Wynnfield Lakes Community Development District

July 23, 2025



Wynnfield Lakes Community Development District

475 West Town Place, Suite 114 St. Augustine, Florida 32092 www.WynnfieldLakesCDD.net

July 16, 2025

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

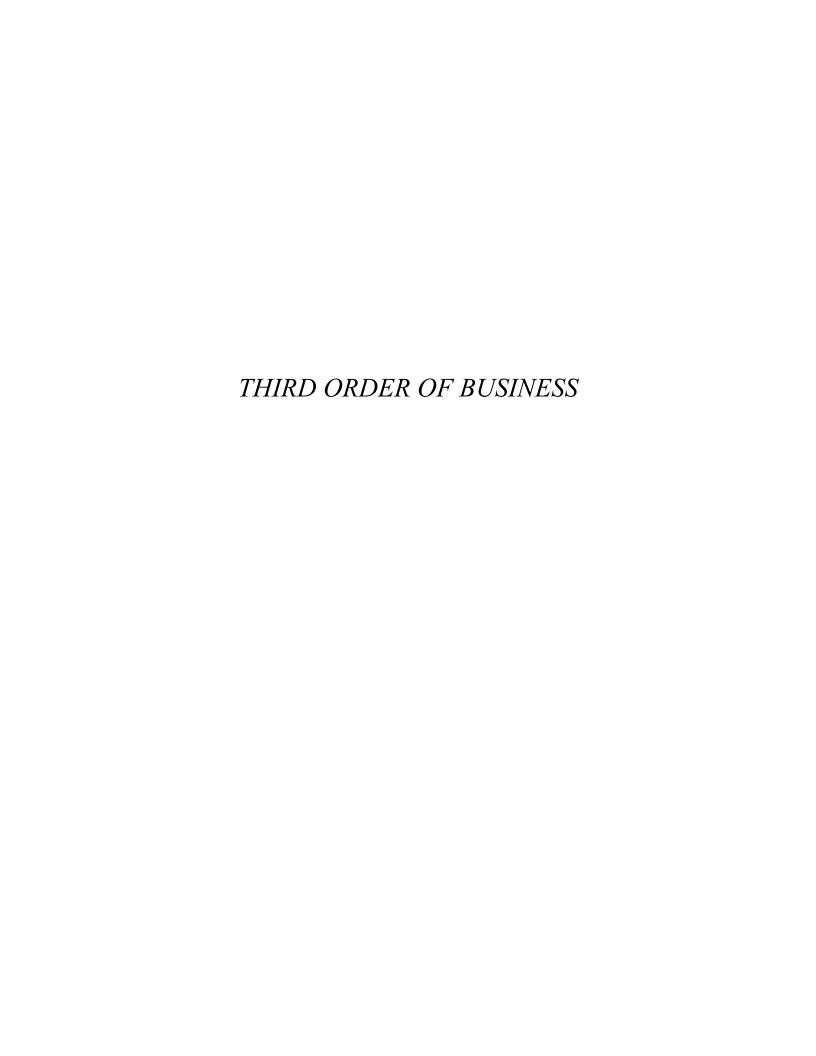
Dear Board Members:

The Wynnfield Lakes Community Development District Board of Supervisors Meeting is scheduled to be held Wednesday, July 23, 2025 at 6:00 p.m. at the University of North Florida, University Center, 12000 Alumni Drive, Room 1020, Jacksonville, Florida. Following is the agenda for the meeting:

- I. Roll Call
- II. Audience Comments
- III. Review and Scoring of Bids for the Erosion Repair Project
- IV. Financing Matters
 - A. Presentation by MBS Capital Markets
 - B. Consideration of Engineer's Report
 - C. Consideration of Assessment Methodology Report
 - D. Consideration of Resolution 2025-06, Declaring Special Assessments and Setting a Public Hearing Date
- V. Consideration of Tennis Classes
- VI. Approval of the Minutes of the May 21, 2025 Meeting
- VII. Public Hearings for the Purpose of Adopting the Fiscal Year 2026 Budget and Imposing Special Assessments
 - A. Consideration of Resolution 2025-07, Relating to Annual Appropriations and Adopting the Budget for Fiscal Year 2026
 - B. Consideration of Resolution 2025-08, Imposing Special Assessments and Certifying an Assessment Roll for Fiscal Year 2026

- VIII. Discussion of Policies
 - A. Fishing
 - B. Playground Age
 - IX. Staff Reports
 - A. District Counsel
 - B. District Engineer
 - C. District Manager Consideration of Designating a Regular Meeting Schedule for Fiscal Year 2026
 - D. Operations Manager
 - E. General Manager Report
 - X. Audience Comments / Supervisors' Requests
 - XI. Other Business
- XII. Financial Reports
 - A. Financial Statements as of May 31, 2025
 - B. Assessment Receipts Schedule
 - C. Check Register
- XIII. Next Scheduled Meeting Monday, September 15, 2025 @ 6:00 p.m. at the University of North Florida, University Center, 12000 Alumni Drive, Room 1090, Jacksonville, FL 32224
- XIV. Adjournment

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.



WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT EVALUATION CRITERIA

EROSION REPAIR SERVICES PROJECT DUVAL COUNTY, FLORIDA

PERSONNEL (5 POINTS)

E.g., geographic location of firm's headquarters; adequacy and capabilities of key personnel, including the project manager and field supervisor; present ability to manage this project; evaluation of existing workload; proposed staffing levels, etc.

EXPERIENCE (15 POINTS)

E.g., past record and experience of the respondent in self-performing similar projects; past performance for this District and other community development districts in other contracts; character, integrity, reputation of respondent, etc.

UNDERSTANDING SCOPE OF WORK

(15 POINTS)

Demonstration of the Proposer's understanding of the project requirements.

FINANCIAL CAPABILITY

(10 POINTS)

Extent to which the proposal demonstrates the adequacy of the Proposer's financial resources and stability as a business entity, necessary to complete the services required.

SCHEDULE (25 POINTS)

Demonstration of Proposer's understanding (through presentation in the proposal of a milestone schedule) of how to meet the required substantial and final completion dates. Consideration will be given to proposers that indicate an ability to credibly complete the project in advance of the required substantial and final completion dates without a premium cost for accelerated work.

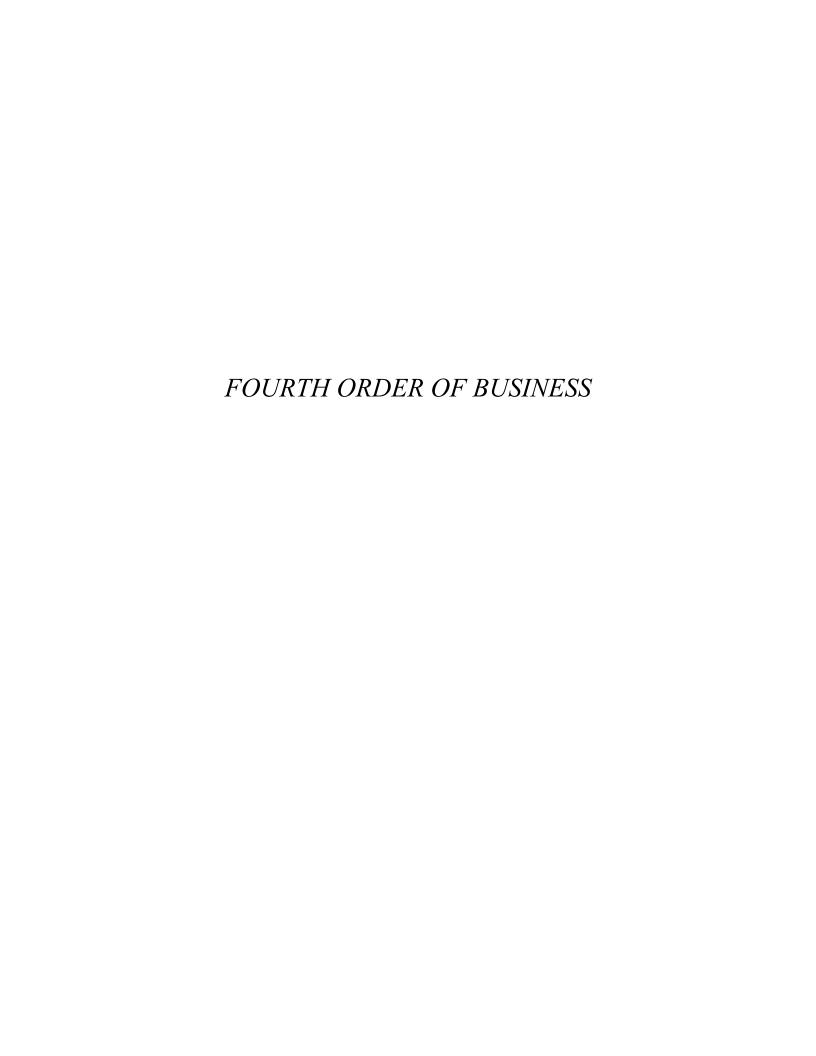
PRICE (30 POINTS)

Points available for price will be allocated as follows:

20 Points will be awarded to the Proposer submitting the lowest cost proposal for completing the work. All other Proposers will receive a percentage of this amount based upon the difference between the Proposer's bid and the low proposer.

10 Points are allocated for the reasonableness of unit prices and the overall reasonableness of the proposed price.

TOTAL POINTS (100 POINTS)



A.

Wynnfield Lakes Community Development District

Presentation to the Board of Supervisors

Special Assessment Refunding and Revenue Bonds, Series 2025

(Stormwater System Erosion – the 2025 Project)

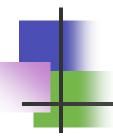
July 23, 2025

Presented by

MBS Capital Markets, LLC

MBS Capital Markets, LLC 152 Lincoln Avenue Winter Park, FL 32789 (407) 622-0130 MBS Capital Markets, LLC 1902 S. MacDill Avenue Tampa, FL 33629 (813) 281-2700 MBS Capital Markets, LLC 1005 Bradford Way Kingston, TN 37763 (865) 717-0303

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OVERVIEW OF PRIOR BONDS



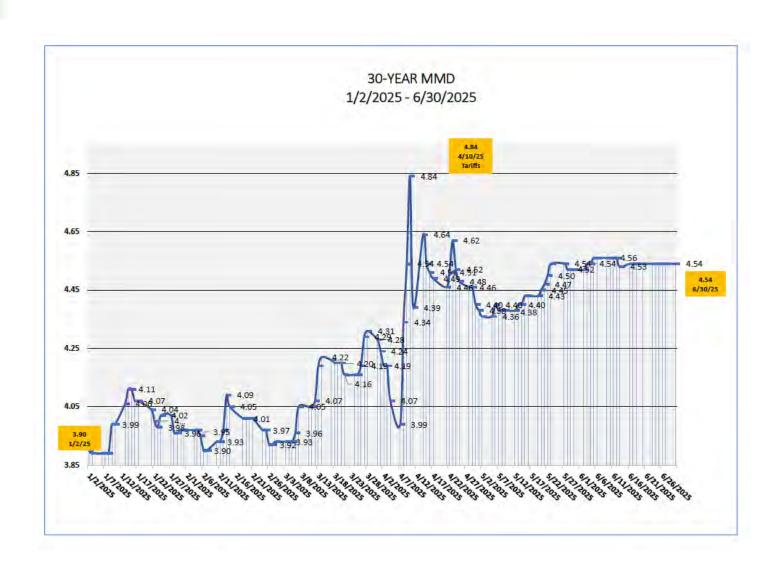
Overview of Prior Bonds

- In October 2005 the District validated \$17 million in Bonds in the Circuit Court of the Tenth Judicial Circuit in and for Clay, Duval and Nassau Counties, Florida.
- In November 2005, the Wynnfield Lakes Community Development District (the "District") issued its \$11,550,000 Special Assessment Bonds, Series 2005A (the Series "2005A Bonds").
- The Series 2005A Bonds were issued as non-rated tax-exempt securities due to the concentration of ownership and the infancy stage of development at the time the Series 2005A Bonds were issued.
- The Series 2005A Bond proceeds were used to finance the cost of acquiring, constructing and equipping assessable improvements comprising a part of the District's capital improvement program.
- The Series 2005A Bonds were refunded in 2014 for economic savings and a reduction in annual assessments to the property owners.
- The Series 2014 Bonds were originally rated A- by S&P and later downgraded to BBB+ in 2019 and have average coupon of 4.42%.
- The Series 2014 Bonds are callable at the option of the District, anytime at par as of May 1, 2024.
- The Series 2014 Bonds mature on 5/1/2036.
- There does exist under the original bond validation a total of \$5,450,000 available for future 4 projects, including the proposed 2025 Project.



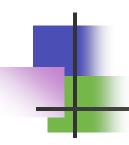
CURRENT MARKET

CURRENT MMD CHART





FINANCING PROJECTIONS



Financing Projections

Sources and Uses of Funds		Wrap-Around	Breakdown for Assessment Purposes Only			
		Bank Placement	Refunding Bonds	New Money Bonds	New Money Bonds	
		9/19/2025	(Series 2014)	Series 2025 (SF)	Series 2025 (MF)	
Sources of Funds						
Bond Proceeds		6,780,000.00	4,360,000.00	1,770,000.00	650,000.00	
Other Sources of Funds	:					
Liquidation of 2014 Rev	enue Account	121,825.91	121,825.91	-	-	
Liquidation of 2014 DSRF Account	RF Account	260,488.14	260,488.14	<u>-</u>	<u>-</u>	
		382,314.05	382,314.05	1,770,000.00	650,000.00	
Total Sources of Funds		7,162,314.05	4,742,314.05	3,540,000.00	1,300,000.00	
Uses of Funds						
Project Fund		2,193,840.00		1,604,365.18	589,474.82	
Refunding Escrow (2014	4 Bonds)	4,556,326.67	4,556,326.67			
Other Fund Deposits:						
Capitalized Interest to 1	1/1/2026	121,605.00	-	88,942.50	32,662.50	
Reserve Fund at 10% of	MADS	-	-	-	-	
Cost of Issuance, include	ding UW (estimated)	290,542.38	185,987.38	76,692.32	27,862.68	
		412,147.38	185,987.38	165,634.82	60,525.18	
Total Uses of Funds		7,162,314.05	4,742,314.05	1,770,000.00	650,000.00	

Financing Projections

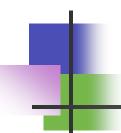
Bond Sta	tistics		Refunding (SF)	New Money (SF)	New Money (MF)	
Maturity		5/1/2041	5/1/2036	5/1/2041	5/1/2041	
Average Coupon		4.50%	4.50%	4.50%	4.50%	
Maximum Annual Debt Service (Series 2025 MAI	DS)	643,962.50	504,600.00	397,337.50	62,112.50	
Annual Interest Only thru 5/1/2036				79,650.00		
Total Debt Service		9,337,620.00	5,549,290.00	2,861,542.50	926,787.50	
ProductType:	Units	ERUs	CIP ALLOCATION			
Single Family (1.0 ERU)	372.00	372.00	1,604,365.18			
Multi-family (0.67 ERU)	204.00	136.68	589,474.82			
Totals	576.00	508.68	2,193,840.00			
Current Annual Debt Service Assessments (Se	ries 2014)					
Annual Assessment per SF Home (Net)*		1,404.59				
Annual Assessment per MF Unit (Net)*		-				
Projected Maximum Annual Debt Service Asse	essments (Series 2025)		Refunding (SF)	New Money (SF)	New Money (MF)	MADS
Annual Assessment per SF Home (Net)*		1,570.56	1,356.45	214.11		584,250.00
Annual Assessment per MF Unit (Net)*		304.47			304.47	62,112.50
*Net Assessment is prior to gross-up for disco	unts and collections cost	S.	Total Annual Revenues			646,362.50



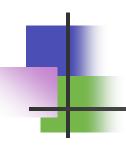
PROJECTED ANNUAL DEBT SERVICE ASSESSMENTS

Projected Annual Debt Service Assessments

Private Placeme	nt w/ Refunding E	<u>Bonds</u>						
				Current Annual		Projected Maximum		Projected
			Annual	Debt		Annual Debt	Projected Total	Annual
		Bonds Units	Maintenance	Assessments	Subtotal	Assessments -	Annl Assmts per	Increase Per
Product Type	O&M Units	Series 2014	Assessments	(Series 2014)*	(Current)	(Series 2025)*	Unit	Unit
Single Family	372	370	1,400.72	1,518.48	2,919.20	1,697.91	3,098.63	179.43
Multi-family	204	0	938.50	- "	938.50	329.16	1,267.66	329.16
Totals	576	370						
*Includes gross-u	up for 4% discoun	it and 3.5% colle	ction costs, a to	tal of 7.5%.				



NEXT STEPS - TIMETABLE



Next Steps

Step 1: Engage the Financing Team to prepare necessary bond documents.

Step 2: Approve Preliminary Engineer's Report (for new money).

Step 3: Approve Preliminary Assessment Methodology Report, Indenture and Bond Resolution.

Step 4: Due Diligence including research and credit work.

Step 5: Public Hearing on Assessments

Step 6: Board approval of Award Resolution

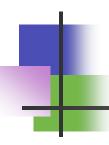
Step 7: Finalize Bond Documents

Step 8: Pre-closing, sign all bond documents.

Step 11: Close on Bonds



Timeline typically requires approximately 90-120 days to complete



Timetable

• 7/23/2025 Board Meeting:

· Approve Preliminary Engineer's Report

· Approve Assessment Methodology Report

Begin Assessment Process

Declaration Resolution

Resolution Setting Public Hearing

• Tbd (Aug) Special Meeting in August:

Approve Award Resolution

Supplemental Bond Resolution

Term Sheet (Bank)

· CDA

• Week of 9/1/2025 Prepare Bond Documents for Closing

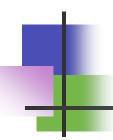
• 9/17/2025 Board Meeting:

· Public Hearing on Assessments

• 9/19/2025 Closing on Bonds



APPENDIX A – MSRB RULE G-17 DISCLOSURES



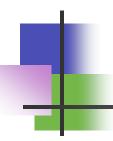
Disclosures Regarding Underwriter's Role – MSRB Rule G-17

Disclosures Concerning the Underwriter's Role

- Municipal Securities Rulemaking Board Rule G-17 requires an underwriter to deal fairly at all times with both municipal issuers and investors;
- (ii) The Underwriter's primary role is to purchase securities with a view to distribution in an arm's-length commercial transaction with the District and it has financial and other interests that differ from those of the District;
- (iii) Unlike a municipal advisor, the Underwriter does not have a fiduciary duty to the District under the federal securities laws and is, therefore, not required by federal law to act in the best interests of the District without regard to its own financial or other interests;
- (iv) The Underwriter has a duty to purchase securities from the District at a fair and reasonable price, but must balance that duty with its duty to sell municipal securities to investors at prices that are fair and reasonable; and
- (v) The Underwriter will review the official statement for the District's securities in accordance with, and as part of, its responsibilities to investors under the federal securities laws, as applied to the facts and circumstances of the transaction.

Disclosure Concerning the Underwriter's Compensation

Underwriter's compensation that is contingent on the closing of a transaction or the size of a transaction presents a conflict of interest, because it may cause the Underwriter to recommend a transaction that it is unnecessary or to recommend that the size of the transaction be larger than is necessary.



Disclosures Regarding Underwriter's Role – MSRB Rule G-17 (cont'd)

Conflicts of Interest

Payments to or from Third Parties. There are no undisclosed payments, values, or credits to be received by the Underwriter in connection with its underwriting of this new issue from parties other than the District, and there are no undisclosed payments to be made by the Underwriter in connection with this new issue to parties other than the District (in either case including payments, values, or credits that relate directly or indirectly to collateral transactions integrally related to the issue being underwritten). In addition, there are no third-party arrangements for the marketing of the District's securities.

Profit-Sharing with Investors. There are no arrangements between the Underwriter and an investor purchasing new issue securities from the Underwriter (including purchases that are contingent upon the delivery by the District to the Underwriter of the securities) according to which profits realized from the resale by such investor of the securities are directly or indirectly split or otherwise shared with the Underwriter.

Credit Default Swaps. There will be no issuance or purchase by the Underwriter of credit default swaps for which the reference is the District for which the Underwriter is serving as underwriter, or an obligation of that District.

Retail Order Periods. For new issues in which there is a retail order period, the Underwriter will honor such agreement to provide the retail order period. No allocation of securities in a manner that is inconsistent with an District's requirements will be made without the District's consent. In addition, when the Underwriter has agreed to underwrite a transaction with a retail order period, it will take reasonable measures to ensure that retail clients are bona fide.

Dealer Payments to District Personnel. Reimbursements, if any, made to personnel of the District will be made in compliance with MSRB Rule G-20, on gifts, gratuities, and non-cash compensation, and Rule G-17, in connection with certain payments made to, and expenses reimbursed for, District personnel during the municipal bond issuance process.





Engineering - Landscape Architecture - Surveying

Wynnfield Lakes Community Development District Engineer's Report

Prepared for:

Wynnfield Lakes Community Development District Board of Supervisors

Prepared by:

Matthews | DCCM Alex Acree, P.E.

July 16, 2025

INTRODUCTION

The Wynnfield Lakes Community Development District (the "District" or "CDD"), encompasses approximately 74 acres within Duval County, Florida. The District was established for the purpose of financing and managing the acquisition, construction, maintenance and operation of a portion of the infrastructure necessary for the community development within the District, including but not limited to stormwater management, wetlands mitigation, and recreation facilities. The District is in parts of Section 21, Township 2 South, Range 28 East. The District is currently bounded to the North by Walmart Supercenter and the Hawkins Cove Subdivision, to the East Kernan Boulevard, to the South is the Kernan Lakes residential development, and to the West wetlands. Access to the District is via Kernan Boulevard roadway. Exhibit 1 represents a Vicinity Map showing the location of the development and the adjacent roads and cities. Exhibit 2 is a survey legal description of the boundaries of the District.

All the onsite infrastructure and subdivision improvements have been designed and completed to accommodate the project at build out as well as to meet City of Jacksonville and Florida Department of Environmental Protection requirements and regulations.

GOVERNMENT ACTIONS

There are no pending or required government approvals remaining for the PUD.

It is my opinion that there are no technical reasons existing at this time which would prohibit the implementation of the plans for the District's proposed 2025 Project as identified herein and that all potential permits not already issued and which are necessary to affect the described 2025 Project will be obtained during the ordinary course of development.

THE 2025 PROJECT

Various storm structures throughout the CDD are exhibiting cracked pipe joints. Various mitered end sections within the banks of CDD storm water management facilities are nearly suspended in air due to pond bank erosion. Pond bank erosion is common throughout the CDD resulting in increased pond slopes to the normal water level of the ponds. Behind the residential homes on Wood Blossom Court, the tie-out side slopes from the backyards to the regional outfall canal are experiencing erosion within a CDD easement that has caused erosion of the Wood Blossom Court backyards. General improvements to the Amenity Center such as community pool, paver and equipment repairs and replacement are warranted. General landscape improvements are also warranted. Therefore, it is our opinion that all residential properties located within the boundaries of the CDD benefit from the proposed 2025 Project.

THE 2025 PROJECT COSTS

The Summary of Estimated 2025 Project Costs detailed in Table 2 outlines the anticipated costs associated with above listed improvements within the CDD. The costs include professional services, ditch bank erosion remediation, and retaining wall.

Table 2 Summary of Estimated 2025 Project Costs

Category	Estimated Amount
Mobilization	\$304,700
Storm Structure Repair	\$93,500
Pond Slope Repair	\$490,000
Regional Drainage Ditch Erosion Repair	\$750,000
General Amenity Center Improvements	\$75,000
Landscaping	\$100,000
Professional Fees	\$40,000
Contingency (20%) Total	\$370,640 \$2,223,840

SUMMARY AND CONCLUSION

The infrastructure, as outlined above, is necessary for the functional development of the District as required by the applicable independent unit of local government. The planning and design of the infrastructure is in accordance with current governmental regulatory requirements. The infrastructure will provide their intended function so long as the construction is in substantial compliance with the design and permits.

Items of construction in this report are based on current plan quantities for the infrastructure construction as shown on the construction drawings and specifications, last revision.

It is my professional opinion that the infrastructure costs provided herein for the District improvements are reasonable to complete the construction of the infrastructure described herein and that these infrastructure improvements will benefit and add value to the District. All such infrastructure costs are public improvements or community facilities as set forth in Section 190.012 (1) and (2) of the Florida Statutes.

The estimate of the master infrastructure construction costs is composed of estimates or established contractual amounts and is not a quaranteed maximum price. The estimated cost is based on unit prices currently being experienced for ongoing and similar items of work in Duval

County and quantities as represented on the construction plans. The labor market, future costs of equipment and materials, and the actual construction process are all beyond my control.

Due to this inherent opportunity for fluctuation in cost, the total final cost may be more or less than this estimate.

The professional service for establishing the opinion of estimated construction costs are consistent with the degree of care and skill exercised by members of the same profession under similar circumstances.

It is further our opinion that:

- The estimated cost to the Series 2025 Project as set forth herein is reasonable based on prices currently being experienced in the jurisdiction in which the District is located and is not greater than the lesser of the actual cost of construction or the fair market value of such infrastructure;
- The Series 2025 Project is feasible to construct, there are no technical reasons existing at this
 time that would prevent the implementation of the Series 2025 Project, and it is reasonable to
 assume that all necessary regulatory approvals will be obtained in due course;
- The assessable property within the District will receive a special benefit from the Series 2025 Project that is at least equal to the costs of the Series 2025 Project; and
- All improvements included in the Series 2025 Project are public improvements or community facilities as set forth in Section 190.012 (1) and (2), Florida Statutes.

All improvements comprising the Series 2025 Project will be located on lands owned or to be owned by the District or another governmental entity or on perpetual easements in favor of the District or other governmental entity. The Series 2025 Project, and any cost estimates set forth herein, do not include any earthwork, grading or other improvements on private lots or property.

Appendix A

Description

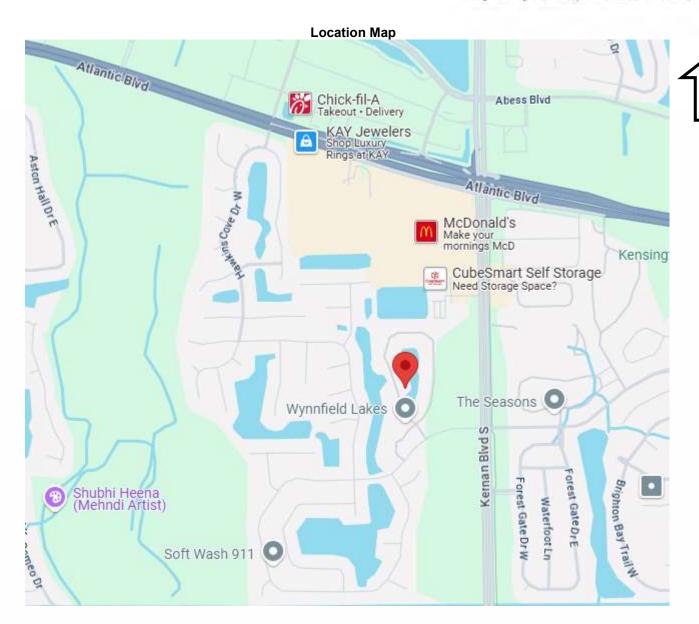
Exhibit 1.

Vicinity Map District Legal Boundary and Description Subdivision Map Exhibit 2.

Exhibit 3.



Engineering - Landscape Architecture - Surveying



Matthews



VICINITY MAP

Wynnfield Lakes Community Development District Project # 23186.00

> 12337 Wynnfield Lakes Drive Jacksonville, Florida 32246

Doc # 2005298240, OR BK 12682 Page 644, Number Pages: 3, Filed & Recorded 08/12/2005 at 11:18 AM, JIM FULLER CLERK CIRCUIT COURT DUVAL COUNTY RECORDING \$27.00

This space reserved for use Clerk of the Circuit Court

This Instrument Prepared by and return to:

Paula M. Sparkman, Esq. HOPPING GREEN & SAMS, P.A. 123 South Calhoun Street Post Office Box 6526 Tallahassee, Florida 32314

NOTICE OF ESTABLISHMENT OF THE WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT

PLEASE TAKE NOTICE that on July 26, 2005, pursuant to a petition filed by Wynnfield Lakes, L.L.C., a Florida limited liability company, the Jacksonville, Florida City Council adopted Ordinance 2005-580-E which became effective on August 1, 2005, establishing the Wynnfield Lakes Community Development District. The legal description of the lands encompassed within the District is attached hereto as Exhibit "A." The District is a special purpose form of local government established pursuant to and governed by Chapter 190, Florida Statutes. More information on the powers, responsibilities, and duties of the District may be obtained by examining Chapter 190, Florida Statutes, or by contacting the District's registered agent as designated to the Department of Community Affairs in accordance with Section 189.416, Florida Statutes.

THE WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT
MAY IMPOSE AND LEVY TAXES OR ASSESSMENTS, OR BOTH TAXES AND
ASSESSMENTS, ON THIS PROPERTY. THESE TAXES AND ASSESSMENTS
PAY THE CONSTRUCTION, OPERATION AND MAINTENANCE COSTS OF
CERTAIN PUBLIC FACILITIES AND SERVICES OF THE DISTRICT AND
ARE SET ANNUALLY BY THE GOVERNING BOARD OF THE DISTRICT.

THESE TAXES AND ASSESSMENTS ARE IN ADDITION TO COUNTY AND OTHER LOCAL GOVERNMENT TAXES AND ASSESSMENTS AND ALL OTHER TAXES AND ASSESSMENTS PROVIDED FOR BY LAW.

IN WITNESS WHEREOF, this Notice has been executed on this day of August, 2005, and recorded in the Official Records of Duval County, Florida.

Paula M. Sparkman, Esquire HOPPING GREEN & SAMS, P.A.

Witness

Melissa A. Flores

Print Name

Witness

Matthew R. Place

Print Name

STATE OF FLORIDA COUNTY OF LEON

The foregoing instrument was acknowledged before me this Lay of August, 2005, by Paula M. Sparkman, who is personally known to me and who Did [] or Did Not [v] take an oath.

Print Name: Shrke, 136.
Notary Public, State of Florida

Commission No.: __

My Commission Expires:

SHIBLEY L. BOWEN

#MCCAL ISSION # DD 227969

PIECS September 22, 2007

We Budget Note: Services

SHIRLEY L BOWEN
MY COMMISSION # DD 227969
EXPIRES: September 22, 2007
Bonded Thru Budget Notary Services



PRIVETT # ASSOC. OF FLORIDA, INC.

SURVEYORS AND LAND PLANNERS 2732 TOWNSEND BOULEVARD JACKSONVILLE, FLORIDA, 32211 (904) 743-7658 FAX (904) 743-7661 EMAIL: JJAMESOPRIVETT.NET

LEGAL DESCRIPTION:

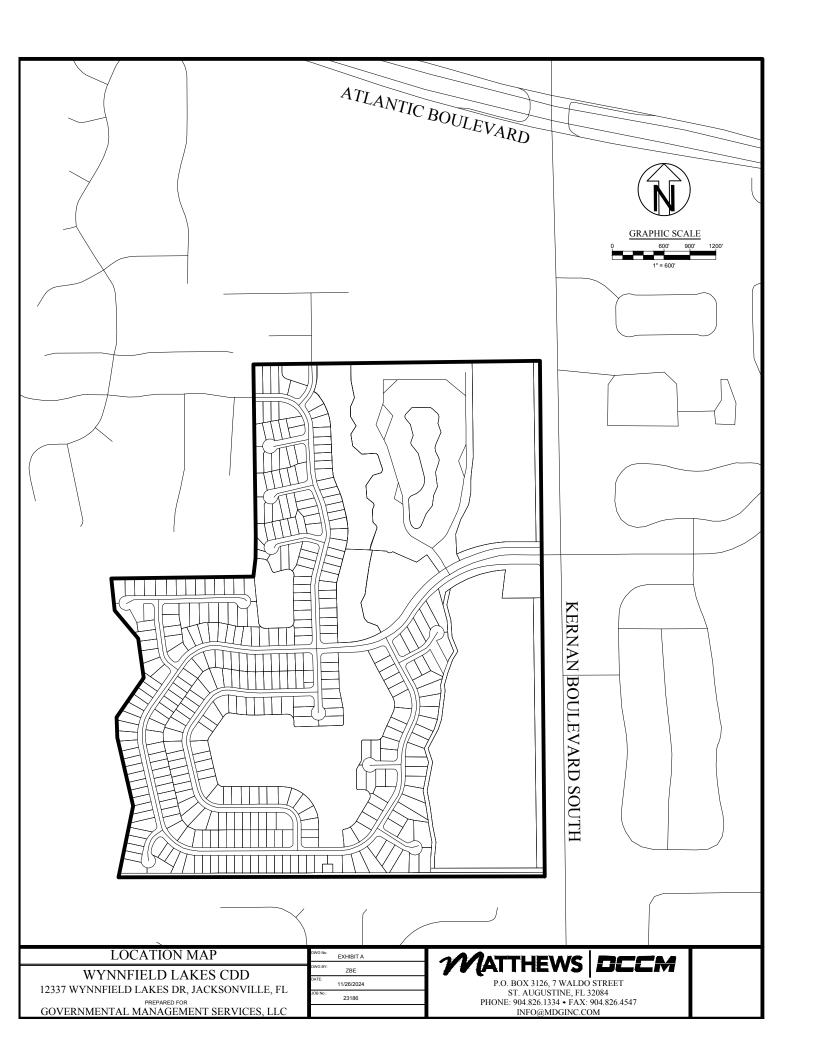
A PORTION OF SECTION 21 AND 28, TOWNSHIP 2 SOUTH, RANGE 28 EAST, JACKSONVILLE, DUVAL COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FOR THE POINT OF BEGINNING COMMENCE AT THE SOUTHEASTERLY CORNER OF HAWKINS COVE UNIT SEVEN, ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK 53, PAGES 88 THROUGH 88B OF THE CURRENT PUBLIC RECORDS OF SAID COUNTY, THENCE SOUTH 89°15'16" WEST, ALONG THE SOUTHERLY LINE OF SAID HAWKINS COVE UNIT SEVEN AND ALONG THE SOUTHERLY LINE OF HAWKINS COVE UNIT SIX, ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK 53, PAGES 75 THROUGH 75B IN SAID PUBLIC RECORDS, 905.54 FEET TO THE EASTERLY LINE OF A 50-FOOT WETLAND BUFFER LINE AS ESTABLISHED BY DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 9358, PAGE 974, THENCE SOUTHERLY, ALONG SAID EASTERLY BUFFER LINE, THE FOLLOWING 7 COURSES, COURSE NO.1: THENCE SOUTH 06'00'00" EAST, 200.48 FEET; COURSE NO.2: THENCE SOUTH 40'00'00" EAST, 230.16 FEET; COURSE NO.3: THENCE SOUTH 08°00'00" EAST, 251.19 FEET; COURSE NO.4: THENCE SOUTH 35°00'00" WEST, 295.71 FEET; COURSE NO.5: THENCE SOUTH 02°00'00" EAST, 128.46 FEET; COURSE NO.6: THENCE SOUTH 13°00'00" EAST, 446.27 FEET; COURSE NO.7: THENCE SOUTH 12°00'00" WEST, 447.47 FEET TO THE NORTHERLY LINE OF A 40-FOOT DRAINAGE RIGHT-OF-WAY AS DESCRIBED IN DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN VOLUME 824, PAGE 384; THENCE NORTH 89°51'36" EAST, ALONG SAID NORTHERLY LINE OF A 40-FOOT DRAINAGE RIGHT-OF-WAY, 2663.74 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF KERNAN BOULEVARD SOUTH (A 200-FOOT RIGHT-OF-WAY AS NOW ESTABLISHED); THENCE NORTH 00°44'16" WEST, ALONG SAID WESTERLY RIGHT-OF-WAY LINE, 1,302.67 FEET TO AN ANGLE POINT IN SAID RIGHT-OF-WAY LINE; THENCE NORTH 00'44'44" WEST, CONTINUING ALONG LAST SAID RIGHT-OF-WAY LINE, 1,912.88 FEET TO THE SOUTHEASTERLY CORNER OF LANDS DESCRIBED IN DEED RECORDED IN THE OFFICIAL RECORDS OF SAID COUNTY IN BOOK 10275, PAGE 1130; THENCE SOUTH 89°15'16" WEST, ALONG THE SOUTHERLY LINE OF LAST MENTIONED LANDS AND ALONG THE SOUTHERLY LINE OF LANDS DESCRIBED IN SAID OFFICIAL RECORDS IN BOOK 10275, PAGE 1127, AND THE WESTERLY PROLONGATION THEREOF 1,780.00 FEET TO THE EASTERLY LINE OF HAWKINS COVE UNIT FIVE, ACCORDING TO MAP THEREOF RECORDED IN PLAT BOOK 53, PAGES 66 AND 66A IN SAID PUBLIC RECORDS; THENCE SOUTH 00°44'44" EAST, ALONG LAST SAID EASTERLY PLAT LINE AND ALONG THE EASTERLY LINE OF SAID HAWKINS COVE UNIT SEVEN, AND ALONG THE EASTERLY LINE OF LANDS DESCRIBED IN SAID OFFICIAL RECORDS IN BOOK 9766, PAGE 150, 1,319.39 FEET TO THE POINT OF BEGINNING.

CONTAINING 166.38 ACRES, MORE OR LESS.

JOHN M. JAMES

REGISTERED SURVEYOR & MAPPER NO. 4774 FL.

DATE: 03-16-05



C.

Wynnfield Lakes Community Development District

Special Assessment Methodology Report for the Special Assessment Refunding and Revenue Bond, Series 2025

July 23, 2025

Prepared by

Governmental Management Services, LLC

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1.0 Executive Summary

This Special Assessment Methodology Report (the "2025 Report") provides an allocation of the debt securing the Wynnfield Lakes Community Development District ("Wynnfield Lakes CDD" or "District") Special Assessment Refunding and Revenue Bond, Series 2025 (the "Series 2025 Bond"). The Series 2025 Bond is being issued to (1) refund the Series 2014 Refunding Bonds (as defined herein), which in turn refunded the Series 2005A Bonds (as defined herein) and (2) to fund the 2025 Project as described in the Engineer's Report dated June 24, 2025, prepared by Matthews DCCM, the District's Consulting Engineer (the "2025 Engineer's Report"). The debt securing the Series 2025 Bond (the "Series 2025 Assessments") is allocated consistent with the Adopted Master Assessment Methodology, dated October 12, 2005, as supplemented by the Supplemental Assessment Report for the Series 2005 Bonds, dated November 28, 2005 (the "2005 Report") for the issuance of the Special Assessment Bonds Series 2005A (the "Series 2005A Bonds" and the assessments securing said bonds, the "Series 2005A Assessments") and later supplemented by the Supplemental Assessment Methodology Report, dated July 30, 2014 (the "2014 Report") for the issuance of the Special Assessment Refunding Bonds, Series 2014 (the "Series 2014 Refunding Bonds" and the assessments securing said bonds the "Series 2014 Assessments").

This 2025 Report is consistent with the allocation of the Series 2005A Assessments and the Series 2014 Assessments to the property within the District based upon the special benefits each received from the 2005 Project and the proposed 2025 Project . This 2025 Report is designed to conform to the requirements of Chapters 170,190, and 197, Florida Statutes, with respect to special assessments and is consistent with our understanding of the case law on this subject.

The District consists of approximately 166 acres within the City of Jacksonville, Florida. The total development within the District consists of 372 single-family residential homes and 204 multi-family homes (the "Series 2025 Assessment Area"). The 204 multi-family property owners and three (3) single-family homeowners have previously paid off the original debt assessments associated with their properties, and one (1) single family homeowner has partially paid down the debt assessments associated with their property. The Series 2014 Refunding Bonds were therefore applicable to the remaining 369 assessable single-family homes. Refer to **Table 1** for a summary of the assessable units.

On November 29, 2005, the District issued its Series 2005A Bonds

totaling \$11,550,000 at 5.60% for a 30-year term, to finance all or a portion of its 2005 Project for master infrastructure, as described in the Wynnfield Lakes Community Development District Improvement Plan, dated July 29, 2005 (the "2005 Engineer's Report").

In 2014, the District's Board of Supervisors (the "Board") adopted a Resolution approving the sale and terms of the District issuing its Series 2014 Refunding Bonds. Proceeds from the sale of the Series 2014 Refunding Bonds were used to (i) currently refund and redeem by purchase the outstanding principal amount of the Series 2005A Bonds; (ii) pay certain costs associated with the issuance of the Series 2014 Refunding Bonds; and (iii) make deposits into the reserve account. The issuance of the Series 2014 Refunding Bonds resulted in a lower interest rate but an increase in the par debt for each property owner. The annual debt service assessment per property owner decreased.

Subsequent to the District's issuance of the Series 2014 Refunding Bonds, the 2014 Report was prepared for the purpose of (i) confirming the benefit inuring to real property in the Series 2014 Assessment Area; and (ii) revising the Series 2005A Assessments to reflect the financing terms of the Series 2014 Refunding Bonds, the repayment of which the Series 2005A Assessments were pledged to upon closing.

2.0 The Series 2025 Bond

The proposed Series 2025 Bond will be used to refund the Series 2014 Refunding Bonds currently outstanding in the par amount of \$4,360,000 and further to fund the 2025 Project outlined in the 2025 Engineer's Report. A portion of the proceeds from the sale of the Series 2025 Bond and funds available by liquidating various accounts will be used for the portion of the Series 2025 Bond structured to refund the Series 2014 Refunding Bonds.

Additional proceeds of the Series 2025 Bond proceeds will be used to (i) fund a portion of the interest through November 1, 2026; and (ii) fund the cost of issuance, including the underwriters discount. A description of the sources and uses of funds is attached hereto as **Table 2** and incorporated by reference herein.

The Series 2025 Bond is projected to be a single term bond with a projected principal amount of \$6,815,000 and a projected average coupon interest rate of 4.50%. Debt Service on the term bond will begin on November 1, 2025, with principal amortization beginning on May 1, 2026, and continuing through May 1, 2041.

The proposed structure of the Series 2025 Bond will be to:

- 1. Reflect the refunding of the Series 2014 Refunding Bonds benefiting the remaining assessable units that haven't previously prepaid their Series 2005A or Series 2014 Assessments;
- 2. Wrap the new money portion of the Series 2025 Bond around the refunding portion of the bonds until the maturity of the refunding portion in 2036 and thereafter amortize the new money portion relating to the 2025 Project;
- Amortize the new money portion of the Series 2025 Bond relating to the 2025 Project to the assessment area consisting the multi-family property owners (204) that previously prepaid their Series 2005A or Series 2014 Assessments, resulting in level annual debt service assessments through maturity.

3.0 The 2025 Project

The 2025 Project described in the 2025 Engineer's Report totals an estimated \$2,223,840. The 2025 Project provides renewal and replacement funds for the remediation of a portion of the original 2005 Project determined to benefit all the property owners within the District based upon the methodology adopted in the 2005 Report. The allocation of the debt associated with the 2025 Project will be based upon the original benefit conferred upon the benefited property as described in the 2005 Report on an Equivalent Residential Unit (ERU) basis. Refer to **Table 4** and **Table 5** for additional information related to the allocation of the benefit of the 2025 Project.

4.0 Preliminary Assessment Roll

The Preliminary Assessment Roll reflecting the allocation of special assessments securing repayment of the Series 2025 Bonds is attached hereto as **Table 6**.

5.0 The 2005 Allocation Methodology

There are two requirements under Florida law for a valid special assessment:

- 1) The properties must receive a special benefit from the improvements being paid for.
- 2) The assessments must be fairly and reasonably allocated to the properties being assessed.

