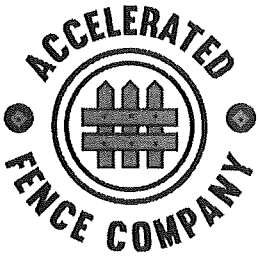
BILL TO
Wynnfield Lakes CDD 12319 Wynnfield Lakes Drive Jacksonville, FL 32246

PROPERTY
Wynnfield Lakes CDD 12319 Wynnfield Lakes Drive Jacksonville , FL 32246

Amount Due	Enclosed
\$19,150.00	

Please detach top portion and return with your payment.

QTY	ITEM	UNIT PRICE	EXT PRICE	SALES TAX	LINE TOTAL
	#3399 - Wynnfield Lakes soccer field renovation		\$19,150.00	\$0.00	\$19,150.00
	<p>This proposal encompassed the renovation to the soccer field. The contractor removed old declining turf and installed new Bermuda sod to enhance curb appeal. Upon completion Koehn Outdoor will ensure job site is clean and debris free.</p>				
	<i>Soccer Field Renovation</i>		\$19,150.00	\$0.00	\$19,150.00
	<b>Total</b>		\$19,150.00	\$0.00	\$19,150.00



Accelerated Fence Company, LLC  
 P.O. Box 56856  
 Jacksonville, Florida  
 32241

# INVOICE

To: Att: Ken Thomas  
 Wynnfield Lakes CDD  
 12319 Wynnfield Lakes Drive  
 Jacksonville, Florida 32246  
 (904) 377-6756

Initiative: 50% Deposit Payment

DESCRIPTION OF WORK	TOTAL
Replace 80' of damaged 4' Black KT Chainlink Fabric. Replace 270' of damaged 8' Black KT Chainlink Fabric. Secure 350' of Fabric with 350' of Tension Wire. All line and terminal post are set in Sakrete. Construction is guaranteed for a period of one year.	
<b>Total Cost</b>	<b>\$6,942.00</b>
<b>Payments 50% Down (Received on Project Approval)</b>	<b>\$3,471.00</b>
<b>Balance Upon Completion</b>	<b>\$3,471.00</b>

\*Due to constant fluctuation in material cost this quote is valid for a period of 10 days. Cost will be amended accordingly.  
 \*If you plan to make payment via Credit/Debit, there will be a 2.5% convenience fee applied to the total.

STANDARD EXCLUSIONS			
Removal	Core Drilling	Staking	Grounding
Clearing	Grubbing	Bollards	Intercom Devices
Intercom Wiring & Conduits	High & Low Voltage Wiring/Conduits	Concrete (other than post foundations)	Padlocks
<b>*Any other item not specifically listed</b>			

Gene Wood  
 Phone: 904-759-7418  
 Email: gwood@acceleratedfence.com