Florida law provides for a wide application of special assessments that meet these two requirements for valid special assessments.

The 2005 Engineer's Report estimated that it would cost approximately \$12,319,000 to construct and/or acquire the 2005 Project for master infrastructure. The Board, pursuant to Resolution number 2009-01, certified the 2005 Project complete. The Board, pursuant to Resolution number 2011-05, finalized the 2005A Assessments.

The District previously found that the 2005 Project provided a special benefit to the properties assessed, and that the 2005A Assessments were fairly and reasonably allocated. The improvements comprising the 2005 Project continue to provide special benefit to real property within the Series 2025 Assessment Area that meets or exceeds the cost to finance, construct and/or acquire the 2005 Project, and the fairness and reasonableness of the allocation of the Series 2005A Assessments based upon the methodology set forth in the Series 2005A Report and **Table 4** and **Table 5** attached hereto is hereby confirmed.

The 2025 Engineer's Report estimates that it will cost approximately \$2,223,840 to construct the 2025 Project for renewal and replacement of a portion of the 2005 Project.

Construction of the improvements comprising the 2025 Project will provide special benefit to real property within the Series 2025 Assessment Area that meets or exceeds the cost to finance and construct the 2025 Project, and the fairness and reasonableness of the allocation of the Series 2025 Assessments based upon the methodology set forth in the Series 2005A Assessment Report and **Table 4** and **Table 5** attached hereto is hereby confirmed.

The allocation of the Series 2025 Assessments as set forth herein will result in the District annually certifying for collection special assessments in the amounts set forth on **Table 6** the Preliminary Assessment Roll.

It is anticipated that all of the proposed special assessments will be collected through the Uniform Method of Collection described in Section 197.3632, Florida Statutes or any other legal means of collection available to the District. It is not the intent of this Assessment Report to address any other assessments, if applicable, that may be levied by the District, a homeowner's association, or any other unit of government.

APPENDIX

TABLE 1
ASSESSABLE UNITS

		Debt Units Series		
		Debt Units Series 2025 Refunding Debt Unit		Debt Units Series
Product Type	O&M Units	2014 Bonds (1)	Bonds	2025 Project
Single Family	372	368.71	368.71	372
Multi-family	204	0	0	204
Totals	576	368.71	368.71	576

 $^{(1)\,3\,}full\,prepayments\,and\,1\,partial\,payment\,of\,existing\,debt\,assessments, resulting\,in\,368.71\,assessable\,units$

TABLE 2 SOURCES AND USES OF FUNDS

		Wrap-Around 9/19/2025
Sources of Funds		
	Bond Proceeds	6,815,000
	Other Sources of Funds:	
	Liquidation of 2014 Revenue Account	121,826
	Liquidation of 2014 DSRF Account	260,488
		382,314
	Total Sources of Funds	7,197,314
Uses of Funds		
	Project Fund	2,223,840
	Refunding Escrow (2014 Bonds)	4,556,327
	Other Fund Deposits:	
	Capitalized Interest to 11/1/2026	123,364
	Reserve Fund at 10% of MADS	-
	Cost of Issuance, including UW (estimated)	293,784
		417,147
	Total Uses of Funds	7,197,314

Breakdown for Assessment Purposes Only				
Refunding Bonds	· /			
(Series 2014)	Series 2025 (SF)	Series 2025 (MF)		
4,360,000.00	1,795,000.00	660,000.00		
121,825.91	-	-		
260,488.14				
382,314.05	1,795,000.00	660,000.00		
4,742,314.05	1,795,000.00	660,000.00		
4,556,326.67	1,626,304.32	597,535.68		
-	90,198.75	33,165.00		
185,987.38	78,496.93	29,299.32		
185,987.38	168,695.68	62,464.32		
4,742,314.05	1,795,000.00	660,000.00		

Bond Statistics	
Maturity	5/1/2041
Average Coupon	4.50%
Maximum Annual Debt Service (Series 2025 MADS)	646,313
Annual Interest Only thru 5/1/2036	
Total Debt Service	9,391,141

Refunding (SF)	New Money (SF)	New Money (MF)
5/1/2036	5/1/2041	5/1/2041
4.50%	4.50%	4.50%
504,600	80,775	62,725
5,549,290.00	2,901,861.25	939,990.00

Product Type:	Units	ERUs
Single Family (1.0 ERU)	372.00	372.00
Multi-family (0.67 ERU)	204.00	136.68
Totals	576.00	508.68

ERUs	ERUs	ERUs	CIP ALLOCATION
368.71	372.00	372.00	1,626,304
<u>0</u>	<u>136.68</u>	<u>136.68</u>	597,536
368.71	508.68	508.68	2,223,840

Current Annual Debt Service Assessments (Series 2014)	
Annual Assessment per SF Home (Net)*	1,404.59
Annual Assessment per MF Unit (Net)*	_

Series 2025 Bonds Debt Service Assessments (Net)			Series 2025/Unit
1369	217		1586
		307	307

Projected Maximum Annual Debt Service Assessments (Series 2025)		Refunding (SF)	New Money (SF)	New Money (MF)	MADS
Annual Assessment per SF Home (Net)*	1,585.69	1369	217		585,375.00
Annual Assessment per MF Unit (Net)*	307.48			307	62,725.00
*Net Assessment is prior to gross-up for discounts	and collections costs.	Total Annual Reven	ues		648,100.00

TABLE 3
ALLOCATION OF SERIES 2025 REFUNDING BONDS PAR DEBT PER UNIT

		Current Series 2014 Bonds	Projected Series 2025 Refunding Bonds Par Debt
Land Use	Units	Debt	per Unit
Single Family	368.71	12,109.79	11,825.01

ALLOCATION OF SERIES 2025 REVENUE BONDS PAR DEBT PER UNIT

				Projected Series 2025 Revenue Bonds Par Debt
Land Use	Units	ERU Factor	Total ERUs	per Unit
Single Family	372	1	372.00	4,825.27
Multi-family	204	0.67	136.68	3,235.29
Totals	576		508.68	

TABLE 4
ALLOCATION OF SERIES 2025 ANNUAL ASSESSMENTS PER UNIT
(November 2026 through November 2036)

		Current Series 2014 Annual Debt	Projected Series 2025 Refunding
Land Use	Units	Service per Unit (Net)	Bonds Annual Debt Service per Unit (Net)
Single Family	368.71	1,404.59	1,368.56

				Projected Series 2025 Revenue Bonds Annual Debt
Land Use	Units	ERU Factor	Total ERUs	Service per Unit
Single Family	372	1	372.00	217.14
Multi-family	204	0.67	136.68	307.48
Totals	576		508.68	

		Total Series 2025 Par Amount per	Projected Total Series 2025 Annual Debt Service per Unit
Land Use	Units	Unit	(Net)
Single Family	372	16,650.28	1,585.69
Multi-family	204	3,235.29	307.48
Totals	576		

TABLE 5
ALLOCATION OF SERIES 2025 ANNUAL ASSESSMENTS PER UNIT
(November 2037 through November 2041)

		Current Series 2014 Annual Debt Service per Unit	Projected Series 2025 Refunding Bonds Annual Debt
Land Use	Units	(Net)	Service per Unit (Net)
Single Family	368.71	0.00	0.00

				Projected Series 2025 Revenue Bonds Annual Debt Service
Land Use	Units	ERU Factor	Total ERUs	per Unit
Single Family	372	1	372.00	1,084.27
Multi-family	204	0.67	136.68	306.68
Totals	576		508.68	

		Total Series 2025 Par Amount per	Projected Total Series 2025 Annual Debt Service per Unit
Land Use	Units	Unit	(Net)
Single Family	372	4,825.27	1,084.27
Multi-family	204	1,323.53	306.68
Totals	576		

TABLE 6 PRELIMINARY ASSESSMENT ROLL

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-2090	1	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2095	2	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2100	3	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2105	4	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2110	5	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2115	6	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2120	7	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2125	8	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2130	9	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2135	10	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2140	11	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2145	12	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2150	13	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2155	14	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2160	15	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2165	16	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2170	17	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2175	18	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2180 R-165264-2185	19	SF SF	1 1	1 1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2190	20 21	SF SF	1	1	11,825.01 11,825.01	4,825.27 4,825.27	16,650.28	1,479.52	234.74	1,714.26 1,714.26
R-165264-2195	22	SF	1	1	11,825.01	4,825.27	16,650.28 16,650.28	1,479.52 1,479.52	234.74 234.74	1,714.26
R-165264-2200	23	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2205	24	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2210	25	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2215	26	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2220	27	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2225	28	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2230	29	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2235	30	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2240	31	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2245	32	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2250	33	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2255	34	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2260	35	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2265	36	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2270	37	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2275	38	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2280	39	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2285	40	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2290	41	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2295	42	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-2300	43	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2305	44	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2310	45	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2315	46	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2320	47	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2325	48	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2330	49	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2335	50	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2340	51	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2345	52	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2350	53	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2355	54	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2360	55	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2365	56	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2370	57	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2375	58	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2380	59	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2385	60	SF SF	1 1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2390	61 62	SF SF	1	1 1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2395 R-165264-2400	62 63	SF SF	1	1	11,825.01 11,825.01	4,825.27 4,825.27	16,650.28	1,479.52 1,479.52	234.74	1,714.26 1,714.26
R-165264-2405	64	SF	1	1	11,825.01	4,825.27	16,650.28 16,650.28	1,479.52	234.74 234.74	1,714.26
R-165264-2410	65	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2415	66	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2420	67	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2425	68	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2430	69	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2435	70	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2440	71	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2445	72	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2450	73	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2455	74	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2460	75	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2465	76	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2470	77	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2475	78	SF	0	1	-	4,825.27	4,825.27	-	234.74	234.74
R-165264-2480	79	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2485	80	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2490	81	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2495	82	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2500	83	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2505	84	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-2510	85	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2515	86	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2520	87	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2525	88	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2530	89	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2535	90	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2540	91	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2545	92	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2550	93	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2555	94	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2560	95	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2565	96	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2570	97	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2575	98	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2580	99	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2585	100	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2590	101	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2595	102	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2600	103	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2605	104	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2610	105	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2615	106	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2620	107	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2625	108	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2630	109	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2635	110	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2640	111	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2645	112	SF PD	0.71	1	8,443.94	4,825.27	13,269.21	1,054.76	231.47	1,286.23
R-165264-2650	113	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2655	114	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2660	115	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2665	116	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2670	117	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2675	118	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2680	119	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2685	120	SF	0	1	-	4,825.27	4,825.27	-	234.74	234.74
R-165264-2690	121	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2695	122	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2700	123	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2705	124	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2710	125	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2715	126	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-2720	127	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2725	128	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2730	129	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2735	130	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2740	131	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2745	132	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2750	133	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2755	134	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2760	135	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2765	136	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2770	137	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2775	138	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2780	139	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2785	140	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2790	141	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2795	142	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2800	143	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2805	144	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2810	145	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2815	146	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2820	147	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2825	148	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2830	149	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2835	150	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2840	151	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2845	152	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2850	153	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2855	154	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2860	155 156	SF SF	1	1 1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2865 R-165264-2870	156 157	SF SF	1 1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2875	158	SF	1	1	11,825.01	4,825.27 4,825.27	16,650.28	1,479.52	234.74	1,714.26 1,714.26
R-165264-2880	159	SF	1	1	11,825.01 11,825.01	4,825.27	16,650.28 16,650.28	1,479.52 1,479.52	234.74 234.74	1,714.26
R-165264-2885	160	SF	1	1		•	*			
R-165264-2890	161	SF	1		11,825.01 11,825.01	4,825.27 4,825.27	16,650.28 16,650.28	1,479.52 1,479.52	234.74	1,714.26 1,714.26
R-165264-2895	162	SF	1	1 1	11,825.01		16,650.28		234.74 234.74	
R-165264-2900	163	SF	1	1	11,825.01	4,825.27 4,825.27	16,650.28	1,479.52 1,479.52	234.74	1,714.26 1,714.26
R-165264-2905	164	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2910	165	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2915	166	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2920	167	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2925	168	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
11 103204-2323	100	J1	1	1	11,023.01	7,023.27	10,030.20	1,+13.32	234.74	1,/14.20

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-2930	169	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2935	170	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2940	171	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2945	172	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2950	173	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2955	174	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2960	175	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2965	176	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2970	177	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2975	178	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2980	179	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2985	180	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2990	181	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-2995	182	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3000	183	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3005	184	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3010	185	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3015	186	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3020	187	SF SF	1 1	1 1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3025 R-165264-3030	188 189	SF SF	1	1	11,825.01 11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26 1,714.26
R-165264-3035	190	SF	1	1	11,825.01	4,825.27 4,825.27	16,650.28 16,650.28	1,479.52 1,479.52	234.74 234.74	1,714.26
R-165264-3040	191	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3045	192	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3050	193	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3055	194	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3060	195	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3065	196	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3070	197	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3075	198	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3080	199	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3085	200	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3090	201	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3095	202	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3100	203	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3105	204	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3110	205	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3115	206	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3120	207	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3125	208	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3130	209	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3135	210	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-3140	211	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3145	212	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3150	213	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3155	214	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3160	215	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3165	216	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3170	217	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3175	218	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3180	219	SF	0	1	-	4,825.27	4,825.27	-	234.74	234.74
R-165264-3185	220	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3190	221	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3195	222	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3200	223	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3205	224	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3210	225	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3215	226	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3220	227	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3225	228	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3230	229	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3235	230	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3240	231	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3245	232	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3250	233	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3255	234	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3260	235	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3265	236	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3270	237	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3275	238	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3280	239	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3285	240	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3290	241	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3295	242	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3300	243	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3305	244	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3310	245	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3315	246	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3320	247	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3325	248	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3330	249	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3335	250	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3340	251	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3345	252	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-3350	253	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3355	254	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3360	255	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3365	256	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3370	257	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3375	258	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3380	259	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3385	260	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3390	261	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3395	262	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3400	263	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3405	264	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3410	265	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3415	266	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3420	267	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3425	268	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3430	269	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3435	270	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3440	271	SF SF	1 1	1 1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3445 R-165264-3450	272 273	SF SF	1	1	11,825.01 11,825.01	4,825.27 4,825.27	16,650.28	1,479.52	234.74	1,714.26 1,714.26
R-165264-3455	273	SF	1	1	11,825.01	4,825.27	16,650.28 16,650.28	1,479.52 1,479.52	234.74 234.74	1,714.26
R-165264-3460	275	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3465	276	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3470	277	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3475	278	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3480	279	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3485	280	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3490	281	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3495	282	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3500	283	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3505	284	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3510	285	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3515	286	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3520	287	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3525	288	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3530	289	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3535	290	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3540	291	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3545	292	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3550	293	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3555	294	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-3560	295	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3565	296	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3570	297	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3575	298	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3580	299	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3585	300	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3590	301	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3595	302	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3600	303	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3605	304	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3610	305	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3615	306	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3620	307	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3625	308	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3630	309	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3635	310	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3640	311	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3645	312	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3650	313	SF SF	1 1	1 1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3655 R-165264-3660	314 315	SF SF	1	1	11,825.01 11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26 1,714.26
R-165264-3665	316	SF	1	1	11,825.01	4,825.27 4,825.27	16,650.28 16,650.28	1,479.52 1,479.52	234.74 234.74	1,714.26
R-165264-3670	317	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3675	318	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3680	319	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3685	320	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3690	321	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3695	322	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3700	323	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3705	324	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3710	325	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3715	326	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3720	327	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3725	328	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3730	329	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3735	330	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3740	331	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3745	332	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3750	333	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3755	334	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3760	335	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3765	336	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-3770	337	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3775	338	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3780	339	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3785	340	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3790	341	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3795	342	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3800	343	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3805	344	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3810	345	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3815	346	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3820	347	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3825	348	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3830	349	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3835	350	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3840	351	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3845	352	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3850	353	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3855	354	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3860	355	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3865	356	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3870	357	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3875	358	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3880	359	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3885	360	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3890	361	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3895	362	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3900	363	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3905	364	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3910	365	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3915	366	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3920	367	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3925	368	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3930	369	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3935	370	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3940	371	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-3945	372	SF	1	1	11,825.01	4,825.27	16,650.28	1,479.52	234.74	1,714.26
R-165264-8204	UNIT 111	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8206	UNIT 112	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8208	UNIT 113	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8210	UNIT 114	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8212	UNIT 121	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8214	UNIT 122	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-8216	UNIT 123	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8218	UNIT 124	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8220	UNIT 131	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8222	UNIT 132	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8224	UNIT 133	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8226	UNIT 134	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8232	UNIT 211	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8234	UNIT 212	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8236	UNIT 213	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8238	UNIT 214	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8240	UNIT 221	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8242	UNIT 222	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8244	UNIT 223	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8246	UNIT 224	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8248	UNIT 231	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8250	UNIT 232	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8252	UNIT 233	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8254	UNIT 234	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8260	UNIT 311	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8262	UNIT 312	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8264	UNIT 313	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8266	UNIT 314	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8268	UNIT 321	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8270	UNIT 322	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8272	UNIT 323	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8274	UNIT 324	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8276	UNIT 331	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8278	UNIT 332	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8280	UNIT 333	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8282	UNIT 334	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8290	UNIT 411	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8292	UNIT 412	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8294	UNIT 413	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8296	UNIT 414	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8298	UNIT 421	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8300	UNIT 422	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8302	UNIT 423	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8304	UNIT 424	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8306	UNIT 431	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8308	UNIT 432	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8310	UNIT 433	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8312	UNIT 434	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-8320	UNIT 511	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8322	UNIT 512	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8324	UNIT 513	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8326	UNIT 514	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8328	UNIT 521	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8330	UNIT 522	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8332	UNIT 523	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8334	UNIT 524	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8336	UNIT 531	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8338	UNIT 532	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8340	UNIT 533	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8342	UNIT 534	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8350	UNIT 611	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8352	UNIT 612	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8354	UNIT 613	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8356 R-165264-8358	UNIT 614 UNIT 621	MF MF	0 0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8360	UNIT 621	MF	0	1 1	-	3,235.29	3,235.29 3,235.29	-	332.41 332.41	332.41 332.41
R-165264-8362	UNIT 623	MF	0	1	_	3,235.29 3,235.29	3,235.29	-	332.41	332.41
R-165264-8364	UNIT 624	MF	0	1	_	3,235.29	3,235.29	-	332.41	332.41
R-165264-8366	UNIT 631	MF	0	1	_	3,235.29	3,235.29	- -	332.41	332.41
R-165264-8368	UNIT 632	MF	0	1	_	3,235.29	3,235.29	_	332.41	332.41
R-165264-8370	UNIT 633	MF	0	1	_	3,235.29	3,235.29	-	332.41	332.41
R-165264-8372	UNIT 634	MF	0	1	_	3,235.29	3,235.29	_	332.41	332.41
R-165264-8380	UNIT 711	MF	0	1	_	3,235.29	3,235.29	-	332.41	332.41
R-165264-8382	UNIT 712	MF	0	1	_	3,235.29	3,235.29	-	332.41	332.41
R-165264-8384	UNIT 713	MF	0	1	_	3,235.29	3,235.29	-	332.41	332.41
R-165264-8386	UNIT 714	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8388	UNIT 721	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8390	UNIT 722	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8392	UNIT 723	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8394	UNIT 724	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8396	UNIT 731	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8398	UNIT 732	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8400	UNIT 733	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8402	UNIT 734	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8410	UNIT 811	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8412	UNIT 812	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8414	UNIT 813	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8416	UNIT 814	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8418	UNIT 821	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8420	UNIT 822	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-8422	UNIT 823	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8424	UNIT 824	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8426	UNIT 831	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8428	UNIT 832	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8430	UNIT 833	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8432	UNIT 834	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8440	UNIT 911	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8442	UNIT 912	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8444	UNIT 913	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8446	UNIT 914	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8448	UNIT 921	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8450	UNIT 922	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8452	UNIT 923	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8454	UNIT 924	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8456	UNIT 931	MF MF	0	1 1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8458 R-165264-8460	UNIT 932 UNIT 933	MF	0 0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8462	UNIT 933	MF	0	1	-	3,235.29 3,235.29	3,235.29 3,235.29	-	332.41 332.41	332.41 332.41
R-165264-8470	UNIT 1011		0	1	_	3,235.29	3,235.29	<u>-</u>	332.41	332.41
R-165264-8472	UNIT 1011		0	1	_	3,235.29	3,235.29	_	332.41	332.41
R-165264-8474	UNIT 1012		0	1	_	3,235.29	3,235.29	_	332.41	332.41
R-165264-8476	UNIT 1014		0	1	_	3,235.29	3,235.29	_	332.41	332.41
R-165264-8478	UNIT 1021		0	1	_	3,235.29	3,235.29	-	332.41	332.41
R-165264-8480	UNIT 1022		0	1	_	3,235.29	3,235.29	-	332.41	332.41
R-165264-8482	UNIT 1023		0	1	_	3,235.29	3,235.29	-	332.41	332.41
R-165264-8484	UNIT 1024		0	1	_	3,235.29	3,235.29	-	332.41	332.41
R-165264-8486	UNIT 1031	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8488	UNIT 1032	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8490	UNIT 1033	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8492	UNIT 1034	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8500	UNIT 1111	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8502	UNIT 1112	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8504	UNIT 1113	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8506	UNIT 1114	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8508	UNIT 1121		0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8510	UNIT 1122		0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8512			0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8514	UNIT 1124		0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8516	UNIT 1131		0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8518	UNIT 1132		0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8520	UNIT 1133		0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8522	UNIT 1134	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41

PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-8530	UNIT 1211	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8532	UNIT 1212	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8534	UNIT 1213	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8536	UNIT 1214	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8538	UNIT 1221	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8540	UNIT 1222	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8542	UNIT 1223	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8544	UNIT 1224	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8546	UNIT 1231	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8548	UNIT 1232	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8550	UNIT 1233	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8552	UNIT 1234	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8560	UNIT 1311	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8562	UNIT 1312	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8564	UNIT 1313	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8566	UNIT 1314	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8568	UNIT 1321	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8570	UNIT 1322	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8572	UNIT 1323	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8574	UNIT 1324	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8576	UNIT 1331	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8578	UNIT 1332	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8580	UNIT 1333	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8582	UNIT 1334	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8590	UNIT 1411	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8592	UNIT 1412		0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8594	UNIT 1413	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8596	UNIT 1414	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8598	UNIT 1421		0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8600	UNIT 1422		0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8602	UNIT 1423		0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8604	UNIT 1424		0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8606	UNIT 1431		0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8608			0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8610			0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8612			0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8620			0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8622			0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8624			0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8626			0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8628			0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8630	UNIT 1522	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41

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PARCEL ID	LOT / UNIT	UNIT TYPE	2014 REFUNDING DEBT UNITS	2025 REVENUE DEBT UNITS	SERIES 2025 REFUNDING PAR DEBT	SERIES 2025 REVENUE PAR DEBT	SERIES 2025 TOTAL PAR DEBT	SERIES 2025 REFUNDING ANNUAL GROSS TAX BILL	SERIES 2025 REVENUE ANNUAL GROSS TAX BILL	TOTAL SERIES 2025 GROSS TAX BILL
R-165264-8632	UNIT 1523	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8634	UNIT 1524	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8636	UNIT 1531	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8638	UNIT 1532	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8640	UNIT 1533	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8642	UNIT 1534	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8650	UNIT 1611	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8652	UNIT 1612	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8654	UNIT 1613	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8656	UNIT 1614	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8658	UNIT 1621	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8660	UNIT 1622	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8662	UNIT 1623	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8664	UNIT 1624	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8666	UNIT 1631	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8668	UNIT 1632	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8670	UNIT 1633	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8672	UNIT 1634	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8680	UNIT 1711	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8682	UNIT 1712	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8684	UNIT 1713	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8686	UNIT 1714	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8688	UNIT 1721	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8690	UNIT 1722	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8692	UNIT 1723	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8694	UNIT 1724	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8696	UNIT 1731	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8698	UNIT 1732	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8700	UNIT 1733	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
R-165264-8702	UNIT 1734	MF	0	1	-	3,235.29	3,235.29	-	332.41	332.41
TOTAL			368.71	576	4,360,048.18	2,455,000.00	6,815,048.18	545,517.81	155,131.87	700,649.68



RESOLUTION 2025-06

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT DECLARING SPECIAL ASSESSMENTS; DESIGNATING THE NATURE AND LOCATION OF THE PROPOSED IMPROVEMENTS; DECLARING THE TOTAL ESTIMATED COST OF THE IMPROVEMENTS, THE PORTION TO BE PAID BY ASSESSMENTS, AND THE MANNER AND TIMING IN WHICH THE ASSESSMENTS ARE TO BE PAID; DESIGNATING THE LANDS UPON WHICH THE ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT AND A PRELIMINARY ASSESSMENT ROLL; ADDRESSING THE SETTING OF PUBLIC HEARING; PROVIDING FOR PUBLICATION OF THIS RESOLUTION AND NOTICES PURSUANT TO FLORIDA LAW; AND ADDRESSING CONFLICTS, SEVERABILITY, AND AN EFFECTIVE DATE.

WHEREAS, the Wynnfield Lakes Community Development District ("**District**") is a local unit of special-purpose government organized and existing under and pursuant to Chapter 190, *Florida Statutes*, as amended, located entirely within Duval County, Florida ("**County**"); and

WHEREAS, the District was established by Ordinance 2005-580 ("Ordinance") enacted by the City Council of the City of Jacksonville, Florida ("City") on July 26, 2005; and

WHEREAS, the District is authorized by Chapter 190, *Florida Statutes*, and previously determined to finance, fund, plan, establish, acquire, install, equip, operate, extend, or construct certain improvements, including but not limited to: roadways, stormwater facilities, utility facilities, recreational facilities, and other infrastructure projects, and services necessitated by the development of, and serving lands within and without the boundary of the District; and

WHEREAS, the District has evidenced its intent to defray the cost of such Improvements through the levy and collection of special assessments against property within the District benefitted by such improvements; and

WHEREAS, the District Board of Supervisors ("Board") hereby determines to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the infrastructure improvements described in the *Wynnfield Lakes Community Development District 2025 Engineer's Report*, dated July 16, 2025 ("2025 Engineer's Report"), and the improvements described therein, the "2025 Improvements"); and

WHEREAS, the 2025 Engineer's Report details the scope and cost of public improvements necessary to serve the District; and

WHEREAS, the District previously issued its Wynnfield Lakes Community Development District Special Assessment Refunding Bonds, Series 2014 ("Series 2014 Refunding Bonds"), which were secured by assessments ("2014 Assessments"), and now wishes to refund and reissue

its Series 2014 Refunding Bonds and amend the 2014 Assessments accordingly in order to take advantage of interest rate savings; and

WHEREAS, the project funded by the Series 2014 Refunding Bonds ("Original Project") is described in the *Engineer's Report*, dated July 29, 2005 ("2005 Engineer's Report"), which is on file at the District Records Office and available for inspection; and

WHEREAS, it is in the best interest of the District to finance the refunding of its Series 2014 Refunding Bonds and to pay all or a portion of the cost of the 2025 Improvements by the levy of assessments pursuant to Chapters 170, 190 and 197, *Florida Statutes* (together, "2025 Assessments"); and

WHEREAS, the District is empowered by Chapters 170, 190, and 197, *Florida Statutes*, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy, and collect the 2025 Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the District lands, the amount of those benefits, and that special assessments will be made in proportion to the benefits received as set forth in the *Special Assessment Methodology Report for the Special Assessment Refunding and Revenue Bond, Series 2025*, dated July 23, 2025, attached hereto as **Exhibit B** ("2025 Assessment Report"), and which is on file at the office of the District Manager, c/o Governmental Management Services – Central Florida, LLC, 219 East Livingston Street, Orlando, Florida 32801 ("District Records Office"); and

WHEREAS, the lands within the District benefit from the 2025 Improvements described in the 2025 Engineer's Report, and continue to benefit from the Original Project as described in the 2005 Engineer's Report, and this Resolution will not amend any prior assessments levied on the lands within the District except as to the 2014 Assessments as specifically set forth herein; and

WHEREAS, as set forth in the 2025 Assessment Report, the District hereby finds and determines as follows:

- (i) benefits from the 2025 Improvements will accrue to all lands within the District, and benefits from the Original Project continue to accrue to all lands within the District; and
- (ii) the amount of those benefits will exceed the amount of the 2025 Assessments; and
- (iii) the 2025 Assessments are fairly and reasonably allocated.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT:

1. **AUTHORITY FOR THIS RESOLUTION; INCORPORATION OF RECITALS.** This Resolution is adopted pursuant to the provisions of Florida law, including without limitation Chapters 170, 190, and 197, *Florida Statutes*. The recitals stated above are incorporated herein and are adopted by the Board as true and correct statements.

- 2. **DECLARING ASSESSMENTS.** The Board hereby declares that it has determined to undertake all or a portion of the 2025 Improvements and to refund the Series 2014 Refunding Bonds and to defray all or a portion of the cost thereof by levying the 2025 Assessments as set forth in the 2025 Assessment Report attached as **Exhibit B**.
- 3. **DESIGNATING THE NATURE AND LOCATION OF IMPROVEMENTS.** The nature and general location of, and plans and specifications for the 2025 Improvements are described in **Exhibit A** and as set forth in the 2025 Engineer's Report, which is on file at the District Records Office. **Exhibit B** is also on file and available for public inspection at the same location. The nature and general location of, and plans and specifications for the Original Project are described in the 2005 Engineer's Report, which is on file and available for public inspection at the same location.
- 4. DECLARING THE TOTAL ESTIMATED COST OF THE IMPROVEMENTS, THE PORTION TO BE PAID BY ASSESSMENTS, AND THE MANNER AND TIMING IN WHICH THE ASSESSMENTS ARE TO BE PAID.
 - A. The total estimated construction cost of the 2025 Improvements is \$2,223,840 ("Estimated Cost").
 - **B.** The total outstanding amount of the Series 2014 Refunding Bonds to be further refunded is \$4,360,000 ("Refunding Amount").
 - C. The 2025 Assessments on the District lands will defray approximately \$7,197,314, which is the anticipated maximum par value of any bonds and which includes all or a portion of the Estimated Cost, the Refunding Amount, as well as other financing-related costs, capitalized interest, and a debt service reserve as set forth in Exhibit B.
 - D. The manner in which the 2025 Assessments shall be apportioned and paid is set forth in the 2025 Assessment Report attached as Exhibit B. Commencing with the year in which the 2025 Assessments are certified for collection, the 2025 Assessments shall be paid in not more than thirty (30) annual installments. The 2025 Assessments may be payable at the same time and in the same manner as are ad valorem taxes and collected pursuant to Chapter 197, Florida Statutes; provided, however, that in the event the uniform non-ad valorem assessment method of collecting the 2025 Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the 2025 Assessments may be collected as is otherwise permitted by law, including but not limited to by direct bill. The decision to collect 2025 Assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect 2025 Assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

- 5. **DESIGNATING THE LANDS UPON WHICH THE ASSESSMENTS SHALL BE LEVIED**. The 2025 Assessments shall be levied on all residential lots and lands within the District as set forth in **Exhibit B**.
- 6. **ASSESSMENT PLAT.** Pursuant to Section 170.04, *Florida Statutes*, there is on file, at the District Records Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the 2025 Improvements and the estimated cost of the 2025 Improvements, all of which are open to inspection by the public.
- 7. **PRELIMINARY ASSESSMENT ROLL.** The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in **Exhibit B** hereto, which shows the lots and lands assessed, the amount of benefit to and the maximum assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.
- 8. **PUBLIC HEARINGS DECLARED; DIRECTION TO PROVIDE NOTICE OF THE HEARINGS.** Pursuant to Chapters 170, 190, and 197, *Florida Statutes*, among other provisions of Florida law, there is hereby declared a public hearing to be held as follows:

NOTICE OF PUBLIC HEARING

DATE: September 17, 2025

TIME: 6:00 p.m.

LOCATION: University of North Florida

University Center

12000 Alumni Drive, Room 1090

Jacksonville, Florida

The purpose of the public hearing is to hear comments and objections to the proposed special assessment program for the 2025 Assessments and the preliminary assessment roll, a copy of which is on file at the District Records Office. Interested parties may appear at that hearing or submit their comments in writing prior to the hearing at the District Records Office.

Notice of said hearings shall be advertised in accordance with Chapters 170 and 197, Florida Statutes, and the District Manager is hereby authorized and directed to place said notice in a newspaper of general circulation within Duval County, Florida (by two (2) publications one (1) week apart with the first publication at least twenty (20) days prior to the date of the hearing established herein). The District Manager shall file a publisher's affidavit with the District Secretary verifying such publication of notice. The District Manager is further authorized and directed to give thirty (30) days written notice by mail of the time and place of the hearing to the owners of all property to be assessed and include in such notice the amount of the assessment for each such property owner, a description of the areas to be improved and notice that information concerning all assessments may be ascertained at the District Records Office. The District Manager shall file proof of such mailing by affidavit with the District Secretary.

- 9. **ASSESSMENT RESOLUTIONS REMAIN IN EFFECT.** This Resolution does not supersede any prior assessment resolutions relating to the District's levy of assessments on certain lands within the boundaries of the District. As such, all such prior resolutions remain in full force and effect, except to the extent provided for herein.
- 10. **PUBLICATION OF RESOLUTION.** Pursuant to Section 170.05, *Florida Statutes*, the District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Duval County, Florida and to provide such other notice as may be required by law or desired in the best interests of the District.
- 11. **CONFLICTS.** All resolutions or parts thereof in conflict herewith are, to the extent of such conflict, superseded and repealed.
- 12. **SEVERABILITY.** If any section or part of a section of this Resolution is declared invalid or unconstitutional, the validity, force, and effect of any other section or part of a section of this Resolution shall not thereby be affected or impaired unless it clearly appears that such other section or part of a section of this Resolution is wholly or necessarily dependent upon the section or part of a section so held to be invalid or unconstitutional.
 - 13. **EFFECTIVE DATE.** This Resolution shall become effective upon its adoption.

PASSED AND ADOPTED this 23rd day of July 2025.

ATTEST:	WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT
Secretary / Assistant Secretary	Chairperson, Board of Supervisors

Exhibit A: Wynnfield Lakes Community Development District 2025 Engineer's Report, dated

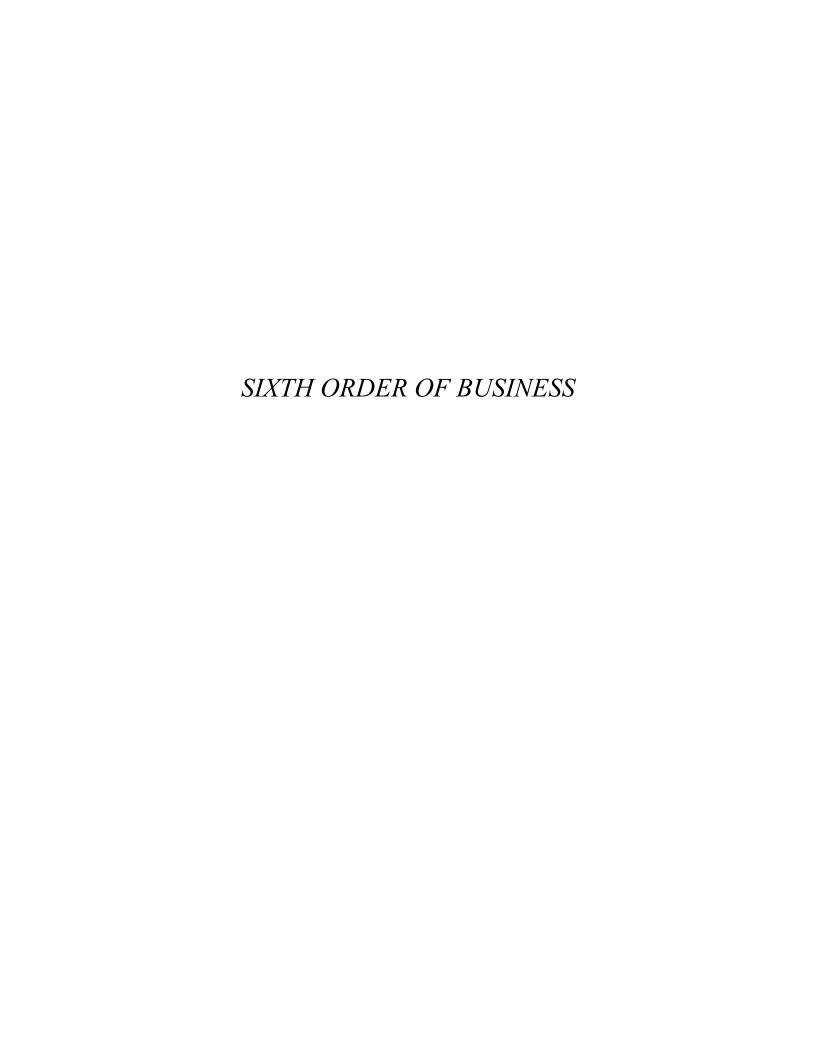
July 16, 2025

Exhibit B: Special Assessment Methodology Report for the Special Assessment Refunding and

Revenue Bond, Series 2025, dated July 23, 2025

Exhibit A

Exhibit B



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, May 21, 2025 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:

Kristi Sweeney Chairperson
Luis Diaz-Rodriguez Vice Chairman
Mark Oliver Supervisor
Nate Dickinson Supervisor
Jeff Lawton Supervisor

Also present were:

Daniel Laughlin District Manager
Lauren Gentry District Counsel

Daniel Laughlin GMS

Kyle Sowards District Engineer

Ken Thomas Field Operations Manager

Lina Hernandez General Manager

Dan Fagen Vesta Property Services

William Dean Bland Landscape
Luz Aponte Bland Landscape
Jay Golomb Coastal Kicks

The following is a summary of the discussions and actions taken at the May 21, 2025 meeting.

FIRST ORDER OF BUSINESS Roll Call

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

SECOND ORDER OF BUSINESS Audience Comments

Mr. Laughlin noted there were no members of the audience present at this time.

THIRD ORDER OF BUSINESS

Approval of Minutes of the March 26, 2025

Meeting

There were no comments on the minutes. Mr. Laughlin asked for a motion to approve.

On MOTION by Mr. Oliver seconded by Mr. Diaz-Rodriguez with all in favor the minutes of the March 26, 2025 meeting were approved as presented.

FOURTH ORDER OF BUSINESS

Consideration of Request from Coastal Kicks to Use the Athletic Field for 2025-2026

Mr. Golomb from Coastal Kicks presented the request to the board. He stated they have a lower number of campers than they have had in the past. He offered to answer any questions.

Mr. Diaz-Rodriguez asked what percentage of kids are residents. Mr. Golomb stated about 80% of the camp are residents.

Dr. Sweeney asked how do they qualify for scholarships. Mr. Golomb stated if the families have trouble paying for the camp, they will send a brief statement of the situation they are in and Coastal Kicks will help in any way they can. He noted there is a typo on the report, and it should be "2 campers receive a full ride scholarship".

Mr. Dickinson asked if the landscaping team has seen anything wrong with the soccer field. Ms. Hernandez stated they did not find anything in their latest irrigation audit and the last lawn treatment that was done was on April 22, 2025.

Dr. Sweeny asked why there was a 55% increase on scholarships. Mr. Golomb stated there was more of an increase on discounts because they added early bird discounts.

Dr. Sweeney asked how many participants they have this year. Mr. Golomb stated it is about 120.

On MOTION by Mr. Dickinson seconded by Mr. Lawton with all in favor, the Request from Coastal Kicks to Use the Athletic Field for 2025-2026, was approved.

FIFTH ORDER OF BUSINESS

Update on the Request for Proposals for the Erosion Repair Project and Funding Options

Ms. Gentry noted there was a delay on the plans to send out the bid package due to the structural engineer not finishing the drawings that need to be sent. She added due to this, they do not have the proposals, however, Mr. Sowards has cost estimates for the board and a draft of the report that would be required for bond financing.

Mr. Dickinson asked if they reached out to the trade contractors. Mr. Sowards stated they received a lot of interest on the RFP that was sent out. Ms. Gentry noted the ad ran on April 10, 2025 in the Daily Record.

Ms. Gentry stated by having this extra time, it allows staff to have more time to get the bond reports in a form that is acceptable to show the board.

Dr. Sweeney asked an audience member if they had cleaned up the site of the erosion repair. He stated he has not seen them clean it up. He noted there are trees that he is worried will fall.

Mr. Diaz- Rodriguez asked if the project is budgeted for. Ms. Gentry stated if they choose to go through with the project, it will have to be financed with bonds.

Dr. Sweeney stated because residents are adding pools, concrete slabs, etc. it is causing the issue of erosion.

Mr. Diaz-Rodriguez asked if they had a hard stopping date. Mr. Sowards stated they had the dates of when everything was supposed to get done, however, there was no date on the contract for preparation of the structural plans.

Mr. Sowards presented the cost estimates for pond bank erosion, drainage, general improvements to the Amenity Center and the main project off Wood Blossom. Ms. Gentry stated they have around \$5.4 Million in bond capacity remaining. She noted the cost of issuance is higher for a bond than it is for a loan. She added once the board determines what projects they want, at the next meeting, they will receive a chart of the bonds for each project. These reports presented by Mr. Sowards are in draft form and are still subject to review by the bond team.

Ms. Gentry noted any project over \$200,000 is required to have payment and performance bonds.

Mr. Dickinson asked if they knew what the increase in assessments would be if they take \$2 million. Ms. Gentry stated they would have that information at the next meeting. She stated if they did \$1.6 million in improvements, the homeowners would pay approximately \$221 per year based on prior estimates. She also noted they are able to include engineering and legal costs in the bonds.

Mr. Laughlin asked for direction from the board. Ms. Gentry noted they will be able to change the numbers once they have direction.

The board's consensus was to move forward with including all projects in the reports for cost estimate purposes.

SIXTH ORDER OF BUSINESS Discussion of Fishing Policies

Ms. Gentry stated they were informed the HOA has rules about the ponds that do not allow fishing. They then sent the CDD documents that appear to simply restate that the CDD does not allow fishing. It is unclear whether the HOA documents are independently establishing rules or merely restating rules that are already in place. She has reached out to the HOA to find out what these documents are and what legal effect it has on the CDD.

Mr. Diaz-Rodriguez stated the HOA's lawyers advised them to change the rules against fishing, however it will require 51% of homeowners to agree. He would like to see what the homeowners that live near the lakes say about the situation.

Mr. Dickinson stated he is in favor of allowing fishing and would like to hear others' opinions. He asked for Ms. Gentry to get in contact with their attorneys.

Ms. Hernandez asked what she should do about kids fishing while they wait for the policies to be confirmed. She noted these kids have received multiple notices and continue to fish in the pond. Dr. Sweeney stated they should send a final notice before they take further action.

SEVENTH ORDER OF BUSINESS Consideration of Agreement Assignment from Koehn Outdoor to Bland Landscaping

Mr. Laughlin informed the Board that Koehn Outdoor has been bought out by Bland Landscaping. He added this agreement is a bookkeeping item to transfer their agreement to Bland.

On MOTION by Mr. Dickinson seconded by Mr. Oliver with all in favor, the Agreement Assignment from Koehn Outdoor to Bland Landscaping, was approved.

EIGHTH ORDER OF BUSINESS

Consideration of Resolution 2025-04, Approving the Proposed Budget for Fiscal Year 2026 and Setting a Public Hearing Date for Adoption (July Meeting date to be moved to July 23rd)

Mr. Laughlin presented the resolution and proposed budget. He stated the public hearing date would be for the July meeting. There is no increase being proposed to the budget.

Dr. Sweeney asked if there would be an increase with the bonds. Mr. Laughlin stated those would need their own public hearing.

Mr. Laughlin stated what they are proposing is for the General Fund. The on roll Assessments will be staying the same with a carry forward surplus of \$16,000. The Administrative Expenditures column has a total increase of about \$2,000. He noted this was due to a 3% increase with line items associated with GMS. The Assessment Administration was decreased and there was a slight increase to the General Liability Insurance.

Dr. Sweeney asked why they budgeted \$10,500 for Engineering but the projected is \$26,165. Mr. Laughlin stated they have spent a lot on reports. Ms. Gentry then stated if the District decides to issue bonds for the erosion project, they can be reimbursed for the attorney and engineering costs related to that project through the bond funds.

Mr. Laughlin stated the Property Insurance has increased, however they over budgeted last year. The Irrigation JEA was increased due to having potential increases in costs. The Field Operations Management has been increased for Vesta's annual 3% increase.

Mr. Laughlin noted this approval is to approve the highest dollar amounts. They can change the budget after approving this resolution, but they cannot increase the budget after it is approved.

Mr. Laughlin stated the Landscaping, and the Animal Control increase is due to the vendor's annual increase of about 3% each.

Dr. Sweeney asked if the increase for Fidelity Security was to happen in the next 5 months. Mr. Laughlin stated the increase was due to adding more patrols in the neighborhood. She stated she would like to keep the Security fees at \$58,840.

Mr. Laughlin stated Vesta has a 3% annual increase in their contract for the Amenity Center Management. He noted he believes this is the last year for the 3% increase from Vesta. There is a \$500 increase from Comcast for Telephone/Internet & Cable. They are proposing an increase of \$5,000 for Repairs and Replacements based on the trends they have seen. He noted they have an extra \$9,800 from security for their budget and if it is not needed, they can add it to the Capital Reserve.

Dr. Sweeney asked why they have \$12,000 budgeted for Repairs and Replacements under Field Expenditures if they have only spent \$1,005. Mr. Laughlin advised the board to not change the amount because in his experience, repairs come at bad times. He added the money is left over

from the previous fiscal year and if they take it out, they might need it if something needs repaired in the future.

Mr. Laughlin stated as per the vendors' agreements, there is an increase for Pool Maintenance, Pool Chemicals, and Janitorial Services. He added the overall expenditures are being increased, however they are able to balance it out with the Carry Forward Surplus from the last Fiscal Year.

On MOTION by Mr. Lawton seconded by Mr. Dickinson with all in favor Resolution 2025-04, the Proposed Fiscal Year 2026 Budget as Option A with No Proposed Increase and Setting the Public Hearing Date for July 23, 2025, was approved.

NINTH ORDER OF BUSINESS

Consideration of Resolution 2025-05, Classifying Surplus Tangible Property

Mr. Laughlin stated they have received the new pool furniture and in order to get rid of the previous furniture, they must classify it as Surplus Tangible Property.

On MOTION by Dr. Sweeney seconded by Mr. Dickinson with all in favor, Resolution 2025-05 Classifying Surplus Tangible Property, was approved.

TENTH ORDER OF BUSINESS

Staff Reports

A. District Counsel

Ms. Gentry stated the legislative session has concluded and not many laws passed that impact CDDs. She added they will continue with their goals and objectives reporting in the future.

B. District Engineer

There being nothing further to report, the next item followed.

C. District Manager- Report on the Number of Registered Voters (1,079)

Mr. Laughlin stated there were currently 1,079 registered voters in the district.

D. Operation Manager

1. Service Reports

Mr. Thomas gave an overview of the operations report. He stated Bland has been fertilizing the community and believes it to be going well. The tennis and pickleball courts have been soft washed, and the playground mulch has been installed. He noted many work orders were sent to repair a pothole and were completed the next day. He added he put in a work order for roadway markings, and it has been approved and will be completed in three months. He stated there was a homeless camp that has been cleared, and leg lift machine and roman chair pads have been replaced.

Mr. Dickinson stated there was a mattress that was in the pond.

2. Landscaping Enhancement Estimates Quotes

Mr. Thomas presented the landscaping proposals on page 55 of the agenda package. He stated the first proposal is for trimming trees that are killing sod along the Wynnfield Lakes Drive.

Mr. Laughlin stated as of April, they have spent \$3,000 of their \$21,000 that was budgeted for Landscaping.

The next proposal is for sod replacement along the entrance side of Wynnfield Lakes Apartment entrance for \$3,000.23.

Mr. Dickinson asked where the apartment owns the land. Mr. Thomas stated the CDD owns the tennis court side on the west side of the entrance. He stated there is dense sod on this side that needs to be replaced.

Mr. Thomas stated the proposal on page 57 of the agenda package is to lift trees on both sides of Kernan Blvd for \$7,462.50. He added because of the trees, no sun is able to get to the sidewalks, causing algae to grow.

Mr. Laughlin asked the board if they would like to pay the \$7,462.50 for the tree lifts.

The board stated they would rather pay the \$5,750 to have the canopy lifted along Wynnfield Lakes Drive than the other proposals.

Dr. Sweeney stated they need to have the irrigation fixed. Mr. Dickinson asked why they were not notified then the irrigation system messed up. Mr. Aponte stated the manager at the time was not doing their job properly and they have since been removed from the company.

Mr. Dickinson asked why the proposal for sod at the tennis court is only a couple hundred dollars more expensive than the sod replacement at the apartment entrance if it is 5x more sod. Mr. Thomas stated they are only getting the same amount of sod in each pallet.

On MOTION by Mr. Dickinson seconded by Dr. Sweeney with all in favor, Work Order #138333 for \$5,750, was approved.

Ms. Gentry asked if the board wants to allow the landscaping vendors to help irrigation issues.

On MOTION by Mr. Dickinson seconded by Mr. Oliver with all in favor, the spending Authority for landscape Company to Repair Irrigation Issues NTE \$750, was approved.

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. She stated Pool Monitors have been hired and trained for the season. They will start on May 24th and continue through Labor Day Weekend. They will work Saturdays, Sundays, and any holidays. She noted she has had some complaints about the "No Food or Drink on the Pool Deck" rule and she sent and eblast out to the community stating that it was a rule for the Health Department. She added the Pool Monitors will be enforcing this rule.

Mr. Dickinson stated there is a 4-foot rule for food to be away from outside of the pool from the Florida Department of Health. Ms. Hernandez stated the worker from the Health Department recommended no food on the pool deck due to the layout of the pool.

Ms. Hernandez stated the Easter Event was held on April 12th and was a successful event. There are many upcoming events including a School's Out for the Summer Pool Party on May 31 at 11 a.m. There will be pizza, refreshments, games, and a DJ. The next scheduled event is a Foam Party on August 9th from 11-2p.m. The Fall Festival is the CDD's biggest event of the year and is happening on October 18th. There will be bounce houses, obstacle course, inflatable axe throwing, a ballon artist, face painting, a costume contest, music, crafts and a food truck.

Ms. Hernandez asked the board if there was anything they would like to change with the security since it has been changed. Dr. Sweeney stated she believes they should go back to 5 days a week. She believes they went to 6 nights a week because the previous security guard was able to do so. Mr. Dickinson stated he would like to give it until the end of the summer. Mr. Laughlin stated they can revisit this at the next meeting. Dr. Sweeney asked if they had coverage while the previous security was on vacation. Ms. Hernandez stated they had his shifts covered when he left.

The board decided to leave the security how it is until the end of the summer.

Ms. Hernandez stated there was a request for a resident to use the pool for private swim lessons. Mr. Laughlin stated the request was pulled.

Dr. Sweeney stated there was a man giving tennis lessons on the tennis courts. Ms. Gentry stated they do not allow commercial service without permission.

ELEVENTH ORDER OF BUSINESS Audience Comments / Supervisor's Requests

Mr. Laughlin stated there were no members in the audience. There were no Supervisor's Requests at this time.

TWELFTH ORDER OF BUSINESS Other Business

There being no other business, the next item followed.

THIRTEENTH ORDER OF BUSINESS Financial Reports

A. Financial Statements as of March 31, 2025

Copies of the financial statements were included in the agenda package for the Board's review.

B. Special Assessment Receipt Schedule

A copy of the assessment receipts schedule showing the fiscal year 2025 assessments are 98% collected was included in the agenda package.

C. Approval of Check Register

A copy of the check register totaling \$101,585.30 was included in the agenda package.

On MOTION by Mr. Oliver seconded by Mr. Diaz-Rodriguez with all in favor the check register was approved.

FOURTEENTH ORDER OF BUSINESS No	lext Scheduled Meeting – July 23, 2025 at
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6:00 p.m. at the University of North Florida, University Center, 12000 Alumni Drive,

Room 1090, Jacksonville, Florida 32224

FIFTEENTH ORDER OF BUSINESS Adjournmen	FIFTEENTH	ORDER	OF BUSINESS	Adjournmen
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On MOTION by Mr. Oliver seconded by Mr. Diaz-Rodriguez with all in favor the meeting was adjourned.

Secretary/Assistant Secretary Chairperson/Vice Chairperson



Community Development District

Approved Proposed Budget FY 2026



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Wynnfield Lakes Community Development District Approved Proposed Budget

General Fund

		Adopted Budget	Ac	tuals Thru	Pro	jected Next	Pro	jected Thru	F	Approved Proposed Budget
Description		FY2025		6/30/25	3	3 Months		9/30/25		FY 2026
REVENUES:										
Special Assessments - On Roll	\$	659,082	\$	660,861	\$	-	\$	660,861	\$	659,082
Interest income		10,000		19,236		6,000		25,236		10,000
Clubhouse Income		2,000		5,170		4,900		10,070		2,530
Carry Forward Surplus		-		-		-		-		16,756
TOTAL REVENUES	\$	671,082	\$	685,267	\$	10,900	\$	696,167	\$	688,368
EXPENDITURES:										
<u>Administrative</u>										
Supervisor Fees	\$	6,000	\$	3,800	\$	2,000	\$	5,800	\$	6,000
FICA Taxes		459		291		153	•	444	•	459
Engineering		10,500		27,483		5,000		32,483		10,500
Attorney (KVW)		20,000		22,851		8,000		30,851		20,000
Annual Audit (Berger)		3,300		3,300		-		3,300		3,300
Assessment Administration (GMS)		5,408		5,408		-		5,408		5,305
Arbitrage Rebate (Grau)		600		-		600		600		600
Dissemination Agent (GMS)		1,190		893		297		1,190		1,167
Trustee Fees (US Bank) Management Fees (GMS)		4,800 53,810				4,800		4,800		5,215 55,424
Information Technology		1,600		40,358 1,200		13,453 400		53,810 1,600		1,800
Website Maintenance		800		600		200		800		1,000
Telephone		250		-		50		50		250
Postage & Delivery		300		161		50		211		300
Travel & Per Diem		100		-		25		25		100
Meeting Room		1,500		1,000		500		1,500		1,500
Insurance General Liability		9,635		8,965		-		8,965		10,091
Printing & Binding		750		506		150		656		750
Legal Advertising		1,000		533		530		1,063		1,000
Other Current Charges		1,000		449		180		629		882
Office Supplies		150		-		50		50		150
Dues, Licenses & Subscriptions		175		175		-		175		175
TOTAL ADMINISTRATIVE	\$	123,326	\$	117,971	\$	36,438	\$	154,409	\$	125,968
Operations & Maintenance										
Field Expenditures	_	40.55	_		_		_			, .
Property Insurance (FIA)	\$	18,336	\$	16,128	\$	- 0.044	\$	16,128	\$	17,418
Utilities - Irrigation (JEA) Field Operations Management (Vesta Property)		6,000		7,689		2,311		10,000		10,000
Field Operations Management (Vesta Property) Security Service/Monitoring (Fidelity Security)		28,700 58,840		21,525 47,874		7,175		28,700		29,561 58,840
Landscape Maintenance (Bland Landscaping)		58,840 67,692		51,482		19,518 17,158		67,392 68,640		58,640 68,640
Landscape Contingency		21,835		3,408		10,000		13,408		21,835
Lake Maintenance (Solitude)		10,665		6,948		2,316		9,264		10,665
Irrigation Maintenance (Kohen)		10,000		5,857		4,143		10,000		10,000
Repairs & Replacements		12,500		1,005		3,148		4,153		12,500
Refuse Service (Waste Management)		3,044		2,277		870		3,147		3,600
Stormwater User Fees		1,140		-		1,140		1,140		1,140
Animal Control		15,000		12,534		3,735		16,269		15,100
Contingency		10,000		629		500		1,129		10,000
TOTAL FIELD EXPENDITURES	\$	263,751	\$	177,357	\$	72,014	\$	249,371	\$	269,299

Wynnfield Lakes Community Development District Approved Proposed Budget

General Fund

Description		Adopted Budget FY2025		tuals Thru 6/30/25		ojected Next 3 Months		ojected Thru 9/30/25	F	approved Proposed Budget FY 2026
-										
Amenity Expenditures										
Amenity Expenditures Amenity Center Management (Vesta Property)	\$	80,925	\$	60,694	\$	20,231	\$	80,925	\$	83,353
Facility Attendants (Vesta Property)	Ψ	12,250	Ψ	9,187	Ψ	3,062	Ψ	12.250	Ψ	12,618
General Facility Maintenance (Vesta Property)		18,740		14,055		4,685		18.740		19,302
Utilities - Electric (JEA)		15,000		8,987		3,300		12,287		15,000
Utilities - Water & Sewer (JEA)		6,600		3,607		1,800		5,407		6,600
Telephone/Internet & Cable (Comcast)		5,208		4,440		1,458		5,898		5,760
Repairs & Replacements		10,880		10,085		4,915		15,000		15,000
Fitness Equipment Maintenance		1,360		983		340		1,323		1,360
Fitness Center Supplies		1,000		105		895		1,000		1,000
Pool Maintenance (Vesta Property)		15,022		11,266		3,755		15,022		15,473
Pool Chemicals (PoolSure)		9,600		8,820		4,200		13,020		15,000
Janitorial Service/Supplies (Vesta Property)		9,470		7,103		2,368		9,470		9,754
Office Supplies / Mailings / Printings		1,250		426		300		726		1,250
Operating Supplies		4,500		2,392		1,500		3,892		4,500
Permit Fees		1,700		1,747		-		1,747		1,800
Special Events		10,000		6,989		3,011		10,000		10,000
Recreation Passes		500		200		300		500		500
Holiday Lighting		5,000		3,400		-		3,400		5,000
TOTAL AMENITY EXPENDITURES	\$	209,005	\$	154,486	\$	56,120	\$	210,606	\$	223,269
	_		7			50,220			•	·
TOTAL EXPENDITURES	\$	596,082	\$	449,814	\$	164,571	\$	614,386	\$	618,535
Other Sources/(Uses)										
Interfund Transfer In/(Out)	\$	25.000	\$	34.975	\$	_	\$	34.975	\$	30.000
Capital Reserve Funding - Transfer Out	Ψ	(100,000)	Ψ	(100,000)	Ψ	-	Ψ	(100,000)	Ψ	(99,833)
TOTAL OTHER SOURCES/(USES)	\$	(75,000)	\$	(65,025)	\$	-	\$	(65,025)	\$	(69,833)
EXCESS REVENUES (EXPENDITURES)	\$	-	\$	170,428	\$	(153,671)	\$	16,756	\$	-

Parcel	Assessable Units	Gross Assessment	FY25 Gross Per Unit	FY26 Gross Per Unit	Increase / (Decrease)
Single Family Multi Family TOTAL	372 204 576	\$ 521,070.10 \$ 191,451.24 \$ 712,521	\$ 1,400.73 \$ 938.49	\$ 1,400.73 \$ 938.49	\$ - \$ -
Gross Assessment Less Collection Fees & Discounts (7.5%) Net Assessment		\$ 712,521.34 \$ 53,439.10 \$ 659,082.24			

Wynnfield Lakes Community Development District Proposed Budget **Capital Reserve Fund**

Description	Adopted Budget FY2025	tuals Thru 6/30/25	Pr	ojected Next	ojected Thru 9/30/25	F	Approved Proposed Budget FY 2026
REVENUES:							
Interest Income Carry Forward Balance	\$ 11,115 207,099	\$ 7,447 159,620	\$	1,673	\$ 9,120 159,620	\$	10,909 245,173
TOTAL REVENUES	\$ 218,214	\$ 167,067	\$	1,673	\$ 168,740	\$	256,083
EXPENDITURES:							
Entry Sign	\$ 20,420	\$ -	\$	-	\$ -	\$	-
Exterior Wall Lights	3,781	-		-	-		-
Office Furniture & Equipment	4,538	-		-	-		-
Parking Lot Paver Maintenance	4,538	-		-	-		-
Pendent Lights at Open Deck Area	8,471	-		-	-		-
Pickle Ball Court Resurfacing	6,655	-		-	-		-
Security Camera System	10,891	-		-	-		-
Holiday Lights	-	12,550		-	12,550		-
Pool Furniture	-	10,292		-	10,292		-
Parking Lot	-	-		-	-		70,358
Other Current Charges	600	545		180	725		800
TOTAL EXPENDITURES	\$ 59,894	\$ 23,387	\$	180	\$ 23,567	\$	71,158
Other Sources/(Uses)							
Capital Reserve Funding - Transfer In	100,000	100,000		-	100,000		99,833
TOTAL OTHER SOURCES/(USES)	\$ 100,000	\$ 100,000	\$	-	\$ 100,000	\$	99,833
EXCESS REVENUES (EXPENDITURES)	\$ 258,320	\$ 243,680	\$	1,493	\$ 245,173	\$	284,758

Capital Reserve Study

General

D. a sainti a sa	FY 202	26-
Description	Reserve S	Study
Reserves Beginning of Year	\$ 383	1,612
Contributions	52	2,386
Interest Income	10),909
Expenditures	(70),358)
Anticipated Balance	\$ 374	1,550

Budget Fiscal Year 2026

Description	Budget FY2026
Reserves Beginning of Year	\$ 245,173
Contributions	99,833
Interest Income	10,909
Expenditures	(71,158)
Anticipated Balance	\$ 284,758

Variance Reserve Study Vs Actual	(\$89,792)
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Community Development District

Budget Narrative

Fiscal Year 2026

REVENUES

Special Assessments-Tax Roll

The District will levy a Non-Ad Valorem assessment on all sold and platted parcels within the District in order to pay for the operating expenditures during the Fiscal Year.

Interest

The District earns interest on the monthly average collected balance for each of their investment accounts.

Clubhouse Income

Represents estimated income from the rental of the Community Room.

Expenditures - Administrative

Supervisors Fees

Chapter 190 of the Florida Statutes allows for members of the Board of Supervisors to be compensated

\$200 per meeting in which they attend. The budgeted amount for the fiscal year is based on all supervisors attending 6 meetings.

FICA Taxes

Payroll taxes on Board of Supervisor's compensation. The budgeted amount for the fiscal year is calculated at 7.65% of the total Board of Supervisor's payroll expenditures.

Engineering

The District's engineer will provide general engineering services to the District, i.e. attendance and preparation for monthly board meetings, review of invoices, and other specifically requested assignments.

Attorney

The District's Attorney, will be providing general legal services to the District, i.e., attendance and preparation for monthly Board meetings, review of contracts, review of agreements and resolutions, and other research assigned as directed by the Board of Supervisors and the District Manager.

Annual Audit

The District is required to conduct an annual audit of its financial records by an Independent Certified Public Accounting Firm. The budgeted amount for the fiscal year is based on contracted fees from the previous year engagement plus anticipated increase.

Assessment Roll Administration

GMS-NF, LLC provides assessment services for closing lot sales, assessment roll services with the local Tax Collector and financial advisory services.

Arbitrage Rebate

The District is required to annually have an arbitrage rebate calculation on the District's Series 2014 Special Assessment

Dissemination Agent

The District is required by the Security and Exchange Commission to comply with Rule 15(c)(2)-12(b)(5), which relates to additional reporting requirements for un-rated bond issues.

Trustee Fees

The District bonds will be held and administered by a Trustee. This represents the trustee annual fee.

Management Fees

The District receives Management, Accounting and Administrative services as part of a Management Agreement with GMS-NF, LLC. The budgeted amount for the fiscal year is based on the contracted fees outlined in Exhibit "A" of the Management Agreement.

Information Technology

The District processes all of its financial activities, i.e. accounts payable, financial statements, etc. on a main frame computer leased by GMS-NF, LLC.

Community Development District

Budget Narrative

Fiscal Year 2026

Expenditures - Administrative (continued)

Website Maintenance

Per Chapter 2014-22, Laws of Florida, all Districts must have a website to provide detailed information on the CDD as well as links to useful websites regarding Compliance issues. This website will be maintained by GMS-NF, LLC and updated monthly.

Communication - Telephone

New internet and Wi-Fi service for Office.

Postage and Delivery

Actual postage and/or freight used for District mailings including agenda packages, vendor checks and other correspondence.

Travel & Per Diem

Expenses the Board of Supervisors may incur due to attending a Wynnfield Lakes Community Development District meeting or other District related travel expenses.

Meeting Room

Cost to rent seminar room for meetings.

Insurance General Liability

The District's General Liability & Public Officials Liability Insurance policy is with a qualified entity that specializes in providing insurance coverage to governmental agencies. The amount is based upon similar Community Development Districts.

Printing and Binding

Copies used in the preparation of agenda packages, required mailings, and other special projects.

Legal Advertising

The District is required to advertise various notices for monthly Board meetings and other public hearings in a newspaper of general circulation.

Other Current Charges

This includes monthly bank charges and any other miscellaneous expenses that incur during the year.

Office Supplies

Supplies used in the preparation and binding of agenda packages, required mailings, and other special projects.

Due, Licenses & Subscriptions

The District is required to pay an annual fee to the Florida Department of Commerce for \$175.

Expenditures - Maintenance

Property Insurance

The District's Amenity Center property insurance policy is with Preferred Governmental Insurance Trust (PGIT). PGIT specializes in providing insurance coverage to governmental agencies.

Utilities - Irrigation

The District has various utility accounts with JEA for irrigation meter.

Vendor	Service	Location
JEA	Irrigation	12319 Wynnfield Lakes Dr
JEA	Irrigation	12510 Diamond Springs Dr

Field Operations Management

The District receives contract administration services from Vesta Property Services to oversee the work performed by outside service providers and provide services within the District.

Vendor	Monthly fee	Annually
Vesta Property Services	\$2,463	\$29,561

Community Development District

Budget Narrative

Fiscal Year 2026

Expenditures - Maintenance (continued)

Security Service / Monitoring

The District has contracted with Fidelity Security Operations, LLC to provide Onsite security Guard Duty. Guards 5 nights a week.

Vendor	Service	bi-weekly	Annually
Fidelity Security Operatons	Guard Service	\$2,263	\$58.840

Landscape Maintenance

Scheduled maintenance consists of edging, weed treating, weeding of beds, blowing or vacuuming and weeding of lawns, pruning, cleaning litter, pesticide application, fertilization, irrigation repair and annuals. Replace of mulch and pine straw.

Vendor	Service	Monthly fee	Annually
Bland Landscaping	Maintenance	\$5,720	\$68,640

Landscape Contingency

Represents an unanticipated cost associated with the maintenance of mowing, edging, applying pest, tree removal and trimming and disease control chemicals to sod.

Lake Maintenance

The District has contracted with Solitude Lake Management, Inc. to maintain the water quality in all the lakes in Wynnfield Lakes Community Development District.

Vendor	Service	Monthly fee	Annually
Solitude	Maintenance	\$810	\$9,720
Solitude	Grass Carp	\$0	\$945
		Total	\$10.665

Irrigation Maintenance

Miscellaneous irrigation repairs and maintenance.

Repairs & Replacements

Cost of routine repairs and replacements of the District's common areas.

Refuse Service

Garbage disposal service

Stormwater User Fees

The District will incur expenses for stormwater usage fees.

Animal Control

The District contracted Goose Masters of Northeast Florida to provide weekly goose control services.

Contingency

Represents an unanticipated cost associated with the operation and maintenance of the District's Amenity Center and field

Expenditures - Amenity

Amenity Center Management

The District receives services provided by Vesta Property Services, Inc to manage the Amenity Center facilities.

Vendor	Monthly fee	Annually
Vesta Property Services	\$6,946	\$83,353

Facility Attendant

Cost of attendant responsible for the daily operations of the facility provided by Vesta Property Services.

Vendor Vesta Property Services	Monthly fee	Annually		
Vesta Property Services	\$1,051	\$12,618		

General Facility Maintenance

Cost of routine repairs and maintenance of the District's Amenity Center and common areas.

Vendor Vesta Property Services	Monthly fee	Annually
Vesta Property Services	\$1,609	\$19,302

Community Development District

Budget Narrative

Fiscal Year 2026

Expenditures - Amenity (continued)

Utility - Electric

The District has various utility accounts with JEA for lighting at the Amenity Center and has contracted with a security company for the monitoring of the emergency phone.

Vendor	Service	Location
JEA	Electric	12319 Wynnfield Lakes Dr
JEA	Electric	12397 Wynnfield Lakes apt

Utility - Water & Sewer

The District has various utility accounts with JEA for water/sewer at the Amenity Center.

Vendor	Service	Location
JEA	Water	12319 Wynnfield Lakes Dr
JEA	Sewer	12319 Wynnfield Lakes Dr

Telephone/Internet & Cable

Services provided at the Amenity Center by Comcast.

Repairs & Replacements

Cost of routine repairs and replacements of the District's Amenity Center.

Fitness Equipment Maintenance

Southeast Fitness Repair is maintaining the fitness equipment.

Fitness Center Supplies

Supplies needed to stock the fitness center as well as cleaning supplies

Pool Maintenance

The District has contracted with Vesta Property Services for the maintenance and chemicals of the Amenity Center Swimming

Vendor	Monthly fee	Annually
Vesta Property Services	\$1,289	\$15,473

Pool Chemicals

PoolSure provides the chemicals for the Amenity Center Swimming Pool.

Vendor Vesta Property Services	Monthly fee	Annually
Vesta Property Services	\$1,250	\$15,000

Janitorial Service/Supplies

The District has contracted with Vesta Property Services, Inc. to provide janitorial services and supplies for the Amenity Center.

Vendor	Monthly fee	Annually
Vesta Property Services	\$813	\$9,754

Office Supplies/Mailings/Printings

Consists of mailings to residents, etc.

Operating Supplies

Purchase of supplies for the District's pool, clubhouse, etc.

Permit Fees

Represents Permit Fees for ASCAP, SESAC and Department of Health for the swimming pool permit.

Special Events

Represents estimated cost for the District to host any special events for the community throughout the Fiscal Year.

Recreation Passes

Represents the estimated cost for access cards to the District's Amenity Center.

Holiday Lighting

Holiday lighting throughout the District.

Community Development District

Budget Narrative

Fiscal Year 2026

Other Financing Sources/(Uses)

Interfund Transfer In/(out) DSF Excess Revenues

Pursuant to Section 4.02. of the Master Indenture, the District should receive any moneys in excess on the Series 2014 Revenue Account after the last Interest Payment Date (November 1st) in any calendar year.

Capital Reserve Funding - Transfer Out

Represents funds needed for Capital Projects.

Community Development District

Approved Proposed Budget

Debt Service Series 2014 Special Assessment Refunding Bonds

Description		Adopted Budget FY2025	ctuals Thru 6/30/25	ojected Next 3 Months	Pr	ojected Thru 9/30/25	Approved Proposed Budget FY 2026
REVENUES:							
Special Assessments-On Roll	\$	- ,	\$ 519,290	\$ -	\$	519,290	\$ 517,894
Interest Earnings		10,000	19,513	1,087		20,600	10,000
Carry Forward Surplus ⁽¹⁾		131,724	133,993	-		133,993	121,583
TOTAL REVENUES	\$	659,622	\$ 672,796	\$ 1,087	\$	673,883	\$ 649,476
EXPENDITURES:							
Interest - 11/01	\$	103,663	\$ 103,663	\$ -	\$	103,663	\$ 97,850
Interest - 05/01		103,663	103,663	-		103,663	97,850
Principal - 05/01		310,000	310,000	-		310,000	325,000
TOTAL EXPENDITURES	\$	517,325	\$ 517,325	\$ -	\$	517,325	\$ 520,700
Other Sources/(Uses)							
Interfund transfer In/(Out)	\$	(25,000)	\$ (34,975)	\$ -	\$	(34,975)	\$ (30,000)
TOTAL OTHER SOURCES/(USES)	\$	(25,000)	\$ (34,975)	\$ -	\$	(34,975)	\$ (30,000)
EXCESS REVENUES (EXPENDITURES)	\$	117,297	\$ 120,496	\$ 1,087	\$	121,583	\$ 98,776
⁽¹⁾ Carry Forward is Net of Reserve Requ	iiremer	nt		Interest D	ue 1	1/1/26	\$ 91,350

Parcel	Assessable Units	Assessable Units A		FY25 Gross Per Unit		FY26 Gross Per Unit		Increase / (Decrease)	
Single Family	368		558,800.64	\$	1,518.48	\$		\$	-
Single Family (prepaid partial)	1	\$	1,084.32	\$	1,084.32	\$	1,084.32	\$	-
Multi-Family ⁽²⁾	206	\$	-	\$	-	\$	-	\$	-
Total	575	\$	559,885						
Gross Assessment Less Collection Fees & Discounts (7.5%) Net Assessment		\$	559,884.96 41,991.37 517,893.59						

 $^{^{(1)}}$ Carry forward surplus is net of the reserve requirement. $^{(2)}$ Multi-Family Unit assessments were prepaid with a Special Call on May 1, 2008.

Wynnfield Lakes Community Development District

AMORTIZATION SCHEDULE

Debt Service Series 2014 Special Assessment Refunding Bonds

Period	Outstanding Balance	Coupons	Principal	Interest	Annual Debt Service
11/01/18	\$ 6,475,000	2.250%	5,000	\$ 129,444	\$ 134,444
05/01/19	6,470,000	2.250%	280,000	87,088	
11/01/19	6,190,000		5,000	83,938	456,025
05/01/20	6,185,000	2.625%	270,000	93,838	
11/01/20	5,915,000		5,000	90,294	459,131
05/01/21	5,910,000	3.000%	270,000	100,644	
11/01/21	5,640,000		-	96,594	467,238
05/01/22	5,640,000	3.250%	275,000	107,394	
11/01/22	5,365,000		-	102,925	485,319
05/01/23	5,365,000	3.500%	290,000	114,175	
11/01/23	5,075,000		-	109,100	513,275
05/01/24	5,075,000	3.625%	300,000	109,100	
11/01/24	4,775,000		-	103,663	512,763
05/01/25	4,775,000	3.750%	310,000	103,663	
11/01/25	4,465,000		-	97,850	511,513
05/01/26	4,465,000	4.000%	325,000	97,850	
11/01/26	4,140,000		-	91,350	514,200
05/01/27	4,140,000	4.250%	340,000	91,350	
11/01/27	3,800,000		-	84,125	515,475
05/01/28	3,800,000	4.250%	350,000	84,125	
11/01/28	3,450,000		-	76,688	510,813
05/01/29	3,450,000	4.250%	365,000	76,688	
11/01/29	3,085,000		-	68,931	510,619
05/01/30	3,085,000	4.250%	385,000	68,931	
11/01/30	2,700,000		-	60,750	514,681
05/01/31	2,700,000	4.500%	400,000	60,750	
11/01/31	2,300,000		-	51,750	512,500
05/01/32	2,300,000	4.500%	420,000	51,750	
11/01/32	1,880,000		-	42,300	514,050
05/01/33	1,880,000	4.500%	440,000	42,300	
11/01/33	1,440,000		-	32,400	514,700
05/01/34	1,440,000	4.500%	460,000	32,400	
11/01/34	980,000		-	22,050	514,450
05/01/35	980,000	4.500%	480,000	22,050	
11/01/35	500,000		-	11,250	513,300
05/01/36	500,000	4.500%	500,000	11,250	511,250
Total			\$ 6,475,000	\$ 2,710,744	\$ 9,185,744

Community Development District Non-Ad Valorem Assessments Comparison 2025-2026

Neighborhood	O&M Units	Bonds Units 2014	Annual Maintenance Assessments			Annual Debt Assessments			Total Assessed Per Unit		
			FY 2026	FY2025	Increase/ (decrease)	FY 2026	FY2025	Increase/ (decrease)	FY 2026	FY2025	Increase/ (decrease)
Single Family Multi Family	372 204	369 0	\$1,400.73 \$938.49	\$1,400.73 \$938.49	\$0.00 \$0.00	\$1,518.48 \$0.00	\$1,518.48 \$0.00	\$0.00 \$0.00	\$2,919.21 \$938.49	\$2,919.21 \$938.49	\$0.00 \$0.00
Total	576	369									

A.

RESOLUTION 2025-07

THE ANNUAL APPROPRIATION RESOLUTION OF THE WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT RELATING TO THE ANNUAL APPROPRIATIONS AND ADOPTING THE BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2025, AND ENDING SEPTEMBER 30, 2026; AUTHORIZING BUDGET AMENDMENTS; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the District Manager has, prior to the fifteenth (15th) day in June 2025, submitted to the Board of Supervisors ("Board") of the Wynnfield Lakes Community Development District ("District") proposed budgets ("Proposed Budget") for the fiscal year beginning October 1, 2025, and ending September 30, 2026 ("Fiscal Year 2026") along with an explanatory and complete financial plan for each fund of the District, pursuant to the provisions of Section 190.008(2)(a), Florida Statutes; and

WHEREAS, at least sixty (60) days prior to the adoption of the Proposed Budget, the District filed a copy of the Proposed Budget with the local governing authorities having jurisdiction over the area included in the District pursuant to the provisions of Section 190.008(2)(b), *Florida Statutes*; and

WHEREAS, the Board set a public hearing thereon and caused notice of such public hearing to be given by publication pursuant to Section 190.008(2)(a), *Florida Statutes*; and

WHEREAS, the District Manager posted the Proposed Budget on the District's website at least two days before the public hearing; and

WHEREAS, Section 190.008(2)(a), *Florida Statutes*, requires that, prior to October 1st of each year, the Board, by passage of the Annual Appropriation Resolution, shall adopt a budget for the ensuing fiscal year and appropriate such sums of money as the Board deems necessary to defray all expenditures of the District during the ensuing fiscal year; and

WHEREAS, the District Manager has prepared a Proposed Budget, whereby the budget shall project the cash receipts and disbursements anticipated during a given time period, including reserves for contingencies for emergency or other unanticipated expenditures during the fiscal year.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. BUDGET

a. The Board has reviewed the Proposed Budget, a copy of which is on file with the office of the District Manager and at the District's Local Records Office, and hereby approves certain amendments thereto, as shown in Section 2 below.

- b. The Proposed Budget, attached hereto as **Exhibit A**, as amended by the Board, is hereby adopted in accordance with the provisions of Section 190.008(2)(a), *Florida Statutes* ("**Adopted Budget**"), and incorporated herein by reference; provided, however, that the comparative figures contained in the Adopted Budget may be subsequently revised as deemed necessary by the District Manager to reflect actual revenues and expenditures.
- c. The Adopted Budget, as amended, shall be maintained in the office of the District Manager and at the District's Local Records Office and identified as "The Budget for the Wynnfield Lakes Community Development District for the Fiscal Year Ending September 30, 2026."
- d. The Adopted Budget shall be posted by the District Manager on the District's official website within thirty (30) days after adoption, and shall remain on the website for at least two (2) years.

SECTION 2. APPROPRIATIONS

There is hereby appropriated out of the revenues of the District, for Fiscal Year 2026, the sum of \$1,593,1927to be raised by the levy of assessments and/or otherwise, which sum is deemed by the Board to be necessary to defray all expenditures of the District during said budget year, to be divided and appropriated in the following fashion:

TOTAL GENERAL FUND	\$688,368
CAPITAL RESERVE FUND	\$256,083
DEBT SERVICE SERIES 2014 SPECIAL ASSESSMENT REFUNDING BONDS	\$649,476
TOTAL ALL FUNDS	\$1,593,927

SECTION 3. BUDGET AMENDMENTS

Pursuant to Section 189.016, *Florida Statutes*, the District at any time within Fiscal Year 2026 or within sixty (60) days following the end of the Fiscal Year 2026 may amend its Adopted Budget for that fiscal year as follows:

- a. A line-item appropriation for expenditures within a fund may be decreased or increased by motion of the Board recorded in the minutes, and approving the expenditure, if the total appropriations of the fund do not increase.
- b. The District Manager or Treasurer may approve an expenditure that would increase or decrease a line-item appropriation for expenditures within a fund if the total

appropriations of the fund do not increase and if either (i) the aggregate change in the original appropriation item does not exceed the greater of \$15,000 or 15% of the original appropriation, or (ii) such expenditure is authorized by separate disbursement or spending resolution.

c. Any other budget amendments shall be adopted by resolution and consistent with Florida law.

The District Manager or Treasurer must ensure that any amendments to the budget under paragraph c. above are posted on the District's website within five (5) days after adoption and remain on the website for at least two (2) years.

SECTION 4. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED THIS 23RD DAY OF JULY 2025.

ATTEST:	WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT
Connections / A print and Connections	By:
Secretary/Assistant Secretary	Its:

Exhibit A: Adopted Budget for Fiscal Year 2026



RESOLUTION 2025-08

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT MAKING A DETERMINATION OF BENEFIT AND IMPOSING SPECIAL ASSESSMENTS FOR FISCAL YEAR 2026; PROVIDING FOR THE COLLECTION AND **ENFORCEMENT OF SPECIAL ASSESSMENTS:** CERTIFYING AN ASSESSMENT ROLL; PROVIDING FOR **AMENDMENTS** TO THE **ASSESSMENT** \mathbf{A} **SEVERABILITY** PROVIDING **CLAUSE: AND** PROVIDING AN EFFECTIVE DATE.

WHEREAS, the Wynnfield Lakes Community Development District ("**District**") is a local unit of special-purpose government established pursuant to Chapter 190, *Florida Statutes*, for the purpose of providing, operating and maintaining infrastructure improvements, facilities and services to the lands within the District; and

WHEREAS, the District is located in Duval County, Florida ("County"); and

WHEREAS, the District has constructed or acquired various infrastructure improvements and provides certain services in accordance with the District's adopted capital improvement plan and Chapter 190, *Florida Statutes*; and

WHEREAS, the Board of Supervisors ("Board") of the District hereby determines to undertake various operations and maintenance and other activities described in the District's budget ("Adopted Budget") for the fiscal year beginning October 1, 2025, and ending September 30, 2026 ("Fiscal Year 2026"), attached hereto as Exhibit A and incorporated by reference herein; and

WHEREAS, the District must obtain sufficient funds to provide for the operation and maintenance of the services and facilities provided by the District as described in the Adopted Budget; and

WHEREAS, the provision of such services, facilities, and operations is a benefit to lands within the District; and

WHEREAS, Chapter 190, *Florida Statutes*, provides that the District may impose special assessments on benefitted lands within the District; and

WHEREAS, it is in the best interests of the District to proceed with the imposition of the special assessments for operations and maintenance in the amount set forth in the Adopted Budget; and

WHEREAS, the District has previously levied an assessment for debt service, which the District desires to collect for Fiscal Year 2026; and

WHEREAS, Chapter 197, Florida Statutes, provides a mechanism pursuant to which such special assessments may be placed on the tax roll and collected by the local tax collector ("Uniform Method"), and the District has previously authorized the use of the Uniform Method by, among other things, entering into agreements with the Property Appraiser and Tax Collector of the County for that purpose; and

WHEREAS, it is in the best interests of the District to adopt the Assessment Roll of the Wynnfield Lakes Community Development District ("Assessment Roll") attached to this Resolution as Exhibit B and incorporated as a material part of this Resolution by this reference, and to certify the Assessment Roll to the County Tax Collector pursuant to the Uniform Method; and

WHEREAS, it is in the best interests of the District to permit the District Manager to amend the Assessment Roll, certified to the County Tax Collector by this Resolution, as the Property Appraiser updates the property roll for the County, for such time as authorized by Florida law.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT:

SECTION 1. BENEFIT & ALLOCATION FINDINGS. The Board hereby finds and determines that the provision of the services, facilities, and operations as described in **Exhibit A** confers a special and peculiar benefit to the lands within the District, which benefit exceeds or equals the cost of the assessments. The allocation of the assessments to the specially benefitted lands, as shown in **Exhibits A** and **B**, is hereby found to be fair and reasonable.

SECTION 2. ASSESSMENT IMPOSITION. Pursuant to Chapters 190 and 197, *Florida Statutes*, and using the procedures authorized by Florida law for the levy and collection of special assessments, a special assessment for operation and maintenance is hereby imposed and levied on benefitted lands within the District, and in accordance with **Exhibits A** and **B**. The lien of the special assessments for operations and maintenance imposed and levied by this Resolution shall be effective upon passage of this Resolution. Moreover, pursuant to Section 197.3632(4), *Florida Statutes*, the lien amount shall serve as the "maximum rate" authorized by law for operation and maintenance assessments.

SECTION 3. COLLECTION. The collection of the operation and maintenance special assessments and previously levied debt service assessments shall be at the same time and in the same manner as County taxes in accordance with the Uniform Method, as indicated on **Exhibits A** and **B**. The decision to collect special assessments by any particular method – e.g., on the tax roll or by direct bill – does not mean that such method will be used to collect special assessments in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices.

SECTION 4. ASSESSMENT ROLL. The Assessment Roll, attached to this Resolution

as **Exhibit B**, is hereby certified to the County Tax Collector and shall be collected by the County Tax Collector in the same manner and time as County taxes. The proceeds therefrom shall be paid to the District.

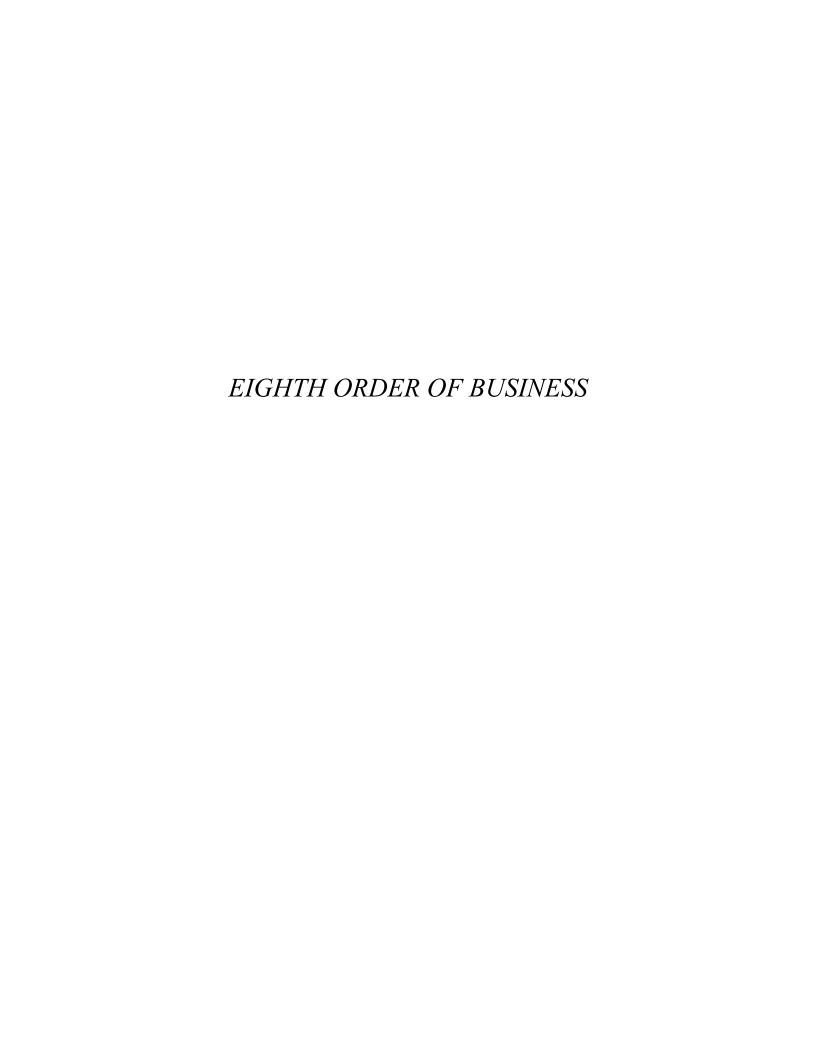
SECTION 5. ASSESSMENT ROLL AMENDMENT. The District Manager shall keep apprised of all updates made to the County property roll by the Property Appraiser after the date of this Resolution and shall amend the Assessment Roll in accordance with any such updates, for such time as authorized by Florida law, to the County property roll. After any amendment of the Assessment Roll, the District Manager shall file the updates in the District records.

SECTION 6. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

SECTION 7. EFFECTIVE DATE. This Resolution shall take effect upon the passage and adoption of this Resolution by the Board.

PASSED AND ADOPTED THIS 23RD DAY OF JULY 2025.

ATTEST:		WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT				
Sacratary / A	Assistant Secretary	By:				
Secretary / A	assistant Secretary	Its:				
Exhibit A: Exhibit B:	Adopted Budget for Fiscal Assessment Roll	Year 2026				



WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT

Policies Regarding District Amenity Center

Amended September 18, 2024

USER FEE STRUCTURE

- (1) The annual user fee for persons not owning property within the District is \$3,200.00.
- (2) Two Facility Access Cards will be issued to each family owning property within the District and non-resident fee paying families. There is a \$25.00 charge to replace lost cards.
- (3) All Guests must be accompanied by a Patron (as defined below) at all times Patrons are limited to a maximum of five (5) guests per household.

GENERAL PROVISIONS

- (1) For all emergencies, call 911. Report all incidents to the Amenity Center attendant during regular business hours at (904) 565-9385, as well as the District Manager at (904)940-5850.
- (2) District property owners and non-resident fee payers ("Patrons") must present their access cards and register upon entering the Wynnfield Lakes Amenity Center ("Amenity Center").
- (3) Children under fourteen (14) years of age must be accompanied by a parent or authorized person eighteen (18) years or older.
- (4) The Amenity Center's hours of operation will be 6:00 a.m. to 9:00 p.m., as established and published by the District.
- (5) Alcoholic beverages shall not be served or sold, nor permitted to be consumed on the Amenity Center's premises, except at pre-approved special events. Approval may only be granted by the District's Board of Supervisors (present request to Amenity Center Manager in advance of the meeting) and will be contingent upon providing proof of event insurance with the District named an additional insured.
- (6) Dogs or other pets (with the exception of "Service Animals") are not permitted at the Amenity Center facilities or grounds. Where dogs are permitted on the grounds, they must be leashed at all times.
- (7) Vehicles must be parked in designated areas. Vehicles should not be parked on grass lawns, or in any way which blocks the normal flow of traffic.
- (8) Fireworks of any kind are not permitted anywhere on the facilities or adjacent areas.
- (9) No Patron, visitor or guest is allowed in the service areas of the facility.
- (10) The Board of Supervisors reserves the right to amend or modify these policies when necessary and will notify the Patrons of any changes.
- (11) The Board of Supervisors and personnel of the Amenity Center have full authority to enforce these rules and regulations.

- (12) Facility Access Cards will be issued to Patrons at the time their membership commences. All Patrons must use their card for entrance to the Amenity Center. All lost or stolen swipe cards should be reported immediately to the Amenity Center Manager. There will be a \$25.00 replacement card fee.
- (13) Smoking and vaping are not permitted anywhere in the Amenity Center.
- (14) Guests must be registered and accompanied by a Patron before entering the Amenity Center.
- (15) Disregard for any Amenity Center rules or policies will result in expulsion from the facility and/or loss of Amenity Center privileges.
- (16) Glass and other breakable items are not permitted at the Amenity Center.
- (17) Patrons and their guests shall treat any staff members with courtesy and respect.
- (18) Feeding of stray animals is not permitted at the Amenity Center.
- (19) Overnight parking is prohibited.
- (20) Fishing in the District Lakes and other District stormwater management facilities is prohibited.
- (21) "Community Use" is defined as social meetings and activities that involve Patrons only and include, but are not limited to, such activities as book clubs, gardening clubs, photography clubs, and other similar activities. Community use activities must be 1) open and available to all Patrons within the limits defined in the Facility Rental Policy, 2) not-for-profit, and 3) free of charge to Patrons attending, and are limited to once per month for each such group. Community use does not include private events by invitation only such as birthday parties, graduation parties and other similar events.
- (22) Skateboards, roller blades, scooters, golf carts, and other motorized devices are not permitted on the sidewalks at the Amenity Center.

LOSS OR DESTRUCTION OF PROPERTY OR INSTANCES OF PERSONAL INJURY

Each Patron and each guest as a condition of invitation to the premises of the center assume sole responsibility for his or her property. The District and its contractors shall not be responsible for the loss of damage to any private property used or stored on the premises of the center, whether in lockers or elsewhere.

No person shall remove from the room in which it is placed or from the Amenity Center's premises any property or furniture belonging to the District or its contractors without proper authorization. Amenity Center Patrons shall be liable for any property damage and/or personal injury at the Amenity Center, or at any activity or function operated, organized, arranged or sponsored by the District or its contractors, caused by the patron, any guests or any family members. The District reserves the right to pursue any and all legal and equitable measures necessary to remedy any losses due to property damage or personal injury.

Any Patron, guest or other person who, in any manner, makes use of or accepts the use of any apparatus, appliance, facility, privilege or service whatsoever owned, leased or operated by the District or its contractors, or who engages in any contest game, function, exercise, competition or other activity operated, organized, arranged or sponsored by the club, either on or off the Amenity Center's premises, shall do so at his or her own risk, and shall hold the Amenity Center, the District, the Board of Supervisors, District employees, District representatives, District contractors, and District agents harmless for any and all loss, cost, claim, injury damage or liability sustained or incurred by him or her, resulting therefrom and/or from any act of omission of the, the District, or their respective operators, Supervisors, employees, representatives, contractors, or agents. Any Patron shall have, owe, and perform the same obligation to the Amenity Center or District and their respective operators, Supervisors, employees, representative, contractors, and agents hereunder in respect to any loss, cost, claim, injury, damage or liability sustained or incurred by any guest or family member of such Patron.

Should any party bound by these District Policies bring suit against the District or its affiliates, Amenity Center operator, officers, employees, representatives, contractors or agents in connection with any event operated, organized, arranged or sponsored by the District or any other claim or matter in connection with any event operated, organized, arranged or sponsored by the District, and fail to obtain judgment therein against the District or its Amenity Center operator, officers, employee, representative, contractor or agent, said party shall be liable to the District for all costs and expenses incurred by it in the defense of such suit '(including court costs and attorney's fees through all appellate proceedings).

AMENITY CENTER PARKING

Parking at the District Amenity Center is for District residents, non-resident fee payers and their guests while using the Amenity Center. Overnight parking and vehicle storage uses are prohibited. Any vehicle including, but not limited to, automobiles, trucks, trailers, work vehicles, motorcycles and RV (Recreational Vehicles), which remain parked at the Amenity Center for a period of twenty-four (24) or more consecutive hours will be subject to towing at the vehicle owner's expense. The District shall designate authorized representatives (Amenity Manager) who may act on behalf of the District in determining whether a vehicle is parked in violation of this policy and whether it should be removed. The District's representative may provide written notice of the violation prior to towing either directly to the owner, if known, or by leaving a written notice on the vehicle.

GENERAL SWIMMING POOL RULES

- (1) When pool monitors are present, all Patrons must sign in upon entry of the pool area. At any given time, a Patron may accompany up to five (5) guests per household at the swimming pool. Patrons and their guests are limited to a maximum of two (2) vehicles at the Amenity Center.
- (2) Patrons swim at their own risk. Lifeguards are not on duty.
- (3) Children fourteen (14) years of age and younger must be accompanied by an adult at least eighteen (18) years of age at all times for usage of the pool facility.

- (4) Radios, televisions, and the like may be listened to if played at a volume that is non offensive to other members and guests. Determination of an "offensive volume" is in the sole discretion of Amenity Center staff members. Electrical equipment is not allowed around the pool facility.
- (5) Swimming is permitted only during designated hours, as posted at the pool. Hours are seasonal and subject to change.
- (6) Showers are required before entering the pool.
- (7) Glass containers are not permitted in the pool area.
- (8) Children under three (3) years of age and those who are not reliably toilet trained must wear rubber-lined swim diapers, as well as a swim suit over the swim-diaper, to reduce the health risks associated with human waste in the swimming pool/deck area.
- (9) Play equipment, such as floats, rafts, snorkels, dive sticks, and floation devices must meet with the Amenity Center's staff approval prior to use. The Amenity Center staff reserves the right to discontinue usage of such play equipment during times of peak or scheduled activity at the pool, or if the equipment provides a safety concern.
- (10) Pool availability may be rotated in order to facilitate maintenance of the Amenity Center.
- (11) Pets, bicycles, skateboards, roller blades, scooters and golf carts are not permitted on the pool deck area inside the pool gates at any time.
- (12) The District staff reserves the right to authorize all programs and activities, including the number of guest participants, equipment and supplies usage, etc., conducted at the pool, including Swim Lessons, Aquatic/Recreational Programs and Pool Parties.
- (13) Any person swimming when the Amenity Center is closed may be suspended from using the facility. Swimming pool hours will be posted. The swimming pool may be closed one day weekly (to be determined) for maintenance. Guests must be registered and accompanied by a Patron before entering the Amenity Center.
- (14) Proper swim attire must be worn in the pool. Cut-offs and thong bathing suits are not allowed.
- (15) No chewing gum is permitted in the pool or on the pool deck area.
- (16) Alcoholic beverages are not permitted in the pool area.
- (17) No diving, jumping, pushing, running or other horseplay is allowed in the pool or on the pool deck area.
- (18) For the comfort of others, the changing of diapers or clothes is not allowed at pool side.
- (19) No one shall pollute the pool. Anyone who does pollute the pool is liable for any costs incurred in

- treating and reopening the pool.
- (20) Radio controlled watercraft are not allowed in the pool area.
- (21) Pool entrances must be kept clear at all times.
- (22) Smoking is not permitted at the Amenity Center or around the pool area.
- (23) No swinging on ladders, fences, or railings is allowed.
- (24) Pool furniture is not to be removed from the pool area.
- (25) Loud, profane, or abusive language is prohibited.
- (26) Food and drink are not allowed on the pool wet deck or in the pool.

SWIMMING POOL: THUNDERSTORM POLICY

The Deck Monitors, Party Attendant, or Amenity Center Manager are in control of the operation of the Pool Area during thunderstorms, heavy rain, or inclement weather. The staff will determine whether swimming is permitted or not during the times the Swimming Pool is attended. During periods of heavy rain, thunderstorms and other inclement weather the pool facilities will be closed. If heavy rain, thunder and/or lightning occur, everyone will be required to exit the pool and Pool Areas at the first sound of thunder and/or the first sighting of lightning for a waiting period of at least 30-minutes. At any point during the 30-minute waiting period, if thunder and/or lightning is heard or seen, the waiting period will be extended 30-minutes from the last sighting or sound.

SWIMMING POOL: FECES POLICY

- (1) If contamination occurs, the pool will be closed for twelve (12) hours and the water will be shocked with chlorine to kill the bacteria. Diarrhea related incidents will close the pool for a minimum of 12.75 hours. Blood, vomit, and formed stool will result in a one (1) hour pool closure.
- (2) Parents should take their children to the restroom before entering the pool.
- (3) Children under three years of age, and those who are not reliably toilet trained, must wear a rubber lined swim-diaper, and a swimsuit over the swim-diaper.

FITNESS CENTER POLICIES

All Patrons and guests using the Fitness Center are expected to conduct themselves in a responsible, courteous and safe manner in compliance with all policies and rules of the Wynnfield Lakes Community Development District governing the Amenity Center. Disregard or violation of the District's

policies and rules and misuse or destruction of Fitness Center equipment may result in the suspension or termination of Fitness Center privileges. Prior to entering the Fitness Center, persons are required to register with Fitness Center attendant.

Please note that the Fitness Center is an unattended facility and persons using this facility do so at their own risk. Persons interested in using the Fitness Center are encouraged to consult with a physician prior to commencing a fitness program.

- (1) Hours: The Fitness Center is available for use by Patrons during normal operating hours of 4:00 a.m. to 12:00 a.m.
- (2) Eligible Users: Patrons sixteen (16) years of age and older are permitted to use the Fitness Center during designated operating hours. Children who are thirteen (13) to fifteen (15) years of age may use the Fitness Center only when accompanied by an Adult. No children twelve (12) years of age and under are permitted in the Fitness Center. A limit of two (2) Guests may use the Fitness Center if accompanied by an adult Patron.
 - Persons under the age of eighteen (18) must have an executed Parental Release of Liability Form on file at Amenity Center prior to using the Fitness Center. (See attachment).
- (3) Proper Attire: Appropriate clothing and footwear (covering the entire foot) must be worn at all times in the Fitness Center. Appropriate clothing includes t-shirts (no tank tops), shorts (no jeans), leotards, and/or sweat suits (no swimsuits).
- (4) Food and Beverage: Food (including chewing gum) is not permitted within the Fitness Center. Beverages, however, are permitted in the Fitness Center if contained in non-breakable containers with screw top or sealed lids.
- (5) General Policies:
 - Each individual is responsible for wiping off fitness equipment after use.
 - Use of personal trainers is not permitted in the Fitness Center.
 - Hand chalk is not permitted to be used in the Fitness Center.
 - Radios, tape players and CD players are not permitted unless they are personal units equipped with headphones.
 - No bags, gear, or jackets are permitted on the floor of the Fitness Center or on the fitness equipment.
 - Weights or other fitness equipment may not be removed from the Fitness Center.
 - Please limit use of cardiovascular equipment to thirty (30) minutes and step aside between multiple sets on weight equipment if other persons are waiting.
 - Any fitness program operated, established and run by the Wynnfield Lakes Amenity Center may have priority over other users of the Fitness Center.
 - Wet bathing suits are not allowed in the Fitness Center.

• Strollers and infant carry seats are not allowed in the Fitness Center.

TENNIS/ PICKLEBALL FACILITY POLICIES

All Patrons and guests using the Tennis Facility are expected to conduct themselves in a responsible, courteous and safe manner in compliance with all policies and rules of the Wynnfield Lakes Community Development District governing the amenity facilities. Disregard or violation of the District's policies and rules and misuse or destruction of Tennis Facility equipment may result in the suspension or termination of Tennis Facility privileges. Guests may use the Tennis Facility if accompanied by an adult Patron.

Please note that the Tennis Facility is an unattended facility and persons using the facility do so at their own risk. Persons interested in using the Tennis Facility are encouraged to consult with a physician prior to using the facility.

- (1) Hours: The Tennis/Pickleball Facility is available for use by Patrons during normal operating hours of 5:00 AM to 10:00 PM.
- (2) Proper Attire: Proper tennis/pickleball shoes and attire is required at all times while on the courts.
- (3) Reservations: Patrons may reserve a tennis/pickleball court by contacting the Amenity Center attendant. Reservations may be made in accordance with the Facility Rental Policies set forth herein. A Patron may hold only one (1) reservation at any given time. If the Patron is twenty (20) minutes late for their reservation, the reservation shall be forfeited.

When not the subject of a reservation, the tennis/ pickleball courts are available on a first come, first serve basis. Limit play to 1 hour when others are waiting for an unreserved court. It is recommended that persons desiring to use the tennis courts check with the Amenity Center attendant to verify availability. Each Patron and the Patron's guests are limited to the use of one (1) tennis / pickleball court when others are waiting unless the court is being used pursuant to a reservation discussed above.

(4) General Policies:

- Proper tennis / pickleball etiquette shall be adhered to at all times. The use of profanity or disruptive behavior is prohibited.
- Persons using the Tennis / Pickleball Facility must supply their own equipment (rackets, balls, etc.).
- The Tennis / Pickleball Facility is the play of tennis / pickleball only. Pets, roller blades, bikes, skates, skateboards, and scooters are prohibited from the tennis facility.
- Non-Alcoholic beverages are permitted at the Tennis Facility if contained in non-breakable containers with screw top or sealed lids. No glass containers are permitted on the tennis courts.
- No chairs other than those provided by the District permitted on the tennis

courts.

- Lights at the Tennis Facility must be turned off after use.
- Children under the age of fourteen (14) are not allowed to use the Tennis Facility unless accompanied by an adult Patron.

PLAYGROUND POLICIES

- *Hours*: The playground shall be available for use from Sunrise to 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.
- No roughhousing on the playground.
- Persons using the playground must clean up all food, beverages and miscellaneous trash brought to the playground.
- Use of the playground may be limited from time to time due to a sponsored event, which must be approved by the District Manager.
- The use of profanity or disruptive behavior is prohibited.

FACILITY RENTAL POLICIES

Patrons, ages 18 and older, may reserve the Amenity Center Covered Veranda with outdoor sink for Community Use or private events. Reservations for Community Use and Private Events must be made and approved at least two (2) weeks but not more than four (4) months prior to the requesting date. Cancellations require a minimum of 48 hours' notice. In addition, each household may rent, for Private Events, the Covered Veranda with the outdoor sink only once per quarter of the calendar year. Community Use activities (see General Provisions Item 21) must be 1) open and available to all Patrons within the limits defined in the Facility Rental Policy, 2) not-for-profit and 3) free of charge to Patrons attending, and are limited to once per month for each such group.

Persons interested in doing so should contact the Amenity Center Manager regarding the anticipated date and time of the event to determine availability. Please note that the Amenity Center is unavailable for private events on the following holidays:

Easter Sunday 4th of July Thanksgiving Christmas Day New Year's Day Memorial Day Weekend Labor Day Weekend Christmas Eve New Year's Eve

(1) Available Facilities:

• The Covered Veranda with the outdoor sink is available for Community Use or private rental (capacity; rental fee established by rule) for up to four (4) total hours (including set-up and post-event cleanup) where the available time blocks are preset. The following two (2) preset time blocks are available: 11:00 a.m. – 2:00 p.m. or 5:00 p.m. to 8:00 p.m.

- The Pickleball/Tennis Courts are available for Community Use or private rental in four (4)-hour blocks, inclusive of set-up and post-event cleanup.
- The pool and pool deck area of the Amenity Center are <u>not</u> available for Community Use or private rental and shall remain open to other Patrons and their guests during normal operating hours.

The Patron renting any portion of the Amenity Center shall be responsible for any and all damage and expenses arising from the event.

(2) **Reservations:** Patrons interested in making a reservation must submit a completed Facility Use Application, which must include the name and contact information of the individual that will be responsible and accountable for the Community Use or Private Event, to the Amenity Center Manager.

At the time of approval of a Private Rental, two (2) checks or money orders (no cash) made out to the *Wynnfield Lakes CDD* should be submitted to the Amenity Center Manager. One (1) check should be in the amount of the rental fee and the other check should be in the amount of one hundred dollars (\$100.00) as a refundable damage deposit.

At the time of approval of a Community Use Event, one (1) check or money order (no cash) should be made out to the *Wynnfield Lakes CDD* in the amount of \$100.00 as a refundable damage deposit.

The Amenity Center Manager will review the Facility Use Application on a case-by-case basis and has the authority to reasonably deny a request. Denial of a request may be appealed to the District's Board of Supervisors for consideration.

Private Rentals and Community Use events are limited to 25 guests unless an exception is granted by the Board of Supervisors. Any guest(s) 2 years of age and younger are not considered "registered guests."

- <u>Covered Veranda:</u> The private rental rate shall be \$75 for a three-hour block of time, or \$100 for a four-hour block of time. A private party rental includes four tables under pavilion with chairs, outside counter and sink. If a Patron wishes to use a bounce house, dunk tank, catering service, etc., a Certificate of Liability of Insurance (COLI) naming Wynnfield Lakes Community Development District is required. Patrons must present a copy of the COLI to Amenity Center Manager on file at the time of reservation.
- <u>Tennis/Pickleball Courts:</u> The private rental rate shall be \$100 for a four-hour block of time.
- (3) **Deposit:** As stated above, a refundable damage deposit in the amount of one hundred dollars (\$100.00) must be submitted as a separate check for all rentals. To receive a full refund of the deposit, the following must be completed where applicable:
 - Ensure that all garbage is removed and placed in the dumpster.

- Remove all displays, favors or remnants of the event.
- Restore the furniture and other items to their original position.
- Wipe off counters, table tops and sink area.
- Replace garbage liner.
- Clean any windows and doors in the rented area.
- Ensure that no damage has occurred to the Amenity Center and its property.
- Patron and Patron's guests are required to adhere to all Amenity Center Policies.
 Failure to comply with such rules and regulations may result in the forfeiture of Patron's deposit.

If additional cleaning is required, the Patron reserving the area under the Pavilion area will be liable for any expenses incurred by the District to hire an outside cleaning contractor. In light of the foregoing, Patrons may opt to pay for the actual cost of cleaning by a professional cleaning service hired by the District. The Amenity Manager shall determine the amount of deposit to return, if any.

(4) General Policies:

- Patrons are responsible for ensuring that their guests adhere to the policies set forth herein.
- The volume of live or recorded music must not violate applicable Duval County noise ordinances.
- No glass, breakable items or alcohol are permitted in or around the pool deck area.

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.

SUSPENSION AND TERMINATION OF ACCESS RULE

Law Implemented: ss. 120.69, 190.011, 190.012, Fla. Stat. (2024) Effective Date: September 18, 2024

In accordance with Chapters 190 and 120 of the Florida Statutes, and on September 18, 2024 at a duly noticed public meeting, the Board of Supervisors ("Board") of the Wynnfield Lakes Community Development District ("District") adopted the following rules / policies to govern disciplinary and enforcement matters. All prior rules / policies of the District governing this subject matter are hereby rescinded for any violations occurring after the date stated above.

- **1. Introduction.** This rule addresses disciplinary and enforcement matters relating to the use of the amenities and other properties owned and managed by the District ("Amenity Facilities").
- **2 General Rule.** All persons using the Amenity Facilities and entering District properties are responsible for compliance with the rules and policies established for the safe operations of the District's Amenity Facilities.
- **3. Facility Access Card.** Facility Access Cards are the property of the District. The District may request surrender of, or may deactivate, a person's card for violation of the District's rules and policies established for the safe operations of the District's Amenity Facilities.
- **4. Suspension and Termination of Rights.** The District, through its Board of Supervisors ("Board"), District Manager, and Community Director shall have the right to restrict or suspend, and after a hearing as set forth herein, terminate the Amenity Facilities access of any Patron and members of their household or Guests to use all or a portion of the Amenity Facilities for any of the following acts (each, a "Violation"):
 - a. Submitting false information on any application for use of the Amenity Facilities, including but not limited to facility rental applications;
 - b. Failing to abide by the terms of rental applications;
 - c. Permitting the unauthorized use of a Patron Card or otherwise facilitating or allowing unauthorized use of the Amenity Facilities;
 - d. Exhibiting inappropriate behavior or repeatedly wearing inappropriate attire;
 - e. Failing to pay amounts owed to the District in a proper and timely manner (with the exception of special assessments);

- f. Failing to abide by any District rules or policies (e.g., Amenity Policies);
- g. Treating the District's staff, contractors, representatives, residents, Patrons or Guests, in a harassing or abusive manner;
- h. Damaging, destroying, rendering inoperable or interfering with the operation of District property, or other property located on District property;
- i. Failing to reimburse the District for property damaged by such person, or a minor for whom the person has charge, or a guest;
- j. Engaging in conduct that is likely to endanger the health, safety, or welfare of the District, its staff, amenities management, contractors, representatives, residents, Patrons or Guests;
- k. Engaging in another Violation after a verbal warning has been given by staff (which verbal warning is not required); or
- I. Such person's guest or a member of their household committing any of the above Violations.

5. Suspension Procedures.

- a. Immediate Suspension. The District Manager, Amenity Manager, or their designee has the ability to issue a suspension for a period of time up to the next Board meeting that is at least eight (8) days after the infraction. An immediate suspension may be imposed for infractions including but not limited to those Violations described above, when such action is necessary to protect the health, safety and welfare of other Patrons and their guests, to protect the District's facilities from damage, or for crimes committed or allegedly committed on District property.
- b. Board Suspension. The Board, acting on its own or on the advice of staff at a noticed public meeting, may impose a suspension for infractions including but not limited to those Violations described above, when such action is necessary to protect the health, safety and welfare of other Patrons and their guests, to protect the District's facilities from damage, or for crimes committed or allegedly committed on District property. If the District Manager or Amenity Manager have imposed a suspension to the next Board meeting, the Board shall consider staff's recommendation and all information presented (including any testimony or evidence from the

- suspendee), together with a record of all previous offenses, and shall determine the appropriate length of the suspension. A written notice will be given to Patron as to the Board's decision.
- c. Permanent Termination. Permanent termination of access to the District's Amenity Facilities shall only be considered and implemented by the Board in situations that pose a long term or continuing threat to the health, safety and/or welfare of the District, its staff, contractors, representatives, residents, Patrons or Guests. The Board, in its sole discretion and upon motion of any Board member, may vote to rescind a termination of access to the Amenity Facilities.
- d. Notice of Suspension and Opportunity to Address the Board. The District Manager or his or her designee shall mail a letter to the person suspended referencing the conduct at issue, the sections of the District's rules and policies violated, the time, date, and location of the next regular Board meeting, and a statement that the person has a right to appear before the Board and offer testimony and evidence to contest the suspension. Any written materials should be submitted at least seven (7) days before the meeting for consideration by the Board. If the date of the suspension is less than eight (8) days before a Board meeting, the discussion may be scheduled for the following Board meeting upon request of the suspendee, but such extension shall not result in a stay of the suspension or termination. If the person is a minor, the letter shall be sent to the adults at the address within the community where the minor resides. If contact information for the owner of the property differs from the contact information for the person committing the violation, notice shall also be provided to the owner of the property.

6. Reimbursements.

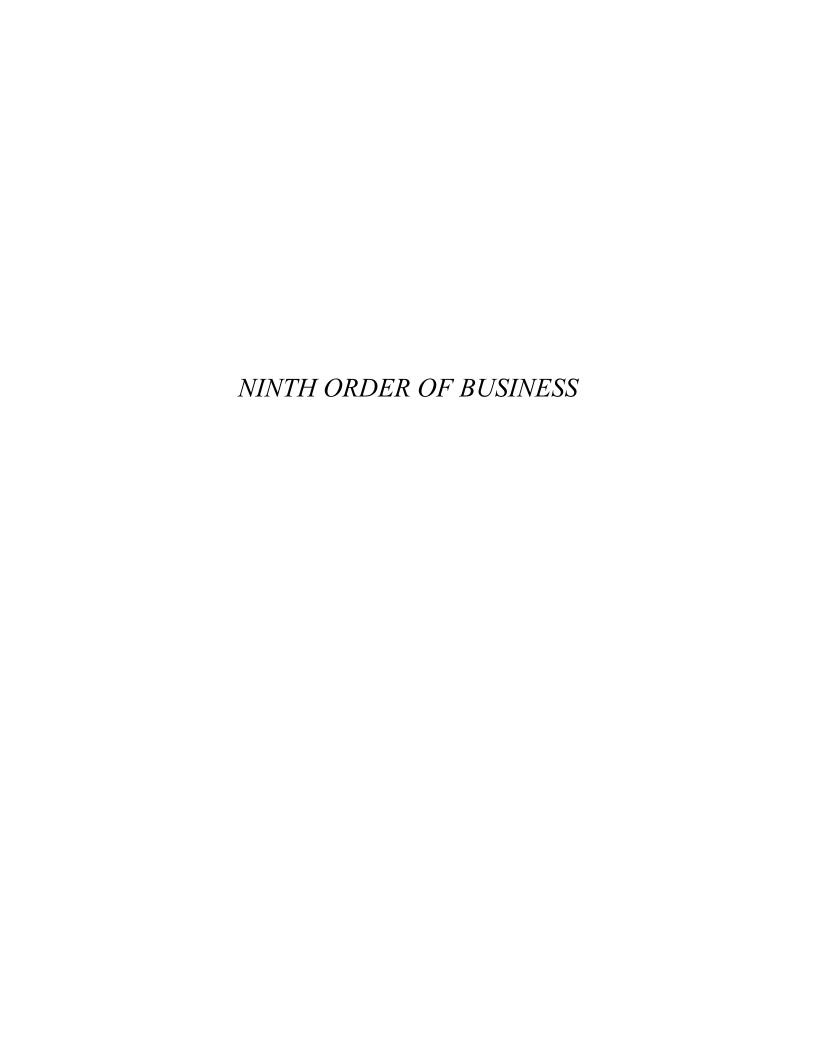
a. Administrative Reimbursement. The Board may in its discretion require payment of an administrative reimbursement of up to Five Hundred Dollars (\$500) in order to offset the actual legal and/or administrative expenses incurred by the District as a result of a Violation ("Administrative Reimbursement"). Such Administrative Reimbursement shall be in addition to any suspension or termination of Amenity access, any applicable legal action warranted by the circumstances, and/or any Property Damage Reimbursement (defined below).

- b. **Property Damage Reimbursement.** If damage to District property occurred in connection with a Violation, the person or persons who caused the damage, or the person whose guest caused the damage, or the person who has charge of a minor that caused the damage, shall reimburse the District for the costs of cleaning, repairing, and/or replacing the property ("Property Damage Reimbursement"). Such Property Damage Reimbursement shall be in addition to any suspension or termination of Amenity access, any applicable legal action warranted by the circumstances, and/or any Administrative Reimbursement.
- c. Automatic Extension of Suspension for Non-Payment. Unless there is an affirmative vote of the Board otherwise, no suspension or termination will be lifted or expire until all Administrative Reimbursements and Property Damage Reimbursements have been paid to the District. If an Administrative Reimbursement or Property Damage Reimbursement is not paid by its due date, the District reserves the right to request surrender of, or deactivate, all access cards or key fobs associated with an address within the District until such time as the outstanding amounts are paid.

7. Appeal of Suspension, Termination, or Reimbursement.

- a. A person subject to a suspension, termination, or reimbursement may appeal such actions, to the Board by filing a written request for an appeal ("Appeal Request") by email or mail to the District Manager within thirty (30) days of the date of the written notice of the decision subject to the Appeal Request. For purposes of this Rule, wherever applicable, filing will be perfected and deemed to have occurred upon receipt by the District.
- b. Failure to file an Appeal Request shall constitute a waiver of all rights to protest the District's suspension or termination and shall constitute a failure to exhaust administrative remedies.
- c. The District shall consider the appeal at a Board meeting and shall provide the suspendee with reasonable notice of the Board meeting where the appeal will be considered.
- d. At the appeal stage, no new evidence shall be offered or considered. Instead, the appeal is an opportunity for the person subject to the suspension or termination to argue, based on the evidence elicited at the Board's initial consideration of the suspension or termination, why the suspension or termination should be reduced or vacated. The Board may take any action deemed by it in its sole discretion to be appropriate under the circumstances, including affirming, overturning, or otherwise modifying

- the suspension or termination. The Board's decision on appeal shall be final.
- e. The filing of an Appeal Request shall not result in the stay of the suspension or termination. The person subject to the suspension or termination may request an extension of the hearing date to a future Board meeting, which shall be granted upon a showing of good cause, but such extension shall not stay the suspension.
- f. All persons are entitled to be represented by a licensed Florida attorney at such hearing or any other proceeding before the Board if they so choose.
- 8. Legal Action; Criminal Prosecution; Trespass. If any person is found to have committed a Violation, such person may additionally be subject to arrest for trespassing or other applicable legal action, civil or criminal in nature. If a person subject to a suspension or termination is found at the Amenity Facilities, such person will be subject to arrest for trespassing. If a trespass warrant is issued to a person by a law enforcement agency, the District has no obligation to seek a withdrawal or termination of the trespass warrant even though the issuance of the trespass warrant may effectively prevent a person from using the District's Amenity Facilities after expiration of a suspension imposed by the District.
- **9. Severability.** If any section, paragraph, clause or provision of this rule shall be held to be invalid or ineffective for any reason, the remainder of this rule shall continue in full force and effect, it being expressly hereby found and declared that the remainder of this rule would have been adopted despite the invalidity or ineffectiveness of such section, paragraph, clause or provision.



C.

BOARD OF SUPERVISORS MEETING DATES WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT FISCAL YEAR 2025/2026

The Board of Supervisors of the Wynnfield Lakes Community Development District will hold their regular meetings for the Fiscal Year 2025/2026 at the University of North Florida, University Center, 12000 Alumni Drive, Room 1090, Jacksonville, Florida 32224, on the third Wednesday of the following months at 6:00 p.m., unless otherwise indicated as follows:

November 19, 2025 January 21, 2026 March 18, 2026 May 20, 2026 (FY27 Budget Approval Meeting) July 22, 2026 (*Fourth Wednesday; FY26 Budget Adoption Meeting) September 16, 2065





Field Operations & Amenity Manager's Reports

Vesta-



Prepared For

WYNNFIELD LAKES CDD

for the July 23, 2025 Meeting Respectfully submitted by

Lina Hernandez & Winslow Wheeler



General Service:

Bland Landscaping continues to provide **weekly landscape maintenance** across the community.

Fertilization & Weed Control:

- A balanced fertilizer with added micronutrients was applied to promote turf health and enhance color.
- Post-emergent weed control was applied. Please allow 10–14 days for visible effects such as yellowing or curling of weeds.
- Treatment was applied for chinch bug suppression.
- A fungicide was applied to treat active summer patch disease.

Turf Maintenance:

• Regular monthly turf maintenance was completed across all designated areas.

Annuals & Flower Beds:

• Weekly weed pulling and deadheading were performed in all annual flower beds.

Canopy Lift:

- On June 9, Bland completed the canopy lift along Wynnfield Lakes Drive, per the approved proposal. This work specifically covered tree trimming over the roadway, not the sidewalk.
- Recognizing the need for additional trimming along the sidewalk areas, Bland's maintenance team performed a canopy lift up to 12 feet and removed low-hanging limbs. This was completed at no additional cost, as part of their regular maintenance contract.
- Bland has also submitted a proposal to further elevate oak tree canopies along the sidewalk to 15–18 feet, which falls outside the existing scope. The quote has been attached for the Board's review.

Bridge Area - Turf Disease & Sod Replacement:

- The bridge area turf is affected by root rot, a naturally occurring fungal disease that prevents roots from absorbing nutrients and water. Symptoms include yellowing, thinning, and dying patches of grass.
- This issue is common in humid, moisture-heavy environments and is difficult to eliminate entirely. It tends to go dormant in dry conditions and reemerge when moisture levels rise.

- So far, two treatments have been completed, with a third follow-up visit conducted this week.
- Bland has agreed to provide a one-time sod replacement in the affected bridge area after treatment is complete. They've noted that:
 - o The fungus may still affect the new sod due to its presence in the soil.
 - o Post-installation treatments will be applied to support the new turf.
 - They cannot be responsible for other areas impacted by the fungus, which is outside their control.

Pest Management - Sod Webworms on Bridge Area:

- Arena, a systemic insecticide, has been applied to address sod webworms and other turf
 pests (such as chinch bugs). It works internally by making the grass toxic to feeding pests.
- The manager advised that occasional pest sightings are normal, even under treatment. However, these pests are not responsible for the current damage. The fungus remains the primary issue.

Plant Replacement:

- On Monday, July 7, two hollies were replaced in the bridge area at no cost.
- Trimming will be scheduled once the plants are fully rooted.

Irrigation Report:

- All reported irrigation issues for this period have been repaired.
- No new concerns have been noted at this time.



June 28, 2025 WORK ORDER #141475

PROPOSAL FOR

WYNNFIELD LAKES
WYNNFIELD LAKES CDD
WYNNFIELD LAKES
12319 WYNNFIELD LAKES DRIVE
JACKSONVILLE, FL 32246

DESCRIPTION OF WORK TO BE PERFORMED

Canopy Lift along Sidewalk

This Proposal Encompasses the additional canopy lift along Wynnfield Lakes Dr, specifically elevating oak trees over the sidewalk to a height of 15 -18 feet minimum. This work aims to improve clearance, enhance overall visibility, and maintain the health and structural integrity of the trees while adhering to industry standards for urban forestry and road safety.

SALE: \$5,400.00 **TOTAL**: **\$5,400.00**

TREE/PALM PRUNING SUBCONTRACTING

WYNNFIELD LAKES

· Tree and palm pruning above 12' will be subcontracted to a tree specialist.

INCLUDED SERVICES TREE/PALM PRUNING SUBCONTRACTING TOTAL: By ______ LUZ APONTE Date June 28, 2025 TOTAL COST *5,400.00 \$5,400.00 By ______ Date

BLAND LANDSCAPING COMPANY, INC.

WYNNFIELD LAKES CDD



Service Overview:

- Monthly Inspections: Solitude Lake Management performs monthly inspections of all
- community ponds. Additional Visits: Extra service visits are conducted as needed based on pond conditions or specific requests.

Current Conditions & Updates:

- Solitude is actively monitoring weed growth along the pond banks.
- Treatments are being applied as necessary to manage vegetation and maintain water quality.



Work Order

00800185

Work Order

00800185

Number

Wynnfield Lakes CDD Account

Contact Ken Thomas

Address 12319 Wynnfield Lake Drive

Jacksonville, FL 32246

United States

Created Date 5/30/2025

Work Details

Specialist Comments to Customer

Ponds 1, 3, 4, and 5 had probiotics added to the water at this time of service. Pond 3 was treated for the algae in the water. The lake front was treated for shoreline grasses at this time of service. Ponds 2 and 4 were treated for algae and shoreline grasses at this time of service. Pond 2 had azolla in the water that was treated for as well. Pond 6 was inspected due to it looking super good at this time of service.

Prepared By

Kolyn Sikes

Work Order Assets

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



Work Order 00800185

Work Order Number 00800185 00800185 Account Wynnfield Lakes CDD

Contact Ken Thomas

Address 12319 Wynnfield Lake Drive

Jacksonville, FL 32246

		United States
Created Date	5/30/2025	
Lake Front	SHORELINE WEED CONTROL	
Lake Front	MONITORING	
Lake Front	LAKE WEED CONTROL	
Lake Front	ALGAE CONTROL	
Lake 6	TEMP	
Lake 6	рН	
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	рН	
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	рН	
Lake 3	DO	
Lake 3	TRASH / DEBRIS COLLECTION (IN HOUSE)	
Lake 3	SHORELINE WEED CONTROL	
Lake 3	MONITORING	

Lake 3



Work Order 00800185 Contact Ken Thomas Work Order 00800185 Address 12319 Wynnfield Lake Drive Number Jacksonville, FL 32246 **United States** Created Date 5/30/2025 Lake 3 LAKE WEED CONTROL Lake 3 ALGAE CONTROL Lake **TEMP** 2 2 Lake рΗ DO Lake 2 Lake 2 TRASH / DEBRIS COLLECTION (IN HOUSE) 2 Lake SHORELINE WEED CONTROL MONITORING Lake 2 2 LAKE WEED CONTROL Lake Lake 2 ALGAE CONTROL Lake TEMP Lake рΗ 1 DO Lake Lake 1 TRASH / DEBRIS COLLECTION (IN HOUSE) SHORELINE Lake WEED CONTROL MONITORING Lake 1 Lake LAKE WEED CONTROL 1 Lake 1 ALGAE CONTROL Lake 6 5 Lake Lake Front Lake-ALL Lake 2 Lake 1 Lake 4

Account

Wynnfield Lakes CDD

Service Report



Work Order

00820055

Work Order

Number

00820055

Wynnfield Lakes CDD Account

Contact Ken Thomas

Address 12319 Wynnfield Lake Drive

Jacksonville, FL 32246

United States

Created Date 6/25/2025

Work Details

Specialist Comments to Customer

Today ponds 1, 2, 4, 6, and the lake front were treated for algae in the water at this time pond 3 was treated for algae as well, the pond had its shoreline grasses spot treated at this time of service. Pond 5 had probiotics added to the water.

Prepared By

Kolyn Sikes

Work Order Assets

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

Service Parameters

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



Work Order

00820055

Work Order

00820055

Number

Account Wynnfield Lakes CDD

Contact Ken Thomas

Address 12319 Wynnfield Lake Drive

Jacksonville, FL 32246

United States

		United States
Created Date	6/25/2025	
Lake Front	LAKE WEED CONTROL	
Lake Front	ALGAE CONTROL	
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	рН	
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	рН	
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	

Number



Account Wynnfield Lakes CDD Work Order 00820055 Contact Ken Thomas Work Order 00820055 Address 12319 Wynnfield Lake Drive

Jacksonville, FL 32246

	United States
Created Date	6/25/2025
Lake 2	TEMP
Lake 2	рН
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	рН
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 6	
Lake Front	
Lake-ALL	
Lake 1	
Lake 2	
Lake 3	
Lake 4	
Lake 5	



Regular Services Overview

- All regular services and cleaning performed as outlined in the contract.
- Fitness Center: Cleaned five (5) days per week.
- **Restrooms**: Cleaned three (3) times per week.
- Trash Collection:
 - o Trash is collected regularly around the Amenity Center and other CDD grounds.
 - o Collection along Kernan Boulevard occurs on a weekly basis.
- **Pool Service**: Maintained regularly and kept in compliance with health and safety code requirements

Pool Monitoring Update

- Pool monitors have been consistently covering their scheduled shifts on Saturdays, Sundays, and holidays.
- A few resident reports have been received regarding individuals vaping in the pool area.
- Attempts were made to identify the individuals involved; however, I was unable to confirm their identities at this time.

Pool Furniture Update

• Surplus pool furniture was removed on June 27.



Fitness Center Maintenance

- Southeast maintains the fitness center on a quarterly basis.
- During their most recent visit, they identified two repairs needed. Please find the proposals attached.

1. Treadmill Motor Cover

- The motor cover on one of the treadmills is broken (see photo).
- o This is a cosmetic repair with a total cost of \$709.84.

1. Leg Curl Machine - Roller Seat Pulley Replacement

- The roller seat pulley needs to be replaced.
 The total cost for this repair is \$760.

If either or both repairs are approved by the Board, I can schedule them to be completed during Southeast's next maintenance visit, which would allow us to save on travel fees.





SOUTHEAST FITNESS REPAIR

14476 Duval Place West #208 Jacksonville, FL 32218 (904) 683-1439 Office@SoutheastFitnessRepair.com

1163 **ESTIMATE#** DATE 06/04/2025 PO#

Estimate

CUSTOMER

Wynnfield Lakes CDD 12319 Wynnfield Lakes Dr Jacksonville FL 32246-4241 (904) 565-9385

SERVICE LOCATION

Wynnfield Lakes CDD 12319 Wynnfield Lakes Dr Jacksonville FL 32246-4241

(904) 565-9385

DESCRIPTION

Manufacturer: Precor

- ~Equipment Type: treadmill ~Model Num: 811/835/885
- ~S/N: AGNBL16160058
- ~Issue: motor cover cracked
- ~Resolution: replace

Estimate

Description	Qty	Rate	Total
Flat Rate Labor	1.00	80.00	80.00
Travel <60 miles	1.00	95.00	95.00
AGNBL16160058			484.84
Precor - TM - ASSEMBLY, HOOD - 302498102	1.00	484.84	484.84
Shipping Ivl 2	1.00	50.00	50.00

CUSTOMER ME	SSAGE
--------------------	-------

Estimate Total:

\$709.84

Parts deposit required: \$534.84



SOUTHEAST FITNESS REPAIR

14476 Duval Place West #208 Jacksonville, FL 32218 (904) 683-1439 Office@SoutheastFitnessRepair.com

Estimate ESTIMATE# 1178 DATE 06/10/2025 PO#

CUSTOMER

Wynnfield Lakes CDD 12319 Wynnfield Lakes Dr Jacksonville FL 32246-4241 (904) 565-9385

CUSTOMER MESSAGE

SERVICE LOCATION

Wynnfield Lakes CDD 12319 Wynnfield Lakes Dr Jacksonville FL 32246-4241

(904) 565-9385

\$709.68

DESCRIPTION

Signed By:

Techno Gym leg curl s/n MA350NO - ALVOGGJL 060000402 Issue: Replace seat wheels

Estimate			
Description	Qty	Rate	Total
Flat Rate Labor	1.00	80.00	80.00
Travel <60 miles	1.00	95.00	95.00
Techno Gym - ROLLER SEAT PULLEY - S0U000079-GG	6.00	80.78	484.68
Shipping IvI 2	1.00	50.00	50.00

Estimate Total:

Parts deposit	required: \$534.68	
þ -	PRE-WORK SIGNATURE	

Wynnfield Lakes Pool Party

The Wynnfield Lakes Pool Party was held on May 31 and was a great way to kick off the summer break.

- Entertainment was provided by a DJ, who organized games for the kids and handed out prizes.
- Pizza and refreshments were provided by the CDD for all attendees.

Residents had a great time, and the event was very well-received by the community.

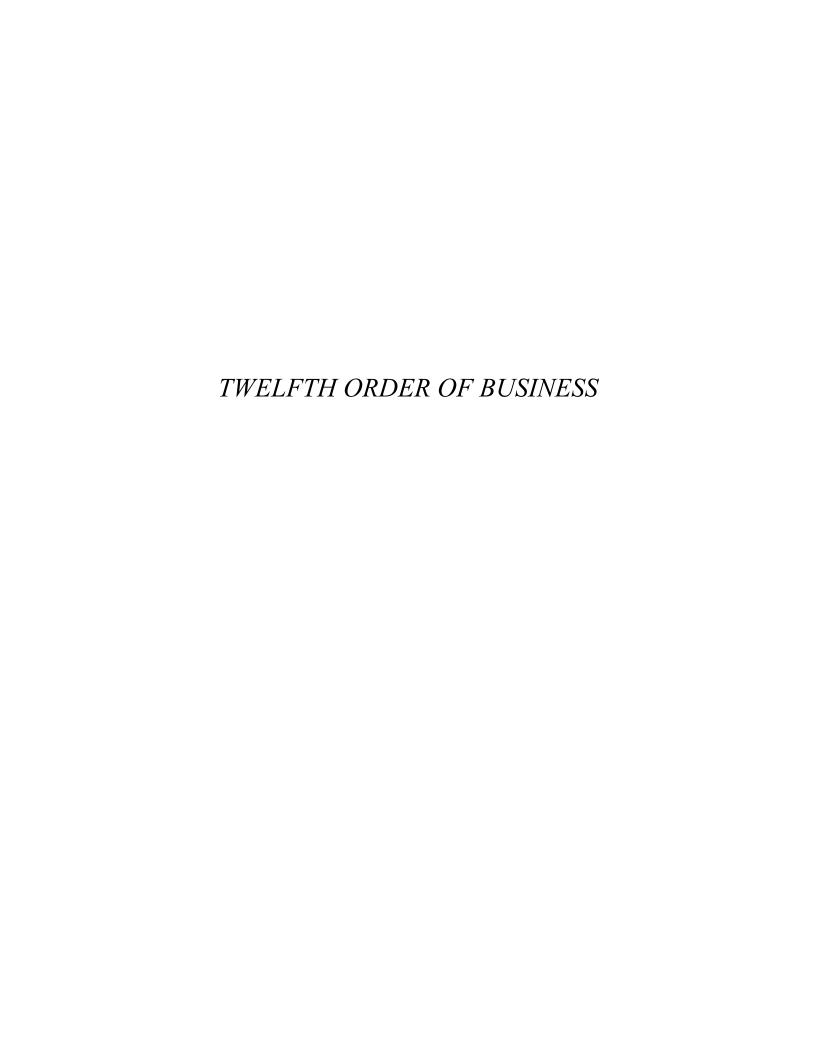


Upcoming Events at Wynnfield Lakes





BOUNCE HOUSE | OBSTACLE COURSE
INFLATABLE AXE THROWING | BALLOON ARTIST
FACE PAINTING | COSTUME CONTEST
MUSIC | CRAFTS | FOOD TRUCK
AT THE AMENITY CENTER



A.

Community Development District

Unaudited Financial Reporting June 30, 2025



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5 Debt Service Fund Series 202
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9 Assessment Receipt Schedu

Wynnfield Lakes Community Development District **Combined Balance Sheet** June 30, 2025

	General Fund	De	ebt Service Fund	Сар	ital Reserve Fund	Totals Governmental Funds			
Assets:									
Cash:									
Operating Account	\$ 26,225	\$	-	\$	526	\$	26,751		
Investments:									
State Board of Administration (SBA)	-		-		243,155		243,155		
US Bank Custody Account	555,413		-		-		555,413		
<u>Series 2014</u>									
Reserve	-		260,488		-		260,488		
Revenue	-		121,826		-		121,826		
Total Assets	\$ 581,638	\$	382,314	\$	243,681	\$	1,207,633		
Liabilities:									
Accounts Payable	\$ 5,379	\$	-	\$	-	\$	5,379		
Total Liabilites	\$ 5,379	\$	-	\$	-	\$	5,379		
Fund Balance:									
Restricted for:									
Debt Service	\$ -	\$	382,314	\$	-	\$	382,314		
Assigned for:									
Capital Reserve Fund	-		-		243,681		243,681		
Unassigned	576,259		-		-		576,259		
Total Fund Balances	\$ 576,259	\$	382,314	\$	243,681	\$	1,202,254		
Total Liabilities & Fund Balance	\$ 581,638	\$	382,314	\$	243,681	\$	1,207,633		

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2025

	Adopted		Pror	ated Budget		Actual		
		Budget	Thr	u 06/30/25	Thr	u 06/30/25	I	/ariance
Revenues:								
Special Assessments - Tax Roll	\$	659,082	\$	659,082	\$	660,861	\$	1,779
Interest Income		10,000	·	7,500		19,236	·	11,736
Clubhouse and other Income		2,000		1,500		5,170		3,670
Total Revenues	\$	671,082	\$	668,082	\$	685,267	\$	17,184
	Þ	0/1,002	Þ	000,002	Þ	003,207	Ф	17,104
Expenditures:								
General & Administrative:								
Supervisor Fees	\$	6,000	\$	4,000	\$	3,800	\$	200
PR-FICA		459		306		291		15
Engineering		10,500		10,500		27,483		(16,983)
Attorney		20,000		15,000		22,851		(7,851)
Annual Audit		3,300		3,300		3,300		-
Assessment Administration		5,408		5,408		5,408		(1)
Arbitrage Rebate		600		-		-		-
Dissemination Agent		1,190		892		893		(0)
Trustee Fees		4,800		-		-		-
Management Fees		53,810		40,358		40,358		0
Information Technology		1,600		1,200		1,200		0
Website Maintenance		800		600		600		(0)
Travel & Per Diem		250		188		-		188
Telephone		300		225		161		64
Postage & Delivery		100		75				75
Meeting Room		1,500		1,000		1,000		-
Insurance General Liability		9,635		9,635		8,965		670
Printing & Binding		750		563		506		57
Legal Advertising		1,000		750		533		218
Other Current Charges		1,000		750		449		301
Office Supplies		150		113		-		113
Dues, Licenses & Subscriptions		175		175		175		-
<u> </u>	\$		\$.		\$	(22.025)
Total General & Administrative	Ф_	123,326	.	95,036	\$	117,971	.	(22,935)
<u>Operations & Maintenance</u>								
Field Expenditures		40.004		40.004		4 4 4 9 9		
Property Insurance (FIA)	\$	18,336	\$	18,336	\$	16,128	\$	2,208
Utilities - Irrigation (JEA)		6,000		4,500		7,689		(3,189)
Field Operations Management (Vesta Property)		28,700		21,525		21,525		(0)
Security Service/Monitoring (Fidelity Security)		58,840		44,130		47,874		(3,744)
Landscape Maintenance (Blend)		67,692		50,769		51,482		(713)
Landscape Contingency		21,835		16,376		3,408		12,968
Lake Maintenance (Solitude)		10,665		7,999		6,948		1,051
Irrigation Maintenance (Koehn)		10,000		7,500		5,857		1,643
Repairs & Replacements		12,500		9,375		1,005		8,370
Refuse Service (Waste Management)		3,044		2,283		2,277		6
Stormwater User Fees		1,140		-		-		-
Animal Control		15,000		11,250		12,534		(1,284)
Contingency		10,000		7,500		629		6,871
Subtotal Field Expenditures	\$	263,751	\$	201,543	\$	177,357	\$	24,186

Community Development District

General Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance For The Period Ending June 30, 2025

	Adopted		Pror	ated Budget		Actual		
		Budget		u 06/30/25	Thr	ru 06/30/25	Ţ	ariance
Amenity Expenditures								
Amenity Center Management (Vesta Property)	\$	80,925	\$	60,694	\$	60,694	\$	-
Facility Attendants (Vesta Property)		12,250		9,188		9,187		0
General Facility Maintenance (Vesta Property)		18,740		14,055		14,055		(0)
Utilities - Electric (JEA)		15,000		11,250		8,987		2,263
Utilities - Water & Sewer (JEA)		6,600		4,950		3,607		1,343
Telephone/Internet & Cable (Comcast)		5,208		3,906		4,440		(534)
Repairs & Replacements		10,880		8,160		10,085		(1,925)
Fitness Equipment Maintenance		1,360		1,020		983		37
Fitness Center Supplies		1,000		750		105		645
Pool Maintenance (Vesta Property)		15,022		11,267		11,266		0
Pool Chemicals (PoolSure)		9,600		7,200		8,820		(1,620)
Janitorial Service/Supplies (Vesta Property)		9,470		7,102		7,103		(0)
Office Supplies / Mailings / Printings		1,250		938		426		512
Operating Supplies		4,500		3,375		2,392		983
Permit Fees		1,700		1,747		1,747		-
Special Events		10,000		6,989		6,989		_
Recreation Passes		500		375		200		175
Holiday Lighting		5,000		5,000		3,400		1,600
Tionday Digitting		3,000		3,000		3,400		1,000
Subtotal Amenity Expenditures	\$	209,005	\$	157,964	\$	154,486	\$	3,478
Total Operations & Maintenance	\$	472,756	\$	359,507	\$	331,844	\$	27,663
Total Expenditures	\$	596,082	\$	454,543	\$	449,814	\$	4,728
Excess (Deficiency) of Revenues over Expenditure	\$	75,000	\$	213,540	\$	235,453	\$	21,913
Other Financing Sources/(Uses):								
Interfund Transfer In/(Out)	\$	25.000	\$	25.000	\$	34.975	\$	9,975
Capital Reserve Funding - Transfer Out	Ψ	(100,000)	Ψ	(100,000)	Ψ	(100,000)	Ψ	
Total Other Financing Sources/(Uses)	\$	(75,000)	\$	(75,000)	\$	(65,025)	\$	9,975
Net Change in Fund Balance	\$	-	\$	138,540	\$	170,428	\$	31,888
Fund Balance - Beginning	\$				\$	405,832		
runu Daiante - Deginning	Ф	- · · · · · · · · · · ·			Ф	403,032		
Fund Balance - Ending	\$	-			\$	576,259		

Community Development District

Capital Reserve Fund

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending June 30, 2025

	Adopted			ated Budget		Actual		
		Budget	Thr	ru 06/30/25	Thr	ru 06/30/25	7	Variance
Revenues								
Interest	\$	11,115	\$	8,336	\$	7,447	\$	(889)
Total Revenues	\$	11,115	\$	8,336	\$	7,447	\$	(889)
Expenditures:								
Entry Sign	\$	20,420	\$	-	\$	-	\$	-
Exterior Wall Lights		3,781		-		-		-
Office Furniture & Equipment		4,538		-		-		-
Parking Lot Paver Maintenance		4,538		-		-		-
Pendent Lights at Open Deck Area		8,471		-		-		-
Pickle Ball Court Resurfacing		6,655		-		-		-
Security Camera System		10,891		-		-		-
Holiday Lights		-		-		12,550		(12,550)
Pool Furniture		-		-		10,292		(10,292)
Other Current Charges		600		450		545		(95)
Total Expenditures	\$	59,894	\$	450	\$	23,386	\$	(22,936)
Excess (Deficiency) of Revenues over Expenditur	'e \$	(48,779)	\$	7,886	\$	(15,939)	\$	(23,826)
Other Financing Sources/(Uses)								
Capital Reserve Funding - Transfer In	\$	100,000	\$	100,000	\$	100,000	\$	-
Total Other Financing Sources (Uses)	\$	100,000	\$	100,000	\$	100,000	\$	-
Net Change in Fund Balance	\$	51,221	\$	107,886	\$	84,061	\$	(23,826)
Fund Balance - Beginning	\$	207,099			\$	159,620		
Fund Balance - Ending	\$	258,320			\$	243,681		

Community Development District

Debt Service Fund Series 2014

Statement of Revenues, Expenditures, and Changes in Fund Balance

For The Period Ending June 30, 2025

	Adopted		Pro	rated Budget		Actual		
		Budget	Th	ru 06/30/25	Thr	ru 06/30/25	V	ariance
Revenues:								
Special Assessments - Tax Roll	\$	517,898	\$	517,898	\$	519,290	\$	1,392
Interest Income		10,000		7,500		19,513		12,013
Total Revenues	\$	527,898	\$	525,398	\$	538,803	\$	13,405
Expenditures:								
Interest - 11/1	\$	103,663	\$	103,663	\$	103,663	\$	-
Interest - 5/1		103,663		103,663		103,663		-
Principal - 5/1		310,000		310,000		310,000		-
Total Expenditures	\$	517,325	\$	517,325	\$	517,325	\$	-
Excess (Deficiency) of Revenues over Expenditure	\$	10,573	\$	8,073	\$	21,478	\$	13,405
Other Financing Sources/(Uses):								
Interfund Transfer In/(Out)	\$	(25,000)	\$	(25,000)	\$	(34,975)	\$	(9,975)
Total Other Financing Sources/(Uses)	\$	(25,000)	\$	(25,000)	\$	(34,975)	\$	(9,975)
		4		4				
Net Change in Fund Balance	\$	(14,427)	\$	(16,927)	\$	(13,497)	\$	3,430
Fund Balance - Beginning	\$	131,724			\$	395,811		
Fund Balance - Ending	\$	117,297			\$	382,314		
		.,				.,-		

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

	Oct		Nov	•	Dec	Jan	Feb	March	April	May	June	July	Aug	g	Sep	t	Total
Revenues:																	
Special Assessments - Tax Roll	\$ -	\$	163,357	\$	468,462	\$ 10,447	\$ 7,761	\$ 4,701	\$ 2,883	\$ -	\$ 3,250 \$	-	\$ -	\$	-	\$	660,861
Interest Income	1,659		1,471		1,356	2,554	2,737	2,405	2,550	2,306	2,198	-	-		-		19,236
Clubhouse and other Income	-		225		66	100	2,874	55	375	1,226	249	-	-		-		5,170
Total Revenues	\$ 1,659	\$ 1	65,052	\$ 4	169,884	\$ 13,101	\$ 13,371	\$ 7,162	\$ 5,808	\$ 3,532	\$ 5,697 \$	-	\$ -	\$	-	\$	685,267
Expenditures:																	
General & Administrative:																	
Supervisor Fees	\$ -	\$	1,000	\$	-	\$ 1,000	\$ -	\$ 800	\$ -	\$ 1,000	\$ - \$	-	\$ -	\$	-	\$	3,800
PR-FICA	-		77		-	77	-	61	-	77	-	-	-		-		291
Engineering	1,355		8,237		685	7,687	4,526	3,676	1,318	-	-	-	-		-		27,483
Attorney	1,630		3,038		1,296	3,959	888	5,917	1,620	4,504	-	-	-		-		22,851
Annual Audit	-		-		-	3,300	-	-	-	-	-	-	-		-		3,300
Assessment Administration	5,408		-		-	-	-	-	-	-	-	-	-		-		5,408
Arbitrage Rebate	-		-		-	-	-	-	-	-	-	-	-		-		-
Dissemination Agent	99		99		99	99	99	99	99	99	99	-	-		-		893
Trustee Fees	-		-		-	-	-	-	-	-	-	-	-		-		-
Management Fees	4,484		4,484		4,484	4,484	4,484	4,484	4,484	4,484	4,484	-	-		-		40,358
Information Technology	133		133		133	133	133	133	133	133	133	-	-		-		1,200
Website Maintenance	67		67		67	67	67	67	67	67	67	-	-		-		600
Travel & Per Diem	-		-		-	-	-	-	-	-	-	-	-		-		-
Telephone	6		27		7	-	-	15	5	100	-	-	-		-		161
Postage & Delivery	-		-		-	-	-	-	-	-	-	-	-		-		-
Meeting Room	-		250		-	250	-	250	-	-	250	-	-		-		1,000
Insurance General Liability	8,965		-		-	-	-	-	-	-	-	-	-		-		8,965
Printing & Binding	32		43		71	1	19	48	57	12	223	-	-		-		506
Legal Advertising	-		-		-	-	-	-	265	-	268	-	-		-		533
Other Current Charges	18		48		62	-	62	138	-	71	51	-	-		-		449
Office Supplies	-		-		-	-	-	-	-	-	-	-	-		-		-
Dues, Licenses & Subscriptions	175		-		-	-	-	-	-	-	-	-	-		-		175
Total General & Administrative	\$ 22.371	\$	17.504	\$	6.904	\$ 21.056	\$ 10,278	\$ 15.688	\$ 8,048	\$ 10.547	\$ 5,575 \$	-	\$	\$		\$	117,971

Wynnfield Lakes Community Development District Month to Month

	0ct	. No	V	Dec	Jan		Feb		March		April		May		June		July	7	Aug		Sep	t	Total
Operations & Maintenance															_	_	_	_	_				
Field Expenditures																							
Property Insurance (FIA) \$	16,128	\$ -	\$	- \$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	-	\$	16,128
Utilities - Irrigation (JEA)	288	843		346	672		855		837		1,054		1,006		1,291		-		-		-		7,689
Field Operations Management (Vesta Propert	2,392	2,392	2,	392	2,392		2,392		2,392		2,392		2,392		2,392		-		-		-		21,525
Security Service/Monitoring (Fidelity Security	6,480	5,009	5,	225	5,233		5,192		5,184		5,184		5,184		5,184		-		-		-		47,874
Landscape Maintenance (Blend)	5,720	5,720	5,	720	5,720		5,720		5,720		5,720		5,720		5,720		-		-		-		51,482
Landscape Contingency	112	112		112	112		112		112		2,512		112		112		-		-		-		3,408
Lake Maintenance (Solitude)	772	772		772	772		772		772		772		772		772		-		-		-		6,948
Irrigation Maintenance (Koehn)	-	1,583	1,	674	-		-		1,318		-		-		1,284		-		-		-		5,857
Repairs & Replacements	-	92		-	-		540		-		373		-		-		-		-		-		1,005
Refuse Service (Waste Management)	233	233		233	233		238		237		291		290		289		-		-		-		2,277
Stormwater User Fees	-			-	-		-		-		-		-		-		-		-		-		-
Animal Control	1,145	1,545	1,	245	1,245		1,245		1,845		1,200		1,819		1,245		-		-		-		12,534
Contingency	-			-	-		-		629		-		-		-		-		-		-		629
Subtotal Field Expenditures \$	33,270	\$ 18,297	\$ 18,2	219 \$	\$ 16,378	\$	17,066	\$	19,045	\$	19,498	\$	17,295	\$ 1	8,289	\$	-	\$	-	\$	-	\$	177,357
Amenity Expenditures																							
Amenity Center Management (Vesta Property \$	6,744	\$ 6,74	\$ 6,	744 \$	6,744	\$	6,744	\$	6,744	\$	6,744	\$	6,744	\$	6,744	\$	-	\$	-	\$	-	\$	60,694
Facility Attendants (Vesta Property)	1,021	1,02	1,	021	1,021		1,021		1,021		1,021		1,021		1,021		-		-		-		9,187
General Facility Maintenance (Vesta Property	1,562	1,562	1,	562	1,562		1,562		1,562		1,562		1,562		1,562		-		-		-		14,055
Utilities - Electric (JEA)	910	954		346	1,083		920		1,031		1,062		1,053		1,128		-		-		-		8,987
Utilities - Water & Sewer (JEA)	435	393		342	257		240		316		615		533		476		-		-		-		3,607
Telephone/Internet & Cable (Comcast)	441	442		142	478		478		478		486		598		598		-		-		-		4,440
Repairs & Replacements	554	299	1,	273	1,246		2,851		1,266		1,570		547		479		-		-		-		10,085
Fitness Equipment Maintenance	-			-	-		340		-		-		643		-		-		-		-		983
Fitness Center Supplies	-			-	-		-		-		105		-		-		-		-		-		105
Pool Maintenance (Vesta Property)	1,252	1,252	1,	252	1,252		1,252		1,252		1,252		1,252		1,252		-		-		-		11,266
Pool Chemicals (PoolSure)	736	736		736	824		824		824		1,391		1,374		1,374		-		-		-		8,820
Janitorial Service/Supplies (Vesta Property)	789	789		789	789		789		789		789		789		789		-		-		-		7,103
Office Supplies / Mailings / Printings	-	100		61	33		22		32		106		10		58		-		-		-		426
Operating Supplies	-	22		45	180		348		537		409		335		318		-		-		-		2,392
Permit Fees	-			446	776		-		-		-		-		525		-		-		-		1,747
Special Events	2,281	1,040		519	432		143		108		1,797		400		270		-		-		-		6,989
Recreation Passes	-			-	-		-		-		200		-		-		-		-		-		200
Holiday Lighting	-			-	-		3,400		-		-		-		-		-		-		-		3,400
Subtotal Amenity Expenditures \$	16,725	\$ 15,557	\$ 16,0	76 \$	\$ 16,676	\$	20,933	\$	15,959	\$	19,108	\$	16,859	\$ 1	6,593	\$	-	\$	-	\$	-	\$	154,486
Total Operations & Maintenance &	49,995	\$ 33.854	\$ 34,2	פסד פ	\$ 33,054	\$	37,999	\$	35,004	\$	38,606	\$	34,154	\$ 3	4,881	\$		\$		\$		¢	331,844
Total Operations & Maintenance \$	49,993	\$ 33,03 4	· 3 34,	193 3	33,034	Þ	37,999	Þ	33,004	Þ	30,000	Þ	34,134	a	4,001	ð		J		J			331,044
Total Expenditures \$	72,366	\$ 51,358	\$ 41,	198	\$ 54,111	\$	48,277	\$	50,693	\$	46,654	\$	44,701	\$ 4	0,457	\$	-	\$	-	\$	-	\$	449,814
Excess (Deficiency) of Revenues over Expe \$	(70,708)	\$ 113,695	\$ 428,	586 \$	(41,009)	\$	(34,906)	\$	(43,531)	\$	(40,846)	\$	(41,168)	\$ (:	34,760)	\$	_	\$	-	\$		\$	235,453
Other Financing Sources/Uses:	(10,100)	 113,07.	— 	4	(11,00°))	Ψ.	(0.1,900)	Ψ.	(10,001)	Ψ	(10,010)	Ψ.	(11,100)	Ψ (.	_1,,,,,,,,	- -				-		Ψ	200,133
,		dr.	¢	a		d.	24.075	d.		d.		ď		d.		¢		¢		¢		¢	24.075
Interfund Transfer In/(Out) \$	-	\$	\$ (100)	- \$		\$	34,975	\$		\$	-	\$	-	3	-	\$	-	\$		\$	-	\$	34,975
Capital Reserve Funding - Transfer Out	-		(100)		-		-		-		-		-		-				-				(100,000)
Total Other Financing Sources/Uses \$	•	\$	\$ (100,0	000) \$	-	\$	34,975	\$	-	\$		\$		\$	-	\$	-	\$		\$	-	\$	(65,025)
Net Change in Fund Balance \$	(70,708)	\$ 113,695	\$ 328,6	586	\$ (41,009)	\$	69	\$	(43,531)	\$	(40,846)	\$	(41,168)	\$ (3	4,760)	\$	-	\$	-	\$	-	\$	170,428

Community Development District Long Term Debt Report

Coming	2014, Special Assessm	ont Donda	
Series 2	2014, Speciai Assessiii	ent Bonas	
Original Bond		\$7,490,000	
Maturity Date:		5/1/2036	
Reserve Fund Definition	50	0% of Maximum Annu	ıal Debt Service
Reserve Fund Requirement		260,488	
Reserve Fund Balance		260,488	
Interest Rate:	1.00%-3.500%	\$2,375,000	
Maturity Date:	5/1/2023	\$ 2 ,575,5000	
Interest Rate:	3.625%	\$305,000	
Maturity Date:	5/1/2024	4505,000	
Interest Rate:	3.750%	\$315,000	
Maturity Date:	5/1/2025	4010,000	
Interest Rate:	4.000%	\$325,000	
Maturity Date:	5/1/2026	4020,000	
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: Special Call Payment - 11/1/17			(\$5,000)
Less: Principal Payment - 5/1/18			(\$255,000)
Less: Special Call Payment - 5/1/18			(\$10,000)
Less: Special Call Payment - 11/1/18			(\$5,000)
Less: Principal Payment - 5/1/19			(\$260,000)
Less: Special Call Payment - 5/1/19			(\$20,000)
Less: Special Call Payment - 11/1/19			(\$5,000)
Less: Principal Payment - 5/1/20			(\$265,000)
Less: Special 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)
Less: Principal Payment - 5/1/24			(\$300,000)
Less: Principal Payment - 5/1/25			(\$310,000)
Current Bonds Outstanding			\$4,465,000
			+ -, 5) 0 0 0



Wynnfield Lakes COMMUNITY DEVELOPMENT DISTRICT **Special Assessment Receipts - Duval County** Fiscal Year 2025

Gross Assessments \$ 712,523.52 \$ 559,884.96 \$ 1,272,408.48 659,084.26 \$ 517,893.59 \$ 1,176,977.84 Net Assessments \$

ON ROLL ASSESSMENTS

						allocation in %	56.00%	44.00%	100.00%
			Discoumt/		Property	unocucion in 70	30.0070	2014	100.0070
Date	Distribution	Gross Amount	(Penalty)	Commission	Appraiser	Net Receipts	O&M Portion	Debt Service	Total
Dute	Distribution	di 033 Amount	(1 charty)	Commission	rippruiser	Net Neterpis	Octivi i or tion	Debt bei vice	Total
11/06/01	10/45 10/04/04							4 4 5 5 0 5	
11/06/24	10/15-10/31/24				\$ 54.67		\$ 2,009.40		
11/15/24	11/01-11/10/24	216,413.85	8,656.65	4,217.48	3,054.02	200,485.70	112,268.02	88,217.68	200,485.70
11/22/24	11/11-11/17/24	44,981.40	1,799.28	876.59	634.80	41,670.73	23,334.78	18,335.95	41,670.73
11/29/24	11/18-11/24/24	49,626.57	1,985.09	967.12	700.33	45,974.03	25,744.55	20,229.48	45,974.03
12/05/24	11/25-12/04/24	84,540.32	3,269.56	1,625.42	1,219.06	78,426.28	43,917.16	34,509.12	78,426.28
12/10/24	11/25-12/04/24	812,623.72	32,617.49	15,600.12	11,700.09	752,706.02	421,500.45	331,205.57	752,706.02
12/19/25	12/05-12/15/24	5,838.42	204.35	114.37	82.82	5,436.88	3,044.54	2,392.34	5,436.88
01/07/25	12/16-12/31/24	19,931.11	597.95	392.46	284.20	18,656.50	10,447.27	8,209.23	18,656.50
02/06/25	01/16-01/31/25	8,757.63	175.17	174.23	126.16	8,282.07	4,637.79	3,644.28	8,282.07
02/21/25	02/01-02/18/25	5,838.42	58.38	117.33	84.97	5,577.74	3,123.42	2,454.32	5,577.74
03/06/25	02/19-02/28/25	5,838.42	58.38	117.33	84.97	5,577.74	3,123.42	2,454.32	5,577.74
03/19/25	03/01-03/15/25	2,919.21	-	59.26	42.91	2,817.04	1,577.49	1,239.55	2,817.04
04/03/25	03-17-03/31/25	5,335.05	-	108.31	78.42	5,148.32	2,882.96	2,265.36	5,148.32
06/27/25	06/01-06/22/25	5,838.42	(175.16)	122.07	88.40	5,803.11	3,249.63	2,553.48	5,803.11
	TOTAL	\$ 1,272,408.48	\$ 49,454.58	\$ 24,567.57	\$ 18,235.82	\$ 1,180,150.51	\$ 660,860.88	\$ 519,289.63	\$ 1,180,150.51

100.00%	Percent Collected
\$ -	Balance Remaining to Collect

C.

Wynnfield Lakes COMMUNITY DEVELOPMENT DISTRICT

Check Register

GENERAL FUND

Date	check #'s	Amount
5/1 - 5/31/25	4937-4955	\$40,752.88
6/1 - 6/30/25	4956-4974	\$44,655.52

TOTAL	\$85.408.40
TITTAL	\$85 ANS AN
IUIAL	プリン・オリリ・オリ

CAPITAL RESERVE FUND

Dute theta theta S Amount	Date	check #'s	Amount
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\$0.00 TOTAL

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 6/11/25 PAGE 1
*** CHECK DATES 05/01/2025 - 05/31/2025 *** WYNNFIELD LAKES - GENERAL FUND

CHECK DAIES	05/01/2025 - 05/31/2025 ****	BANK A WYNNFIELD - GENERAL			
CHECK VEND# DATE	INVOICEEXPENSED TO DATE INVOICE YRMO DPT ACC	VENDOR NAME I# SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
5/07/25 00264	5/01/25 318346 202505 320-5380 MAY 25 - LANDSCAPING SY		*	5,720.23	
		BLAND LANDSCAPING CO. INC			5,720.23 004937
5/07/25 00029	4/26/25 84957412 202505 320-5720	00-41000	*	597.69	
	TV/INTERNET 5/4-6/3/25	COMCAST (AUTO PAY)			597.69 004938
5/07/25 00237	4/21/25 25-188 202504 320-5380	 00-34500	*	1,296.00	
	SECURITY 4/12/25 4/21/25 25-188 202504 320-5380	00-34500	*	1,296.00	
	SECURITY 4/19/25	FIDELITY SECURITY OPERATIONS			2,592.00 004939
5/07/25 00196	5/01/25 77832692 202505 320-5380			45.00	
	PEST CONTROL 5/01/25	FLORIDA PEST CONTROL & CHEMICA	L CO.		45.00 004940
5/07/25 00012	4/24/25 25236787 202504 320-5380	00-43001	*	1,054.36	
	IRRIG 3/23-4/22/25 4/24/25 25236787 202504 320-5720	00-43100	*	1,062.32	
	ELECTRIC 3/24-4/23/25 4/24/25 25236787 202504 320-5720		*	614.92	
	WATER/SEWER 3/23-4/22/2	25 			2,731.60 004941
5/07/25 00243	5/07/25 12310 202505 320-5720	00-49400	*	400.00	
	MC/DJ-SPRING FESTIVAL	MAGNETIX DJ SERVICES			400.00 004942
5/07/25 00189	5/07/25 05072025 202505 320-5380	00-46101	*	70.00	
	MAY 25 REIMB WATER/SEWI 5/07/25 05072025 202505 320-5380	00-46101	*	42.00	
	MAY 25 REIMB LANDSCAPE	MT PETER AND JENNIFER TOWNSEND			112.00 004943
5/07/25 00263	4/25/25 9735252- 202505 320-5380	 00-43300	*	289.64	
	WASTE 5/1-5/31/25	WM CORPORATE SERVICES INC (AUT	OPAY)		289.64 004944
5/20/25 00266	5/14/25 389582 202505 320-5720	00-46601	*	135.00	
	REP PICKLE BALL CT. LOC	ATT ANTIC CECIDITY			135.00 004945
5/20/25 00237	5/05/25 25-216 202505 320-5380 SECURITY 4/26/25			1,296.00	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 6/11/25 PAGE 2
*** CHECK DATES 05/01/2025 - 05/31/2025 *** WYNNFIELD LAKES - GENERAL FUND

*** CHECK DATES	05/01/2025 - 05/31/2025 ***	WYNNFIELD LAKES - GENERAL FUND BANK A WYNNFIELD - GENERAL			
CHECK VEND# DATE	INVOICEEXPENSED TO. DATE INVOICE YRMO DPT ACCT	VENDOR NAME "# SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
	5/05/25 25-216 202505 320-5380 SECURITY 5/03/25	0-34500	*	1,296.00	
	82001111 0,00,10	FIDELITY SECURITY OPERATIONS			2,592.00 004946
5/20/25 00196	5/01/25 77833778 202505 320-5380	0-46802	*	274.24	
		FLORIDA PEST CONTROL & CHEMICAL C	CO.		274.24 004947
5/20/25 00007			*	4,484.17	
	MAY 25 - MANAGEMENT FEE 5/01/25 572 202505 310-5130 MAY 25 - IT	0-35100	*	133.33	
	5/01/25 572 202505 310-5130 MAY 25 - WEBSITE ADMIN	0-49500	*	66.67	
	5/01/25 572 202505 310-5130		*	99.17	
	MAY 25 - DISSEMINATION 5/01/25 572 202505 310-5130	0-42500	*	11.85	
	MAY 25 - COPIES 5/01/25 572 202505 310-5130 MAY 25 - TELEPHONE	0-41000	*	99.94	
	MAI 25 - IELEPHONE	GOVERNMENTAL MANAGEMENT SERVICES			4,895.13 004948
5/20/25 00192	5/25/25 180-0525 202505 320-5380 MAY 25 - GOOSE CONTROL	0-46802	*	1,500.00	
		GOOSE MASTERS OF NORTHEAST FLORID	PΑ		1,500.00 004949
5/20/25 00222	5/18/25 12310 202504 310-5130 APR 25 GENERAL COUNSEL	0-31500	*	729.00	
	5/18/25 12311 202504 310-5130 APR 25 - EROSION REPAIR	0-31500	*	891.00	
		KVW KILINSKI, VAN WYK, PLLC			1,620.00 004950
5/20/25 00255	5/13/25 193209 202504 310-5130	0-31100		1,317.77	
	APR 25 - ENGINEERING FE	ES MATTHEWS DCCM			1,317.77 004951
5/20/25 00224	5/01/25 PSI16260 202505 320-5380	0-46800	*	772.00	
	MAY 25 LAKE MAINT	SOLITUDE LAKE MANAGMENT			772.00 004952
5/20/25 00094	5/12/25 1469 202505 320-5720	0-46900	*	643.08	
	INST NEW REAR ROLLER	SOUTHEAST FITNESS REPAIR			643.08 004953
5/20/25 00221	5/01/25 426088 202505 320-5380 MAY 25- FIELD MGMT	0-34400	*	2,391.67	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 6/11/25 PAGE 3
*** CHECK DATES 05/01/2025 - 05/31/2025 *** WYNNFIELD LAKES - GENERAL FUND

CHIECK BILLS	BANK A WYNNFIELD - GENERAL			
	INVOICEEXPENSED TO VENDOR NAME DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
	5/01/25 426088 202505 320-57200-34300 MAY 25- AMENITY MGMT	*	6,743.75	
	5/01/25 426088 202505 320-57200-46700 MAY 25- FACILITY ATT	*	1,020.83	
	5/01/25 426088 202505 320-57200-46600 MAY 25- GEN FACILITY MAIN	*	1,561.67	
	5/01/25 426088 202505 320-57200-46200 MAY 25- POOL MAINT	*	1,251.83	
	5/01/25 426088 202505 320-57200-34200	*	789.17	
	VESTA PROPERTY SERVICES, INC		1	3,758.92 004954
5/20/25 00246	5/02/25 55693990 202504 320-57200-52000	*	47.18-	
	REFUND PAPER TOWELS 5/02/25 55693990 202504 320-57200-46601 SHOWR VALVE AND CHAIN	*	77.32	
	5/02/25 55693990 202504 320-57200-52000 PAPER TOWELS	*	31.10	
	5/02/25 55693990 202504 320-57200-46601 FIRST AID KIT	*	21.99	
	5/02/25 55693990 202504 320-57200-46601 LITTLE LIBRARY STAND	*	151.99	
	5/02/25 55693990 202504 320-57200-46601 SHOWER ARM	*	29.98	
	5/02/25 55693990 202504 320-57200-46601 FLUSH VALVE TOILET REP	*	130.79	
	5/02/25 55693990 202504 320-57200-52000 RUST REMOVER	*	12.98	
	5/02/25 55693990 202504 320-57200-52000 WIPES/TRASH BAGES	*	105.61	
	5/02/25 55693990 202504 320-57200-51000 INK	*	9.66	
	5/02/25 55693990 202504 320-57200-52000 POLY DUMP CART	*	245.32	
	5/02/25 55693990 202504 320-57200-52000 REFUND RUST REMOVER	*	12.98-	
	ELITE CARD PAYMENT CENTER AUTO	O PAY		756.58 004955
	TOTAL FOR :	BANK A	40,752.88	
	TOTAL FOR I	REGISTER	40,752.88	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 6/30/25 PAGE 1
*** CHECK DATES 06/01/2025 - 06/30/2025 *** WYNNFIELD LAKES - GENERAL FUND

	BANK	A WYNNFIELD - GENERAL			
CHECK VEND DATE	DATE INVOICE YRMO DPT ACCT# SUB	VENDOR NAME SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
6/10/25 0026	6/01/25 322436 202506 320-53800-4610 JUN 25 - LANDSCAPING SVC	0 AND LANDSCAPING CO. INC	*	5,720.23	5,720.23 004956
6/10/25 0002	5/26/25 84957412 202506 320-57200-4100 TV/INTERNET 6/4-7/3/25	0	*	597.69	597.69 004957
6/10/25 0003	6/05/25 25-03083 202506 310-51300-4800 RQST PROP EROSION REP PRJ DA	0	*	268.00	
6/10/25 0023	5/19/25 25-240 202505 320-53800-3450 SECURITY 5/10/25		*		
	5/19/25 25-240 202505 320-53800-3450 SECURITY 5/17/25	0	*	1,296.00	
	FI	DELITY SECURITY OPERATIONS			2,592.00 004959
6/10/25 0017	5/01/25 7819132 202505 320-57200-5400 POOL PERMIT 16-60-01269		*	200.00	
	5/01/25 7819339 202505 320-57200-5400 POOL PERMIT 16-60-01268		*	325.00	
	FL	ORIDA DEPARTMENT OF HEALTH-DUVAL			525.00 004960
6/10/25 0000	6/01/25 573 202506 310-51300-3400 JUN 25 - MANAGEMENT FEES		*	4,484.17	
	6/01/25 573 202506 310-51300-3510 JUN 25 - IT	0	*	133.33	
	6/01/25 573 202506 310-51300-4950 JUN 25 - WEBSITE ADMIN	0	*	66.67	
	6/01/25 573 202506 310-51300-3160 JUN 25 - DISSEMINATION	0	*	99.17	
	6/01/25 573 202506 310-51300-4250 JUN 25 - COPIES	0	*	223.05	
	GO'	VERNMENTAL MANAGEMENT SERVICES			5,006.39 004961
6/10/25 0001	5/23/25 25236787 202505 320-53800-4300	1	*	1,006.05	
	IRRIG 4/22-5/21/25 5/23/25 25236787 202505 320-57200-4310		*	1,052.78	
	ELECTRIC 4/23-5/22/25 5/23/25 25236787 202505 320-57200-4300 WATER/SEWER 4/22-5/21/25	1	*	533.14	
		A (AUTO PAY)			2,591.97 004962
6/10/25 0018	6/10/25 06102025 202506 320-53800-4610 JUN 25 REIMB WATER/SEWER	1	*	70.00	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 6/30/25 PAGE 2
*** CHECK DATES 06/01/2025 - 06/30/2025 *** WYNNFIELD LAKES - GENERAL FUND

*** CHECK DATES 06/01/2025 - 06/30/2025 *** WYNNFIELD LAKES - GENERAL BANK A WYNNFIELD - GENERAL	, FUND L		
CHECK VEND#INVOICEEXPENSED TO VENDOR NAM DATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS			CHECK AMOUNT #
6/10/25 06102025 202506 320-53800-46101 JUN 25 REIMB LANDSCAPE MT PETER AND JENNIFER TOW 6/10/25 00036 5/22/25 UC21031 202505 310-51300-60100	*	42.00	
PETER AND JENNIFER TOW	NSEND		112.00 004963
UNIVERSITY OF NORTH FI	ORIDA		250.00 004964
UNIVERSITY OF NORTH FI 6/10/25 00246 6/03/25 55693990 202505 320-57200-46601 PLUMBING REPAIR 6/03/25 55693990 202505 320-57200-49400 BAGS/CANDY 6/03/25 55693990 202505 320-57200-49400 PARTY FAVORS 6/03/25 55693990 202505 320-57200-52000 PLANTER 6/03/25 55693990 202505 320-57200-51000 DUBLE TAPE/HOLE PUNCH 6/03/25 55693990 202505 320-57200-51000 DUBLE TAPE/HOLE PUNCH 6/03/25 55693990 202505 320-57200-52000 CUPS/TRASH BAGS 6/03/25 55693990 202505 320-57200-52000 REFUND TRASH BAGS 6/03/25 55693990 202505 320-57200-52000 REFUND TRASH BAGS 6/03/25 55693990 202505 320-57200-46601 POOL VACUUM CLEANER KIT 6/03/25 55693990 202505 320-57200-46601 BLOWER 6/03/25 55693990 202505 320-57200-46601 BLOWER 6/03/25 55693990 202505 320-57200-49400 FUN POPS/WATER/NAPKINS/PL 6/03/25 55693990 202505 320-57200-52000 WIPES 6/03/25 55693990 202505 320-57200-52000 WIPES 6/03/25 55693990 202505 320-57200-46601 TOOLS 6/03/25 55693990 202505 320-57200-49400 PIZZA POOL PARTY 6/03/25 55693990 202505 320-57200-49400	*	35.95	
6/03/25 55693990 202505 320-57200-49400 BAGS/CANDY	*	33.95	
6/03/25 55693990 202505 320-57200-49400 PARTY FAVORS	*	40.78	
6/03/25 55693990 202505 320-57200-52000 PLANTER	*	17.98	
6/03/25 55693990 202505 320-57200-46601 OUTLET BOX GATE REPAIR	*	10.46	
6/03/25 55693990 202505 320-57200-51000 DOUBLE TAPE/HOLE PUNCH	*	12.06	
6/03/25 55693990 202505 320-57200-52000 CUPS/TRASH BAGS	*	135.18	
6/03/25 55693990 202505 320-57200-51000 INK	*	45.68	
6/03/25 55693990 202505 320-57200-52000 REFUND TRASH BAGS	*	49.00-	
6/03/25 55693990 202505 320-57200-46601 POOL VACUUM CLEANER KIT	*	179.00	
6/03/25 55693990 202505 320-57200-46601 BLOWER	*	229.00	
6/03/25 55693990 202505 320-57200-52000 DEBRIS MESH BAGS/TRASH BA	*	76.19	
6/03/25 55693990 202505 320-57200-49400 FUN POPS/WATER/NAPKINS/PL	*	48.28	
6/03/25 55693990 202505 320-57200-52000 WIPES	*	137.31	
6/03/25 55693990 202505 320-57200-46601 TOOLS	*	24.97	
6/03/25 55693990 202505 320-57200-49400 PIZZA POOL PARTY	*	121.00	
6/03/25 55693990 202505 320-57200-49400 ICE EVENT	*	25.76	
6/03/25 55693990 202505 300-36900-10100 WF CASH BACK	*	58.93-	

WYNN --WYNNFIELD -- TCESSNA

ELITE CARD PAYMENT CENTER AUTO PAY 1,065.62 004969

1,065.62 004965

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTER CHECK REGISTER RUN 6/30/25 PAGE 3
*** CHECK DATES 06/01/2025 - 06/30/2025 *** WYNNFIELD LAKES - GENERAL FUND

	CHEC	K DAIES	00/01/2025 - 00/30/2025 ****	BANK A WYNNFIE	LD - GENERAL FUND			
			INVOICEEXPENSED TO. DATE INVOICE YRMO DPT ACCT		VENDOR NAME	STATUS	AMOUNT	CHECK AMOUNT #
	6/24/25	00264	6/13/25 322992 202506 320-5380 MAY 25 - IRRIG AUDIT RE			*	1,283.72	
				BLAND LANDS	CAPING CO. INC			1,283.72 004966
_	6/24/25	00237	6/02/25 25-262 202505 320-5380			*	1,296.00	
			SECURITY 5/24/25 6/02/25 25-262 202505 320-5380	0-34500		*	324.00	
			SECURITY 5/26/25 6/02/25 25-262 202505 320-5380 SECURITY 5/31/25	0-34500		*	1,080.00	
			SECORIII 3/31/23	FIDELITY SEC	CURITY OPERATIONS			2,700.00 004967
-	6/24/25	00196	4/01/25 76471102 202504 320-5380			*	45.00	
			PEST CONTROL 4/01/25	FLORIDA PEST	r CONTROL & CHEMIC	CAL CO.		45.00 004968
-	6/24/25	00192	6/25/25 180-0625 202506 320-5380			*	1,200.00	
			JUN 25 - GOOSE CONTROL	GOOSE MASTE	RS OF NORTHEAST FI	LORIDA		1,200.00 004969
-	6/24/25	00222	6/16/25 12526 202505 310-5130	 0-31500		*	1,743.00	
			MAY 25 GENERAL COUNSEL 6/16/25 12527 202505 310-5130 MAY 25 - EROSION REPAIR	0-31500		*	844.50	
			6/18/25 12528 202505 310-5130	0-31500		*	1,916.42	
			MAY 25 - MONTHLY MEETIN	G KVW KILINSKI	I, VAN WYK, PLLC			4,503.92 004970
-	6/24/25	00228	6/01/25 13129562 202506 320-5720	 0-46201		*	1,373.94	
			JUN 25 - CHEMICALS	POOLSURE				1,373.94 004971
-	6/24/25	00224		 0-46800		*	772.00	
			JUN 25 LAKE MAINT		KE MANAGMENT			772.00 004972
-	6/24/25						2.391.67	
	0/21/25	00221	JUN 25- FIELD MGMT 6/01/25 426805 202506 320-5720			*	6,743.75	
			JUN 25- AMENITY MGMT			*		
			6/01/25 426805 202506 320-5720 JUN 25- FACILITY ATT				1,020.83	
			6/01/25 426805 202506 320-5720 JUN 25- GEN FACILITY MA	IN		•	1,561.67	
			6/01/25 426805 202506 320-5720 JUN 25- POOL MAINT	0-46200		*	1,251.83	

AP300R YEAR-TO-DATE ACCOUNTS PAYABLE PREPAID/COMPUTE *** CHECK DATES 06/01/2025 - 06/30/2025 *** WYNNFIELD LAKES - GENERAL FUND BANK A WYNNFIELD - GENERAL	ER CHECK REGISTER	RUN 6/30/25	PAGE 4
CHECK VEND#INVOICEEXPENSED TO VENDOR NAME DATE DATE INVOICE YRMO DPT ACCT# SUB SUBCLASS	STATUS	AMOUNT	CHECK AMOUNT #
6/01/25 426805 202506 320-57200-34200 JUN 25- JANITORIAL	*	789.17	
VESTA PROPERTY SERVICES, INC			13,758.92 004973
6/24/25 00263 5/27/25 9739671- 202506 320-53800-43300 WASTE 6/1-6/30/25	*	289.12	
WASTE 0/1 0/30/23 WM CORPORATE SERVICES INC (AUT	TOPAY)		289.12 004974
TOTAL FOR B	BANK A	44,655.52	
TOTAL FOR R	REGISTER	44,655.52	





Phone:

919-387-0010

Fax:

919-387-0690

Billing Inquiry:

arumfelt@blandlandscaping.com

P.O. Box 727 Apex, NC 27502

BILL TO

Wynnfield Lakes CDD 12319 Wynnfield Lakes Drive Jacksonville, FL 32246

Phone:

PROPERTY ADDRESS

Wynnfield Lakes 12319 Wynnfield Lakes Drive Jacksonville, FL 32246

INVOICE

318346

INVOICE DATE

05/01/2025

INVOICE	TI	ERMS
05/01/2025	025 NET 30	
DESCRIPTION		PRICE
MAY BILLING Grounds Maintenance Contract		\$5,720.23
	INVOICE GRAND TOTAL	\$5,720.23

APPROVED

By lihernandez at 3:51 pm, May 06, 2025

PROPERTY 10949

AMOUNT \$5,720.23

INVOICE 318346

INVOICE DATE 05/01/2025



Remit to:

Bland Landscaping Co. Inc. P.O. Box 727 Apex, NC 27502



Hello Gms Gms,

Thanks for choosing Comcast Business.

Your bill at a glanc For 12319 WYNNFIELD LAKES DR. 32246-4241		VILLE, FL.
Previous balance		\$485.89
EFT Payment - thank you	Apr 18	-\$485.89
Balance forward		\$0.00
Regular monthly charges	Poge 3	\$561,20
Taxes, fees and other charges	Page 3	\$36,49
New charges		\$597.69
Amount due		\$597.69

Thanks for paying by Automatic Payment

Your automatic payment on May 17, 2025, will include your amount due, plus or minus any payment related activities or adjustments, and less any credits issued before your bill due

Need help?

Visit 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 poyment

Please write your account number on your check ar money order

Do not include correspondence with payment

COMCAST **BUSINESS**

1100 NORTHPOINT PKWY W PALM BCH FL 33407-1937

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

Account number

8495 74 120 1711060

Automatic payment

May 17, 2025

Please pay

\$597.69

Electronic payment will be applied May 17, 2025

COMCAST PO BOX 71211 **CHARLOTTE NC 28272-1211**

Download the Comcast Business App

Business is always moving. Our app was built for this. Manage your account anytime, anywhere with the Comcast Business App – the easy way to manage your services on the go.

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- Pay your bill and customize billing options
- View upcoming appointments

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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.

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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, email 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 mornthly checks Set up Auto Pay to save time, energy and stamps. It's easy to enroll, just visit 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/myeccount to get started.

Additional billing information

More weys to pay:



Online

Visit My Account at business.comcest.com/myaccount



Comcast Business App

Download the Comcast Business App.



in-Store

Visit business.comcast.com/servicecenter to find a store near you

Regular monthly charges	\$561.20
Comcast Business	\$545.2
TV services	\$180.4
TV Standard Business Video,	\$114.95
TV Box + Remote	\$11.95
Service To Additional TV With TV Box and Remote.	\$11.95
Broadcast TV Fee	\$37.10
Regional Sports Fee	\$4.45
Internet services	\$289.9
Business Internet 150	\$259.95
Static IP - 1	\$29.95
Voice services	\$74.9
Mobility Voice Line Business Voice,	\$44,95
Voice Mail Service	\$5.00
Equipment Fee Voice,	\$24,95

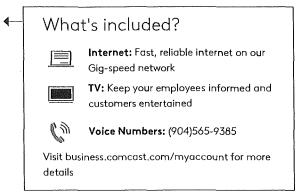
Service fees	\$16.00
Directory Listing Management	\$8.00
Fee Fee	
Voice Network Investment	\$8.00

Taxes, fee	s and ot	her chai	rges	\$36.49
Other charge: Federal University Co.	od Service Func			\$4.64 \$2.19 \$2.45

ixes & government fees	\$31.6
State Communications Services Tax	\$17.39
Local Communications Services Tax	\$14.06
911 Fees	\$0.40

Additional information

NOTICE: Effective May 15, 2025, any late fees incurred will be increased to \$15.00 per month.



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

Parental Controls: With parental controls, you can choose and manage the programming that is right for your family. Learn more at: business.comcast.com/support/article/tv/x1-parental-controls-safe-browse.

TV Update: Effective June 17, 2025, FanDuel TV will no longer be available in SD. FanDuel TV HD will be added to Preferred and Sports & Entertainment package on channel 1246 with an X1 TV Box required to watch. HD Technology Fee may be required.

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

INVOICE

Fidelity Security Operations 8081 Philips Hwy Ste 12 Jacksonville, FL 32256 admin@FSOFL.com +1 (904) 770-5111 https://fsofl.com/



\$2,592.00

Bill to

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

Invoice details

Invoice no.: 25-188 Terms: Net 30

Invoice date: 04/21/2025 Due date: 05/21/2025 **APPROVED**

By lihernandez at 3:51 pm, May 06, 2025

#	Date	Product or service	Description	Qty	Rate	Amount
1.	04/12/2025	Unarmed Officer	Hours of Guard Service for the Week	48	\$27.00	\$1,296.00
2,	04/19/2025	Unarmed Officer	Hours of Guard Service for the Week	48	\$27.00	\$1,296.00

Total

Ways to pay



View and pay



PAYMENT REQUESTED FROM:

Seq#: 000001

Wynnfield Lakes Cdd

475 W Town PI Ste 114

St Augustine, FL 32092-3649

Invoice number:

77832692

Due date:

5/31/2025

Total due:

\$45.00

Bill To number:

2750388

Invoice date:

5/1/2025

Invoice Summary

Thank you for trusting FLORIDA PEST CONTROL to protect your business. A summary of your services is listed below along with the total amount due. Pay by phone by calling 904-396-5805

Page 1 of 1

INVOICE DETAILS

PEST CONTROL MAINTENANCE

Wynnfield Lakes Cdd 12319 WYNNFIELD LAKES DR JACKSONVILLE , FL ON 5/1/2025 45,00

SUBTOTAL:

\$45.00

TOTAL DUE:

\$45.00

APPROVED

By lihernandez at 3:50 pm, May 06, 2025

Payment Receipt. Please Return with Payment Remittance

Amount due: \$45.00

Payment due: <u>5/31/2025</u>

To pay by phone call 904-396-5805.

Customer name: Wynnfield Lakes Cdd Bill To number: 2750388 Invoice number: 77832692





830 JACKSONVILLE SOUTH FL PEST, 5213 Wesconnett Blvd, PO BOX 740608, Jacksonville, FL, 32210-7830

904-396-5805 999-999-9999

Client:

2750388

Wynnfield Lakes Cdd 475 W Town Pl Ste 114 St Augustine FL 32092-3649 (954) -72-1-8681 Summary of Service

Location: 2750388

Wynnfield Lakes Cdd

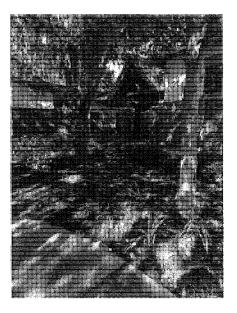
12319 WYNNFIELD LAKES DR JACKSONVILLE FL, 32246-4241

(954) -72-1-666

Time in: 05-01-2025 09:00:42

Time Out: 05-01-2025 09:41:14

Issue: Photo Captured



05-01-2025 09:41:14 With thanks, Russell Phoenix

In case of poisoning call Poison Control Center @1-800-222-1222

License/Certifications:

Service Technician: Russell Phoenix

Supervisor Name: Rhiannon Harloff

Technician Licences Supervisor Licences

Order # / Invoice Status Service Date Service Description Visit Type

77832692 Completed 05-01-2025 GENERAL PEST CONTROL - SERVICE MAINTENANCE MAINTENANCE

 Recommendations

 Area/Device
 Recommendation
 Severity
 Status
 Date

 EXTERIOR
 Trees/vegetation touching house/building. Trim to prevent pest entry to structure.
 Low
 PENDING
 07-12-2023

 EXTERIOR
 Pipes extending through wall allowing pest access. Please fill in gaps Low between pipes and wall to prevent pest entry.
 PENDING
 04-20-2023

EXTERIOR	Pipes extending the between pipes an		g pest access. Please est entry.	_ow I	PENDING 02-20-202			
Pest Summary								
Location EXTERIOR	Activity Ant - General	Quantity 11 To 50	Comments Ants in mulch beds	in far side c	of pool. Treate	ed with granular bait.		
application of the second seco		and the second seco	dang di ang appy paga di mangagang paga paga paga paga paga paga p					
Device Summar	Proposition of the company of the control of the co							
Туре	With Activi			Inserviceal	ble	Total Inspected		
Inspection Point	1	0	C	l		1		
Targeted Pests: Area/Device of A Equipment Used Active Ingredier Comments:	Application: d:	EXTERIOR Power Spraye Gamma-cyha						
InTice 10 Perime	ter Bait 73079-6	10	6	6	OZ	Broadcast		
		Occasional Invader, Occasional invader, Cockroach, Cockroach - General, Ant, Ant General						
Targeted Pests:								
_	Application:	EXTERIOR						
Area/Device of		EXTERIOR Spreader						
Targeted Pests: Area/Device of A Equipment Use Active Ingredie	d:		id					

 Material Applied
 EPA#
 Quantity UOM

 Scion Insecticide
 279-3612
 197
 OZ

 InTice 10 Perimeter Bait
 73079-6
 6
 OZ

General Comments:

Performed visual inspection, treated exterior for general pest prevention. Baited for ants. No termite activity found at time of service. Thank you for your business.

PRODUCT LABELS & SAFETY DATA SHEETS

Product Labels & Safety Data Sheets, please visit: https://lycensed.com/orgs/rentokil/public/chemicals
For NY customers, please select 'NY' as your locale



830 JACKSONVILLE SOUTH FL PEST, 5213 Wesconnett Blvd, PO BOX 740608, Jacksonville, FL, 32210-7830 904-396-5805 999-999-9999

Detailed Report

Client:

2750388

Wynnfield Lakes Cdd 475 W Town PI Ste 114 St Augustine FL 32092-3649

(954) -72-1-8681

Location:

2750388

Wynnfield Lakes Cdd

12319 WYNNFIELD LAKES DR JACKSONVILLE FL, 32246-4241

Site: All Areas, All Floors, All Zones

EXTERIOR

Activity Found @ 05-01-2025 09:38:25

Note: Ants in mulch beds in far side of pool. Treated with granular bait.

Pest: Ant - General Infestation: 11 To 50

WYNNFIELD LAKES

UTILITY SCHEDULE FY 2025

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

Vendor #12

																<u></u>
	Vendor/Acct #	Location	Meter#	October	November	December	January	February	March	April	May	June	July	August	September	Total
Electric	2523678745	12319 Wynnfield Lakes Dr	89344672	\$827.09	\$874.89	\$755.20	\$977.91	\$834,94	\$934.51	\$960,51						\$6,165.05
Electric	2523678745	397 Wynnfield Lakes Dr-Apt SG	89005442	\$83.09	\$78,95	\$90.90	\$105.41	\$85.05	\$96.03	\$101.81						\$641.24
Electric Total	Electric Total 001-320-57200-43100		\$910.18	\$953.84	\$846.10	\$1,083.32	\$919.99	\$1,030.54	\$1,062.32	\$0.00	\$0.00	\$0,00	\$0.00	\$0.00	\$6,806.29	
	Vendor/Acct #	Location	Meter#	October	November	December	January	February	March	April	May	June	July	August	September	Total
Irrigation	2523678745	12319 Wynnfield Lakes Dr	74759726	\$288.10	\$841.13	\$845.59	\$671.65	\$854,51	\$836,67	\$1,054.36						\$5,392.01
Irrigation Total		001-320	0-53800-43001	\$288,10	\$841,13	\$845.59	\$671 .85	\$854,51	\$836.67	\$1,054,36	\$0.00	\$0,00	\$0.00	\$0.00	\$0.00	\$5,392.01
	Vendor/Acct #	Location	Meter#	October	November	December	January	February	March	April	May	June	July	August	September	Total
Sewer	2523678745	12319 Wynnfield Lakes Dr	76259417	\$324.32	\$291.41	\$251.92	\$186.10	\$172.94	\$232.17	\$395.33						\$1,854.19
Water	2523678745	12319 Wynnfield Lakes Dr	76 25 941 7	\$110.99	\$ 101.41	\$89.92	\$70 .76	\$66.93	\$84.17	\$219.59						\$743.77
Water/Sewer Total		001-320)-57200-43001	\$435.31	\$392.82	\$341,84	\$256,86	\$239.67	\$376.34	3614.92	\$0.00	\$0.00	10.00	\$0.00	50.00	\$2,597.86
GRAND TOTAL				\$1,633.59	\$2,187.79	\$2,033.53	\$2,011.83	\$2,014.37	\$2 ,183.55	\$2,731.60	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$14,796.26
	Irrigation Electric	001-320-53800-43001	-								#1.00 #1.00					
	Water/Sewer	001-320-57200-43001) Total		\$1,633,59	\$2,187.79	\$2,033.53	\$2,011,83	\$2,014,37	\$2,183,55	\$2,731,60	\$0.00	\$0.00	\$0,00	\$0.00	\$0.00	\$14,796,26



Phone: (904) 665-6000

225 N. Pearl St. Jacksonville, FL

Online: jea.com

WYNNFIELD LAKES CDD

32202-4513

Account #: 2523678745 Bill Date: 04/24/25

Cycle: 18 **Amount Due** \$2,731.60

Do not pay. AutoPay will process your payment on 05/16/25.

TOTAL SUMMARY OF CH	lARGE	is .
Electric	\$	1,062.32
Water		219.59
Sewer		395.33
Irrigation		1,054.36
Total New Charges	\$	2,731.60
(A complete breakdown of charges can be found on th	e following	g pages.)
Previous Balance	\$	2,183.55
Payment(s) Received		-2,183.55
Balance Before New Charges		0.00
New Charges ,		2,731.60
Do not pay. AutoPay will process your payment on 05/16/25.	\$	2,731.60

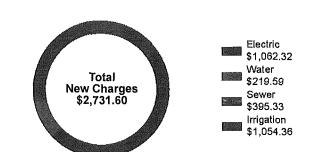
MESSAGES



Make sure the built-in power management system on office equipment is activated to ensure power saving during periods of inactivity.



Energy Star commercial dishwashers are 10 percent more water efficient than standard models.



PLEASE DETACH AND RETURN PAYMENT STUB BELOW WITH TOTAL DUE IN ENVELOPE PROVIDED.





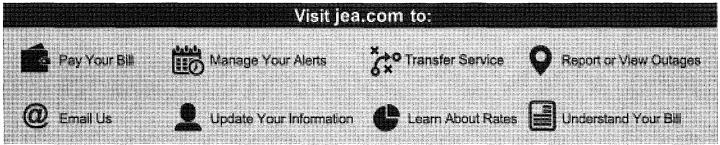
	Check h	ere for telephone/mail addı	ress correction and fill in on reverse side.
	Add \$	to my monthly bill: \$	for Neighbor to Neighbor and/or \$for

Additional information on reverse side.

the Prosperity Scholarship Fund. I will notify JEA when I no longer wish to contribute.

Acct #: 2523678745 Bill Date: 04/24/25 Do not pay, AutoPay will process your payment on 05/16/25. TOTAL AMOUNT PAID \$2,731.60

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





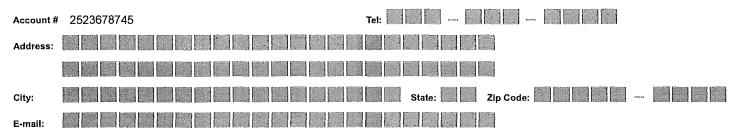


STATEMENT INFORMATION

APPLICATION AND CONTRACT FOR SERVICE—Customers may review terms and conditions of service and policies on jea.com, or may call, write or email 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 be applicable State, City and Utility regulations and policies, whether or not services 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.

ADDRESS CORRECTION





Account #: 2523678745

Bill Date: 04/24/25

Cycle: 18

Phone: (904) 665-6000

Online: jea.com

ELECTRIC SERVICE

Billing Rate: General Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 03/24/25 - 04/23/25

Reading Date: 04/23/25

Service Point: Commercial - Electric

Meter Number	Days Billed	Current Reading	Reading Type	Meter Constant	Consumption
22508695	30	96359	Regular	1	7815 KWH
22508695	30	26.15	Regular	1	26.15 KW

Basic Monthly Charge	\$ 23.00
Energy Charge (\$0,0667 per kWh)	521.26
Tax Exempt Fuel Cost (\$0.04159 per kWh)	325.03
Taxable Fuel Cost (\$0.00511 per kWh)	39.93
City of Jacksonville Franchise Fee	27.28
Gross Receipts Tax	24.01

Total Current Electric Charges 960.51

WATER SERVICE

Billing Rate: Commercial Water Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 03/23/25 - 04/22/25 Reading Date: 04/22/25

Service Point: Commercial - Water/Sewer

- ding the City City - Comment of Chairs - After - Freehighin	
Manhari Bilari Restina Dina 850 u	
83715247 30 2543 Remake 1 61600 (34)	

\$ 219.59
 6.40
186.66
\$ 26.53

SEWER SERVICE

Billing Rate: Commercial Sewer Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 03/23/25 - 04/22/25

Reading Date: 04/22/25

Service Point: Commercial - Water/Sewer

83715247	30	2543	Hegular	1	61000 GAL

Basic Monthly Charge	\$ 86.14
Sewer Usage Charge	297.68
City of Jacksonville Franchise Fee	11.51

Total Current Sewer Charges 395.33

IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 03/23/25 - 04/22/25 Reading Date: 04/22/25

Service Point: Irrigation 1 - Commercial

Meter	Days	Current	Reading	Meter	Consumption
Number	Billed	Reading	Type	Size	(1 cu ft = 7.48 gal)
99436210	30	1047	Regular	2	204000 GAL

Basic Monthly Charge	\$ 75.29
Tier 1 Consumption (1 - 7 Kgal @ \$3.49 kgal)	24.43
Tier 2 Consumption (> 7 Kgal @ \$4.69 kgal)	923.93
City of Jacksonville Franchise Fee	30.71

Total Current Irrigation Charges 1,054.36

ELECTRIC SERVICE

Billing Rate: General Service

Gross Receipts Tax

Service Address: 12397 WYNNFIELD LAKES DR APT SG01

Service Period: 03/24/25 - 04/23/25

Reading Date: 04/23/25

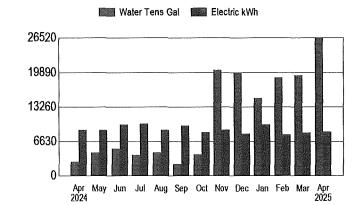
2.55

Service Point Commercial - Electric

Service i dilit.	Commercial - Liectric					
Netter Yunther	Days dilar	odern Reddyl	Recins	liviër Carletant	Continuation	
24081122	30	53496	Reputer	1	E47 KWH	
Basic Monthly Ch	arge		\$	23.00		
Energy Charge (\$	0.0667		43.15			
Tax Exempt Fuel	Cost (\$0		26.91			
Taxable Fuel Cos	t (\$0.005		3.31			
City of Jacksonville Franchise Fee					2.89	

Total Current Electric Charges \$ 101.81

CONSUMPTION HISTORY



	1 Year Ago	Last Month	This Month	Average Dally
Total kWh Used	8,860	8,267	8,462	282
Total Gallons Used	27,000	193,000	265,000	8,833

MACNETIX DJ SERVICES

YOUR ENTERTAINMENT CONNEXION

P.O. Box 23766

Jacksonville, FL. 32241
(904) 607-7111

INVOICE # 12310

TO: Lina Hernandez Wynnfield Lakes CDD 12319 Wynnfield Lakes Jacksonville, FL. 32246 904.885.8832

DESCRIPTION	HOURS	RATE	AMOUNT
05/31/25 MC/DJ Member's Spring Festival	11:00am – 2:00pm		\$400.00
I Will have games for kids and MC / Lina will have prizes			
All Events Rain or Shine			
		TOTAL	\$400.00

001.320.57200.49400 dj member spring festival

Make all checks payable to MagnetiX DJ Services.

Wynnfield Lakes

Resident Water and Sewer Reimbursement

Recurring Invoice Check Should be Cut by 15th

Month:

May-25

Amount per each:

\$70.00

320.53800.46101

Peter and Jennifer Townsend V#189

12193 Emerald Green Court

Jacksonville, FL 32246

Wynnfield Lakes

Resident Landscape Maintenance

Recurring Invoice Check Should be Cut by 15th

Month:

May-25

Amount per each:

\$42.00

320.53800.46101

Peter and Jennifer Townsend V#189

12193 Emerald Green Court

Jacksonville, FL 32246





INVOICE

Customer ID:

Customer Name: Service Period: Invoice Date: Invoice Number:

28-16690-73007

WYNNFIELD LAKES CDD 05/01/25-05/31/25 04/25/2025 9735252-2224-4

How to Contact Us

Visit 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

May 25, 2025

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

\$289.64

If payment is received after 05/25/2025: **\$ 296.88**

Previous Balance

290.69

Payments

(290.69)

Adjustments

0.00

Current Invoice Charges

289.64

Total Account Balance Due

289.64

IMPORTANT MESSAGES

- ***WM only sells services online through our own website at wm.com. WM does not sell any services through other on-line marketplaces. To arrange services for your business or home, visit wm.com directly.
- ***You make a difference by recycling right! Putting the right items in your recycling bin and keeping other things out saves energy, water, reduces pollution and creates jobs. Learn how to recycle right at WashingtonCountyRecycles.com.

------ Please detach and send the lower portion with payment --- (no cash or staples)



WASTE MANAGEMENT INC. OF FLORIDA WM OF JACKSONVILLE PO BOX 3020 MONROE, WI 53566-8320 (904) 260-1592 (866) 381-9369

Invoice Date	Invoice Number	Customer ID (Include with your payment)
04/25/2025	9735252-2224-4	28-16690-73007
Payment Terms Total Due by 05/25/2025 If Received after 05/25/2025	·	Amount

*** DO NOT PAY-AUTOMATIC PAYMENT WILL BE PROCESSED ***
Your bank account will be drafted \$289.64.

222400028166907300709735252000002896400000028964 5

10290C28

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

DETAILS OF SERVICE Details for Service Location: Customer ID: 28-16690-73007 Wynnfield Lakes Cdd, 12319 Wynnfield Lakes Dr, Jacksonville FL 32246 Description Date **Ticket** Quantity **Amount** Gate Service 1X Week 05/01/25 1.00 12.96 1.00 05/01/25 6 Yard Dumpster 1X Week 202.55 **Energy Surcharge** 32.05 **DUVAL CM 17% FRANCHISE FEE** 42.08 **Total Current Charges** 289.64

GRE	ENER WAYS TO PAY	HOW TO READ YOUR INVOICE				
Please choo	AutoPay Set up recurring payments with us at wm.com/myaccount	Control control to the Control to th	Votat Dryment (6)04 10/25/2022 Prediager authorized an object special and object specia	Your Total Due \$123.45 If promote may vid share 10/75/7022: \$128.45	Your Total Due is the total amount of current charges and any previous unpaid Balances combined. This also states the date payment is due to WM, anything beyond that date may incur additional charges.	
\$	Online Use wm.com for quick and easy payments	Previous Dalance + Payments (\$123.45	+ Adjustments + 0.00	rrent Invoke Charges = Total Account Balance Due \$123.45	Previous balance is the total due from your previous invoice. We subtract any Payments Raceived/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,	
\$	By Phone Pay 24/7 by calling 866-964-2729	Subject for Secreta Interfere Sygnoper, John Rean and Scooting Visy, Se Description 96 does note MASSAC STATE AND ADDRESS OF THE MASSAC SOLD WARTER TAX 9.75% COUNT PROSECUTION OF THE SECRETAL	to(Pand JON 55 106-2527	ret (i): 21-51009-22222 Left Protection Amount 10 00 10 00 10 00 10 00 10 00 11 0	please pay the entire Total Due to avoid a late charge or service interruption. Service location details the total current charges of this invoice.	

New Payment Platform

Here are more details about our enhanced online bill-pay system. Powered by Paymentus, the platform will provide more options and flexibility when managing and paying your bills.



Expanded payment options.

Pay with PayPai, Apple Pay, or Google Pay; via secure direct debit from a bank account; or by credit or debit card.

Anytime, anywhere payments.

Same great 24/7 availability so you can make payments when convenient or set it and forget it with AutoPay.

Complete Hub for account activity.

Continue to view and manage your bills directly from My WM (wm.com/mywm).

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.

☐ Check Here to Change Contact Info	☐ Check Here to Sign Up for Automatic Payment Enrollment			
List your new billing information below. For a change of service address, please contact WM .	If I enroll in Automatic Payment services, I authorize WM to pay my invoice by electronically deducting money from my bank account. I can cancel authorization by notifying WM at			
Address 1	wm.com 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			
Address 2	payment until page one of your invoice reflects that your payment will be deducted.			
City				
State	Email			
Zip	Date			
Email	Bank Account			
Date Valid	Holder Signature			

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.





Wynnfield Lakes CDD 475 West Town Place Suite 114 St Augustine FL 32092 PLEASE PAY BY AMOUNT INVOICE DATE 06/11/2025 \$1/3/5,00 05/14/2025

INVOICE NO. 389582

Site:

12319 Wynnfield Lakes

Jacksonville (Wynnfield Lakes)

Site Address:

12319 Wynnfield Lakes Jacksonville FL 32246

00000

Job No.: Job Name: 86899

Order No.:

Description

If you have any further problems with your system please contact us. 14/05/2025 - Brent Touchet:

The job is complete.

Repaired lock due to it was bent + fix box and test

Pickle Ball Court gate not locking

P.O.C. Lena (904)885-8832

Service - Security

Discount	\$-15.00
Sub-Total ex Tax	\$135.00
Tax	\$0.00
Total	\$135.00

"Thank you-we really appreciate your business! Please send payment within 21 days of	Incl. Discount	\$-15.00
receiving this invoice.	Sub-Total ex Tax	\$135.00
IMPORTANT: Please remember to test your system monthly.	Tax	\$0.00
Need automation for your home? Visit us online at www.smarthome.biz	Total inc Tax	\$135.00
	Amount Applied	\$0.00
There will be a 1.5% interest charge per month on late invoices.	Balance Due	\$135.00

001.320.57200.46601





PLEASE PAY BY AMOUNT INVOICE DATE 06/11/2025 \$135.00 05/14/2025

INVOICE NO. 389582

How	To Pay				llan∧eilei≡ iă	[6], \$i 958}2
	Credit Card (MasterCard, Visa, Amex)	54	Mail			
designation of the second of t	Please add billing zip if not same as address above.		Detach	this section and I	nail check to:	
	Credit Card No.		1714 C	c Security esery Blvd nville, FL 32211		
	Card Holder's Name: CCV:					
	Expiry Date: Signature:					
NAME:	Wynnfield Lakes CDD	DUE DA	TE:	06/11/2025	AMOUNT DUE:	\$135.00
Please	Reference: 389582					

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

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

Seller will endeavor to perform service Within 48 hours after notification of a problem by the

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, lightening strikes or acts of

This warranty does not cover service calls which do not involve defective workmanship or

IN NO CASE WILL SELLER/ATLANTIC COMPANIES BE RESPONSIBLE FOR CONSEQUENTIAL

ON 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 entitles 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

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, it 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

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\u00edn 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

10. FEES, CHARGES, RIGHTS AND COST OF COLLECTION - All fees and charges are navable 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

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 filling 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 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 walves 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

The state of the s 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 results in injury or death to third persons or injury to property of third persons, which losses, damages, expenses and liability results or independent of the property of the sions of that employee

INVOICE

Fidelity Security Operations 8081 Philips Hwy Ste 12 Jacksonville, FL 32256 admin@FSOFL.com +1 (904) 770-5111 https://fsofl.com/



\$2,592.00

Bill to

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

Invoice details

Invoice no.: 25-216

Terms: Net 30

Invoice date: 05/05/2025 Due date: 06/04/2025

APPROVED

By lihernandez at 12:39 pm, May 14, 2025

#	Date	Product or service	Description	Qty	Rate	Amount
1.	04/26/2025	Unarmed Officer	Hours of Guard Service for the Week	48	\$27.00	\$1,296.00
2.	05/03/2025	Unarmed Officer	Hours of Guard Service for the Week	48	\$27.00	\$1,296.00

Total

Ways to pay

©Pay V/SA © DSCEVES AM BANK Provid Venime





PAYMENT REQUESTED FROM:

Seq#: 000001 Wynnfield Lakes Cdd 475 W Town PI Ste 114 St Augustine, FL 32092-3649 Invoice number:

77833778

Due date:

5/31/2025

Total due:

\$274.24

Bill To number:

2750388

Invoice date:

5/1/2025

Invoice Summary

Thank you for trusting FLORIDA PEST CONTROL to protect your business. A summary of your services is listed below along with the total amount due. Pay by phone by calling 904-396-5805

Page 1 of 1

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INVOICE DETAILS

Lawn Insect Control Wynnfield Lakes Cdd 12319 WYNNFIELD LAKES DR JACKSONVILLE, FL ON 5/1/2025

274.24

SUBTOTAL:

\$274.24

TOTAL DUE:

\$274.24

APPROVED

By lihernandez at 3:50 pm, May 06, 2025

Payment Receipt. Please Return with Payment Remittance

Amount due: \$274,24 Payment due: 5/31/2025

To pay by phone call 904-396-5805.

Customer name: Wynnfield Lakes Cdd Bill To number: 2750388 Invoice number: 77833778



Mail this form with payment to: FLORIDA PEST CONTROL PO BOX 740608 **CINCINNATI OH 45274-0608**

Governmental Management Services, LLC

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

Invoice

Invoice #: 572 Invoice Date: 5/1/25

Due Date: 5/1/25

Case:

P.O. Number:

Balance Due

\$4,895.13

Bill To:

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

Description		Hours/Qty	Rate	Amount
Management Fees - May 2025 Information Technology - May 2025 Website Maintenance - May 2025 Dissemination Agent Services - May 2025 Copies Telephone	346 331 470 470	i ioui d'arty	4,484.17 133.33 66.67 99.17 11.85 99.94	4,484.17 133.33 66.67 99.17 11.85
		Total		\$4,895.13
		Paymer	nts/Credits	\$0.00

INVOICE

Goose Masters of Northeast Florida 1820 State Road 13 N Ste 1146

Saint Johns, FL 32259-8856

colleen@goosemasters.com +1 (904) 806-0620 Goosemasters.com



180-Wynnfield Lakes Subdivision
Bill to
Lina Hernandez
Vesta Property Service
Vesta Property Services
c/o Wynnfield Lakes Drive
12319 Wynnfield Lakes Drive
Jacksonville, FL 32246

Invoice details

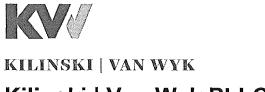
Invoice no.: 180-0525 Invoice date: 05/25/2025 Due date: 06/24/2025

APPROVED

By lihernandez at 12:14 pm, May 19, 2025

Product or service	Description	Qty	Rate	Amount
1	Goose Control Service	5	\$300.00	\$1,500.00

Total \$1,500.00



INVOICE

Invoice # 12310 Date: 05/18/2025 Due On: 06/17/2025

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

Wynnfield Lakes CDD - 01 General

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	MGH	04/02/2025	Attend call with District Engineer and District Manager regarding erosion repair RFP; follow-up analysis and documentation as needed.	0.90	\$285.00	\$256.50
Service	LG	04/02/2025	Provide information regarding 2025 ethics training requirements.	0.40	\$330.00	\$132.00
Service	MGH	04/08/2025	Review and respond to District Engineer inquiry regarding legislative session updates.	0.10	\$285.00	\$28.50
Service	LG	04/09/2025	Analyze documents needed for FY 2026 budget processes.	0.20	\$330.00	\$66.00
Service	MGH	04/11/2025	Analyze strategy for budget documents and timeline for submission.	0.10	\$285.00	\$28.50
Service	MGH	04/15/2025	Confer with District staff regarding erosion repair RFP and timeline for same.	0.10	\$285.00	\$28.50
Service	LG	04/16/2025	Update surplus property resolution and send for agenda.	0.20	\$330.00	\$66.00
Service	MGH	04/18/2025	Analyze overall status of ongoing District projects, including erosion repair RFP and contractual updates needed.	0.20	\$285.00	\$57.00
Service	RVW	04/30/2025	Monitor legislation affecting District and provide newsletter summary of same.	0.20	\$330.00	\$66.00

Non-billa	ıble entri	es				
Service	LG	04/24/2025	Provide availability for agenda call.	0.20	\$330,00	\$66,00
					Total	\$729.00

Detailed Statement of Account

Current Invoice

Invoice Num	ber Due On .	Amount Due	Payments Received Balar	nce Due
12310	06/17/2025	\$729.00	\$0.00	\$729.00
TO A THE COMMENT OF THE PARTY O			Outstanding Balance	\$729.00
			Total Amount Outstanding	\$729.00

Please make all amounts payable to: Kilinski | Van Wyk PLLC

Please pay within 30 days.



INVOICE

Invoice # 12311 Date: 05/18/2025 Due On: 06/17/2025

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

Wynnfield Lakes CDD - 03 Erosion Repair Project

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	LG	04/01/2025	Coordinate with Sowards regarding erosion RFP.	0.20	\$330.00	\$66.00
Service	LG	04/02/2025	Confer with Laughlin, Sowards, and Henley regarding RFP procedures; update RFP package with new dates.	1.20	\$330.00	\$396.00
Service	LG	04/08/2025	Update erosion repair RFP ad and project manual.	0.60	\$330.00	\$198.00
Service	LG	04/15/2025	Finalize RFP project manual and form of agreement for distribution; confer with District staff regarding postponement of RFP process due to delay in plan completion.	0.70	\$330.00	\$231.00

Total \$891.00

Detailed Statement of Account

Current Invoice

Sel, A. Manderson and Security		the second section of the secti	Outstanding Balance	\$891.00
12311	06/17/2025	\$891.00	\$0.00	\$891.00
Invoice Numb	er Due On 🛮 🗚	mount Due Payr	nents Received Bala	nce Due

Total Amount Outstanding

\$891.00

Please make all amounts payable to: Kilinski | Van Wyk PLLC Please pay within 30 days.

Project Manager

Kyle Sowards

Matthews

Wynnfield Lakes CDD Daniel Laughlin 47 West Town Place, Suite 114 St. Augustine, FL 32092

Engineering - Architecture - Planning - Surveying

May 13, 2025

Invoice #

193209

Project

0000021827.0000

Wynnfield Lakes CDD

This invoice includes charges for tasks performed for your project, including:

- **CDD Meeting**
- Coordination with CDD Team and Structural Subconsultant
- **Erosion Control RFP**
- Contractor Site Visit

Please call Kyle Sowards if you have any questions or concerns regarding your project. For billing inquiries, please contact our Accounting Department.

Professional Services through April 30, 2025

Phase	0001	Enginieering Services				
			Hours	Rate	Amount	
Project Eng	inger EL3		5.75	190.00	1,092.50	
CAD Design			1.50	130.00	195.00	
Project Administrator		.25	120.00	30.00		
riojoderian	Total La	bor		.20.00		1,317.50
Phase	0999	Reimbursable Expenses				
8.5 x 1 1 B/V	V		1.0	Copy @ 0.27	.27	
	Total Re	eproductions		–	.27	.27
				Tota	al Due:	1,317.77

Billed to Date

	Current Due	Prior Billed	Billed to Date
Fee	0.00	11,000.00	11,000.00
Labor	1,317.50	26,792.50	28,110.00
Expense	0.00	369.02	369.02
Unit	.27	115.09	115.36
Interest	0.00	33.69	33.69
Totals	1,317.77	38,310.30	39,628.07



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

Page: 1

Invoice Number: Invoice Date: PSI162603 5/1/2025

Ship

Wynnfield Lakes CDD c/o Vesta Property Services 12319 Wynnfield Lake Drive

> Jacksonville, FL 32246 **United States**

Wynnfield Lakes CDD c/o Vesta Property Services 12319 Wynnfield Lake Drive Jacksonville, FL 32246

Ship Via

Ship Date

Bill

To:

5/1/2025 5/31/2025

Due Date Terms

Net 30

Customer ID

P.O. Number P.O. Date

12907 5/1/2025

Our Order No.

Item/Description Unit **Order Qty** Quantity **Unit Price Total Price** 772.00 Annual Maintenance 772.00

May Billing 5/1/2025 - 5/31/2025

Lake 1

Lake 2

Lake 3

Lake 4

Lake 5

Lake 6

Lake Front

Lake-ALL

Fountain 1

Fountain 2

Fountain 3

APPROVED

By lihernandez at 12:39 pm, May 14, 2025



14476 Duval Place West #208 Jacksonville, FL 32218 (904) 683-1439 Office@SoutheastFitnessRepair.com

SOUTHEAST FITNESS REPAIR

Invoice

purpos processor commente as a supplication of the second comment of the supplication of the second comment of	1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1
DATE	05/12/2025
INVOICE#	1469
TERMS	NET 30
DUE DATE	06/11/2025

BILL TO

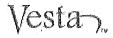
Wynnfield Lakes CDD 12319 Wynnfield Lakes Dr Jacksonville FL 32246-4241 (904) 565-9385

SERVICE LOCATION

Wynnfield Lakes CDD 12319 Wynnfield Lakes Dr Jacksonville FL 32246-4241 (904) 565-9385

JOB#	DATE	PO/REF#	DESCRIPT	rion .		
106151	05/12/2025		~Machine ~Model N ~S/N: AG Replace: Complet work don installed : >>machi ~Manufae ~Model N	ion Notes: ** e: and tested nev	14 Repair completed v rear roller ill -14	l as requested**
Job Charge	es			Qty	Rate	Total
Flat Rate La	bor	della della anni ini sassa di anni di a	i Addininta de consentintinta de destina de como Provincia de destina de la como Provincia de destina de la como de la co	2.00	\$75.00	\$150.00
Precor - TM 304650101	- ASSEMBLY, ROLL	ER, TAKE UP, BOLT	TEN -	1.00	\$443.08	\$443.08
Shipping lvl	3			1.00	\$50.00	\$50.00
Job Subtot	al		201 200	53000 44		\$643.08
Job Total			57200.46 rear rolle		\$643.08	

Job Total		inst new rear roller	\$643.08
	PRE-WORK SIGNATURE	POST-WORK S	IGNATURE
		05/12/2025 0	11:37 pm
Signed By:		Signed By: Lina	
	CUSTOMER MESSAGE	Invoice Total:	\$643.08
		Deposits (-):	\$0.00
***************************************		Payments (-):	\$0.00
<u> </u>	and any group that any particular states to come a construct of the december of the states of the states and a	Total Due:	\$643.08



Vesta Property Services, Inc. 245 Riverside Avenue Suite 300 Jacksonville FL 32202

Invoice

Invoice # Date 426088 05/01/2025

Terms

Net 30

Due Date

05/31/2025

Memo

Monthly Fees

Bill To

Wynnfield Lakes CDD c/o GMS LLC 475 West Town Place, Suite 114 St. Augustine FL 32092

Description		Quantity Bate	Amouni
Field Op Management 320 538	344	1 2,391.67	2,391.67
Amenity Management 32057	2. 343	1 6,743.75	6,743.75
Facility Attendants	467	1 1,020.83	1,020.83
General Facility Maintenance Pool Maintenance	466	1 1,561.67 1 1.251.83	1,561.67 1,251.83
Janitorial	462	1 789.17	789.17
Garmona	312	1 100.11	700.17
$= \frac{1}{2} \left(\frac{1}{2}$			t

Total

13,758.92

WYNNFIELD LAKES CDD MONTHLY EXPENSE REPORT

BEGINNING 2/3/2025 ENDING

2/26/2025

4/4/2025	Refund paper towels	001.320.57200.52000	GL Description Operating Supplies	Amazon	-47.18
4/4/2025	Shower valve and chain	001.320.57200.46601	Repairs & Replacements	Amazon	77.32
4/5/2025	Paper towels	001.320.57200.52000	Operating Supplies	Amazon	31,10
4/6/2025	First aid kit	001.320.57200.46601	Repairs & Replacements	Amazon	21.99
4/9/2025	Little library stand	001.320.57200.52000	Operating Supplies	Amazon	151.99
4/9/2025	Shower arm	001.320.57200.46601	Repairs & Replacements	Home Depot	29.98
4/15/2025	Flush valve toilet repair	001.320.57200.46601	Repairs & Replacements	Amazon	130.79
1/21/2025	Rust remover	001.320.57200.52000	Operating Supplies	Amazon	12.98
1/22/2025	Wipes, trash bags	001.320.57200.52000	Operating Supplies	Amazon	105.61
1/23/2025	lnk	001.320.57200.51000	Office Supplies	HP Instant ink	9.66
4/29/2025	Poly dump cart	001.320.57200.52000	Operating Supplies	Home Depot	245.32
4/30/2025	Refund rust remover	001.320.57200.52000	Operating Supplies	Amazon	-12.98

					THE CONTROL OF THE CO

PER PARK CONTRACTOR TO SERVICE					
	AND STREET, ST	CA-0007 FT 1887			
-		400.000 NOTE 2000 Annual A			
					Mining and a second account
					NATIFICATION TO A STATE OF THE
TOTALS					\$756.5

Explanati

Signature

Lina Hernandez, Amenity Manager



Final Details for Order #113-6352686-0613821

Order Placed: April 3, 2025 PO number: Pool Shower Repair

Amazon.com order number: 113-6352686-0613821

Order Total: \$77.32

Business order information

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Shipped on April 3, 2025

Items Ordered Price \$8.14

3 of: Danco, Inc. 80039 Stopper Bead Chain, 15 in L, Stainless Steel, Chrome Plated, Replacement

Sold by: Amazon (seller profile)

Business Price Condition: New

2 of: Self-Closing Shower Valve with Pull Chain, Chrome, Indoor or Outdoor Use

Sold by: Premier deals Inc (seller profile)

Business Price Condition: New

Shipping Address: Item(s) Subtotal: \$77.32

\$26.45

lina Hernandez Shipping & Handling: \$0.00 12319 WYNNFIELD LAKES DR

JACKSONVILLE, FL 32246-4241

Total before tax: \$77.32 **United States**

Sales Tax: \$0.00

Shipping Speed: FREE Prime Delivery

Total for This Shipment: \$77.32

Payment information

Payment Method: Item(s) Subtotal: \$77.32 MasterCard | Last digits: 1515

Shipping & Handling: \$0.00

Billing address Total before tax: \$77.32 Wynnfield Lakes CDD

5385 N NOB HILL RD **Estimated Tax:** \$0.00 SUNRISE, FL 33351-4761

United States Grand Total: \$77.32

Credit Card transactions MasterCard ending in 1515: April 3, 2025: \$77.32



Final Details for Order #113-5814443-4054620

Order Placed: April 3, 2025 PO number: Supplies

Amazon.com order number: 113-5814443-4054620

Order Total: \$31.10

Business order information

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Shir	ped	on	Apri	 4 .	2025	

Items OrderedPrice1 of: Scott Paper Towels, Choose-A-Sheet, 30 Double Rolls = 60 Regular Rolls (108 Sheets Per Roll)\$31.10

Sold by: Amazon.com Condition: New

SUNRISE, FL 33351-4761

Shipping Address: Item(s) Subtotal: \$31.10 lina Hernandez

12319 WYNNFIELD LAKES DR Shipping & Handling: \$0.00

JACKSONVILLE, FL 32246-4241

Light States

Total before tax: \$31.10

United States Total before tax: \$31.10

Sales Tax: \$0.00
Shipping Speed: ----

Standard Shipping Total for This Shipment: \$31.10

Payment information

Payment Method: Item(s) Subtotal: \$31.10
MasterCard | Last digits: 1515

Shipping & Handling: \$0.00

Billing address

Wynnfield Lakes CDD

5385 N NOB HILL RD

Total before tax: \$31.10

Estimated Tax: \$0.00

United States

Grand Total: \$31.10

Credit Card transactions MasterCard ending in 1515: April 4, 2025: \$31.10

To view the status of your order, return to Order Summary.



Final Details for Order #114-6263081-9516268

Order Placed: April 8, 2025

Amazon.com order number: 114-6263081-9516268

Order Total: \$21.99

Business order information

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Shipped on April 8, 2025

Items Ordered Price

1 of: First Aid Only 91248 OSHA-Compliant First Aid Kit, All-Purpose 50-Person Emergency First Aid Kit for Business, Worksite,

\$21.99

Home, and Car, 260 Pieces

Sold by: Amazon.com Condition: New

Shipping Address: Item(s) Subtotal: \$21.99

13700 RICHMOND PARK DR N APT 1309

Shipping & Handling: \$0.00

JACKSONVILLE, FL 32224-4285

United States

Total before tax: \$21.99

Sales Tax:

\$0.00

Shipping Speed: FREE Prime Delivery

SUNRISE, FL 33351-4761

Total for This Shipment: \$21.99

	Payment information
Payment Method:	

Item(s) Subtotal: \$21.99 MasterCard | Last digits: 1515

Shipping & Handling: \$0.00

Grand Total: \$21.99

Billing address Total before tax: \$21.99 Wynnfield Lakes CDD

5385 N NOB HILL RD **Estimated Tax:** \$0.00

United States

FSA or HSA eligible FSA or HSA eligible amount (includes taxes & shipping): \$21.99

Credit Card transactions MasterCard ending in 1515: April 8, 2025: \$21.99

To view the status of your order, return to Order Summary.



Final Details for Order #114-3184835-6816265

Order Placed: April 8, 2025

Amazon.com order number: 114-3184835-6816265

Order Total: \$151.99

Business order information

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Shipped on April 8, 2025

Price Items Ordered

\$151.99

1 of: Wonderjune Wooden Little Library Box Outdoor Free Library, Double Outdoor Box Storage with Floor Plugs and Small Flower

Fence for DIY Neighborhoods, Community, Literature, Newspapers

Sold by: Minenameme (seller profile)

Condition: New

Shipping Address: Item(s) Subtotal: \$151.99

Lina Shipping & Handling: \$0.00

13700 RICHMOND PARK DR N APT 1309 JACKSONVILLE, FL 32224-4285

Total before tax: \$151.99 **United States**

Sales Tax: \$0.00

Shipping Speed: FREE Prime Delivery

Total for This Shipment: \$151.99

Payment information

Payment Method: Item(s) Subtotal: \$151.99

MasterCard | Last digits: 1515 Shipping & Handling: \$0.00

Billing address Total before tax: \$151.99 Wynnfield Lakes CDD

5385 N NOB HILL RD **Estimated Tax:** \$0.00 SUNRISE, FL 33351-4761

United States Grand Total: \$151.99

Credit Card transactions MasterCard ending in 1515: April 8, 2025: \$151.99

To view the status of your order, return to Order Summary.



12721 ATLANTIC BLVD JACKSONVILLE, FL 32225 (904)2200822

6365 00062 24141 04/09/25 12:19 PM SALE CASHIER ADELINA

732291004213 SHWR ARM&FLN <A> 29.98N 12" RAINCAN SHOWER ARM BN

SUBTOTAL 29.98 SALES TAX 0.00

TAX EXEMPT

TOTAL \$29.98

XXXXXXXXXXX1515 MASTERCARD USD\$ 29.98

AUTH CODE 00989Q/2623135

Contactless

AID A000000041010 Mastercard

P.O.#/JOB NAME: POOL SHOWER REPAIR

6365 04/09/25 12:19 PM

6365 62 24141 04/09/2025 8429

RETURN POLICY DEFINITIONS
POLICY ID DAYS POLICY EXPIRES ON
A 1 90 07/08/2025



Final Details for Order #113-3257260-5973802

Order Placed: April 14, 2025 PO number: Bathroom Repairs

Amazon.com order number: 113-3257260-5973802

Order Total: \$130.79

Business order information

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Shipped on April 14, 2025

Items Ordered Price

1 Of: 2PCS Nexa Rust Remover Spray, Rust Remover for Metal, Nexa 2.0 Anti Rusts Iron Out Spray \$12.99

Sold by: EOIRULA (seller profile)

Condition: New

5 of: Zurn P6000-L Inside Plastic Cover for Exposed Manual Flush Valve

\$4.06

Sold by: Amazon (seller profile)

Business Price Condition: New

5 of: Sloan Regal A-38-A Water Closet Diaphragm Assembly Kit 3.5 GPF - Natural Rubber Diaphragm with Brass Bypass | For use

\$19.50

wi

th Regal Flushometers | OEM Sloan Parts, 3301038

Sold by: Sloan Marketplace (seller profile)

Condition: New

Shipping Address: Item(s) Subtotal: \$130.79

lina Hernandez
12319 WYNNFIELD LAKES DR
Shipping & Handling: \$0.00

JACKSONVILLE, FL 32246-4241

United States Total before tax: \$130.79

Sales Tax: \$0.00

Shipping Speed:

FREE Prime Delivery Total for This Shipment: \$130.79

Payment information

Payment Method: Item(s) Subtotal: \$130.79

MasterCard | Last digits: 1515

asterCard | Last digits: 1515 Shipping & Handling: \$0.00

Billing address

Wynnfield Lakes CDD

Total before tax: \$130.79

5385 N NOB HILL RD

Estimated Tax: \$0.00

5385 N NOB HILL RD Estimated Tax: \$0.00 SUNRISE, FL 33351-4761

United States

Grand Total: \$130.79



Final Details for Order #113-3464065-4356256

Order Placed: April 18, 2025 PO number: Supplies

Amazon.com order number: 113-3464065-4356256

Order Total: \$12.98

Business order information

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Shipped on April 20, 2025

Items Ordered Price

1 of: Nexa Rust Remover Spray, 2025 Upgrade Rust Remover for Metal, Nexa Car Scratch Remover, Upgraded Nexa Anti Rusts

ron ou

t Spray, 30ml Iron Stain Cleaner for Multiple Surfaces (1, 30 ml)

Sold by: ZHANGJINGZHUANGSHI (seller profile)

Condition: New

Shipping Address: Item(s) Subtotal: \$6.99 lina Hernandez

12319 WYNNFIELD LAKES DR Shipping & Handling: \$5.99

JACKSONVILLE, FL 32246-4241
United States
Total before tax: \$12.98

United States Total before tax: \$12.98
Sales Tax: \$0.00

Shipping Speed:

Standard Shipping Total for This Shipment: \$12.98

\$6.99

Paym	Payment information				
Payment Method:	Item(s) Subtotal:	\$6.99			
MasterCard Last digits: 1515	Shipping & Handling:	\$5.99			
Billing address					
Wynnfield Lakes CDD	Total before tax: \$	\$12.98			
5385 N NOB HILL RD	Estimated Tax:	\$0.00			
SUNRISE, FL 33351-4761 United States					
Officed States	Grand Total: \$	\$12.98			
Credit Card transactions	MasterCard ending in 1515: April 20, 2025: \$	\$12.98			

To view the status of your order, return to Order Summary.



Final Details for Order #113-2875890-4577006

Order Placed: April 18, 2025 PO number: Supplies

Amazon.com order number: 113-2875890-4577006

Order Total: \$105.61

Business order information

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Shipped on April 22, 2025

Items Ordered Price

1 of: Freshnaps Wet Wipes Bulk - 4 x 800 Count Refill Bags (3200 Commercial Disposable Wipes) Value Pack - For Upward Pull

penser Ideal For Public Use

Sold by: Innovent Inc (seller profile)

Business Price Condition: New

Shipping Address: Item(s) Subtotal: \$89.82

lina Hernandez Shipping & Handling: \$0.00 12319 WYNNFIELD LAKES DR

JACKSONVILLE, FL 32246-4241

United States Total before tax: \$89.82

Sales Tax: \$0.00

Shipping Speed:

Delivery in fewer trips to your address **Total for This Shipment:** \$89.82

\$89.82

Shipped on April 22, 2025

Items Ordered Price \$15.79

1 of: Amazon Basics Flextra Tall Kitchen Drawstring Trash Bags, 13 Gallon, 120 Count

Sold by: Amazon (seller profile)

Condition: New

Shipping Address: Item(s) Subtotal: \$15.79

lina Hernandez Shipping & Handling: \$0.00 12319 WYNNFIELD LAKES DR

JACKSONVILLE, FL 32246-4241

United States Total before tax: \$15.79

Sales Tax: \$0.00

Shipping Speed: Delivery in fewer trips to your address Total for This Shipment: \$15.79

Payment information		
Payment Method: MasterCard Last digits: 1515	Item(s) Subtotal: \$105.61 Shipping & Handling: \$0.00	
Billing address Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761 United States	Total before tax: \$105.61 Estimated Tax: \$0.00 Grand Total: \$105.61	
Credit Card transactions	MasterCard ending in 1515: April 22, 2025: \$105.61	

To view the status of your order, return to Order Summary .

HP Instant Ink

Ink replacement service



Printing History Invoice

Billing Cycle from Mar 22, 2025 - Apr 21, 2025 Billing Date: Apr 22, 2025

CUSTOMER NAME	SHIPPING ADDRESS	
lina hernandez	12319 WYNNFIELD LAKES DR, JACKSONVILLE, FL 32246-4241, US	
BILLING ADDRESS		
5385 N Nob Hill Rd, Sunrise, FL 33351, US		
STATEMENT NUMBER		
IIUSDN1341478676		
PRINTER	SERIAL NUMBER	
HP OfficeJet Pro 8025e All-in-One Printer	TH2AP5Q04S	
ACCOUNT NUMBER	ACCOUNT PLAN	
8243221048	S6.99 - 100 Pgs / Mo	
PAGES PRINTED	and distribution to the second	
Regular Pages:	100 - \$6.99	
Rollover Pages;	2 - N/A	
Additional Pages:	14 - S2.00	
Total Pages Printed:	116	
PAYMENT BALANCE		
Previous billing cycle charges:	\$0.00	
Current billing cycle charges:	\$8.99	
Tax;	\$0.6	
Total:	\$9.66	

DATE *	PAGES PRINTED			
	REGULAR	ROLLOVER	ADDITIONAL	
Mar 24, 2025	15			
Mar 25, 2025	13			
Mar 26, 2025	16			
Mar 27, 2025	6		7.00	
Mar 28, 2025	6			
Mar 29, 2025	3			
Mar 31, 2025	3			
Арг 1, 2025	2			
Apr 4, 2025	12			
Apr 8, 2025	3			
Apr 10, 2025	2			
Apr 11, 2025	3	Politica Color (Procincial del Loca estra del Bassillo estre Color (Procincial)	i Pilitiki (1. 18 a.) ya mida (1. a.) (1. a.) (1. a.) a.	
Арг 15, 2025	7			
Apr 16, 2025	1	en ik de die Trans in der Große der der will der State der Große der Große der Große der Große der Große der G	metric Children (Till gettimmen Commission anno com Crist of Crist American Andréa anno britanne Commission (C	
Apr 17, 2025	1			
Apr 18, 2025	7	2	6	
Apr 19, 2025	,		1	
Apr 21, 2025			7	

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***You have additional charges that will appear in the next billing cycle as your printer is currently offline.
***You have charges from a previous billing cycle because your printer was offline.



12721 ATLANTIC BLVD JACKSONVILLE, FL 32225 (904)2200822

6365 00052 12634 04/29/25 11:22 AM SALE CASHIER ADELINA

761475971348 RUG REACHER <A> 29.98N UNGER RUGGED REACHER

UNGER RUGGED REACHER
731919552778 DCKGLOVEL <A> 16.34N
FG FIRM GRIP DUCK CANVAS GLOVE L

722571012137 GOR7CU <A> 199.00N GORILLA 7 CU POLY DUMP CART NLP Savings \$20.00

SUBTOTAL 245.32 SALES TAX 0.00

TAX EXEMPT

TOTAL \$245.32 XXXXXXXXXXX1515 MASTERCARD

USD\$ 245.32 AUTH CODE 02950Q/2521230 TA

AUTH CODE 02950Q/2521230 TA Contactless

AID A000000041010 Mastercard

P.O.#/JOB NAME: HOMELESS CLEANUP

6365 04/29/25 11:22 AM

6365 52 12634 04/29/2025 9177

RETURN POLICY DEFINITIONS
POLICY ID DAYS POLICY EXPIRES ON
A 1 90 07/28/2025

BLAND LANDSCAPING CO.



Phone:

Fax:

919-387-0010 919-387-0690

Billing Inquiry:

arumfelt@blandlandscaping.com

P.O. Box 727 Apex, NC 27502

BILL TO

Wynnfield Lakes CDD 12319 Wynnfield Lakes Drive Jacksonville, FL 32246

Phone:

PROPERTY ADDRESS

Wynnfield Lakes 12319 Wynnfield Lakes Drive Jacksonville, FL 32246

INVOICE

322436

INVOICE DATE

06/01/2025

APPROVED

By lihernandez at 9:46 am, Jun 06, 2025

INVOICE	Т	TERMS	
06/01/2025	N	NET 30	
DESCRIPTION		PRICE	
JUNE BILLING Grounds Maintenance Contract			\$5,720.23
	INVOICE GRAND TOTAL		\$5,720.23

PROPERTY 10949 **AMOUNT** \$5,720.23

INVOICE 322436

INVOICE DATE 06/01/2025



Remit to:
Bland Landscaping Co. Inc.
P.O. Box 727
Apex, NC 27502



Hello Gms Gms,

Thanks for choosing Comcast Business.

New charges		\$597.69
Taxes, fees and other charges	Page 3	\$36.49
Regular monthly charges	Page 3	\$561.20
Balance forward		\$0.00
EFT Payment - thank you	May 18	-\$597.69
Previous balance		\$597.69
For 12319 WYNNFIELD LAKES DR. 32246-4241	OTC, JACKSON	VILE, FL,
Your bill at a glanc		

Thanks for paying by Automatic Payment

Your automatic payment on Jun 17, 2025, 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 busines's.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 battom 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

1100 NORTHPOINT PKWY W PALM BCH FL 33407-1937

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

8495 74 120 1711060

Automatic payment

Jun 17, 2025

Please pay

\$597.69

Electronic payment will be applied Jun 17, 2025

COMCAST PO BOX 71211 CHARLOTTE NC 282**7**2-1211

Download the Comcast Business App

Business is always moving. Our app was built for this. Manage your account anytime, anywhere with the Comcast Business App – the easy way to manage your services on the go.

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

Scan the QR Code with your phone or mobile device to get started.



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



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 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, email 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



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 to get started.

Additional billing information

More ways to pay:



Onlino

Visit My Account at business.comcast.com/myaccount



Comcast Business App Download the Comcast Business App



In-Store

Visit business.comcast.com/servicecenter to find a store near you

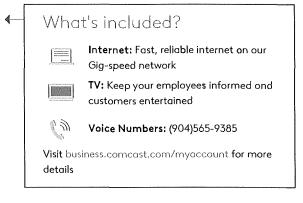
COMCAST BUSINESS

Account Number 8495 74 120 1711060 Billing Date
May 26, 2025

Services From Jun 04, 2025 to Jul 03, 2025 Page
3 of 4

Regular monthly charges	\$	561.20
Comcast Business		\$545.20
TV services		\$180.40
TV Standard Business Video.	\$114.95	
TV Box + Remote	\$11.95	
Service To Additional TV With TV Bax and Remote.	\$11.95	
Broadcost TV Fee	\$37.10	
Regional Sports Fee	\$4.45	
Internet services		\$289.90
Business Internet 150	\$259.95	
Static IP - 1	\$29.95	
Voice services		\$74.90
Mobility Voice Line Business Voice.	\$44.95	
Voice Mail Service	\$5.00	
Equipment Fee Voice.	\$24.95	
Service fees		\$16.00
Directory Listing Monogement Fee	\$8.00	
Voice Network Investment	\$8.00	

Taxes, fees and other charges	Ş	36.49
Other charges		\$4.64
Federal Universal Service Fund	\$2.19	
Regulatory Cost Recovery	\$2.45	
Taxes & government fees		\$31.85
State Communicotions Services Tax	\$17.39	
Local Communications Services Tax	\$14.06	
911 Fees	\$0.40	



Account Number 8495 74 120 1711060 Billing Date May 26, 2025 Services From Jun 04, 2025 to Jul 03, 2025 Page 4 of 4

Parental Controls: With parental controls, you can choose and manage the programming that is right for your family. Learn more at: business.com/ast.com/support/article/tv/x1-parental-controls-safe-browse.

Recent and Upcoming Programming Changes: Information on recent and upcoming programming changes can be found at 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 5, 2025 **Date**

Attn: Courtney Hogge
GMS, LLC
475 West Town Place, Ste 114
Saint Augustine FL 32092

Serial # 25-03083D PO/File #	\$268.00
Request for Proposals for Erosion Repair Services Project	Payment Due
	\$268.00
Wynnfield Lakes Community Development District	Publication Fee \$ 268.00 Amount Paid
Case Number	Amount Paid
Publication Dates 6/5	Payment Due Upon Receipt
County Duval	For your convenience, you may remit payment online at www.jaxdailyrecord.com/ send-payment.
Payment is due before the Proof of Publication is released.	If your payment is being mailed, please reference Serial # 25-03083D on your check or remittance advice.

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 REQUEST FOR PROPOSALS FOR EROSION REPAIR SERVICES PROJECT

Notice is hereby given that the Wynnfield Lakes Community Development District ("District") will receive proposals from ven-dors interested in providing onetime maintenance/repair services for slope erosion within the District ("Project"), as more particularly described in the Project Manual and in accordance with applicable, promise and Project applicable permits and Project plans and specifications. The Project Manual, consisting

of the proposal package, contract, proposal form, plans, and other materials, will be available and may be obtained beginning Mon-day, June 9, 2025 at 9:00 a.m. by e-mailing the Project Engineer, Kyle Sowards, at ksowards@ mdginc.com, with the subject line "RFP for Erosion Repair Services Project." Plans will be distributed

electronically.

There will be a <u>non-mandatory</u> pre-bid proposal conference, on June 16, 2025 at 10:00 a.m., on-site at Wynnfield Lakes Clubhouse, 12319 Wynnfield Lakes Drive, Jacksonville, Florida 32246. Proposals will be evaluated

in accordance with the criteria included in the Project Manual. The District reserves the right to reject any and all proposals, make modifications to the work, award the contract in whole or in part with or without cause, provide for the delivery of the project in phases, and waive minor or technical irregularities in any Proposal, as it deems appropriate, if it determines in its discretion that it is in the District's best interests to do so. Any protest of the Project Manual, including the terms and specifications, must be filed with the District within 72 hours of pickup of the Project Manual, together with a protest bond in a form acceptable to the District and in the amount of \$10,000.00. In the event the protest is successful, the protest bond shall be refunded to the protestor. In the event the to the protestor. In the event the protest is unsuccessful, the protest bond shall be applied towards the District's costs, expenses and attorney's fees associated with hearing and defending the protest. Failure to timely file a protest will result in a waiver of proceedings under Chapter 190, Florida Statutes, and other law.

Firms desiring to provide construction services for the referenced Project must submit one (1) original hard copy and one (1) electronic copy on a USB drive of the required proposal no later than 1:00 p.m. on July 7, 2025, to the offices of the Project Engineer at 7 Waldo Street, St. Augustine FL, 32084. The Project Engineer will conduct a special public meeting at that place and time to publicly open the proposals. No official action will be taken at the meeting. The meeting is open to

the public and will be conducted in accordance with the provisions of Florida law including but not limited to Chapter 190, Florida Statutes. A copy of the agenda for the meeting may be obtained from the Project Engineer, Kyle Sowards, at ksowards@mdginc. com. The meeting may be contin-ued in progress without additional notice to a time, date, and location stated on the record. Pursuant stated on the record. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommoda-tions to participate in this meeting is asked to advise the District Office at least three (3) business days before the meeting by contacting the District Manager, at (904) 940-5850, or at dlaughlin@ gmsnf.com. If you are hearing or speech impaired, please contact the Florida Relay Service at 1 (800) 955-8770, who can aid you in contacting the District Office.

Proposals shall be in the form provided in the Project Manual and submitted in a sealed enve-lope pursuant to the Instructions to Proposers. Hard copies of the proposals may be either mailed or hand-delivered. Proposals received after the time and date stipulated above will not be considered. The District reserves the right to return unopened to the Proposer any proposals received after the time and date stipulated above. Each proposal shall be accompanied by a proposal guarantee in the form of a proposal bond or certified cashier's check in an amount not less than five percent (5%) of the total bid to be retained in the event the successful proposer fails to execute a contract with the District, Each proposal shall remain binding for a minimum of one hundred twenty (120) days after the pro-posal opening. Firms or individu-als submit their proposals on a voluntary basis and therefore are not entitled to compensation of any kind. The District shall not be obligated or be liable for any costs incurred by proposers prior to issuance of a contract. All costs to prepare and submit a response to this RFP shall be borne by the proposer. Please note that this project is contingent upon securing suf-ficient funding and the District reserves the right to cancel this bid or decide not to award a contract.

In order to submit a bid, each bidder must: (1) be authorized to do business in Florida, and hold all required state federal, and local licenses, including those with Duval County, in good standing; (2) have at least three (3) years' experience with projects of similar size and scope; (3) comply with Placidae, B. varific requirements. Florida's E-verify requirements, and (4) submit the required proposal bond.

All questions regarding the Project Manual or this project shall be directed in writing via mail or email to the Project Engineer, Kyle Sowards, at ksowards@mdginc. com. No phone inquiries please. oo (25-03083D) Jun. 5

INVOICE

Fidelity Security Operations 8081 Philips Hwy Ste 12 Jacksonville, FL 32256 admin@FSOFL.com +1 (904) 770-5111 https://fsofl.com/



Bill to

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

Invoice details

Invoice no.: 25-240 Terms: Net 30

Invoice date: 05/19/2025 Due date: 06/18/2025

APPROVED

By lihernandez at 9:46 am, Jun 06, 2025

#	Date	Product or service	Description	Qty	Rate	Amount
1.	05/10/2025	Unarmed Officer	Hours of Guard Service for the Week	48	\$27.00	\$1,296.00
2.	05/17/2025	Unarmed Officer	Hours of Guard Service for the Week	48	\$27.00	\$1,296.00

Total

\$2,592.00

Ways to pay





Welcome Tiziana!

Log Out



idaEHPermit.com

To protect, promote and improve the health of all people in Florida through integrated state, county and community efforts.

Home Permits

County Health Departments

FAQ About Us

View Item(s) in Cart: 0

HOME > SHOPPING CART > READ ONLY SHOPPING CART > PAYMENT CONFIRMATION



You have successfully made this payment(s).

Before you can print your permit, please return to the Permits page and click the 'Submit' button to complete your application.

Payment Submittal Confirmation

Thank you for using the online permitting system. Your payment is currently being processed. A copy of this confirmation will be emailed to you and you may also print this page for your records.

Your confirmation number is: 06QPQXNL

Payment Type: ACH

Payment Date: 6/6/2025 7:19:00 AM

Permit Number

Facility Name

Payment Amount

16-60-01268

Wynnfield Lakes - Swimming Pool

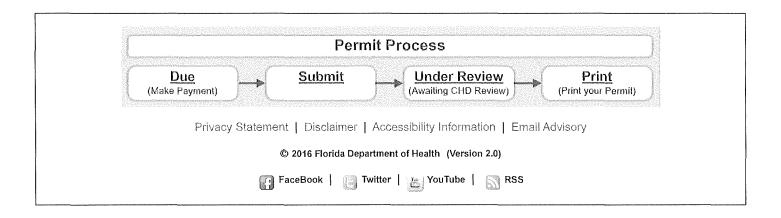
325.00

16-60-01269

Wynnfield Lakes - Spray Ground

200.00

Convienence Fee: 0.35 Total Paid: 525.35





Florida Department of Health in Duval County Notification of Fees Due



Fee Amount:

\$325.00

Previous Balance:

\$0.00

Total Amount Due: \$325,00

Payment Due Date: 06/30/2025 or Upon Receipt If not paid by 06/30/2025 then the fee will be:\$375.00

For: Swimming Pools - Public Pool > 25000 Gallons

Notice: This bill is due and payable in full upon receipt and must be received by the local office by the payment due date (06/30/2025).

Mail To: Lisa Hernandez (Vesta Property)

9655 Florida Minning Boulevard W, Suite 305

Jacksonville, FL 32257

Please verify all Information below at www.myfloridaehpermit.com and make

changes as necessary.

Account Information:

Owner Information:

Name: Wynnfield Lakes - Swimming Pool

Location: 12319 Wynnfield Lakes Drive

Jacksonville, FL 32246

gallons

Pool Volume: 94,607

Flow Rate: 293

Bathing Load: 52

Vesta Property (Hernandez, Lisa) Name:

9655 Florida Minning Boulevard W, Suite 305 Address:

Jacksonville, FL 32257 (Mailing)

Home Phone: (904) 565-9385

Work Phone: ()

Please go online to pay fee at: www.MyFloridaEHPermit.com

Permit Number: 16-60-01268 Bill ID: 16-BID-7819339

Billing Questions call DOH-Duval at: (904) 253-1280

ryau ao nak pay entine, maka sheska payabig iy and mali involor yyi. H paymon 10-

Florida Department of Health in Duval County

ATTN: Building A

921 N Davis Street, Suile 251 MC 45

Signature

Date

[Please RETURN invoice with your payment]

Batch Billing ID:81208



Mission:

To protect, promote & improve the health of all people in Florida through integrated state, county & community efforts.



Ron DeSantis Governor

Joseph A. Ladapo, M.D., Ph.D. State Surgeon General

Vision: To be the Healthiest State in the Nation

May 1, 2025

Dear Owner / Operator:

This letter is to inform you that it is unlawful for any person or public body to operate or continue to operate any public swimming pool without a valid permit from the department, **514.031 Permit necessary to operate public swimming pool**.

Pools that have been closed for more than 12 months without receiving a satisfactory inspection will lose their operating permit and will need to re-permit the pool to current code requirements via a Florida Registered Professional Engineer. Facilities with multiple pools will need to maintain all pools to remain in compliance.

Also, all facilities must have keys onsite to the pool and equipment room and must be available to our inspectors any time during normal business hours of 8 to 5 Monday thru Friday, or keys must be provided to this Department. If a pass key or code is needed to access the property, then please provide that as well.

And finally, please remember to completely fill out sections 1 and 2 of your enclosed application and include your pool operators name and phone number located above your signing line on the renewal application.

A late fee will be assessed on all payments received after July 1, 2025.

Thank you in advance for your cooperation and please contact me at 253-2579 if you have any questions or concerns.

Sincerely, William R. Nowlin Environmental Manage





16-60-01269

Florida Department of Health in Duval County Notification of Fees Due



Fee Amount:

10 2.2 10

\$200.00

Previous Balance:

\$0.00

Total Amount Due:

\$200.00

Payment Due Date: 06/30/2025 or Upon Receipt If not paid by 06/30/2025 then the fee will be:\$250.00

For: Swimming Pools - Water Attractions

Notice: This bill is due and payable in full upon receipt and must be received by the local office by the payment due date (06/30/2025).

Mail To: Attention: ATTN: Accounts Payable

Wynnfield Lakes CDD

9655 Florida Minning Boulevard W, Suite 305

Jacksonville, FL 32257

Please verify all Information below at www.myfloridaehpermit.com and make changes as necessary.

Account Information:

Name: Wynnfield Lakes - Spray Ground

Location: 12319 Wynnfield Lakes Drive

Jacksonville, FL 32246

Pool Volume: 12,050

gallons

Bathing Load: 40 Flow Rate: 201

Owner Information:

Name:

Wynnfield Lakes CDD

Address: 9655 Florida Minning Bottom W, Suite 305

(Mailing) Jacksonville, FL 32257

Home Phone: (904) 565-9385

Work Phone: ()

Please go online to pay fee at:

www.MyFloridaEHPermit.com

Permit Number: 16-60-01269 Bill ID: 16-BID-7819132

Billing Questions call DOH Duval at (904) 253-1280

If you do not pay online, make checks payable to and mall invoice WITH payment to:

Florida Department of Health in Duval County

ATTN: Building A

921 N Davis Street, Suite 251 MC 45

Signature

Date

[Please RETURN invoice with your payment]

Batch Billing ID:81201



Mission:

To protect, promote & improve the health of all people in Florida through integrated state, county & community efforts.



Ron DeSantis Governor

Joseph A. Ladapo, M.D., Ph.D. State Surgeon General

Vision: To be the Healthiest State in the Nation

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Sincerely, William R. Nowlin Environmental Manage

Governmental Management Services, LLC

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

Invoice

Invoice #: 573

Invoice Date: 6/1/25 Due Date: 6/1/25

Case:

P.O. Number:

Payments/Credits

Balance Due

\$0.00

\$5,006.39

Bill To:

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

Description		Hours/Qty	Rate	Amount
Management Fees - June 2025 nformation Technology - June 2025 Website Maintenance - June 2025 Dissemination Agent Services - June 2025 Copies	340 351 495 316 425		4,484.17 133.33 66.67 99.17 223.05	4,484.17 133.33 66.67 99.17 223.05
		Total		\$5,006.39

WYNNFIELD LAKES

UTILITY SCHEDULE FY 2025

set up to auto pay set up e bill sent to tcessna@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	\$827.09	\$874.89	\$755.20	\$977.91	\$834.94	\$934.51	\$960.51	\$949.44					\$7,114.49
Electric	2523678745	397 Wynnfield Lakes Dr-Apt SG	89005442	\$83.09	\$78,95	\$90.90	\$105.41	\$85.05	\$96.03	\$101.81	\$103.34					\$744.58
Electric Total		001-32	0-57200-43100	\$910.18	\$953.84	\$845.10	\$1,083.32	\$919.99	\$1,030.54	\$1,062.32	\$1,052.78	\$0.00	\$0.00	\$0.00	\$0.00	\$7,859.07
	Vendor/Acct #	Location	Meter#	October	November	December	January	February	March	April	May	June	July	August	September	Total
Irrigation	2523678745	12319 Wynnfield Lakes Dr	74759726	\$288.10	\$841.13	\$845.59	\$671.65	\$854.51	\$836.67	\$1,054.36	\$1,006.05					\$6,398,06
Irrigation Total		001-32	0-53800-43001	\$288.10	\$841,13	\$845,59	\$671.65	\$854.51	\$836.67	\$1,054.36	\$1,006.05	\$0.00	\$0.00	\$0.00	\$0.00	\$6,398.06
	Vendor/Acct #	Location	Meter#	October	November	December	January	February	March	April	May	June	July	August	September	Total
Sewer	2523678745	12319 Wynnfield Lakes Dr	76259417	\$324.32	\$291.41	\$251.92	\$186.10	\$172.94	\$232.17	\$395.33	\$345.07					\$2,199.26
Water	2523678745	12319 Wynnfield Lakes Dr	76259417	\$110.99	\$101.41	\$89.92	\$70.76	\$66,93	\$84.17	\$219.59	\$188.07					\$931.84
Water/Sewer Total		001-32	0-57200-43001	\$435.31	\$392.82	\$341.84	\$256.86	\$239.87	\$316.34	\$614.92	\$533.14	\$0.00	\$0.00	\$0.00	\$0.00	\$3,1 31.10
GRAND TOTAL				\$1,633.59	\$2,187.79	\$2,033.53	\$2,011.83	\$2,014.37	\$2,183.55	\$2,731.60	\$2,591.97	\$0.00	\$0.00	\$0.00	\$0.00	\$17,388.23
· · · · · · · · · · · · · · · · · · ·	Irrigation	001-320-53800-43001		\$288.10	\$841.13	\$845,59	\$671,65	\$854.51	\$836,67	\$1,054.36	\$1,006.05	\$0.00	\$0.00	\$0.00	\$0.00	\$6,398.06
	Electric	001-320-57200-43100		\$910.18	\$953.84	\$846,10	\$1,083.32 \$256.86	\$919,99 \$239.87	\$1,030.54 \$316.34	\$1,062.32 \$614.92	\$1,052,78 \$533.14	\$0,00 \$0,00	\$0.00 \$0.00	\$0.00	\$0,00 \$0.00	\$7,859,07 \$3,131,10
	Water/Sewer	001-320-57200-43001	<u>.</u>	\$435.31	\$392.82	\$341.84	3200.86	\$235.87	\$310.34	30.14.92	\$300.14	30,00	30.00	80.00	90.00	90, 101, 10
		Total		\$1,633.59	\$2,187.79	\$2,033,53	\$2,011.83	\$2,014.37	\$2,183.55	\$2,731.60	\$2,591.97	\$0.00	\$0.00	\$0.00	\$0.00	\$17,388.23



Phone: (904) 665-6000

225 N. Pearl St. Jacksonville, FL

Online: jea.com

32202-4513



WYNNFIELD LAKES CDD

Account #: 2523678745 Bill Date: 05/23/25

Cycle: 18 **Amount Due** \$2,591.97

Do not pay. AutoPay will process your payment on 06/16/25.

TOTAL SUMMARY OF CH	ARGE	S
Electric	\$	1,052.78
Water		188.07
Sewer		345.07
Irrigation		1,006.05
Total New Charges	\$	2,591.97
(A complete breakdown of charges can be found on the	e following	pages.)
Previous Balance	\$	2,731.60
Payment(s) Received		-2,731.60
Balance Before New Charges		0.00
New Charges		2,591.97
Do not pay. AutoPay will process your payment on 06/16/25.	\$	2,591.97

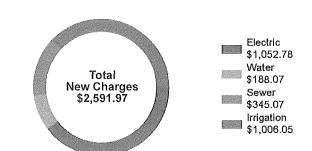
MESSAGES



If your central air conditioning unit is more than 12 years old, replacing it with an ENERGY STAR certified model could cut your cooling costs by



JEA's 2024 Annual Water Quality report will soon be available at jea.com/WQR2024. For a paper copy, email your address to waterquality@jea.com or call 665-6000 to request one.



PLEASE DETACH AND RETURN PAYMENT STUB BELOW WITH TOTAL DUE IN ENVELOPE PROVIDED.

Additional information on reverse side. -





Check here for telephone/mail ac	ddress correction and fill in on reverse side.
Add \$to my monthly bill: \$_ the Prosperity Scholarship Fund, I	for Neighbor to Neighbor and/or \$fo will notify JEA when I no longer wish to contribute
Acct #: 2523678745	Bill Date: 05/23/25
Do not pay. AutoPay will process your p	payment on 06/16/25, TOTAL AMOUNT PAID

\$2,591.97

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

Visit jea.com to:



Pay Your Bill



Manage Your Alerts



Transfer Service



Report or View Outages



Email Us



Update Your Information



Learn About Rates



Understand Your Bill





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 email 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 be applicable State, City and Utility regulations and policies, whether or not services 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.

ADDRESS CORRECTION

Account #	# 2523678745 Tel:	
Address:		
City:		State: Zip Code:
E-mail:		



Account #: 2523678745

Bill Date: 05/23/25

Cycle: 18

188.07

345.07

Phone: (904) 665-6000

Online: jea.com

ELECTRIC SERVICE

Billing Rate: General Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 04/23/25 - 05/22/25

Reading Date: 05/22/25

Service Point: Commercial - Electric

Meter Number	Days Billed	Current Reading	Reading Type	Meter Constant	Consumption
22508695	29	4223	Regular	1	7864 KWH
22508695	29	22.72	Regular	1	22.72 KW

Basic Monthly Charge	\$ 23,00
Energy Charge (\$0.0667 per kWh)	524.53
Tax Exempt Fuel Cost (\$0.03955 per kWh)	311.02
Taxable Fuel Cost (\$0,00511 per kWh)	40.19
City of Jacksonville Franchise Fee	26.96
Gross Receipts Tax	 23.74

Total Current Electric Charges 949.44

WATER SERVICE

Billing Rate: Commercial Water Service

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 04/22/25 - 05/21/25 Reading Date: 05/21/25

Service Point: Commercial - Water/Sewer

Meter Number	Days Billed	Current Reading	Reading Type	Meter Size	Consumption (1 cu ft = 7.48 gal)
83715247	29	2594	Regular	1	51000 GAL

Basic Monthly Charge	\$ 26.53
Water Consumption Charge	156.06
City of Jacksonville Franchise Fee	5.48

SEWER SERVICE

Billing Rate: Commercial Sewer Service

Total Current Water Charges

Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 04/22/25 - 05/21/25 Reading Date: 05/21/25

Service Point: Commercial - Water/Sewer

Meter Number 83715247	Days Billed	Current Reading 2594	Reading Type Regular	Meter Size	Consumption (1 cu ft = 7.48 gal) 51000 GAL

Basic Monthly Charge	\$ 86.14
Sewer Usage Charge	248.88
City of Jacksonville Franchise Fee	 10.05

Total Current Sewer Charges

IRRIGATION SERVICE

Billing Rate: Commercial Irrigation Service Service Address: 12319 WYNNFIELD LAKES DR

Service Period: 04/22/25 - 05/21/25

Reading Date: 05/21/25

Service Point: Irrigation 1 - Commercial

Meter	Days	Gurrent	Reading	Meter	Consumption (1 cu ft = 7.48 gal)
Number	Billed	Reading	Type	Size	
99436210	29	1241	Regular	2	194000 GAL

Basic Monthly Charge	\$ 75.29
Tier 1 Consumption (1 - 7 Kgal @ \$3.49 kgal)	24.43
Tier 2 Consumption (> 7 Kgal @ \$4.69 kgal)	877.03
City of Jacksonville Franchise Fee	29.30

Total Current Irrigation Charges 1,006.05

ELECTRIC SERVICE

Billing Rate: General Service

Service Address: 12397 WYNNFIELD LAKES DR APT SG01

Service Period: 04/23/25 - 05/22/25 Reading Date: 05/22/25

Service Point: Commercial - Electric

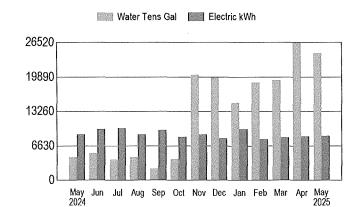
	Days Billed	Current Reading	Reading Type	Meter Constant	Consumption
24081122	29	54168	Regular	1	672 KWH

Basic Monthly Charge	\$ 23.00
Energy Charge (\$0.0667 per kWh)	44.82
Tax Exempt Fuel Cost (\$0.03955 per kWh)	26.58
Taxable Fuel Cost (\$0.00511 per kWh)	3.43
City of Jacksonville Franchise Fee	2.93
Gross Receipts Tax	 2.58

Total Current Electric Charges

103.34

CONSUMPTION HISTORY



[1 Year Ago	Last Month	This Month	Average Daily
Total kWh Used	8,796	8,462	8,536	294
Total Gallons Used	45,000	265,000	245,000	8,448

Wynnfield Lakes

Resident Water and Sewer Reimbursement

Recurring Invoice Check Should be Cut by 15th

Month:

June-25

Amount per each:

\$70.00

320.53800.46101

Peter and Jennifer Townsend V#189

12193 Emerald Green Court

Jacksonville, FL 32246

Wynnfield Lakes

Resident Landscape Maintenance

Recurring Invoice Check Should be Cut by 15th

Month: June-25

Amount per each: \$42.00

320.53800.46101

Peter and Jennifer Townsend V#189

12193 Emerald Green Court

Jacksonville, FL 32246



Adam W. Herbert University Center 12000 Alumni Drive Jacksonville FL 32224-2678

Office: (904) 620-4222 / Fax: (904) 620-4223

Invoice

User	Invoice Number: UG	C21031		
Courtney Hogge	Invoice Date:	5/22/2025		
Wynnfield Lakes CDD	Due Date:	6/21/2025		
475 West Town Place Suite 114	Event Name:	Wynnfield La	akes	
	Reservation No.:	186457		
St. Augustine, FL 32092	Phone:	904-940-585	0 × 400	
USA	Fax:	904-940-589	9	
	Email Address:	chogge@gm	isnf.com	
	Event Coordinator:	Chelsie Coul	ter	
Bookings / Details		Quantity	Price	Amount
Room Charge: (\$200.00 per Half Day) UC - Audiovisual: Telephone (Conference) UC - Setup Notes: Conference for 10 at front and Theater seating	for 15 in the rest of the room	1	\$200.00 \$50.00	\$200.00 \$50.00
	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 Bookings / Details

Invoice Number:

UC21031

Quantity

e Amount

5/22/2025 8:41 AM CC Page 2 of 2

WYNNFIELD LAKES CDD MONTHLY EXPENSE REPORT

BEGINNING 5/1/2025 **ENDING** 5/31/2025

DATE	DESCRIPTION	GL#	GL Description	RETAILER	TOTAL
5/3/2025	Plumbing repair	001.320.57200.46601	Repairs & Replacements	Home Depot	35.95
5/9/2025	Bags, candy	001.320.57200.49400	Special Events	Amazon	33.95
5/12/2025	Party favors	001.320.57200.49400	Special Events	Amazon	40.78
5/12/2025	Planter	001.320.57200.52000	Operating Supplies	Walmart	17.98
5/13/2025	Outlet box gate repair	001.320.57200.46601	Repairs & Replacements	Home Depot	10.46
5/20/2025	Double tape, hole punch	001.320.57200.51000	Office Supplies	Amazon	12.06
5/21/2025	Cups, trash bags	001.320.57200.52000	Operating Supplies	Amazon	135.18
5/22/2025	Ink	001.320.57200.51000	Office Supplies	HP Instant Ink	45.68
5/27/2025	Refund trash bags	001.320.57200.52000	Operating Supplies	Amazon	-49.00
5/28/2025	Pool vacuum cleaner kit	001.320.57200.52000	Operating Supplies	Home Depot	179.00
5/28/2025	Blower	001.320.57200.52000	Operating Supplies	Home Depot	229.00
5/29/2025	Debri mesh bag, trash bags	001.320.57200.52000	Operating Supplies	Amazon	76.19
5/29/2025	Fun pops, waters, napkins, paper plates	001.320.57200.49400	Special Events	Walmart	48.28
5/30/2025	Wipes	001.320.57200.52000	Operating Supplies	Amazon	137.31
5/30/2025	Tools	001.320.57200.52000	Operating Supplies	Home Depot	24.97
5/31/2025	Pizza pool party	001.320.57200.49400	Special Events	Marcos Pizza	121.00
5/31/2025	Ice event	001.320.57200.49400	Special Events	Publix	25.76
TOTALS					\$1,124.55

Explanati on:

Signature

Lina Hernandez, Amenity Manager



12721 ATLANTIC BLVD JACKSONVILLE, FL 32225 (904)2200822

6365 00062 85571 05/02/25 09:59 AM SALE CASHIER DEBORAH

072725005516 128 OZ. 30- <A> 19.97N HARRIS VINEGAR CONCENTRATED-30 128OZ 049057104057 PLUNGER <A> 15.98N KORKY BEEHIVEMAX TOILET PLUNGER

> SUBTOTAL 35.95 SALES TAX 0.00

TAX EXEMPT

TOTAL \$35.95

XXXXXXXXXXXX1515 MASTERCARD

USD\$ 35.95

AUTH CODE 00217Q/9620486

TA

Contactless

AID A000000041010 Mastercard

P.O.#/JOB NAME: PLUMBING REPAIR



6365 62 85571 05/02/2025 1568

RETURN POLICY DEFINITIONS
POLICY ID DAYS POLICY EXPIRES ON
A 1 90 07/31/2025



Final Details for Order #114-9900231-6757055

Order Placed: May 8, 2025

Amazon.com order number: 114-9900231-6757055

Order Total: \$33.95

Business order information

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Shipped on May 8, 2025

Items Ordered Price

\$16.99 1 of: CODOBON 20 Pcs Drawstring Bags, Bulk Drawstring Backpack, Nylon Cinch Draw String Sport Bag, 10 Colors

Sold by: OFFICE-WELL HELPER (seller profile)

Condition: New

2 Of: Ring Pop Candy Lollipops - Individually Wrapped Bulk Lollipop Variety Party Pack - 20 Count Suckers w/ Assorted Flavors

\$8.48

- Fun Candy for Kids - Hard Candy for Party Favors, Birthdays & Goodie Bags

Sold by: Amazon.com Condition: New

Shipping Address: Item(s) Subtotal: \$33.95

Shipping & Handling: \$2.99

13700 RICHMOND PARK DR N APT 1309 -\$2.99 Free Shipping:

JACKSONVILLE, FL 32224-4285

United States

Total before tax: \$33.95

Sales Tax: \$0.00

Total for This Shipment: \$33.95

Payment information

Payment Method: Item(s) Subtotal: \$33.95

MasterCard | Last digits: 1515 Shipping & Handling: \$2.99

Promotion applied: -\$2.99 Billing address

Wynnfield Lakes CDD

5385 N NOB HILL RD Total before tax: \$33.95

SUNRISE, FL 33351-4761 Estimated Tax: \$0.00 **United States**

Grand Total: \$33.95

MasterCard ending in 1515: May 8, 2025: \$33.95 **Credit Card transactions**



Final Details for Order #114-6554448-5356242

Order Placed: May 8, 2025

Amazon.com order number: 114-6554448-5356242

Order Total: \$40.78

Business order information

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Shipped on May 11, 2025

Items Ordered Price

\$23.99 2 of: QAUYETM Pool Party Favors and Beach Party Favors, 132PCs Summer Toys Bulk for Kids with Beach Balls, Sunglasses,

Water B

alls, Stamps, More for End of Year Gifts for Students

Sold by: QUUY-shop (seller profile)

Condition: New

United States

Shipping Address: Item(s) Subtotal: \$47.98

Lina \$0.00 Shipping & Handling: 13700 RICHMOND PARK DR N APT 1309 Your Coupon Savings: -\$7.20

JACKSONVILLE, FL 32224-4285

Total before tax: \$40.78

Sales Tax: \$0.00

Shipping Speed: FREE Prime Delivery

Total for This Shipment: \$40.78

Payment information

Payment Method: Item(s) Subtotal: \$47.98

MasterCard | Last digits: 1515 Shipping & Handling: \$0.00

Promotion applied: -\$7.20 Billing address

Wynnfield Lakes CDD

5385 N NOB HILL RD Total before tax: \$40.78 SUNRISE, FL 33351-4761

Estimated Tax: \$0.00 **United States**

Grand Total: \$40.78

Credit Card transactions MasterCard ending in 1515: May 11, 2025: \$40.78

To view the status of your order, return to Order Summary.

Scan for 30-day free trial.

05/12/25 14

14:21:37



12721 ATLANTIC BLVD JACKSONVILLE, FL 32225 (904)2200822

05/13/25 04:13 PM 6365 00052 58447 SALE CASHIER ABIGAIL

034481065425 OUTLET BOX <A> 5.23N 235 CONDUIT BODY 3/4" TYPE LB 034481065623 3/4" LL BDY <A> 5.23N 3/4 IN TYPE LL FITTING

10.46 SUBTOTAL

SALES TAX 0.00 TAX EXEMPT

TOTAL

\$10.46 XXXXXXXXXXXX1515 MASTERCARD

USD\$ 10.46

AUTH CODE 01345Q/8523628 Contactless

AID A000000041010 Mastercard

P.O.#/JOB NAME: COURT GATE REPAIR



RETURN POLICY DEFINITIONS POLICY ID DAYS POLICY EXPIRES ON 1 90 08/11/2025 08/11/2025 1



Final Details for Order #114-0988729-8195440

Order Placed: May 20, 2025

Amazon.com order number: 114-0988729-8195440

Order Total: \$12.06

Business order information

Shipped on May 20, 2025

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Price

\$4.47

1 of: Avery Self-Adhesive Hole Reinforcement Stickers, 1/4" Diameter Hole Punch Reinforcement Labels, Clear, Non-Printabl

e, 200 Labels Total (5721)

Items Ordered

Sold by: Amazon (seller profile)

Business Price Condition: New

1 of: KING MOUNTAIN 1x3 Inch Hook and Loop Strips, 20 Sets Nylon Self Adhesive Tape, Double Sided Strong Back Adhesive \$7.59

d Dots for Office, Home and Crafting, Heavy Duty, Black

Sold by: KING MOUNTAIN (seller profile)

Business Price Condition: New

Shipping Speed:

United States

Shipping Address: Item(s) Subtotal: \$12.06

Lina

Shipping & Handling: \$0.00 13700 RICHMOND PARK DR N APT 1309

JACKSONVILLE, FL 32224-4285

United States Total before tax: \$12.06

Sales Tax: \$0.00

FREE Prime Delivery

Total for This Shipment: \$12.06

Payment information

Payment Method: Item(s) Subtotal: \$12.06

MasterCard | Last digits: 1515 Shipping & Handling: \$0.00

Billing address Wynnfield Lakes CDD Total before tax: \$12.06

5385 N NOB HILL RD Estimated Tax: \$0.00 SUNRISE, FL 33351-4761

Grand Total: \$12.06

Credit Card transactions MasterCard ending in 1515: May 20, 2025: \$12.06



Final Details for Order #113-4933121-9529839

Order Placed: May 20, 2025 PO number: Supplies

Amazon.com order number: 113-4933121-9529839

Order Total: \$135.18

Business order information

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Shipped on May 20, 2025

Items Ordered Price

\$55.99 1 of: Reli. 40 to 45 Gallon Trash Bags Heavy Duty | 250 Trash Bags | Super Sizeable, Black, Garbage for Serious Cleanup

Sold by: Reli. (seller profile)

Business Price Condition: New

Shipping Address: Item(s) Subtotal: \$55.99

lina Hernandez Shipping & Handling: \$0.00

12319 WYNNFIELD LAKES DR

JACKSONVILLE, FL 32246-4241 **United States** Total before tax: \$55.99

Sales Tax: \$0.00

Shipping Speed:

Delivery in fewer trips to your address **Total for This Shipment:** \$55.99

Shipped on May 20, 2025

Items Ordered Price

\$79.19 1 of: Vplus 2000 Pack 9 OZ Clear Plastic Cups, 9 Ounce Disposable Cold Water Party Drinking Cups for Wedding Thanksgiving

Chri

stmas Party

Sold by: ZHUOFENG (seller profile)

Condition: New

Shipping Speed:

Shipping Address: Item(s) Subtotal: \$79.19

lina Hernandez Shipping & Handling: \$0.00

12319 WYNNFIELD LAKES DR JACKSONVILLE, FL 32246-4241

United States Total before tax: \$79.19

> Sales Tax: \$0.00

Delivery in fewer trips to your address **Total for This Shipment:** \$79.19

	Payment information
Payment Method:	Item(s) Subtotal: \$135.18
MasterCard Last digits: 1515	Shipping & Handling: \$0.00
Billing address	
Wynnfield Lakes CDD	Total before tax: \$135.18
5385 N NOB HILL RD	Estimated Tax: \$0.00
SUNRISE, FL 33351-4761	
United States	Grand Total: \$135.18
Credit Card transactions	MasterCard ending in 1515: May 20, 2025: \$135.18

To view the status of your order, return to Order Summary .

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HP Instant Ink

Ink replacement service



Printing History Invoice

Billing Cycle from $\ensuremath{\mathbf{Apr}}$ 22, 2025 - $\ensuremath{\mathbf{May}}$ 21, 2025 Billing Date: May 22, 2025

CUSTOMER NAME	SHIPPING ADDRESS	DATE *	PAGES PRINTEI)	
lina hernandez	12319 WYNNFIELD LAKES DR,		REGULAR	ROLLOVER	ADDITIONAL
	JACKSONVILLE, FL 32246-4241, US	Apr 22, 2025	1		
BILLING ADDRESS		Apr 23, 2025	12		
5385 N Nob Hill Rd, Sunrise, FL 33351, US		Apr 25, 2025	5		
STATEMENT NUMBER		Apr 30, 2025	12		
IIUSDN1347372563		May 2, 2025	5		
		May 3, 2025	5		
PRINTER	SERIAL NUMBER	May 5, 2025	13		
HP OfficeJet Pro 8025e All-in-One Printer	TH2AP5Q04S	May 6, 2025	8		
		May 7, 2025	11		
ACCOUNT NUMBER	ACCOUNT PLAN	May 8, 2025	17		
8243221048	\$7.99 - 100 Pgs / Mo	May 9, 2025	11	5	
PAGES PRINTED		May 10, 2025		1	21
Regular Pages:	100 - \$7.99	May 13, 2025			11
Rollover Pages:	6 - N/A	May 14, 2025			25
Additional Pages:	224 - \$34.50	May 15, 2025			1
Total Pages Printed:	330	May 16, 2025			1
PAYMENT BALANCE		May 17, 2025			15
Previous billing cycle charges: \$0.00		May 20, 2025			87
Current billing cycle charges:	\$42.49	May 21, 2025			63
Tax:	\$3.19				

^{**} Page counts are not recorded in real time. Printed pages are automatically recorded about once per day and reflected in your Print History on the date they were printed provided that the printer is connected to the Internet (offline), those pages will be recorded on the date the printer comes back online. Pages printed without using Instant Ink cartridges are not recorded.

*** You have additional charges that will appear in the next billing cycle as your printer is currently offline.

**** You have charges from a previous billing cycle because your printer was offline.

\$45.68

Total:

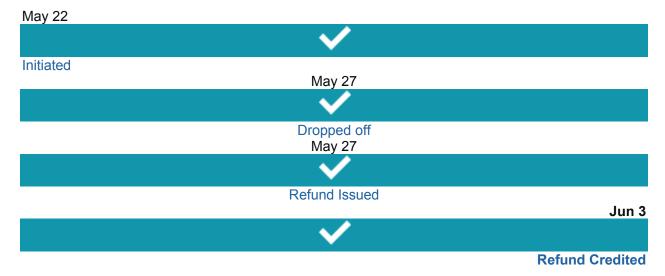
Sign in to review or update your account: instantink.hpconnected.com/us/en
HP Inc., 1501 Page Mill Road, Palo Alto, CA 94304 USA
650-857-1501

Your refund is credited



You're all set!

\$49.00 has been credited to your MasterCard. Don't see your refund yet?



Total refund

\$49.00



\$49.00 refunded to your MasterCard ending in 1515

View invoice



WYNNFIELD LAKES COMMUNITY DEVELOPMENT DISTRICT

Order # WG90152513

PO/Job Name: Pool tools

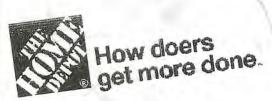
Buy Online Ship To Store

Ordered 5/27/2025 Complete

6/3/2025					
Item Description	Qty	Unit Price	Discount	Net Unit Price	Pre Tax Amount
ONE+ 18V Handheld Cordless Pool Vacuum Cleaner Kit with 2.0 Ah Lithium-lon Battery and Charger and Floor Head	+	\$179.00	\$0.00	\$179.00	\$179.00
SAU 10130433383				Subtotal	\$179.00
				Discount	\$0.00
				Shipping	\$0.0
				Delivery Charge	\$0.00
				Sales Tax	\$0.00
				Order Total	\$179.00

Page 1 of 1

Printed On: June 10, 2025 13:29:26 EDT



JACKSONVILLE, FL 32225 (904)2200822

6365 00015 42794 05/28/25 02:14 PM SALE CASHIER CAMERON

046396053060 RYB40VWSPRBL <A,S> 229.00N RYOBI 40V HP 650CFM WHSPR BLOWER 4AH

229.00 SUBTOTAL SALES TAX

\$229,00 TAX EXEMPT

TAX EXEMPT TOTAL USD\$ 229.00

XXXXXXXXXXXXXXXXXXX1515 MASTERCARD USD\$ 229.00

AUTH CODE 028460/3151774 Mastercard Contactless AID A0000000041010

P.O. #/JOB NAME: POOL 02:14 PM 6365 05/28/25

RETURN POLICY DEFINITIONS
POLICY ID DAYS POLICY EXPIRES ON 08/26/2025



Final Details for Order #113-4415729-6469066

Order Placed: May 28, 2025 PO number: Supplies

Amazon.com order number: 113-4415729-6469066

Order Total: \$76.19

Business order information

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Shipped on May 29, 2025

Items Ordered Price

\$35.35 1 of: Hasanbar HH1506COMP Standard Fine Bag for Hammer-Head Swimming Pool Cleaner Bag, Pool Vacuum Fine Bag, 100

Micron Debris

Mesh Bag with Cleat

Sold by: Hasanbar (seller profile)

Business Price Condition: New

1 of: ToughBag 55 Gallon Trash Bags Heavy Duty (100 Count) - 50-60 Gallon Black Garbage Bags, Large Trash Bags - 38 x 58" \$40.84

- Made in USA

Sold by: Shop-Square (seller profile)

Business Price Condition: New

United States

Shipping Address: Item(s) Subtotal: \$76.19

lina Hernandez Shipping & Handling: \$2.99 12319 WYNNFIELD LAKES DR

Free Shipping: -\$2.99 JACKSONVILLE, FL 32246-4241

United States

Total before tax: \$76.19 Sales Tax: \$0.00

Total for This Shipment: \$76.19

Payment information

Payment Method: Item(s) Subtotal: \$76.19

MasterCard | Last digits: 1515 Shipping & Handling: \$2.99

Promotion applied: -\$2.99 Billing address

Wynnfield Lakes CDD

5385 N NOB HILL RD Total before tax: \$76.19

SUNRISE, FL 33351-4761 Estimated Tax: \$0.00

Grand Total: \$76.19

To view the status of your order, return to Order Summary .

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Give us feedback @ survey.walmart.com Thank you! ID #:7VPD5QDPHK2 Walmart > ...

WM Supercenter 904-223-0772 Mgr: JERIMANE 13490 BEACH BLVD JACKSONVILLE FL 32224

ST# 01172 OP# 003475 TE# 23 TR# # ITEMS SOLD 14	
TC# 9811 2617 4222 3792 043	
FUN POPS 007104120360 F	11.92 0
SC 1002 15PK 06B11317B113 F 9 AT 1 FOR 250 GV 91N300CTP 007B74230009 6V 500 FM NP 007B74223341	22.50 0 12.88 0 3.48 0
** VOLDED ENIRY ** SC 100Z 15PK 068113178113 F SUBTOTAL TOTAL	2.50-0 48.28 48.28 48.28
MCARD TEND **** **** **** APPROVAL # 029520 REF # U06601114063 AID A0000000041010	6505 Î 1
AAC BOEAB/AED/3/24/B TERMINAL # 52416498 *NO SIGNATURE REQUIRED 05/29/25 13:04:26	0.00
CUSTOMER COPY Get free deliv	
from this stor	re



Get free delivery from this store
with Walmart+ from this store

Scan for 30-day free trial.

05/29/25

13:04:37



Final Details for Order #113-6873494-1495463

Order Placed: May 28, 2025 PO number: Supplies

Amazon.com order number: 113-6873494-1495463

Order Total: \$137.31

Business order information

Location: DSD - Wynnfield Lakes

GL code: 59010 Pass Thru-DSD, DPFG, Fac

Billable / Non-Billable: Non-Billable

Cost center: Northeast

Shipped on May 28, 2025

Items Ordered Price

\$34.50 1 of: Tork Everwipe Mobile Wet Wipe Buckets White, Resealable, Bucket Compatible with Everwipe Wipes Roll, 2 buckets, 192811

10-BKT-2)

Sold by: Amazon (seller profile)

Business Price Condition: New

Shipping Address: Item(s) Subtotal: \$34.50

lina Hernandez Shipping & Handling: \$0.00

12319 WYNNFIELD LAKES DR

JACKSONVILLE, FL 32246-4241

United States Total before tax: \$34.50

> Sales Tax: \$0.00

Shipping Speed:

Delivery in fewer trips to your address **Total for This Shipment:** \$34.50

Shipped on May 29, 2025

Items Ordered Price

\$12.99 1 of: Ebrmeiwo 2 Pcs W400BWHP Vacuum Safety Lock, Swimming Pool Wall Accessory Replacement, for Pool Suction Cleaners

Sold by: Ebrmeiwo (seller profile)

Business Price Condition: New

Shipping Address: Item(s) Subtotal: \$12.99

lina Hernandez \$0.00

Shipping & Handling: 12319 WYNNFIELD LAKES DR

JACKSONVILLE, FL 32246-4241

Total before tax: **United States** \$12.99

Sales Tax: \$0.00

Shipping Speed:

Delivery in fewer trips to your address **Total for This Shipment:**

\$12.99

Shipped on May 29, 2025

Items Ordered Price

1 of: Freshnaps Wet Wipes Bulk - 4 x 800 Count Refill Bags (3200 Commercial Disposable Wipes) Value Pack - For Upward Pull

\$89.82

penser Ideal For Public Use

Sold by: Innovent Inc (seller profile)

Business Price Condition: New

Shipping Address: Item(s) Subtotal: \$89.82

lina Hernandez

Shipping & Handling:

12319 WYNNFIELD LAKES DR

\$0.00

JACKSONVILLE, FL 32246-4241 **United States**

Total before tax:

\$89.82

Sales Tax:

\$0.00

Shipping Speed:

\$89.82

Delivery in fewer trips to your address

Total for This Shipment:

Payment information

Payment Method: Item(s) Subtotal: \$137.31 MasterCard | Last digits: 1515

Shipping & Handling: \$0.00

Billing address

Total before tax: \$137.31

Wynnfield Lakes CDD 5385 N NOB HILL RD SUNRISE, FL 33351-4761

Estimated Tax: \$0.00

United States

Grand Total: \$137.31

Credit Card transactions

MasterCard ending in 1515: May 29, 2025: \$137.31

To view the status of your order, return to Order Summary.

Conditions of Use | Privacy Notice © 1996-2020, Amazon.com, Inc.



12721 ATLANTIC BLVD JACKSONVILLE, FL 32225 (904)2200822

6365 00061 56376 05/30/25 10:55 AM SALE CASHIER MICHAEL

820909909262 PLIERS SET <A> 24.97N HUSKY 3PC LOCKING PLIERS SET

> SUBTOTAL 24.97 SALES TAX 0.00

TAX EXEMPT

TOTAL \$24.97

XXXXXXXXXXXX1515 MASTERCARD

USD\$ 24.97

AUTH CODE 03089Q/1617305

ТΔ

Contactless

AID A000000041010 Mastercard

P.O.#/JOB NAME: TOOLS

6365 05/30/25 10:55 AM

6365 61 56376 05/30/2025 7397

RETURN POLICY DEFINITIONS

POLICY ID DAYS POLICY EXPIRES ON 1 90 08/28/2025

TELL VS A POINT YOUR EXHEREN

Marco's Pizza

MEDERA HOW

Jacksonville, FL 32246 (904) 635-2322

100

Phone Take-Out

DUPLICATE

Order Date: 05/23/2025 Business Date: 05/31/2025

FUTURE ORDER 05/31/2025 10:45 AM

Taken By: Donald 05/23/2025 03:59:09 PM Transaction No: 184175017

Item	QTY	Price
Build Your Own	od sloc 7 50	109.06
Large and some	Mono Up	2119
Pepperoni	do email in	707
(7) Manager Discount	mayer intre	
Build Your Own Large	t Vermin	94.43
(7) Manager Discount	Annual States	-38 29
Su	btotal:	203.49
Disc	counts:	-82.49
Order	Total:	121.00
	Total:	121.00
Amour	it Due:	121.00

Tell Marco's about your experience! Scan the QR code and complete our survey within 7 days to receive an offer code for one order of free CheezyBread when you spend at least \$10 on menu-priced items.



Offer code will be sent via email upon survey completion and will be valid for 30 days. Not combinable with other offers or codes. See email for all applicable terms

Publix

Kernan Square Shopping Center 12620 Beach Boulevard Jacksonville, FL 32246 Store Manager: Saneathia McIntyre 904-564-3580



0644 5WQ 010 834

 ICE 16 LB
 4 @ 5.99
 23.96 T F

 Order Total
 23.96

 Sales Tax
 1.80

 Grand Total
 25.76

 Credit
 Payment
 25.76

 Change
 0.00

Receipt ID: 0644 5WQ 010 834

PRESTO!

Trace #: 014830

Reference #: 0915866363 Acct #: XXXXXXXXXXXXXX6505 Purchase Mastercard Amount: \$25.76

Amount: \$25.76 Auth #: 03148Q

CREDIT CARD A00000000041010 Entry Method:

Mode:

PURCHASE Mastercard Cntctless Issuer

Your cashier was Katie W.

05/31/2025 10:06 S0644 R101 0834 C0280

Join the Publix family!
Apply today at apply.publix.jobs.
We're an equal opportunity employer.

Publix Super Markets, Inc.





Phone: Fax: 919-387-0010 919-387-0690

Billing Inquiry:

arumfelt@blandlandscaping.com

P.O. Box 727 Apex, NC 27502

BILL TO

Wynnfield Lakes CDD 12319 Wynnfield Lakes Drive Jacksonville, FL 32246

Phone:

PROPERTY ADDRESS

Wynnfield Lakes 12319 Wynnfield Lakes Drive Jacksonville, FL 32246

INVOICE

322992

INVOICE DATE

06/13/2025

APPROVED

By lihernandez at 11:46 am, Jun 18, 2025

INVOICE	TEI	RMS	
06/13/2025	NET 30		
DESCRIPTION		PRICE	
06/06/2025: WORK ORDER: 139564 05-21-25 Irrigation Inspection Repairs		\$1,283.72	
	INVOICE GRAND TOTAL	\$1,283.72	

PROPERTY 10949 **AMOUNT** \$1,283.72

INVOICE 322992

INVOICE DATE 06/13/2025



Remit to:

Bland Landscaping Co. Inc. P.O. Box 727 Apex, NC 27502



INVOICE

Fidelity Security Operations 8081 Philips Hwy Ste 12 Jacksonville, FL 32256 admin@FSOFL.com +1 (904) 770-5111 https://fsofl.com/



\$2,700.00

Bill to

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

Invoice details

Invoice no.: 25-262

Terms: Net 30

Invoice date: 06/02/2025 Due date: 07/02/2025

APPROVED

By lihernandez at 11:57 am, Jun 18, 2025

Total

#	Date	Product or service	Description	Qty	Rate	Amount
	05/24/2025	Unarmed Officer	Hours of Guard Service for the Week	48	\$27.00	\$1,296.00
_,	05/26/2025	Unarmed Officer	Holiday Hours for Memorial Day	8	\$40.50	\$324.00
	05/31/2025	Unarmed Officer	Hours of Guard Service for the Week	40	\$27.00	\$1,080.00

Ways to pay







Wynnfield Lakes Cdd

475 W Town PI Ste 114

St Augustine, FL 32092-3649

FLORIDA PEST CONTROL A RENTOKIL COMPANY PO BOX 740608 CINCINNATI, OH 45274-0608 904-396-5805

Wynnfield Lakes Cdd 12319 WYNNFIELD LAKES DR JACKSONVILLE, FL 32246-4241

Invoice # 76471102

Invoice 04/01/2025 Date: Tuesday

Time: 09:19 AM

Time In/Out: 09:19 AM - 09:51 AM

Bill-To: 2750388 Location: 2750388

Technician: Russell Phoenix

\$45.00

Service Description	Quantity		Price	
PEST CONTROL MAINTENANCE	1.00		\$45.00	
		SUBTOTAL	\$45.00	
APPROVED		TAX	\$0.00	
	40.000	AMT PAID	\$0.00	
By linernandez at 11:4/ am, Jun 1	18, 2025	TOTAL	\$45.00	
By lihernandez at 11:47 am, Jun	18, 2025	• • • • • • • • • • • • • • • • • • • •	=	

Performed visual inspection, treated exterior for general pest prevention. No termite activity found at time of service. Thank you for your business.

Payment Receipt. Please Return with Payment Remittance

Bill-To: Wynnfield Lakes Cdd

475 W Town PI Ste 114

St Augustine, FL 32092-3649

Account #: 2750388

PO Number:

AMOUNT DUE

Date: 04/01/2025

Invoice #: 76471102

Terms: NET 30

Technician: Russell Phoenix

Amount Paid:

Check No.:

Remit-To: FLORIDA PEST CONTROL

A RENTOKIL COMPANY

PO BOX 740608

CINCINNATI, OH 45274-0608

904-396-5805

Invoice may reflect a small increase based on the annual increase in

service cost

INVOICE

Goose Masters of Northeast Florida 1820 State Road 13 N Ste 1146

Saint Johns, FL 32259-8856

colleen@goosemasters.com +1 (904) 806-0620 Goosemasters.com



180-Wynnfield Lakes Subdivision Bill to

Lina Hernandez Vesta Property Service Vesta Property Services c/o Wynnfield Lakes Drive 12319 Wynnfield Lakes Drive Jacksonville, FL 32246

Invoice details

Invoice no.: 180-0625 Invoice date: 06/25/2025 Due date: 07/25/2025

APPROVED

By lihernandez at 12:02 pm, Jun 18, 2025

Product or service	duct or service Description			Amount
40000.00000000000000000000000000000000	мит— « _{ке} т» гу уургаалынын түүлүү катанын түүлүү катататын түүлүү кататын катынын катын кылууулын каты түүлүү	e communication straight graphs in the communication where the company and against	······································	10°4° 10°14° 10° 10° 10° 10° 10° 10° 10° 10° 10° 10
1	Goose Control Service	4	\$300.00	\$1,200.00
	·			
		Total	\$	1,200.00



INVOICE

Invoice # 12526 Date: 06/16/2025 Due On: 07/16/2025

P.O. Box 6386 Tallahassee, Florida 32314 United States

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

Wynnfield Lakes CDD - 01 General

Type	Attorney	Date	Notes	Quantity	Rate	Total
Service	MGH	05/02/2025	Analyze draft agenda for upcoming Board meeting and identify legal items needed.	0.20	\$285.00	\$57.00
Service	LG	05/03/2025	Prepare options for budget approval resolution.	0.40	\$330.00	\$132.00
Service	MGH	05/05/2025	Analyze Koehn landscaping agreement in light of acquisition by Bland; prepare contract assignment to Bland Landscaping.	0.70	\$285.00	\$199.50
Service	LG	05/05/2025	Review Koehn agreement assignment document.	0.20	\$330.00	\$66.00
Service	LG	05/06/2025	Review draft agenda; attend agenda planning call; review HOA rules regarding fishing.	0.80	\$330.00	\$264.00
Service	MGH	05/06/2025	Analyze existing policies, similar policies at other Districts, and homeowners' association documents, to further evaluate potential fishing policy updates and limitations.	0.70	\$285.00	\$199.50
Service	MGH	05/06/2025	Prepare for and attend agenda planning call with District staff.	0.30	\$285.00	\$85.50
Service	SH	05/07/2025	Monitor legislation affecting District and provide newsletter summary of same.	0.20	\$285.00	\$57.00
Service	MGH	05/07/2025	Analyze HOA documents provided by onsite staff to further investigate and	0.40	\$285.00	\$114.00

			confirm fishing policies.			
Service	LG	05/19/2025	Review agenda and prepare for Board meeting.	0.60	\$330.00	\$198.00
Service	MGH	05/20/2025	Analyze updates from District Engineer regarding erosion repair project plans for RFP.	0.10	\$285.00	\$28.50
Service	LG	05/21/2025	Follow up on status of HOA fishing policies; review information regarding food on pool wet deck.	0.40	\$330.00	\$132.00
Service	CD	05/22/2025	Analyze email from District Staff; Email to District Manager requesting executed copy of Landscape Agreement Assignment	0.20	\$180.00	\$36.00
Service	LG	05/23/2025	Review and revise budget notice.	0.20	\$330.00	\$66.00
Service	CD	05/23/2025	Analyze email from District staff; Revise Notice of Fiscal Year 2026 Budget Hearing and transmit to District Manager.	0.40	\$180.00	\$72.00
Service	AH	05/27/2025	Prepare updates to district file regarding executed landscaping agreement assignment.	0,20	\$180.00	\$36.00
Non-billa	ıble entrie:	5				
Service	LG	05/07/2025	Review HOA rules regarding fishing.	0.30	\$330.00	\$99.00
***************************************	er aver en verein er verein ander en de en verein aver de		announce to the second of a more consistent of the second		Total	\$1,743.00

Detailed Statement of Account

Current Invoice

Invoice Numi	per Due On	Amount Due	Payments Received Bala	ince Due
12526	07/16/2025	\$1,743.00	\$0.00	\$1,743.00
haldered as the amount of the control of the contro		жения жения на	Outstanding Balance	\$1,743.00
			Total Amount Outstanding	\$1,743.00

Please make all amounts payable to: Kilinski | Van Wyk PLLC

Please pay within 30 days.

KILINSKI | VAN WYK Kilinski | Van Wyk PLLC

INVOICE

Invoice # 12527 Date: 06/16/2025 Due On: 07/16/2025

P.O. Box 6386 Tallahassee, Florida 32314 United States

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

Wynnfield Lakes CDD - 03 Erosion Repair Project

Туре	Attorney	Date	Notes	Quantity	Rate	Total
Service	LG	05/03/2025	Follow up on status of plans for RFP package.	0.10	\$330.00	\$33.00
Service	LG	05/08/2025	Confer with engineer and district manager regarding timing and cost of erosion repair project; send language for engineer's report.	1.40	\$330.00	\$462.00
Service	MGH	05/08/2025	Analyze and evaluate strategy and timeline for erosion repair project pricing and financing.	0.30	\$285.00	\$85.50
Service	LG	05/18/2025	Follow up on status of engineering plans for erosion RFP.	0.20	\$330.00	\$66.00
Service	LG	05/28/2025	Review updated plans for erosion repair RFP; confer with engineer and district manager regarding revised bid timeline.	0.60	\$330.00	\$198.00
Non-billa	ible entries					
Service	MGH	05/21/2025	Review and analyze draft Engineer's Report and Supplemental Engineer's Report for erosion repair and related projects.	0.40	\$ <u>285.00</u>	\$114.00
Service	MGH	05/28/2025	Analyze additional correspondence regarding timeline and procedure for financing of erosion repair and related projects.	0.20	\$285.00	\$ 57.00

Total \$844.50

Detailed Statement of Account

Current Invoice

Invoice Num	ber Due On .	Amount Due	Payments Received Bala	nce Due
12527	07/16/2025	\$844.50	\$0.00	\$844.50
emones (mediges) — Il (1886 per se commercial) en circulatura (1947 per se	от столожения по в водинения и столожения в с едения в сторожения в сторожения в сторожения в сторожения в сторож	and the second section of the second second second second section second section second second second second se	Outstanding Balance	\$844.50
			Total Amount Outstanding	\$844.50

Please make all amounts payable to: Kilinski | Van Wyk PLLC

Please pay within 30 days.

KVV KILINSKI | VAN WYK Kilinski | Van Wyk PLLC

INVOICE

Invoice # 12528 Date: 06/18/2025 Due On: 07/18/2025

P.O. Box 6386 Tallahassee, Florida 32314 United States

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

Wynnfield Lakes CDD - 101 Monthly Meeting

Туре	Attorney	Date	Notes	Quantity	Rate	Total
Expense	KB	05/21/2025	Travel: Mileage - LG.	78.33	\$0.67	\$52.48
Expense	KB	05/21/2025	Travel: Hotel - LG.	1.00	\$56.70	\$56.70
Expense	КВ	05/21/2025	Travel: Meals - LG.	1.00	\$7.24	\$7.24
Service	LG	05/21/2025	Monthly flat fee: Board meeting for May.	1,00	\$1,800.00	\$1,800.00
Non-billa	ble entries		All Constitution For Station Recognition			
Service	LG	05/21/2025	Travel to and attend Board meeting.	4.50	\$330.00	\$1,485.00
					Total	\$1,916.42

Detailed Statement of Account

Current Invoice

Invoice Num	ber Due On	Amount Due	Payments Received Bala	ance Due
12528	07/18/2025	\$1,916.42	\$0.00	\$1,916.42
gilandi di Ajesseder deserbir i Merellikoloffen og hjelde delangs som er kant dela skiller for der der element	and the Changes and the county of the Changes of th	Managadona (Aldersona) (Alders	Outstanding Balance	\$1,916.42
			Total Amount Outstanding	\$1,916.42

Please make all amounts payable to: Kilinski | Van Wyk PLLC



Invoice

Date Invoice#

6/1/2025 131295629052

1707 Townhurst Dr. Houston TX 77043 (800) 858-POOL (7665) www.poolsure.com

Terms	NI_+ 20
lerms	Net 70
	1466 20
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I NII Date	(6/7)/////5
Due Date	0/21/2023
	And the second s
PO#	

BIII To

Wynnfield Lakes CDD 12319 Wynnfield Lakes Jacksonville FL 32246

Ship To Wynnfield Lakes CDD 12319 Wynnfield Lakes Jacksonville FL 32246

LATE FEE: This constitutes notice under the truth in lending act that any accounts remaining unpaid after the due date are subject to 1 1/2% per month late charge and attorney fees

Item	Description	Qty	Units	Amount
WM-CHEM-BASE	Water Management Seasonal Billing Rate	1	ea	\$1,373.94

Subtotal Tax **APPROVED** Total By lihernandez at 9:45 am, Jun 06, 2025

Amount Paid/Credit Applied

\$0.00

\$1,373.94 \$0.00

\$1,373.94

\$1,373.94 **Balance Due**

Click Here to Pay Now





1 of 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

Bill

To: Wynnfield Lakes CDD

> c/o Vesta Property Services 12319 Wynnfield Lake Drive Jacksonville, FL 32246

INVOICE

Page: 1

Invoice Number: Invoice Date: PSI170761

6/1/2025

Ship

Wynnfield Lakes CDD

c/o Vesta Property Services 12319 Wynnfield Lake Drive Jacksonville, FL 32246

Unit Price

United States

12907

Ship Via

Ship Date 6/1/2025

Due Date 7/1/2025 Net 30

Terms

P.O. Number P.O. Date

1

Quantity

Total Price

Annual Maintenance June Billing

Item/Description

6/1/2025 - 6/30/2025

Lake 1

Lake 2

Lake 3

Lake 4

Lake 5

Lake 6

Lake Front

Lake-ALL

Fountain 1 Fountain 2

Fountain 3

Customer ID

6/1/2025

Our Order No.

772.00 772.00

APPROVED

Unit

By lihernandez at 11:47 am, Jun 18, 2025

Order Qty

1



Invoice

Invoice # Date 426805 06/01/2025

Terms

Net 30

Due Date

07/01/2025

Memo

Monthly Fees

Bill To

Wynnfield Lakes CDD c/o GMS LLC 475 West Town Place, Suite 114 St. Augustine FL 32092

Vesta Property Services, Inc. 245 Riverside Avenue Suite 300

Jacksonville FL 32202

Description	Quantity	Rate	Amount
Field Op Management	1	2,391.67	2,391.67
Amenity Management	1	6,743.75	6,743.75
Facility Attendants	1	1,020.83	1,020.83
General Facility Maintenance]	1,561.67	1,561.67
Pool Maintenance Janitorial		1,251.83 789.17	1,251.83 789.17
Janitonai		709.17	709.17
			y a persona and commended advantable of the linear community and described and and

Total

13,758.92



VVOICE

To view your Insert Click the link below: INSERT1

Customer ID:

Customer Name: Service Period: Invoice Date: Invoice Number:

WYNNFIELD LAKES CDD 06/01/25-06/30/25 05/27/2025 9739671-2224-1

28-16690-73007

How to Contact Us

Visit 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

Jun 26, 2025

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

\$289.12

If payment is received after 06/26/2025: \$ 296.35

Previous Balance

289.64

Payments

(289.64)

Adjustments

0.00

Current Invoice Charges

289.12

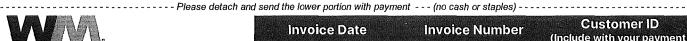
Total Account Balance Due

289.12

IMPORTANT MESSAGES

***WM only sells services online through our own website at wm.com. WM does not sell any services through other on-line marketplaces. To arrange services for your business or home, visit wm.com directly.

30



WASTE MANAGEMENT INC. OF FLORIDA WM OF JACKSONVILLE PO BOX 3020 MONROE, WI 53566-8320 (904) 260-1592 (866) 381-9369

Invoice	e Date	Invoice Number	Customer ID (Include with your payment)
05/27/	2025	9739671-2224-1	28-16690-73007
Payment	t Terms	Total Due	Amount
Total Due by	06/26/2025	\$289.12	The state of the s
If Received afte	er 06/26/2025	\$296.35	

*** DO NOT PAY-AUTOMATIC PAYMENT WILL BE PROCESSED *** Your bank account will be drafted \$289.12.

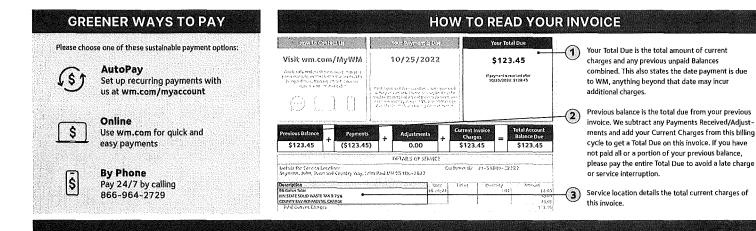
2224000281669073007097396710000002891200000028912 4

I0290C44

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**

DETA	ILS OF SERVICE			
Details for Service Location: Wynnfield Lakes Cdd, 12319 Wynnfield Lakes Dr, Jack 32246	-	Customer ID:	28-16690-730	007
Description	Date	Ticket	Quantity	Amount
Gate Service 1X Week	06/01/25		1.00	12.96
6 Yard Dumpster 1X Week	06/01/25		1.00	202.55
Energy Surcharge				31.61
DUVAL CM 17% FRANCHISE FEE				42.00
Total Current Charges				289.12



New Payment Platform

Here are more details about our enhanced online bill-pay system. Powered by Paymentus, the platform will provide more options and flexibility when managing and paying your bills.



Expanded payment options.

Pay with PayPai, Apple Pay, or Google Pay; via secure direct debit from a bank account; or by credit or debit card.

Anytime, anywhere payments.

Same great 24/7 availability so you can make payments when convenient or set it and forget it with AutoPay.

Complete Hub for account activity.

Continue to view and manage your bills directly from My WM (wm.com/mywm).

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.

☐ Check Here to Change Contact Info	☐ Check Here to Sign Up for Automatic Payment Enrollment		
List your new billing information below. For a change of service address, please contact WM .	If I enroll in Automatic Payment services, I authorize WM to pay my invoice by electronically deducting money from my bank account. I can cancel authorization by notifying WM at		
Address 1	wm.com 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		
Address 2	payment until page one of your invoice reflects that your payment will be deducted.		
City			
State	Email		
Zip	Date		
Email	Bank Account		
Date Valid	Holder Signature		

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.